

Key: 5770

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.970

LEGAL

CURRENT OWNER			PARCEL ID			LOCATION		
ARUTE MICHAEL C & KRISTEN G 388 GARDNER STREET HINGHAM, MA 02043			21-5-10			168 SHORE RD		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
ARUTE MICHAEL C & KRISTEN			03/25/2014	QS	166,000	28050-342		
LANIGAN EMILY A &			10/02/2008	QS	216,000	23191-194		
ROGOW MICHAEL & MEBERG MA			02/01/1993	G	512,000	8429-210+		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	05/29/2003	50	SPLIT SUB				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 HARBOR VIEW VILLAGE CONDO				LAND	0	0
Inf1			BUILDING	289,800	252,200			
Inf2			DETACHED	0	0			
			OTHER	0	0			
			TOTAL	289,800	252,200			

(B) W/DK	12
8	
(A) BAS	12
24	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								06/11/2015



BUILDING	CD	ADJ	DESC	MEASURE	4/29/2016	FC
MODEL	10		CONDO	LIST	4/29/2016	FC
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	1940	SIZE ADJ	1.215	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	288	DETAIL ADJ	1.019	COMPLEX	23	HARBOR VIEW VLG	0.85	A	BAS	L	BASE CONDO AREA	288	1940	1,238.14	356,584
\$NLA(RCN)	\$1,258	OVERALL	1.000	CONDO STYLE	4	COTTAGE	1.00	B	W/DK	N	ATT WOOD DECK	96		36.50	3,504
				BASEMENT	4	CRAWL	1.00								
				HEATING	7	FL./WALL FURN.	0.99								
				FUEL SOURCE	2	GAS	1.00								
				PLUMBING	1	STANDARD	1.00								
				VIEW/LOC	5	VERY GOOD	1.25								

BUILDING

TOTAL RCN	362,188
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1960 / 62
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$289,800