Key: 2308

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2,356

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MUNDREE STEVEN A & DIANE S **PO BOX 1242** **TRURO, MA 02666**	**46-80-0**	**1 SOUZAS WAY**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MUNDREE STEVEN A & DIANE	12/02/2009	QS	725,000	24207-112
BALLARD SARAH REV LIV TRU	03/08/2003	99		16531-178
BALLARD SARAH	12/12/2002	99		16072-7

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	%
23-135	04/04/2023	80	SOLAR TAXABL	49,549			0	0
22-356	09/06/2022	2	ADDITION	676,000	01/11/2023	LG	20	20
22-319X	08/16/2022	4	REHAB	8,200	09/15/2022	LG	100	100
11-267	12/19/2011	3	REPAIR/REMOD	16,576	01/08/2013	FC	100	100
03-078	05/13/2003	6	SHED	1,880	03/31/2004	BT	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	A	0.775	14	1.00	1	1.00	1	1.00	522,145	1.00	1	1.00	V3	1.45			404,660
300	A	0.125	14	1.00	1	1.00	1	1.00	39,875	1.00	1	1.00	V3	1.45			4,980

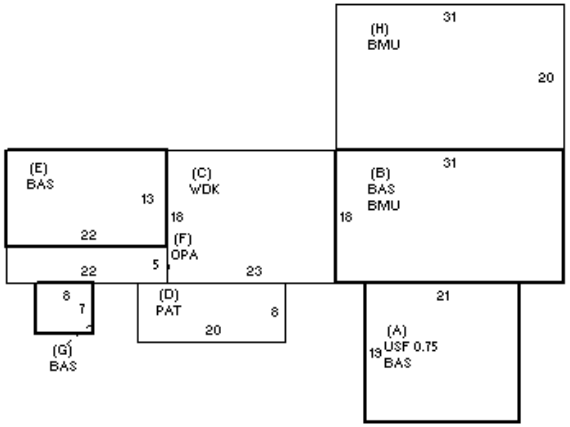
TOTAL	39,204 SF	ZONING	RES	FRNT	0
Nbhd	TRURO CENTER	NOTE			
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	409,600	356,200
BUILDING	730,900	578,100
DETACHED	800	700
OTHER	0	0
TOTAL	**1,141,300**	**935,000**

DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A	0.75	8*8		64	16.47	800

PHOTO 01/11/2023



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	G	1.35	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/15/2022	LG
LIST	10/22/2012	BE
REVIEW	3/4/2013	BE

BLDG COMMENTS

Minisplits (2). Sec F = 2 bedrooms. Sec H = BA w/tub with attached outdoor shower enclosure. No bsmnt under Sec A.

YEAR BLT	1992	SIZE ADJ	1.020
NET AREA	1,598	DETAIL ADJ	1.000
$NLA(RCN)	$572	OVERALL	1.140

CAPACITY	UNITS	ADJ
STORIES(FAR)	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	9	$6,300
UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHINGLES	1.01
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM/COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	1,299	1992	472.16	613,330
A	USF	L	UP-STRY FIN	299	1992	377.20	112,784
+	BMU	N	BSMT UNFINISHED	1,178		108.31	127,595
C	WDK	N	ATT WOOD DECK	414		75.47	31,247
D	PAT	N	PATIO	160		26.10	4,176
F	OPA	N	OPEN PORCH	110		122.44	13,469
	GEN	O	GENERATOR	1		0.00	
	MST	O	MASONRY STACK	1		4,723.50	4,724
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	913,624
CONDITION ELEM	CD
EFF.YR/AGE	2002 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	$730,900