

Key: 7877

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.105

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HANSEN LAWRENCE ARTHUR ET UX TRTEES & HANSEN KRISTOFER ARTHUR 259 GOVERNOR BRADFORD RD BREWSTER, MA 02631				95-171-0				259 GOVERNOR BRADFORD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HANSEN LAWRENCE ARTHUR ET				11/04/2013	F	1	27803-295				
HANSEN LAWRENCE ARTHUR ET				10/01/2008	A	1	23187-235				
HANSEN LAWRENCE ARTHUR &				10/15/2004	A	1	19137-36				

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	%
23-936	09/05/2023	77	SOLAR PANELS	54,760	06/04/2024	TCK	100	100
SR22-22	07/07/2022	3	OUT BUILDING	700	06/04/2024	TCK	100	100
859	10/04/2018	7	ALTERATIONS	1,800	07/10/2019	EMZ	100	100
351	04/25/2016	77	SOLAR PANELS	18,000	04/06/2017	NF	100	100
36	02/04/2009	2	ADD	4,400	01/21/2011	JH	100	100

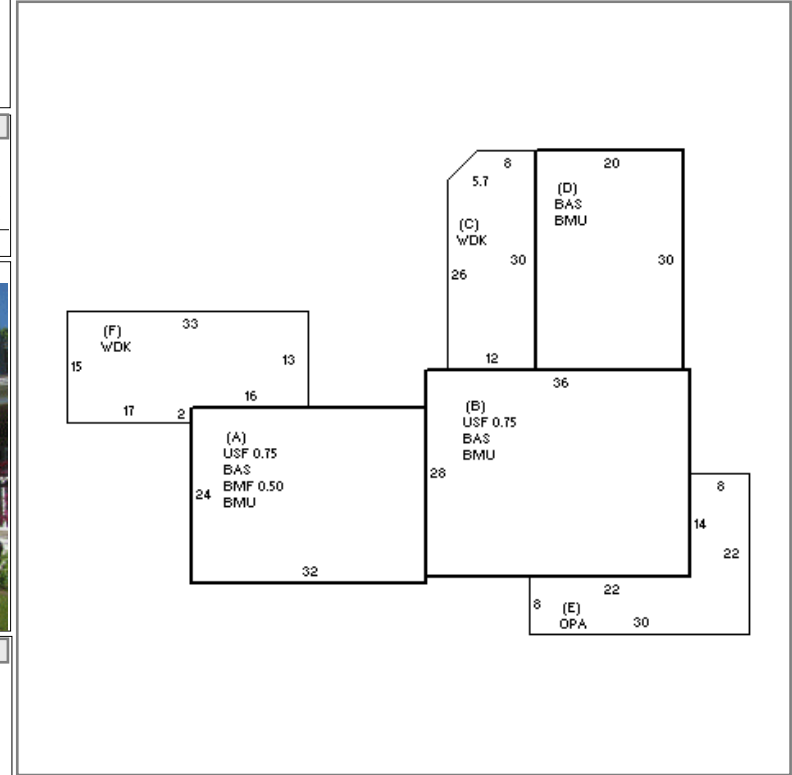
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,500	13	1.00	A	1.00	A	1.00	R03	1.00		232,170

TOTAL	24,500 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	232,200	219,000
St Ind	AVERAGE		BUILDING	937,100	896,000			
Infl	AVERAGE		DETACHED	12,300	9,300			
			OTHER	0	0			
						TOTAL	1,181,600	1,124,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X12	2007	96	22.01	1,900
HTB	A	1.00	10 0.90	2010	1	4,058.10	3,700
PBC	A	1.00	30 0.70 18X34		612	9.00	3,900
GHD	A	1.00	30 0.70 8X14		112	35.62	2,800



BLDG COMMENTS
 BMF=FAM RM/BEDRM
 37 SOLAR PANELS
 INFO @ DOOR 11/18/20



BUILDING	CD	ADJ	DESC	MEASURE	11/18/2020	TCK
MODEL	1		RESIDENTIAL	LIST	9/22/2008	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	6/13/2024	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1971	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,142,819
NET AREA	3,708	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,376		54.50	129,488		
\$NLA(RCN)	\$308	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	384		47.89	18,390		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	768	1971	263.40	202,290		G
				ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	576	1971	200.46	115,465		A
				FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BASE AREA	1,608	2007	263.40	423,544		A
				INT FINISH	2	DRYWALL	1.00	B	USF	L	UPPER STORY FIN	756	2007	200.46	151,548		A
				HEATING/COOL	2	HOT WATER	1.00	+	WDK	N	WOOD DECK	815		46.54	37,931		A
				FUEL SOURCE	1	OIL	1.00	E	OPA	N	OPEN PORCH	352		59.36	20,896		A
									BMG	O	BSMT GARAGE	2		3,672.85	7,346		
									F21	O	FPL 2S 1OP	1		12,052.10	12,052		

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	10	1.00
BEDROOMS	6	1.00
BATHROOMS	5	1.00
FIXTURES	15	\$23,868
GARAGE SPACES	2	1.00
% BSMT FIN	16	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

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

EFF.YR/AGE	1997 / 26
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82

RCNLD	\$937,100
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