

Key: 2263

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.309

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
VAN STRATUM FAMILY REALTY TRST TRS: VAN STRATUM PETER W & PO BOX 568 TRURO, MA 02666				46-35-0				5 KINNIKINNICK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VAN STRATUM FAMILY REALTY				12/28/2017	F		30991-50				
VANSTRATUM CATHERINE				04/02/2007	99		21905-3				
VANSTRATUM PETER & CATHER				07/07/2006	99		21164-59				

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	%
FY2018		35	RES EXEMPT		10/01/2017		0	0
16-137	06/27/2016	4	REHAB	200			100	100
02-162	08/02/2002	7	GARAGE	38,000	03/28/2003	BT	100	100


LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.570	14	1.00	1	1.00	1	1.00	R03	1.15		291,940

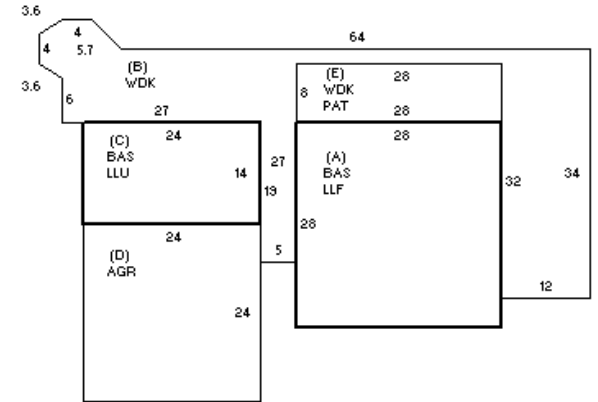
TOTAL	24,829 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TRURO CENTER	NOTE	LAND	291,900	220,700			
Inf1	NO ADJ		BUILDING	546,200	443,600			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	838,100	664,300			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								08/28/2015



PER PLANS BP#83-27: SEC A 1ST FLR=KILR+BR+FULL BATH+BSMT=3 RMS (BR'S?)+FULL BATH  
PER PLANS BP#02-162: SEC C=POTTING RM BUT LISTED AS STUDIO PER 3/28/03 BP INSPEC



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/28/2015	FC
MODEL	1		RESIDENTIAL	LIST	8/28/2015	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	4/5/2021	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
CHECK HEAT TYPE IN NEXT LIST.

LOADING

YEAR BLT	1983	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	791,591		
NET AREA	1,904	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	784	1983	241.99	189,724	CONDITION ELEM	CD		
\$NLA(RCN)	\$416	OVERALL	1.020	EXT. COVER	2	CLAPBOARD	1.00	+	BAS	L	BAS AREA	1,120	1983	359.87	403,053				
				ROOF SHAPE	2	HIP	1.00	+	WDK	N	ATT WOOD DECK	1,145		53.40	61,145				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	LLU	N	LOWER LEVEL UNF	336		184.38	61,951				
				FLOOR COVER	99	N/A	1.00	D	AGR	N	ATTACHED GARAGE	576		107.07	61,674				
				INT. FINISH	2	DRYWALL	1.00	E	PAT	N	PATIO	224		18.66	4,180				
				HEATING/COOLING	3	RADIANT	1.02	MST	O	O	MASONRY STACK	1		3,564.90	3,565				
				FUEL SOURCE	3	ELECTRIC	1.00	ODS	O	O	OUT DOOR SHOWER			0.00					
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1983 / 39
STORIES(FAR)		1	1.00															COND	31 31 %
ROOMS		0	1.00															FUNC	0
BEDROOMS		4	1.00															ECON	0
BATHROOMS		3	1.00															DEPR	31 % GD 69
FIXTURES		9	\$6,300															RCNLD	\$546,200
UNITS		1	1.00																