Key: 7783

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,011

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOBBS MARION R 326 JONATHANS WAY BREWSTER, MA 02631	95-191-0	326 JONATHANS WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HOBBS MARION R	10/09/1997	A	100	10997-267

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

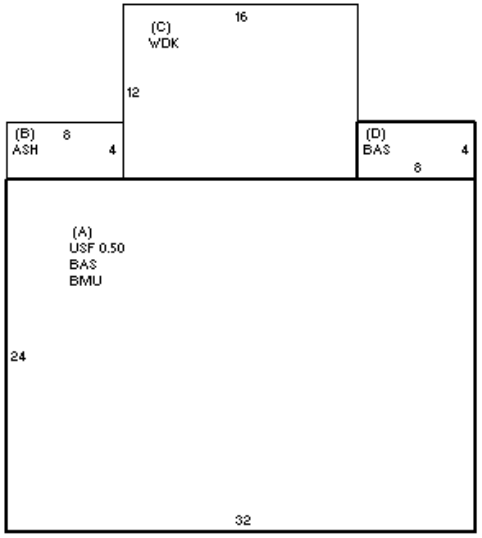
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
460	05/27/2022	7	ALTERATIONS	1,500	03/08/2023	TCK	100	100
		12	CYCLICAL NON		02/20/2013	SF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,500	13 1.00	A 1.00	A 1.00	219,200	2.47	A 1.00	R02 1.00			217,490

TOTAL	17,500 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	217,500	205,200
BUILDING	273,900	258,800
DETACHED	0	0
OTHER	0	0
TOTAL	491,400	464,000



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/08/2023

BLDG COMMENTS

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	11/2/2020	TCK
LIST	11/2/2020	EST
REVIEW	3/31/2023	EMZ

YEAR BLT	1975	SIZE ADJ	1.000
NET AREA	1,184	DETAIL ADJ	1.000
$NLA(RCN)	$326	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,956
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	2	CLAPBOARD	1.00
ROOF SHAPE	6	SALTBOX	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		63.55	48,806
A	USF	L	UPPER STORY FIN	384	1975	189.44	72,744
B	ASH	N	ATT SHED	32		29.74	952
C	WDK	N	WOOD DECK	192		39.98	7,677
+	BAS	L	BASE AREA	800	1975	296.69	237,350
	F21	O	FPL 2S 1OP	1		10,354.00	10,354

TOTAL RCN	385,839

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

EFF.YR/AGE	1975 / 48	
COND	29	29 %
FUNC	0	
ECON	0	
DEPR	29	% GD 71
RCNLD		$273,900