Key: 7735

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,963

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DENHAM JAMES F TRUSTEE DENHAM FAMILY TRUST 80 JONATHANS WAY BREWSTER, MA 02631	94-50-0	80 JONATHANS WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DENHAM JAMES F TRUSTEE	06/29/2020	F	100	33028-283
DENHAM JAMES F & DIANA G	06/30/2011	A	255,000	25539-86
DENHAM ELIZABETH E	08/04/2008	ML		23082-347

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	%
		12	CYCLICAL NON		02/19/2013	SF	100	100
158	03/30/2001	7	ALTERATIONS	2,500			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,391	13 1.00	A 1.00	A 1.00	219,200	2.75	A 1.00	R02 1.00			213,120

TOTAL	15,391 SF	ZONING	RM	FRNT	0

Nbhd	NBHD 13
St Ind	AVERAGE
Infl	AVERAGE

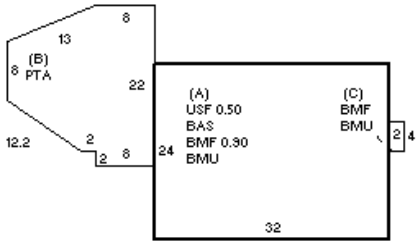
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	213,100	201,100
BUILDING	249,400	235,400
DETACHED	600	500
OTHER	0	0
TOTAL	**463,100**	**437,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	6X8	1980	48	22.94	600

PHOTO 10/28/2020



BLDG COMMENTS

INFO @ DOOR 10/28/20

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	10/28/2020	TCK
LIST	10/28/2020	EST
REVIEW	12/15/2020	MR

YEAR BLT	1957	SIZE ADJ	1.000
NET AREA	1,152	DETAIL ADJ	1.000
$NLA(RCN)	$349	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	3	$4,017
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	1	HARDWOOD	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
+	BMU	N	BSMT UNFINISHED	776		64.17	49,798
+	BMF	N	BSMT FINISH	699		38.72	27,066
A	BAS	L	BASE AREA	768	1957	299.60	230,090
A	USF	L	UPPER STORY FIN	384	1957	191.30	73,458
B	PTA	N	PATIO	351		13.92	4,886
	F21	O	FPL 2S 1OP	1		10,455.50	10,456
	ODS	O	OUTDOOR SHOWER	1		2,487.50	2,488

TOTAL RCN	402,258

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1957 / 66	
COND	38	38 %
FUNC	0	
ECON	0	
DEPR	38	% GD 62
RCNLD		$249,400