

Key: 3300

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.420

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FRANK MARGARET G IRREV TR 2012				54-67-0				8 PERRYS HILL WAY			
TRS: FRANK JEREMIAH D				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
23 CLEVELAND ST #2				FRANK MARGARET G IRREV TR		07/02/2012	A		(197545)		
ARLINGTON, MA 02474				FRANK MARGARET G		08/12/1988	99		(115109)		

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	%
SS-22-2		50	SPLIT SUB		07/08/2021		100	100
01-198	11/27/2001	2	ADDITION	100,000	06/29/2003	TEG	100	100

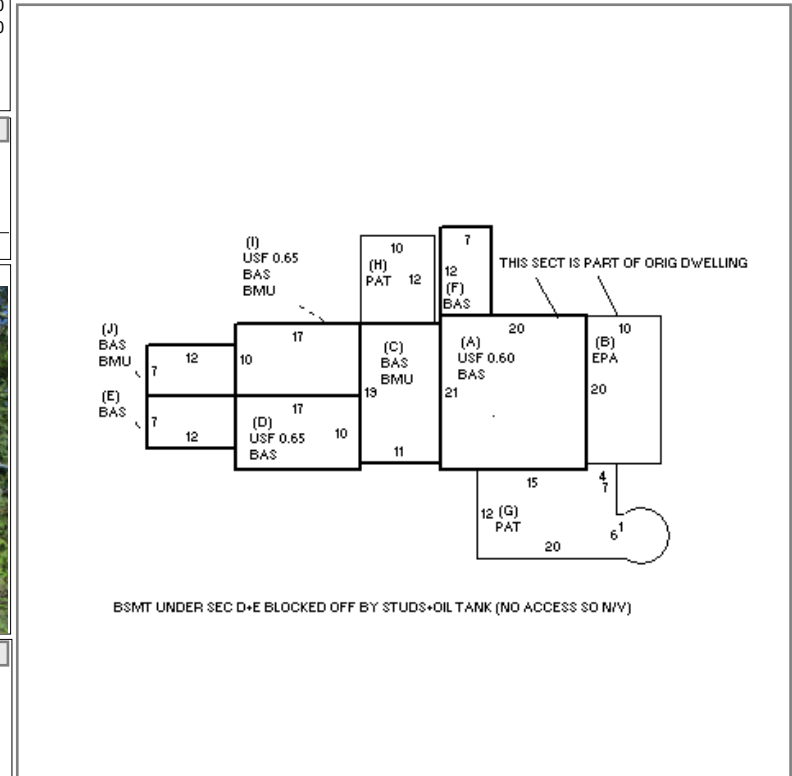
LAND

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	1,296,360	1.00	1	1.00	V16	3.60	1,004,680
300	A	1.242	15	1.00	1	99,000	1.00	1	1.00	V16	3.60	122,960
400	F	150	15	1.00	1	936	1.00	1	1.00	V16	3.60	140,400

TOTAL	2.017 Acres	ZONING	RES	FRNT	5	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N O T E	ODD SHAPED LOT: SFR ON SMALL SECT; MOST OF LOT=HIGH ELEV W/FRNTG ON OLD COUNTY RD (723') TO MILL POND.			LAND	1,268,000	1,104,600
Infl1	NO ADJ		BUILDING	447,500	379,900			
Infl2	NO ADJ		DETACHED	0	0			
						OTHER	0	0
						TOTAL	1,715,500	1,484,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2020	LG
MODEL	1		RESIDENTIAL	LIST	10/5/2012	C19
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		

G

YEAR BLT	1858	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	658,037		
NET AREA	1,694	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BAS	L	BAS AREA	1,221	1858	346.68	423,292	CONDITION ELEM	CD		
\$NLA(RCN)	\$388	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	473	1858	275.57	130,344				
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCL PORCH	200		151.87	30,375				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	463		94.15	43,594				
				FLOOR COVER	1	HARDWOOD	1.00	+	PAT	N	PATIO	396		17.15	6,790				
				INT. FINISH	2	DRYWALL	1.00	F21	O	O	FPL 2S 10P	1		17,342.00	17,342				
				HEATING/COOLING	9	WARM/COOL AIR	1.03	ODS	O	O	OUT DOOR SHOWER			0.00					
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1980 / 42
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$447,500