

Key: 5674

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.927

LEGAL

CURRENT OWNER						PARCEL ID				LOCATION			
GELDER III JAMES H 35 YORK ST ANSONIA, CT 06401						7-5-4				544 SHORE RD			
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
						GELDER III JAMES H				04/14/2022	U	350,000	35050-76
CONNOR MITCHELL REALTY TR				04/26/2005	99		19756-212						
SMITH RICHARD D JR				12/14/2004	99		19341-179						

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-061	02/14/2022	4	REHAB	150,000	02/01/2023	JN	100	100
21-017	01/12/2021	5	DEMO	10,000	09/21/2021	LG	100	100
	01/01/2003	50	SPLIT SUB				100	100
02-243	11/25/2002	90	BP NVC	1,000			100	100


LAND

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

TOTAL	SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		N	BAY BEACH TOWNHOMES CONDO.			LAND	0	0
Infl1		O	UNIT#4=YR.ROUND USE			BUILDING	756,400	25,600
Infl2		T				DETACHED	0	0
		E				OTHER	0	0
						TOTAL	756,400	25,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/20/2023



BUILDING	CD	ADJ	DESC	MEASURE	4/20/2023	LG
MODEL	10		CONDO	LIST	6/13/2023	LG
STYLE	1	1.00	CONDO [100%]	REVIEW	7/12/2007	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1963	SIZE ADJ	0.850	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,141	DETAIL ADJ	1.170	COMPLEX	21	BAY BEACH	1.00		BAS	L	BASE CONDO AREA	363	1963	810.08	294,059
\$NLA(RCN)	\$737	OVERALL	1.000	CONDO STYLE	9	TOWNHOUSE	0.85		USF	L	UP-STRY FIN	778	1963	648.06	504,194
				BASEMENT	1	AREA FULL	1.00		BMU	N	BSMT UNFINISHED	615		33.90	20,849
				HEATING	8	HEAT PUMP	1.02		OPA	N	OPEN PORCH	322		53.40	17,195
				FUEL SOURCE	3	ELECTRIC	1.00								
				PLUMBING	1	STANDARD	1.00								
				VIEW/LOC	6	EXCELLENT	1.35								

BUILDING

TOTAL RCN	840,497	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	G
		KITCHEN	U
		BATHS	U
		HEAT/ELEC	U

EFF.YR/AGE	1989 / 33
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$756,400