

Key: 3431

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.561

LEG
AL
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
ERLICH & WAY TRUST				58-44-0				12 STURDY WAY				
TRS: HENRY ERLICH ET AL				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
3936 RHONDA AVE				ERLICH & WAY TRUST				03/24/2014	A	28048-168		
OAKLAND, CA 94602				ERLICH & WAY TRUST				03/11/2014	A	307,500	28026-258	
				ERLICH IZA REV TRUST ET A				04/10/2009	99	9036-156+		

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	%
10-043	03/16/2010	2	ADDITION	20,000	05/12/2011	MR	100	100
03-152	09/05/2003	2	ADDITION	20,000	10/20/2005	WL	100	100
91-031	05/03/1991	10	ALL OTHERS	7,500	07/29/1992		100	100

LAND

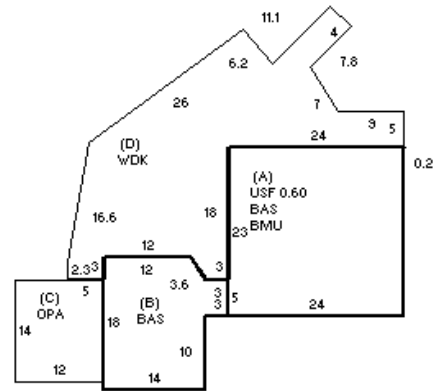
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.720	15	1.00	1	720,200	1.05	1	1.00	R09	2.00	545,610

DETAILED

TOTAL	31,363 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N	ST1=ART RM+FULL BA+UNF ATTIC (NO KITCH) PER 10/20/05 SITE INSP BY WL; YB=NEW SEC ONLY.			LAND	545,600	379,500
Infl1	NO ADJ	O	QUAL+COND=BLEND OF OLD+NEW SECTIONS. ASH ATT TO CBN.			BUILDING	293,200	253,300
Infl2	NO ADJ	T				DETACHED	17,700	16,800
		E				OTHER	0	0
						TOTAL	856,500	649,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CBN	G	1.18 A	0.75 IRREG		312	70.80	16,600
WDK	G	1.18 A	0.75 4*12		48	12.98	500
ASH	G	1.18 A	0.75 5*12		60	13.91	600

PHOTO 05/21/2019



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/21/2019	LG
MODEL	1		RESIDENTIAL	LIST	6/25/2019	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	5/31/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
CBN=1/2 BA & BR, unheated, not insulated.

YEAR BLT	1828	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	505,489
NET AREA	1,147	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BMU	N	BSMT UNFINISHED	552		94.30	52,054		
\$NLA(RCN)	\$441	OVERALL	1.110	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	331	1828	277.39	91,818		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	816	1828	350.66	286,135		
				ROOF COVER	2	WOOD SHINGLES	1.01	C	OPA	N	OPEN PORCH	168		85.54	14,371		
				FLOOR COVER	2	SOFTWOOD	1.00	D	WDK	N	ATT WOOD DECK	733		52.03	38,141		
				INT. FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		17,369.10	17,369		
				HEATING/COOLING	12	OTHER	1.00										
				FUEL SOURCE	8	NONE	1.00										

CONDITION ELEM	CD
EFF.YR/AGE	1970 / 52
COND	42 42 %
FUNC	0
ECON	0
DEPR	42 % GD 58
RCNLD	\$293,200