

Key: 1779

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.799

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CHRISTOPHER FRANK JAMES & MINOWITZ EMILY L 501 WEST 110TH ST #2A NEW YORK, NY 10025				42-197-0				12 SKY VIEW DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHRISTOPHER FRANK JAMES & BROOKS GEORGE F REV TRUST				11/15/2013	QS	550,000	27827-18				
				06/20/2007	99		22126-58				
				12/02/1996	J		10506-272				

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	%
96-80	05/26/1996	6	SHED	1,000	06/01/1997		100	100

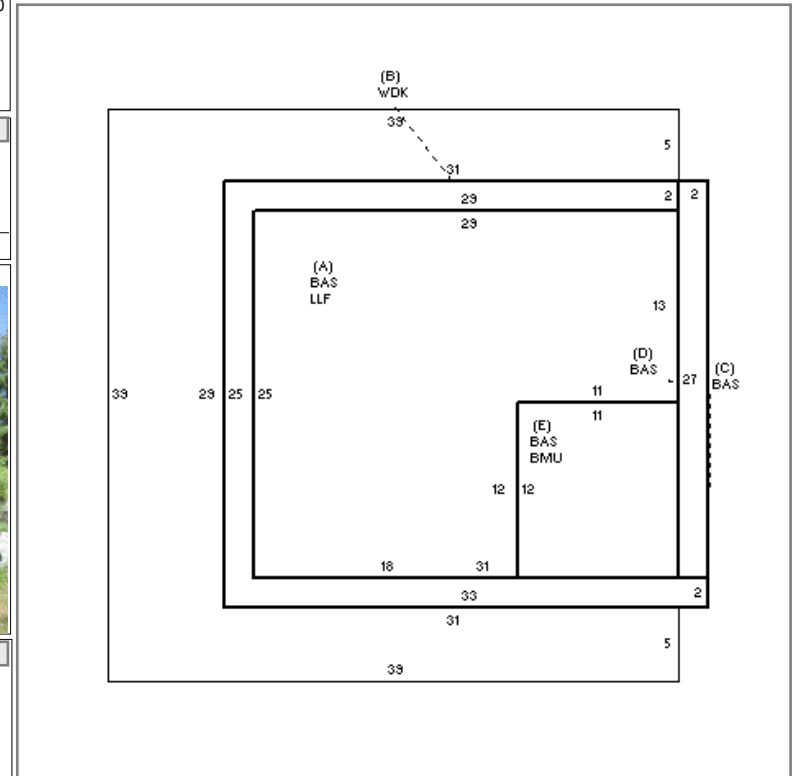
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R08	1.75		488,390
300	A	0.005	11	1.00	1	1.00	1	1.00	R08	1.75		240

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE DET WDK ON GROUND TO RIGHT OF SFR.	LAND	488,600	424,900			
Inf1	NO ADJ		BUILDING	463,400	380,800			
Inf2	NO ADJ		DETACHED	1,800	1,700			
			OTHER	0	0			
			TOTAL	953,800	807,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8*10	1996	80	16.47	1,000
WDK	A	1.00	A 0.75 8*12		96	11.00	800

PHOTO 05/24/2021

BLDG COMMENTS
5/24/2021 Owner confirmed interior data at door (per C-19). Added mini-split A/C and heat.



BUILDING	CD	ADJ	DESC	MEASURE	5/24/2021	LG
MODEL	1		RESIDENTIAL	LIST	5/24/2021	LG
STYLE	1	1.00	RANCH [100%]	REVIEW	11/22/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1978	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	558,370
NET AREA	1,550	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	593	1978	249.00	147,659	CONDITION ELEM	CD
\$NLA(RCN)	\$360	OVERALL	1.020	EXT. COVER	8	TEX PLYWOOD	1.00	B	WDK	N	ATT WOOD DECK	622		53.93	33,545		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	957	1978	363.43	347,804	
STORIES(FAR)	1	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	E	BMU	N	BSMT UNFINISHED	132		97.74	12,901			
ROOMS	4	1.00	FLOOR COVER	3	W/W CARPET	1.00	F11	O	FPL 1S 1OP	1			12,961.30	12,961			
BEDROOMS	1	1.00	INT. FINISH	2	DRYWALL	1.00											
BATHROOMS	1.5	1.00	HEATING/COOLING	2	HOT WATER	1.02											
FIXTURES	5	\$3,500	FUEL SOURCE	1	OIL	1.00											
UNITS	0	1.00															
																EFF.YR/AGE	2005 / 17
																COND	17 17 %
																FUNC	0
																ECON	0
																DEPR	17 % GD 83
																RCNLD	\$463,400