

Key: 278

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 207

LEGAL

LAND

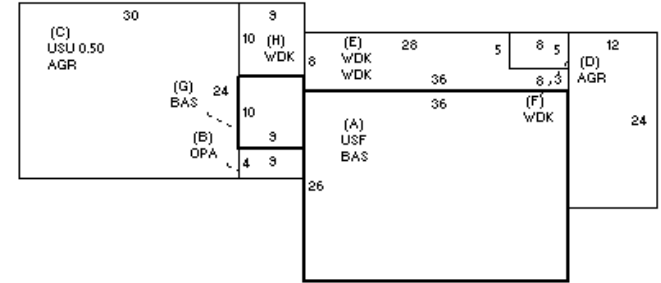
CURRENT OWNER				PARCEL ID				LOCATION			
TREE MANAGEMENT LLC RES AGT: ERIC D SHAPIRO PO BOX 608 LEXINGTON, MA 02420				8-33-0				458 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TREE MANAGEMENT LLC				10/29/2020	QS	1,400,000	33412-317				
SOMERS REALTY TR				08/20/1998	F		11646-336				

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	%
21-160	05/10/2021	9	DECK	20,000	09/21/2021	LG	100	100
20-356	11/24/2020	3	REPAIR/REMOD	40,000	04/27/2021	LG	100	100
NP		4	REHAB		03/13/2019	JN	100	100
17-312X	11/27/2017	90	BP NVC	2,000	07/25/2018	JN	100	100
15-212	08/25/2015	90	BP NVC	900		JN	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.250	10	1.00	1	2,070,575	2.19	1	1.00	WF1	5.75	1,135,300

TOTAL	10,890 SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BEACH POINT	N O T E FY10=ADDED BCH PER THOS BROWN RE WEBSITE =N/V 5/09 BP INSPEC. FY10=DELETED CODE 400 (NOT SUBDIVIDABLE).	LAND	1,135,300	987,100			
Infl1	NO ADJ		BUILDING	850,200	703,700			
Infl2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
TOTAL			TOTAL	1,985,500	1,690,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BCH	SV	1.00	SV 1.00		1	0.00	



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	6/1/2017	LG
MODEL	1		RESIDENTIAL	LIST	6/1/2017	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/10/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1950	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,089,946												
NET AREA	1,962	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BAS	L	BAS AREA	1,026	1950	463.87	475,933														
\$NLA(RCN)	\$556	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	936	1950	357.74	334,841														
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	36		172.73	6,218														
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	AGR	N	ATTACHED GARAGE	1,008		134.88	135,958														
				FLOOR COVER	1	HARDWOOD	1.00	C	USU	N	UPPER STORY UNF	360		203.11	73,119														
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	ATT WOOD DECK	626		68.83	43,091														
				HEATING/COOLING	2	HOT WATER	1.02		GFP	O	GAS FIREPLACE	1		13,786.80	13,787														
				FUEL SOURCE	2	GAS	1.00																						
				<table border="1"> <tr> <th>EFF.YR/AGE</th> <td>2000 / 22</td> </tr> <tr> <th>COND</th> <td>22 22 %</td> </tr> <tr> <th>FUNC</th> <td>0</td> </tr> <tr> <th>ECON</th> <td>0</td> </tr> <tr> <th>DEPR</th> <td>22 % GD 78</td> </tr> <tr> <th>RCNLD</th> <td>\$850,200</td> </tr> </table>														EFF.YR/AGE	2000 / 22	COND	22 22 %	FUNC	0	ECON	0	DEPR	22 % GD 78	RCNLD	\$850,200
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