Key: 981

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.089

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WAAS IRENE MATUS TRUSTEE **P O BOX 1500** **BREWSTER, MA 02631**	**115-30-0**	**100 HILLBOURNE TERRACE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WAAS IRENE MATUS TRUSTEE	12/12/2018	F	100	(218130)
WAAS IRENE MATUS	08/16/1994	A	100	(134729)

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

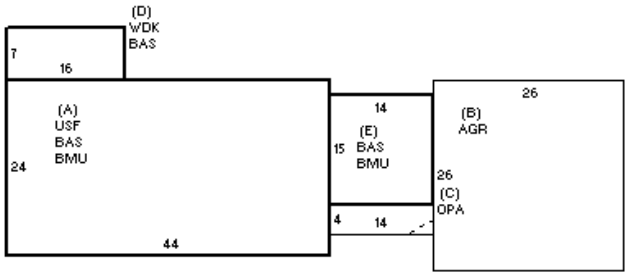
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		14	CYCLICAL GRO		01/29/2021	NF	100	100
728	12/16/2011	7	ALTERATIONS	16,000	03/01/2012	MR	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	28,411	8 1.00	8-C 1.00	A 1.00	526,080	1.68	A 1.00	R17 2.40			577,480

TOTAL	28,411 SF	ZONING	RR	FRNT	0
Nbhd	NBHD 8	NOTE			
St Ind	HILLBOURNE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	577,500	544,800
BUILDING	589,300	556,800
DETACHED	0	0
OTHER	0	0
TOTAL	**1,166,800**	**1,101,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/29/2021

BLDG COMMENTS

INFO @ DOOR (1/29/2021)

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/29/2021	NF
LIST	1/29/2021	EST
REVIEW	3/2/2021	MR

YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	2,434	DETAIL ADJ	1.000
$NLA(RCN)	$319	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	4	1.00
FIXTURES	12	$18,533
GARAGE SPACES	2	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	4	VINYL	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	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	1,266		64.55	81,726
A	USF	L	UPPER STORY FIN	1,056	1985	209.50	221,228
B	AGR	N	ATT GARAGE	676		44.04	29,768
C	OPA	N	OPEN PORCH	56		59.40	3,326
+	BAS	L	BASE AREA	1,378	1985	292.84	403,536
D	WDK	N	WOOD DECK	112		46.57	5,215
	F21	O	FPL 2S 1OP	1		12,059.40	12,059

TOTAL RCN	775,392

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

EFF.YR/AGE	1985 / 38		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$589,300