Key: 902

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 929

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LEKAS THEODORE P JR & LEKAS JOANNE K PO BOX 606 BREWSTER, MA 02631	90-147-0	29 GILBERT ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LEKAS THEODORE P JR &	09/26/2023	F	10	36000-259
LEKAS THEODORE JR & JOANN	04/21/1992	XX	100,000	7980-287

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

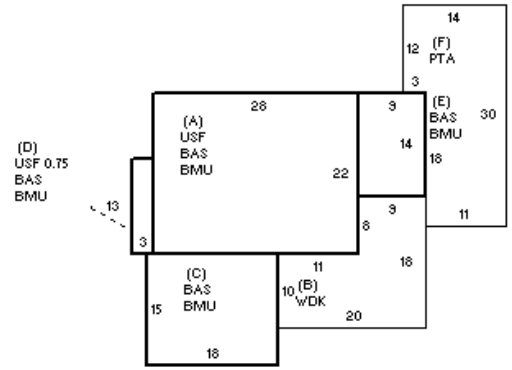
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-1099	10/19/2023	7	ALTERATIONS	2,800	04/25/2024	NF	100	100
		14	CYCLICAL GRO		11/25/2020	NF	100	100
841	09/14/2016	7	ALTERATIONS	4,000	02/15/2017	NF	100	100
840	10/23/2015	7	ALTERATIONS	7,000	04/26/2016	WFF	100	100
NP		12	CYCLICAL NON		10/24/2007	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,500	6 1.00	A 1.00	A 1.00	767,200	4.65	A 1.00	BAV 3.50			696,580

TOTAL	8,500 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 6	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	696,600	657,200
BUILDING	453,600	434,200
DETACHED	1,600	1,600
OTHER	0	0
TOTAL	**1,151,800**	**1,093,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	8X10		80	22.01	1,600

PHOTO 05/18/2024

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/25/2020	NF
LIST	10/24/2007	JH
REVIEW	5/18/2024	EMZ

YEAR BLT	1958	SIZE ADJ	1.000
NET AREA	1,696	DETAIL ADJ	1.000
$NLA(RCN)	$366	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$9,922
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	5	OTHER	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	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,051		71.82	75,484
+	BAS	L	BASE AREA	1,051	1958	332.36	349,312
A	USF	L	UPPER STORY FIN	616	1997	233.85	144,054
B	WDK	N	WOOD DECK	272		49.86	13,562
D	USF	L	UPPER STORY FIN	29	1958	233.87	6,782
F	PTA	N	PATIO	366		17.19	6,291
	F21	O	FPL 2S 1OP	1		12,912.10	12,912
	ODS	O	OUTDOOR SHOWER	1		3,071.90	3,072

TOTAL RCN	621,391

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

EFF.YR/AGE	1979 / 44	
COND	27	27 %
FUNC	0	
ECON	0	
DEPR	27	% GD 73
RCNLD		$453,600