Key: **1983**

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2,012

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JOSEPH IRA & GREENBERG JUDITH **102 WEST 75TH STREET** **APT 41** **NEW YORK, NY 10023**	**43-110-0**	**1 NELSON DR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JOSEPH IRA & GREENBERG JU	11/04/2016	QS	1,075,000	30064-334
LEA JANE J	10/07/1992	J	75,000	8242-061

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	%
08-049	03/11/2008	9	DECK	44,700	05/15/2009	JH	100	100
00-084	06/01/2000	2	ADDITION	259,800	02/23/2002	BT	100	100
98-043	02/01/1998	10	ALL OTHERS	12,000	06/01/1999		100	100
93-137	11/10/1993	70	POOL	35,000	06/06/1994		100	100
86-212	11/05/1986	1	SINGLE FAM R		12/31/1988	SW	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	576,160	1.00	1	1.00	R08	1.60			446,520
300	A	0.001	12	1.00	1	1.00	1	1.00	44,000	1.00	1	1.00	R08	1.60			40

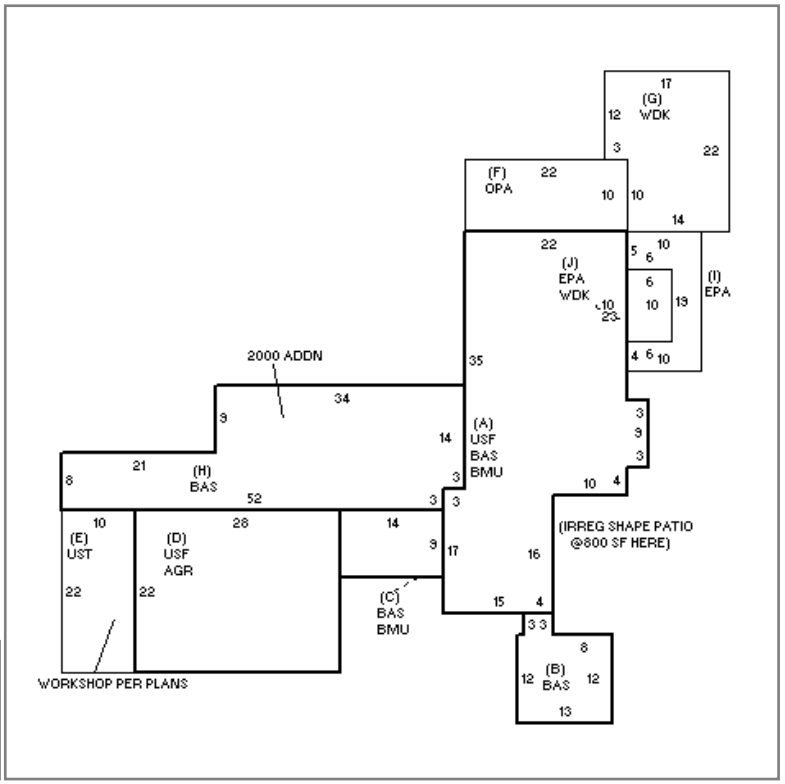
TOTAL	33,804 SF	ZONING	RES	FRNT	0
Nbhd	EAST TRURO	NOTE	FY10=ADDED PTD+SHF'S+OSH PER 5/09 BP INSPEC (YB UNK). Plan Bk 278, Pg 28 shows 33,804 SF.		
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	446,600	388,300
BUILDING	1,299,600	1,076,400
DETACHED	22,900	21,800
OTHER	0	0
TOTAL	**1,769,100**	**1,486,500**

DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SPC	A	1.00	E	1.00	18*20	1993	360	50.95	18,300
PTD	G	1.18	A+	0.80	IRREG 18*38		684	2.71	1,500
SHF	G	1.18	A	0.75	6*15		90	19.44	1,300
SHF	G	1.18	A	0.75	NEAR POOL 8*		80	19.44	1,200
OSH	G	1.18	A	0.75	ABUTS SHF 6*		96	8.14	600

PHOTO 05/15/2009



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	G	1.35	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/8/2018	LG
LIST	5/15/2009	EST
REVIEW	11/29/2010	MR

BLDG COMMENTS

FY10=CHG'D YB PER BP#86-212 RE-ISSUED 4/22/87 (EYB=1992 PER BP#00-084 FOR ADDN/RENOV). FY10 CHGS PER PLANS+5/09 BP INSPEC. CHECK FOR WOODSTOVE (PMT#90-12) IN CYCLICAL.

YEAR BLT	1987	SIZE ADJ	0.975
NET AREA	3,771	DETAIL ADJ	1.000
$NLA(RCN)	$472	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES(FAR)	2	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	3.5	1.00
FIXTURES	13	$9,100
UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION			1.00
EXT. COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHINGLES	1.01
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,188		98.09	116,527
+	USF	L	UP-STRY FIN	1,678	1987	312.41	524,219
+	BAS	L	BAS AREA	1,356	1987	406.40	551,084
D	AGR	N	ATTACHED GARAGE	616		125.55	77,341
E	UST	N	UTILITY STORAGE	220		154.10	33,901
F	OPA	N	OPEN PORCH	220		99.79	21,954
+	WDK	N	ATT WOOD DECK	404		68.35	27,612
H	BAS	L	BAS AREA	737	2000	406.40	299,519
+	EPA	N	ENCL PORCH	190		187.31	35,589
	PAT	N	PATIO	800		18.66	14,926
	F12	O	FPL 1S 2OP	1		21,388.60	21,389
	F22	O	FPL 2S 2OP	1		29,943.50	29,944
	HTB	O	HOT TUB	1		17,111.20	17,111

TOTAL RCN	1,780,216
CONDITION ELEM	CD

EFF.YR/AGE	1995 / 27	
COND	27	27 %
FUNC	0	
ECON	0	
DEPR	27	% GD 73
RCNLD		$1,299,600