**Key: 1415**

# Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1,430

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| MOORE FRANK E & DEJO<br>DEJO-SUAREZ GUSTAVO<br>13 FAYETTE STREET<br>BOSTON, MA 02116 | 39-296-0 | 10 SAWYER GROVE RD |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| MOORE FRANK E & DEJO | 06/03/2019 | QS | 915,000 | 32063-232 |
| BROWN TIMOTHY G & | 06/20/2012 | QS | 800,000 | 26431-9 |
| ACTMAN JOHN R & | 05/06/1998 | QS | 95,000 | 11409-114 |

| 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 | % |
|---|---|---|---|---|---|---|---|---|
| 99-145 | 09/01/1999 | 1 | SINGLE FAM R | 368,900 | 01/01/2001 | | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | A | 0.775 | 11 1.00 | 1 1.00 | 1 1.00 | 522,145 | 1.00 | 1 1.00 | V4 1.45 | | | 404,660 |
| 300 | A | 0.055 | 11 1.00 | 1 1.00 | 1 1.00 | 39,875 | 1.00 | 1 1.00 | V4 1.45 | | | 2,190 |

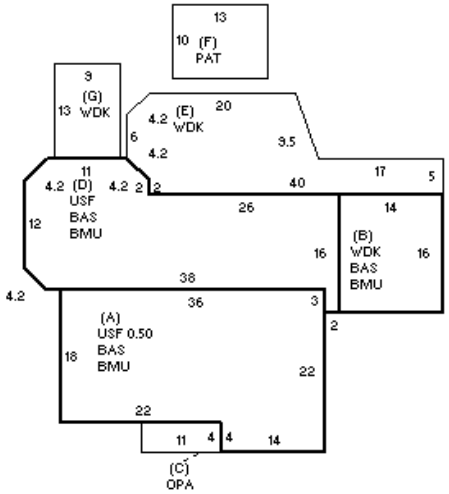
| TOTAL | 36,155 SF | ZONING | RES | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | NORTH TRURO | NOTE | HTB gone per Jan 2023 Meas. HTB ON REAR WDK OF SFR. | | |
| Infl1 | NO ADJ | | | | |
| Infl2 | NO ADJ | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 406,900 | 353,800 |
| BUILDING | 1,005,100 | 829,200 |
| DETACHED | 0 | 2,000 |
| OTHER | 0 | 0 |
| TOTAL | **1,412,000** | **1,185,000** |

## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 01/25/2023




BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 4 | 1.10 | CAPE [100%] |
| QUALITY | G | 1.35 | GOOD [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| MEASURE | 1/25/2023 | LG |
|---|---|---|
| LIST | 3/28/2023 | LG |
| REVIEW | 11/15/2010 | MR |

| YEAR BLT | 1999 | SIZE ADJ | 0.990 |
|---|---|---|---|
| NET AREA | 2,554 | DETAIL ADJ | 1.005 |
| $NLA(RCN) | $511 | OVERALL | 1.120 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES(FAR) | 1.5 | 1.00 |
| ROOMS | 0 | 1.00 |
| BEDROOMS | 3 | 1.00 |
| BATHROOMS | 2 | 1.00 |
| FIXTURES | 8 | $5,600 |
| UNITS | 1 | 1.00 |

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| FOUNDATION | 4 | BSMT WALL | 1.00 |
| EXT. COVER | 1 | WOOD SHINGLES | 1.00 |
| ROOF SHAPE | 1 | GABLE | 1.00 |
| ROOF COVER | 1 | ASPHALT SHINGLE | 1.00 |
| FLOOR COVER | 1 | HARDWOOD | 1.00 |
| INT. FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOLING | 2 | HOT WATER | 1.02 |
| FUEL SOURCE | 2 | GAS | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| + | BMU | N | BSMT UNFINISHED | 1,565 | | 96.27 | 150,661 |
| + | BAS | L | BAS AREA | 1,565 | 1999 | 445.77 | 697,631 |
| A | USF | L | UP-STRY FIN | 352 | 1999 | 350.65 | 123,430 |
| C | OPA | N | OPEN PORCH | 44 | | 169.28 | 7,449 |
| D | USF | L | UP-STRY FIN | 637 | 1999 | 350.65 | 223,364 |
| + | WDK | N | ATT WOOD DECK | 762 | | 67.47 | 51,413 |
| F | PAT | N | PATIO | 130 | | 26.20 | 3,405 |
| | BMG | O | BSMT GARAGE | 1 | | 10,810.50 | 10,811 |
| | F22 | O | FPL 2S 2OP | 1 | | 31,530.30 | 31,530 |
| | GEN | O | GENERATOR | 1 | | 0.00 | |
| | ODS | O | OUT DOOR SHOWER | 1 | | 0.00 | |

| TOTAL RCN | 1,305,295 |
|---|---|

| CONDITION ELEM | CD |
|---|---|

| EFF.YR/AGE | 1999 / 23 | |
|---|---|---|
| COND | 23 | 23 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 23 | % GD 77 |
| RCNLD | | $1,005,100 |