

Key: 3489

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.626

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
STEVENSON HARRY C & BROWN-STEVENSON TINA C/O STEVENSON HARRY PO BOX 635 TRURO, MA 02666				59-35-0				3 SANDPIPER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
STEVENSON HARRY C & SANDPIPER REALTY LLC				03/10/2008	99		(185416)				
STEVENSON HARRY C & TINA				07/10/2006	99		(180552)				
				07/02/1999	QS	127,000	(153854)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
CYC	05/25/2023	30	CHECK DATA		03/15/2023	LG	100	100
23-101	03/15/2023	3	REPAIR/REMOD	95,000			0	0
18-393X	11/06/2018	90	BP NVC	11,415	01/25/2019	LG	100	100
09-010	01/20/2009	2	ADDITION	198,000	06/01/2010	JH	100	100
06-037	02/27/2006	7	GARAGE	141,000	06/04/2007	JH	100	100

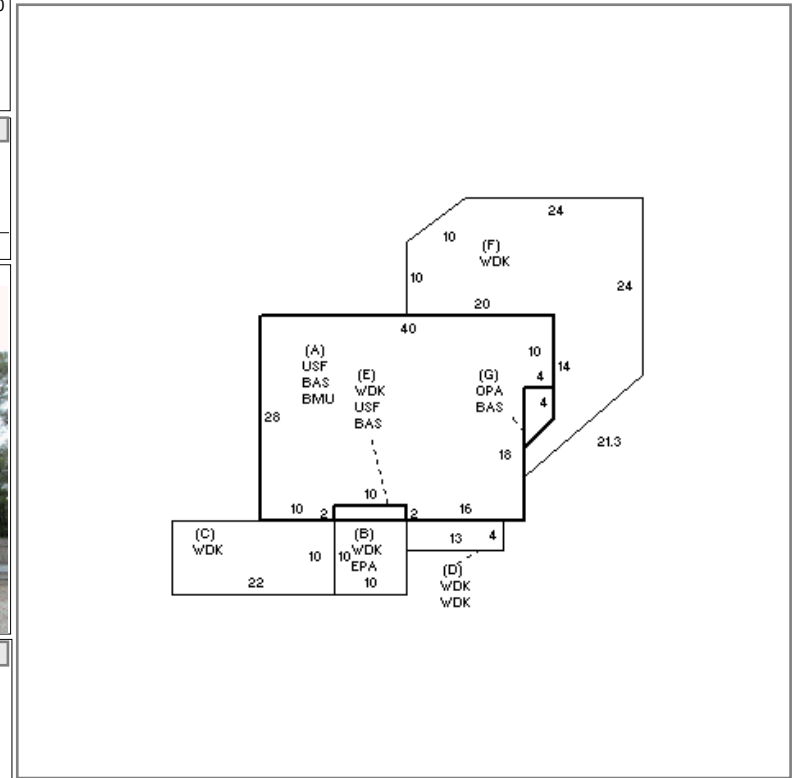
LAND

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	RW6	0.95	1	1.00	940,761	1.00	1	1.00	V9	2.75		729,090
300	A	0.005	15	1.00	RW6	0.95	1	1.00	71,844	1.00	1	1.00	V9	2.75		360

DETACHED

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE ROW ADJ FOR ACCESS TO SUBDIVISION. HTB ON DECK OF SFR.				LAND	729,500	461,300
Inf1	RIGHT OF WAY		BUILDING	720,500	579,200			
Inf2	NO ADJ		DETACHED	2,000	2,000			
			OTHER	166,300	127,300			
						TOTAL	1,618,300	1,169,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
HTB	A	1.00	A 0.75		1	2,730.40	2,000	03/15/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/15/2023	LG
MODEL	1		RESIDENTIAL	LIST	6/4/2014	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/13/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		
Minisplits (2)		

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YEAR BLT	1999	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	912,079
NET AREA	2,120	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,028		85.70	88,098		
\$NLA(RCN)	\$430	OVERALL	1.080	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	1,048	1999	287.94	301,766		
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCL PORCH	100		198.11	19,811		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	1,108		55.98	62,029		
				FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BAS AREA	1,072	1999	377.26	404,428		
				INT. FINISH	2	DRYWALL	1.00	G	OPA	N	OPEN PORCH	24		174.40	4,186		
				HEATING/COOLING	15	FHW/DCTLS AC	1.03	F22	O	FPL 2S 2OP	1			26,161.50	26,162		
				FUEL SOURCE	1	OIL	1.00	GEN	O	GENERATOR	1			0.00			

TOTAL RCN		912,079	
EFF.YR/AGE	2001 / 21	COND	21 21%
		FUNC	0
		ECON	0
		DEPR	21 % GD 79
RCNLD			\$720,500

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LEGAL

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				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD
1010	100	SINGLE FAMILY					2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

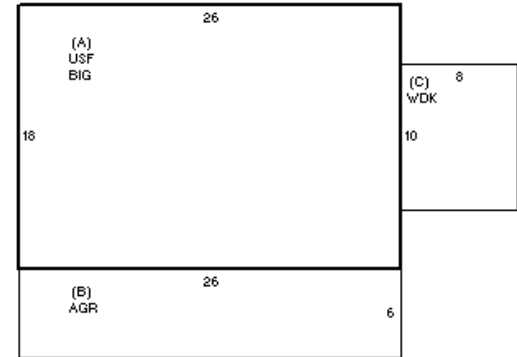
LAND

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	166,300	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								03/15/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/15/2023	LG	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	6/4/2014	EST	PER BLDG PLANS, 2ND FLOOR=MEDIA RM (BR) & BATH.. INT FINISH & HEAT ESTIMATED PENDING ASSESSOR ACCESS.
STYLE	17	1.00	GAR W/QTRS [100%]	REVIEW	12/13/2010	MR	
QUALITY	+	1.15	GOOD-AVE+ [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

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YEAR BLT	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	197,937		
NET AREA	468	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	A	BIG	N	BUILT-IN GARAGE	468		88.98	41,642	CONDITION ELEM	CD		
\$NLA(RCN)	\$423	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	468	2006	274.95	128,676				
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATTACHED GARAGE	156		122.83	19,161				
				ROOF COVER	1	ASPALT SHINGLE	1.00	C	WDK	N	ATT WOOD DECK	80		79.48	6,358				
				FLOOR COVER	1	HARDWOOD	1.00		ODS	O	OUT DOOR SHOWER	1		0.00					
				INT. FINISH	2	DRYWALL	1.00												
				HEATING/COOLING	18	MINISPLIT	1.00												
				FUEL SOURCE	3	ELECTRIC	1.00												
																		EFF.YR/AGE	2006 / 16
																		COND	16 16 %
																		FUNC	0
																		ECON	0
																		DEPR	16 % GD 84
																		RCNLD	\$166,300