

Key: 1091

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.047

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
MELLETT PETER J & CASSIDY HELEN T PO BOX 5 NO TRURO, MA 02652-0005		36-206-0	4 STANDISH WAY			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
MELLETT PETER J & BENS ALICE P		12/06/2001	QS	85,000	14536-136	
		12/06/2001	99		14536-135	
		05/16/2000	A		13012-019	


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	%
09-205	11/20/2009	7	GARAGE	40,000	04/27/2011	MR	100	100
03-229	11/20/2003	1	SINGLE FAM R	200,000	07/15/2005	FC	100	100

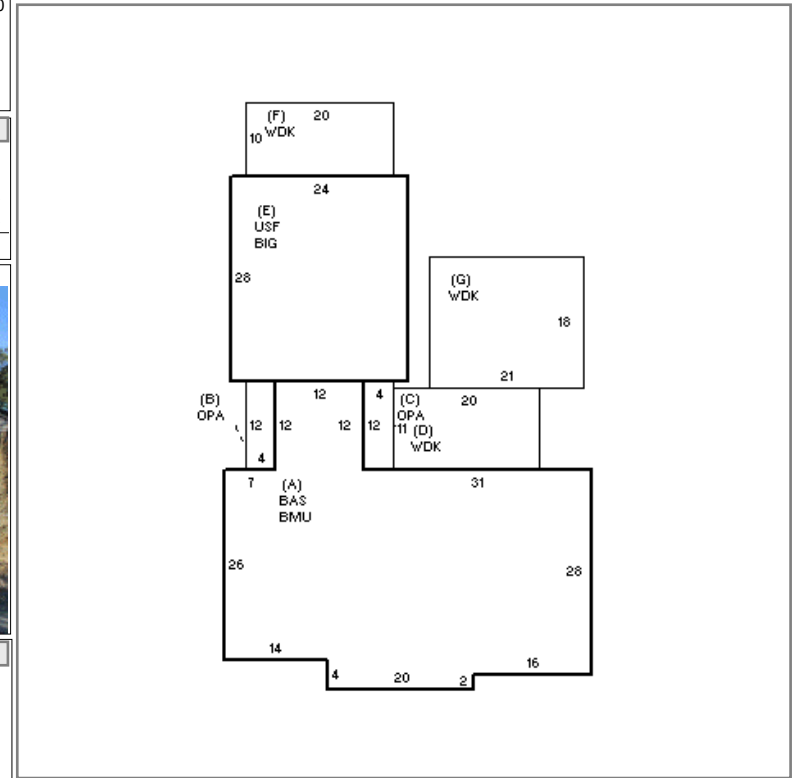
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	288,080	1.00	1	1.00	R02	0.80	223,260
300	A	0.005	11	1.00	1	22,000	1.00	1	1.00	R02	0.80	110

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	223,400	194,200
Inf1	NO ADJ		BUILDING	688,000	591,100			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	911,400	785,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								01/31/2020
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/31/2020	LG	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	5/6/2011	MR	09-205=2-CAR GAR W/ BR+BATH ABOVE=N/S
STYLE	1	1.00	RANCH [100%]	REVIEW	5/25/2011	MR	
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

LOADING

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	838,987	
NET AREA	2,228	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,556		65.60	102,072	CONDITION ELEM	CD	
\$NLA(RCN)	\$377	OVERALL	1.020	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	1,556	2004	303.76	472,645			
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	96		91.49	8,783			
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	798		45.98	36,689			
				FLOOR COVER	4	TILE	1.00	E	BIG	N	BUILT-IN GARAGE	672		73.77	49,575			
				INT. FINISH	2	DRYWALL	1.00	E	USF	L	UP-STRY FIN	672	2004	241.40	162,223			
				HEATING/COOLING	3	RADIANT	1.02		ODS	O	OUT DOOR SHOWER			0.00				
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES(FAR)		1	1.00															
ROOMS		7	1.00															
BEDROOMS		3	1.00															
BATHROOMS		3	1.00															
FIXTURES		10	\$7,000															
UNITS		0	1.00															
																EFF.YR/AGE	2004 / 18	
																COND	18 18 %	
																FUNC	0	
																ECON	0	
																DEPR	18 % GD 82	
																RCNLD	\$688,000	