

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 377

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION					
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD					
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
c/o BONNIE BROWN-BONSE				TOPSIDE REALTY TR				03/22/1996	99		10112-318		
PO BOX 386				TOPSIDE REALTY TRUST				07/06/1988	99		6338-009		
N TRURO. MA 02652													

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3010	100	MOTELS				1	1 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13-150	06/14/2013	90	BP NVC	2,000	06/12/2014	RJM	100	100
00-138	10/01/2000	11	COMMERCIAL	1,200	01/28/2002	JC	100	100
96-120	08/01/1996	10	ALL OTHERS		01/01/2000		100	100
96-119	08/01/1996	5	DEMO		01/01/2000		100	100
93-65	06/11/1993	9	DECK	1,500	06/08/1994		100	100

LAND

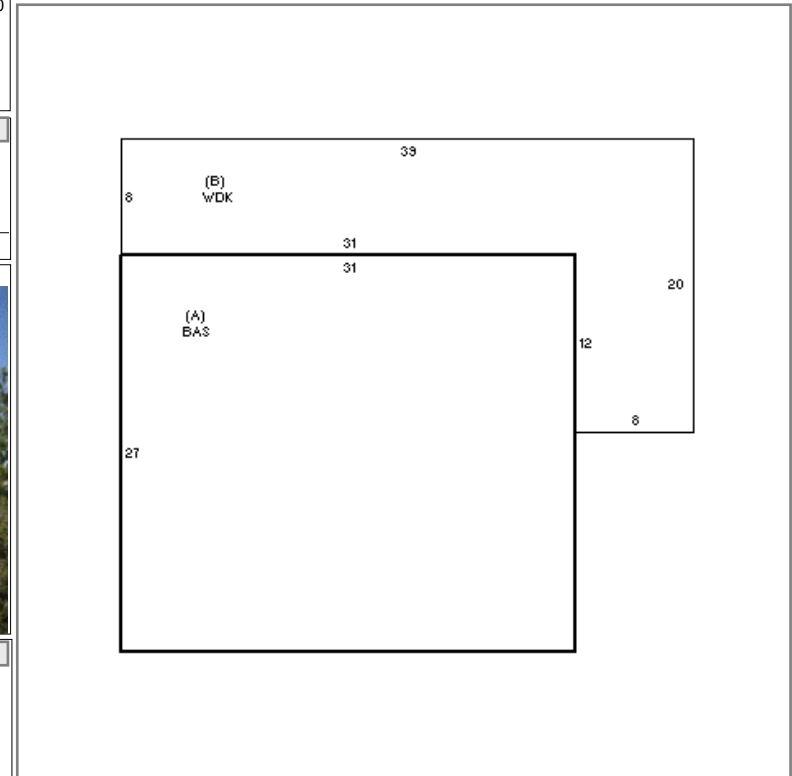
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	48,000	BPT	1.00	1	1,545,200	1.00	1	1.00	C04	4.00	1,702,700
303	A	2,818	BPT	1.00	1	104,800	1.00	1	1.00	C04	4.00	295,330

TOTAL	3.920 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BEACH POINT	NOTE				LAND	1,998,000	1,940,300
Infl1	NO ADJ					BUILDING	58,800	51,300
Infl2	NO ADJ					DETACHED	1,600	1,500
						OTHER	543,000	475,300
						<b>TOTAL</b>	<b>2,601,400</b>	<b>2,468,400</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	+	1.10	A 0.75	OFFICE-10X12	2000	120	17.61
							1,600



BLDG COMMENTS
TOPSIDE COTTAGES/OWNER'S COTTAGE/BAYFRONT



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1940	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	163,372
NET AREA	837	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	837	1940	172.07	144,023	CONDITION ELEM	CD
\$NLA(RCN)	\$195	OVERALL	0.830	EXT. COVER	10	VERT. BOARD	1.00	B	WDK	N	ATT WOOD DECK	408		27.24	11,113		
				ROOF SHAPE	2	HIP	1.00		F11	O	FPL 1S 10P	1		6,136.60	6,137		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	2	SOFTWOOD	1.00										
				INT. FINISH	3	WOOD PANEL	1.00										
				HEATING/COOLING	13	NO HEAT	0.93										
				FUEL SOURCE	8	NONE	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		5	1.00														
BEDROOMS		3	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		1	1.00														
EFF.YR/AGE		1950 / 72															
COND	64	64 %															
FUNC	0																
ECON	0																
DEPR	64	% GD														36	
RCNLD	\$58,800																

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 378

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					2	2 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	85,500	
Infl1		BUILDING			
Infl2		DETACHED			
			OTHER		
			TOTAL		

