

Key: 1747

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.761

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MACARA LINDA L REVOCABLE TR TRS: MACARA LINDA L PO BOX 22 NO TRURO, MA 02652-0022				42-163-0				6 QUAIL HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MACARA LINDA L REVOCABLE				09/30/2013	A		(201589)				
MACARA-ROSE LINDA L				10/21/2003	A	250,000	(170949)				
MACARA FAMILY TR THE				12/30/1999	F		(156123)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-115X	04/29/2019	4	REHAB	20,000	07/11/2019	LG	100	100
10-235	11/17/2010	3	REPAIR/REMOD	40,000	03/06/2012	FC	100	100

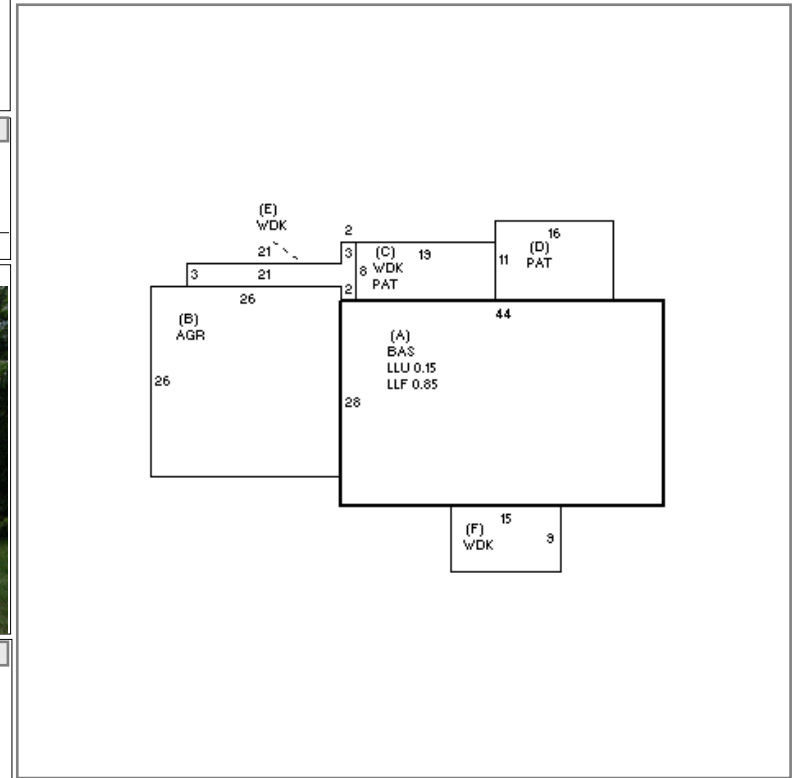
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.690	11	1.00	1	1.00	1	1.00	R08	1.75		471,170

TOTAL	30,056 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE FY09 CHNGD TO NBHD 7.	LAND		471,200	409,700		
Inf1	NO ADJ		BUILDING		479,300	406,600		
Inf2	NO ADJ		DETACHED		0	0		
			OTHER		0	0		
TOTAL					950,500	816,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/2/2018	LG
MODEL	1		RESIDENTIAL	LIST	5/6/2011	MR
STYLE	1	1.00	RANCH [100%]	REVIEW	5/31/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1978	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	704,820		
NET AREA	2,279	DETAIL ADJ	1.000	FOUNDATION			1.00	A	LLF	L	LOWER LEVEL FIN	1,047	1978	189.51	198,415	CONDITION ELEM CD			
\$NLA(RCN)	\$309	OVERALL	0.969	EXT. COVER	1	WOOD SHINGLES	1.00	A	LLU	N	LOWER LEVEL UNF	185		150.05	27,759				
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BAS AREA	1,232	1978	290.00	357,275				
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	B	AGR	N	ATTACHED GARAGE	676		85.16	57,566				
ROOMS	0	1.00		FLOOR COVER	99	N/A	1.00	+	PAT	N	PATIO	328		14.34	4,704				
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00	+	WDK	N	ATT WOOD DECK	366		49.25	18,027				
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	2			10,444.70	20,889				
FIXTURES	6	\$4,200		FUEL SOURCE	1	OIL	1.00	KIT	O	XTRA KITCHEN	1			15,983.80	15,984				
UNITS	2	.95																EFF.YR/AGE	1981 / 41
																COND	32	32 %	
																FUNC	0		
																ECON	0		
																DEPR	32	% GD 68	
																RCNLD		\$479,300	