

Key: 7687

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.915

LEG
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LAND


CURRENT OWNER				PARCEL ID				LOCATION				
FINE PETER D TRUSTEE PETER D FINE 2022 REVOCABLE TRUST 46 CUNNINGHAM ROAD DEDHAM, MA 02026				97-123-0				393 THOUSAND OAKS DRIVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
FINE PETER D TRUSTEE				11/17/2022	F	1 (231570)						
FINE PETER D				06/14/2013	QS	519,000 (200633)						
PIRRUCCIO VINCENT S				01/20/1984	XX	16,000 (95172)						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	42,153	13	1.00	A	1.00	A	1.00				269,010

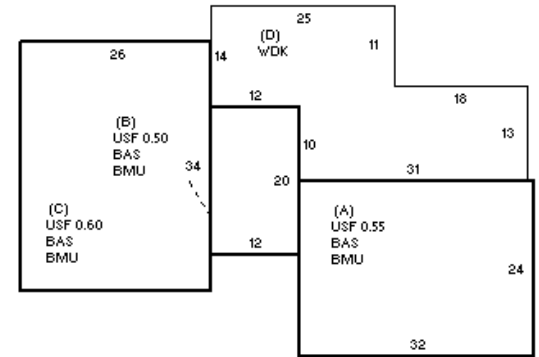
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
606	08/01/2014	7	ALTERATIONS	3,000	06/11/2015	MW	100	100
392	05/31/2007	6	DEMO		05/10/2013	SF	100	100
393	06/26/2003	2	ADD	100,000	07/22/2008	DHT	100	100
262	06/04/1996	3	OUT BUILDING	1,000	06/09/2004	WH	100	100

LAND

TOTAL	42,153 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	269,000	253,800
St Ind	AVERAGE		LAND	804,700	759,900			
Infl	AVERAGE		BUILDING	0	0			
			DETACHED	0	0			
						OTHER	0	0
						TOTAL	1,073,700	1,013,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/04/2020
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/4/2020	TCK
MODEL	1		RESIDENTIAL	LIST	11/4/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	12/22/2020	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

LAND

YEAR BLT	1987	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	981,283
NET AREA	2,964	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,892		62.19	117,662		
\$NLA(RCN)	\$331	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	768	1987	289.03	221,979		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	422	1987	219.97	92,828		
				ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,124	2003	289.04	324,875		
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UPPER STORY FIN	650	2003	219.97	142,982		
				INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	714		48.90	34,914		
				HEATING/COOL	9	WARM/CL AIR	1.03		BMG	O	BSMT GARAGE	2		3,858.85	7,718		
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		12,662.40	12,662		
									MST	O	MAS/METAL STACK	1		6,270.70	6,271		
									ODS	O	OUTDOOR SHOWER	1		3,012.50	3,013		
																EFF.YR/AGE	1997 / 26
																COND	18 18 %
																FUNC	0
																ECON	0
																DEPR	18 % GD 82
																RCNLD	\$804,700