

Key: 3642

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.801

LEGALS

LAND

DETAILED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
FREEMAN FARM REALTY TRUST ETAL TRS: MADDEN LAUREN F PO BOX 426 TRURO, MA 02666-0426										64-2-0				8 FREEMAN RD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
FREEMAN FARM REALTY TRUST										04/01/2010	J		23871-142+				
FREEMAN FARM REALTY TRUST										07/08/2009	99		23871-142				
MADDEN CHARLES T (LIFE ES)										06/18/2007	99		22116-306				

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	%
23-232X	06/07/2023	4	REHAB	6,800				0
20-140X	06/09/2020	4	REHAB	22,444	10/14/2020	LG	100	100
08-089	05/09/2020	2	ADDITION	150,000	06/02/2010	JH	100	100
08-033	02/20/2008	70	POOL	20,000	04/16/2009	JH	100	100
07-155	07/25/2007	3	REPAIR/REMOD	5,000	06/06/2008	JH	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	A	0.775	15	1.00	1	1.00	1	1.00	990,275	1.00	1	1.00	V7	2.75	767,460
300	A	3.089	15	1.00	1	1.00	1	1.00	75,625	1.00	1	1.00	V7	2.75	233,610
350	A	4.153	15	1.00	1	1.00	1	1.00	6,900	0.49	1	1.00	TWP	1.00	14,060

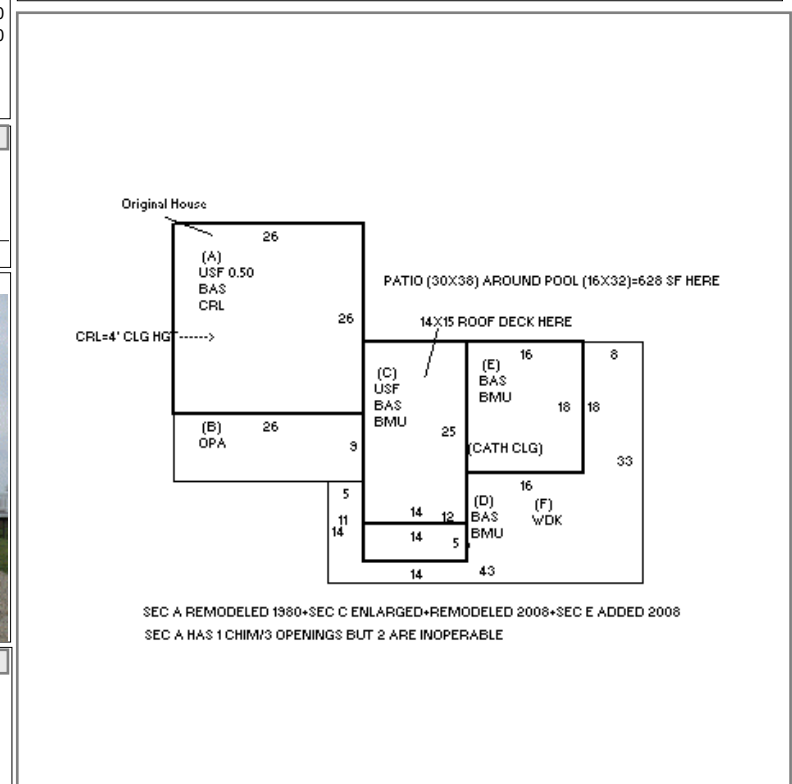
TOTAL	8.017 Acres	ZONING	RES	FRNT	0	ASSESSED	LAND 1,015,100 BUILDING 803,800 DETACHED 45,700 OTHER 0 TOTAL 1,864,600	CURRENT	645,200 665,800 43,500 0 1,354,500	PREVIOUS
Nbhd	SOUTH TRURO	N FY09 INCR ACRG PER 2007 SURVEY PLAN. O FY09=ADDED SHF PER 6/08 BP INSPEC. T FBN=3-STALL HORSE BARN W/ LOFT+CANOPY E +ELEC BUT NO HEAT OR PLUMB.								
Infl1	NO ADJ									
Infl2	NO ADJ									

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18	A 0.75 10*14		140	18.89	2,000
FB2	G	1.18	E 1.00 36*36	2007	1,296	22.54	29,200
CAN	G	1.18	E 1.00 12*36 ON FB2	2007	432	8.50	3,700
SPV	G	1.18	G 0.90 16*32	2008	512	23.53	10,800

PHOTO 05/17/2016



BLDG COMMENTS
10/14/2020 List at door (per C-19) with owner. 3 full BRs, two open loft BRs. Woodstove.



BUILDING	CD	ADJ	DESC	MEASURE	5/17/2016	FC
MODEL	1		RESIDENTIAL	LIST	10/14/2020	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	12/6/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1812	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,132,180			
NET AREA	2,072	DETAIL ADJ	1.005	FOUNDATION	5	OTHER	1.00	A	CRL	N	CRAWL SPACE	676		57.28	38,724	CONDITION ELEM	CD			
\$NLA(RCN)	\$546	OVERALL	1.110	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,096	1812	450.72	493,985					
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	688	1812	354.65	243,999				
STORIES(FAR)	1.5	1.00	ROOF COVER	2	WOOD SHINGLES	1.01	B	OPA	N	OPEN PORCH	234		105.20	24,616						
ROOMS	9	1.00	FLOOR COVER	2	SOFTWOOD	1.00	+	BMU	N	BSMT UNFINISHED	708		114.09	80,777						
BEDROOMS	5	1.00	INT. FINISH	2	DRYWALL	1.00	E	BAS	L	BAS AREA	288	2008	450.72	129,806						
BATHROOMS	2	1.00	HEATING/COOLING	1	FORCED AIR	1.00	F	WDK	N	ATT WOOD DECK	616		67.54	41,607						
FIXTURES	6	\$4,200	FUEL SOURCE	2	GAS	1.00	PAT	N	PATIO	628			19.67	12,352						
UNITS	0	1.00					WDK	N	ATT WOOD DECK	210			81.05	17,022						
												F21	O	FPL 2S 1OP	2	22,545.70	45,091			
												ODS	O	OUT DOOR SHOWER		0.00				
												EFF.YR/AGE		1993 / 29		COND		29 29%		
												FUNC		0		ECON		0		
												DEPR		29 % GD		71				
												RCNLD		\$803,800						