

Key: 1644

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.652

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
MCCOLLOUGH DAWN M C/O DAWN MARIE MCCOLLOUGH TRUS PO BOX 1245 EAST ORLEANS, MA 02643		42-73-0		7 FISHERMANS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
DAWN MARIE MCCOLLOUGH TRU		01/12/2023	F	1 (232029)	
MCCOLLOUGH DAWN M		08/24/2021	QS	1,399,000 (227328)	
PAISNER DANIEL E &		02/28/2019	QS	715,000 (218713)	

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 %
MLS 21-291X 86-024	08/25/2021 02/21/1986	3 4 1	REPAIR/REMOD REHAB SINGLE FAM R		03/17/2022 10/29/2021 12/31/1989	JN LG SW	100 100 100

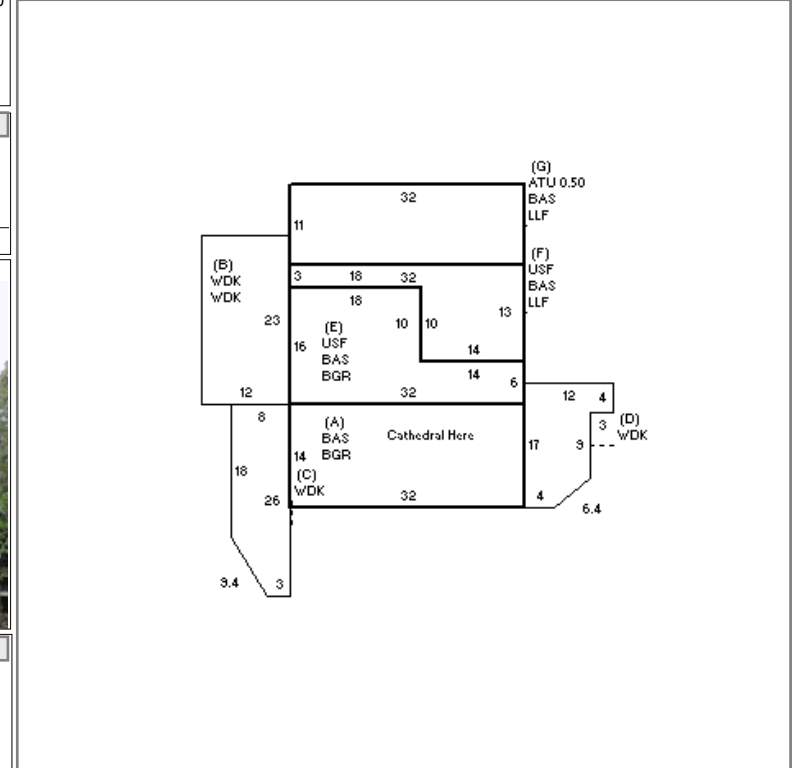
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	522,145	1.00	1	1.00	R06	1.45	404,660
300	A	0.225	11	1.00	1	39,875	1.00	1	1.00	R06	1.45	8,970

TOTAL	43,560 SF	ZONING	GR6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	413,600	359,700
Inf1	NO ADJ		BUILDING	1,089,700	868,100			
Inf2	NO ADJ		DETACHED	2,400	2,300			
			OTHER	0	0			
						<b>TOTAL</b>	<b>1,505,700</b>	<b>1,230,100</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	G	1.18 A	0.75 7*7		1	3,221.87	2,400



BLDG COMMENTS  
Two BRs are on top level, partially open to floor below.



BUILDING	CD	ADJ	DESC	MEASURE	3/12/2018	LG
MODEL	1		RESIDENTIAL	LIST	3/29/2018	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	4/5/2021	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1987	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,238,257
NET AREA	2,604	DETAIL ADJ	1.005	FOUNDATION	4	BSMT WALL	1.00	+	BGR	N	SF BSMT GARAGE	820		127.01	104,150		
\$NLA(RCN)	\$476	OVERALL	1.130	EXT. COVER	10	VERT. BOARD	1.00	+	A	BAS	L	BAS AREA	448	1987	449.75	201,488	
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	895		68.07	60,926		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	960	1987	449.75	431,761		
				FLOOR COVER	3	W/W CARPET	1.00	+	USF	L	UP-STRY FIN	608	1987	357.43	217,317		
				INT. FINISH	2	DRYWALL	1.00	+	LLF	L	LOWER LEVEL FIN	588	1987	314.31	184,812		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	G	ATU	N	UNFIN ATTIC	176		123.39	21,716		
				FUEL SOURCE	1	OIL	1.00	MST	O	MASONRY STACK	2		4,544.35	9,089			
								ODS	O	OUT DOOR SHOWER	1		0.00				

CONDITION ELEM	CD
EFF.YR/AGE	2010 / 12
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$1,089,700