

Key: 8547

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.775

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
DARBYSHIRE JOHN JR & LINDA L TRSTES		20-15-0		128-164 CRANVIEW ROAD	
164 CRANVIEW ROAD BREWSTER, MA 02631		TRANSFER HISTORY		DOS	T SALE PRICE BK-PG (Cert)
		DARBYSHIRE JOHN JR & LIND		05/12/2016	F 1 29646-28
		DARBYSHIRE JACK & LINDA L		12/28/1992	A 100 8378-33

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES			164	1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
343	05/18/2007	2	ADD	80,000	03/11/2009	JH	100	100
683	12/16/1996	7	ALTERATIONS	8,000			100	100
663	12/06/1996	5	OTHER	6,000			100	100
608	11/18/1996	5	OTHER	3,200			100	100
SS2017		13	SPLIT/SUB/LA				100	100

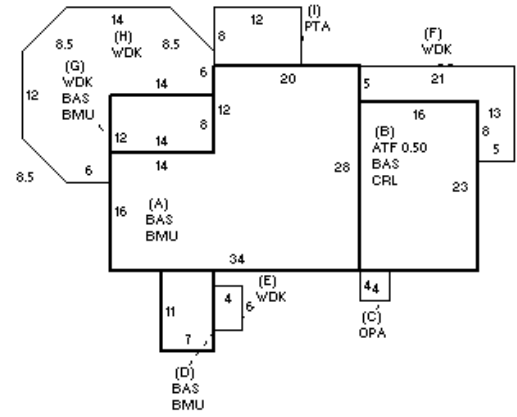
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	60,000	12	1.00	A	1.00	A	1.00	295,920	1.00	A	1.00	409,520
300	A	3,793	12	1.00	A	1.00	A	1.00	16,200	1.00	A	1.00	61,450

TOTAL	5.170 Acres	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE Lot split for FY 17.	LAND	471,000	559,400			
St Ind	AVERAGE		BUILDING	521,800	498,700			
Infl	AVERAGE		DETACHED	600	600			
			OTHER	107,400	101,400			
			<b>TOTAL</b>	<b>1,100,800</b>	<b>1,160,100</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BHF	L	0.80 80 0.20	10X16		160	18.00	600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/11/2008	JH
MODEL	1		RESIDENTIAL	LIST	3/11/2008	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	8/6/2019	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS  
#164

G

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	628,700
NET AREA	1,341	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	973		80.54	78,361		
\$NLA(RCN)	\$469	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	973	1992	336.47	327,388		
				ROOF SHAPE	6	SALTBOX	1.00	B	CRL	N	BSMT CRAWL	368		41.45	15,253		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	BAS	L	BASE AREA	368	2007	336.47	123,822		
				FLOOR COVER	1	HARDWOOD	1.00	B	ATF	N	ATTIC FINISH	184		105.10	19,339		
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	16		68.25	1,092		
				HEATING/COOL	2	HOT WATER	1.00	+	WDK	N	WOOD DECK	683		53.51	36,547		
				FUEL SOURCE	1	OIL	1.00	I	PTA	N	PATIO	96		24.95	2,396		
									F21	O	FPL 2S 1OP	1		13,856.10	13,856		

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1999 / 24
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83

RCNLD	\$521,800
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LEGAL

LAND

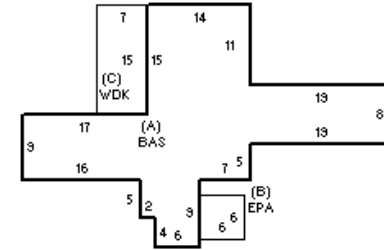
CURRENT OWNER		PARCEL ID		LOCATION	
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164 CRANVIEW ROAD		TRANSFER HISTORY		DOS	T
BREWSTER, MA 02631				SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES			128	2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	107,400	
St Ind					
Infl					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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DETACHED

BLDG COMMENTS

#128

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/12/2017	NF
MODEL	1		RESIDENTIAL	LIST	12/12/2017	EST
STYLE	7	1.05	CONVEN/OLD [100%]	REVIEW	8/6/2019	EMZ
QUALITY	L	0.75	LOW COST [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1941	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	179,025	
NET AREA	705	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BASE AREA	705	1941	229.06	161,487	CONDITION ELEM	CD	
\$NLA(RCN)	\$254	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	B	EPA	N	ENCLOSED PORCH	36		91.92	3,309	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	105	30.87	3,241	INTERIOR	A	
STORIES	1	1.00			ROOF COVER	1	ASPH/CMP SH	1.00	F11	O	FPL 1S 1OP	1		6,014.10	6,014	KITCHEN	A	
ROOMS	4	1.00			FLOOR COVER	2	SOFTWOOD	1.00	ODS	O	OUTDOOR SHOWER	1		1,901.80	1,902	BATHS	A	
BEDROOMS	2	1.00			INT FINISH	3	WD PANEL	1.00								HEAT/ELEC	A	
BATHROOMS	1	1.00			HEATING/COOL	1	FORCED AIR	1.00										
FIXTURES	3	\$3,071			FUEL SOURCE	2	GAS	1.00										
GARAGE SPACES	0	1.00																
% BSMT FIN	0	1.00																
# 1/2 BATHS	0	1.00																
# OF UNITS	1	1.00																
																EFF.YR/AGE	1941 / 82	
																COND	40 40 %	
																FUNC	0	
																ECON	0	
																DEPR	40 % GD 60	
																RCNLD	\$107,400	