

Key: 2414

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.467

LEGAL

LAND

DETAILED

BUILDING

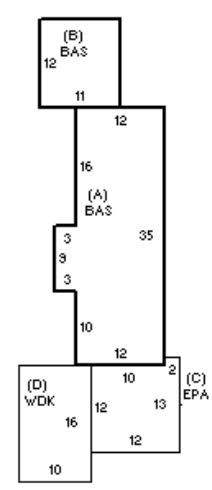
CURRENT OWNER				PARCEL ID				LOCATION			
DUART MARY ELLEN & DUART ANNE LEE PO BOX 292 TRURO, MA 02666				46-192-0				1 ATWOOD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DUART MARY ELLEN & DUART ANTHONY J ESTATE OF				01/30/2015	F	28656-128		721-126+			
DUART ANTHONY J ESTATE OF				01/02/2001	99	13463-173					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12-165	07/03/2012	30	CHECK DATA		11/25/2014	FC	100	100
07-120	06/11/2007	2	ADDITION		10/21/2015	FC	100	100
07-063	04/09/2007	6	SHED	2,500	05/28/2008	JH	100	100
04-085	06/03/2004	10	ALL OTHERS	2,500	05/28/2008	JH	100	100
		6	SHED	12,200	06/13/2005	WL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	A	0.775	12	1.00	RT6	0.90	1	1.00	324,090	1.00	1	1.00	251,170
300	A	0.965	12	1.00	1	1.00	1	1.00	27,500	1.00	1	1.00	26,540
400	F	150	12	1.00	1	1.00	1	1.00	260	1.00	1	1.00	39,000

TOTAL	1.740 Acres	ZONING	RES	FRNT	298	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	N	INFL1 = ABUTS ROUTE 6	ST1 (UNHEATED)		LAND	316,700	276,000
Infl1	ABUTS RTE 6	O	=BR+LR/KITCH AREA W/ SINK (NO STOVE); BATH			BUILDING	161,000	138,400
Infl2	NO ADJ	T	HAS TOILET, SINK, SHOWER) Has 297.93' frontage on			DETACHED	56,800	54,200
		E	Route 6. DET PATIO TO LEFT OF SFR.			OTHER	301,000	262,100
						TOTAL	835,500	730,700

SEC B=UNHEATED BR



TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 12*16	2004	192	15.54	2,200
ST1	+	1.10	G+ 0.95 IRREG	2004	546	104.94	54,400
PTD	A	1.00	A 0.75 7*9		63	2.30	100
OSH	A	1.00	A 0.75 AT SHF 3*7		21	6.90	100



BUILDING	CD	ADJ	DESC	MEASURE	4/20/2021	LG
MODEL	1		RESIDENTIAL	LIST	9/27/2012	FC
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/29/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
Bldg 1 street sign says 1A Atwood Road.

YEAR BLT	1965	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	196.373																		
NET AREA	579	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	+	BAS	L	BAS AREA	579	1965	283.34	164,056																				
\$NLA(RCN)	\$339	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	C	EPA	N	ENCL PORCH	146		129.38	18,889																				
				ROOF SHAPE	1	GABLE	1.00	D	WDK	N	ATT WOOD DECK	160		53.26	8,521																				
				ROOF COVER	1	ASPHALT SHINGLE	1.00		MST	O	MASONRY STACK	1		2,806.80	2,807																				
				FLOOR COVER	2	SOFTWOOD	1.00		ODS	O	OUT DOOR SHOWER	1		0.00																					
				INT. FINISH	2	DRYWALL	1.00																												
				HEATING/COOLING	7	FL./WALL FURN.	0.98																												
				FUEL SOURCE	2	GAS	1.00																												
				<table border="1"> <thead> <tr> <th>EFF. YR/AGE</th> <th colspan="2">2004 / 18</th> </tr> </thead> <tbody> <tr> <td>COND</td> <td>18</td> <td>18 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>18</td> <td>% GD 82</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$161,000</td> </tr> </tbody> </table>														EFF. YR/AGE	2004 / 18		COND	18	18 %	FUNC	0		ECON	0		DEPR	18	% GD 82	RCNLD	\$161,000	
EFF. YR/AGE	2004 / 18																																		
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FUNC	0																																		
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DEPR	18	% GD 82																																	
RCNLD	\$161,000																																		
CAPACITY		UNITS	ADJ																																
STORIES(FAR)		1	1.00																																
ROOMS		3	1.00																																
BEDROOMS		1	1.00																																
BATHROOMS		1	1.00																																
FIXTURES		3	\$2,100																																
UNITS		1	1.00																																

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LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
DUART MARY ELLEN & DUART ANNE LEE PO BOX 292 TRURO, MA 02666		46-192-0	1 ATWOOD RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1090	100	MULTIPLE HSES				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %


LAND

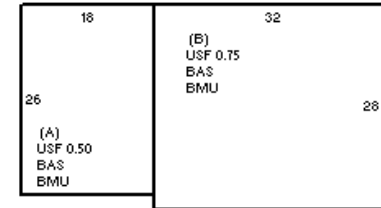
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	301,000	
Infl1		BUILDING			
Infl2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/20/2021





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/20/2021	LG
MODEL	1		RESIDENTIAL	LIST	4/20/2021	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/29/2010	MR
QUALITY	A	1.00	AVERAGE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	4/20/2021 Owner confirmed interior data at door (C-19).		

G

YEAR BLT	1935	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	813,514		
NET AREA	2,270	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,364		74.00	100,937	TOTAL RCN	813,514		
\$NLA(RCN)	\$358	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,364	1935	335.19	457,195	CONDITION ELEM	CD		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	906	1935	261.05	236,515				
				ROOF COVER	1	ASPHALT SHINGLE	1.00		F21	O	FPL 2S 1OP	1		16,767.30	16,767				
				FLOOR COVER	1	HARDWOOD	1.00												
				INT. FINISH	1	PLASTER	1.00												
				HEATING/COOLING	2	HOT WATER	1.02												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1951 / 71
																		COND	63 63 %
																		FUNC	0
																		ECON	0
																		DEPR	63 % GD 37
																		RCNLD	\$301,000