

Key: 888

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 916

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CURRENT OWNER				PARCEL ID				LOCATION					
BUNDOCK JOHN E & DONNA F BOX 334 BREWSTER, MA 02631				90-83-0				168 NELSON STREET					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
BUNDOCK JOHN E & DONNA F				11/06/2014	QS	595,000	28493-69						
W A CAPE HOUSE LLC				05/12/2004	F	1	18580-025						
BRENNAN KEVIN W &				04/21/2004	QS	420,000	18479-223						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,640 6	1.00	A	1.00	A	1.00	964,480	5.13	A	1.00	BG- 4.40	868,180

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	%
632	07/15/2016	7	ALTERATIONS	45,000	05/17/2018	NF	100	100
800	10/16/2015	2	ADD		04/26/2016	WFF	100	100
800	10/16/2015	2	ADD	30,000	04/26/2016	WFF	100	100
102	02/23/2015	7	ALTERATIONS	10,000	04/26/2016	WFF	100	100
754	12/07/2001	2	ADD	15,000	05/30/2002	LB	100	100

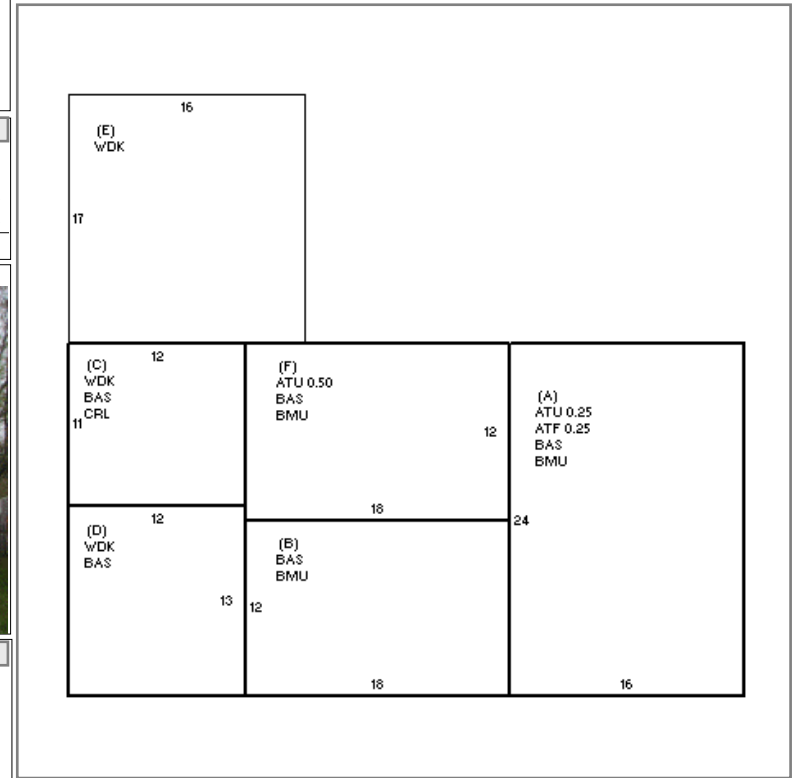
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TOTAL	7,623 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	N O T E				LAND	868,200	819,100
St Ind	AVERAGE					BUILDING	333,300	318,900
Infl	AVERAGE					DETACHED	1,200	1,200
						OTHER	0	0
TOTAL							1,202,700	1,139,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	10X8		80	22.01	1,200



BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	2/16/2017	NF
MODEL	1		RESIDENTIAL	LIST	2/16/2017	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	6/12/2018	TD
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,104	DETAIL ADJ	1.000
\$NLA(RCN)	\$382	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		4	1.00
BEDROOMS		1	1.00
BATHROOMS		2	1.00
FIXTURES		7	\$9,737
GARAGE SPACES		0	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	+	BMU	N	BSMT UNFINISHED	816		63.13	51,514
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	516	1974	271.67	140,181
ROOF SHAPE	1	GABLE	1.00	A	ATF	N	ATTIC FINISH	96		82.39	7,909
ROOF COVER	1	ASPH/CMP SH	1.00	A	ATU	N	ATTIC UNF	96		57.13	5,485
FLOOR COVER	2	SOFTWOOD	1.00	+	BAS	L	BASE AREA	432	1974	271.67	117,361
INT FINISH	2	DRYWALL	1.00	C	CRL	N	BSMT CRAWL	132		32.49	4,289
HEATING/COOL	11	HTWT/CL AIR	1.05	D	BAS	L	BASE AREA	156	2015	271.67	42,381
FUEL SOURCE	2	GAS	1.00	+	WDK	N	WOOD DECK	560		41.94	23,489
				F	ATU	N	ATTIC UNF	108		57.14	6,171
					F21	O	FPL 2S 1OP	1		10,861.60	10,862
					ODS	O	OUTDOOR SHOWER	1		2,584.10	2,584

TOTAL RCN	421,961
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1991 / 32
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$333,300