

Key: 2610

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.680

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
S & R 2004 REALTY TRUST				47-34-0				4 UNION FIELD END				
TRS: SIGEL STANLEY M & RUTH M				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
PO BOX 400				S & R 2004 REALTY TRUST				01/11/2005	99		19429-213	
TRURO, MA 02666-0400				SIGEL STANLEY M & RUTH MI				10/06/1997	F		10991-101	

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 %


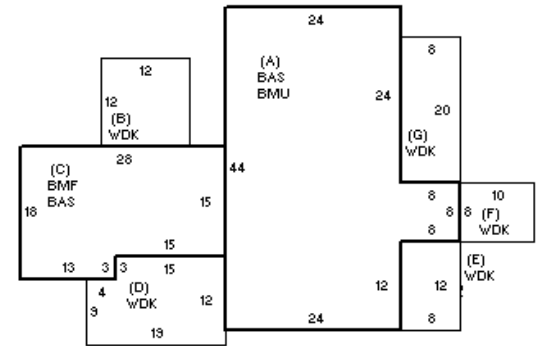
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	RW6	0.95	1	1.00				265,120
300	A	0.145	12	1.00	1	1.00	1	1.00	R05	1.00		3,990

TOTAL	40,075 SF	ZONING	RES	FRNT	97	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	N	TOT ACRG INCL WAY-SEE PLAN	ROW	LAND	269,100	234,000	
Inf1	RIGHT OF WAY	O	ADJ=ACCESS TO ABUTTER/M47-P20. Additional		BUILDING	469,300	398,000	
Inf2	NO ADJ	T	127.14' frontage on Union Field Rd. FY11 - RMVD LAND		DETACHED	0	0	
		E	CODE 200		OTHER	81,900	69,600	
					TOTAL	820,300	701,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/18/2016

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/18/2016	FC
MODEL	1		RESIDENTIAL	LIST	6/16/2014	BE
STYLE	1	1.00	RANCH [100%]	REVIEW	6/16/2014	BE
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,579	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,120		66.86	74,884
\$NLA(RCN)	\$437	OVERALL	0.950	EXT. COVER	8	TEX PLYWOOD	1.00	+	WDK	N	ATT WOOD DECK	696		43.68	30,400
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,579	1974	288.57	455,649
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	BMF	N	BSMT FINISH	459		138.44	63,545
				FLOOR COVER	3	W/W CARPET	1.00		BMF	N	BSMT FINISH	459		138.44	63,545
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOLING	5	ELECTRIC	0.95								
				FUEL SOURCE	3	ELECTRIC	1.00								

TOTAL RCN	690,123
CONDITION ELEM	CD
EFF.YR/AGE	1981 / 41
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$469,300

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TRS: SIGEL STANLEY M & RUTH M			TRANSFER HISTORY			DOS	T	SALE PRICE
PO BOX 400								BK-PG (Cert)
TRURO, MA 02666-0400								

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 %

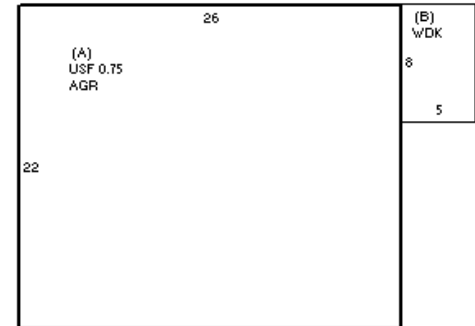
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	81,900	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/18/2016



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/18/2016	FC
MODEL	1		RESIDENTIAL	LIST	6/16/2014	BE
STYLE	4	1.10	CAPE [100%]	REVIEW	6/16/2014	BE
QUALITY	-	0.75	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY15 CORR BATHS #

G

YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	120,411
NET AREA	429	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	AGR	N	ATTACHED GARAGE	572		67.78	38,771	CONDITION ELEM	CD
\$NLA(RCN)	\$281	OVERALL	1.000	EXT. COVER	8	TEX PLYWOOD	1.00	A	USF	L	UP-STRY FIN	429	1976	179.31	76,925		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	WDK	N	ATT WOOD DECK	40		65.36	2,615		
STORIES(FAR)		1.75	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS		1	1.00	FLOOR COVER	3	WW CARPET	1.00										
BEDROOMS		1	1.00	INT. FINISH	2	DRYWALL	1.00										
BATHROOMS		1	1.00	HEATING/COOLING	5	ELECTRIC	0.95										
FIXTURES		3	\$2,100	FUEL SOURCE	3	ELECTRIC	1.00										
UNITS		0	1.00														
																EFF.YR/AGE	1981 / 41
																COND	32 32 %
																FUNC	0
																ECON	0
																DEPR	32 % GD 68
																RCNLD	\$81,900