

Key: 3278

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.399

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
FRIEDMAN JON R & BARKAN JOANNE 711 WEST END AVE #5AN NEW YORK, NY 10025		54-44-0	17 STEPHENS WAY			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
FRIEDMAN JON R & PETERS		12/28/1995 02/03/1993	QS L	34,779 102,000	9991-303 8432-249	

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 %
98-150	09/01/1998	1	SINGLE FAM R	200,000	04/18/2002	BT	100 100
97-162	10/01/1997	10	ALL OTHERS	8,000	06/01/1998		100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	15	1.00	1	1.00	1	1.00	R08	1.60		446,520
300	A	0.045	15	1.00	1	1.00	1	1.00	R08	1.60		1,980

TOTAL	35,719 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N	NO VW PER FY11 FIELD REV (FROM ROOF DECK ONLY). ST1= COMBO BR/LR+BATH w/Kitch sink & full size fridge, countertop hot plate, but no oven a/o March 2020.			LAND	448,500	390,000
Infl1	NO ADJ	O				BUILDING	505,700	418,800
Infl2	NO ADJ	T				DETACHED	13,700	13,100
		E				OTHER	0	0
						TOTAL	967,900	821,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
ST1	A	1.00	A 0.75 12*16	1997	192	95.40	13,700

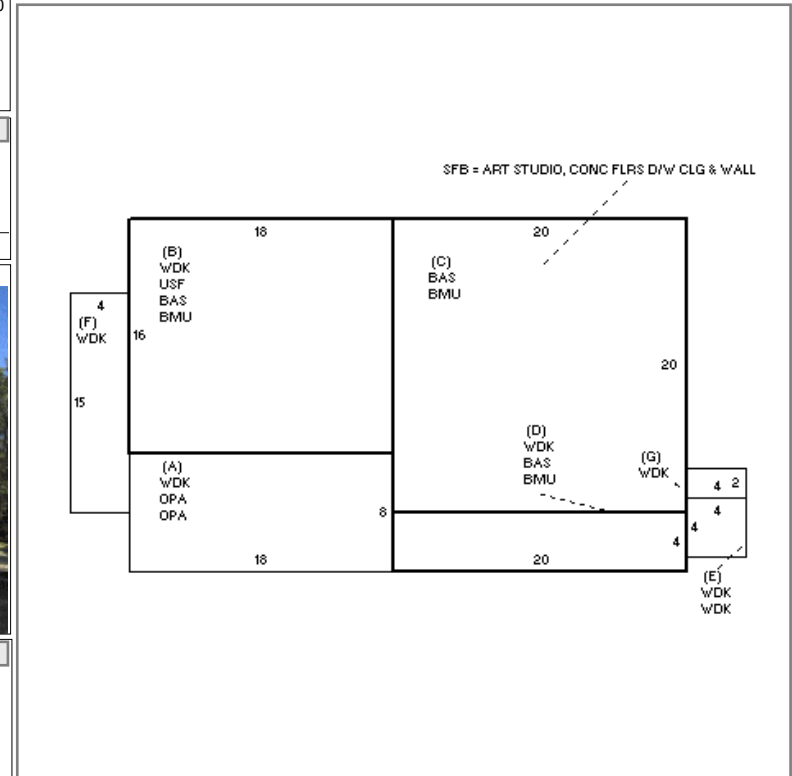


BUILDING	CD	ADJ	DESC	MEASURE	3/11/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/14/2010	JH
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/13/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION			1.00	A	OPA	N	OPEN PORCH	288		110.39	31,792
EXT. COVER	10	VERT. BOARD	1.00	+	BMU	N	BSMT UNFINISHED	768		119.73	91,949
ROOF SHAPE	4	FLAT/SHED	1.00	+	BAS	L	BAS AREA	768	2000	477.65	366,836
ROOF COVER	9	OTHER	1.00	B	USF	L	UP-STRY FIN	288	2000	377.85	108,822
FLOOR COVER	6	OTHER	1.00	+	WDK	N	ATT WOOD DECK	612		70.88	43,378
INT. FINISH	2	DRYWALL	1.00								
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								

BUILDING

YEAR BLT	2000	SIZE ADJ	1.040
NET AREA	1,056	DETAIL ADJ	1.000
\$NLA(RCN)	\$614	OVERALL	1.120
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.5	1.00
ROOMS		2	1.00
BEDROOMS		1	1.00
BATHROOMS		2	1.00
FIXTURES		8	\$5,600
UNITS		0	1.00



TOTAL RCN	648,378	
CONDITION ELEM	CD	
EFF.YR/AGE	2000 / 22	
COND	22 22 %	
FUNC	0	
ECON	0	
DEPR	22 % GD	78
RCNLD	\$505,700	