

Key: 1301

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.307

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MCGUIRE MARY T PO BOX 555 NO TRURO, MA 02652-0555				39-177-0				10 SO HOLLOW RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MCGUIRE MARY T				09/21/2010	99		24844-189	
				MCGUIRE MARY T & MICHAEL				08/02/2006	99		21240-188	
				MCGUIRE MARY T				06/20/1994	L	90,000	9245-079	

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	%
18-92X	03/21/2018	90	BP NVC	450	01/16/2019	LG	100	100
18-054	02/20/2018	3	REPAIR/REMOD	12,000	01/16/2019	LG	100	100
97-097	07/01/1997	3	REPAIR/REMOD	18,000	08/01/1998		100	100
		99	ALL OTHER				0	0

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.457	12	1.00	RW6 0.95 1 1.00	342,095	1.44	1	1.00	R03	1.00	225,380

DETACHED

TOTAL	19,913 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	N O T E	FY11 SLIGHT ACRG DECR PER 2009 PLAN - SHOWS 20FT EASMNT ACROSS LOT TO ABUTTER 39-178 -RW6 ADDED (NO PRIOR SURVEY).			LAND	225,400	196,000
Inf1	RIGHT OF WAY		LAND	492,800	418,000			
Inf2	NO ADJ		OTHER	0	0			
						TOTAL	718,200	614,000

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/14/2016	FC
MODEL	1		RESIDENTIAL	LIST	4/14/2016	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

LAND

YEAR BLT	1947	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	703,969
NET AREA	1,873	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	1,124		76.66	86,165		
\$NLA(RCN)	\$376	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,124	1947	337.47	379,320		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	749	1947	262.94	196,943		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	552		50.08	27,643		
				FLOOR COVER	99	N/A	1.00	E	OPA	N	OPEN PORCH	120		86.66	10,399		
				INT. FINISH	1	PLASTER	1.00		ODS	O	OUT DOOR SHOWER			0.00			
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										

BUILDING

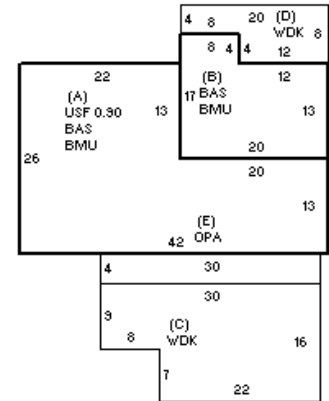
CAPACITY	UNITS	ADJ
STORIES(FAR)	1.5	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
BATHROOMS	1.5	1.00
FIXTURES	5	\$3,500
UNITS	0	1.00

BUILDING

EFF.YR/AGE	1989 / 33
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$492,800



BLDG COMMENTS



SEC A HAS FULL FRONT DORMER+20' REAR DORMER  
SFR IS SIDEWAYS ON LOT