

Key: 3419

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.549

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
ABRAMS DAVID & AMY 20 LOWELL LANE BROOKLINE, MA 02445		58-30-0	5 DUNE WAY			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
ABRAMS DAVID & AMY		04/16/2021	T	3,000,000	(225948)	
GASS RICHARD D		10/03/1983	99		(93648)	

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	%
06-213	09/19/2006	9	DECK	10,000	06/04/2007	JH	100	100
97-032	03/01/1997	10	ALL OTHERS	2,500	06/01/1998		100	100

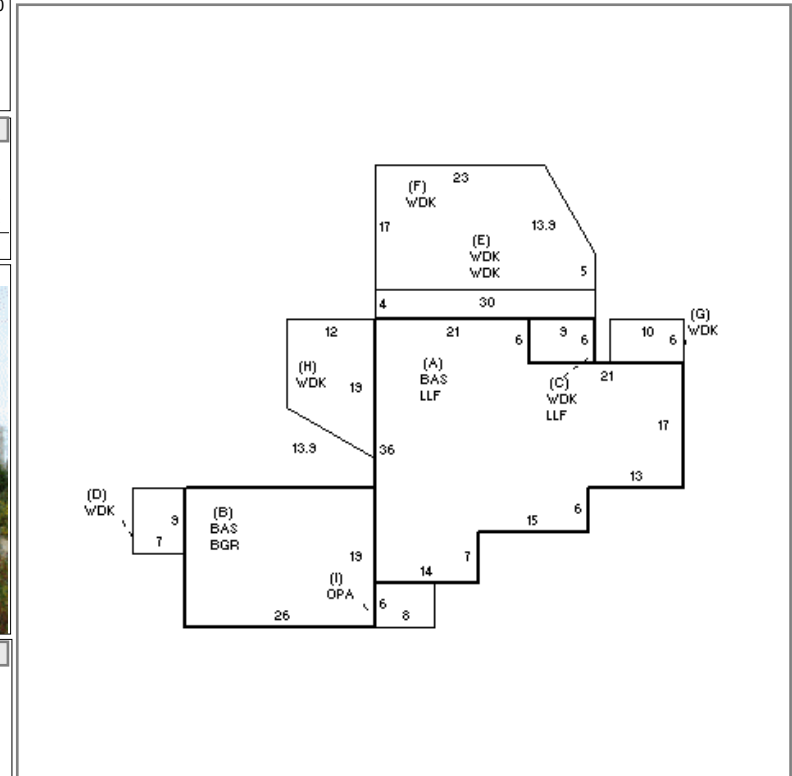
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 15 1.00	ER7	0.95 1 1.00	2,394,665	1.00 1	1.00	WF2	7.00			1,855,870
300	A	0.415 15 1.00		1 1.00 1 1.00	192,500	1.00 1	1.00	WF2	7.00			79,890

TOTAL	1.190 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE FY10=DELETED VALUE FOR BEACH STAIRS.	LAND	1,935,800	1,683,100			
Inf1	EROSION		BUILDING	959,400	813,900			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		2,895,200	2,497,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BCH	SV	1.00	SV 1.00	BEACH STAIRS		1	0.00



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	10/30/2019	LG
MODEL	1		RESIDENTIAL	LIST	8/11/2010	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/5/2021	MR
QUALITY	V	1.55	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1984	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,390,394
NET AREA	2,772	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	LLF	L	LOWER LEVEL FIN	1,166	1984	339.10	395,391	CONDITION ELEM	CD
\$NLA(RCN)	\$502	OVERALL	1.130	EXT. COVER	10	VERT. BOARD	1.00	+	BAS	L	BAS AREA	1,606	1984	506.07	812,743		
				ROOF SHAPE	4	FLAT/SHED	1.00	B	BGR	N	SF BSMT GARAGE	494		164.39	81,208		
				ROOF COVER	9	OTHER	1.00	+	WDK	N	ATT WOOD DECK	1,071		77.76	83,285		
				FLOOR COVER	99	N/A	1.00	I	OPA	N	OPEN PORCH	48		195.13	9,366		
				INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER			0.00			
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	1	OIL	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		8	1.00														
BEDROOMS		4	1.00														
BATHROOMS		4	1.00														
FIXTURES		12	\$8,400														
UNITS		0	1.00														
EFF.YR/AGE		1984 / 38															
COND		31 31 %															
FUNC		0															
ECON		0															
DEPR		31 % GD 69															
RCNLD		\$959,400															