

Key: 2578

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.644

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MCCARTHY REGAN 42-1/2 ADRIAN AVE NEW YORK, NY 10463				47-2-0				35-A HIGGINS HOLLOW RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MCCARTHY REGAN				03/09/2006	99		20807-42+	
WASENIUS JAMES G				03/09/2006	99		20807-41					
MCCARTHY REGAN				07/03/1990	I		7214-322+					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1300	100	DEV LAND					1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
SS-23-3 09-SM23	12/31/2009	50	SPLIT SUB		02/22/2022	JN	100	100
		50	SPLIT SUB				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	16	1.00	1	1.00	1	1.00	720,200	1.00	1	1.00	SR3	2.00		558,160
300	A	3.225	16	1.00	1	1.00	1	1.00	55,000	1.00	1	1.00	SR3	2.00		177,380
300	A	1.400	16	1.00	1	1.00	1	1.00	39,875	1.00	1	1.00	R07	1.45		55,830

TOTAL	5.400 Acres	ZONING	NSD	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NAT'L SEASHORE	NOTE				LAND	791,400	688,000
Infl1	NO ADJ		BUILDING	0	0			
Infl2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	791,400	688,000

DETACHED

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

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL				LIST
STYLE				REVIEW
QUALITY				
FRAME				

YEAR BLT	NET AREA	\$NLA(RCN)	SIZE ADJ	DETAIL ADJ	OVERALL	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN

TOTAL RCN	CONDITION ELEM	CD

EFF.YR/AGE

COND	FUNC	ECON	DEPR	% GD

RCNLD