

Key: 488

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 397


LEGAL

CURRENT OWNER		PARCEL ID		LOCATION								
2018 BERTA B WALKER LIV. TRUST TRS: BERTA B WALKER 208 BRADFORD ST PROVINCETOWN, MA 02657		21-13-0		4 KNOWLES HGTS RD								
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)							
2018 BERTA B WALKER LIV. WALKER BERTA G & R RLTY TRUST		05/24/2021 09/16/1996 08/07/1987	F QS N	1 290,000 20,000	34143-86 10388-259 5874-130							
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	522,145	1.00	1	1.00	V2		404,660
300	A	0.019	11	1.00	1	39,875	1.00	1	1.00	V2		760

LAND

TOTAL	34,565 SF	ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	5/24/2021 SF chng per Deed 34143-86. SPC=INDOOR POOL.			LAND	405,400	352,500
Inf1	NO ADJ		BUILDING	650,000	546,200			
Inf2	NO ADJ		DETACHED	20,200	19,200			
			OTHER	0	0			
<b>TOTAL</b>			<b>1,075,600</b>	<b>917,900</b>				

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/23/2022
SPC	A	1.00	G 0.90 16*32		512	42.88	19,800		
PTD	A	1.00	A 0.75 13*19		247	2.30	400		

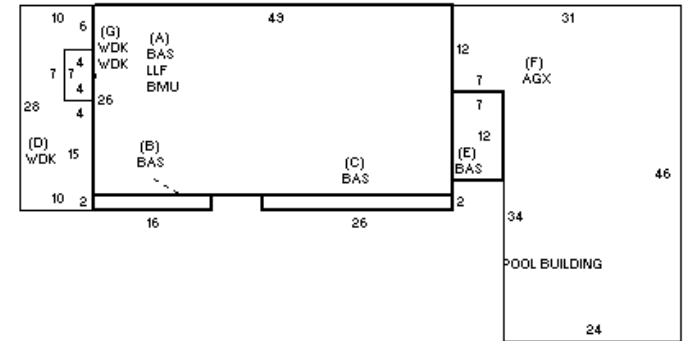
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/23/2022	LG
MODEL	1		RESIDENTIAL	LIST	11/21/2013	FC
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	4/5/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	928,510
NET AREA	2,716	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,274		67.71	86,266		
\$NLA(RCN)	\$342	OVERALL	1.030	EXT. COVER	1	WOOD SHINGLES	1.00	A	LLF	L	LOWER LEVEL FIN	1,274	1988	198.46	252,840		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,442	1988	303.67	437,888		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	308		52.09	16,044		
				FLOOR COVER	3	W/W CARPET	1.00	F	AGX	N	ENCL POOL BLDG	1,188		90.06	106,994		
				INT. FINISH	2	DRYWALL	1.00	F22	O	FPL 2S 2OP	1			21,479.00	21,479		
				HEATING/COOLING	15	FHW/DCTLS AC	1.03	GEN	O	GENERATOR	1			0.00			
				FUEL SOURCE	2	GAS	1.00										

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	%
CYC 19-389X	05/22/2023	30	CHECK DATA		06/23/2022	LG	100	100
14-171	11/25/2019	90	BP NVC	5,500	01/16/2020	LG	100	100
14-126	08/18/2014	80	SOLAR TAXABL	13,500	11/25/2014	FC	100	100
	06/05/2014	90	BP NVC	5,500			100	100

RAISED RANCH (TWO FINISHED LEVELS) OVER FULL UNFIN BSMT



**BLDG COMMENTS**  
LLF=THREE BEDROOMS, OFFICE, FULL BATH AND KITCHEN AREA W/ SINK, CABINETS & FRIDGE BUT NO OVEN/STOVE. MINISPLIT.

CONDITION ELEM	CD
EFF.YR/AGE	1988 / 34
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$650,000