

Key: 1376

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.387


LEG  
AL  
LAND

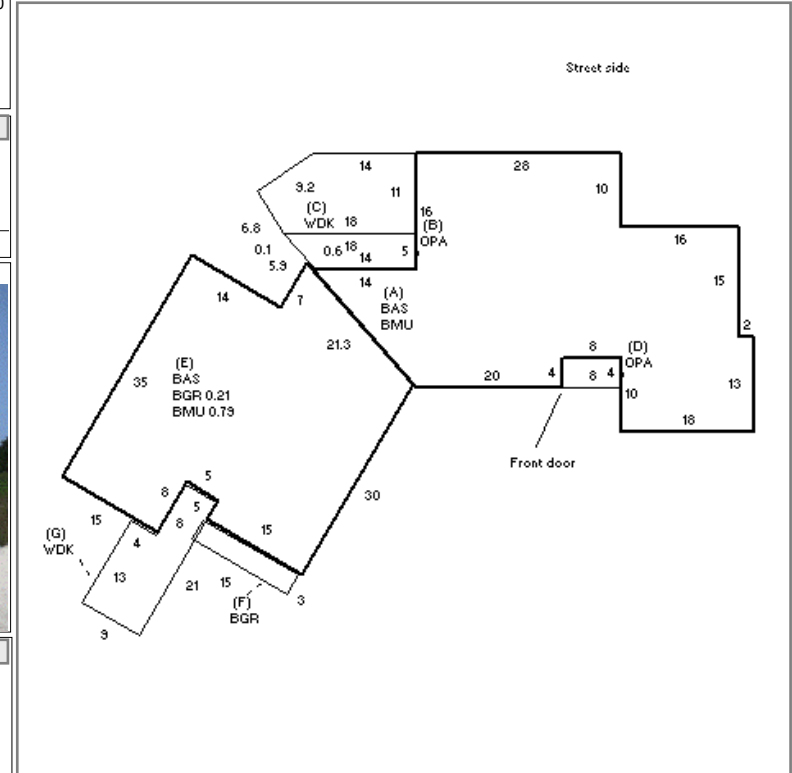
CURRENT OWNER			PARCEL ID			LOCATION						
RODMAN SARINE C/O SARINE A RODMAN 2015 TRUST PO BOX 1038 TRURO, MA 02666			39-257-0			18 CORMORANT RD						
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)						
SARINE A RODMAN 2015 TRUS			02/08/2023	F	1 (232219)							
RODMAN SARINE			07/02/2021	H	1 (226832)							
RODMAN STEVEN & SARINE			06/03/2016	QS	1,225,000 (209746)							
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 11A	1.00 1	1.00 1	1.00	828,230	1.00 1	1.00 V10	2.30			641,880
300	A	1.115 11A	1.00 1	1.00 1	1.00	63,250	1.00 1	1.00 V10	2.30			70,520

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 %
99-012	01/01/1999	35	RES EXEMPT SINGLE FAM R	255,000	03/08/2023 01/01/2000		0 100 0 100 100

LAND

TOTAL	1.890 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SHEARWATER	NOTE	LAND	712,400	619,400	BUILDING	1,094,900	906,500
Infl1	NO ADJ		DETACHED	0	0	OTHER	0	0
Infl2	NO ADJ		TOTAL	1,807,300	1,525,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/24/2018
									



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	8/24/2018	LG
MODEL	1		RESIDENTIAL	LIST	8/28/2018	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/10/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1999	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,421,890	
NET AREA	2,634	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	2,385		84.72	202,047	CONDITION ELEM	CD	
\$NLA(RCN)	\$540	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	2,634	1999	422.77	1,113,566			
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	111		117.80	13,076		
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	365		77.15	28,160			
ROOMS	7	1.00		FLOOR COVER	1	HARDWOOD	1.00	+	BGR	N	SF BSMT GARAGE	294		143.90	42,308			
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE	1		13,634.50	13,635			
BATHROOMS	3.5	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03		ODS	O	OUT DOOR SHOWER	1		0.00				
FIXTURES	13	\$9,100		FUEL SOURCE	2	GAS	1.00											
UNITS	0	1.00																
																EFF.YR/AGE	1999 / 23	
																COND	23 23 %	
																FUNC	0	
																ECON	0	
																DEPR	23 % GD 77	
																RCNLD	\$1,094,900	