Key: 7594

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,819

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
EWER RAYMOND S & JEAN CROLL 52 NOON HILL AVENUE NORFOLK, MA 02056	108-18-0	114 THOUSAND OAKS DRIVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
EWER RAYMOND S & JEAN CRO	07/19/2004	H	200,000	(173775)
CROLL DAVID H & CROLL ROG	07/19/2004	H		(173774)
CROLL DAVID H & CROLL ROG	09/25/2003	H		(71018)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

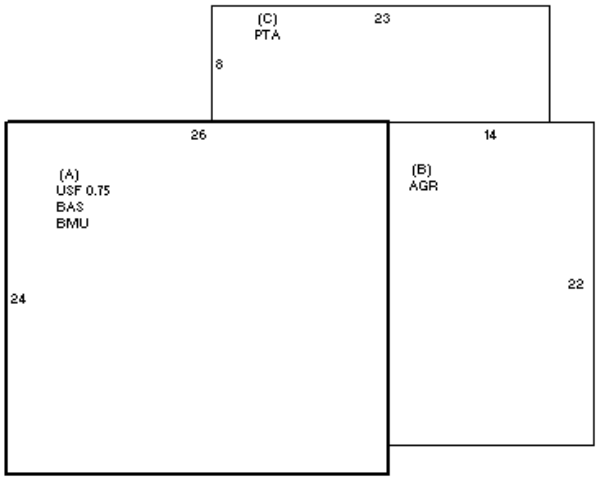
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		12	CYCLICAL NON		05/06/2013	SF	100	100
483	09/05/2008	7	ALTERATIONS	3,700	03/11/2009	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	41,483	13 1.00	A 1.00	A 1.00	219,200	1.28	A 1.00	R02 1.00			267,660

TOTAL	41,483 SF	ZONING	RL	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	267,700	252,500
BUILDING	257,800	243,600
DETACHED	0	0
OTHER	0	0
TOTAL	**525,500**	**496,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/31/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	12/31/2020	TCK
LIST	9/9/2003	TG
REVIEW	2/17/2021	MR

YEAR BLT	1977	SIZE ADJ	1.000
NET AREA	1,092	DETAIL ADJ	1.000
$NLA(RCN)	$328	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,190
GARAGE SPACES	1	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	6	SALTBOX	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	624		65.42	40,822
A	BAS	L	BASE AREA	624	1977	305.41	190,578
A	USF	L	UPPER STORY FIN	468	1977	195.01	91,265
B	AGR	N	ATT GARAGE	308		44.35	13,660
C	PTA	N	PATIO	184		15.86	2,918
	F21	O	FPL 2S 1OP	1		10,658.60	10,659

TOTAL RCN	358,091

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1977 / 46		
COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72
RCNLD	$257,800		