

Key: 2269

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.315

LEGAL

CURRENT OWNER					PARCEL ID				LOCATION			
SHERMAN BERNARD & LENORE					46-41-0				4 KINNIKINNICK RD			
36 NATHANIEL RD					TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
HOLLAND, PA 18966					SHERMAN BERNARD & LENORE				03/16/1995	QS	142,000	9590-272

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	0.570	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	406,300	344,900			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	698,200	565,600				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

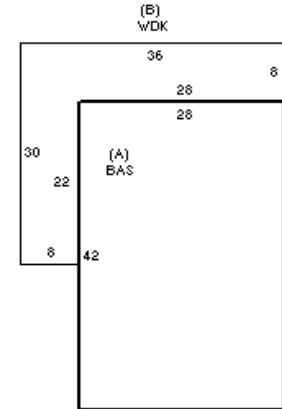


BLDG COMMENTS		
MEASURE	8/28/2015	FC
LIST	8/28/2015	FC
REVIEW	11/29/2010	MR
LLF=FAM RM W/ MINI-SPLIT FOR A/C+2 BR+FULL BATH.		

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/28/2015	FC
MODEL	1		RESIDENTIAL	LIST	8/28/2015	FC
STYLE	1	1.00	RANCH [100%]	REVIEW	11/29/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1983	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	588,905
NET AREA	2,320	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BAS	L	BAS AREA	1,176	1983	287.13	337,659	CONDITION ELEM	CD
\$NLA(RCN)	\$254	OVERALL	0.950	EXT. COVER	1	WOOD SHINGLES	1.00	B	WDK	N	ATT WOOD DECK	464		45.45	21,088		
				ROOF SHAPE	1	GABLE	1.00		LLF	L	LOWER LEVEL FIN	1,144	1983	185.79	212,547		
				ROOF COVER	1	ASPHALT SHINGLE	1.00		BMU	N	BSMT UNFINISHED	32		77.22	2,471		
				FLOOR COVER	3	W/W CARPET	1.00		F11	O	FPL 1S 1OP	1		10,239.90	10,240		
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER			0.00			
				HEATING/COOLING	5	ELECTRIC	0.95										
				FUEL SOURCE	3	ELECTRIC	1.00										



BMU=8X4; REST=LLF PER 8/28/15 M+L

TOTAL RCN	588,905
EFF.YR/AGE	1983 / 39
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$406,300