

Key: 1219

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.205

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MAYS ERIC K & JILL H PO BOX 43 NO TRURO, MA 02652-0043				39-91-0				13 PRIEST RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MAYS ERIC K & JILL H				03/12/1998	QS	208,000	11280-038				
DILL REALTY TRUST THE				08/05/1997	99		10886-215				

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	522,145	1.00	1	1.00	V4	1.45	404,660
300	A	0.455	11	1.00	1	39,875	1.00	1	1.00	V4	1.45	18,140

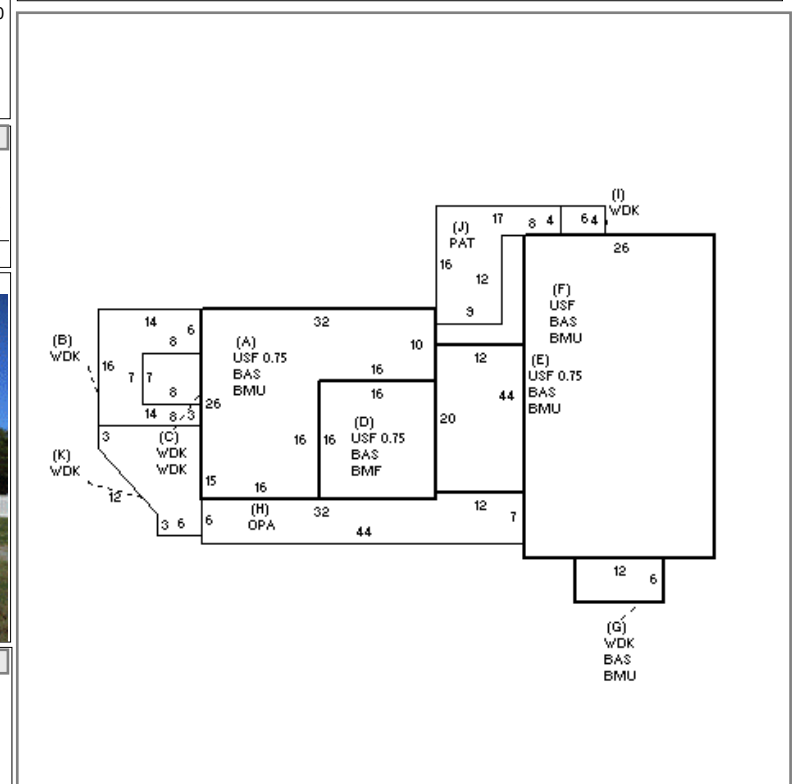
TOTAL	1.230 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE			LAND	422,800	367,600	
Inf1	NO ADJ		BUILDING	1,585,600	1,311,300			
Inf2	NO ADJ		DETACHED	4,000	3,700			
			OTHER	0	0			
				TOTAL		2,012,400	1,682,600	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 10*8	2009	80	16.47	1,000
SHF	G+	1.25	A+ 0.80 12*16	2019	192	19.43	3,000



BLDG COMMENTS
 BMF=FAM RM W/ CARPET+DRYWALL+SUSP CLG.
 HEAT= GEOTHERMAL HEAT PUMP IN 2012
 ADDN+GAS FHA/CENTRAL AIR IN ORIG SEC.
 11/9/2021 Owner confirmed interior data at door (C-19).

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	%
19-130X	05/01/2019	4	REHAB	18,160	07/19/2019	LG	100	100
18-394X	11/06/2018	6	SHED	9,262	03/13/2019	LG	100	100
FY2018		35	RES EXEMPT		10/01/2017		0	0
17-134	05/16/2017	4	REHAB	28,890	11/17/2017	LG	100	100
16-293X	12/08/2016	90	BP NVC	700	07/19/2018	JN	100	100



BUILDING	CD	ADJ	DESC	MEASURE	11/9/2021	LG
MODEL	1		RESIDENTIAL	LIST	11/9/2021	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	4,236	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,032		86.97	176,718
\$NLA(RCN)	\$462	OVERALL	1.140	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	832	1974	417.89	347,685
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	624	1974	328.07	204,716
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	526		67.29	35,394
				FLOOR COVER	2	SOFTWOOD	1.00	D	BMF	N	BSMT FINISH	256		213.28	54,600
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BAS AREA	1,456	2012	417.89	608,449
				HEATING/COOLING	8	HEAT PUMP	1.04	+	USF	L	UP-STRY FIN	1,324	2012	328.07	434,367
				FUEL SOURCE	7	OTHER	1.00	H	OPA	N	OPEN PORCH	276		104.80	28,924
								J	PAT	N	PATIO	176		24.82	4,368
									F21	O	FPL 2S 1OP	1		22,461.10	22,461
									F22	O	FPL 2S 2OP	1		31,445.00	31,445
									ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	1,957,527
CONDITION ELEM	CD
EFF.YR/AGE	2003 / 19
COND	19 19 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$1,585,600