Key: 7846

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,074

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOYLE MARY A TRUSTEE MARY HOYLE TRUST 1323 LONG POND ROAD BREWSTER, MA 02631	84-74-0	1323 LONG POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HOYLE MARY A TRUSTEE	10/09/2015	F	1	29193-57
HOYLE MARY A &	05/10/2010	QS	368,000	24540-9
HOLDEN RICHARD P	06/05/2000	QS	168,000	13051-299

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

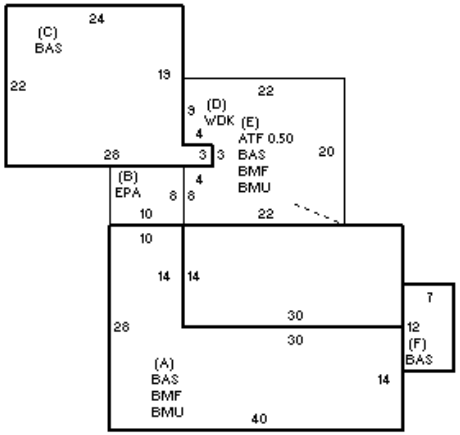
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
544	06/10/2021	7	ALTERATIONS	6,555	05/02/2022	TCK	100	100
		14	CYCLICAL GRO		01/28/2021	TCK	100	100
619	09/18/2020	7	ALTERATIONS	7,911	01/28/2021	TCK	100	100
637	08/14/2014	1	NEW CONSTRUC	43,257	06/22/2015	MW	100	100
940	10/31/2013	7	ALTERATIONS	1,200	08/19/2014	RJM	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,700	13 1.00	A 1.00	A 1.00	197,280	2.71	A 1.00	RM2 0.90			192,430

TOTAL	15,700 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	192,400	181,500
BUILDING	503,800	482,300
DETACHED	900	900
OTHER	0	0
TOTAL	**697,100**	**664,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8X10		80	22.01	900

PHOTO 05/02/2022

BLDG COMMENTS

BMF=FAM RM/WORKSHOP/BATH
INFO @ DOOR 1/28/2021

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/28/2021	TCK
LIST	3/26/2013	SF
REVIEW	5/20/2022	MR

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,744	DETAIL ADJ	1.000
$NLA(RCN)	$401	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	6	$9,454
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	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,120		68.43	76,646
+	BMF	N	BSMT FINISH	1,120		41.29	46,248
B	EPA	N	ENCLOSED PORCH	80		112.20	8,976
+	BAS	L	BASE AREA	1,744	1970	286.81	500,192
D	WDK	N	WOOD DECK	428		47.51	20,335
E	ATF	N	ATTIC FINISH	210		93.32	19,598
	F11	O	FPL 1S 1OP	1		9,256.00	9,256
	MST	O	MAS/METAL STACK	1		6,092.70	6,093
	ODS	O	OUTDOOR SHOWER	1		2,927.00	2,927

TOTAL RCN	699,724

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

EFF.YR/AGE	1977 / 46	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD		$503,800