

Key: 2084

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.123

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
OTTE DARYL & COHEN ARTHUR 29 EAST 9TH ST #9 NEW YORK, NY 10003				44-8-0				32 HIGGINS HOLLOW RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
				07/07/2000	O	390,000	13118-023				
				05/27/1993	99		8597-045				

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	%
20-272X	09/28/2020	4	REHAB	26,000	01/12/2021	LG	100	100
12-260	10/29/2012	90	BP NVC	1,785	01/08/2013	FC	100	100
00-131	09/01/2000	2	ADDITION	550,000	02/10/2002	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 16 1.00	L6	0.95 1 1.00	684,190	1.00 1 1.00	SR3	2.00				530,250
300	A	0.465 16 1.00	1	1.00 1 1.00	55,000	1.00 1 1.00	SR3	2.00				25,580

TOTAL

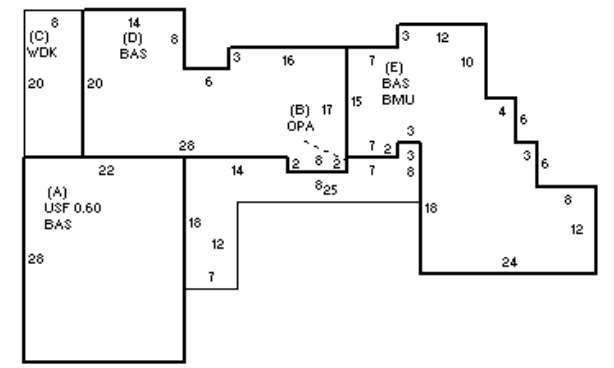
TOTAL	1.240 Acres	ZONING	NSD	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NAT'L SEASHORE	NOTE WDK W/ PERGOLA TO LEFT OF SFR.				LAND	555,800	483,300
Inf1	LOC ADJ		LAND BUILDING	707,800	587,600			
Inf2	NO ADJ		DETACHED	3,600	3,400			
			OTHER	0	0			
						TOTAL	1,267,200	1,074,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 A	0.75 12*16		192	15.54	2,200
WDK	G	1.18 G	0.90 10*12		120	12.98	1,400



BMU=1,318 SF (SEC D+E) PER NOTE IN BLDG DEPT FILE.



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/8/2022	LG
MODEL	1		RESIDENTIAL	LIST	10/26/2012	BE
STYLE	4	1.10	CAPE [100%]	REVIEW	12/15/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
Outdoor utility sink, outdoor shower detached.

INDING

YEAR BLT	1790	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,141,585		
NET AREA	2,299	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BAS	L	BAS AREA	616	1790	442.98	272,877	CONDITION ELEM	CD		
\$NLA(RCN)	\$497	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	370	1790	364.73	134,951				
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	266		106.55	28,343				
				ROOF COVER	2	WOOD SHINGLES	1.01	C	WDK	N	ATT WOOD DECK	160		86.66	13,866				
				FLOOR COVER	2	SOFTWOOD	1.00	+ BAS	L	BAS AREA	1,313	2000	442.98	581,635					
				INT. FINISH	1	PLASTER	1.00	E	BMU	N	BSMT UNFINISHED	705		115.57	81,475				
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		22,837.90	22,838					
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUT DOOR SHOWER	1		0.00						
																		EFF.YR/AGE	1994 / 28
																		COND	28 28 %
																		FUNC	10
																		ECON	0
																		DEPR	38 % GD 62
																		RCNLD	\$707,800