

Key: 1281

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.279

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
NOONS LINDA JANE PO BOX 2 TRURO, MA 02666-0002				39-156-0				16 PETERS POND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
NOONS LINDA JANE				03/22/1999	A			12139-027			
NOONS DONALD W				07/02/1997	H			10833-307			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17-328	12/12/2017	1	SINGLE FAM R	30,000	12/10/2019	LG	100	100
SS15-6	12/31/2013	50	SPLIT SUB		08/15/2014	ER	100	100
03-158	09/28/2003	1	SINGLE FAM R	125,000	08/29/2005	WL	100	100

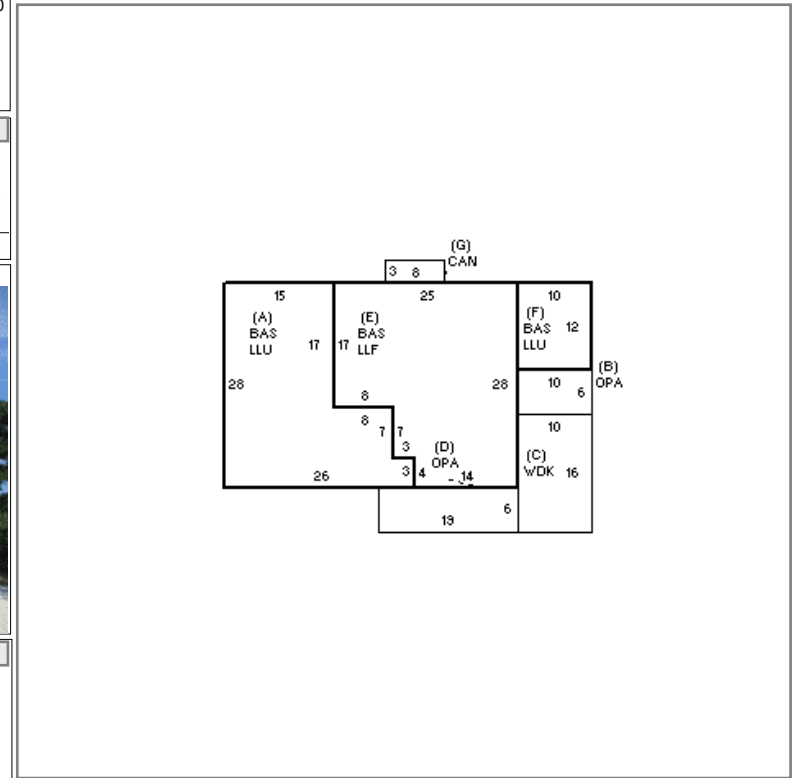
LAND

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	1.00	1	1.00	R03	1.00		279,080
300	A	0.421	11	1.00	1	1.00	1	1.00	R03	1.00		11,580

DETACHED

TOTAL	1.196 Acres	ZONING	RES	FRNT	343	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	Parcel Houses 16, 16A, 16B & 16C. FY15 LOT COMBINATION WITH 39-160.			LAND	290,700	252,700
Inf1	NO ADJ		BUILDING	507,000	435,500			
Inf2	NO ADJ		DETACHED	1,900	1,800			
			OTHER	273,300	235,000			
TOTAL			1,072,900	925,000				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 A	0.75 @ BLDG 3 8*1		80	19.44	1,200
SHF	A	1.00 A	0.75 @ BLDG 2 7*8		56	16.47	700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/28/2022	LG
MODEL	1		RESIDENTIAL	LIST	4/12/2013	FC
STYLE	1	1.00	RANCH [100%]	REVIEW	4/6/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
#16 is Upper Floor. #16B=Lower Level. PER 4/12/2013 LIST, LLF=STUDIO APT WITH KITCH W/ STOVE AND FULL BATH.

