

Key: 3312

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.432

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER						PARCEL ID				LOCATION			
ROY BARNHART 2017 LIV. TRUST & MARY REINHART 2017 LIV. TRUST PO BOX 804 TRURO, MA 02666						54-81-0				3 LAUREL LN			
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
						ROY BARNHART 2017 LIV. TR BARNHART ROY & TRACY TIMOTHY & BARNHART				09/26/2017 08/22/2005 11/09/1988	F J 99	1 526,000 6513-106	30788-6 20176-342+

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	R07	1.45		404,660
300	A	0.695	15	1.00	1	1.00	1	1.00	R07	1.45		27,710

TOTAL	1.470 Acres	ZONING	RES	FRNT	173	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE				LAND	432,400	375,900
Inf1	NO ADJ		BUILDING	382,800	305,900			
Inf2	NO ADJ		DETACHED	3,100	2,900			
			OTHER	252,700	215,500			
						TOTAL	1,071,000	900,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	+	1.10	G 0.90	12*16+2*8	2011	209	16.33



BLDG COMMENTS
Minisplit.

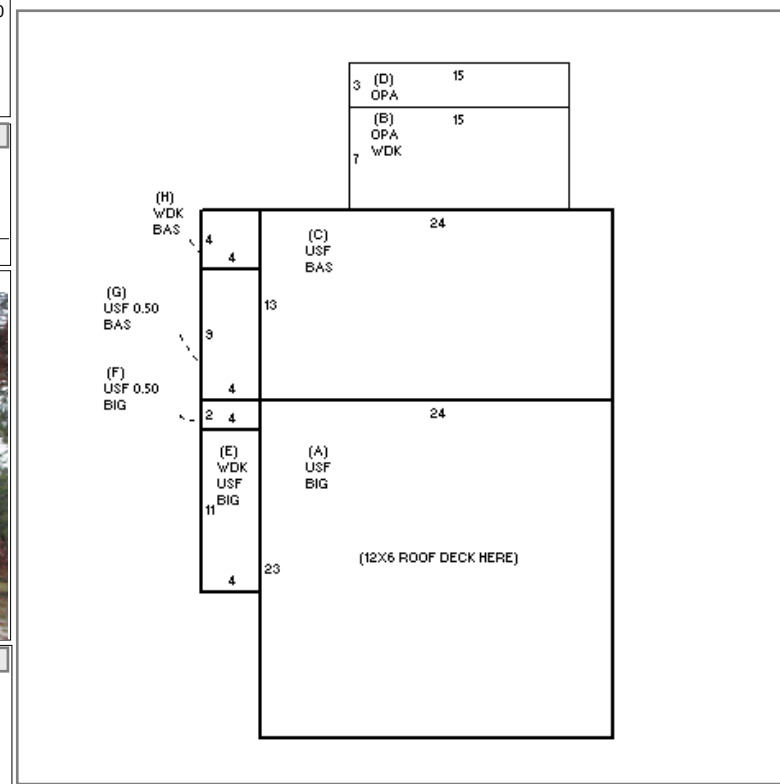
BUILDING	CD	ADJ	DESC	MEASURE	1/5/2023	LG
MODEL	1		RESIDENTIAL	LIST	1/9/2023	REF
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/13/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,294	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00
\$NLA(RCN)	\$423	OVERALL	1.140	EXT. COVER	2	CLAPBOARD	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES(FAR)	2	ADJ	1.00	ROOF COVER	2	WOOD SHINGLES	1.01
ROOMS	4		1.00	FLOOR COVER	3	W/W CARPET	1.00
BEDROOMS	2		1.00	INT. FINISH	2	DRYWALL	1.00
BATHROOMS	2		1.00	HEATING/COOLING	15	FHW/DCTLS AC	1.03
FIXTURES	6	\$4,200		FUEL SOURCE	1	OIL	1.00
UNITS	0	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BIG	N	BUILT-IN GARAGE	604		97.66	58,989
+	USF	L	UP-STRY FIN	930	1988	316.32	294,179
+	WDK	N	ATT WOOD DECK	165		77.10	12,722
+	BAS	L	BAS AREA	364	1988	410.17	149,302
+	OPA	N	OPEN PORCH	150		105.33	15,799
	WDK	N	ATT WOOD DECK	72		105.49	7,596
	MST	O	MASONRY STACK	1		4,063.10	4,063
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	546,849
CONDITION ELEM	CD
EFF.YR/AGE	1988 / 34
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$382,800

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD			
1090	100	MULTIPLE HSES		1	1 of 3			
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-288X	07/31/2023	4	REHAB	62,075				0 0
NP	05/05/2023	4	REHAB		05/05/2023	JN	100	100
22-260	06/15/2022	80	SOLAR TAXABL	34,632	01/05/2023	LG	100	100
FY2018		35	RES EXEMPT		10/01/2017			0 0
11-173	09/15/2011	6	SHED	6,000	02/15/2012	FC	100	100



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LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
ROY BARNHART 2017 LIV. TRUST & MARY REINHART 2017 LIV. TRUST PO BOX 804 TRURO, MA 02666		54-81-0	3 LAUREL LN			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1090	100	MULTIPLE HSES				2	2 of 3
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