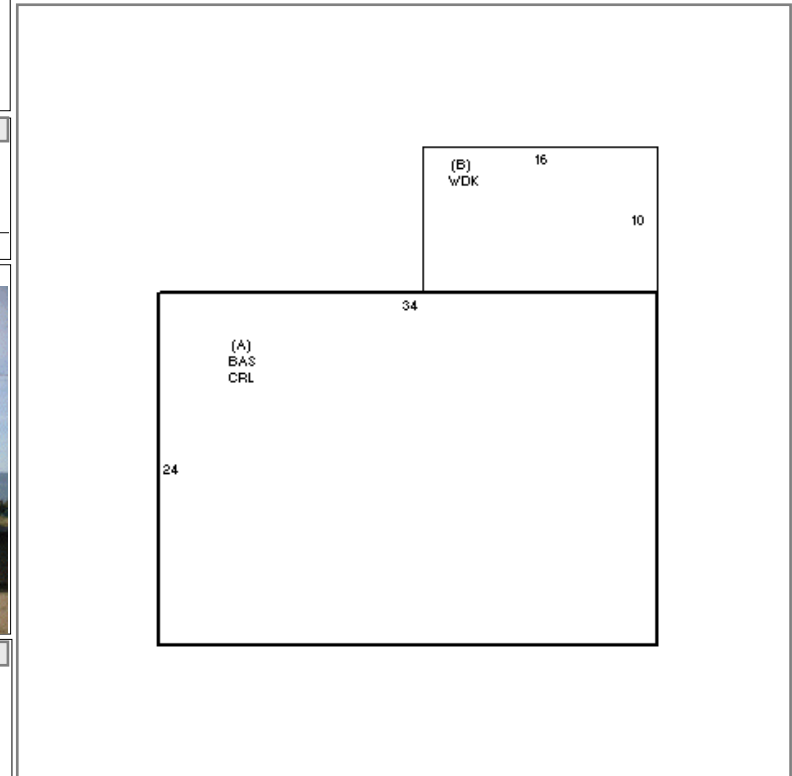
DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011
								

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1965	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	816	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00
\$NLA(RCN)	\$201	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00
				ROOF SHAPE	1	GABLE	1.00
				ROOF COVER	1	ASPHALT SHINGLE	1.00
				FLOOR COVER	5	VINYL	1.00
				INT. FINISH	3	WOOD PANEL	1.00
				HEATING/COOLING	13	NO HEAT	0.93
				FUEL SOURCE	8	NONE	1.00

BUILDING



YEAR BLT	1965	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	164,417
NET AREA	816	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	A	CRL	N	CRAWL SPACE	816		20.51	16,733		
\$NLA(RCN)	\$201	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	816	1965	172.07	140,409		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	ATT WOOD DECK	160		32.34	5,175		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	5	VINYL	1.00										
				INT. FINISH	3	WOOD PANEL	1.00										
				HEATING/COOLING	13	NO HEAT	0.93										
				FUEL SOURCE	8	NONE	1.00										
																EFF.YR/AGE	1965 / 57
																COND	48 48 %
																FUNC	0
																ECON	0
																DEPR	48 % GD 52
																RCNLD	\$85,500

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TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					3	3 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

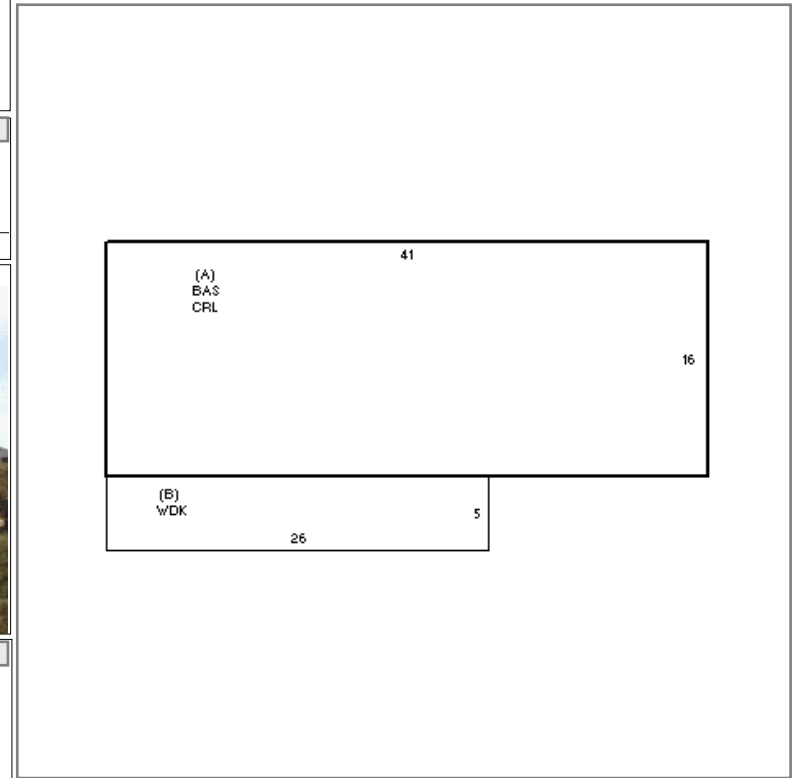
LAND

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	51,400	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
COTTAGE 6/WATERVIEW/BEACH ACCESS

YEAR BLT	1950	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	142,860
NET AREA	656	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	A	CRL	N	CRAWL SPACE	656		23.18	15,205	CONDITION ELEM	CD
\$NLA(RCN)	\$218	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	656	1950	184.17	120,818		
CAPACITY		UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	B	WDK	N	ATT WOOD DECK	130		36.44	4,737		
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	5	1.00		FLOOR COVER	2	SOFTWOOD	1.00										
BEDROOMS	3	1.00		INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	7	FL./WALL FURN.	0.98										
FIXTURES	3	\$2,100		FUEL SOURCE	7	OTHER	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$51,400

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9/27/2023 7:11 pm SEQ #: 380

