Key: 7825

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,053

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FREEDMAN MELISSA J & C/O SCANNEVIN ERIC RUSSELL & CHASE ELENI 237 JONATHANS WAY BREWSTER, MA 02631	95-32-0	237 JONATHANS WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SCANNEVIN ERIC RUSSELL &	09/13/2024	QS	490,000	36565-149
FREEDMAN MELISSA J &	03/01/2017	J		30326-296
FREEDMAN MELISSA J ET A	11/14/2016	F		30085-91

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

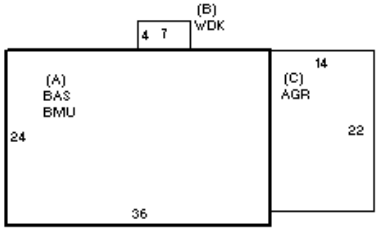
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		12	CYCLICAL NON		02/20/2013	SF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,950	13 1.00	A 1.00	A 1.00	219,200	2.22	A 1.00	R02 1.00			222,650

TOTAL	19,950 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	222,700	210,100
BUILDING	214,300	202,300
DETACHED	0	0
OTHER	0	0
TOTAL	**437,000**	**412,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/02/2020

BUILDING

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

MEASURE	11/2/2020	TCK
LIST	8/22/2003	JB
REVIEW	12/15/2020	MR

BLDG COMMENTS

INFO @ DOOR 11/2/20

YEAR BLT	1969	SIZE ADJ	1.000
NET AREA	864	DETAIL ADJ	1.000
$NLA(RCN)	$365	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,900
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	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	864		59.00	50,976
A	BAS	L	BASE AREA	864	1969	276.08	238,533
B	WDK	N	WOOD DECK	28		39.21	1,098
C	AGR	N	ATT GARAGE	308		42.24	13,009
	F11	O	FPL 1S 1OP	1		7,637.00	7,637

TOTAL RCN 315,153

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

EFF.YR/AGE 1969 / 54

COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD	68

RCNLD $214,300