Key: 908

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 935

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MONTGOMERY MARY R TRUSTEE MONTGOMRY FAMILY NOMINEE TRUST PO BOX 1678 BREWSTER, MA 02631	90-54-0	170 WINSLOW LANDING ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MONTGOMERY MARY R TRUSTEE	11/29/1995	F	100	9948-88

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

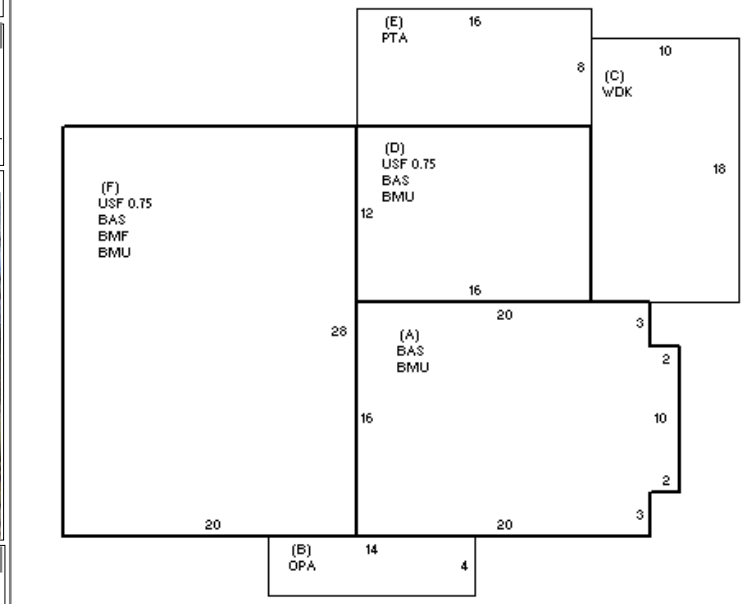
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
214	03/18/2022	7	ALTERATIONS	5,492	02/24/2023	TCK	100	100
205	03/08/2019	7	ALTERATIONS	5,000	07/14/2020	NF	100	100
614	12/06/2010	7	ALTERATIONS	1,334	12/16/2010	JH	100	100
NP		12	CYCLICAL NON		10/17/2007	REO	100	100
215	03/30/2007	5	OTHER	5,000	10/17/2007	REO	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,387	6 1.00	A 1.00	A 1.00	964,480	6.05	A 1.00	BG- 4.40			855,620

TOTAL	6,387 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 6	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	855,600	807,200
BUILDING	536,300	506,500
DETACHED	800	800
OTHER	0	0
TOTAL	**1,392,700**	**1,314,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	6X8		48	22.94	800

PHOTO 02/24/2023

BLDG COMMENTS

BMF=REC RM (PER PLANS)

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	12/4/2020	NF
LIST	10/17/2007	REO
REVIEW	3/28/2023	EMZ

YEAR BLT	1993	SIZE ADJ	1.000
NET AREA	1,656	DETAIL ADJ	1.000
$NLA(RCN)	$386	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	$13,104
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	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	3	W/W CARPET	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
+	BMU	N	BSMT UNFINISHED	1,092		71.14	77,689
A	BAS	L	BASE AREA	340	1993	329.23	111,937
B	OPA	N	OPEN PORCH	56		63.00	3,528
C	WDK	N	WOOD DECK	180		49.39	8,891
+	BAS	L	BASE AREA	752	1993	329.23	247,577
+	USF	L	UPPER STORY FIN	564	1993	234.01	131,983
E	PTA	N	PATIO	128		20.03	2,564
F	BMF	N	BSMT FINISH	560		50.82	28,460
	F11	O	FPL 1S 1OP	1		9,622.60	9,623
	ODS	O	OUTDOOR SHOWER	1		3,042.90	3,043

TOTAL RCN	638,398
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	2001 / 22		
COND	16	16 %	
FUNC	0		
ECON	0		
DEPR	16	% GD	84
RCNLD	$536,300		