LEGAL

CURRENT OWNER			PARCEL ID			LOCATION		
TOPSIDE REALTY TR TRS: ROSE DIANE A c/o BONNIE BROWN-BONSE PO BOX 386 N TRURO, MA 02652			21-7-0			3 KNOWLES HGTS RD		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3010	100	MOTELS				4	4 of 15
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

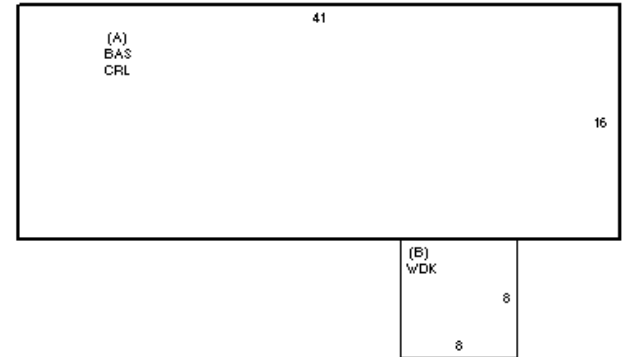
LAND

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

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	62,600	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
COTTAGE 7/SEMI VIEW/BEACH ACCESS

YEAR BLT	1950	SIZE ADJ	1.060
NET AREA	656	DETAIL ADJ	1.000
\$NLA(RCN)	\$203	OVERALL	0.830
CAPACITY		UNITS	ADJ
STORIES(FAR)	1	1.00	
ROOMS	4	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$2,100	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	3	CONTIN WALL	1.00	A	CRL	N	CRAWL SPACE	656		21.86	14,341
EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	656	1950	173.71	113,953
ROOF SHAPE	1	GABLE	1.00	B	WDK	N	ATT WOOD DECK	64		44.68	2,859
ROOF COVER	1	ASPHALT SHINGLE	1.00								
FLOOR COVER	5	VINYL	1.00								
INT. FINISH	2	DRYWALL	1.00								
HEATING/COOLING	13	NO HEAT	0.93								
FUEL SOURCE	8	NONE	1.00								

TOTAL RCN	133,253
CONDITION ELEM	CD
EFF.YR/AGE	1960 / 62
COND	53 53 %
FUNC	0
ECON	0
DEPR	53 % GD 47
RCNLD	\$62,600

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 381

LEGAL

LAND

DETACHED

BUILDING

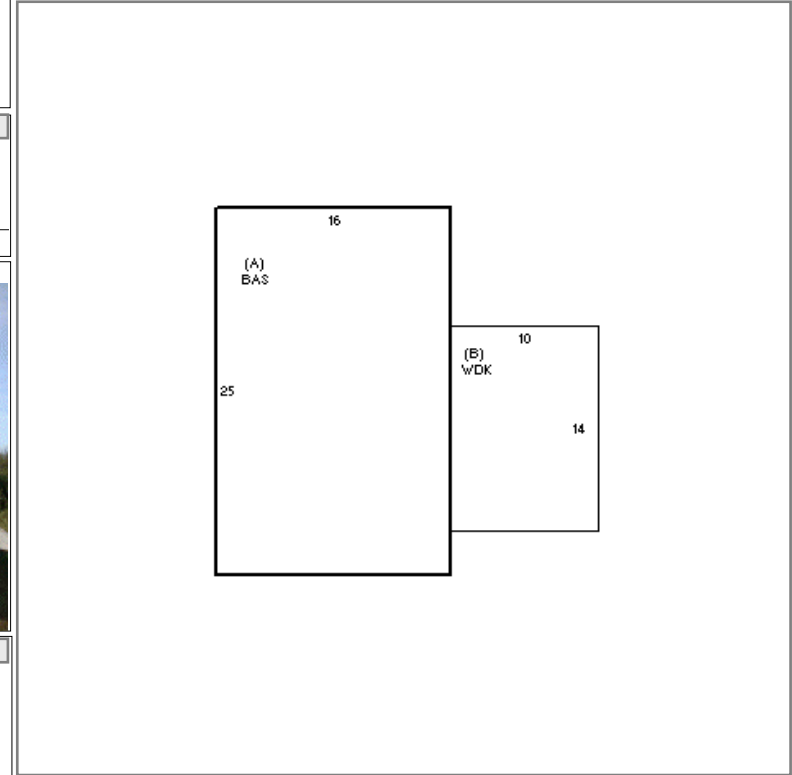
CURRENT OWNER		PARCEL ID		LOCATION	
TOPSIDE REALTY TR TRS: ROSE DIANE A c/o BONNIE BROWN-BONSE PO BOX 386 N TRURO, MA 02652		21-7-0		3 KNOWLES HGTS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3010	100	MOTELS				5	5 of 15
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	26,000	
Infl1			BUILDING		
Infl2			DETACHED		
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
COTTAGE 8/NO VIEW/BEACH ACCESS

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	72,190
NET AREA	400	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	400	1950	163.88	65,550	CONDITION ELEM	CD
\$NLA(RCN)	\$180	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	B	WDK	N	ATT WOOD DECK	140		32.42	4,539		
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00									
STORIES(FAR)		1	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS		4	1.00	FLOOR COVER	5	VINYL	1.00										
BEDROOMS		2	1.00	INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS		1	1.00	HEATING/COOLING	13	NO HEAT	0.93										
FIXTURES		3	\$2,100	FUEL SOURCE	8	NONE	1.00										
UNITS		1	1.00														
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$26,000

