

Key: 2643

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.715

LEGALS

CURRENT OWNER										PARCEL ID				LOCATION			
GELINAS NICOLE M PO BOX 508 TRURO, MA 02666										47-67-0				1 BAYBERRY LN			
TRANSFER HISTORY										DOS	T	SALE PRICE		BK-PG (Cert)			
										10/15/2013	QS	450,000 (201732)					
										02/28/1997	QS	139,900 (143696)					
										01/20/1994	QS	125,000 (132714)					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
CYC	05/16/2023	30	CHECK DATA		10/20/2022	LG	100	100
14-199	09/22/2014	80	SOLAR TAXABL	26,400	01/21/2015	FC	100	100
14-011	01/21/2014	90	BP NVC	3,000			100	100
10-080	05/07/2010	90	BP NVC	850	05/13/2011	MR	100	100
08-150	08/07/2008	9	DECK	5,000	05/13/2009	JH	100	100


LAND

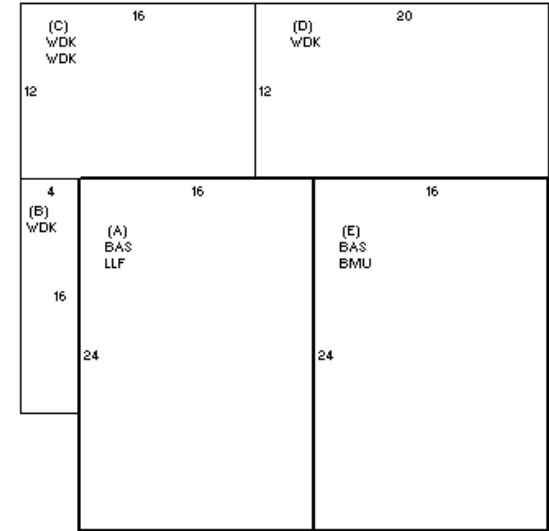
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.630	12	1.00	1	360,100	1.15	1	1.00	R05	1.00	261,780

TOTAL	27,443 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	261,800	227,600
Infl1	NO ADJ		BUILDING	262,200	209,900			
Infl2	NO ADJ		DETACHED	800	700			
			OTHER	267,300	229,600			
			TOTAL	792,100	667,800			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	A 0.75 8*8		64	16.47	800	10/20/2022





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/20/2022	LG
MODEL	1		RESIDENTIAL	LIST	10/20/2022	LG
STYLE	1	1.00	RANCH [100%]	REVIEW	5/26/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	374,576
NET AREA	1,152	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	384	1988	205.62	78,958	CONDITION ELEM	CD
\$NLA(RCN)	\$325	OVERALL	0.950	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	768	1988	300.11	230,486		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	688		44.53	30,640		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	E	BMU	N	BSMT UNFINISHED	384		80.71	30,993		
				FLOOR COVER	1	HARDWOOD	1.00		ODS	O	OUT DOOR SHOWER	1		0.00			
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	5	ELECTRIC	0.95										
				FUEL SOURCE	3	ELECTRIC	1.00										

CAPACITY	UNITS	ADJ
STORIES(FAR)	1	1.00
ROOMS	0	1.00
BEDROOMS	3	1.00
BATHROOMS	1.5	1.00
FIXTURES	5	\$3,500
UNITS	1	1.00

EFF. YR/AGE	1988 / 34
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$262,200

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9/27/2023 7:11 pm SEQ #: 2.716

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GELINAS NICOLE M PO BOX 508 TRURO, MA 02666				47-67-0				1 BAYBERRY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1010	100	SINGLE FAMILY					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


LAND

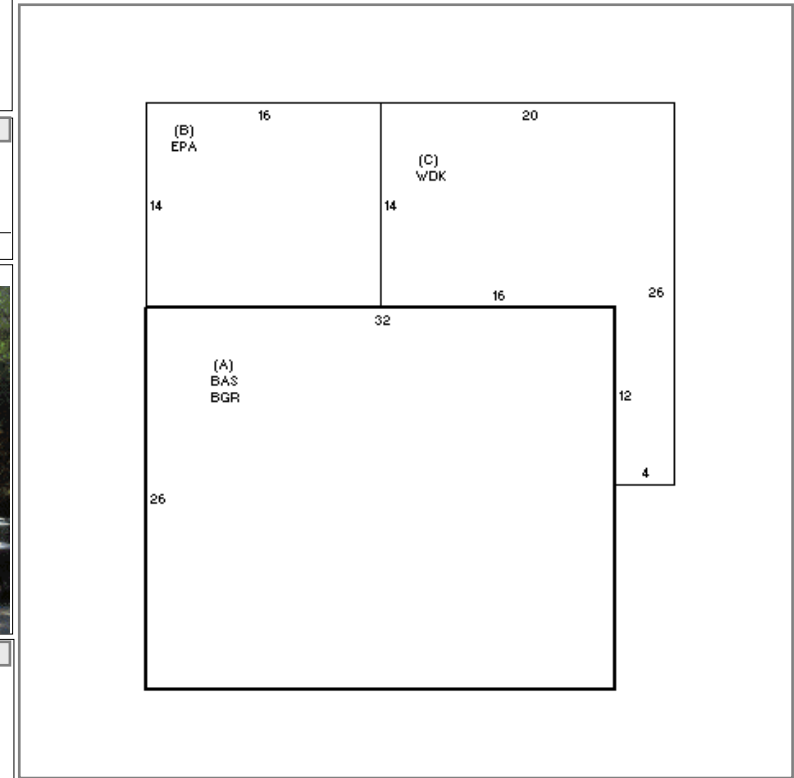
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	267,300	
Infl1					
Infl2					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/20/2022





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/20/2022	LG
MODEL	1		RESIDENTIAL	LIST	10/20/2022	LG
STYLE	14	0.90	DET BLDG [100%]	REVIEW	12/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
STUDIO OVER GAR HAS NO OVEN/STOVE PER C.O. (& owner on 10/20/2022).

INDING

YEAR BLT	2003	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	330,017
NET AREA	832	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BGR	N	SF BSMT GARAGE	832		75.06	62,449	CONDITION ELEM	CD
\$NLA(RCN)	\$397	OVERALL	0.850	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	832	2003	271.10	225,557		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCL PORCH	224		111.41	24,956		
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	C	WDK	N	ATT WOOD DECK	328		45.59	14,955		
ROOMS	2	1.00		FLOOR COVER	3	W/W 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	2003 / 19
																COND	19 19 %
																FUNC	0
																ECON	0
																DEPR	19 % GD 81
																RCNLD	\$267,300