

Key: 2919

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.027

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
SALEM-SCHATZ REALTY TRUST TRS: ART SCHATZ ET AL 475 HURON AVE, UNIT 2 CAMBRIDGE, MA 02138										50-140-0				1 CARRS LN			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
SALEM-SCHATZ REALTY TRUST										06/29/2012		QS		680,000		26460-325	
KINGSBURY FAMILY REALTY T										09/24/2008		99		23172-126			
MULLANEY DEAN &										09/24/2008		99		23172-116			

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	%
13-017	01/11/2013	2	ADDITION	250,000	10/24/2013	FC	100	100
06-059	03/28/2006	90	BP NVC	4,000	02/20/2007	FC	100	100
03-248	12/17/2003	90	BP NVC	1,200	02/20/2007	FC	100	100
00-052	04/01/2000	2	ADDITION	25,000	04/05/2002	BT	100	100

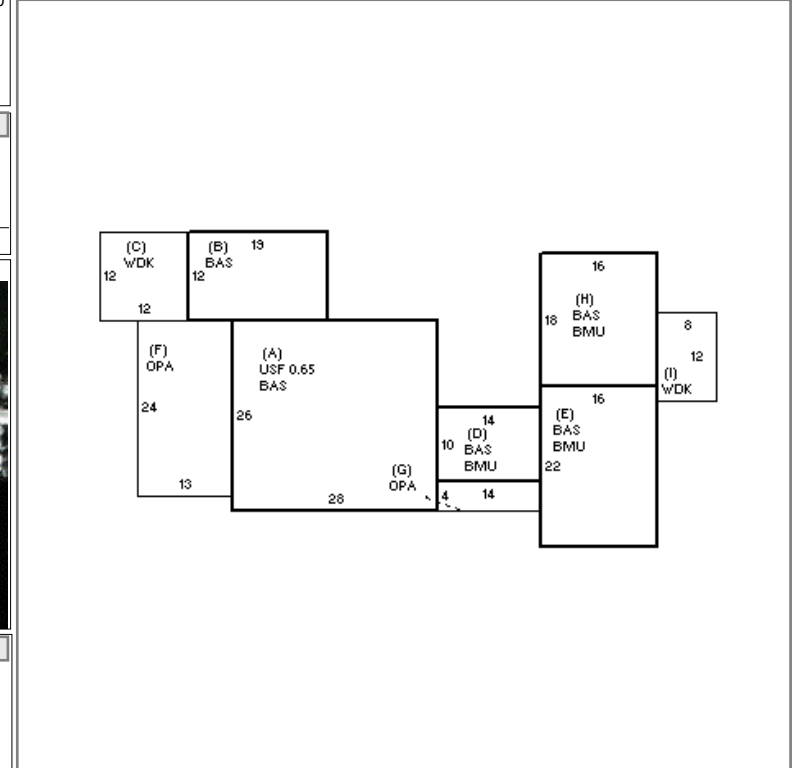
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	13	1.00	1	720,200	1.00	1	1.00	RV4	2.00	558,160
300	A	0.005	13	1.00	1	55,000	1.00	1	1.00	RV4	2.00	280

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	N O T E	HAS VIEW+PEDESTRIAN EASEMENT OVER 50-233 PER BK 18054/346. ASH ATT TO DGF.			LAND	558,400	485,600
Inf1	NO ADJ		BUILDING	839,000	694,800			
Inf2	NO ADJ		DETACHED	5,900	5,700			
			OTHER	0	0			
TOTAL			1,403,300	1,186,100				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
ASH	A	1.00	P 0.45 AT GAR 7*11		77	11.79	400
DGF	A	1.00	F- 0.55 20*20		400	25.20	5,500



BLDG COMMENTS
HVAC convert to LP gas? Fireplaces? Check in next List.



BUILDING	CD	ADJ	DESC	MEASURE	6/21/2022	LG
MODEL	1		RESIDENTIAL	LIST	10/24/2013	FC
STYLE	15	1.10	ANTIQUE [100%]	REVIEW	12/3/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1800	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,103,957
NET AREA	2,209	DETAIL ADJ	1.005	FOUNDATION	4	BSMT WALL	1.00	+	BAS	L	BAS AREA	1,096	1800	447.48	490,438	CONDITION ELEM	CD
\$NLA(RCN)	\$500	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	473	1800	364.72	172,514		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	240		82.52	19,804		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	780		116.15	90,595		
				FLOOR COVER	2	SOFTWOOD	1.00	E	BAS	L	BAS AREA	352	1800	447.48	157,513		
				INT. FINISH	1	PLASTER	1.00	+	OPA	N	OPEN PORCH	368		101.14	37,219		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	H	BAS	L	BAS AREA	288	2013	447.48	128,874		
				FUEL SOURCE	1	OIL	1.00		F22	O	FPL 2S 2OP			0.00			
									ODS	O	OUT DOOR SHOWER	1		0.00			

EFF.YR/AGE	1998 / 24
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$839,000