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Town of TRURO - Fiscal Year 2024

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LEGAL

CURRENT OWNER			PARCEL ID			LOCATION		
TOPSIDE REALTY TR TRS: ROSE DIANE A c/o BONNIE BROWN-BONSE PO BOX 386 N TRURO, MA 02652			21-7-0			3 KNOWLES HGTS RD		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3010	100	MOTELS				6	6 of 15
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
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DETACHED

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	33,000	
Inf1			BUILDING		
Inf2			DETACHED		
			OTHER		
			TOTAL		

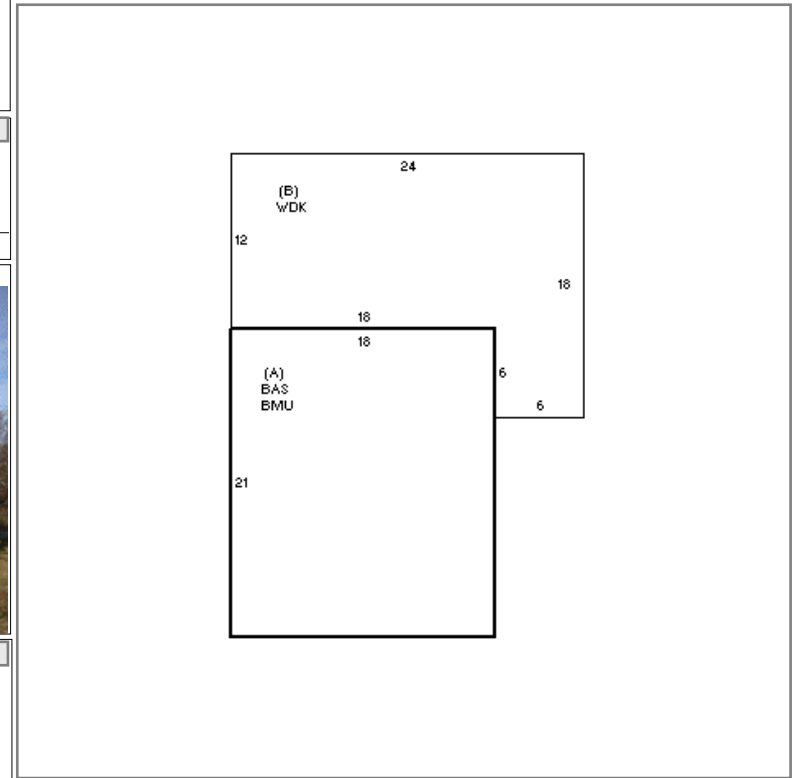
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BLDG COMMENTS  
COTTAGE 3/MGRS HOUSE/BAY VIEW/BEACH ACCESS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	378	DETAIL ADJ	1.000
\$NLA(RCN)	\$243	OVERALL	0.850
CAPACITY		UNITS	ADJ
STORIES(FAR)	1	1.00	
ROOMS	3	1.00	
BEDROOMS	1	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$2,100	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	3	WOOD PANEL	1.00
HEATING/COOLING	5	ELECTRIC	0.95
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	378		45.13	17,061
A	BAS	L	BAS AREA	378	1950	167.83	63,438
B	WDK	N	ATT WOOD DECK	324		28.23	9,145

TOTAL RCN	91,744
CONDITION ELEM	CD
EFF.YR/AGE	1950 / 72
COND	64 64 %
FUNC	0
ECON	0
DEPR	64 % GD 36
RCNLD	\$33,000

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CURRENT OWNER		PARCEL ID		LOCATION	
TOPSIDE REALTY TR		21-7-0		3 KNOWLES HGTS RD	
TRS: ROSE DIANE A		TRANSFER HISTORY		DOS	T
c/o BONNIE BROWN-BONSE				SALE PRICE	BK-PG (Cert)
PO BOX 386					
N TRURO, MA 02652					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3010	100	MOTELS				7	7 of 15
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

