

Key: 2685

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.761

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
AUSTRIAN FAMILY NOMINEE TRST TRS:AUSTRIAN SUSAN E ET AL C/O AUSTRIAN SUSAN E 47 CRAFTS RD CHESTNUT HILL, MA 02467		47-111-0		19 AVERY WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
AUSTRIAN FAMILY NOMINEE T		12/28/1990	N		(122300)

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	%
09-212	12/04/2009	3	REPAIR/REMOD	100,000	05/16/2011	MR	100	100
08-044	03/07/2008	90	BP NVC	12,000	05/13/2009	JH	100	100
00-011	02/01/2000	9	DECK	11,000	01/01/2001		100	100

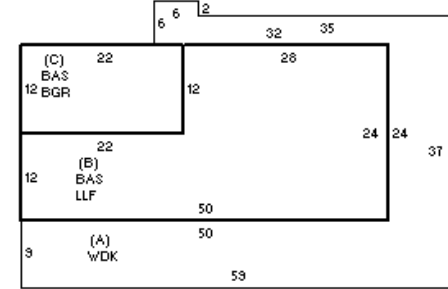
LAND

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	1	1.00	1	1.00	R05	1.00		279,080
300	A	0.305	12	1.00	1	1.00	1	1.00	R05	1.00		8,390

TOTAL	1.080 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE NO VIEW PER 5/09 BP INSPEC.			LAND	287,500	249,900	
Inf1	NO ADJ		BUILDING	491,300	422,300			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	778,800	672,200

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/30/2015	FC
MODEL	1		RESIDENTIAL	LIST	12/30/2015	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	4/2/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	638,094		
NET AREA	2,136	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	WDK	N	ATT WOOD DECK	923		45.07	41,604	CONDITION ELEM	CD		
\$NLA(RCN)	\$299	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLES	1.00	B	LLF	L	LOWER LEVEL FIN	936	1970	200.41	187,582				
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,200	1970	303.76	364,507				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	BGR	N	SF BSMT GARAGE	264		95.28	25,155				
				FLOOR COVER	1	HARDWOOD	1.00		F12	O	FPL 1S 2OP	1		15,046.00	15,046				
				INT. FINISH	3	WOOD PANEL	1.00		ODS	O	OUT DOOR SHOWER			0.00					
				HEATING/COOLING	1	FORCED AIR	1.00												
				FUEL SOURCE	1	OIL	1.00												
CAPACITY		UNITS	ADJ															TOTAL RCN	638,094
STORIES(FAR)		1	1.00															EFF.YR/AGE	1999 / 23
ROOMS		0	1.00															COND	23 23 %
BEDROOMS		4	1.00															FUNC	0
BATHROOMS		2	1.00															ECON	0
FIXTURES		6	\$4,200															DEPR	23 % GD 77
UNITS		1	1.00															RCNLD	\$491,300