LOADING

YEAR BLT	2003	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	625,971		
NET AREA	1,840	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	LLU	N	LOWER LEVEL UNF	640		149.49	95,674	CONDITION ELEM	CD		
\$NLA(RCN)	\$340	OVERALL	0.969	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,240	2003	294.37	365,017				
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	174		72.52	12,618				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	WDK	N	ATT WOOD DECK	160		55.88	8,940				
				FLOOR COVER	3	W/W CARPET	1.00	E	LLF	L	LOWER LEVEL FIN	600	2003	203.68	122,209				
				INT. FINISH	2	DRYWALL	1.00	G	CAN	N	CANOPY	24		45.30	1,087				
				HEATING/COOLING	2	HOT WATER	1.02		KIT	O	XTRA KITCHEN	1		16,224.70	16,225				
				FUEL SOURCE	1	OIL	1.00												
																EFF.YR/AGE	2003 / 19		
																COND	19 19 %		
																FUNC	0		
																ECON	0		
																DEPR	19	% GD	81
																RCNLD	\$507,000		

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LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
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TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%


LAND

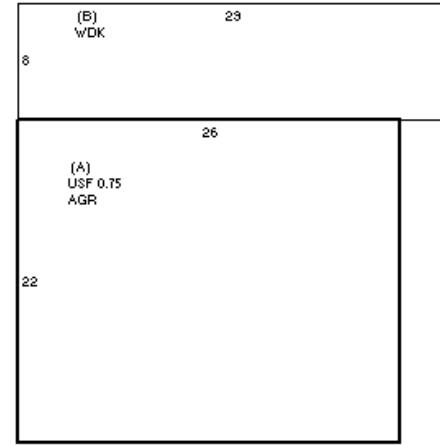
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	147,600	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/28/2022





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/28/2022	LG
MODEL	1		RESIDENTIAL	LIST	4/12/2013	FC
STYLE	4	1.10	CAPE [100%]	REVIEW	4/6/2021	MR
QUALITY	A	1.00	AVERAGE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	#16A. STUDIO APT ABOVE GARAGE. PER 4/12/2013 LIST, HAS KITCH W/ STOVE. HAS RINNAI GAS HEATER IN KITCH/LR/BR, AND ELEC BB IN BATH.		

G

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	182,256
NET AREA	429	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	A	AGR	N	ATTACHED GARAGE	572		97.61	55,831	CONDITION ELEM	CD
\$NLA(RCN)	\$425	OVERALL	1.080	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	429	2003	258.21	110,772		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	W/DK	N	ATT WOOD DECK	232		58.42	13,553		
STORIES(FAR)		1.75	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS		2	1.00	FLOOR COVER	3	W/W CARPET	1.00										
BEDROOMS		1	1.00	INT. FINISH	2	DRYWALL	1.00										
BATHROOMS		1	1.00	HEATING/COOLING	7	FL./WALL FURN.	0.98										
FIXTURES		3	\$2,100	FUEL SOURCE	2	GAS	1.00										
UNITS		1	1.00														
																EFF.YR/AGE	2003 / 19
																COND	19 19%
																FUNC	0
																ECON	0
																DEPR	19 % GD 81
																RCNLD	\$147,600

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TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1090	100	MULTIPLE HSES					3	3 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


LAND

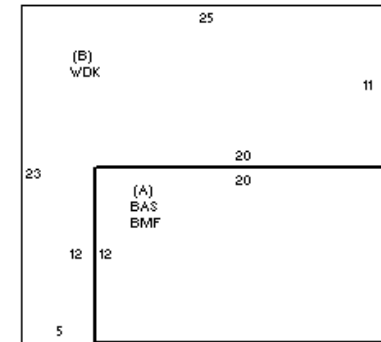
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	125,700	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/07/2020





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/7/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/7/2020	LG
STYLE	1	1.00	RANCH [100%]	REVIEW	4/6/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
 #16C. Upper floor has high clg, small storage loft area, laminate floors, fridge & large K sink, no oven, BA with shwr. Rinnai heater in BMF. BMF finished with spiral stairs to upper floor.

G

YEAR BLT	2019	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	129,589
NET AREA	240	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	A	BMF	N	BSMT FINISH	240		145.73	34,975	CONDITION ELEM	CD
\$NLA(RCN)	\$540	OVERALL	1.020	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	240	2019	309.83	74,359		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	WDK	N	ATT WOOD DECK	335		52.11	17,455		
STORIES(FAR)		2	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS		2	1.00	FLOOR COVER	6	OTHER	1.00										
BEDROOMS		1	1.00	INT. FINISH	2	DRYWALL	1.00										
BATHROOMS		1	1.00	HEATING/COOLING	3	RADIANT	1.02										
FIXTURES		4	\$2,800	FUEL SOURCE	2	GAS	1.00										
UNITS		0	1.00														
																EFF.YR/AGE	2019 / 3
																COND	03 03 %
																FUNC	0
																ECON	0
																DEPR	3 % GD 97
																RCNLD	\$125,700