

Key: 8198

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.433

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BATES LUTHER & DIFERDINANDO LAUREN 15 CROSBY LANE CHATHAM, MA 02633				82-32-0				153 MORNING STAR CARTWAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BATES LUTHER & DIFERDINAND				06/30/2020	QS	570,000	33031-159				
AMUNDSON ANTHONY P & MART				05/26/2015	QS	570,000	28891-112				
SPERLING RICHARD A				11/25/2011	H		25868-289				

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	%
	06/30/2020	16	MLS REVIEW	570,000	02/05/2021	JMG	100	100
		6	DEMO		07/11/2019	NA	100	100
		12	CYCLICAL NON		03/20/2013	SF	100	100

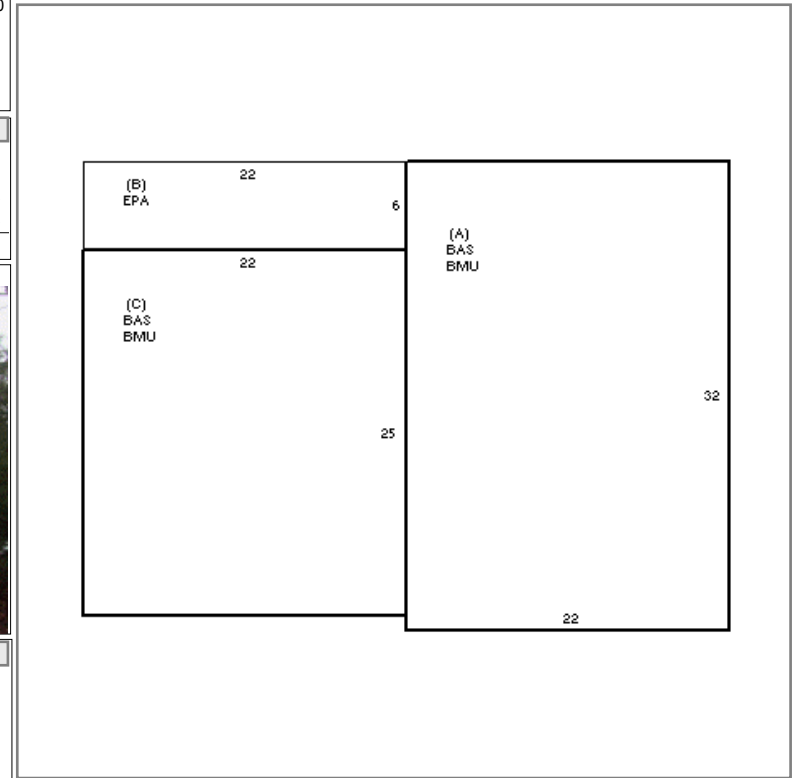
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	60,000	13	1.00	13C	1.00	A	1.00	416,480	1.00	A	1.00	576,360
300	A	1,633	13	1.00	13C	1.00	A	1.00	22,800	1.00	A	1.00	37,230

TOTAL	3.010 Acres				ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13				NOTE			LAND	613,600	578,800	
St Ind	LP ALBERT					LAND	238,900	225,500			
Infl	AVERAGE					DETACHED	1,500	1,500			
						OTHER	0	0			
							TOTAL	854,000	805,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PPD	A	1.00	10 0.90 4X23		92	18.30	1,500



BLDG COMMENTS
INFO @ DOOR (2/3/2021)



BUILDING	CD	ADJ	DESC	MEASURE	2/3/2021	TCK
MODEL	1		RESIDENTIAL	LIST	2/3/2021	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	2/5/2021	JMG
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,254	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,254		51.62	64,734
\$NLA(RCN)	\$307	OVERALL	0.950	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,254	1950	234.18	293,656
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	132		76.48	10,095
				ROOF COVER	1	ASPH/CMP SH	1.00		BMG	O	BSMT GARAGE	2		2,938.85	5,878
				FLOOR COVER	2	SOFTWOOD	1.00		F11	O	FPL 1S 10P	1		7,255.20	7,255
				INT FINISH	2	DRYWALL	1.00								
				HEATING/COOL	2	HOT WATER	1.00								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	385,322	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			A
KITCHEN			A
BATHS			A
HEAT/ELEC			A

EFF. YR/AGE	1957 / 66
COND	38 38 %
FUNC	0
ECON	0
DEPR	38 % GD 62
RCNLD	\$238,900