

Key: 3303

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.423

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GUGGENHEIM POLLY R 60 BEACON ST ARLINGTON, MA 02474				54-71-0				24 OLD COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GUGGENHEIM POLLY R				10/22/2020	QS	900,000	33387-109				
BIRD KIRSTINA, BIRD JULIE				10/17/2018	A	1	31601-105				
BIRD MATHILDE GOODWIN IRR				02/28/2012	99		14737-170+				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
11-179	09/19/2011	90	BP NVC	7,000	02/29/2012	FC	100	100
06-031	01/27/2006	2	ADDITION	45,000	05/25/2007	JH	100	100
		30	CHECK DATA		01/01/2001		100	100
99-165	09/01/1999	2	ADDITION	5,000	07/01/2000		100	100
99-034	03/01/1999	10	ALL OTHERS	1,100	12/31/2000		100	100

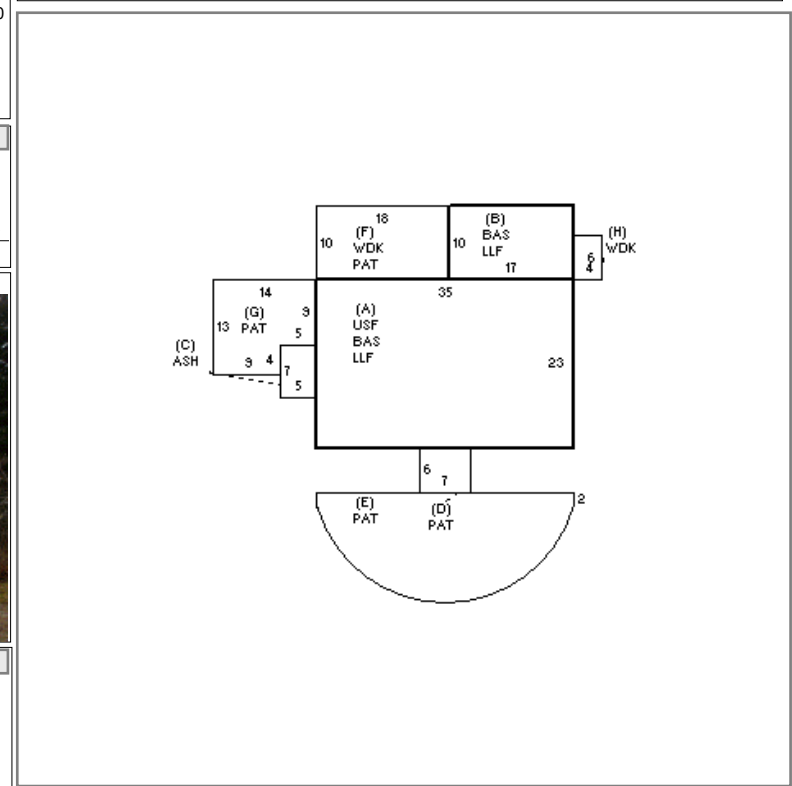
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	A	0.775	15	1.00	1	1.00	1	1.00	630,175	1.00	1	1.00	V5	1.75	488,390
300	A	0.196	15	1.00	1	1.00	1	1.00	48,125	1.00	1	1.00	V5	1.75	9,430

TOTAL	42,300 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE 10/22/2020 SF chng per Deed 33387-109.				LAND	497,800	432,800
Inf1	NO ADJ		BUILDING	514,500	448,300			
Inf2	NO ADJ		DETACHED	29,000	31,500			
						OTHER	0	0
<b>TOTAL</b>						<b>TOTAL</b>	<b>1,041,300</b>	<b>912,600</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
ST1	A	1.00	A 0.75 18*20		360	95.40	25,800
SHF	A	1.00	A 0.75 7*7		49	17.17	600
PTD	A	1.00	A 0.75 IRREG		720	2.30	1,200
EPA	A	1.00	A 0.75 ATT ST1 8*11		88	21.30	1,400



BLDG COMMENTS
APT IN BSMT.



BUILDING	CD	ADJ	DESC	MEASURE	3/9/2023	LG								TOTAL RCN	803.891														
MODEL	1		RESIDENTIAL	LIST	8/26/2014	EST	YEAR BLT	1835	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	CONDITION ELEM	CD				
STYLE	15	1.10	ANTIQUE [100%]	REVIEW	4/6/2021	MR	NET AREA	2,755	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	805	1835	210.04	169,078							
QUALITY	A	1.00	AVERAGE [100%]				\$NLA(RCN)	\$292	OVERALL	1.064	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BAS AREA	805	1835	318.35	256,271							
FRAME	1	1.00	WOOD FRAME [100%]											ROOF SHAPE	2	HIP	1.00	A	USF	L	UP-STRY FIN	805	1835	245.51	197,634				
														ROOF COVER	1	ASPHALT SHINGLE	1.00	B	LLF	L	LOWER LEVEL FIN	170	2006	210.03	35,706				
														FLOOR COVER	2	SOFTWOOD	1.00	B	BAS	L	BAS AREA	170	2006	318.35	54,120				
														INT. FINISH	1	PLASTER	1.00	C	ASH	N	ATT SHED	35		43.93	1,538				
														HEATING/COOLING	2	HOT WATER	1.02	+	PAT	N	PATIO	789		13.76	10,854				
														FUEL SOURCE	1	OIL	1.00	+	WDK	N	ATT WOOD DECK	204		56.69	11,564				
																					F22	O	FPL 2S 2OP	2		22,076.45	44,153		
																					KIT	O	XTRA KITCHEN	1		17,374.40	17,374		
																					ODS	O	OUT DOOR SHOWER	1		0.00			
																					EFF.YR/AGE		1975 / 47						
																					COND	36	36%						
																					FUNC	0							
																					ECON	0							
																					DEPR	36	% GD	64					
																					RCNLD		\$514,500						