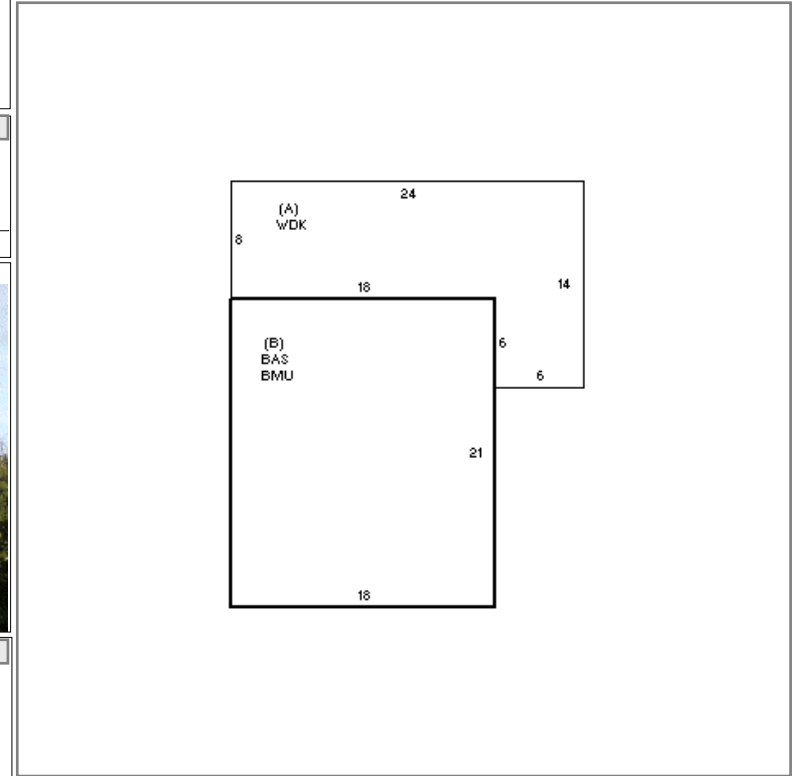
TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	32,200	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
COTTAGE (DUNE 2) FAMILY COTTAGE/WATERVIEW BEACH ACCESS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	89,413
NET AREA	378	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	WDK	N	ATT WOOD DECK	228		29.89	6,814	CONDITION ELEM	CD
\$NLA(RCN)	\$237	OVERALL	0.850	EXT. COVER	1	WOOD SHINGLES	1.00	B	BMU	N	BSMT UNFINISHED	378		45.13	17,061		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BAS AREA	378	1950	167.83	63,438		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	5	VINYL	1.00										
				INT. FINISH	3	WOOD PANEL	1.00										
				HEATING/COOLING	5	ELECTRIC	0.95										
				FUEL SOURCE	3	ELECTRIC	1.00										
CAPACITY			UNITS	ADJ													
STORIES(FAR)		1	1.00														
ROOMS		4	1.00														
BEDROOMS		2	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		1	1.00														
EFF.YR/AGE 1950 / 72																	
COND		64 64 %															
FUNC		0															
ECON		0															
DEPR		64 % GD 36															
RCNLD			\$32,200														

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9/27/2023 7:11 pm SEQ #: 384

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR TRS: ROSE DIANE A c/o BONNIE BROWN-BONSE PO BOX 386 N TRURO, MA 02652				21-7-0				3 KNOWLES HGTS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					8	8 of 15	
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	36,300	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

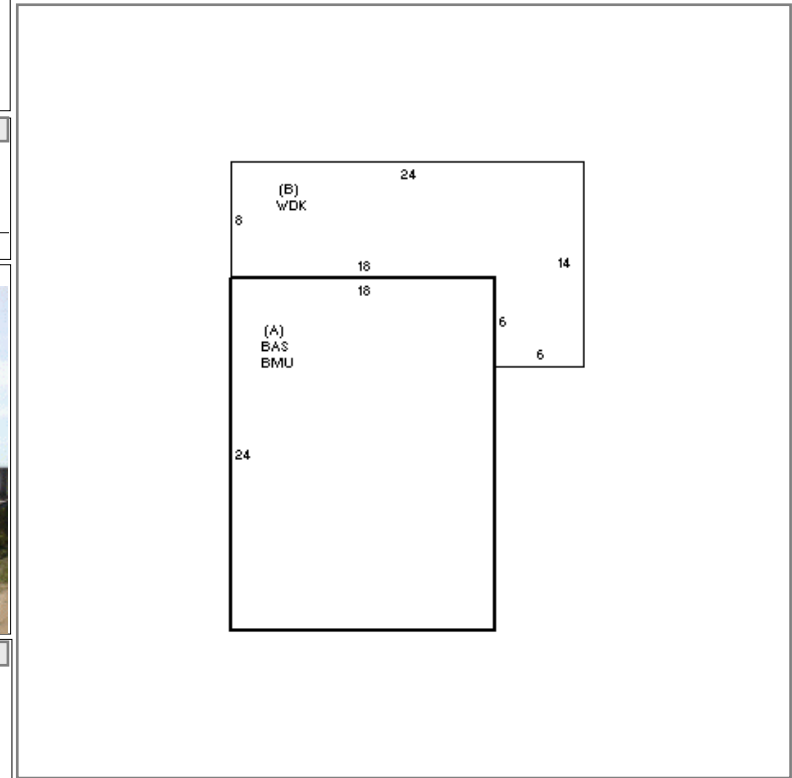
DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

COTTAGE (DUNE 1) FAMILY  
COTTAGE/WATERVIEW  
BEACH ACCESS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000
NET AREA	432	DETAIL ADJ	1.000
\$NLA(RCN)	\$234	OVERALL	0.850
CAPACITY		UNITS	ADJ
STORIES(FAR)	1	1.00	
ROOMS	4	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$2,100	
UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	3	WOOD PANEL	1.00
HEATING/COOLING	5	ELECTRIC	0.95
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	432		45.13	19,498
A	BAS	L	BAS AREA	432	1950	167.83	72,501
B	WDK	N	ATT WOOD DECK	228		29.89	6,814

TOTAL RCN	100,912	
CONDITION ELEM	CD	
EFF.YR/AGE	1950 / 72	
COND	64	64 %
FUNC	0	
ECON	0	
DEPR	64	% GD 36
RCNLD	\$36,300	



Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 385

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					9	9 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

