

Key: 3260

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3378

LEGALS

| CURRENT OWNER   |  | PARCEL ID  |    | LOCATION     |              |
|---|--|------------|----|--------------|--------------|
| PACE ROSALIND LIFE ESTATE<br>RMNDR: PACE-PEARSON TRUST<br>PO BOX 687<br>TRURO, MA 02666 |  | 54-24-0    |    | 16 FISHER RD |              |
| TRANSFER HISTORY  |  | DOS        | T  | SALE PRICE   | BK-PG (Cert) |
| PACE ROSALIND LIFE ESTATE   |  | 09/15/2017 | F  | 1            | 30764-243    |
| PACE ROSALIND   |  | 04/12/2011 | 99 |              | 2656-204+    |
| PEARSON ROSALIND P  |  | 01/31/1978 | 99 |              | 2656-204     |

| CLASS   | CLASS%     | DESCRIPTION   |              | BN ID  | BN         | CARD   |         |
|---------|------------|---------------|--------------|--------|------------|--------|---------|
| 1010    | 100        | SINGLE FAMILY |              |        | 1          | 1 of 2 |         |
| PMT NO  | PMT DT     | TY            | DESC         | AMOUNT | INSP       | BY     | 1st %   |
| 23-227X | 06/05/2023 | 90            | BP NVC       | 1,500  |            |        | 0 0     |
| 23-228X | 06/05/2023 | 90            | BP NVC       | 3,300  |            |        | 0 0     |
| FY2020  |            | 35            | RES EXEMPT   |        | 08/19/2019 |        | 0 0     |
| 05-080  | 06/01/2005 | 40            | STUDIO       | 80,000 | 05/04/2007 | RJM    | 100 100 |
| 92-078  | 07/15/1992 | 1             | SINGLE FAM R | 76,500 | 05/06/1994 |        | 100 100 |

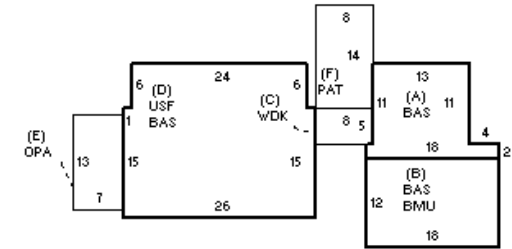
LAND

| 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    | 1.00 | 1    | 1.00     | 522,145 | 1.00 | 1   | 1.00 | R07        | 1.45      |
| 300 | A | 0.011 15 1.00 | 1    | 1.00 | 1    | 1.00     | 39,875  | 1.00 | 1   | 1.00 | R07        | 1.45      |

| TOTAL | 34,228 SF   | ZONING           | RES   | FRNT           | 0              | ASSESSED | CURRENT | PREVIOUS |
|-------|-------------|------------------|---|----------------|----------------|----------|---------|----------|
| Nbhd  | SOUTH TRURO | N<br>O<br>T<br>E | CHGD AREA FY07 TO .79 AC+FY10 TO 0.786 AC PER PLAN. |                |                | LAND     | 405,100 | 352,200  |
| Inf1  | NO ADJ      |                  | BUILDING  | 335,200        | 284,500        |          |         |          |
| Inf2  | NO ADJ      |                  | DETACHED  | 0              | 0              |          |         |          |
|       |             |                  | OTHER   | 94,600         | 81,500         |          |         |          |
|       |             |                  | <b>TOTAL</b>  | <b>834,900</b> | <b>718,200</b> |          |         |          |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |



SEC A+B=ART STUDIO CONNECTED TO SFR BY WDK

BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 4/11/2019  | LG |
|----------|----|------|-------------------|---------|------------|----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 4/11/2019  | LG |
| STYLE    | 5  | 1.05 | COLONIAL [100%]   | REVIEW  | 12/13/2010 | MR |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |            |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |            |    |

BLDG COMMENTS

LAND

| YEAR BLT     | 1950  | SIZE ADJ   | 1.030   | ELEMENT         | CD | DESCRIPTION     | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN      | 492,969    |
|--------------|-------|------------|---------|-----------------|----|-----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|
| NET AREA     | 1,463 | DETAIL ADJ | 1.000   | FOUNDATION      | 4  | BSMT WALL       | 1.00 | + | BAS | L | BAS AREA        | 395   | 1950 | 334.77    | 132,234 | CONDITION ELEM | CD         |
| \$NLA(RCN)   | \$337 | OVERALL    | 1.070   | EXT. COVER      | 1  | WOOD SHINGLES   | 1.00 | B | BMU | N | BSMT UNFINISHED | 216   |      | 90.03     | 19,447  |                |            |
| CAPACITY     |       | UNITS      | ADJ     | ROOF SHAPE      | 1  | GABLE           | 1.00 | C | WDK | N | ATT WOOD DECK   | 40    |      | 96.05     | 3,842   |                |            |
| STORIES(FAR) |       | 1          | 1.00    | ROOF COVER      | 1  | ASPHALT SHINGLE | 1.00 | D | BAS | L | BAS AREA        | 534   | 1994 | 334.77    | 178,767 |                |            |
| ROOMS        |       | 5          | 1.00    | FLOOR COVER     | 2  | SOFTWOOD        | 1.00 | D | USF | L | UP-STRY FIN     | 534   | 1994 | 263.49    | 140,706 |                |            |
| BEDROOMS     |       | 2          | 1.00    | INT. FINISH     | 4  | WALL BOARD      | 1.00 | E | OPA | N | OPEN PORCH      | 91    |      | 98.86     | 8,996   |                |            |
| BATHROOMS    |       | 1.5        | 1.00    | HEATING/COOLING | 2  | HOT WATER       | 1.02 | F | PAT | N | PATIO           | 112   |      | 19.29     | 2,160   |                |            |
| FIXTURES     |       | 5          | \$3,500 | FUEL SOURCE     | 2  | GAS             | 1.00 | F | MST | O | MASONRY STACK   | 1     |      | 3,316.20  | 3,316   |                |            |
| UNITS        |       | 0          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |                |            |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | EFF.YR/AGE     | 1980 / 42  |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | COND           | 32 32 %    |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | FUNC           | 0          |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | ECON           | 0          |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | DEPR           | 32 % GD 68 |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | RCNLD          | \$335,200  |

