

Key: 1289

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.289

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
WARM SALT BREEZE REALTY TRUST TRS:NOONS-ROSE LINDA JANE ETAL PO BOX 2 TRURO, MA 02666				39-164-0				1 SAND PIT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WARM SALT BREEZE REALTY T				12/18/2017	F	100	30969-69				
WARM SALT BREEZE LLC				09/01/2009	99		24003-209				
NOONS-ROSE LINDA JANE &				09/01/2009	99		24003-203				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3160	100	WAREHOUSE				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-146	04/30/2019	11	COMMERCIAL	15,000	07/28/2020	PJK	100	100
15-260	10/28/2015	90	BP NVC	10,500	03/14/2016	RJM	100	100
04-017	02/12/2004	2	ADDITION	20,000	09/13/2005	RJM	100	100
95-029	03/08/1995	2	ADDITION	20,000	08/01/1996		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	33,750	RT6	1.00	1	1.00	1	1.00	347,670	1.00	1	1.00	269,430
303	A	3,235	RT6	1.00	1	1.00	1	1.00	23,580	1.00	1	1.00	76,280

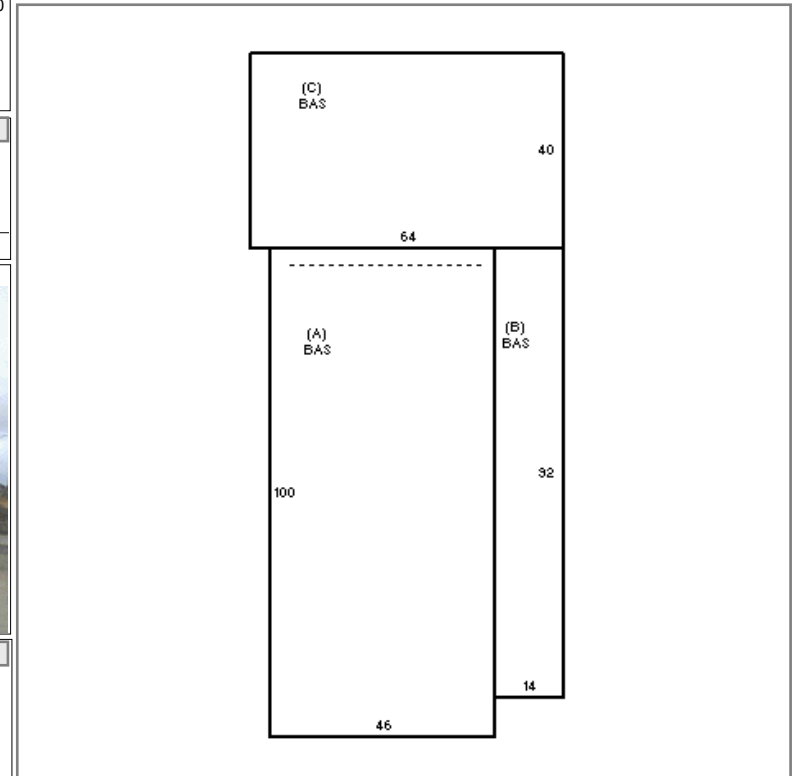
TOTAL	4.010 Acres	ZONING	GR6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	ROUTE 6	NOTE			LAND	345,700	335,800	
Inf1	NO ADJ		BUILDING	209,400	207,200			
Inf2	NO ADJ		DETACHED	17,200	16,400			
			OTHER	0	0			
					TOTAL	572,300	559,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
TN5	A	1.00	A 0.75 2@1000		2,000	2.90	4,400
CPD	V	1.50	E 1.00 25' X 36'	2019	900	14.19	12,800



BUILDING	CD	ADJ	DESC	MEASURE	11/3/2011	DF
MODEL	5		CIM	LIST	11/3/2011	DF
STYLE	53	1.13	STORAGE GARAGE [100%]	REVIEW	3/15/2016	RJM
QUALITY	-	0.90	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS						
JOHN F NOONS INC						



YEAR BLT	1960	SIZE ADJ	0.805	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	8,448	DETAIL ADJ	0.956	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	4,600	1960	70.82	325,783
\$NLA(RCN)	\$71	OVERALL	1.000	EXTERIOR WALL	8	TEX PLYWOOD	0.98	B	BAS	L	BASE AREA	1,288	2004	70.82	91,219
				ROOF STRUCTURE	1	GABLE	1.00	C	BAS	L	BASE AREA	2,560	1995	70.82	181,305
				ROOF COVER	1	ASPH/COMP SHIN	1.00								
				FLOORING	9	CONCRETE	0.95								
				INT FINISH	6	MINIMUM	0.95								
				H.V.A.C.	7	FL/WALL FURNACE	0.95								
				FUEL SOURCE	2	GAS	1.00								
				COMPLEX	0		1.00								

TOTAL RCN	598,307
CONDITION ELEM	CD
EFF.YR/AGE	1977 / 45
COND	65 65 %
FUNC	0
ECON	0
DEPR	65 % GD 35
RCNLD	\$209,400