

Key: 894

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 921

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
LITWINOWICH JAMES & ANN M LIFE ESTATE 58 CIMARRON LANE HOLDEN, MA 01520		90-73-0		145 NELSON STREET	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
LITWINOWICH JAMES & ANN M		02/22/2022	F	100	34922-122
LITWINOWICH JAMES & ANN M		02/08/2022	F	100	34891-180
LITWINOWICH JAMES & ANN		06/12/2017	A	100	30549-152

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	%
SR22-9	06/27/2022	3	OUT BUILDING	5,800	04/12/2023	MR	100	100
		14	CYCLICAL GRO		12/03/2020	NF	100	100
699	10/15/2020	7	ALTERATIONS	2,249	12/03/2020	NF	100	100
683	09/05/2017	7	ALTERATIONS	8,000	05/17/2018	NF	100	100
386	05/12/2017	7	ALTERATIONS	3,000	05/17/2018	NF	100	100

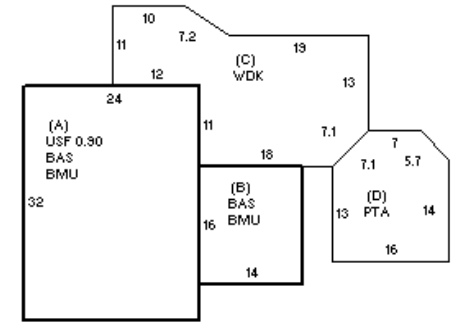
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,650 6	1.00	A	1.00	A	1.00	964,480	5.13	A	1.00	BG- 4.40	868,270

TOTAL	7,650 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE				LAND	868,300	819,200
St Ind	AVERAGE		LAND	402,800	385,200			
Infl	AVERAGE		BUILDING	2,600	2,500			
			OTHER	0	0			
						TOTAL	1,273,700	1,206,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 01 1.00	10X12	2022	120	21.39	2,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/3/2020	NF
MODEL	1		RESIDENTIAL	LIST	5/31/2018	NF
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/12/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	503,555
NET AREA	1,683	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	992		59.59	59,113	CONDITION ELEM	CD
\$NLA(RCN)	\$299	OVERALL	1.010	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	992	1974	268.88	266,731	EXTERIOR	V
				ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	691	1974	185.69	128,309	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SH	1.00	C	WDK	N	WOOD DECK	538		39.59	21,301	KITCHEN	V
				FLOOR COVER	6	OTHER	1.00	D	PTA	N	PATIO	268		14.45	3,873	BATHS	A
				INT FINISH	2	DRYWALL	1.00		F22	O	FPL 2S 2OP	1		12,596.70	12,597	HEAT/ELEC	A
				HEATING/COOL	14	ELECT BB+AC	1.01		ODS	O	OUTDOOR SHOWER	1		2,439.20	2,439		
				FUEL SOURCE	3	ELECTRIC	0.95										
CAPACITY		UNITS	ADJ														
STORIES		1.9	1.00														
ROOMS		6	1.00														
BEDROOMS		3	1.00														
BATHROOMS		2	1.00														
FIXTURES		7	\$9,191														
GARAGE SPACES		0	1.00														
% BSMT FIN		0	1.00														
# 1/2 BATHS		0	1.00														
# OF UNITS		1	1.00														
EFF.YR/AGE		1993 / 30															
COND	20	20 %															
FUNC	0																
ECON	0																
DEPR	20	% GD	80														
RCNLD				\$402,800													