

Key: 8194

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.429

LEGAL

LAND

DETACHED

BUILDING

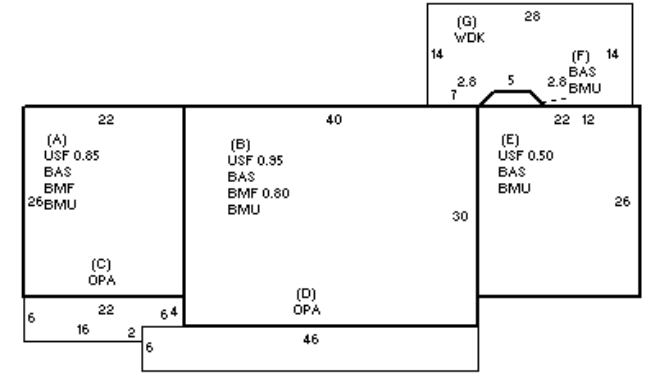
CURRENT OWNER										PARCEL ID				LOCATION			
PROZINSKI STEPHEN M & MARY BETH TRUSTEES PROZINSKI FAMILY TRUST 32 L P ALBERT ROAD BREWSTER, MA 02631										94-7-0				32 L P ALBERT ROAD			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
PROZINSKI STEPHEN M & MAR										10/13/2021		F		1 (227875)			
PROZINSKI STEPHEN & MARY										03/19/2021		F		1 (225654)			
PROZINSKI STEPHEN M & MAR										02/03/2021		F		1 (225266)			

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	%
388	06/26/2020	3	OUT BUILDING	15,000	10/22/2020	TCK	100	100
	04/17/2020	15	SALE REVIEW	1,015,000	01/22/2021	JMG	100	100
	04/11/2018	15	SALE REVIEW	949,000	03/15/2019	JMG	100	100
210	03/16/2018	2	ADD	12,000	07/18/2019	TCK	100	100
		12	CYCLICAL NON		03/25/2013	SF	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	13	1.00	13C	1.00	A	1.00	252,080	1.00	A	1.00	R04	1.15		348,850
300	A	0.005	13	1.00	13C	1.00	A	1.00	13,800	1.00	A	1.00	R04	1.15		70

TOTAL	1.382 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	348,900	329,200			
St Ind	LP ALBERT		BUILDING	1,186,400	1,134,300			
Infl	AVERAGE		DETACHED	35,100	34,700			
			OTHER	0	0			
			TOTAL	1,570,400	1,498,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	G	1.20	10 0.90	2001	800	38.41	27,700
SHF	G	1.20	01 1.00	2020	320	23.06	7,400



BLDG COMMENTS  
 BMF=FAM RM/KITCHENETTE/BATH  
 INFO @ DOOR 10/22/20

BUILDING	CD	ADJ	DESC	MEASURE	10/22/2020	TCK
MODEL	1		RESIDENTIAL	LIST	10/22/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	12/4/2020	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	0.970
NET AREA	4,270	DETAIL ADJ	1.000
\$NLA(RCN)	\$335	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	1.95	1.00
ROOMS	14	1.00
BEDROOMS	5	1.00
BATHROOMS	5	1.00
FIXTURES	18	\$32,549
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,358		61.93	146,041
EXT COVER	1	WD SHINGLE	1.00	+	BMF	N	BSMT FINISH	1,532		42.85	65,641
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,786	2000	299.34	534,613
ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,912	2000	207.56	396,857
FLOOR COVER	1	HARDWOOD	1.00	+	OPA	N	OPEN PORCH	396		67.46	26,716
INT FINISH	2	DRYWALL	1.00	E	BAS	L	BASE AREA	572	2000	299.34	171,220
HEATING/COOL	11	HTWT/CL AIR	1.05	G	WDK	N	WOOD DECK	378		52.89	19,994
FUEL SOURCE	2	GAS	1.00		BMG	O	BSMT GARAGE	2		4,173.95	8,348
					F21	O	FPL 2S TOP	1		13,696.40	13,696
					ODS	O	OUTDOOR SHOWER	1		3,258.50	3,259
					WPL	O	WHIRLPOOL	1		10,435.30	10,435

TOTAL RCN	1,429,368
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2000 / 23
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$1,186,400