

Key: 8369

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.609

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
MARCHI ANTHONY J & TARA M TRUSTEES MARCHI REALTY TRUST 12 LAUREN LANE FOXBORO, MA 02035		82-46-0	61 LANDING DRIVE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
MARCHI ANTHONY J & TARA M		03/15/2021	F		1 (225595)	
MARCHI ANTHONY J & MARCHI		02/14/2020	QS	540,000	(221872)	
SLOCIK JOSEPH P & CYNTHIA		10/24/1986	XX		5367-194	

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 %
1051	11/29/2021	7	ALTERATIONS	3,300	04/14/2022	TCK	100 100
586	06/22/2021	7	ALTERATIONS	11,000	04/14/2022	TCK	100 100
	02/14/2020	15	SALE REVIEW	540,000	01/14/2021	JMG	100 100
	10/04/2019	5	OTHER		10/04/2019	JMG	100 100
206	03/15/2018	7	ALTERATIONS	15,000	07/22/2019	NF	100 100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	26,600	17	1.00	A	1.00	A	1.00	295,920	1.77	A	1.00	R06	1.35			319,300

TOTAL	26,600 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 17	NOTE	LAND	319,300	301,200			
St Ind	AVERAGE		BUILDING	443,500	423,900			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	762,800	725,100			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/4/2019	JMG
MODEL	1		RESIDENTIAL	LIST	5/27/2016	WFF
STYLE	1	1.00	RANCH [100%]	REVIEW	4/28/2022	MR
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	1,480	DETAIL ADJ	1.000
\$NLA(RCN)	\$370	OVERALL	0.960
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$8,237	
GARAGE SPACES	2	1.00	
% BSMT FIN	0	1.00	
# 1/2 BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	ENT	N	ENCLOSED ENTRY	110		94.41	10,385
EXT COVER	1	WD SHINGLE	1.00	B	AGR	N	ATT GARAGE	576		40.05	23,070
ROOF SHAPE	1	GABLE	1.00	C	LLU	N	LOWER LEVEL UNF	1,144		84.56	96,742
ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,480	1984	255.10	377,545
FLOOR COVER	1	HARDWOOD	1.00	E	OPA	N	OPEN PORCH	30		52.80	1,584
INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	468		41.40	19,373
HEATING/COOL	14	ELECT BB+AC	1.01	F11	O	FPL 1S 1OP		1		8,064.70	8,065
FUEL SOURCE	3	ELECTRIC	0.95	ODS	O	OUTDOOR SHOWER		1		2,550.20	2,550

TOTAL RCN	547,552
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	V
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1995 / 28
COND	19 19 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$443,500

