

Key: 2756

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.842

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HOLLANDER JOANNE PO BOX 262 TRURO, MA 02666				49-5-0				15 TOMS HILL PATH			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOLLANDER JOANNE				07/27/2017	A	10	30653-250				
HOLLANDER RUTH B				06/01/1972	99		1659-329				

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	%
00-165	11/01/2000	90	BP NVC	10,000	01/01/2002		100	100

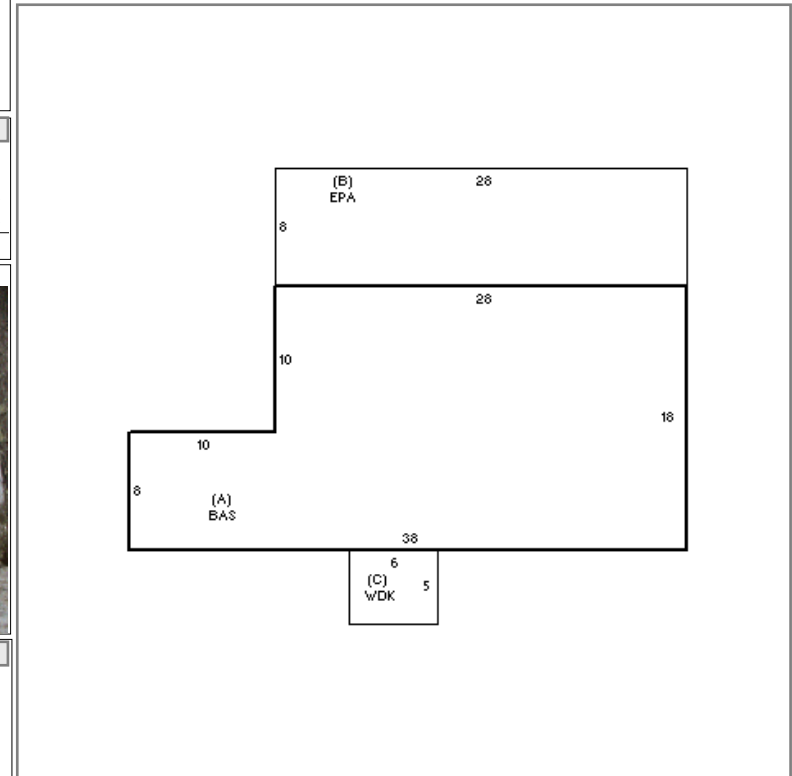
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	A	0.382	13	1.00	T8	0.80	1	1.00	1,353,976	1.63	1	1.00	V17	4.70		844,510

DETAILED

TOTAL	16,646 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	NOTE NO FRONTAGE BUT HAS EASEMNT OVER 49-6.	LAND	844,500	734,300			
Inf1	TOPOGRAPHY		BUILDING	68,800	59,700			
Inf2	NO ADJ		DETACHED	2,000	1,900			
			OTHER	0	0			
			TOTAL	915,300	795,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A- 0.70 10X18		180	15.54	2,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/21/2022	LG
MODEL	1		RESIDENTIAL	LIST	6/5/2013	EST
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	12/3/2010	MR
QUALITY	-	0.75	AVE-/LOW+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1926	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	146,477
NET AREA	584	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	584	1926	200.43	117,053	CONDITION ELEM	CD
\$NLA(RCN)	\$251	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	B	EPA	N	ENCL PORCH	224		82.37	18,451		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	WDK	N	ATT WOOD DECK	30		57.49	1,725		
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00		F11	O	FPL 1S 1OP	1		7,148.20	7,148		
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.00										
BEDROOMS	3	1.00		INT. FINISH	4	WALL BOARD	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	13	NO HEAT	0.93										
FIXTURES	3	\$2,100		FUEL SOURCE	8	NONE	1.00										
UNITS	0	1.00															
																EFF.YR/AGE	1960 / 62
																COND	53 53 %
																FUNC	0
																ECON	0
																DEPR	53 % GD 47
																RCNLD	\$68,800