

Key: 1484

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.496

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COREA FAMILY TRUST TRS: MARJORIE COREA PO BOX 855 NO TRURO, MA 02652				40-59-0				8 NO UNION FIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COREA FAMILY TRUST				01/11/2019	F	1	31777-146				
COREA JOSEPH M & MARJORIE				01/29/1973	99		1797-284				

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		20	NO PERMIT		06/30/2020	LG	0	0
		35	RES EXEMPT		10/01/2017		0	0
		30	CHECK DATA		06/21/2002	BT	100	100

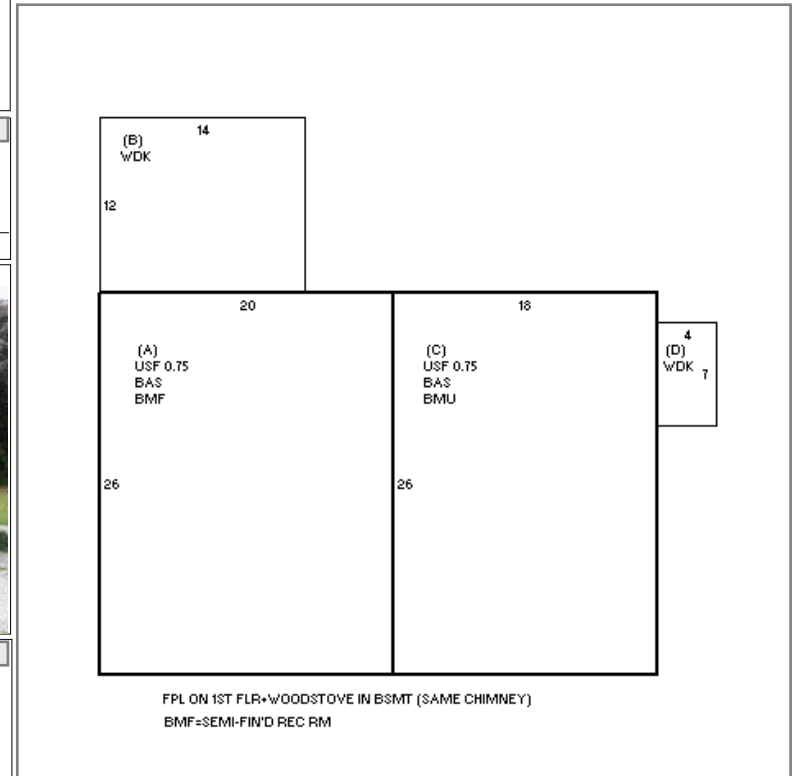
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.680	12	1.00	1	1.00	1	1.00	R04	1.00		268,030

TOTAL	29,621 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	268,000	233,100
Inf1	NO ADJ		BUILDING	459,000	389,500			
Inf2	NO ADJ		DETACHED	3,200	3,000			
			OTHER	0	0			
						TOTAL	730,200	625,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8*12		96	16.47	1,200
SHF	G	1.18	A 0.75 10*14		140	18.89	2,000



BUILDING	CD	ADJ	DESC	MEASURE	6/30/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/18/2012	C19
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	1974	SIZE ADJ	1.020
NET AREA	1,729	DETAIL ADJ	1.000
\$NLA(RCN)	\$385	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$4,200
UNITS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	BSMT WALL	1.00	A	BMF	N	BSMT FINISH	520		153.02	79,568
EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	988	1974	325.32	321,419
ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	741	1974	253.47	187,823
ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	196		61.15	11,986
FLOOR COVER	99	N/A	1.00	C	BMU	N	BSMT UNFINISHED	468		87.49	40,945
INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		16,114.30	16,114
HEATING/COOLING	5	ELECTRIC	0.95		MST	O	MASONRY STACK	1		3,222.60	3,223
FUEL SOURCE	3	ELECTRIC	1.00								

TOTAL RCN	665,278	
CONDITION ELEM	CD	
EFF.YR/AGE	1985 / 37	
COND	31	31 %
FUNC	0	
ECON	0	
DEPR	31	% GD 69
RCNLD	\$459,000	