

Key: 7714

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.942

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GENGRAS GEOFFREY B & DEBORAH P BOX 1301 BREWSTER, MA 02631				96-106-0				20 QUASONS PATH			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GENGRAS GEOFFREY B & DEBO				06/12/2015	QS	415,000	(206506)				
O'DONNELL SEAN M &				07/31/2006	QS	519,000	(180746)				
BRATTLOF RICHARD & PATRIC				03/20/1987	XX	185,000	(110096)				

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	%
936	11/12/2015	1	NEW CONSTRUC		04/19/2016	WFF	100	100
936	11/12/2015	1	NEW CONSTRUC	25,000	04/19/2016	WFF	100	100
		12	CYCLICAL NON		03/21/2007	JH	100	100

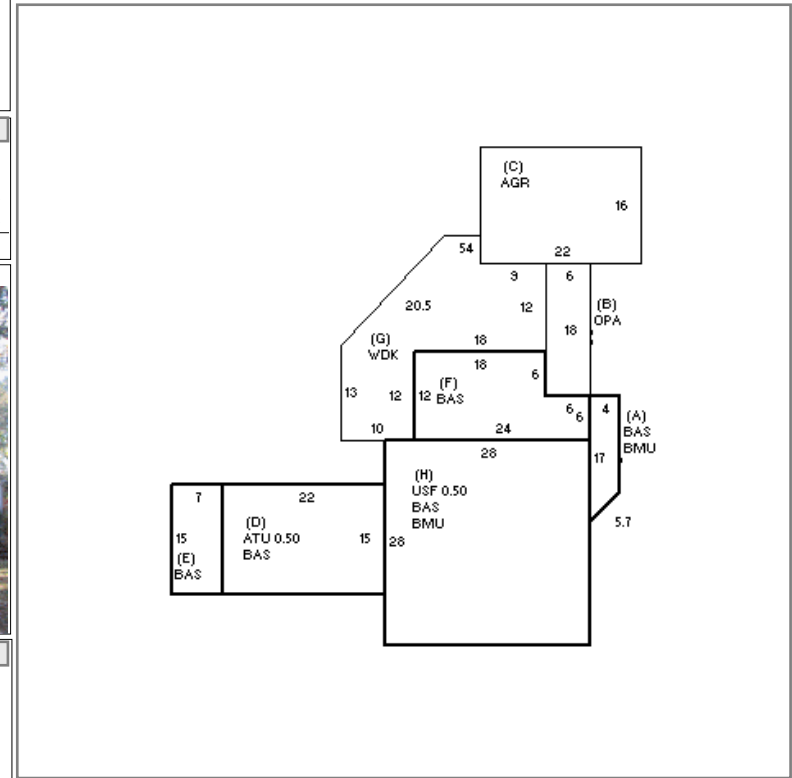
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,008	13	1.00	A	1.00	A	1.00				233,350

TOTAL	25,008 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	233,400	220,200
St Ind	AVERAGE		BUILDING	566,800	542,200			
Infl	AVERAGE		DETACHED	500	500			
			OTHER	0	0			
						TOTAL	800,700	762,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	50 0.50 10X10		100	10.35	500



BLDG COMMENTS
INFO @ DOOR (10/23/20)



BUILDING	CD	ADJ	DESC	MEASURE	10/23/2020	TCK
MODEL	1		RESIDENTIAL	LIST	10/23/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	12/11/2020	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,923	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	844		79.00	66,677
\$NLA(RCN)	\$388	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	B	OPA	N	OPEN PORCH	108		66.95	7,231
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	352		55.40	19,501
				ROOF COVER	1	ASPH/CMP SH	1.00	D	BAS	L	BASE AREA	1,426	1980	323.46	461,257
				FLOOR COVER	1	HARDWOOD	1.00	H	ATU	N	ATTIC UNF	165		71.50	11,798
				INT FINISH	2	DRYWALL	1.00	E	BAS	L	BASE AREA	105	2015	323.46	33,964
				HEATING/COOL	16	FHA+DCTLS AC	1.01	G	WDK	N	WOOD DECK	427		52.49	22,412
				FUEL SOURCE	1	OIL	1.00	H	USF	L	UPPER STORY FIN	392	1980	248.69	97,485
									F21	O	FPL 2S 1OP	1		13,592.20	13,592
									ODS	O	OUTDOOR SHOWER	1		3,233.70	3,234

TOTAL RCN	745,854
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1985 / 38
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$566,800