

Key: 3253

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.371

LEGALS

LAND

DETACHED

BUILDING

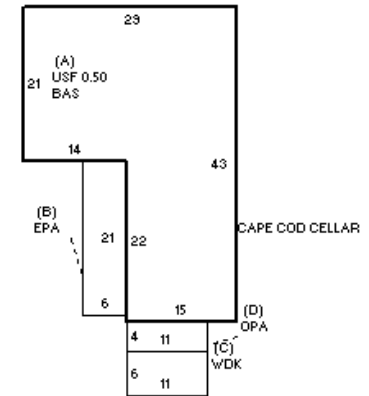
CURRENT OWNER		PARCEL ID	LOCATION	
HERRON CAROLINE RAND RLTY TRST TRS: ELIZABETH M HERRON PO BOX 66 TRURO, MA 02666		54-17-0	53 OLD COUNTY RD	
TRANSFER HISTORY		DOS	T	SALE PRICE
HERRON CAROLINE RAND RLTY		10/12/2010	99	(192649)
HERRON CAROLINE RAND		10/12/2010	99	(192648)
HERRON CAROLINE RAND RLTY		04/23/2008	99	(185743)

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	%
19-395X	11/27/2019	3	REPAIR/REMOD	500	02/24/2020	LG	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	414,115	1.00	1	1.00	R05	1.15	320,940
300	A	0.005	15	1.00	1	31,625	1.00	1	1.00	R05	1.15	160

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE ST1 HAS BR+BATH BUT NO STOVE PER 7/10 LIST. ST1 has ODS.	LAND	321,100	279,200			
Inf1	NO ADJ		BUILDING	368,700	312,800			
Inf2	NO ADJ		DETACHED	24,200	23,000			
			OTHER	0	0			
			TOTAL	714,000	615,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
ST1	A	1.00	A 0.75 13*26		338	95.40	24,200



BUILDING	CD	ADJ	DESC	MEASURE	4/24/2019	LG
MODEL	1		RESIDENTIAL	LIST	6/4/2019	LG
STYLE	7	1.20	OLD STYLE [100%]	REVIEW	12/10/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
YB=1860 PER OWNER.

YEAR BLT	1863	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	542,194
NET AREA	1,409	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BAS	L	BAS AREA	939	1863	384.83	361,354	CONDITION ELEM	
\$NLA(RCN)	\$385	OVERALL	1.230	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	470	1863	302.90	142,362	CD	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	1.00	B	EPA	N	ENCL PORCH	126		175.72	22,140		
STORIES(FAR)	1.5	1.00	ROOF COVER	2	WOOD SHINGLES	1.01		C	WDK	N	ATT WOOD DECK	66		98.99	6,533		
ROOMS	0	1.00	FLOOR COVER	2	SOFTWOOD	1.00		D	OPA	N	OPEN PORCH	44		143.28	6,304		
BEDROOMS	4	1.00	INT. FINISH	1	PLASTER	1.00			ODS	O	OUT DOOR SHOWER			0.00			
BATHROOMS	1.5	1.00	HEATING/COOLING	2	HOT WATER	1.02											
FIXTURES	5	\$3,500	FUEL SOURCE	1	OIL	1.00											
UNITS	0	1.00															
																EFF.YR/AGE	1980 / 42
																COND	32 32 %
																FUNC	0
																ECON	0
																DEPR	32 % GD 68
																RCNLD	\$368,700