Key: 7880

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,108

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DAVENPORT CAROLINE S & BELL KENTON S 231 GOVERNOR BRADFORD ROAD BREWSTER, MA 02631	95-169-0	231 GOVERNOR BRADFORD RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DAVENPORT CAROLINE S &	09/11/2018	F	1	31519-257
DAVENPORT O'DONNELL CAROL	07/25/2012	F	1	26529-22
O'DONNELL JOHN C & CAROLI	06/16/2000	A	100	13074-334

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

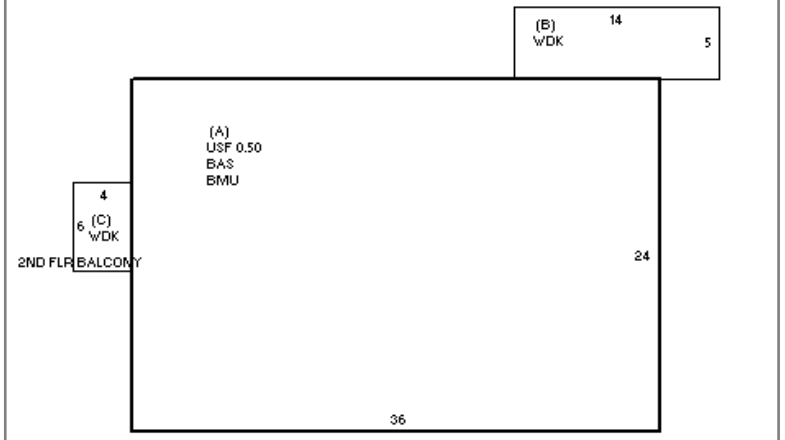
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
971	12/31/2022	7	ALTERATIONS	10,470	03/07/2023	TCK	100	100
970	11/30/2022	7	ALTERATIONS	6,400	03/07/2023	TCK	100	100
989	11/20/2015	7	ALTERATIONS	16,450	04/06/2017	NF	100	100
		12	CYCLICAL NON		03/01/2013	SF	100	100
96	02/06/2013	7	ALTERATIONS	2,000	08/15/2014	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	20,500	13 1.00	A 1.00	A 1.00	219,200	2.17	A 1.00	R03 1.00			223,920

TOTAL	20,500 SF	ZONING	RR	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	223,900	211,300
BUILDING	297,600	281,100
DETACHED	2,100	2,100
OTHER	0	0
TOTAL	**523,600**	**494,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	12X10		120	21.39	1,800
SHF	A 1.00	30 0.70	4X5		20	22.94	300

PHOTO 03/07/2023

BLDG COMMENTS

INFO @ DOOR 11/18/20

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	11/18/2023	TCK
LIST	11/18/2023	EST
REVIEW	3/30/2023	EMZ

YEAR BLT	1971	SIZE ADJ	1.000
NET AREA	1,296	DETAIL ADJ	1.000
$NLA(RCN)	$315	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,034
GARAGE SPACES	1	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
A	BMU	N	BSMT UNFINISHED	864		60.77	52,505
A	BAS	L	BASE AREA	864	1971	284.36	245,689
A	USF	L	UPPER STORY FIN	432	1971	191.30	82,640
+	WDK	N	WOOD DECK	94		40.38	3,796
	BMG	O	BSMT GARAGE	1		4,580.40	4,580
	F21	O	FPL 2S 1OP	1		10,455.50	10,456

TOTAL RCN	407,700

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

EFF.YR/AGE	1979 / 44		
COND	27	27 %	
FUNC	0		
ECON	0		
DEPR	27	% GD	73
RCNLD	$297,600		