

Key: 1375

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.386

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LAND

CURRENT OWNER		PARCEL ID		LOCATION	
CAMPBELL MICHAEL E & VALERIE A 370 CONIL WAY PORTOLA VALLEY, CA 94028		39-256-0		16 CORMORANT RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CAMPBELL MICHAEL E & VALE		04/18/2014	QS	1,250,000	(203135)
DIBNER FRANCES K REV TRUS		04/14/2010	99		(191132)
DIBNER FRANCES K		01/08/2008	99		(115743+)

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 %
21-015	01/11/2021	3	REPAIR/REMOD	80,000	12/08/2021	LG	100 100
15-209	08/24/2015	70	POOL	78,000	12/07/2016	LG	100 100
89-092	06/01/1989	7	GARAGE		12/31/1989		100 100
89-092	06/01/1989	1	SINGLE FAM R	278,000	12/31/1989		100 100
89-072	05/01/1989	10	ALL OTHERS		12/31/1989	SW	100 100

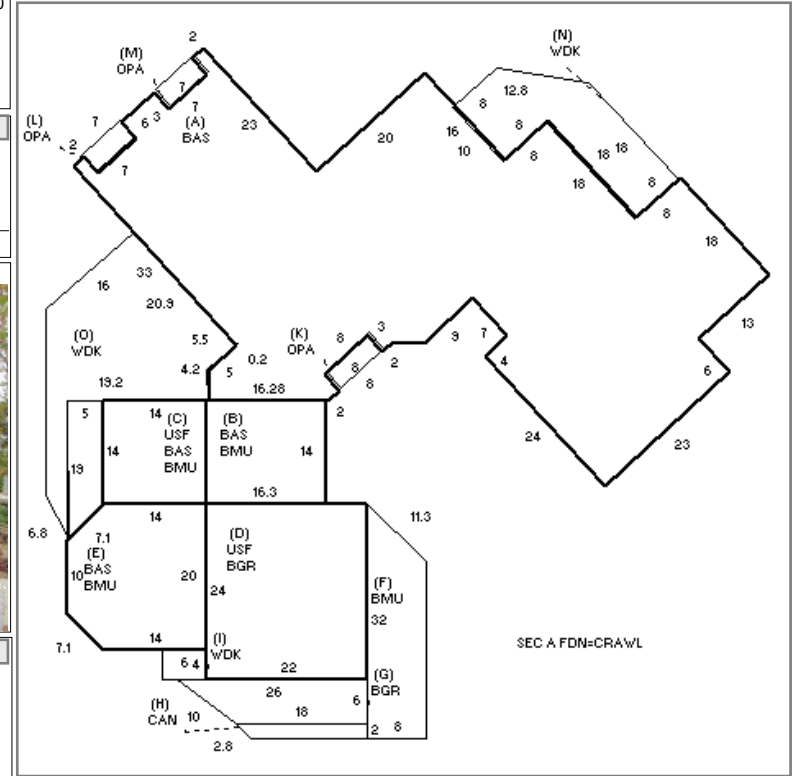
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11A	1.00	1	828,230	1.00	1	1.00	V10	2.30	641,880
300	A	0.355	11A	1.00	1	63,250	1.00	1	1.00	V10	2.30	22,450

TOTAL	1.130 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SHEARWATER	NOTE				LAND	664,300	577,600
Inf1	NO ADJ		BUILDING	1,590,800	1,349,300			
Inf2	NO ADJ		DETACHED	31,000	29,400			
						OTHER	0	0
TOTAL						TOTAL	2,286,100	1,956,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	G	1.18	G 0.90	20X24	480	2.71	1,200
PTD	G	1.18	G 0.90		2016	2.71	2,900
SPG	G	1.18	G 0.90	20*40	800	37.38	26,900



BLDG COMMENTS  
Geothermal heating.



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BUILDING	CD	ADJ	DESC	MEASURE	12/7/2016	LG
MODEL	1		RESIDENTIAL	LIST	12/8/2021	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/10/2010	MR
QUALITY	V	1.55	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1989	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	4,208	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BAS	L	BAS AREA	3,484	1989	475.59	1,656,962
\$NLA(RCN)	\$540	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	+	BMU	N	BSMT UNFINISHED	1,003		117.23	117,580
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	724	1989	402.09	291,114
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BGR	N	SF BSMT GARAGE	660		150.88	99,583
				FLOOR COVER	1	HARDWOOD	1.00	H	CAN	N	CANOPY	34		78.65	2,674
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	ATT WOOD DECK	741		76.58	56,747
				HEATING/COOLING	9	WARM/COOL AIR	1.03	+	OPA	N	OPEN PORCH	149		132.52	19,745
				FUEL SOURCE	7	OTHER	1.00		F11	O	FPL 1S 1OP	1		18,404.80	18,405
									ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	2,272,609
CONDITION ELEM	CD
EFF.YR/AGE	1990 / 32
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$1,590,800