Key: 7754

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,982

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SHEA FRANKLIN L & MARGARET T CO-TRUSTEES FRANKLIN L AND MARGARET T SHEA TRUST 36 AUNT MOLLS RIDGE ROAD BREWSTER, MA 02631	94-56-0	36 AUNT MOLLS RIDGE ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SHEA FRANKLIN L & MARGARE	07/19/2019	F	100	32165-227
SHEA FRANKLIN L & MARGARE	03/25/1991	A	1	7474-242

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

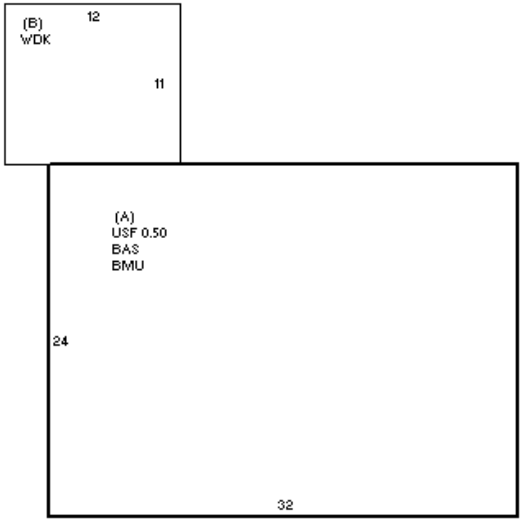
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
875	11/09/2022	7	ALTERATIONS	6,975	03/06/2023	TCK	100	100
239	04/10/2020	7	ALTERATIONS	12,000	10/08/2020	TCK	100	100
		12	CYCLICAL NON		02/21/2013	SF	100	100
476	09/04/2008	7	ALTERATIONS	5,000	03/12/2009	JH	100	100
366	11/08/1990	3	OUT BUILDING	800	04/01/1992		100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	31,400	13 1.00	A 1.00	A 1.00	219,200	1.56	A 1.00	R02 1.00			246,620

TOTAL	31,400 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	246,600	232,700
BUILDING	241,300	227,800
DETACHED	7,900	7,800
OTHER	0	0
TOTAL	**495,800**	**468,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHC	A 1.00	10 0.90	22X12	2008	264	18.30	4,300
SHF	A 1.00	10 0.90	16X12		192	20.77	3,600

PHOTO 03/06/2023

BLDG COMMENTS

INFO @ DOOR 10/8/20

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	10/8/2020	TCK
LIST	3/12/2009	JH
REVIEW	3/30/2023	EMZ

YEAR BLT	1965	SIZE ADJ	1.000
NET AREA	1,152	DETAIL ADJ	1.000
$NLA(RCN)	$317	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,978
GARAGE SPACES	1	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	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	9	OTHER	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		63.55	48,806
A	BAS	L	BASE AREA	768	1965	296.69	227,856
A	USF	L	UPPER STORY FIN	384	1965	189.44	72,744
B	WDK	N	WOOD DECK	132		39.98	5,278
	BMG	O	BSMT GARAGE	1		4,535.90	4,536
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	365,661

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

EFF.YR/AGE	1965 / 58	
COND	34	34 %
FUNC	0	
ECON	0	
DEPR	34	% GD 66
RCNLD		$241,300