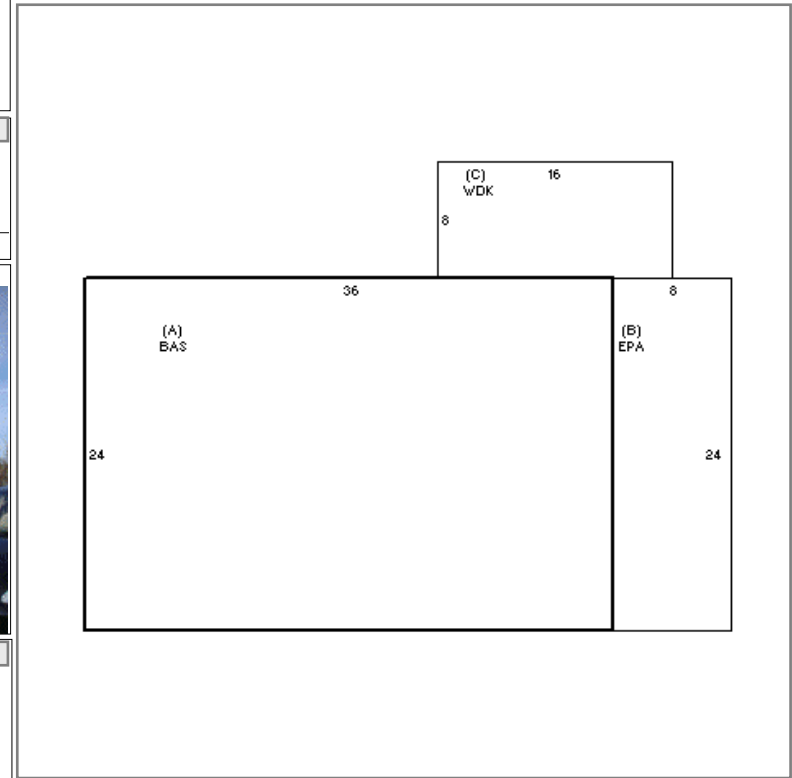
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	61,000	
Infl1		BUILDING			
Infl2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	FAMILY COTTAGE/WATERVIEW/BEACH ACCESS		

G

YEAR BLT	1940	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	169,458
NET AREA	864	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	864	1940	172.07	148,669	CONDITION ELEM	CD
\$NLA(RCN)	\$196	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	B	EPA	N	ENCL PORCH	192		74.64	14,331		
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	ATT WOOD DECK	128		34.05	4,358		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	1	HARDWOOD	1.00										
				INT. FINISH	3	WOOD PANEL	1.00										
				HEATING/COOLING	13	NO HEAT	0.93										
				FUEL SOURCE	8	NONE	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		5	1.00														
BEDROOMS		3	1.00														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
UNITS		1	1.00														
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$61,000

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 386

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					10	10 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


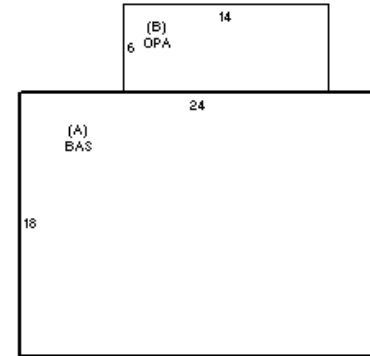
LAND

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	27,700	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
COTTAGE 1/WATERFRONT

G

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	76,960
NET AREA	432	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	432	1950	163.88	70,795	CONDITION ELEM	
\$NLA(RCN)	\$178	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	B	OPA	N	OPEN PORCH	84		48.39	4,065	CD	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00										
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	4	1.00		FLOOR COVER	2	SOFTWOOD	1.00										
BEDROOMS	2	1.00		INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	13	NO HEAT	0.93										
FIXTURES	3	\$2,100		FUEL SOURCE	8	NONE	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$27,700

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 387

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
TOPSIDE REALTY TR		21-7-0		3 KNOWLES HGTS RD	
TRS: ROSE DIANE A		TRANSFER HISTORY		DOS	T
c/o BONNIE BROWN-BONSE				SALE PRICE	BK-PG (Cert)
PO BOX 386					
N TRURO, MA 02652					


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3010	100	MOTELS				11	11 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

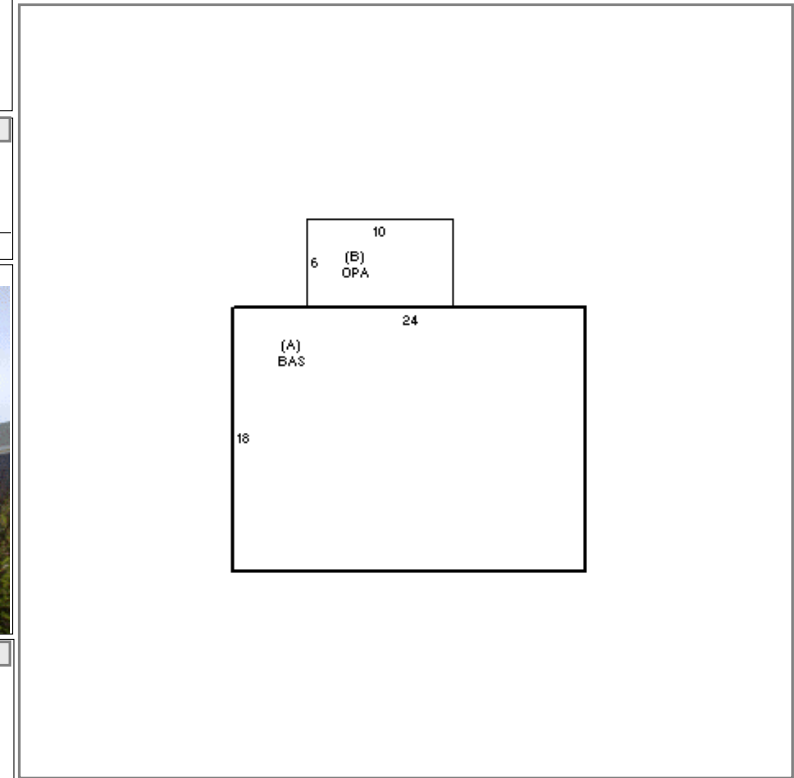
LAND

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	29,000	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	COTTAGE 2/WATERFRONT/FLOOR=PLYWOOD		

