

Key: 2848

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.937

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CURRENT OWNER				PARCEL ID				LOCATION			
EPSTEIN RICHARD 505 TREMONT ST UNIT 602 BOSTON, MA 02116				50-64-0				36 CASTLE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
EPSTEIN RICHARD				01/30/2018	F		1 (215289)				
EPSTEIN RICHARD S & JILL				10/18/1985	99		(103814)				

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	%
CYC 17-120X	05/24/2023	30	CHECK DATA		01/20/2023	LG	100	100
13-240	05/04/2017	4	REHAB	6,000	07/24/2018	JN	100	100
05-072	09/25/2013	2	ADDITION	300,000	09/22/2014	FC	100	100
04-123	05/20/2005	6	SHED	4,000	03/21/2006	WL	100	100
	07/28/2004	40	STUDIO	12,000	10/04/2005	WL	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.630	13	1.00	1	1.00	1	1.00	R05	1.15		301,040

TOTAL	27,443 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	N O T E	ST1=1 RM W/ DRYWALL, PINE FLR, ELEC BB HEAT, 4' CRAWL (NO BATH).			LAND	301,000	261,800
Inf1	NO ADJ		BUILDING	781,700	620,900			
Inf2	NO ADJ		DETACHED	27,200	26,000			
			OTHER	0	0			
			<b>TOTAL</b>	<b>1,109,900</b>	<b>908,700</b>			

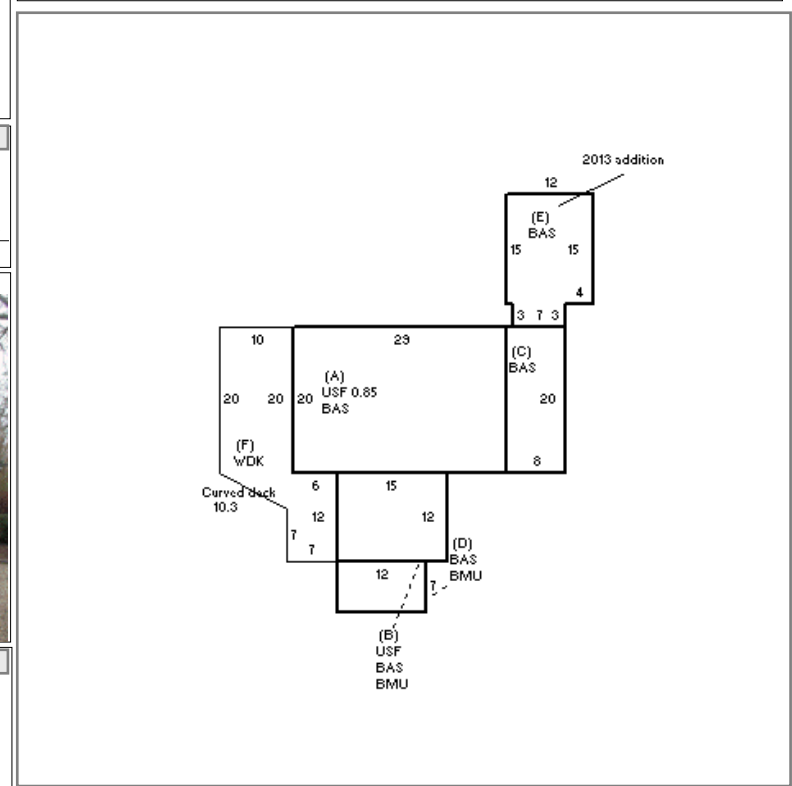
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WSH	G	1.18 G	0.90 10*16		160	37.05	5,300
PTD	A	1.00 A-	0.70 10*30		300	2.30	500
ST1	+	1.10 G	0.90 12*16	2004	192	104.94	18,100
SHF	G	1.18 G	0.90 10*12	2005	120	18.89	2,000
OPA	A	1.00 G	0.90 10*13 ON WSH		130	11.00	1,300



BLDG COMMENTS

MINI-SPLIT SYSTEM.

BUILDING	CD	ADJ	DESC	MEASURE	1/20/2023	LG
MODEL	1		RESIDENTIAL	LIST	6/18/2010	JH
STYLE	7	1.20	OLD STYLE [100%]	REVIEW	12/3/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1825	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	953,323		
NET AREA	1,878	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	+	BAS	L	BAS AREA	1,004	1825	496.23	498,219	CONDITION ELEM	CD		
\$NLA(RCN)	\$508	OVERALL	1.210	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	673	1825	390.47	262,784				
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	264		134.77	35,580				
				ROOF COVER	2	WOOD SHINGLES	1.01	E	BAS	L	BAS AREA	201	2013	496.23	99,742				
				FLOOR COVER	2	SOFTWOOD	1.00	F	WDK	N	ATT WOOD DECK	307		84.28	25,874				
				INT. FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		24,823.40	24,823					
				HEATING/COOLING	17	ELECTRIC W/AC	1.00	GEN	O	GENERATOR	1		0.00						
				FUEL SOURCE	3	ELECTRIC	1.00	ODS	O	OUT DOOR SHOWER	1		0.00						
																		EFF.YR/AGE	2004 / 18
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$781,700