

Key: 2519

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.586

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MINEHAN DAVID & GRUNWALD JUDITH 42 APPLE ST ESSEX, MA 01929				46-310-0				112 CASTLE RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MINEHAN DAVID & 112 CASTLE RD NOMINEE TRU TEUBNER CHRISTINA J				05/02/2014	QS	620,000	28121-178	
						06/01/2005	O	715,000	19889-322			
						09/01/1994	99		9347-298			

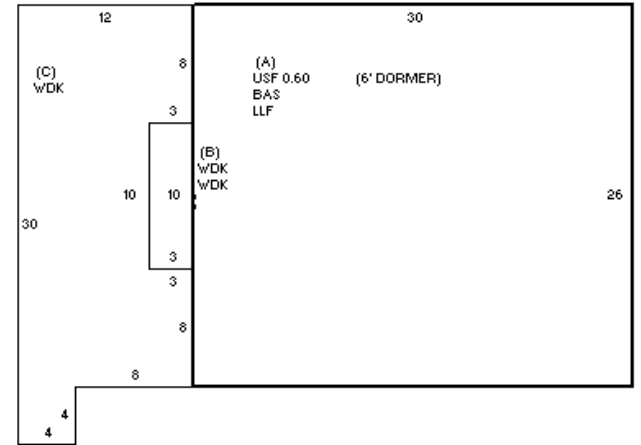
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
15-120	05/15/2015	6	SHED	4,500	06/17/2015	FC	100	100
05-186	10/31/2005	3	REPAIR/REMOD	25,000	05/16/2007	JH	100	100
99-232	12/01/1999	1	SINGLE FAM R	95,000	03/31/2002	BT	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	13	1.00	1	576,160	1.00	1	1.00	V5	1.60	446,520
300	A	0.005	13	1.00	1	44,000	1.00	1	1.00	V5	1.60	220

DETACHED

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	N O T E	NO VIEW FROM 1ST FLR+NO ACCESS TO 2ND FLR PER 6/17/15 MEAS.			LAND	446,700	388,400
Infl1	NO ADJ		BUILDING	490,200	421,400			
Infl2	NO ADJ		DETACHED	1,500	1,400			
			OTHER	0	0			
			TOTAL	938,400	811,200			



BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/17/2015
SHF	A	1.00	G 0.90	10*10	2015	100	16.47	1,500	

BUILDING	CD	ADJ	DESC	MEASURE	6/17/2015	FC
MODEL	1		RESIDENTIAL	LIST	6/17/2015	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	4/5/2021	MR
QUALITY	A	1.00	AVERAGE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	BBS=3RM/2BR/1 FULL BATH PER INT INSPEC 4/12/06.		

G

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	612,758																		
NET AREA	2,028	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	780	2000	228.77	178,443	CONDITION ELEM	CD																		
\$NLA(RCN)	\$302	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	780	2000	340.21	265,362																				
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	468	2000	267.78	125,319																				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	358		57.21	20,483																				
				FLOOR COVER	1	HARDWOOD	1.00		F21	O	FPL 2S 1OP	1		16,851.50	16,852																				
				INT. FINISH	1	PLASTER	1.00		ODS	O	OUT DOOR SHOWER			0.00																					
				HEATING/COOLING	2	HOT WATER	1.02																												
				FUEL SOURCE	2	GAS	1.00																												
				<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <th colspan="2">2002 / 20</th> </tr> </thead> <tbody> <tr> <td>COND</td> <td>20</td> <td>20 %</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>20</td> <td>% GD 80</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$490,200</td> </tr> </tbody> </table>														EFF.YR/AGE	2002 / 20		COND	20	20 %	FUNC	0		ECON	0		DEPR	20	% GD 80	RCNLD	\$490,200	
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CAPACITY		UNITS	ADJ																																
STORIES(FAR)		1.6	1.00																																
ROOMS		0	1.00																																
BEDROOMS		5	1.00																																
BATHROOMS		3	1.00																																
FIXTURES		9	\$6,300																																
UNITS		1	1.00																																