

Key: 1456

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.468

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
ADAMS CLAIRE S & ALTHAUS ELLERY PO BOX 992 NO TRURO, MA 02652				40-31-0				1 NO UNION FIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ADAMS CLAIRE S & KELLER ROBERT P & COLLIANO JOSEPH A				08/11/2017	QS	805,000	30693-53				
				10/20/2015	N	375,000	29215-221				
				07/30/2012	A		26543-280				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
FY2020		35	RES EXEMPT		12/06/2019			0 0
19-273	09/09/2019	9	DECK	20,000	11/08/2019	LG	100	100
19-138	05/08/2019	80	SOLAR TAXABL	59,568	10/20/2020	LG	100	100
18-76X	03/05/2018	90	BP NVC	12,600	11/08/2019	LG	100	100
15-312	12/15/2015	90	BP NVC	35,000	11/23/2016	LG	100	100

LAND

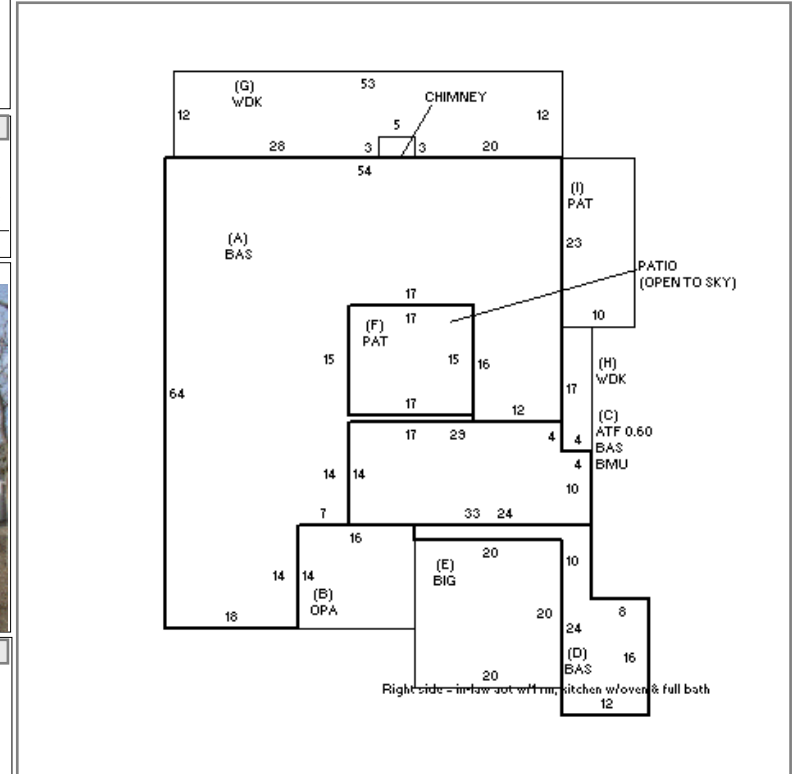
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.610	12	1.00	1	360,100	1.18	1	1.00	R04	1.00	259,200

TOTAL	26,572 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	259,200	225,400
Inf1	NO ADJ		LAND	929,300	764,800			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,188,500	990,200

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/03/2017





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/23/2016	LG
MODEL	1		RESIDENTIAL	LIST	4/3/2017	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1974	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,272,963
NET AREA	3,009	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BAS	L	BAS AREA	3,009	1974	338.83	1,019,536		
\$NLA(RCN)	\$423	OVERALL	1.074	EXT. COVER	8	TEX PLYWOOD	1.00	B	OPA	N	OPEN PORCH	224		84.97	19,034		
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	446		98.88	44,098		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	ATF	N	FINISHED ATTIC	268		189.20	50,706		
				FLOOR COVER	4	TILE	1.00	E	BIG	N	BUILT-IN GARAGE	400		97.72	39,089		
				INT. FINISH	2	DRYWALL	1.00	+	PAT	N	PATIO	485		16.95	8,219		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	+	WDK	N	ATT WOOD DECK	689		54.56	37,591		
				FUEL SOURCE	1	OIL	1.00	F11	O		FPL 1S 1OP	2		13,112.25	26,225		
								KIT	O		XTRA KITCHEN	1		20,066.00	20,066		

CONDITION ELEM	CD

EFF. YR/AGE	1995 / 27
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73

RCNLD	\$929,300