

Key: 7693

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.921

LEGAL

CURRENT OWNER						PARCEL ID				LOCATION			
SOTOLOTTO MARIO C						97-120-0				309 THOUSAND OAKS DRIVE			
309 THOUSAND OAKS DRIVE						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
BREWSTER, MA 02631						SOTOLOTTO MARIO C				05/02/2017	QS	390,000	(212760)
						HART JENNIFER ALTSCHUL TR				10/06/2010	F	1	(192613)
						HART JENNIFER A				02/19/2009	QS	305,000	(187957)

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	%
	05/02/2017	16	MLS REVIEW	390,000	07/05/2018	JMG	100	100
		12	CYCLICAL NON		05/07/2013	SF	100	100

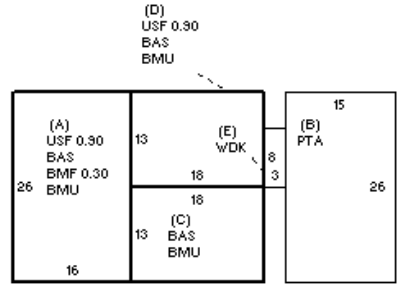
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	41,626	13	1.00	A	1.00	A	1.00	219,200	1.28	A	1.00	R02	1.00			267,910

DETAILED

TOTAL	41,626 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	267,900	252,800
St Ind	AVERAGE		BUILDING	346,800	331,800			
Infl	AVERAGE		DETACHED	1,800	1,800			
			OTHER	0	0			
						TOTAL	616,500	586,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		120	21.39	1,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/3/2020	TCK
MODEL	1		RESIDENTIAL	LIST	5/21/2013	SF
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/21/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	450,388			
NET AREA	1,469	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	884		61.95	54,764	CONDITION ELEM	CD			
\$NLA(RCN)	\$307	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	125		42.35	5,294	EXTERIOR	G			
				ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	884	1984	289.88	256,258	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	585	1984	195.01	114,082	KITCHEN	A			
				FLOOR COVER	2	SOFTWOOD	1.00	B	PTA	N	PATIO	390		14.19	5,535	BATHS	A			
				INT FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	24		41.17	988	HEAT/ELEC	A			
				HEATING/COOL	1	FORCED AIR	1.00		MST	O	MAS/METAL STACK	1		5,278.40	5,278					
				FUEL SOURCE	2	GAS	1.00													
																	EFF.YR/AGE	1987 / 36		
																	COND	23 23 %		
																	FUNC	0		
																	ECON	0		
																	DEPR	23	% GD	77
																	RCNLD	\$346,800		