Key: 93

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 98

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RODRIGUEZ HECTOR TRUSTEE &	37-11-0	416 PAINES CREEK ROAD
QUINTIN TRACI LEE TRUSTEE		
416 PAINES CREEK ROAD		
BREWSTER, MA 02631		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RODRIGUEZ HECTOR TRUSTEE	12/01/2022	F	100	35515-245
RODRIGUEZ HECTOR ANTONIO	07/15/2021	F	100	34296-3
RODRIGUEZ HECTOR ANTONIO	08/19/2020	U	305,000	33182-98

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

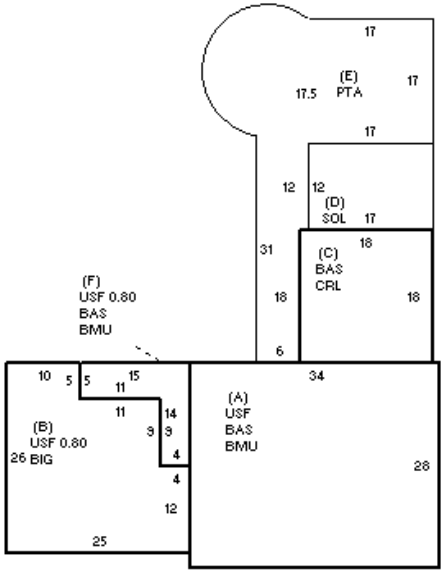
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
SR22-1	06/27/2022	3	OUT BUILDING	10,000	02/22/2023	TCK	100	100
507	08/07/2020	1	NEW CONSTRUC	300,000	02/22/2023	TCK	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,000	1 1.00	A 1.00	A 1.00	767,200	2.41	A 1.00	R12 3.50			765,270

TOTAL	18,000 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 1	NOTE	FY21 #416		
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	765,300	577,600
BUILDING	910,700	868,700
DETACHED	3,500	3,400
OTHER	0	0
TOTAL	**1,679,500**	**1,449,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	01 1.00	12X14	2021	168	20.77	3,500

PHOTO 02/22/2023

BLDG COMMENTS

INFO @ DOOR 5/17/2022

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	5/17/2022	TCK
LIST	5/17/2022	EST
REVIEW	3/27/2023	EMZ

YEAR BLT	2021	SIZE ADJ	0.990
NET AREA	2,859	DETAIL ADJ	1.000
$NLA(RCN)	$325	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	$13,478
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	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	2	HIP	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	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	1,063		72.44	77,008
+	BAS	L	BASE AREA	1,387	2021	316.27	438,666
+	USF	L	UPPER STORY FIN	1,472	2021	207.00	304,705
B	BIG	N	BUILT-IN GARAGE	539		63.86	34,419
C	CRL	N	BSMT CRAWL	324		38.96	12,623
D	SOL	N	SOLARIUM	204		148.96	30,388
E	PTA	N	PATIO	710		15.30	10,864
	GEN	O	GENERATOR	1		0.00	
	GFP	O	GAS FIREPLACE	1		4,010.80	4,011
	ODS	O	OUTDOOR SHOWER	1		3,098.50	3,099

TOTAL RCN	929,260

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

EFF.YR/AGE	2021 / 2		
COND	2 2 %		
FUNC	0		
ECON	0		
DEPR	2	% GD	98
RCNLD	$910,700		