

Key: 7799

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.026

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DUE RYAN C 69 BEACH ROSE LANE BREWSTER, MA 02631				96-32-0				69 BEACH ROSE LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DUE RYAN C				09/13/2018	QS	290,000	31526-134				
RYAN DORIS O				01/10/2017	A		30222-113				
WILSON THERESA M				01/26/2015	F		1411-1014				

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	%
146	09/13/2018	16	MLS REVIEW	290,000	05/30/2019	JMG	100	100
147	03/01/2016	7	ALTERATIONS	4,829	04/06/2017	NF	100	100
	03/01/2016	7	ALTERATIONS	33,000	04/06/2017	NF	100	100
		12	CYCLICAL NON		02/15/2013	MR	100	100

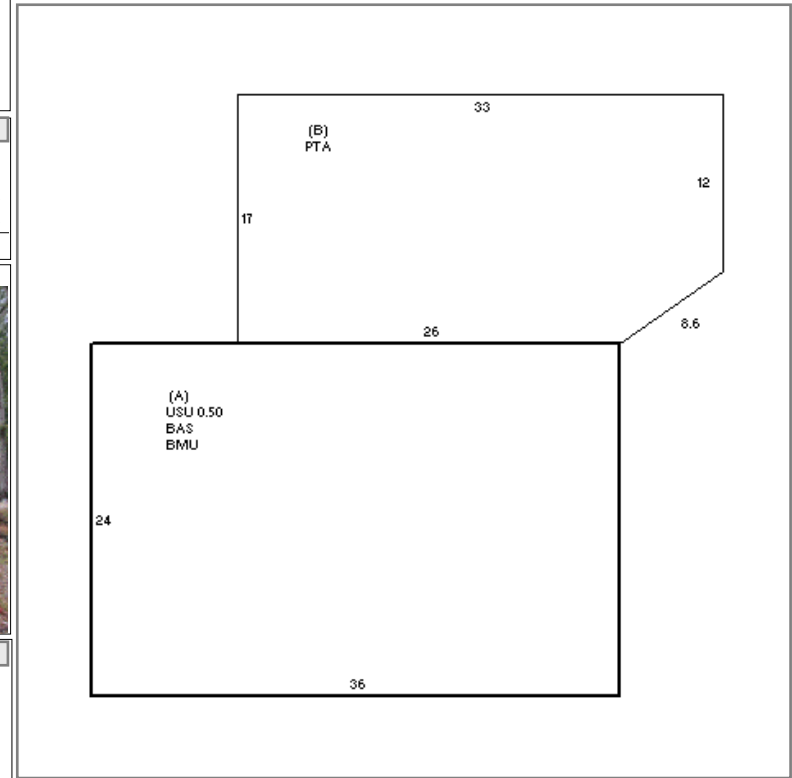
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,700	13	1.00	A	1.00	A	1.00	219,200	2.15	A	1.00	R02	1.00			224,390

TOTAL	20,700 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	224,400	211,700
St Ind	AVERAGE		LAND	223,300	214,100			
Infl	AVERAGE		DETACHED	8,500	8,500			
			OTHER	0	0			
						<b>TOTAL</b>	<b>456,200</b>	<b>434,300</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70 16X24		384	31.80	8,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/13/2020	TCK
MODEL	1		RESIDENTIAL	LIST	10/13/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	1/12/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1968	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	343,577
NET AREA	864	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	864		60.18	51,996		
\$NLA(RCN)	\$398	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	864	1968	281.60	243,304		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USU	N	UPPER STORY UNF	432		57.56	24,866		
STORIES	1	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	B	PTA	N	PATIO	544		12.16	6,617		
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.00		F21	O	FPL 2S 10P	1		10,354.00	10,354		
BEDROOMS	2	1.00		INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463		
BATHROOMS	1	1.00		HEATING/COOL	2	HOT WATER	1.00										
BATHROOMS	1	1.00		FUEL SOURCE	1	OIL	1.00										
FIXTURES	3	\$3,978															
GARAGE SPACES	0	1.00															
% BSMT FIN	0	1.00															
# 1/2 BATHS	0	1.00															
# OF UNITS	1	1.00															
EFF.YR/AGE																1963 / 60	
COND																35 35 %	
FUNC																0	
ECON																0	
DEPR																35 % GD 65	
RCNLD																\$223,300	