

Key: 2127

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.165

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION			
DAMON MAYERS & LYNN BOWMAN REV REVOCABLE TRUST DATED 1/1/18 172 CIRCUIT ST NORWELL, MA 02061		45-38-7		62 CORN HILL RD			
TRANSFER HISTORY		DOS	T	SALE PRICE		BK-PG (Cert)	
DAMON MAYERS & LYNN BOWMA		07/05/2018	A	100		31388-10	
BOWMAN LYNN A& MAYERS DAM		04/21/2004	QS	385,000		18480-268	
FICHTNER RONALD R & PAMEL		12/16/2002	QS	343,333		16085-146	


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
11-077	05/05/2011	2	ADDITION	3,850	03/13/2012	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	810,200	704,700			
Inf2			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	810,200	704,700

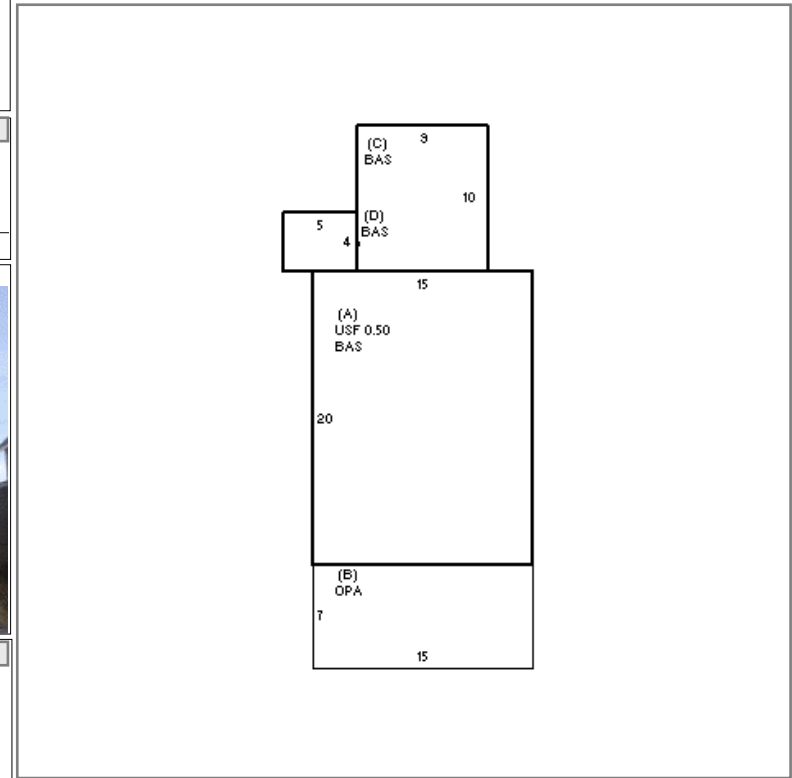
DETACHED

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

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%]			

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		
\$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		
				BASEMENT	5	NO BASEMENT	1.00	B	OPA	N	OPEN PORCH	105		53.40	5,607		
				HEATING	13	NO HEAT	0.96										
				FUEL SOURCE	8	NONE	1.00										
				PLUMBING	1	STANDARD	1.00										
				VIEW/LOC	5	VERY GOOD	1.25										

BUILDING



CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES(FAR)	1.5	1.00	EXTERIOR	A
ROOMS	5	1.00	INTERIOR	A
BEDROOMS	2	1.00	KITCHEN	U
BATHROOMS	1	1.00	BATHS	A
FIXTURES	3	\$2,100	HEAT/ELEC	A
PCT COMM INT	6.3	1.00		

EFF.YR/AGE	1965 / 57
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$810,200