Key: 1252

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1,240

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GLOTT CYNTHIA &	39-127-0	23 SHORE RD
BOLIN SANDRA		
PO BOX 662		
NO TRURO, MA 02652		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GLOTT CYNTHIA &	01/15/2013	V	453,000	27043-280
SAGARINO DAVID J & DONALD	03/15/2011	99		25319-87
SUTHERLAND DONALD J ESTAT	06/22/2010	99		1508-450+

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	%
13-063	03/22/2013	4	REHAB	145,000	11/06/2013	FC	100	100
	01/24/2012	30	CHECK DATA		02/07/2012	FC	100	100
10-208	10/15/2010	90	BP NVC	16,900	02/07/2012	FC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.440	11 1.00	1 1.00	1 1.00	414,115	1.48	1 1.00	R04 1.15			269,670

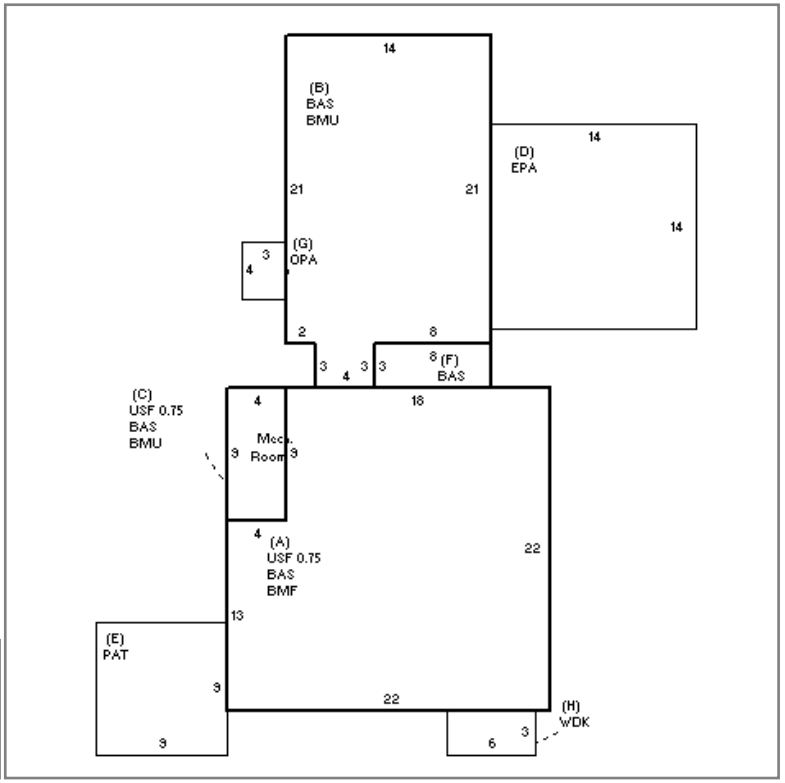
TOTAL	19,166 SF	ZONING	RES	FRNT	0
Nbhd	NORTH TRURO	NOTE			
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	269,700	234,500
BUILDING	426,300	361,900
DETACHED	0	0
OTHER	0	0
TOTAL	**696,000**	**596,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/08/2022



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.20	OLD STYLE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	2/7/2022	LG
LIST	2/7/2022	LG
REVIEW	4/6/2021	MR

BLDG COMMENTS

No vehicle access from Shore Road - access via Church Way (brings you to rear of house).

YEAR BLT	1840	SIZE ADJ	1.040
NET AREA	1,177	DETAIL ADJ	1.000
$NLA(RCN)	$517	OVERALL	1.220

CAPACITY	UNITS	ADJ
STORIES(FAR)	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2.5	1.00
FIXTURES	8	$5,600
UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	4	WOOD SHAKES	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMF	N	BSMT FINISH	448		181.27	81,211
+	USF	L	UP-STRY FIN	363	1840	304.88	110,672
+	BMU	N	BSMT UNFINISHED	342		103.65	35,448
D	EPA	N	ENCL PORCH	196		167.18	32,768
E	PAT	N	PATIO	81		25.53	2,068
+	BAS	L	BAS AREA	814	1840	385.41	313,720
G	OPA	N	OPEN PORCH	12		178.16	2,138
H	WDK	N	ATT WOOD DECK	18		137.24	2,470
	F21	O	FPL 2S 1OP	1		19,090.40	19,090
	MST	O	MASONRY STACK	1		3,817.80	3,818
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	609,003

CONDITION ELEM	CD

EFF.YR/AGE	1990 / 32	
COND	30	30 %
FUNC	0	
ECON	0	
DEPR	30	% GD 70
RCNLD		$426,300