

Key: 8358

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.598

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
HALLA RICHARD W TRUSTEES & HALLA ALICE I TRUSTEES 148 LANDING DRIVE BREWSTER, MA 02631		82-12-0		148 LANDING DRIVE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HALLA RICHARD W TRUSTEES		04/21/2010	F	1 (191196)	
HALLA RICHARD & ALICE		04/05/2002	QS	265,000 (164813)	
PRICE JOHN E JR & CAROLIN		05/18/1984	XX	(96590)	

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 %
238	03/22/2022	7	ALTERATIONS	2,240	03/13/2023	TCK	100 100
676	07/29/2021	77	SOLAR PANELS	22,917	04/14/2022	TCK	100 100
867	12/03/2020	77	SOLAR PANELS	23,595	04/14/2022	TCK	100 100
715	08/03/2016	7	ALTERATIONS	5,914	03/20/2017	NF	100 100
		12	CYCLICAL NON		05/20/2016	WFF	100 100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,000	17	1.00	A	1.00	A	1.00	295,920	2.41	A	1.00	R06	1.35			295,170

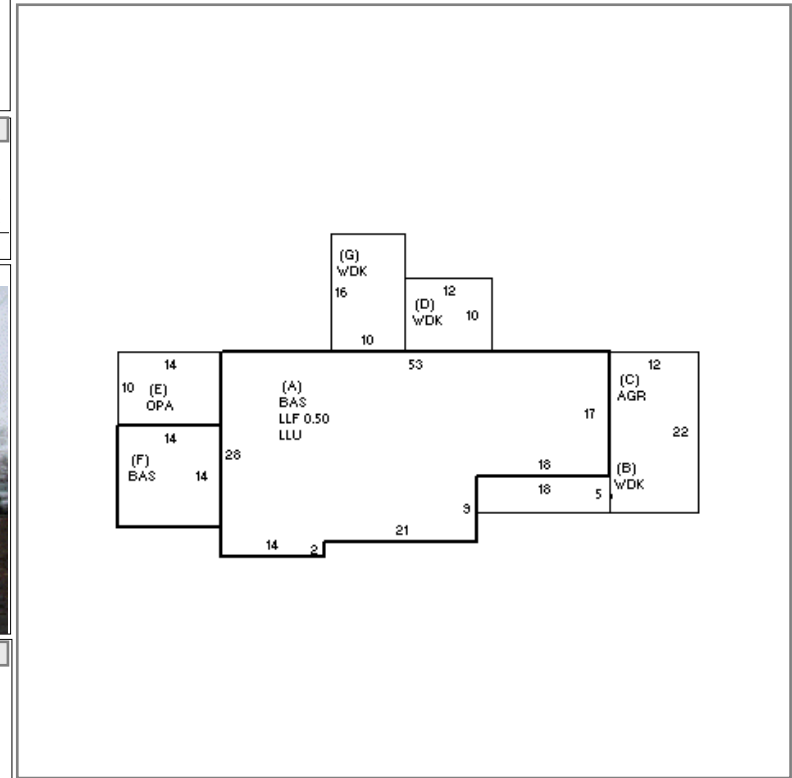
TOTAL	18,000 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 17	NOTE	LAND	295,200	278,500			
St Ind	AVERAGE		BUILDING	506,000	477,600			
Infl	AVERAGE		DETACHED	5,100	5,000			
			OTHER	0	0			
			TOTAL	806,300	761,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	20 0.80	8X1'0	1	80	22.01	1,400
HTB	A	1.00	10 0.90		1	1	4,058.10	3,700



BUILDING	CD	ADJ	DESC	MEASURE	5/20/2016	WFF
MODEL	1		RESIDENTIAL	LIST	5/20/2016	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	4/3/2023	EMZ
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
SOLAR PANELS



YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	2,062	DETAIL ADJ	1.000
\$NLA(RCN)	\$311	OVERALL	1.010

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UNF	1,244		85.55	106,421
EXT COVER	1	WD SHINGLE	1.00	A	LLF	L	LOWER LEVEL FIN	622	1984	146.71	91,251
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,244	1984	268.38	333,870
ROOF COVER	1	ASPH/CMP SH	1.00	+	WDK	N	WOOD DECK	370		43.55	16,114
FLOOR COVER	3	W/W CARPET	1.00	C	AGR	N	ATT GARAGE	264		47.88	12,641
INT FINISH	2	DRYWALL	1.00	E	OPA	N	OPEN PORCH	140		55.55	7,777
HEATING/COOL	15	HTWT+DCTLS AC	1.01	F	BAS	L	BASE AREA	196	2013	268.39	52,604
FUEL SOURCE	1	OIL	1.00	F11	O	O	FPL 1S 1OP	1		8,484.70	8,485
				ODS	O	O	OUTDOOR SHOWER	1		2,683.10	2,683

TOTAL RCN	640,510
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1991 / 32
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$506,000