G

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	80,640
NET AREA	432	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	432	1950	173.75	75,060	CONDITION ELEM	
\$NLA(RCN)	\$187	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	B	OPA	N	OPEN PORCH	60		58.00	3,480	CD	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00										
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	4	1.00		FLOOR COVER	6	OTHER	1.00										
BEDROOMS	2	1.00		INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	7	FL./WALL FURN.	0.98										
FIXTURES	3	\$2,100		FUEL SOURCE	7	OTHER	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$29,000

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 388

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
TOPSIDE REALTY TR TRS: ROSE DIANE A c/o BONNIE BROWN-BONSE PO BOX 386 N TRURO, MA 02652		21-7-0		3 KNOWLES HGTS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3010	100	MOTELS				12	12 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

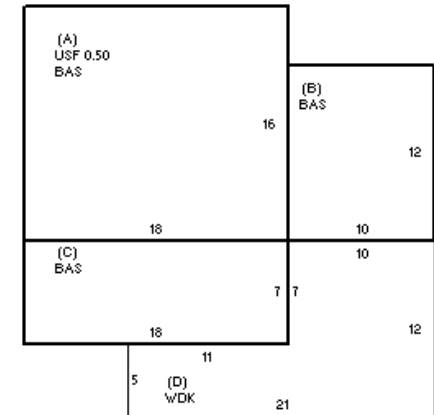
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	43,400	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

COTTAGE  
3/USF=LOFT/WATERFRONT/FLOOR=PLYWOOD

G

YEAR BLT	1950	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	120,462
NET AREA	678	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	+	BAS	L	BAS AREA	534	1950	173.71	92,761	CONDITION ELEM	
\$NLA(RCN)	\$178	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	144	1950	138.11	19,887	CD	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	D	WDK	N	ATT WOOD DECK	175		32.65	5,714		
STORIES(FAR)	1.5	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	5	1.00		FLOOR COVER	6	OTHER	1.00										
BEDROOMS	3	1.00		INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	13	NO HEAT	0.93										
FIXTURES	3	\$2,100		FUEL SOURCE	8	NONE	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$43,400

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 389

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					13	13 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

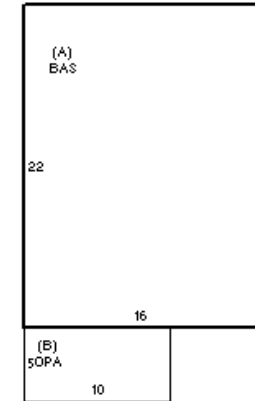
LAND

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	23,900	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN
NET AREA	352	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	352	1950	173.75	61,159	66,494
\$NLA(RCN)	\$189	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	B	OPA	N	OPEN PORCH	50		64.69	3,235	
				ROOF SHAPE	1	GABLE	1.00									
				ROOF COVER	1	ASPHALT SHINGLE	1.00									
				FLOOR COVER	2	SOFTWOOD	1.00									
				INT. FINISH	3	WOOD PANEL	1.00									
				HEATING/COOLING	7	FL./WALL FURN.	0.98									
				FUEL SOURCE	7	OTHER	1.00									

TOTAL RCN	66,494
CONDITION ELEM	CD
EFF.YR/AGE	1950 / 72
COND	64 64 %
FUNC	0
ECON	0
DEPR	64 % GD 36
RCNLD	\$23,900

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 390

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
TOPSIDE REALTY TR		21-7-0	3 KNOWLES HGTS RD			
TRS: ROSE DIANE A		TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE						
PO BOX 386						
N TRURO, MA 02652						

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3010	100	MOTELS				14	14 of 15
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

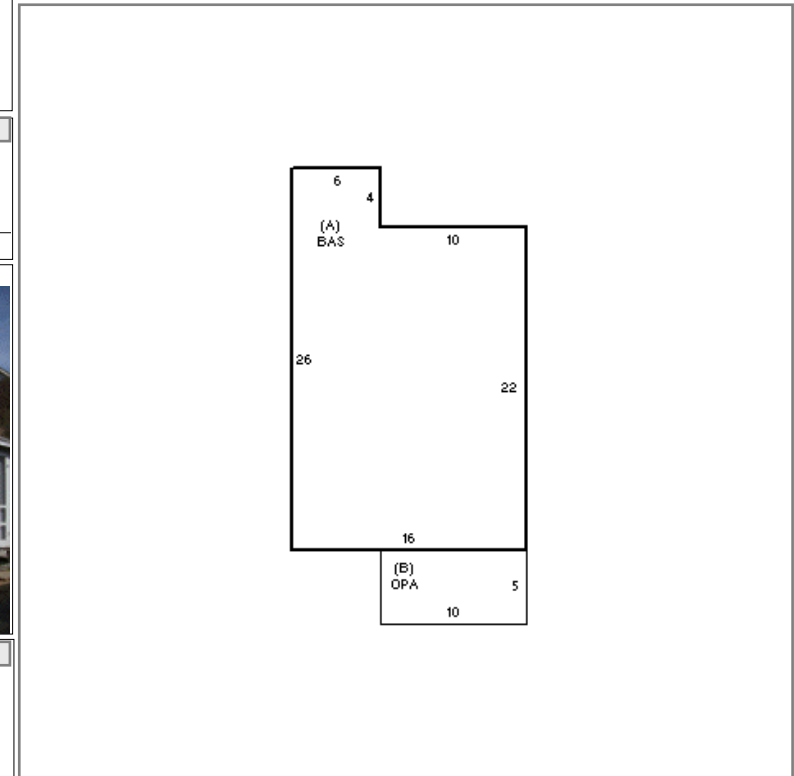
TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	25,400	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS		
		COTTAGE 5/WATERFRONT



