

Key: 302

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 230

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MURTAGH JULIE & PORZIO MARIE 27 OLD CHATHAM RD BREWSTER, MA 02631				10-7-0				395 SHORE RD			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				MURTAGH JULIE & PORZIO MA				03/30/2017	T	500,000	(212465)
SINISCALCO JOAN				07/06/2015	A		(206753)				
M R S ASSOCIATES INC				05/14/1992	99		(126561)				

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	%
00-121	09/01/2000	3	REPAIR/REMOD	35,000	02/04/2002	BT	100	100

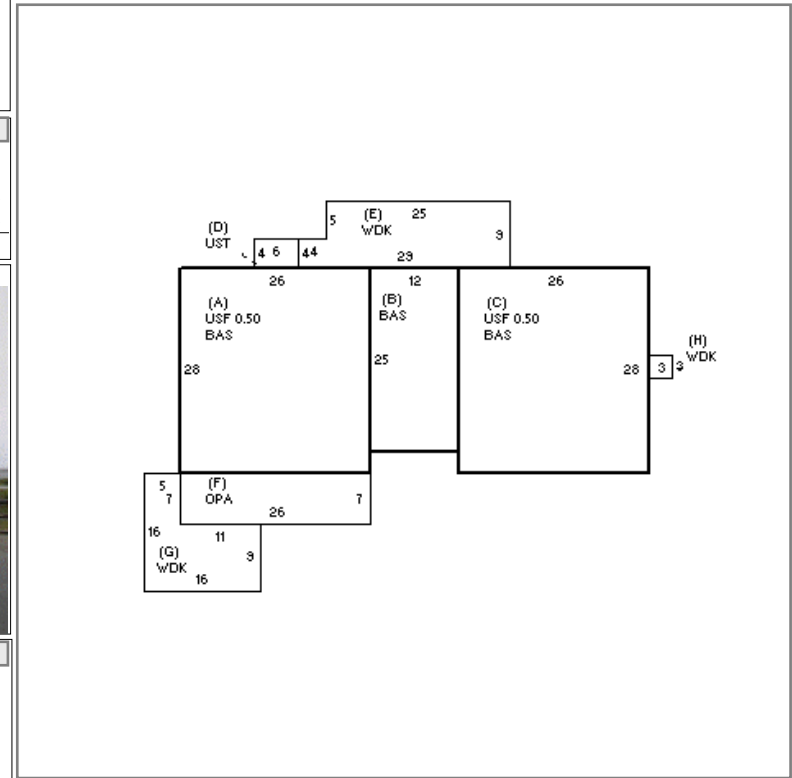
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.570	10	1.00	1	630,175	1.24	1	1.00	V7	1.75	444,260

TOTAL	24,829 SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS	
Nbhd	BEACH POINT	N	HAS EASEMENT TO BAY OVER 10-022+OVER 10-041				LAND	444,300	386,300
Inf1	NO ADJ	O	PER BK 6909, PG 103. FY10 CHNG VIEW PER				BUILDING	717,800	586,400
Inf2	NO ADJ	T	REVIEW (=OBSTRUCTED BAY +LAKE PER FY11				DETACHED	6,000	6,600
		E	FIELD REVIEW).				OTHER	0	0
						TOTAL	1,168,100	979,300	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	SV	1.00	SV 1.00	6	PIER FOUND		
						6,000	1.00
							6,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/25/2017	LG
MODEL	1		RESIDENTIAL	LIST	7/28/2017	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	1989	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,025,484																		
NET AREA	2,484	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	+	BAS	L	BAS AREA	1,756	1989	413.72	726,494	CONDITION ELEM	CD																		
\$NLA(RCN)	\$413	OVERALL	1.050	EXT. COVER	4	VINYL	1.00	+	USF	L	UP-STRY FIN	728	1989	333.80	243,008																				
				ROOF SHAPE	1	GABLE	1.00	D	UST	N	UTILITY STORAGE	24		152.91	3,670																				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	429		67.81	29,091																				
				FLOOR COVER	3	W/W CARPET	1.00	F	OPA	N	OPEN PORCH	182		104.51	19,021																				
				INT. FINISH	2	DRYWALL	1.00	ODS	O	O	OUT DOOR SHOWER	1		0.00																					
				HEATING/COOLING	5	ELECTRIC	0.95																												
				FUEL SOURCE	3	ELECTRIC	1.00																												
				<table border="1"> <tr> <td>EFF.YR/AGE</td> <td colspan="2">1989 / 33</td> </tr> <tr> <td>COND</td> <td>30</td> <td>30 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>30</td> <td>% GD 70</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$717,800</td> </tr> </table>														EFF.YR/AGE	1989 / 33		COND	30	30 %	FUNC	0		ECON	0		DEPR	30	% GD 70	RCNLD	\$717,800	
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CAPACITY		UNITS	ADJ																																
STORIES(FAR)		1.5	1.00																																
ROOMS		0	1.00																																
BEDROOMS		3	1.00																																
BATHROOMS		2	1.00																																
FIXTURES		6	\$4,200																																
UNITS		0	1.00																																