

Key: 470

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 366

LEGAL

CURRENT OWNER				PARCEL ID			LOCATION		
SMALL RICHARD & PATRICIA 1 MERWIN AVE, UNIT A2 MILFORD, CT 06460				21-4-9			174 SHORE RD		
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
SMALL RICHARD & PATRICIA				08/01/1986	QS	90,000	5226-028		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
CYC	05/30/2023	30	CHECK DATA		04/05/2023	LG	100	100


LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE PILGRIM BEACH CONDO				LAND	0	0
Inf1			BUILDING	706,000	564,800			
Inf2			DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>706,000</b>	<b>564,800</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/05/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/5/2023	LG
MODEL	10		CONDO	LIST	4/12/2023	REF
STYLE	1	1.00	CONDO [100%]	REVIEW	7/13/2007	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1955	SIZE ADJ	0.945	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	626	DETAIL ADJ	1.499	COMPLEX	12	PILGRIM BEACH	1.09		BAS	L	BASE CONDO AREA	626	1955	1,339.31	838,409
\$NLA(RCN)	\$1,343	OVERALL	1.000	CONDO STYLE	14	CONV MOTEL	1.00								
CAPACITY			UNITS	ADJ	BASEMENT	5	NO BASEMENT	1.00							
STORIES(FAR)	1	1.00			HEATING	8	HEAT PUMP	1.02							
ROOMS	4	1.00			FUEL SOURCE	3	ELECTRIC	1.00							
BEDROOMS	2	1.00			PLUMBING	1	STANDARD	1.00							
BATHROOMS	1	1.00			VIEW/LOC	6	EXCELLENT	1.35							
FIXTURES	3	\$2,100													
PCT COMM INT	6.32	1.00													

**BLDG COMMENTS**

WATERFRONT UNIT IN 5-UNIT BLDG "A". SF FROM PLAN 2/24/14. HVAC= 1 ELEC WALL HEATER IN LIV RM & MINISPLIT. Interior data estimated pending Assessor access.

TOTAL RCN	840,509
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	U
BATHS	A
HEAT/ELEC	N
EFF.YR/AGE	1971 / 51
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$706,000