

Key: 7563

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.791

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|------------------|--|--|--|
| BLAISDELL LYNNE 23 PRISCILLA WAY BREWSTER, MA 02631 | | | | 95-127-0 | | | | 23 PRISCILLA WAY | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| BLAISDELL LYNNE | | | | 06/29/2004 | H | 217,500 | 18773-061 | | | | |
| WHEELER CLAYTON A JR ETA | | | | 10/28/2003 | H | | N/A-N/A | | | | |
| WHEELER ETHEL D | | | | 01/21/1974 | XX | 34,000 | 1993-267 | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|--------|---------------|--------------|--------|------------|----|--------|-----|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| | | 12 | CYCLICAL NON | | 03/01/2013 | SF | 100 | 100 |

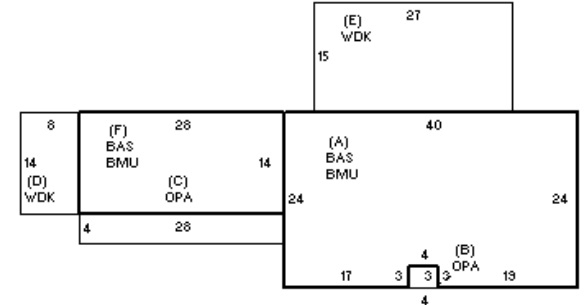
LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|---------|
| 100 | S | 41,847 | 13 | 1.00 | A | 1.00 | A | 1.00 | 219,200 | 1.27 | A | 1.00 | R03 | 1.00 | | | 268,280 |

| TOTAL | 41,847 SF | ZONING | RR | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-----------|--------|--------------|----------------|----------------|----------|---------|----------|
| Nbhd | NBHD 13 | NOTE | LAND | 268,300 | 253,100 | | | |
| St Ind | AVERAGE | | BUILDING | 313,200 | 295,600 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 581,500 | 548,700 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/22/2020 | TCK |
|----------|----|------|-----------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 10/22/2020 | EST |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 12/4/2020 | MR |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

BLDG COMMENTS

LOADING

| YEAR BLT | 1973 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 447,410 |
|---------------|-------|------------|---------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|
| NET AREA | 1,340 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,340 | | 54.34 | 72,814 | CONDITION ELEM | CD |
| \$NLA(RCN) | \$334 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLE | 1.00 | + | BAS | L | BASE AREA | 1,340 | 1973 | 246.50 | 330,310 | EXTERIOR | A |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | OPA | N | OPEN PORCH | 124 | | 50.00 | 6,200 | INTERIOR | A |
| | | | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | + | WDK | N | WOOD DECK | 517 | | 39.20 | 20,266 | KITCHEN | A |
| | | | | FLOOR COVER | 3 | W/W CARPET | 1.00 | | BMG | O | BSMT GARAGE | 1 | | 4,447.00 | 4,447 | BATHS | A |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | F12 | O | FPL 1S 2OP | 1 | | 9,473.00 | 9,473 | HEAT/ELEC | A |
| | | | | HEATING/COOL | 2 | HOT WATER | 1.00 | | | | | | | | | | |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | | | | | | | | | | |
| CAPACITY | | UNITS | ADJ | | | | | | | | | | | | | | |
| STORIES | | 1 | 1.00 | | | | | | | | | | | | | | |
| ROOMS | | 5 | 1.00 | | | | | | | | | | | | | | |
| BEDROOMS | | 2 | 1.00 | | | | | | | | | | | | | | |
| BATHROOMS | | 1 | 1.00 | | | | | | | | | | | | | | |
| FIXTURES | | 3 | \$3,900 | | | | | | | | | | | | | | |
| GARAGE SPACES | | 0 | 1.00 | | | | | | | | | | | | | | |
| % BSMT FIN | | 0 | 1.00 | | | | | | | | | | | | | | |
| # 1/2 BATHS | | 0 | 1.00 | | | | | | | | | | | | | | |
| # OF UNITS | | 1 | 1.00 | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1973 / 50 |
| | | | | | | | | | | | | | | | | COND | 30 30 % |
| | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 30 % GD 70 |
| | | | | | | | | | | | | | | | | RCNLD | \$313,200 |