

Key: 2025

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.062

LEGAL

LAND

CURRENT OWNER		PARCEL ID		LOCATION	
JKB REALTY TRUST TRS: KLATT JORDAN PO BOX 148 NO TRURO, MA 02652-0148		43-153-0		17 OVERLOOK DR	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
JKB REALTY TRUST		08/29/2013	QS	655,000	27654-148
ADLER EVELYN & HENRY		08/23/1990	Q	10,000	7270-158

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 %
21-073 FY2018	03/02/2021	4	REHAB	25,000	08/06/2021	LG	100 100
		35	RES EXEMPT		10/01/2017		0 0
	01/24/2006	30	CHECK DATA		06/04/2008	JH	100 100
91-108	09/30/1991	1	SINGLE FAM R	120,000	08/10/1992		100 100

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	414,115	1.00	1	1.00	V4	1.15		320,940
300	A	0.155	12	1.00	1	1.00	1	1.00	31,625	1.00	1	1.00	V4	1.15		4,900

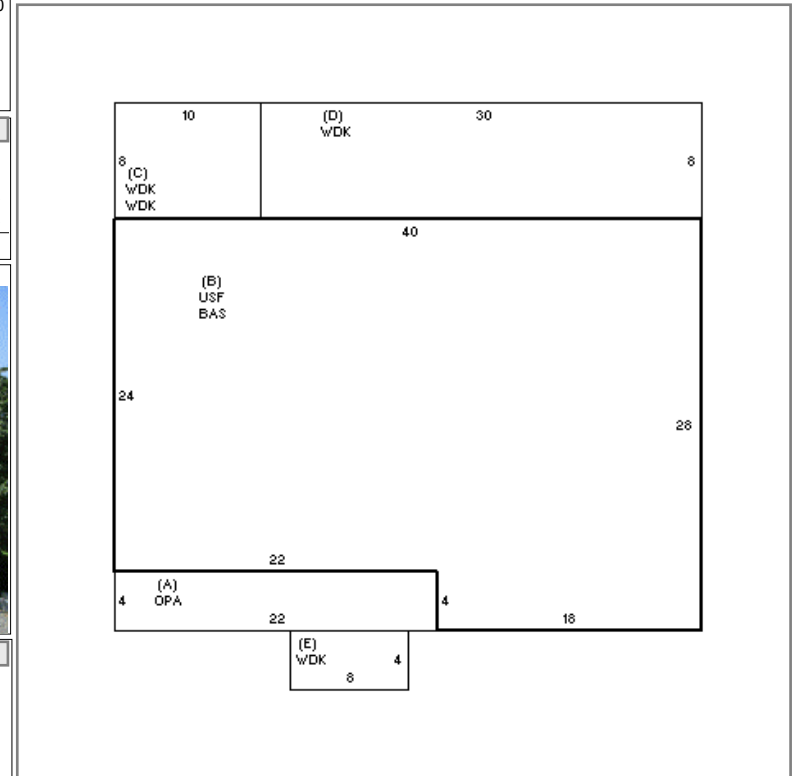
TOTAL	40,511 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NO VIEW FROM GROUND PER 5/07 BP INSPEC (NO ACCESS TO WDK'S).				LAND	325,800	283,300
Inf1	NO ADJ		BUILDING	633,700	514,700			
Inf2	NO ADJ		DETACHED	0	0			
					OTHER	0	0	
					TOTAL	959,500	798,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/29/2020	LG
MODEL	1		RESIDENTIAL	LIST	8/7/2012	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/29/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
2012 and 2020 interior data estimated. 6/29/2021 No entry (C-19).



DETACHED

BUILDING

YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,064	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00
\$NLA(RCN)	\$439	OVERALL	1.070	EXT. COVER	2	CLAPBOARD	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES(FAR)	2	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.00
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00
BATHROOMS	2.5	1.00		HEATING/COOLING	2	HOT WATER	1.02
FIXTURES	10	\$7,000		FUEL SOURCE	1	OIL	1.00
UNITS	0	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	905,276
A	OPA	N	OPEN PORCH	88		110.38	9,714	CONDITION ELEM	CD
B	BAS	L	BAS AREA	1,032	1991	373.77	385,732		
B	USF	L	UP-STRY FIN	1,032	1991	285.28	294,408		
+	WDK	N	ATT WOOD DECK	432		59.16	25,559		
	BGR	N	SF BSMT GARAGE	224		117.25	26,264		
	BMF	N	BSMT FINISH	664		163.85	108,800		
	BMU	N	BSMT UNFINISHED	144		100.52	14,474		
	F21	O	FPL 2S 1OP	1		18,514.10	18,514		
	HTB	O	HOT TUB	1		14,811.50	14,812		
	ODS	O	OUT DOOR SHOWER	1		0.00			

EFF.YR/AGE	1991 / 31
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$633,700