

Key: 1928

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.953

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
MORRIS LON C PO BOX 138 TRURO, MA 02666-0138		43-51-0		21 WHITMANVILLE RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MORRIS LON C		12/15/2005	A	320,400	20572-211
WOOD FRANCES V		07/28/1941	99		582-25

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 %
FY2018		35	RES EXEMPT		04/23/2018		0 0
14-265	12/16/2014	90	BP NVC	2,000	10/07/2015	FC	100 100
06-065	04/05/2006	90	BP NVC	1,500	05/11/2007	JH	100 100

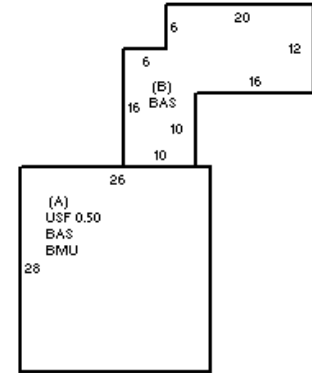
LAND

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				279,080
300	A	0.615	12	1.00	1	1.00	1	1.00	R02	1.00		16,910

TOTAL	1.390 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE	FY05 ACREAGE CHANGE PER 2003 REDIV.			LAND	296,000	257,400
Inf1	NO ADJ		BUILDING	208,800	181,900			
Inf2	NO ADJ		DETACHED	12,900	12,400			
			OTHER	0	0			
			TOTAL	517,700	451,700			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
ST1	A	1.00	A 0.75 9*12		108	95.40	7,700
FBN	-	0.90	F 0.60 26*14		364	19.23	4,200
SHF	L	0.83	D+ 0.30 5*5		25	14.25	100
SHF	M	0.60	D 0.20 8*7		56	9.88	100
SHF	L	0.83	P 0.45 10*14 ON FBN		140	13.29	800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2015	FC
MODEL	1		RESIDENTIAL	LIST	10/7/2015	EST
STYLE	15	1.10	ANTIQUE [100%]	REVIEW	11/29/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

FLR COVER=ESTIMATE.

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YEAR BLT	1820	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	564,403
NET AREA	1,468	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	728		86.26	62,800		
\$NLA(RCN)	\$384	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	364	1820	272.25	99,099		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,104	1820	344.16	379,948		
				ROOF COVER	1	ASPHALT SHINGLE	1.00		F21	O	FPL 2S 1OP	1		17,047.10	17,047		
				FLOOR COVER	2	SOFTWOOD	1.00		MST	O	MASONRY STACK	1		3,409.20	3,409		
				INT. FINISH	1	PLASTER	1.00		ODS	O	OUT DOOR SHOWER			0.00			
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	1	OIL	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1.5	1.00														
ROOMS		0	1.00														
BEDROOMS		4	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		1	1.00														
																EFF.YR/AGE	1951 / 71
																COND	63 63 %
																FUNC	0
																ECON	0
																DEPR	63 % GD 37
																RCNLD	\$208,800