

Key: 1524

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.533

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
FOREMAN JUDY & KAPLAN KENNETH C/O KENNETH H KAPLAN 79 FLORENCE ST, APT 600 S NEWTON, MA 02467				40-102-0				8 HILLBOURNE TERR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
FOREMAN JUDY & KAPLAN KEN				10/02/2009	QS	815,000	24072-139					
GUSTAFSON CARL R				01/12/1996	QS	115,000	10010-243					
PAPANTONIS MARY P REV TR				09/23/1992	QS	115,000	8216-254					
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	V1	1.05		293,030
300	A	0.125	12	1.00	1	1.00	1	1.00	V1	1.05		3,610

LAND

TOTAL	39,204 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	296,600	257,900
Infl1	NO ADJ					BUILDING	792,200	651,100
Infl2	NO ADJ					DETACHED	2,000	2,000
						OTHER	0	0
<b>TOTAL</b>							<b>1,090,800</b>	<b>911,000</b>

DETACHED

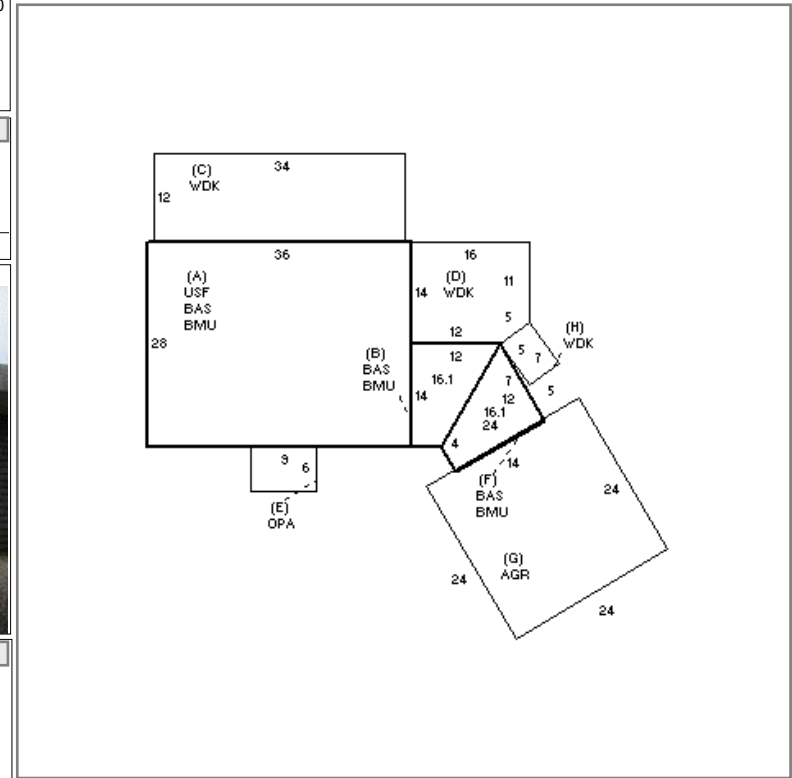
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/06/2022
HTB	A	1.00	A 0.75		1	2,730.40	2,000		

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2022	LG
MODEL	1		RESIDENTIAL	LIST	7/6/2022	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
MASTER BATH HAS 4 FIXT.

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	%
03-131	08/01/2003	1	SINGLE FAM R	225,000	09/06/2005	WL	100	100



G

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	978,064		
NET AREA	2,240	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,232		82.47	101,608				
\$NLA(RCN)	\$437	OVERALL	1.080	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,232	2003	373.57	460,233				
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	1,008	2003	287.95	290,249				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	661		55.98	37,005				
				FLOOR COVER	1	HARDWOOD	1.00	E	OPA	N	OPEN PORCH	54		125.95	6,801				
				INT. FINISH	2	DRYWALL	1.00	G	AGR	N	ATTACHED GARAGE	576		112.25	64,655				
				HEATING/COOLING	9	WARM/COOL AIR	1.03	GFP	O	O	GAS FIREPLACE	1		11,212.80	11,213				
				FUEL SOURCE	2	GAS	1.00	ODS	O	O	OUT DOOR SHOWER	1		0.00					
																		CONDITION ELEM	CD
																		EFF.YR/AGE	2003 / 19
																		COND	19 19 %
																		FUNC	0
																		ECON	0
																		DEPR	19 % GD 81
																		RCNLD	\$792,200