

Key: 1892

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.916

LEG  
AL

CURRENT OWNER										PARCEL ID				LOCATION			
FALKENBURG II WARREN H & RUDELLE T PO BOX 156 NORTH TRURO, MA 02652										43-15-0				1 STORY BOOK LN			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
FALKENBURG II WARREN H & FALKENBURG II WARREN H & FALKENBURG II WARREN H &										09/13/2018		V		1 31527-60		1 31527-60	
FALKENBURG II WARREN H & FALKENBURG II WARREN H & FALKENBURG II WARREN H &										09/13/2018		V		1 31527-60		1 31527-11	
FALKENBURG II WARREN H & FALKENBURG II WARREN H & FALKENBURG II WARREN H &										09/13/2018		V		1 31527-11		1 31527-11	

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	%
21-442X	12/14/2021	4	REHAB	5,800	03/10/2022	LG	100	100
FY2018		35	RES EXEMPT		04/23/2018		0	0
13-074	04/09/2013	90	BP NVC	1,845	10/17/2013	FC	100	100
01-044	03/27/2001	2	ADDITION	23,000	07/24/2003	BT	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	12	1.00	1	1.00	1	1.00	R02	1.00		279,080
300	A	0.005	12	1.00	1	1.00	1	1.00	R02	1.00		140

DETAILED

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	279,200	242,800
Inf1	NO ADJ		BUILDING	186,900	162,300			
Inf2	NO ADJ		DETACHED	4,000	3,800			
			OTHER	0	0			
						TOTAL	470,100	408,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L	0.83 P-	0.40 20*20+12*15		580	10.01	2,300
SHF	A	1.00 A	0.75 8*10		80	16.47	1,000
SHF	A	1.00 A	0.75 6*10		60	16.47	700

PHOTO 03/10/2022



BUILDING	CD	ADJ	DESC	MEASURE	3/10/2022	LG
MODEL	1		RESIDENTIAL	LIST	11/2/2009	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	11/29/2010	MR
QUALITY	-	0.75	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1925	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	444,963
NET AREA	1,910	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BAS	L	BAS AREA	1,478	1925	216.65	320,209	CONDITION ELEM	CD
\$NLA(RCN)	\$233	OVERALL	0.980	EXT. COVER	1	WOOD SHINGLES	1.00	B	BMU	N	BSMT UNFINISHED	162		60.64	9,824		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	312		37.92	11,832		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	CAN	N	CANOPY	96		34.37	3,300		
				FLOOR COVER	2	SOFTWOOD	1.00	+	BAS	L	BAS AREA	432	2001	216.65	93,593		
				INT. FINISH	1	PLASTER	1.00	F	PAT	N	PATIO	144		12.99	1,871		
				HEATING/COOLING	7	FL./WALL FURN.	0.98	MST	O		MASONRY STACK	1		2,233.70	2,234		
				FUEL SOURCE	2	GAS	1.00										
																EFF.YR/AGE	1955 / 67
																COND	58 58 %
																FUNC	0
																ECON	0
																DEPR	58 % GD 42
																RCNLD	\$186,900

