Key: 134

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 75

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MAXON REALTY TRUST TRS: KIMBERLY FORMAN 13 GWINNETT RD PEABODY, MA 01960	2-10-10	642 SHORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MAXON REALTY TRUST	10/27/2015	F		29227-338
MAXON JOAN	07/11/1983	99		3795-204

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1020	100	CONDOMINIUM		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
05-207	11/15/2005	4	REHAB	40,000	06/27/2007	JH	100	100
02-123	06/14/2002	10	ALL OTHERS	15,000	08/11/2005	FC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

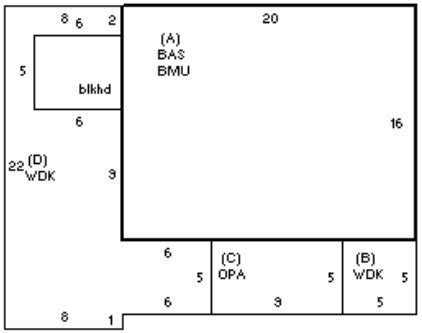
TOTAL	SF	ZONING	LBP	FRNT	0
Nbhd		NOTE	LITTLE SKIPPER CONDO		
Infl1					
Infl2					

ASSESSED	CURRENT	PREVIOUS
LAND	0	0
BUILDING	381,100	331,600
DETACHED	0	0
OTHER	0	0
TOTAL	**381,100**	**331,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 05/18/2022



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	10		CONDO
STYLE	1	1.00	CONDO [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/18/2022	LG
LIST	4/14/2014	EST
REVIEW	8/2/2008	LVM

BLDG COMMENTS

340 SF PER PLAN.

YEAR BLT	1953	SIZE ADJ	1.180
NET AREA	320	DETAIL ADJ	1.100
$NLA(RCN)	$1,353	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES(FAR)	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$2,100
PCT COMM INT	8.74	1.00

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	10	LITTLE SKIPPER	1.00
CONDO STYLE	4	COTTAGE	1.00
BASEMENT	1	AREA FULL	1.00
HEATING	99	N/A	1.00
FUEL SOURCE	99	N/A	1.00
PLUMBING	1	STANDARD	1.00
VIEW/LOC	4	GOOD	1.10

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	320		33.90	10,848
A	BAS	L	BASE CONDO AREA	320	1953	1,282.42	410,375
+	WDK	N	ATT WOOD DECK	201		36.50	7,337
C	OPA	N	OPEN PORCH	45		53.40	2,403

TOTAL RCN	433,063

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	U
BATHS	U
HEAT/ELEC	A

EFF.YR/AGE	1983 / 39		
COND	12	12 %	
FUNC	0		
ECON	0		
DEPR	12	% GD	88
RCNLD			$381,100