

Key: 1441

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.452

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GROZIER JOEL L & LILLIAN A PO BOX 408 NO TRURO, MA 02652-0408				40-16-0				5 JOBI WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
GROZIER JOEL L & LILLIAN				09/13/1978	99			2781-335			

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	%
FY2018 02-155	07/26/2002	35 9	RES EXEMPT DECK	1,500	10/01/2017 03/23/2003	BT	0 100	0 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.520	12	1.00	1	1.00	1	1.00	R04	1.00		246,800

TOTAL	22,651 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE			LAND	246,800	214,600	
Inf1	NO ADJ		BUILDING	301,700	256,100			
Inf2	NO ADJ		DETACHED	1,000	900			
			OTHER	0	0			
					TOTAL	549,500	471,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8*10		80	16.47	1,000



(C)	27
8 WDK	
(A)	24
BAS	
LLF	
24	
(D)	24
10 BAS	
BMU	
(B)	24
10 WDK	
24	

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/30/2020	LG
MODEL	1		RESIDENTIAL	LIST	6/30/2020	LG
STYLE	1	1.00	RANCH [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
6/30/2020 Interior data confirmed by owner at door (C19).  
AYB ESTIMATED. LLF=BR+FAM RM+LAUNDRY  
RM+FULL BATH.

LAND

YEAR BLT	1970	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,663		
NET AREA	1,392	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	576	1970	218.65	125,941	CONDITION ELEM	CD		
\$NLA(RCN)	\$319	OVERALL	1.020	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	816	1970	319.13	260,407				
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	456		50.51	23,033				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	BMU	N	BSMT UNFINISHED	240		85.82	20,597				
				FLOOR COVER	1	HARDWOOD	1.00		GFP	O	GAS FIREPLACE	1		9,484.80	9,485				
				INT. FINISH	3	WOOD PANEL	1.00												
				HEATING/COOLING	2	HOT WATER	1.02												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1979 / 43
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$301,700