

Key: 7676

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.903

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MOHAN STEVEN G & DALLAMORA-MOHAN AMELIA 186 MAGNET WAY BREWSTER, MA 02631				97-141-0				186 MAGNET WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MOHAN STEVEN G &				06/25/1996	P	44,500		(141152)			

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 %
793	10/17/2012	12	CYCLICAL NON ALTERATIONS	1,645	02/13/2013	MR	100 100
15	01/14/1997	5	OTHER	4,000	03/06/1997	BC	100 100
495	10/01/1996	5	OTHER	3,500	03/06/1997	BC	100 100
339	07/10/1996	1	NEW CONSTRUC	104,000	03/06/1997	BC	100 100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	42,566	13	1.00	A	1.00	A	1.00	219,200	1.26	A	1.00	R02	1.00			269,950

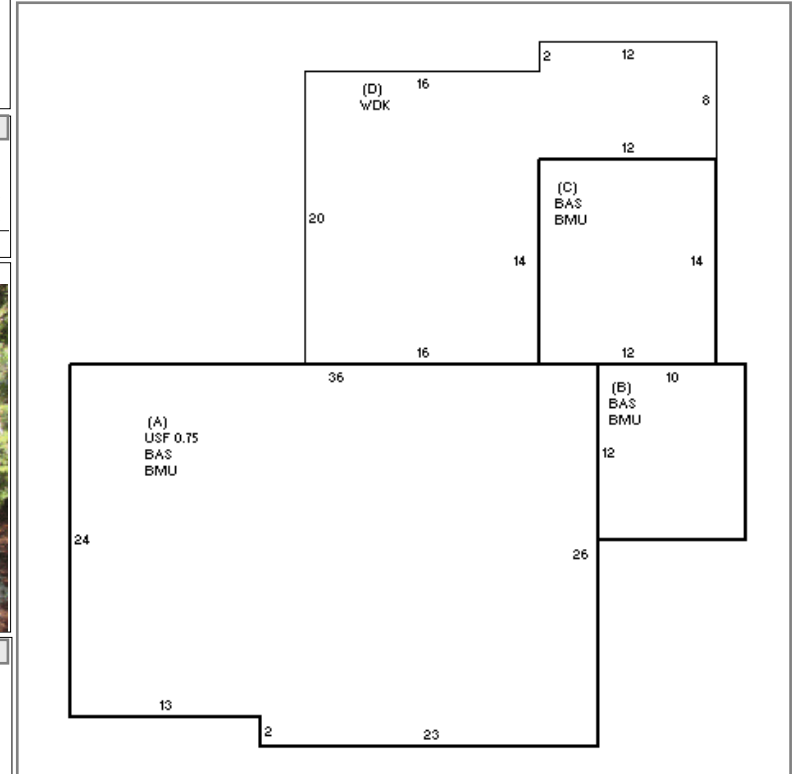
TOTAL	42,566 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	270,000	254,700
St Ind	AVERAGE		LAND	540,500	510,300			
Infl	AVERAGE		DETACHED	1,100	1,100			
			OTHER	0	0			
TOTAL							811,600	766,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X8	2012	64	22.01	1,100



BLDG COMMENTS
INFO @ DOOR 10/15/20

BUILDING	CD	ADJ	DESC	MEASURE	10/15/2020	TCK
MODEL	1		RESIDENTIAL	LIST	2/13/2013	MR
STYLE	4	1.02	CAPE [100%]	REVIEW	10/20/2020	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			



DETAILED

BUILDING

YEAR BLT	1997	SIZE ADJ	1.000
NET AREA	1,881	DETAIL ADJ	1.000
\$NLA(RCN)	\$350	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$9,547
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	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	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
+	BMU	N	BSMT UNFINISHED	1,198		69.11	82,795
+	BAS	L	BASE AREA	1,198	1997	310.77	372,299
A	USF	L	UPPER STORY FIN	683	1997	225.03	153,695
D	WDK	N	WOOD DECK	416		47.98	19,960
	BMG	O	BSMT GARAGE	1		5,443.10	5,443
	F21	O	FPL 2S 1OP	1		12,424.80	12,425
	ODS	O	OUTDOOR SHOWER	1		2,956.00	2,956

TOTAL RCN	659,120
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1997 / 26
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$540,500