Key: 8588

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8,817

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
AMARO HORTENSIA DELOS ANGELES THE HORTENSIA AMARO LIVING TR 24 CAPTAIN CONNOLLY ROAD BREWSTER, MA 02631	19-30-0	24 CAPTAIN CONNOLLY ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
AMARO HORTENSIA DELOS ANG	03/26/2018	F	1	31159-190
AMARO HORTENSIA	11/05/2002	J	232,109	15862-231
AMARO HORTENSIA &	10/15/1996	QS	146,000	10435-107

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

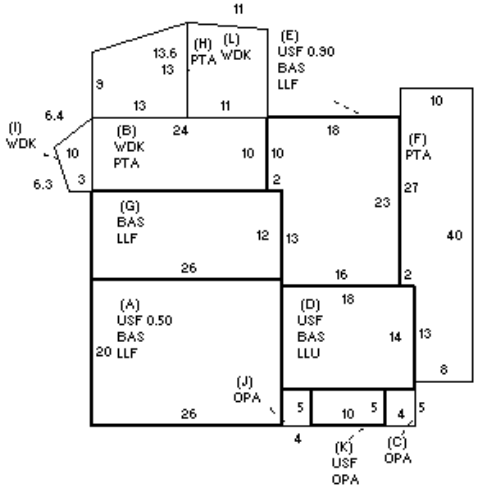
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-1248	12/08/2023	7	ALTERATIONS	20,890	06/06/2024	TCK	100	100
23-977	09/15/2023	7	ALTERATIONS	22,115	06/06/2024	TCK	100	100
854	09/27/2019	7	ALTERATIONS	44,154	07/10/2020	MR	100	100
802	09/16/2019	3	OUT BUILDING	4,581	07/10/2020	MR	100	100
564	08/03/2012	7	ALTERATIONS	5,000	01/31/2013	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	15,300	12 1.00	A 1.00	A 1.00	295,920	2.77	A 1.00	PF2 1.35			287,400

TOTAL	15,290 SF	ZONING	RR	FRNT	0
Nbhd	NBHD 12	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	287,400	341,400
BUILDING	736,200	694,900
DETACHED	5,600	5,600
OTHER	0	0
TOTAL	**1,029,200**	**1,041,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A 1.00	20 0.80			1	4,058.10	3,200
SHF	A 1.00	01 1.00	8X14	2019	112	21.39	2,400

PHOTO 06/14/2024

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	G	1.30	GOOD [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/30/2017	NF
LIST	11/30/2017	EST
REVIEW	6/14/2024	EMZ

YEAR BLT	1982	SIZE ADJ	0.970
NET AREA	3,603	DETAIL ADJ	0.950
$NLA(RCN)	$259	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	9	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$10,115
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	2	.95

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/CL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLF	L	LOWER LEVEL FIN	832	1982	148.30	123,386
+	BAS	L	BASE AREA	1,084	1982	303.86	329,383
+	USF	L	UPPER STORY FIN	911	2002	228.89	208,522
B	PTA	N	PATIO	240		18.00	4,320
+	WDK	N	WOOD DECK	412		49.31	20,315
+	OPA	N	OPEN PORCH	90		62.89	5,660
D	LLU	N	LOWER LEVEL UNF	252		116.23	29,289
E	LLF	L	LOWER LEVEL FIN	388	2002	148.30	57,541
E	BAS	L	BASE AREA	388	2002	303.86	117,897
F	PTA	N	PATIO	374		17.00	6,358
H	PTA	N	PATIO	143		20.00	2,860
	F21	O	FPL 2S 1OP	1		13,440.40	13,440
	KIT	O	XTRA KITCHEN	1		2,873.20	2,873

TOTAL RCN	931,959

CONDITION ELEM	CD
EXTERIOR	A
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	$736,200		