

Key: 485

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 393

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KELKIM REALTY TRUST				21-9-0				154 SHORE RD			
TRS: SULLIVAN KIM M & KELLEY A				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
C/O SULLIVAN KIM				KELKIM REALTY TRUST				07/22/2003 A			
PO BOX 132				KELKIM REALTY TR				02/16/1988 99			
CENTER LOVELL, ME 04016								17304-298			
								6139-251			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	70	MULTI-USE COM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-133	03/16/2022	4	REHAB	28,590	06/30/2022	LG	100	100
18-285X	09/04/2018	4	REHAB	16,700	01/10/2019	LG	100	100
09-210	12/04/2009	10	ALL OTHERS	10,000	05/17/2011	MR	100	100
09-127	07/16/2009	10	ALL OTHERS	35,000	05/17/2011	MR	100	100
87-201	11/25/1987	11	COMMERCIAL	240,000	12/31/1988	SW	100	100

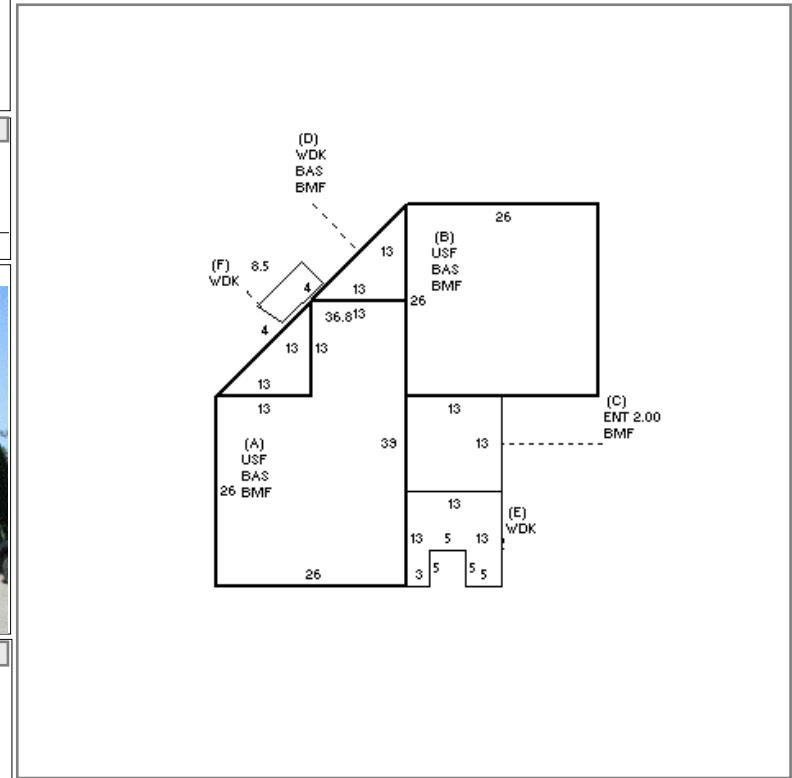
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	15,682	BPT	1.00	1	1.00	1	1.00	C03	2.10		460,680

TOTAL	15,682 SF	ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BEACH POINT	NOTE	LAND	460,700	447,200			
Inf1	NO ADJ		BUILDING	281,200	278,900			
Inf2	NO ADJ		DETACHED	500	500			
			OTHER	0	0			
			TOTAL	742,400	726,600			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SN2	G	1.18	A 0.75 2X6	2009	12	54.75	500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/5/2011	MR
MODEL	5		CIM	LIST	10/5/2011	MR
STYLE	20	1.96	OFFICE BUILDING [53%]	REVIEW	11/16/2011	DF
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
BEACH POINT PROF BLDG WITH COMMERCIAL SPACE AND TWO APARTMENTS. WATERVIEW.

FINANCIAL

YEAR BLT	1988	SIZE ADJ	0.900	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	878,675
NET AREA	3,211	DETAIL ADJ	1.995	FOUNDATION	4	BSMT WALL	1.00	A	BMF	N	BSMT FIN	845		129.46	109,390	CONDITION ELEM	CD
\$NLA(RCN)	\$274	OVERALL	1.000	EXTERIOR WALL	4	VINYL	1.01	+	BAS	L	BASE AREA	1,690	1988	183.68	310,419		
				ROOF STRUCTURE	2	HIP	1.00	+	USF	L	UP-STRY FIN	1,521	1988	183.68	279,377		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BMF	N	BSMT FIN	676		129.46	87,512		
				FLOORING	3	WW/ CARPET	1.00	C	BMF	N	BSMT FIN	169		129.46	21,878		
				INT FINISH	2	DRYWALL	1.02	C	ENT	N	ENCL ENTRY	338		93.37	31,558		
				H.V.A.C.	9	WM/CL AIR PKGE	1.04	D	BMF	N	BSMT FIN	169		129.46	21,878		
				FUEL SOURCE	3	ELECTRIC	1.00	+	WDK	N	WOOD DECK	345		48.30	16,663		
				COMPLEX	0		1.00										
EFF.YR/AGE 1989 / 33																	
COND 53 53 %																	
FUNC 0																	
ECON 15 LOC																	
DEPR 68 % GD 32																	
RCNLD \$281,200																	