

Key: 798

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 819

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
KADDIS MINA J & NANCY 151 TREMONT STREET 12E BOSTON, MA 02111				91-14-798				10 NANCY MAY PATH (S DUNE)			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
KADDIS MINA J & NANCY				03/19/2021	QS	1,750,000		33912-136			
OVERSTREET JO-ANN TRUSTEE				03/10/2009	S	510,000		23514-287			
HOOPER JOHN L				06/28/2005	QS	875,000		19981-269			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		5	OTHER		05/05/2021	MR	100	100
	12/10/2020	30	ABATEMENT RE		12/10/2020	JMG	100	100
348	04/22/2019	1	NEW CONSTRUC	2,000	07/17/2020	MR	100	100
736	08/22/2018	1	NEW CONSTRUC	156,000	07/17/2020	MR	100	100
166	05/04/2009	7	ALTERATIONS	2,000	04/19/2010	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

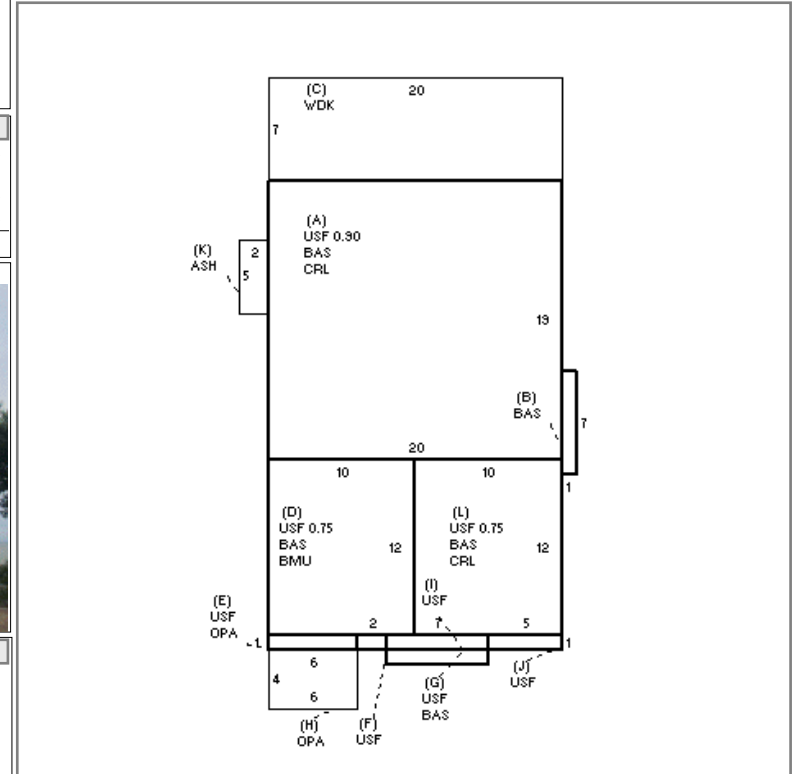
TOTAL	SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
						LAND	0	0
						BUILDING	1,821,100	1,719,000
						DETACHED	0	0
						OTHER	0	0
						<b>TOTAL</b>	<b>1,821,100</b>	<b>1,719,000</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/10/2020	JMG
MODEL	10		CONDO RES	LIST	12/10/2020	JMG
STYLE	2	1.00	STAND ALONE [100%]	REVIEW	12/14/2020	BOA
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	N/A [100%]			

BUILDING

YEAR BLT	2019	SIZE ADJ	1.000
NET AREA	1,183	DETAIL ADJ	5.454
\$NLA(RCN)	\$1,555	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	4	1.00	
BEDROOMS	2	1.00	
BATHS	2	1.00	
HALF BATHS	1	1.00	
FIREPLACES	2	\$6,600	
% COMMON OWNER	10	1.00	
FIXTURES	8	\$10,400	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	8	ELLIS LANDING	3.00
STYLE	70	08-ELLIS LANDING	1.00
VIEW/LOC	7	WTR FRNT	1.80
HVAC	9	WARM/CL AIR	1.01
END/MIDDLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	CRL	N	CRAWL	500		19.36	9,680
+	BAS	L	BASE AREA	634	2019	1,521.35	964,536
C	WDK	N	WOOD DECK	140		37.29	5,221
D	BMU	N	BSMT UNF	120		52.36	6,283
+	OPA	N	OPEN PORCH	30		45.54	1,366
+	USF	L	UPPER STORY	549	2019	1,521.35	835,221
K	ASH	N	ATT SHED	10		21.56	216

TOTAL RCN	1,839,523
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A
EFF.YR/AGE	2019 / 4
COND	1 1 %
FUNC	0
ECON	0
DEPR	1 % GD 99
RCNLD	\$1,821,100