

Key: 2487

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.552

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CURRENT OWNER		PARCEL ID		LOCATION	
MELANDER JOAN & JACQUELINE J PO BOX 1092 TRURO, MA 02666		46-270-0		15 TOWN HALL RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MELANDER JOAN & JACQUELIN		04/28/2020	QS	486,000	32861-54
LORD JAMES & LAPLUME MELA		04/14/2010	QS	360,000	24484-210
COOK GENEVA		09/24/1982	99		3569-071

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 %
FY2022		35	RES EXEMPT		03/01/2022		0 0
21-378	10/18/2021	80	SOLAR TAXABL	9,000	12/16/2021	LG	100 100
NP	03/19/2021	20	NO PERMIT		03/19/2021	JN	100 100
13-296	11/20/2013	90	BP NVC	1,000	03/12/2014	FC	100 100
11-157	08/23/2011	9	DECK	5,000	05/17/2012	FC	100 100

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CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	A	0.770	14	1.00	1	1.00	1.00	414,115	1.00	1	1.00	R03 1.15	320,300

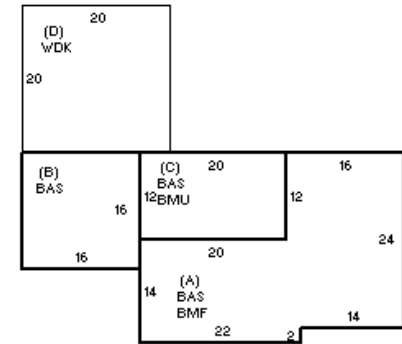
TOTAL	33,541 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TRURO CENTER	NOTE				LAND	320,300	242,200
Inf1	NO ADJ		BUILDING	388,600	334,100			
Inf2	NO ADJ		DETACHED	3,300	3,300			
			OTHER	0	0			
TOTAL			712,200	579,600				

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A- 0.70	10*12	1995	120	16.01
HTB	A	1.00	A 0.75			1	2,730.40



PER 8/14/15 LIST: BMF=OPEN RM W/ PANELED WALLS+CLG TILES+CONC FLR+NO HEAT



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BUILDING	CD	ADJ	DESC	MEASURE	8/14/2015	FC
MODEL	1		RESIDENTIAL	LIST	8/14/2015	FC
STYLE	1	1.00	RANCH [100%]	REVIEW	5/26/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
HAS INVERTER FOR 1 MINI-SPLIT UNIT FOR A/C PER 8/14/15 LIST.

YEAR BLT	1982	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	532,345		
NET AREA	1,164	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMF	N	BSMT FINISH	668		145.41	97,136	CONDITION ELEM	CD		
\$NLA(RCN)	\$457	OVERALL	1.050	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,164	1982	331.70	386,101				
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	240		89.20	21,409				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	WDK	N	ATT WOOD DECK	400		55.78	22,314				
				FLOOR COVER	1	HARDWOOD	1.00		MST	O	MASONRY STACK	1		3,285.80	3,286				
				INT. FINISH	2	DRYWALL	1.00												
				HEATING/COOLING	11	HOT WAT.-CL AIR	1.05												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1995 / 27
																		COND	27 27 %
																		FUNC	0
																		ECON	0
																		DEPR	27 % GD 73
																		RCNLD	\$388,600