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	1		RESIDENTIAL	LIST	10/7/2011	MR
STYLE	6	0.90	COTTAGE/BUNG [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.65	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	70,664
NET AREA	376	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BAS AREA	376	1950	173.75	65,329	CONDITION ELEM	
\$NLA(RCN)	\$188	OVERALL	0.880	EXT. COVER	1	WOOD SHINGLES	1.00	B	OPA	N	OPEN PORCH	50		64.69	3,235	CD	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00										
STORIES(FAR)	1	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00										
ROOMS	4	1.00		FLOOR COVER	5	VINYL	1.00										
BEDROOMS	2	1.00		INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	1	1.00		HEATING/COOLING	7	FL./WALL FURN.	0.98										
FIXTURES	3	\$2,100		FUEL SOURCE	7	OTHER	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1950 / 72
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$25,400

Key: 483

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 391

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TOPSIDE REALTY TR				21-7-0				3 KNOWLES HGTS RD			
TRS: ROSE DIANE A				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
c/o BONNIE BROWN-BONSE											
PO BOX 386											
N TRURO, MA 02652											

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
3010	100	MOTELS					15	15 of 15	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


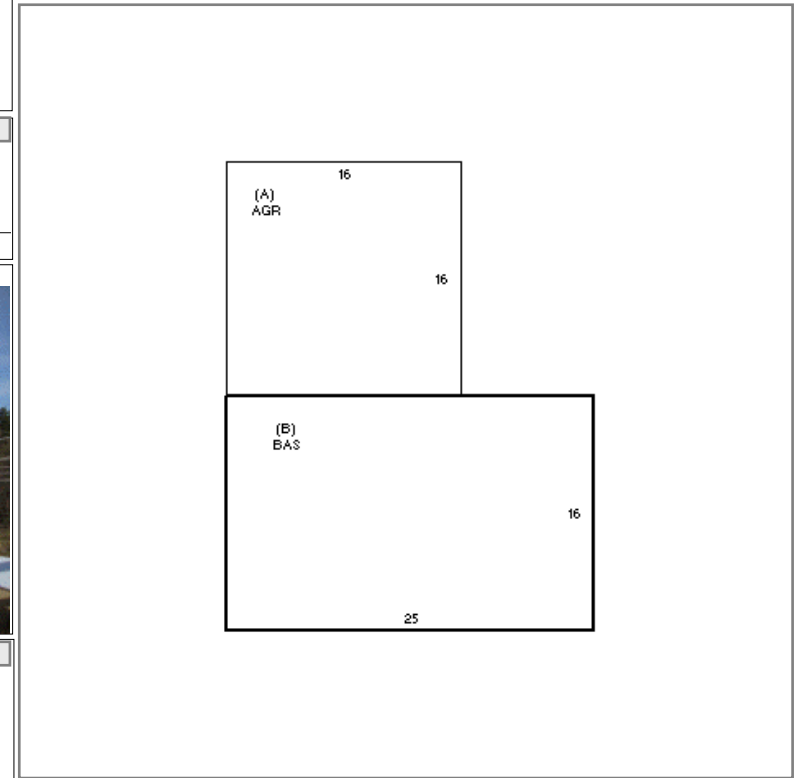
LAND

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	5,600	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/07/2011

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/7/2011	MR
MODEL	5		CIM	LIST	10/7/2011	MR
STYLE	53	1.13	STORAGE GARAGE [100%]	REVIEW	11/16/2011	DF
QUALITY	L	0.83	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	2.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	400	DETAIL ADJ	0.858	FOUNDATION	2	SLAB	1.00	A	AGR	N	ATTACHED GARAGE	256		46.30	11,853
\$NLA(RCN)	\$175	OVERALL	1.000	EXTERIOR WALL	1	WOOD SHINGLES	1.00	B	BAS	L	BASE AREA	400	1950	145.68	58,270
				ROOF STRUCTURE	2	HIP	1.00								
				ROOF COVER	1	ASPH/COMP SHIN	1.00								
				FLOORING	2	SOFTWOOD	0.95								
				INT FINISH	6	MINIMUM	0.95								
				H.V.A.C.	13	NONE	0.90								
				FUEL SOURCE	8	NONE	1.00								
				COMPLEX	0		1.00								

TOTAL RCN	70,123
CONDITION ELEM	CD
EFF.YR/AGE	1950 / 72
COND	92 92 %
FUNC	0
ECON	0
DEPR	92 % GD 8
RCNLD	\$5,600