

Key: 3204

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.322

LEGAL

LAND

DETACHED

BUILDING

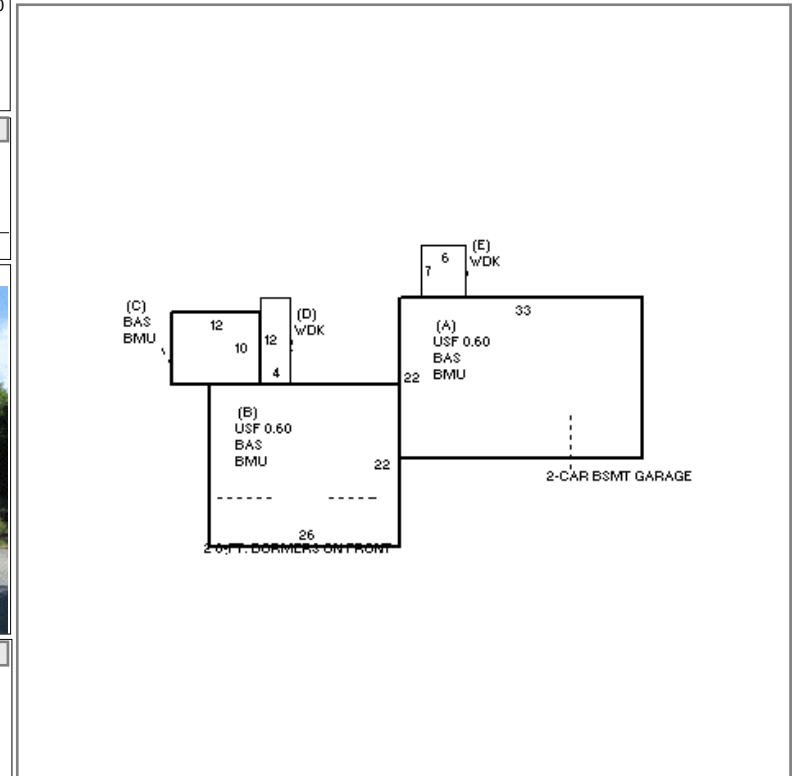
CURRENT OWNER				PARCEL ID				LOCATION			
KIERNAN PAUL D & ADLER ELIZABETH PO BOX 818 TRURO, MA 02666-0818				53-60-0				10 BENSON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KIERNAN PAUL D & DAISY DAVID ARTHUR & CARO				06/28/1996	QS	165,000	10276-247				
				06/27/1996	A		10276-245				

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	%
FY2018		35	RES EXEMPT		02/07/2018		0	0
11-189	09/27/2011	90	BP NVC	500	02/16/2012	FC	100	100
03-157	09/09/2003	2	ADDITION	11,850	10/24/2005	LVM	100	100
01-053	04/05/2001	90	BP NVC	350	01/01/2002		100	100
96-107	07/01/1996	3	REPAIR/REMOD	34,000	06/01/1997		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	15	1.00	1	990,275	1.00	1	1.00	V9	2.75	767,460
300	A	0.155	15	1.00	1	75,625	1.00	1	1.00	V9	2.75	11,720

TOTAL	40,511 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N	NO VIEW FROM GROUND BUT NO ACCESS TO 2ND FLR PER 7/10 MEAS. FY11 VW INCR PER FIELD			LAND	779,200	492,700
Inf1	NO ADJ	O	REV=DISTANT PANORAMIC OBSTRUCTED SAME AS 53-52+57.			BUILDING	529,800	456,700
Inf2	NO ADJ	T				DETACHED	300	300
		E				OTHER	0	0
						TOTAL	1,309,300	949,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 4*6		24	17.17	300



BUILDING	CD	ADJ	DESC	MEASURE	9/9/2019	LG
MODEL	1		RESIDENTIAL	LIST	9/9/2019	REF
STYLE	4	1.10	CAPE [100%]	REVIEW	12/13/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
03-157=Addn + rehab of bldg front = 100% 1/05 - REMVD UC + CHNGD EYB.

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	827,877
NET AREA	2,197	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	1,418		72.03	102,140	CONDITION ELEM	CD
\$NLA(RCN)	\$377	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,418	1950	333.54	472,954		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	779	1950	265.07	206,490		
STORIES(FAR)	1.75	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	90		77.40	6,966		
ROOMS	0	1.00		FLOOR COVER	99	N/A	1.00		BMG	O	BSMT GARAGE	2		8,088.10	16,176		
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00		F12	O	FPL 1S 2OP	1		16,851.50	16,852		
BATHROOMS	3	1.00		HEATING/COOLING	2	HOT WATER	1.02										
FIXTURES	9	\$6,300		FUEL SOURCE	1	OIL	1.00										
UNITS	0	1.00															
EFF.YR/AGE																1975 / 47	
COND																36 36 %	
FUNC																0	
ECON																0	
DEPR																36 % GD 64	
RCNLD																\$529,800	