

Key: 8558

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.786

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HILD JAMES R 252 CRANVIEW ROAD BREWSTER, MA 02631				20-9-0 252 CRANVIEW ROAD							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HILD JAMES R				05/12/2015	QS	389,500	28861-96				
MALONEY RICHARD E &				05/28/2008	QS	376,000	22939-259				
TOBY-WOODS LOUISE &				06/13/1997	QS	38,000	10799-174				

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	%
792	10/15/2015	77	SOLAR PANELS	5,900	05/09/2016	WFF	100	100
167	05/05/2009	7	ALTERATIONS	9,500	04/06/2010	JH	100	100
579	10/10/1997	5	OTHER	4,000	06/19/1998	BC	100	100
428	07/29/1997	5	OTHER	4,000	06/19/1998	BC	100	100
406	07/16/1997	1	NEW CONSTRUC	100,000	06/19/1998	BC	100	100

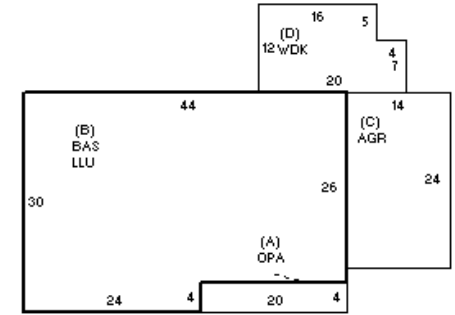
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,870	12 1.00	A 1.00	A 1.00	175,360	1.71	A	1.00	R01	0.80	191,560
350	A	1.160	12 1.00	A 1.00	A 1.00	2,100	1.00	A	1.00	TWP	1.00	2,440

TOTAL	1.800 Acres				ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12				N O T E	BOG		LAND	194,000	183,100	
St Ind	AVERAGE					BUILDING	448,300	423,300			
Infl	AVERAGE					DETACHED	0	0			
						OTHER	0	0			
							TOTAL	642,300	606,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/13/2017



BLDG COMMENTS		
MEASURE	12/13/2017	NF
LIST	12/13/2017	NF
REVIEW	4/7/2010	SEJ

OUTDOOR SHOWER
BATHROOM COUNT CHANGED TO 2 FULL FROM 1 1/2 PER SALES QUESTIONNAIRE 5/27/15 SEJ
PULL DOWN STAIRS TO ATTIC, 9 SOLAR PANELS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/13/2017	NF
MODEL	1		RESIDENTIAL			
STYLE	1	1.00	RANCH [100%]	LIST	12/13/2017	NF
QUALITY	A+	1.20	AVG + [100%]	REVIEW	4/7/2010	SEJ
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,240	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	OPA	N	OPEN PORCH	80		60.00	4,800
\$NLA(RCN)	\$430	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	B	LLU	N	LOWER LEVEL UNF	1,240		92.40	114,576
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	1,240	1997	295.80	366,792
				ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	336		50.69	17,030
				FLOOR COVER	1	HARDWOOD	1.00	D	WDK	N	WOOD DECK	220		47.04	10,349
				INT FINISH	1	PLASTER	1.00		F11	O	FPL 1S 1OP	1		9,164.40	9,164
				HEATING/COOL	2	HOT WATER	1.00								
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	533,632	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE	2001 / 22	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD	\$448,300	