

Key: 1320

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.328

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
JOHNSON TIMOTHY B & CHRIS ANN PO BOX 2018 TRURO, MA 02666-2018				39-199-0				8 ALDEN LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
JOHNSON TIMOTHY B & CHRIS				02/07/1992	99			7867-007			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
14-253	11/24/2014	10	ALL OTHERS	300	12/29/2014	FC	100	100
13-291	11/15/2013	2	ADDITION	81,000	10/23/2014	BE	100	100
06-022	01/25/2006	3	REPAIR/REMOD	25,000	05/14/2008	JH	100	100
		30	CHECK DATA		06/17/2002	BT	100	100
92-022	02/19/1992	2	ADDITION	12,000	10/30/1992		100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	R04	1.00		279,080
300	A	0.005	12	1.00	1	1.00	1	1.00	R04	1.00		140

TOTAL	33,977 SF	ZONING	RES	FRNT	277	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	279,200	242,800
Infl1	NO ADJ		BUILDING	392,700	333,300			
Infl2	NO ADJ		DETACHED	1,400	1,300			
			OTHER	230,900	198,400			
			TOTAL	904,200	775,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 G	0.90 8*10	2006	80	19.44	1,400

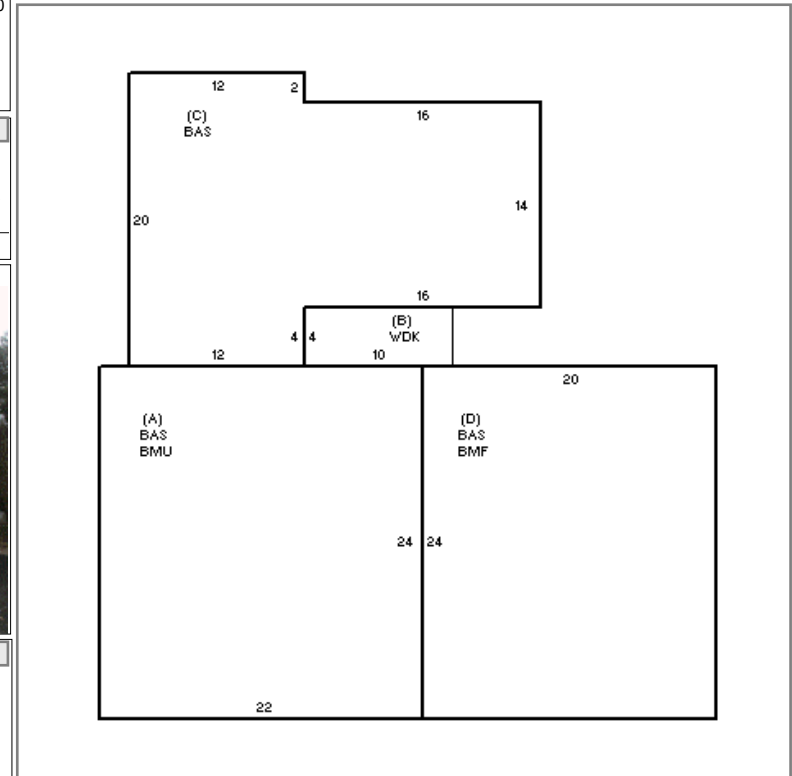


BLDG COMMENTS

Interior data estimated pending Assessor access.

BUILDING	CD	ADJ	DESC	MEASURE	2/22/2022	REF
MODEL	1		RESIDENTIAL	LIST	2/22/2022	REF
STYLE	1	1.00	RANCH [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

DETACHED



BUILDING

YEAR BLT	1959	SIZE ADJ	1.030
NET AREA	1,472	DETAIL ADJ	1.000
\$NLA(RCN)	\$392	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES(FAR)	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$4,200	
UNITS	1	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	1	ASPHALT SHINGLE	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	528		84.14	44,426
B	WDK	N	ATT WOOD DECK	40		89.77	3,591
+	BAS	L	BAS AREA	992	1959	306.73	304,281
D	BMF	N	BSMT FINISH	480		147.16	70,635
D	BAS	L	BAS AREA	480	2013	306.73	147,232
	MST	O	MASONRY STACK	1		3,099.30	3,099

TOTAL RCN	577,464
CONDITION ELEM	CD
EFF.YR/AGE	1981 / 41
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$392,700

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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 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

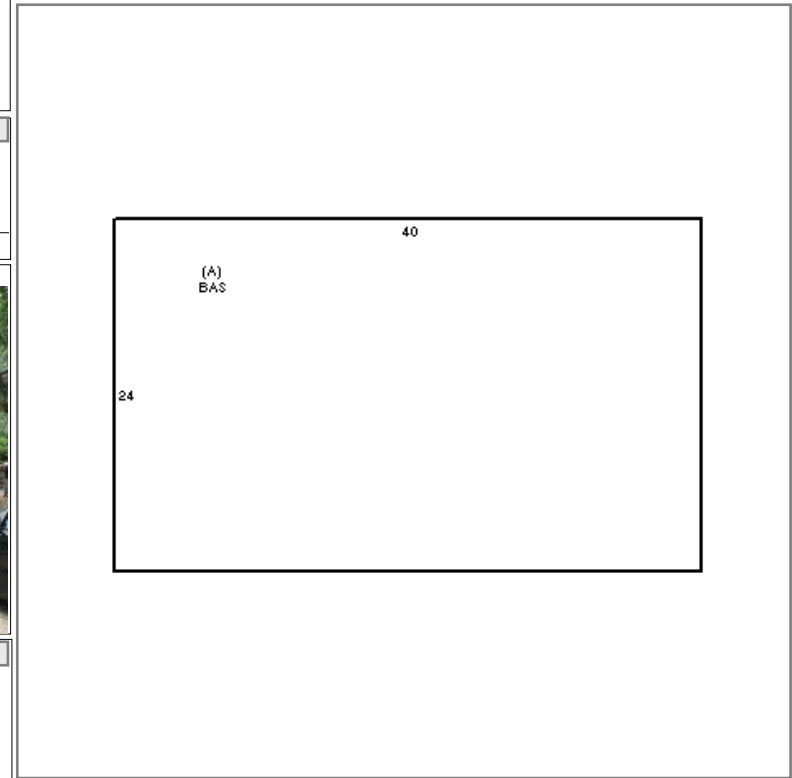
LAND

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	230,900	
Inf1		BUILDING			
Inf2		DETACHED			
		OTHER			
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/22/2022	REF
MODEL	1		RESIDENTIAL	LIST	2/22/2022	REF
STYLE	1	1.00	RANCH [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FRONTS SOUTH HIGHLAND ROAD. Interior data estimated pending Assessor access.

LAND

YEAR BLT	1959	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	295,979
NET AREA	960	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BAS	L	BAS AREA	960	1959	303.00	290,877	CONDITION ELEM	
\$NLA(RCN)	\$308	OVERALL	0.950	EXT. COVER	1	WOOD SHINGLES	1.00		MST	O	MASONRY STACK	1		3,001.50	3,002	CD	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00										
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	4	1.00		FLOOR COVER	2	SOFTWOOD	1.00										
BEDROOMS	2	1.00		INT. FINISH	2	DRYWALL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00										
FIXTURES	3	\$2,100		FUEL SOURCE	2	GAS	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	2000 / 22
																COND	22 22 %
																FUNC	0
																ECON	0
																DEPR	22 % GD 78
																RCNLD	\$230,900