

Key: 1912

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.936

LEGAL

LAND

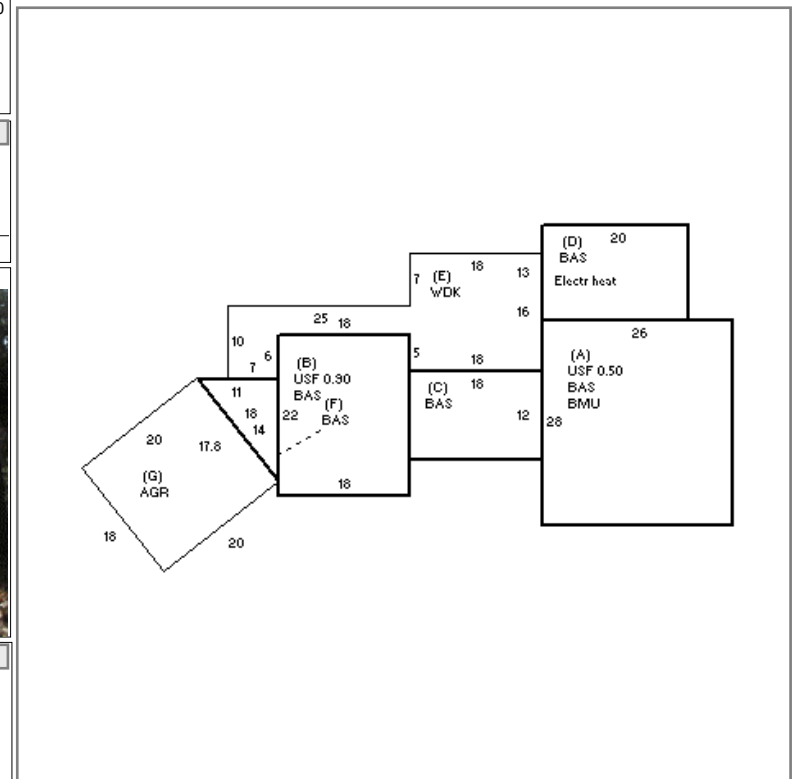
CURRENT OWNER				PARCEL ID				LOCATION				
MILAN CRAIG S PO BOX 1310 TRURO, MA 02666-1310				43-35-0				15 QUAIL RIDGE RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MILAN CRAIG S				07/15/2008	QS	760,000	23045-165					
BRIDGER RITA H				08/25/1999	J		12499-069					
BRIDGER RITA H & WAGNER H				05/26/1992	QS	178,000	8037-001					
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	R03	1.00		279,080
300	A	0.115	12	1.00	1	1.00	1	1.00	R03	1.00		3,160

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	%
19-292X	09/25/2019	90	BP NVC	4,800	01/23/2020	LG	100	100
18-350	10/04/2018	80	SOLAR TAXABL	14,476	03/06/2019	LG	100	100
18-030	01/30/2018	3	REPAIR/REM0D	45,000	08/17/2018	LG	100	100
15-273	11/04/2015	90	BP NVC	20,000			100	100
95-113	09/18/1995	2	ADDITION	87,000	04/01/1996		100	100

TOTAL	38,769 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	282,200	245,400
Inf1	NO ADJ		BUILDING	881,400	726,800			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>1,163,600</b>	<b>972,200</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
BATHS=2 FULL+2 HALF+EXTRA SINK. HEAT=OIL  
FHW+FHA+ELEC BASEBOARD BACKUP.

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/10/2022	LG
MODEL	1		RESIDENTIAL	LIST	11/10/2022	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/29/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1810	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,397	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00
\$NLA(RCN)	\$525	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES(FAR)	1.5	1.00		ROOF COVER	2	WOOD SHINGLES	1.01
ROOMS	9	1.00		FLOOR COVER	2	SOFTWOOD	1.00
BEDROOMS	5	1.00		INT. FINISH	2	DRYWALL	1.00
BATHROOMS	3	1.00		HEATING/COOLING	2	HOT WATER	1.02
FIXTURES	11	\$7,700		FUEL SOURCE	1	OIL	1.00
UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	728		115.57	84,133
A	BAS	L	BAS AREA	728	1810	445.24	324,136
A	USF	L	UP-STRY FIN	364	1810	359.24	130,762
+	BAS	L	BAS AREA	473	1982	445.24	210,600
B	USF	L	UP-STRY FIN	356	1982	359.24	127,888
+	BAS	L	BAS AREA	476	1982	445.24	211,936
E	WDK	N	ATT WOOD DECK	430		72.98	31,381
G	AGR	N	ATTACHED GARAGE	360		149.65	53,874
	F21	O	FPL 2S 1OP	1		22,837.90	22,838
	F23	O	FPL 2S 3OP	1		49,330.90	49,331
	MST	O	MASONRY STACK	1		4,567.30	4,567
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	1,259,145
CONDITION ELEM CD	
EFF.YR/AGE	1992 / 30
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$881,400