

Key: 2192

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.236

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
25 TOM'S HILL ROAD LLC SAWMILL TRUST-Maldonado/Larson 730 2ND AVE SO, STE1400 MINNEAPOLIS, MN 55402		45-85-0		25 TOMS HILL RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
25 TOM'S HILL ROAD LLC		01/17/2020	F	1	32632-60
CHAFEE MATTHEW V & LARSON		08/01/2003	QS	740,000	17386-158
KING CALVIN A & HELEN W		08/04/1999	F		12453-269+

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
07-216	09/27/2007	1	SINGLE FAM R	750,000	05/09/2011	MR	100 100
07-217	09/27/2007	40	STUDIO		05/09/2011	MR	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	13	1.00	1	1,296,360	1.00	1	1.00	V15	3.60	1,004,680
300	A	0.145	13	1.00	1	99,000	1.00	1	1.00	V15	3.60	14,360

TOTAL	40,075 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	N	FY05 ACREAGE CHG PER 2003 PLAN+VW CHG PER	LAND		1,019,000	886,000	
Infl1	NO ADJ	O	SALE INSP. FY10 VW CHG PER 4/09 PHOTO (SAME	BUILDING		1,151,400	951,600	
Infl2	NO ADJ	T	AS ABUTTER 45-84). FY11 VW INCR PER FIELD	DETACHED		0	0	
		E	REV=ALMOST PANORAMIC+HIGH ELEVATION	OTHER		122,500	101,600	
			SIMILAR TO 45-87.	TOTAL		2,292,900	1,939,200	

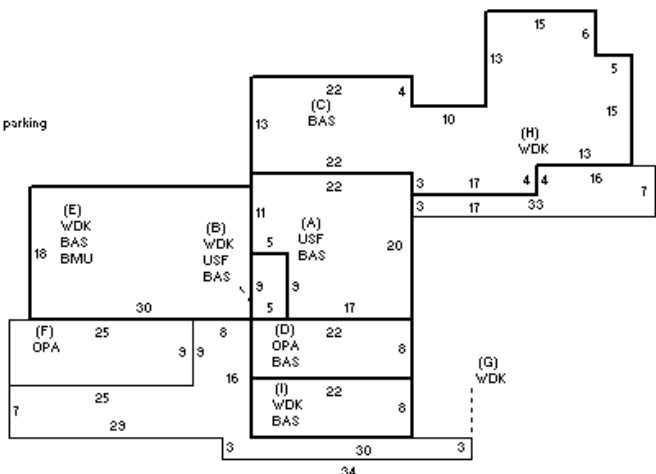
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/08/2019
									

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2019	LG
MODEL	1		RESIDENTIAL	LIST	5/28/2019	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/25/2011	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	99	1.00	N/A [100%]			

YEAR BLT	2009	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,596	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00
\$NLA(RCN)	\$510	OVERALL	1.130	EXT. COVER	2	CLAPBOARD	1.00
				ROOF SHAPE	4	FLAT/SHED	1.00
				ROOF COVER	7	ROLL	1.00
				FLOOR COVER	1	HARDWOOD	1.00
				INT. FINISH	1	PLASTER	1.00
				HEATING/COOLING	9	WARM/COOL AIR	1.03
				FUEL SOURCE	2	GAS	1.00

CAPACITY	UNITS	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
STORIES(FAR)	2	1.00	+	BAS	L	BAS AREA	2,156	2009	431.76	930,877
ROOMS	5	1.00	+	USF	L	UP-STRY FIN	440	2009	361.08	158,873
BEDROOMS	3	1.00	E	BMU	N	BSMT UNFINISHED	540		123.37	66,620
BATHROOMS	3	1.00	+	OPA	N	OPEN PORCH	401		94.24	37,789
FIXTURES	10	\$7,000	+	WDK	N	ATT WOOD DECK	1,329		68.07	90,471
UNITS	0	1.00	F22	O	FPL 2S 2OP		1		31,811.80	31,812
			ODS	O	OUT DOOR SHOWER				0.00	

BOTH BLDGS HAVE SARNAFIL (VINYL WATERPROOFING MEMBRANE) ROOFS WITH RIVER ROCK BALLAST



TOTAL RCN	1,323,443	CONDITION ELEM	CD
EFF.YR/AGE	2009 / 13	COND	13 13 %
		FUNC	0
		ECON	0
		DEPR	13 % GD 87
RCNLD	\$1,151,400		

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
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

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	122,500	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		


FRAME=WOOD+STEEL PER BP#07-217

17

(A)
BAS

22

PHOTO 05/08/2019



BLDG COMMENTS
K sink, no oven.

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2019	LG
MODEL	1		RESIDENTIAL	LIST	5/28/2019	LG
STYLE	14	0.90	DET BLDG [100%]	REVIEW	12/3/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	99	1.00	N/A [100%]			

INDING

YEAR BLT	2009	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	140,830
NET AREA	374	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BAS	L	BAS AREA	374	2009	369.06	138,030		
\$NLA(RCN)	\$377	OVERALL	0.900	EXT. COVER	2	CLAPBOARD	1.00		ODS	O	OUT DOOR SHOWER			0.00			
				ROOF SHAPE	4	FLAT/SHED	1.00										
				ROOF COVER	7	ROLL	1.00										
				FLOOR COVER	1	HARDWOOD	1.00										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		3	1.00														
BEDROOMS		1	1.00														
BATHROOMS		1	1.00														
FIXTURES		4	\$2,800														
UNITS		0	1.00														
																EFF.YR/AGE	2009 / 13
																COND	13 13 %
																FUNC	0
																ECON	0
																DEPR	13 % GD 87
																RCNLD	\$122,500