Key: 3260

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.379

LEGAL

| CURRENT OWNER             |  |  |  | PARCEL ID        |  |  |  | LOCATION     |   |            |              |  |
|---------------------------|--|--|--|------------------|--|--|--|--------------|---|------------|--------------|--|
| PACE ROSALIND LIFE ESTATE |  |  |  | 54-24-0          |  |  |  | 16 FISHER RD |   |            |              |  |
| RMNDR: PACE-PEARSON TRUST |  |  |  | TRANSFER HISTORY |  |  |  | DOS          | T | SALE PRICE | BK-PG (Cert) |  |
| PO BOX 687                |  |  |  |                  |  |  |  |              |   |            |              |  |
| TRURO, MA 02666           |  |  |  |                  |  |  |  |              |   |            |              |  |

| CLASS  | CLASS% | DESCRIPTION   |      |        |      | BN ID | BN  | CARD   |  |
|--------|--------|---------------|------|--------|------|-------|-----|--------|--|
| 1010   | 100    | SINGLE FAMILY |      |        |      |       | 2   | 2 of 2 |  |
| PMT NO | PMT DT | TY            | DESC | AMOUNT | INSP | BY    | 1st | %      |  |
|        |        |               |      |        |      |       |     |        |  |

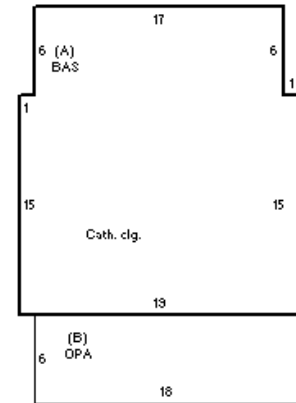
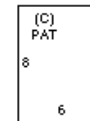
LAND

| CD | T | AC/SF/UN | Nbhd | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|------|------|------|----------|-----|------|-----|----|------------|-----------|
|    |   |          |      |      |      |          |     |      |     |    |            |           |

| TOTAL | ZONING | FRNT | ASSESSED                                       | CURRENT | PREVIOUS |
|-------|--------|------|--|---------|----------|
| Nbhd  | NOTE   |      | LAND<br>BUILDING<br>DETACHED<br>OTHER<br>TOTAL | 94,600  |          |
| Inf1  |        |      |  |         |          |
| Inf2  |        |      |  |         |          |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |



FDN=CRAWL; HAS SCUTTLE TO ATTIC

BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 4/11/2019  | LG |
|----------|----|------|-------------------|---------|------------|----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 4/11/2019  | LG |
| STYLE    | 14 | 0.90 | DET BLDG [100%]   | REVIEW  | 12/13/2010 | MR |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |            |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |            |    |

BLDG COMMENTS  
HAS 1 RINNAI GAS HEATER, no oven in Kitchenette.

| YEAR BLT     | 2005  | SIZE ADJ   | 1.000   | ELEMENT         | CD | DESCRIPTION     | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN  | 114.032    |
|--------------|-------|------------|---------|-----------------|----|-----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|------------|------------|
| NET AREA     | 387   | DETAIL ADJ | 1.000   | FOUNDATION      | 5  | OTHER           | 1.00 | A | BAS | L | BAS AREA        | 387   | 2005 | 267.31    | 103,448 |            |            |
| \$NLA(RCN)   | \$295 | OVERALL    | 0.880   | EXT. COVER      | 1  | WOOD SHINGLES   | 1.00 | B | OPA | N | OPEN PORCH      | 108   |      | 68.64     | 7,413   |            |            |
|              |       |            |         | ROOF SHAPE      | 1  | GABLE           | 1.00 | C | PAT | N | PATIO           | 48    |      | 22.33     | 1,072   |            |            |
|              |       |            |         | ROOF COVER      | 1  | ASPHALT SHINGLE | 1.00 |   | ODS | O | OUT DOOR SHOWER |       |      | 0.00      |         |            |            |
|              |       |            |         | FLOOR COVER     | 2  | SOFTWOOD        | 1.00 |   |     |   |                 |       |      |           |         |            |            |
|              |       |            |         | INT. FINISH     | 2  | DRYWALL         | 1.00 |   |     |   |                 |       |      |           |         |            |            |
|              |       |            |         | HEATING/COOLING | 7  | FL./WALL FURN.  | 0.98 |   |     |   |                 |       |      |           |         |            |            |
|              |       |            |         | FUEL SOURCE     | 2  | GAS             | 1.00 |   |     |   |                 |       |      |           |         |            |            |
| CAPACITY     |       | UNITS      | ADJ     |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| STORIES(FAR) |       | 1          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| ROOMS        |       | 1          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| BEDROOMS     |       | 1          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| BATHROOMS    |       | 1          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| FIXTURES     |       | 3          | \$2,100 |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
| UNITS        |       | 0          | 1.00    |                 |    |                 |      |   |     |   |                 |       |      |           |         |            |            |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | EFF.YR/AGE | 2005 / 17  |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | COND       | 17 17 %    |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | FUNC       | 0          |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | ECON       | 0          |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | DEPR       | 17 % GD 83 |
|              |       |            |         |                 |    |                 |      |   |     |   |                 |       |      |           |         | RCNLD      | \$94,600   |