

Key: 1326

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.335

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GABRIEL ROBERT R & JANET C 112 KNOTTY OAK DR MOUNT LAUREL, NJ 08054				39-205-0				7 AVOCET RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
GABRIEL ROBERT R & JANET				10/22/1999	QS	385,000 (155264)					
SMITH ERNEST & SANDRA				09/06/1989	QS	335,000 (118417)					

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	%
10-180	09/15/2010	90	BP NVC	6,600	05/02/2011	MR	100	100
94-104	08/29/1994	7	GARAGE	24,000	09/05/1995		100	100
89-175	11/09/1989	9	DECK	1,500	12/31/1989		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11A	1.00	1	630,175	1.00	1.00	R08	1.75		488,390
300	A	0.055	11A	1.00	1	48,125	1.00	1.00	R08	1.75		2,650

TOTAL	36,155 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SHEARWATER	NOTE FY11=DELETED VW PER 8/09 M+L (BAY VW OBSCURED BY VEGETATION; NO POND VW).				LAND	491,000	426,900
Inf1	NO ADJ		BUILDING	603,800	493,400			
Inf2	NO ADJ		DETACHED	11,600	11,100			
					OTHER	0	0	
TOTAL						1,106,400	931,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	A 0.75 28*26	1994	728	21.27	11,600



BLDG COMMENTS
FY11 CHGS PER 8/09 M+L (FPL CAPPED DUE TO DRAFT SO N/V; COULD BE REOPENED).

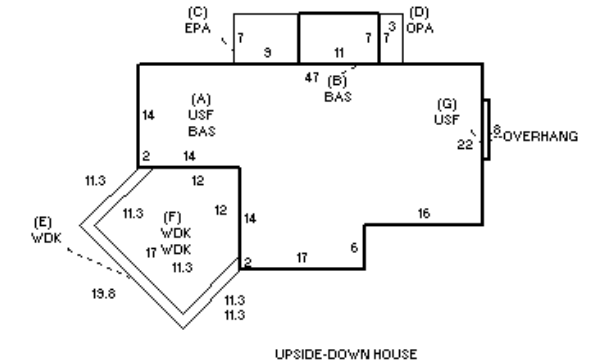


PHOTO 2=REAR+3=DET GAR+4=VIEW (NON-EXISTENT)+5=RT SIDE SHOWING OVERHANG

BUILDING	CD	ADJ	DESC	MEASURE	5/13/2016	FC
MODEL	1		RESIDENTIAL	LIST	8/27/2009	JH
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/25/2011	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,133	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BAS	L	BAS AREA	1,101	1985	430.57	474,062
\$NLA(RCN)	\$410	OVERALL	1.050	EXT. COVER	2	CLAPBOARD	1.00	C	EPA	N	ENCL PORCH	63		255.60	16,103
				ROOF SHAPE	7	OTHER	1.00	D	OPA	N	OPEN PORCH	21		198.99	4,179
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	586		63.89	37,442
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UP-STRY FIN	1,032	1985	328.63	339,150
				INT. FINISH	2	DRYWALL	1.00	F21	O		FPL 2S 1OP			0.00	
				HEATING/COOLING	5	ELECTRIC	0.95	ODS	O		OUT DOOR SHOWER			0.00	
				FUEL SOURCE	3	ELECTRIC	1.00								

TOTAL RCN	875,135
CONDITION ELEM	CD
EFF.YR/AGE	1985 / 37
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$603,800