

Key: 1242

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.230

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PHILLIPS STEVEN E & PAULA MONR PO BOX 782 NO TRURO, MA 02652-0782				39-115-0				21 TURNSTONE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PHILLIPS STEVEN E & PAULA				11/06/1981	QS	26,000	(87312)				

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	%
FY2018 07-115	06/06/2007	35 6	RES EXEMPT SHED	13,000	10/01/2017 05/13/2008	JH	100	0 100

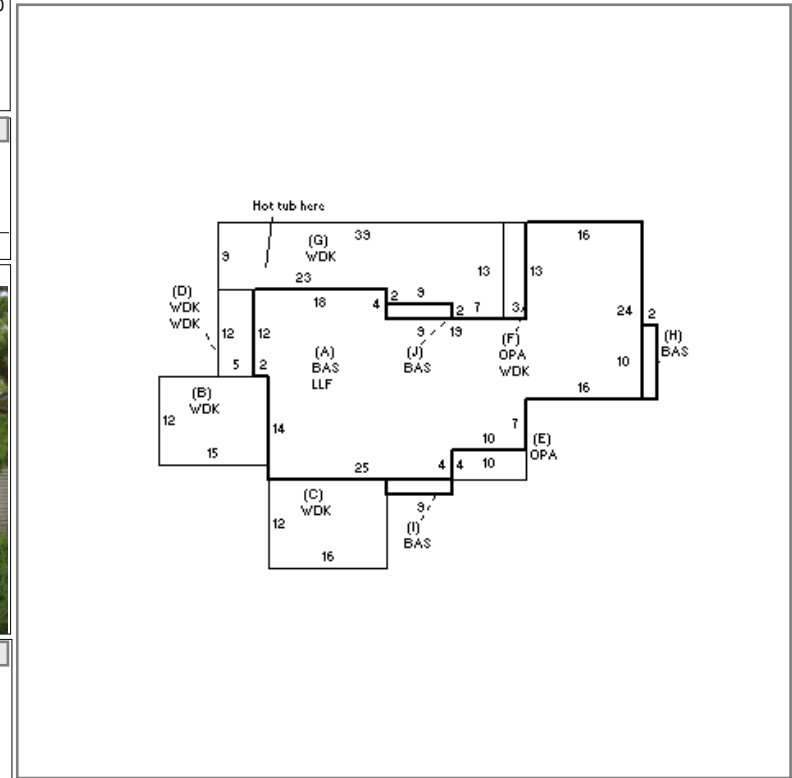
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11A	1.00	1	1.00	1	1.00	V10	2.30		641,880
300	A	0.475	11A	1.00	1	1.00	1	1.00	V10	2.30		30,040

TOTAL	1.250 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SHEARWATER	NOTE	LAND	671,900	584,200	BUILDING	656,900	536,700
Inf1	NO ADJ		DETACHED	19,900	18,900	OTHER	0	0
Inf2	NO ADJ		TOTAL	1,348,700	1,139,800			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18	G 0.90 10*14	2007	140	18.89	2,400
SHF	G	1.18	G 0.90 12*14	2007	168	18.34	2,800
HTB	M	0.60	A 0.75 6*6		12	1,638.24	14,700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/11/2018	LG
MODEL	1		RESIDENTIAL	LIST	9/11/2009	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/7/2021	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY09 CHGS PER 5/08 BP INSPEC (LLF=2BR+LAUNDRY +MECH RM PER OWNER BUT DID NOT HAVE ACCESS.)

G

YEAR BLT	1982	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	952,096
NET AREA	2,460	DETAIL ADJ	1.000	FOUNDATION			1.00	A	LLF	L	LOWER LEVEL FIN	1,202	1982	274.50	329,955	CONDITION ELEM	CD
\$NLA(RCN)	\$387	OVERALL	1.050	EXT. COVER	2	CLAPBOARD	1.00	+	WDK	N	ATT WOOD DECK	928		63.58	58,998		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	79	126.51	9,994		
STORIES(FAR)	1	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	1,258	1982	424.22	533,671			
ROOMS	0	1.00	FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 1OP	1		15,279.00	15,279			
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER	1		0.00				
BATHROOMS	2	1.00	HEATING/COOLING	5	ELECTRIC	0.95											
FIXTURES	6	\$4,200	FUEL SOURCE	3	ELECTRIC	1.00											
UNITS	0	1.00															
																EFF.YR/AGE	1983 / 39
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$656,900