

Key: 1380

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.391

LEGALS

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |            |              | LOCATION    |  |  |  |
|---|--|--|--|------------|----|------------|--------------|-------------|--|--|--|
| BELLJACAUD LLC<br>RES AGT: ERIN SULLIVAN-SILVA<br>PO BOX 430<br>NORTH TRURO, MA 02652 |  |  |  | 39-261-0   |    |            |              | 1 DANIEL LN |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |             |  |  |  |
| BELLJACAUD LLC  |  |  |  | 09/19/2019 | F  | 1          | 32310-182    |             |  |  |  |
| SILVA DANIEL J &  |  |  |  | 04/30/2002 | QS | 400,000    | 15105-341    |             |  |  |  |
| TRAVERS MARK C & SUSAN M  |  |  |  | 10/20/1989 | G  | 55,000     | 6926-184     |             |  |  |  |


| 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    | %   |
| 21-168  | 05/11/2021 | 2             | ADDITION   | 20,000 | 08/31/2021 | LG | 100    | 100 |
| 18-226X | 07/12/2018 | 90            | BP NVC     | 650    |            | JH | 100    | 100 |
|         | 12/31/2004 | 30            | CHECK DATA |        | 05/08/2007 |    | 100    | 100 |
| 92-098  | 09/02/1992 | 7             | GARAGE     | 35,000 | 06/28/1993 |    | 100    | 100 |
| 91-133  | 12/02/1991 | 10            | ALL OTHERS | 1,140  | 12/31/1991 |    | 100    | 100 |

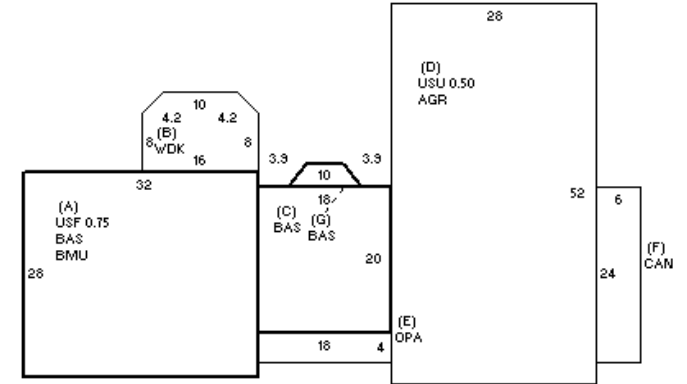
LAND

| CD  | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | 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 | 0.015    | 12   | 1.00 | 1    | 1.00     | 1   | 1.00 | R04 | 1.00 |            | 410       |

DETAILED

| TOTAL        | 34,412 SF  | ZONING           | RES  | FRNT           | 0       | ASSESSED | CURRENT | PREVIOUS |
|--------------|------------|------------------|--|----------------|---------|----------|---------|----------|
| Nbhd         | EAST TRURO | N<br>O<br>T<br>E | 2021 New entry access & driveway at rear in conjunction with Garage expansion. |                |         | LAND     | 279,500 | 243,000  |
| Inf1         | NO ADJ     |                  | BUILDING   | 693,700        | 588,300 |          |         |          |
| Inf2         | NO ADJ     |                  | DETACHED   | 1,000          | 900     |          |         |          |
|              |            |                  | OTHER  | 0              | 0       |          |         |          |
| <b>TOTAL</b> |            |                  | <b>974,200</b>   | <b>832,200</b> |         |          |         |          |

| TY  | QUAL | COND | DIM/NOTE     | YB | UNITS | ADJ PRICE | RCNLD | PHOTO  | 08/31/2021 |
|-----|------|------|--------------|----|-------|-----------|-------|--|------------|
| WDK | A    | 1.00 | A 0.75 10*12 |    | 120   | 11.00     | 1,000 |  |            |



BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 8/31/2021  | LG  |
|----------|----|------|-------------------|---------|------------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 7/25/2012  | EST |
| STYLE    | 4  | 1.10 | CAPE [100%]       | REVIEW  | 11/15/2010 | MR  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |            |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |            |     |

| YEAR BLT   | 1989  | SIZE ADJ   | 1.010 | ELEMENT         | CD | DESCRIPTION     | ADJ  | S   | BAT | T               | DESCRIPTION     | UNITS | YB        | ADJ PRICE | RCN     | TOTAL RCN | 990,956 |
|------------|-------|------------|-------|-----------------|----|-----------------|------|-----|-----|-----------------|-----------------|-------|-----------|-----------|---------|-----------|---------|
| NET AREA   | 1,951 | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | BSMT WALL       | 1.00 | A   | BMU | N               | BSMT UNFINISHED | 896   |           | 81.56     | 73,078  |           |         |
| \$NLA(RCN) | \$508 | OVERALL    | 1.120 | EXT. COVER      | 2  | CLAPBOARD       | 1.00 | A   | USF | L               | UP-STRY FIN     | 672   | 1989      | 267.72    | 179,908 |           |         |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE           | 1.00 | B   | WDK | N               | ATT WOOD DECK   | 167   |           | 64.59     | 10,786  |           |         |
|            |       |            |       | ROOF COVER      | 1  | ASPHALT SHINGLE | 1.00 | +   | BAS | L               | BAS AREA        | 1,279 | 1989      | 340.24    | 435,167 |           |         |
|            |       |            |       | FLOOR COVER     | 3  | W/W CARPET      | 1.00 | D   | AGR | N               | ATTACHED GARAGE | 1,456 |           | 99.91     | 145,469 |           |         |
|            |       |            |       | INT. FINISH     | 2  | DRYWALL         | 1.00 | D   | USU | N               | UPPER STORY UNF | 728   |           | 150.45    | 109,527 |           |         |
|            |       |            |       | HEATING/COOLING | 2  | HOT WATER       | 1.02 | E   | OPA | N               | OPEN PORCH      | 72    |           | 114.71    | 8,259   |           |         |
|            |       |            |       | FUEL SOURCE     | 1  | OIL             | 1.00 | F   | CAN | N               | CANOPY          | 144   |           | 52.37     | 7,542   |           |         |
|            |       |            |       |                 |    |                 |      | F21 | O   | FPL 2S 1OP      | 1               |       | 17,020.00 | 17,020    |         |           |         |
|            |       |            |       |                 |    |                 |      | ODS | O   | OUT DOOR SHOWER | 1               |       | 0.00      |           |         |           |         |

| CONDITION ELEM | CD         |
|----------------|------------|
| EFF.YR/AGE     | 1991 / 31  |
| COND           | 30 30 %    |
| FUNC           | 0          |
| ECON           | 0          |
| DEPR           | 30 % GD 70 |
| RCNLD          | \$693,700  |