

Key: 7624

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.849

LEGAL

LAND

DETACHED

BUILDING

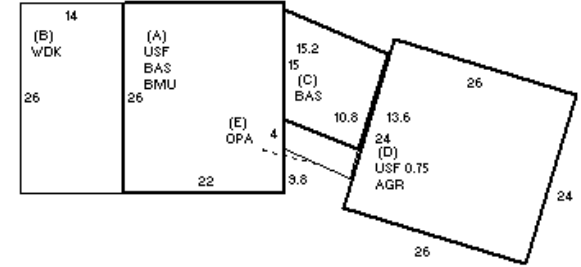
CURRENT OWNER				PARCEL ID				LOCATION			
MCLELLAN PAUL R & MCLELLAN KATHLEEN M TRUSTEES 610 THOUSAND OAKS DRIVE BREWSTER, MA 02631				96-119-0				610 THOUSAND OAKS DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCLELLAN PAUL R & MCLELLAN PAUL R & ROBERT A MCLELLAN ETAL				01/25/2011	F	1	(193466)				
				07/26/1994	A	100	(134516)				
				05/04/1992	A	1	N/A-N/A				

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	%
23-803	07/18/2023	7	ALTERATIONS	4,000	05/17/2024	TCK	100	100
64	02/05/2003	12	CYCLICAL NON		05/08/2013	SF	100	100
648	10/31/2002	2	ADD	100,000	06/09/2004	WH	100	100
494	08/24/1995	9	HVAC	2,800	06/09/2004	WH	100	100
		3	OUT BUILDING	1,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	30,118	13	1.00	A	1.00	A	1.00	219,200	1.61	A	1.00	R02	1.00									244,160

TOTAL	30,118 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	244,200	230,400			
St Ind	AVERAGE		BUILDING	390,000	373,200			
Infl	AVERAGE		DETACHED	1,400	1,400			
			OTHER	0	0			
TOTAL				635,600	605,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X10	1995	80	22.01	1,400



BUILDING	CD	ADJ	DESC	MEASURE	11/5/2020	TCK
MODEL	1		RESIDENTIAL	LIST	11/5/2020	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	6/5/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1982	SIZE ADJ	1.000
NET AREA	1,790	DETAIL ADJ	1.000
\$NLA(RCN)	\$294	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$8,268	
GARAGE SPACES	0	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	3	GAMBREL	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	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	572		70.86	40,530
+	BAS	L	BASE AREA	750	1982	308.32	231,242
+	USF	L	UPPER STORY FIN	1,040	1982	186.92	194,402
B	WDK	N	WOOD DECK	364		41.55	15,125
D	AGR	N	ATT GARAGE	624		39.29	24,517
E	OPA	N	OPEN PORCH	40		53.00	2,120
F21	O		FPL 2S 1OP	1		10,760.10	10,760

TOTAL RCN	526,964
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1982 / 41
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$390,000