

Key: **3064**

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.182

LEGAL

CURRENT OWNER			PARCEL ID	LOCATION		
R E D REALTY TRUST TRS DOWNEY STEVEN M 12 BOSUNS LN BUZZARDS BAY, MA 02532-3320			51-17-0	12 TRURO CENTER RD		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)
R E D REALTY TRUST			08/01/1988	99		(114996)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3400	100	GEN OFFICE BLDG				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

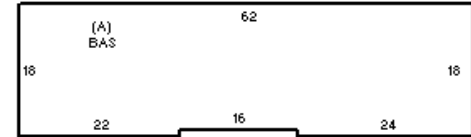
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	4,792 TRC	1.00	1	1.00	1	1.00	424,930	3.32	1	1.00	C05 1.10	155,090

TOTAL	4,792 SF	ZONING	LTC	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TRURO CENTER	N O T E	LAND		155,100	150,600		
Inf1	NO ADJ		BUILDING		84,500	83,800		
Inf2	NO ADJ		DETACHED		0	0		
			OTHER		0	0		
		TOTAL		239,600	234,400			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/26/2011	DF
MODEL	5		CIM	LIST	10/26/2011	DF
STYLE	20	1.95	OFFICE BUILDING [100%]	REVIEW	3/8/2013	BE
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
DUARTE-DOWNEY REAL ESTATE & INSURANCE

BUILDING

YEAR BLT	1952	SIZE ADJ	1.205	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	256,146
NET AREA	1,100	DETAIL ADJ	1.889	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	1,100	1952	232.86	256,146	CONDITION ELEM CD	
\$NLA(RCN)	\$233	OVERALL	1.000	EXTERIOR WALL	1	WOOD SHINGLES	1.00										
CAPACITY		UNITS	ADJ	ROOF STRUCTURE	1	GABLE	1.00										
STORIES		1	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00										
% HEATED		100	1.00	FLOORING	3	WW/ CARPET	1.00										
% A/C		100	1.00	INT FINISH	2	DRYWALL	1.02										
% SPRINKLERS		0	1.00	H.V.A.C.	1	FORCED AIR	1.00										
				FUEL SOURCE	1	OIL	1.00										
				COMPLEX	0		1.00										
EFF.YR/AGE																1975 / 47	
COND																67 67 %	
FUNC																0	
ECON																0	
DEPR																67 % GD 33	
RCNLD																\$84,500	