

Key: 1706

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.715

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
J S L NOMINEE TRUST TRS: LONDON JANET PO BOX 749 NO TRURO, MA 02652-0749				42-136-0				13 HART RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
J S L NOMINEE TRUST				05/31/2006	99			21050-295			
LONDON JANET				06/01/1981	99			3296-224			

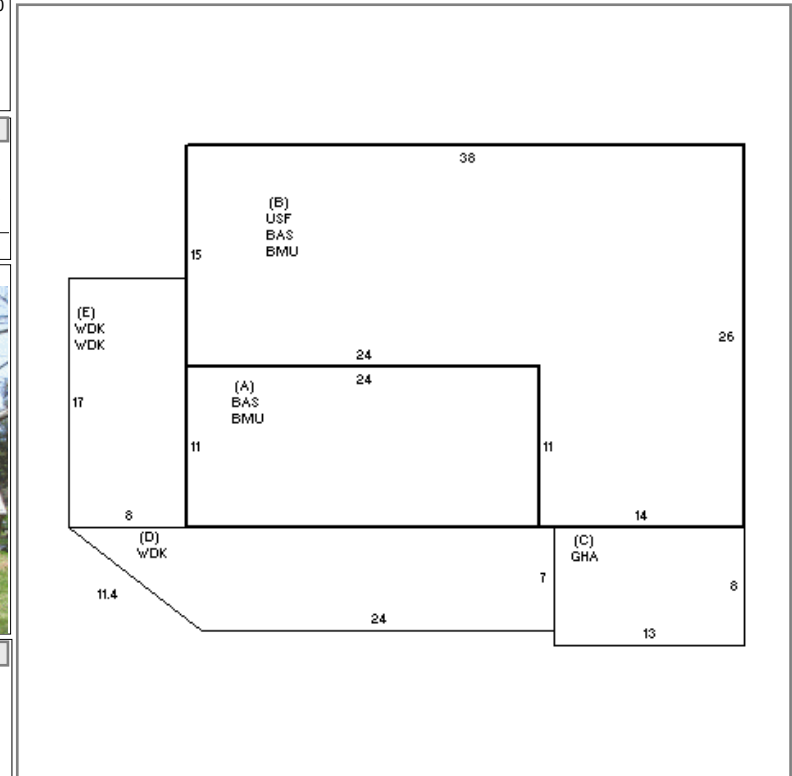
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
FY2018		35	RES EXEMPT		02/07/2018			0
16-179	08/22/2016	80	SOLAR TAXABL	31,270	12/27/2016	LG	100	100
11-025	02/16/2011	40	STUDIO	30,000	12/14/2012	FC	100	100
		20	NO PERMIT		10/13/2009	JH	100	100

LAND

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	1.00	1	1.00	R08	1.75		488,390
300	A	0.075	11	1.00	1	1.00	1	1.00	R08	1.75		3,610

TOTAL	37,026 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE	ROOF DECK VW ONLY (NONE FROM 2ND FLR).			LAND	492,000	427,800
Inf1	NO ADJ		BUILDING	508,100	412,600			
Inf2	NO ADJ		DETACHED	600	600			
			OTHER	155,100	133,200			
			<b>TOTAL</b>	<b>1,155,800</b>	<b>974,200</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WDK	A	1.00	A 0.75 ROOF 6*12		72	11.00	600



BUILDING	CD	ADJ	DESC	MEASURE	5/3/2021	LG
MODEL	1		RESIDENTIAL	LIST	5/3/2021	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/22/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	5/3/2021 Owner confirmed interior data on site (C-19). HVAC usage: solar for hot water and electricity & Rinnai LP heater for heat.		

DETACHED

BUILDING

YEAR BLT	1981	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	736,407
NET AREA	1,712	DETAIL ADJ	1.015	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	988		90.49	89,408	CONDITION ELEM	CD
\$NLA(RCN)	\$430	OVERALL	1.070	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	988	1981	381.25	376,672		
CAPACITY				ROOF SHAPE	6	SALTBOX	1.00	B	USF	L	UP-STRY FIN	724	1981	297.05	215,062		
STORIES(FAR)	2	1.00		ROOF COVER	1	ASPALT SHINGLE	1.00	C	GHA	N	GREENHOUSE	104		174.09	18,105		
ROOMS	6	1.00		FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	ATT WOOD DECK	472		60.35	28,484		
BEDROOMS	2	1.00		INT. FINISH	2	DRYWALL	1.00		MST	O	MASONRY STACK	1		3,776.60	3,777		
BATHROOMS	1.5	1.00		HEATING/COOLING	3	RADIANT	1.02		ODS	O	OUT DOOR SHOWER	1		0.00			
FIXTURES	7	\$4,900		FUEL SOURCE	3	ELECTRIC	1.00										
UNITS	0	1.00															
EFF.YR/AGE 1983 / 39																	
COND 31 31 %																	
FUNC 0																	
ECON 0																	
DEPR 31 % GD 69																	
RCNLD \$508,100																	

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TRS: LONDON JANET		TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PO BOX 749						
NO TRURO, MA 02652-0749						

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%


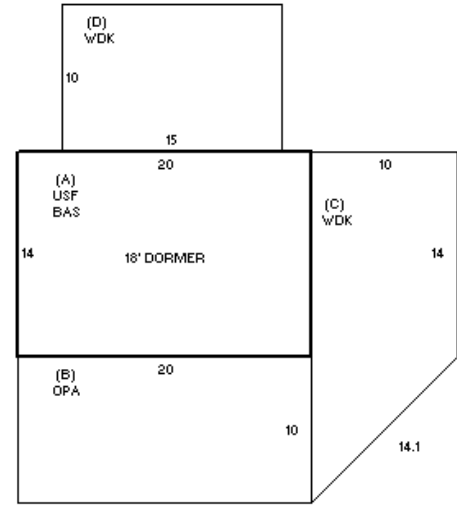
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	155,100	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/03/2021

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/3/2021	LG	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	5/3/2021	LG	Has Rinnai LP heat, and a kitchen area w/refrigerator, dishwasher & sink but no oven per Owner 5/3/3021
STYLE	14	0.90	DET BLDG [100%]	REVIEW			
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

BUILDING

YEAR BLT	2011	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	174,223		
NET AREA	560	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	A	BAS	L	BAS AREA	280	2011	283.34	79,337	CONDITION ELEM	CD		
\$NLA(RCN)	\$311	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	280	2011	224.15	62,761				
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	200		69.12	13,824				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	340		47.65	16,202				
				FLOOR COVER	2	SOFTWOOD	1.00		ODS	O	OUT DOOR SHOWER			0.00					
				INT. FINISH	2	DRYWALL	1.00												
				HEATING/COOLING	7	FL./WALL FURN.	0.98												
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2011 / 11
																		COND	11 11 %
																		FUNC	0
																		ECON	0
																		DEPR	11 % GD 89
																		RCNLD	\$155,100