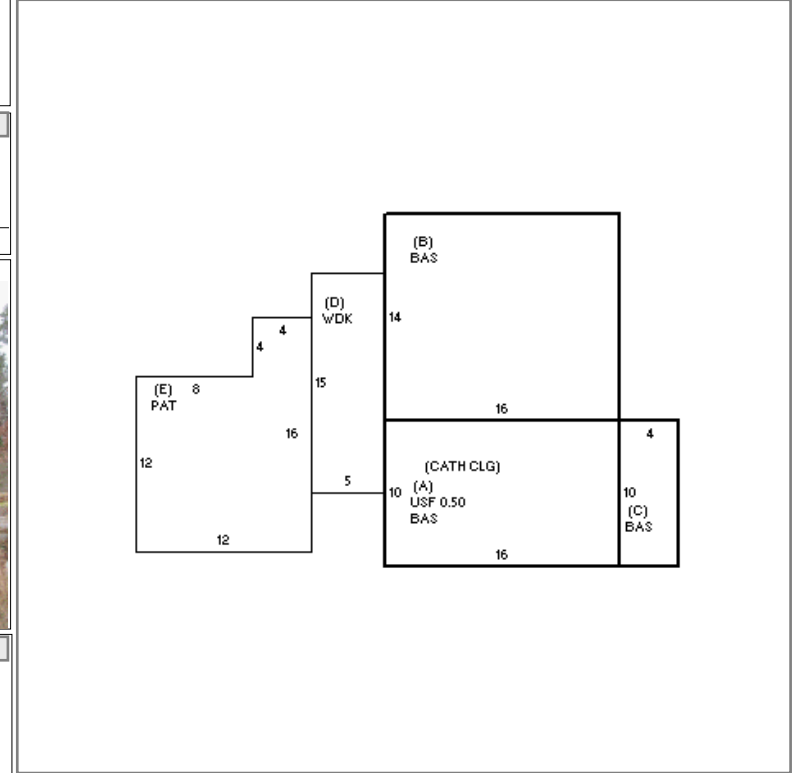
LAND

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 BUILDING DETACHED OTHER TOTAL	136,100	
Inf1					
Inf2					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/10/2023	LG
MODEL	1		RESIDENTIAL	LIST	1/9/2023	REF
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
PER FEB 2007 INSPECTION, HAS MINISPLIT AND KITCHEN

YEAR BLT	1995	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	186,393
NET AREA	504	DETAIL ADJ	1.010	FOUNDATION	5	OTHER	1.00	+	BAS	L	BAS AREA	200	1995	357.40	71,480	CONDITION ELEM CD	
\$NLA(RCN)	\$370	OVERALL	1.110	EXT. COVER	2	CLAPBOARD	1.00	A	USF	L	UP-STRY FIN	80	1995	284.15	22,732		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	224	1995	357.40	80,057	
STORIES(FAR)	1.5	1.00	ROOF COVER	2	WOOD SHINGLES	1.01	D	WDK	N	ATT WOOD DECK	75		91.93	6,895			
ROOMS	3	1.00	FLOOR COVER	2	SOFTWOOD	1.00	E	PAT	N	PATIO	160		19.56	3,130			
BEDROOMS	1	1.00	INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER	1		0.00				
BATHROOMS	1	1.00	HEATING/COOLING	18	MINISPLIT	1.00											
FIXTURES	3	\$2,100	FUEL SOURCE	2	GAS	1.00											
UNITS	0	1.00															
																EFF.YR/AGE	1995 / 27
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$136,100

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LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ROY BARNHART 2017 LIV. TRUST & MARY REINHART 2017 LIV. TRUST PO BOX 804 TRURO, MA 02666				54-81-0				3 LAUREL LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				3	3 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

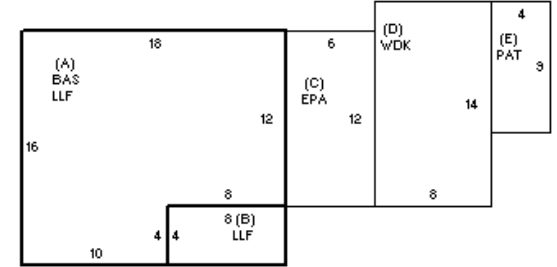
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	116,600	
Infl1		BUILDING			
Infl2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/10/2023	LG
MODEL	1		RESIDENTIAL	LIST	1/9/2023	REF
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	12/13/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
PER FEB 2007 LIST, HAS KITCHEN.

INDING

YEAR BLT	1999	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	151,465		
NET AREA	544	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	LLF	L	LOWER LEVEL FIN	288	1999	196.34	56,545	CONDITION ELEM	CD		
\$NLA(RCN)	\$278	OVERALL	0.890	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	256	1999	286.57	73,361				
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCL PORCH	72		170.10	12,247				
				ROOF COVER	2	WOOD SHINGLES	1.01	D	WDK	N	ATT WOOD DECK	112		56.70	6,350				
				FLOOR COVER	1	HARDWOOD	1.00	E	PAT	N	PATIO	36		23.95	862				
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER	1		0.00					
				HEATING/COOLING	7	FL./WALL FURN.	0.98												
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1999 / 23
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$116,600