

Key: 1766

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.782

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
DEMASI SHIRLEY M IRREV TRUST TRS: DEMASI SHIRLEY M 90 ELLIOT AVE QUINCY, MA 02171-2808		42-184-0		8 CABRAL FARM RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
DEMASI SHIRLEY M IRREV TR		03/26/2012	99		26185-171
DEMASI REALTY TRUST		03/26/2012	99		9258-323+
DEMASI REALTY TRUST		06/28/1994	99		9258-323

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	%

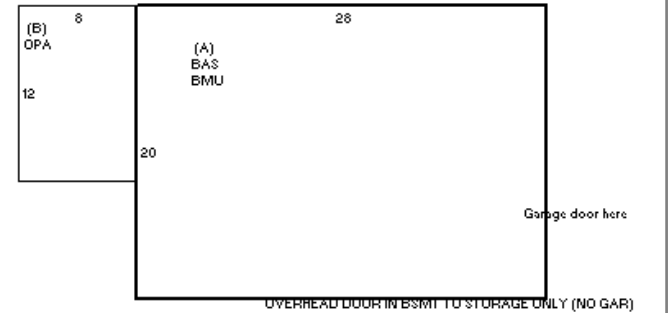
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.460	11	1.00	1	1.00	1	1.00	R03	1.00		237,700

TOTAL	20,038 SF	ZONING	GR6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	237,700	206,700
Inf1	NO ADJ		BUILDING	96,100	83,000			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	333,800	289,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/6/2018	LG
MODEL	1		RESIDENTIAL	LIST	10/20/2009	JH
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	12/3/2010	MR
QUALITY	-	0.75	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1960	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	150,210
NET AREA	560	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BMU	N	BSMT UNFINISHED	560		53.90	30,186	CONDITION ELEM	CD
\$NLA(RCN)	\$268	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	560	1960	200.43	112,243		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	96		59.19	5,682		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	5	VINYL	1.00										
				INT. FINISH	3	WOOD PANEL	1.00										
				HEATING/COOLING	13	NO HEAT	0.93										
				FUEL SOURCE	8	NONE	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		4	1.00														
BEDROOMS		2	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		0	1.00														
																EFF.YR/AGE	1975 / 47
																COND	36 36 %
																FUNC	0
																ECON	0
																DEPR	36 % GD 64
																RCNLD	\$96,100