

Key: 8291

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.530

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|------------------|--|--|--|
| ELLIS TIMOTHY M & JUDITH K P O BOX 406 BREWSTER, MA 02631 | | | | 94-87-0 | | | | 66 MCGUERTY ROAD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| ELLIS TIMOTHY M & JUDITH | | | | 11/04/2004 | QS | 347,900 | 19213-031 | | | | |
| MATTHIS WALTER J & ANGELA | | | | 10/03/2001 | QS | 210,000 | 14297-305 | | | | |
| HILBERT LIESELOTTE I | | | | 10/30/1995 | QS | 110,000 | 9906-109 | | | | |

| 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 | % |
| | | 12 | CYCLICAL NON | | 03/12/2013 | SF | 100 | 100 |

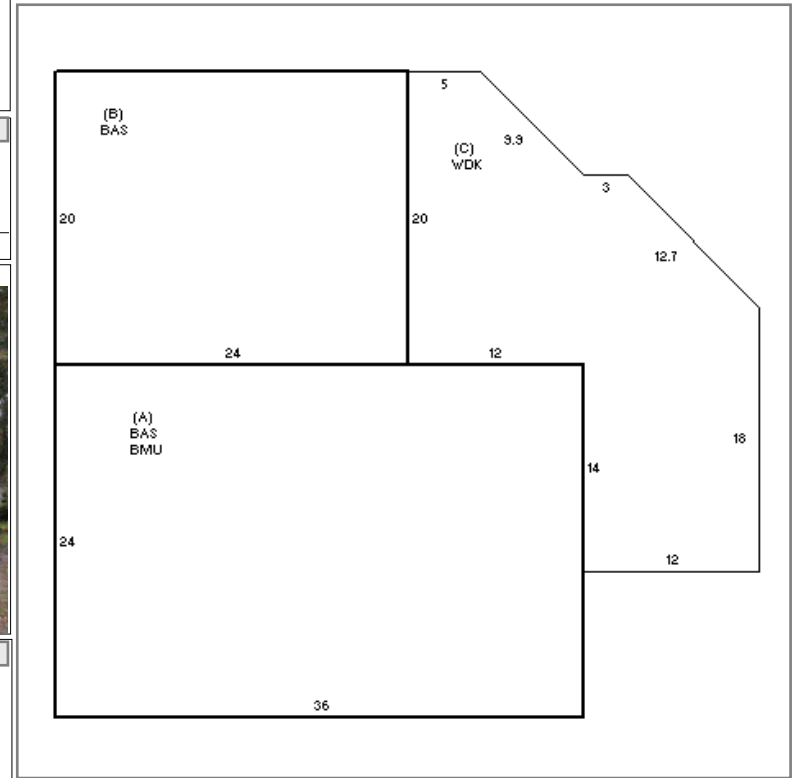
LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|---------|
| 100 | S | 20,000 | 13 | 1.00 | A | 1.00 | A | 1.00 | 219,200 | 2.21 | A | 1.00 | R03 | 1.00 | | | 222,760 |

| TOTAL | 20,000 SF | ZONING | RL | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-----------|--------------|----------|----------------|----------------|----------|---------|----------|
| Nbhd | NBHD 13 | NOTE | LAND | 222,800 | 210,200 | | | |
| St Ind | AVERAGE | | BUILDING | 270,000 | 255,000 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | TOTAL | | 492,800 | 465,200 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/21/2020 | TCK |
|----------|----|------|-----------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 3/12/2013 | SF |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 12/4/2020 | MR |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

BLDG COMMENTS
INLAW APT 2-1-1
INFO @ DOOR 10/21/20

G

| YEAR BLT | 1965 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 409,143 | |
|---------------|-------|------------|---------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|--|
| NET AREA | 1,344 | DETAIL ADJ | 0.950 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 864 | | 59.00 | 50,976 | CONDITION ELEM | CD | |
| \$NLA(RCN) | \$304 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLE | 1.00 | + | BAS | L | BASE AREA | 1,344 | 1965 | 234.17 | 314,731 | EXTERIOR | A | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | C | WDK | N | WOOD DECK | 499 | | 37.24 | 18,583 | INTERIOR | A | |
| | | | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | | F11 | O | FPL 1S 1OP | 2 | | 7,636.50 | 15,273 | KITCHEN | A | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.00 | | KIT | O | XTRA KITCHEN | 1 | | 2,170.00 | 2,170 | BATHS | A | |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | | | | | | | | HEAT/ELEC | A | |
| | | | | HEATING/COOL | 1 | FORCED AIR | 1.00 | | | | | | | | | | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | | | |
| CAPACITY | | UNITS | ADJ | | | | | | | | | | | | | | | |
| STORIES | | 1 | 1.00 | | | | | | | | | | | | | | | |
| ROOMS | | 6 | 1.00 | | | | | | | | | | | | | | | |
| BEDROOMS | | 3 | 1.00 | | | | | | | | | | | | | | | |
| BATHROOMS | | 2 | 1.00 | | | | | | | | | | | | | | | |
| FIXTURES | | 6 | \$7,410 | | | | | | | | | | | | | | | |
| GARAGE SPACES | | 0 | 1.00 | | | | | | | | | | | | | | | |
| % BSMT FIN | | 0 | 1.00 | | | | | | | | | | | | | | | |
| # 1/2 BATHS | | 0 | 1.00 | | | | | | | | | | | | | | | |
| # OF UNITS | | 2 | .95 | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1965 / 58 | |
| | | | | | | | | | | | | | | | | COND | 34 34 % | |
| | | | | | | | | | | | | | | | | FUNC | 0 | |
| | | | | | | | | | | | | | | | | ECON | 0 | |
| | | | | | | | | | | | | | | | | DEPR | 34 % GD 66 | |
| | | | | | | | | | | | | | | | | RCNLD | \$270,000 | |