

Key: 7643

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.870

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
RICE BERNICE I 108 MAGNET WAY BREWSTER, MA 02631				109-7-0				108 MAGNET WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
RICE BERNICE I				09/16/2013	H		(201439)					
RICE THAD R & BERNICE I				12/03/1993	QS	48,500	(132199)					
RICE THAD R & BERNICE I				12/02/1992	A		1 N/A-N/A					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,135	13	1.00	A	219,200	1.31	A	1.00	R02	1.00	264,840

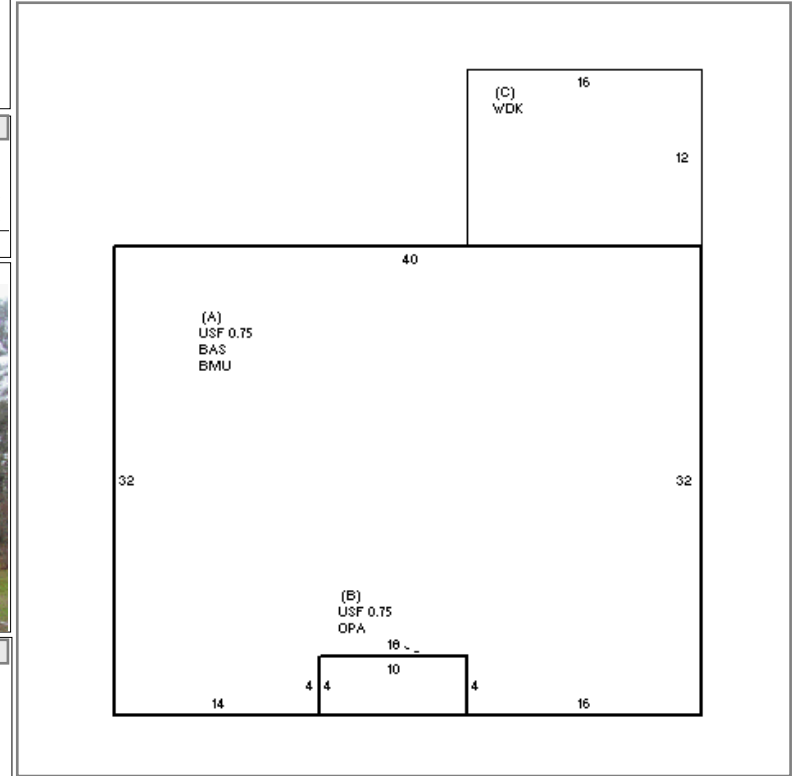
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
24-713	08/19/2024	7	ALTERATIONS	13,800				0
24-79	02/01/2024	7	ALTERATIONS	4,577				0
		14	CYCLICAL GRO		12/21/2020	TCK		100
		12	CYCLICAL NON		05/08/2013	SF		100
23	01/10/1994	5	OTHER	6,000	01/01/1995	RD		100

TOTAL	40,135 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	264,800	249,900
St Ind	AVERAGE		LAND	476,000	455,000			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>740,800</b>	<b>704,900</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
INFO @ DOOR (12/21/20)



BUILDING	CD	ADJ	DESC	MEASURE	12/21/2020	TCK
MODEL	1		RESIDENTIAL	LIST	7/28/2003	TG
STYLE	4	1.02	CAPE [100%]	REVIEW	2/12/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1994	SIZE ADJ	1.000
NET AREA	2,200	DETAIL ADJ	1.000
\$NLA(RCN)	\$270	OVERALL	1.030
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		7	1.00
BEDROOMS		4	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$8,034
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	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	5	VINYL	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,240		55.97	69,401
A	BAS	L	BASE AREA	1,240	1994	253.90	314,830
+	USF	L	UPPER STORY FIN	960	1994	187.43	179,934
B	OPA	N	OPEN PORCH	40		51.50	2,060
C	WDK	N	WOOD DECK	192		40.37	7,752
	F21	O	FPL 2S 1OP	1		10,455.50	10,456
	ODS	O	OUTDOOR SHOWER	1		2,487.50	2,488

TOTAL RCN	594,954
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1994 / 29
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$476,000