Key: 7883

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,111

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PARKER RHONDA 252 GOVERNOR BRADFORD ROAD BREWSTER, MA 02631	95-130-0	252 GOVERNOR BRADFORD RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PARKER RHONDA	10/25/1996	QS	100,000	10453-305

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

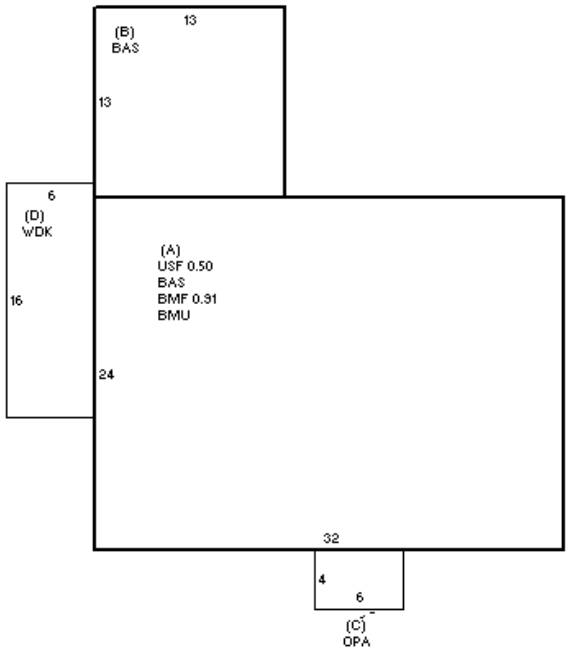
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
902	10/22/2018	7	ALTERATIONS	6,990	07/10/2019	TCK	100	100
NP		12	CYCLICAL NON		03/01/2013	SF	100	100
529	09/30/1998	7	ALTERATIONS	400			100	100
649	11/18/1997	7	ALTERATIONS	15,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,500	13 1.00	A 1.00	A 1.00	219,200	2.09	A 1.00	R03 1.00			226,070

TOTAL	21,500 SF	ZONING	RR	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	226,100	213,300
BUILDING	291,300	275,000
DETACHED	1,700	1,700
OTHER	0	0
TOTAL	**519,100**	**490,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	20 0.80	8X12	2003	96	22.01	1,700

PHOTO 11/18/2020

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	11/18/2020	TCK
LIST	9/9/2003	JB
REVIEW	12/28/2020	MR

BLDG COMMENTS
BMF=FAM RM
INFO @ DOOR 11/18/20

YEAR BLT	1971	SIZE ADJ	1.000
NET AREA	1,321	DETAIL ADJ	1.000
$NLA(RCN)	$320	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,978
GARAGE SPACES	0	1.00
% BSMT FIN	91	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	768		63.55	48,806
A	BMF	N	BSMT FINISH	699		38.35	26,804
A	USF	L	UPPER STORY FIN	384	1971	189.44	72,744
+	BAS	L	BASE AREA	937	1971	271.54	254,437
C	OPA	N	OPEN PORCH	24		51.00	1,224
D	WDK	N	WOOD DECK	96		39.98	3,838
	F21	O	FPL 2S 1OP	1		10,354.00	10,354

TOTAL RCN	422,185

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

EFF.YR/AGE	1971 / 52		
COND	31	31 %	
FUNC	0		
ECON	0		
DEPR	31	% GD	69
RCNLD	$291,300		