Key: 882

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 910

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CANTIN NORMAN R & MARY E BOX 845 BREWSTER, MA 02631	90-35-0	5 CROSS STREET

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CANTIN NORMAN R & MARY E	05/12/1989	QS	189,000	6733-061

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

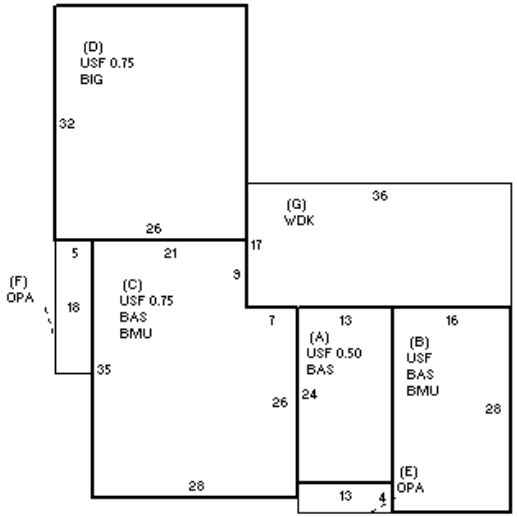
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		5	OTHER		02/16/2017	NF	100	100
448	05/18/2016	77	SOLAR PANELS	21,583	02/16/2017	NF	100	100
303	07/23/2009	2	ADD	250,000	12/16/2010	JH	100	100
267	07/02/2009	6	DEMO	4,800			100	100
NP		12	CYCLICAL NON		10/16/2007	REO	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,800	6 1.00	A 1.00	A 1.00	964,480	5.03	A 1.00	BG- 4.40			869,390

TOTAL	7,800 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 6	NOTE	PURCHASED W/87		
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	869,400	820,200
BUILDING	773,400	730,200
DETACHED	2,700	2,700
OTHER	0	0
TOTAL	**1,645,500**	**1,553,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	14X10	2016	140	21.39	2,700

PHOTO 02/16/2017

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	0.95	CONTEMPOR [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	2/16/2017	NF
LIST	4/26/2010	JH
REVIEW	3/1/2017	TD

BLDG COMMENTS
28 SOLAR PANELS
GENERATOR

YEAR BLT	1960	SIZE ADJ	0.970
NET AREA	3,593	DETAIL ADJ	1.000
$NLA(RCN)	$276	OVERALL	0.980

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	$13,759
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	1.00
# OF UNITS	1	1.00

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	1	HARDWOOD	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
+	BAS	L	BASE AREA	1,677	1960	269.94	452,689
+	USF	L	UPPER STORY FIN	1,292	1960	175.48	226,719
+	BMU	N	BSMT UNFINISHED	1,365		61.99	84,611
D	BIG	N	BUILT-IN GARAGE	832		54.25	45,136
D	USF	L	UPPER STORY FIN	624	2009	175.48	109,499
+	OPA	N	OPEN PORCH	142		57.04	8,099
G	WDK	N	WOOD DECK	612		44.72	27,366
	F21	O	FPL 2S 1OP	1		11,579.40	11,579
	GFP	O	GAS FIREPLACE	1		3,565.90	3,566
	MST	O	MAS/METAL STACK	1		5,734.40	5,734
	ODS	O	OUTDOOR SHOWER	1		2,754.80	2,755

TOTAL RCN	991,512

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

EFF.YR/AGE	1989 / 34		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD	$773,400		