

Key: 2855

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.946

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
TRURO REALTY TRUST TRS: WALTCH AMY B & MOTCH ALAN 24 OAK MEADOW RD LINCOLN, MA 01773		50-72-0		6 SLADE HILL RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
TRURO REALTY TRUST		03/07/2008	99	14882-28+	
TRURO REALTY TRUST		03/01/2002	99	14882-28	
WALTCH LILLA M		11/22/1994	99	9455-212	

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 %
15-137	05/27/2015	5	DEMO	2,500	09/28/2015	FC	100 100
15-073	04/09/2015	10	ALL OTHERS	60,000	01/26/2016	FC	100 100
14-261	12/09/2014	4	REHAB	750,000	11/30/2016	LG	100 100
11-099	06/06/2011	90	BP NVC	8,500	05/02/2012	FC	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 13	1.00	RW5 0.90	1 1.00	745,407	1.00	1 1.00	V8 2.30			577,690
300	A	1.025 13	1.00	1 1.00	1 1.00	63,250	1.00	1 1.00	V8 2.30			64,830

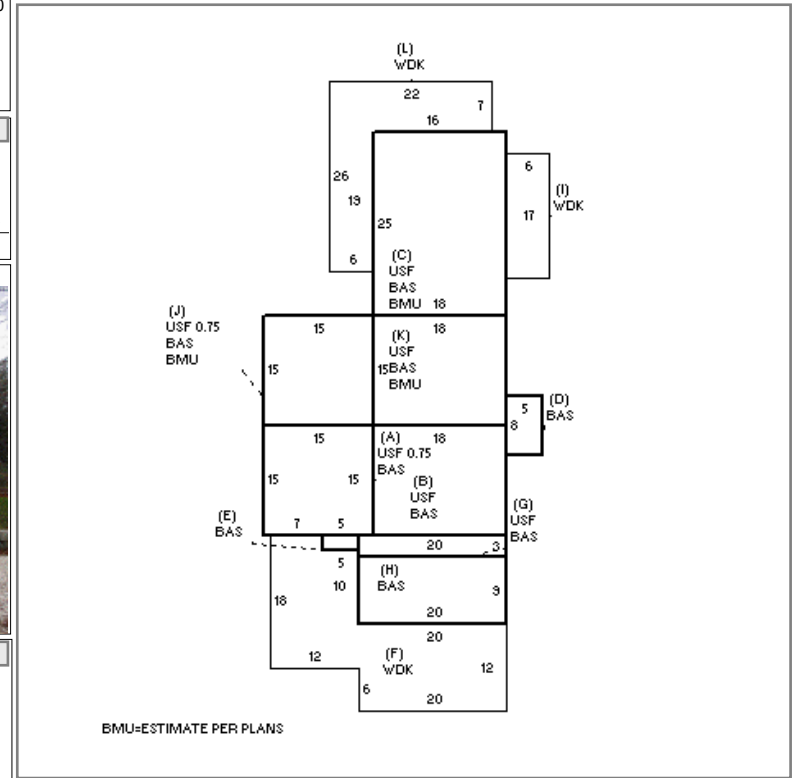
TOTAL	1.800 Acres	ZONING	RES	FRNT	259	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	NOTE				LAND	642,500	558,600
Inf1	RIGHT OF WAY		BUILDING	1,165,300	956,600			
Inf2	NO ADJ		DETACHED	28,400	27,000			
			OTHER	0	0			
						TOTAL	1,836,200	1,542,200

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GUS	A	1.00 E 1.00	25*18	1920	450	63.01	28,400



PHOTO	11/30/2016
BLDG COMMENTS	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/28/2015	FC
MODEL	1		RESIDENTIAL	LIST	6/21/2010	JH
STYLE	7	1.20	OLD STYLE [100%]	REVIEW	12/16/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1702	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,324,193		
NET AREA	3,118	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BAS	L	BAS AREA	1,040	1702	406.62	422,886	CONDITION ELEM	CD		
\$NLA(RCN)	\$425	OVERALL	1.230	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	878	1702	316.36	277,762				
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	945		99.95	94,449				
				ROOF COVER	1	ASPALT SHINGLE	1.00	+	USF	L	UP-STRY FIN	510	2015	316.36	161,342				
				FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	ATT WOOD DECK	816		62.48	50,986				
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BAS AREA	690	2015	406.62	280,569				
				HEATING/COOLING	9	WARM/COOL AIR	1.03		F22	O	FPL 2S 2OP	1		29,199.10	29,199				
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHOWER			0.00					
																		EFF.YR/AGE	2010 / 12
																		COND	12 12 %
																		FUNC	0
																		ECON	0
																		DEPR	12 % GD 88
																		RCNLD	\$1,165,300