

Key: 1638

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.646

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HORTON DAVID S & KATHLEEN L PO BOX 733 NO TRURO, MA 02652-0733				42-67-0				19 FISHERMANS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HORTON DAVID S & KATHLEEN				01/08/1987	A		(109722)				

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	%
22-431X	11/01/2022	90	BP NVC	1,800	01/24/2023	LG	100	100
22-131	03/16/2022	3	REPAIR/REMOD	20,000	07/27/2022	LG	100	100
08-152	08/18/2008	90	BP NVC	4,300	04/27/2009	JH	100	100
93-096	09/01/1993	10	ALL OTHERS		06/17/1996		100	100
86-015	02/03/1986	7	GARAGE		12/31/1986	SW	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.680	11	1.00	1	1.00	1	1.00	R07	1.60		428,850

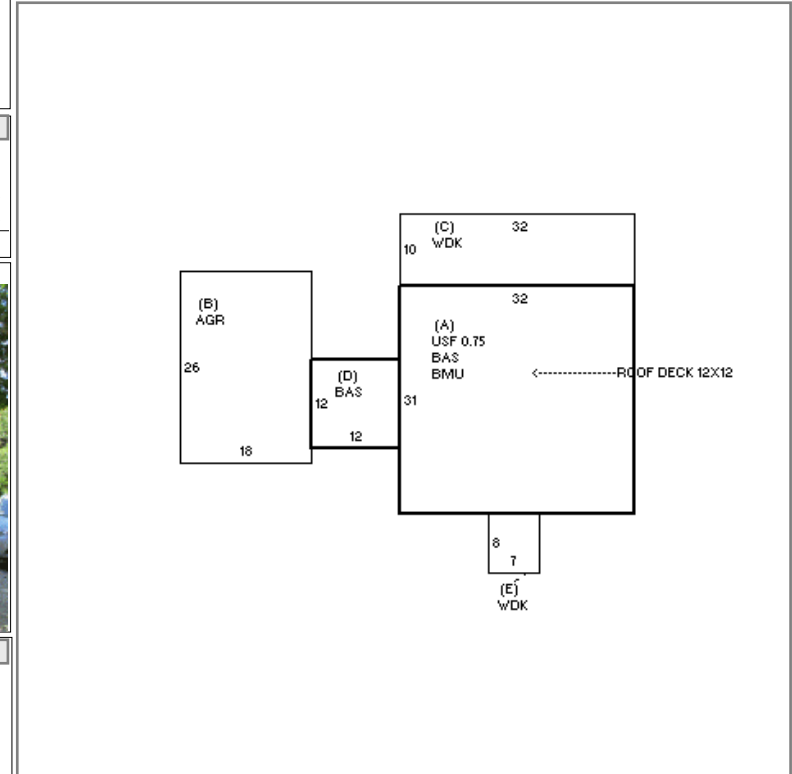
TOTAL	29,621 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE			LAND	428,900	372,900	
Inf1	NO ADJ		BUILDING	609,500	494,700			
Inf2	NO ADJ		DETACHED	600	600			
			OTHER	0	0			
				TOTAL	1,039,000	868,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 7*7		49	17.17	600



BUILDING	CD	ADJ	DESC	MEASURE	3/29/2018	LG
MODEL	1		RESIDENTIAL	LIST	7/30/2018	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/22/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	992		93.79	93,043
EXT. COVER	2	CLAPBOARD	1.00	A	USF	L	UP-STRY FIN	744	1977	307.88	229,062
ROOF SHAPE	6	SALTBOX	1.00	B	AGR	N	ATTACHED GARAGE	468		122.91	57,524
ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	376		66.46	24,987
FLOOR COVER	99	N/A	1.00	+	BAS	L	BAS AREA	1,136	1977	395.15	448,891
INT. FINISH	2	DRYWALL	1.00	WDK	N	N	ATT WOOD DECK	144		78.18	11,258
HEATING/COOLING	2	HOT WATER	1.02	F22	O	O	FPL 2S 2OP	1		27,401.70	27,402
FUEL SOURCE	1	OIL	1.00	ODS	O	O	OUT DOOR SHOWER	1		0.00	



YEAR BLT	1977	SIZE ADJ	1.010
NET AREA	1,880	DETAIL ADJ	1.000
\$NLA(RCN)	\$477	OVERALL	1.120
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.75	1.00
ROOMS		0	1.00
BEDROOMS		3	1.00
BATHROOMS		1.5	1.00
FIXTURES		6	\$4,200
UNITS		0	1.00

TOTAL RCN	896,366	
CONDITION ELEM	CD	
EFF.YR/AGE	1981 / 41	
COND	32 32 %	
FUNC	0	
ECON	0	
DEPR	32 % GD	68
RCNLD	\$609,500	