

Key: 212

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 152

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
LARSON DOROTHY& POVALL R (L E) RMNDR: LARSON DONALD D C/O LARSON 8 CLOVER LN SCITUATE, MA 02066-2604				5-25-0				578 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
LARSON DOROTHY& POVALL R				12/31/1995	A			588-215+			
LARSON DOROTHY &				06/06/1941	99			588-215			

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	%

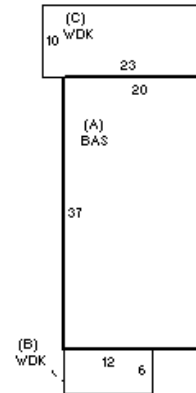
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.510	10	1.00	1	2,070,575	1.34	1	1.00	WF1	5.75	1,410,700

TOTAL	22,216 SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BEACH POINT	NOTE			LAND	1,410,700	1,226,600	
Inf1	NO ADJ		BUILDING	75,500	65,500			
Inf2	NO ADJ		DETACHED	5,100	4,900			
			OTHER	0	0			
					TOTAL	1,491,300	1,297,000	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.83 F	0.60 11*39		429	19.83	5,100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/26/2017	LG
MODEL	1		RESIDENTIAL	LIST	7/1/2009	EST
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/10/2010	MR
QUALITY	-	0.75	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1900	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	160,601
NET AREA	740	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	740	1900	200.43	148,320		
\$NLA(RCN)	\$217	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	+	WDK	N	ATT WOOD DECK	302		33.71	10,180		
				ROOF SHAPE	1	GABLE	1.00										
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	99	N/A	1.00										
				INT. FINISH	1	PLASTER	1.00										
				HEATING/COOLING	13	NO HEAT	0.93										
				FUEL SOURCE	8	NONE	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		0	1.00														
BEDROOMS		1	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		0	1.00														
																TOTAL RCN	160,601
																CONDITION ELEM	CD
																EFF.YR/AGE	1960 / 62
																COND	53 53 %
																FUNC	0
																ECON	0
																DEPR	53 % GD 47
																RCNLD	\$75,500