

Key: 2126

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.164

LEGALS

CURRENT OWNER						PARCEL ID				LOCATION			
CLD TRUST TRS: ELIZABETH TAVARES 28 SOUTHGATE PARK NEWTON, MA 02466						45-38-6				62 CORN HILL RD			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)				
CLD TRUST						12/19/2019	F	1	32560-27				
TAVARES ELIZABETH &						05/07/2019	QS	660,000	32004-350				
VALLARO FAMILY TRUST						05/18/2015	F		28875-92				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12-206	08/31/2012	90	BP NVC	5,200	12/11/2012	FC	100	100


LAND

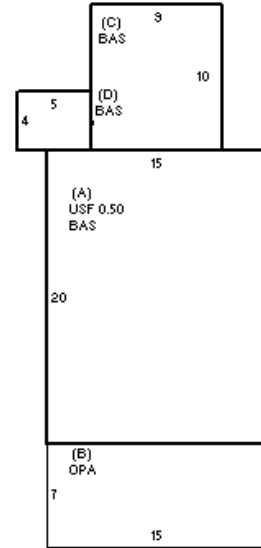
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE CORN HILL COTTAGES CONDO				LAND	0	0
Inf1			BUILDING	790,400	687,600			
Inf2			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	790,400	687,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/25/2014





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/25/2014	FC
MODEL	10		CONDO	LIST	4/25/2014	FC
STYLE	1	1.00	CONDO [100%]	REVIEW	7/12/2007	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
WATERFRONT. HEAT=NONE (1 GAS RINNAI HEATER IN LIV RM ONLY).

G

YEAR BLT	1900	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	988,055		
NET AREA	560	DETAIL ADJ	1.980	COMPLEX	5	CORN HILL	1.65	+	BAS	L	BASE CONDO AREA	410	1900	1,849.71	758,382	CONDITION ELEM CD			
\$NLA(RCN)	\$1,764	OVERALL	1.000	CONDO STYLE	4	COTTAGE	1.00	A	USF	L	UP-STRY FIN	150	1900	1,479.77	221,966	EXTERIOR	A		
				BASEMENT	5	NO BASEMENT	1.00	B	OPA	N	OPEN PORCH	105		53.40	5,607	INTERIOR	A		
				HEATING	13	NO HEAT	0.96									KITCHEN	A		
				FUEL SOURCE	8	NONE	1.00									BATHS	A		
				PLUMBING	1	STANDARD	1.00									HEAT/ELEC	A		
				VIEW/LOC	5	VERY GOOD	1.25												
																		EFF.YR/AGE	1960 / 62
																		COND	20 20 %
																		FUNC	0
																		ECON	0
																		DEPR	20 % GD 80
																		RCNLD	\$790,400