

Key: 895

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 922

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SMALKAIS SUSAN M TRUSTEE MONTGOMERY NOMINEE TRUST P O BOX 1678 BREWSTER, MA 02631				90-55-0				164 WINSLOW LANDING ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SMALKAIS SUSAN M TRUSTEE				01/22/2008	DC		22617-189				
MONTGOMERY MARY MARGARET				12/21/1995	A	100	9981-99				

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	%
33	01/23/2008	3	OUT BUILDING	3,500	04/08/2009	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	6,840 6	1.00	A	1.00	A	1.00	964,480	5.68	A	1.00	BG- 4.40	860,070

TOTAL	6,840 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE	LAND	860,100	811,400			
St Ind	AVERAGE		BUILDING	104,300	100,000			
Infl	AVERAGE		DETACHED	2,800	2,700			
			OTHER	0	0			
			<b>TOTAL</b>	<b>967,200</b>	<b>914,100</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10 0.90	10 X 12	2008	120	25.67	2,800



BUILDING	CD	ADJ	DESC	MEASURE	11/20/2020	NF
MODEL	1		RESIDENTIAL	LIST	11/15/2007	REO
STYLE	6	1.05	COTT/BUNGLW [100%]	REVIEW	1/8/2021	MR
QUALITY	L	0.75	LOW COST [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	696	DETAIL ADJ	1.000
\$NLA(RCN)	\$231	OVERALL	0.950
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	4	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$2,779	
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
FOUNDATION	2	SLAB	0.95
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	3	WD PANEL	1.00
HEATING/COOL	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	336		21.63	7,269
+	BAS	L	BASE AREA	696	1960	207.25	144,243
C	PTA	N	PATIO	496		9.06	4,495
	ODS	O	OUTDOOR SHOWER	1		1,720.70	1,721

TOTAL RCN	160,506
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1963 / 60
COND	35 35 %
FUNC	0
ECON	0
DEPR	35 % GD 65
RCNLD	\$104,300

