

Key: 7746

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.974

LEGAL

LAND

DETACHED

BUILDING

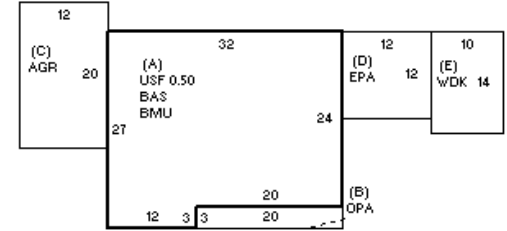
CURRENT OWNER				PARCEL ID				LOCATION			
MOLINO KAREN M TRUSTEE & FURNARI DONNA E TRUSTEE 50 VIA BONDI LEE, MA 01238				95-27-0				165 JONATHANS WAY			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				MOLINO KAREN M TRUSTEE & PLATANIA LUCILLE E				01/20/2011	F	10	25194-115
				CURCIO MARIE L				03/19/2002	H	14943-189	
								03/19/2002	DC	14943-187	

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	%
23-1150	01/29/2024	7	ALTERATIONS	29,500				0
		12	CYCLICAL NON		02/20/2013	SF	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	19,250	13	1.00	A	1.00	A	1.00	219,200	2.29	A	1.00	R02	1.00									221,440

TOTAL	19,250 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	221,400	208,900			
St Ind	AVERAGE		BUILDING	266,000	255,000			
Infl	AVERAGE		DETACHED	1,100	1,100			
			OTHER	0	0			
			TOTAL	488,500	465,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8X8	1970	64	22.01	1,100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	10/29/2020	TCK
MODEL	1		RESIDENTIAL	LIST	8/19/2003	JB
STYLE	4	1.02	CAPE [100%]	REVIEW	12/15/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1966	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,206	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	804		60.18	48,385
\$NLA(RCN)	\$334	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	804	1966	281.60	226,407
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	402	1966	189.44	76,154
				ROOF COVER	1	ASPH/CMP SH	1.00	B	OPA	N	OPEN PORCH	60		51.00	3,060
				FLOOR COVER	1	HARDWOOD	1.00	C	AGR	N	ATT GARAGE	240		44.84	10,762
				INT FINISH	2	DRYWALL	1.00	D	EPA	N	ENCLOSED PORCH	144		82.11	11,824
				HEATING/COOL	1	FORCED AIR	1.00	E	WDK	N	WOOD DECK	140		39.98	5,598
				FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1		10,354.00	10,354	
								ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463	

TOTAL RCN	402.963
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1966 / 57
COND	34 34 %
FUNC	0
ECON	0
DEPR	34 % GD 66
RCNLD	\$266,000