

Key: 588

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 506

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
PARKER ERIC & BEST-PARKER DEBRA PO BOX 965 NO TRURO, MA 02652		22-52-0		2 WATERVIEW HGTS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
PARKER ERIC & OSTENSON RUTH S & BATEMAN		09/25/2009	QS	492,250 (189614)	
		09/05/1997	QS	190,000 (145733)	
		12/31/1993	J	60,000 (132527)	

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 %
22-161	03/28/2022	3	REPAIR/REMOD	25,000	07/19/2022	LG	100 100
21-419	11/29/2021	4	REHAB	34,700	07/19/2022	LG	100 100
FY2018		35	RES EXEMPT		10/01/2017		0 0
17-071X	03/13/2017	90	BP NVC	850	07/23/2018	JN	100 100
14-208	10/02/2014	3	REPAIR/REMOD		12/01/2014	FC	100 100

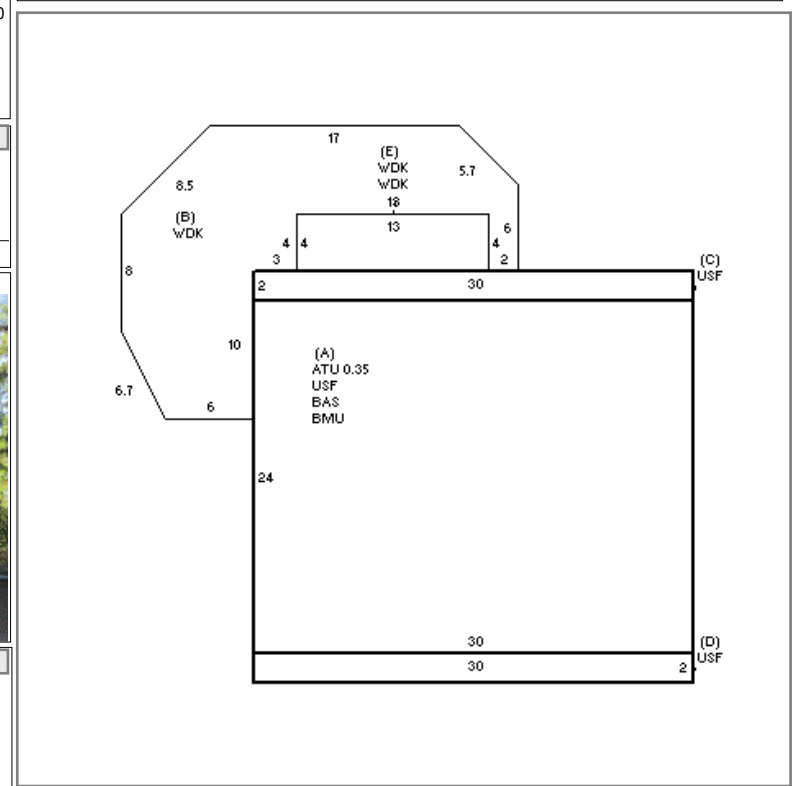
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R05	1.30		362,800
300	A	0.005	11	1.00	1	1.00	1	1.00	R05	1.30		180

TOTAL	33,977 SF	ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NO VIEW FROM 1ST OR 2ND FLR PER 12/1/14 BP INSPEC (NO ACCESS TO ROOF DECK).	LAND	363,000	315,600			
Inf1	NO ADJ		BUILDING	487,000	398,300			
Inf2	NO ADJ		DETACHED	1,200	1,100			
			OTHER	0	0			
TOTAL				851,200	715,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	G	8*10	2014	80	16.47	1,200



BLDG COMMENTS
ROOF DECK - 144 SF 2/10/2023 Interior data confirmed by owner at door.



BUILDING	CD	ADJ	DESC	MEASURE	2/10/2023	LG
MODEL	1		RESIDENTIAL	LIST	2/10/2023	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/10/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1994	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,560	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	720		83.10	59,830
\$NLA(RCN)	\$376	OVERALL	1.070	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	720	1994	331.52	238,694
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	UNFIN ATTIC	252		88.72	22,357
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	377		55.75	21,019
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UP-STRY FIN	840	1994	255.67	214,759
				INT. FINISH	2	DRYWALL	1.00	WDK	N	ATT WOOD DECK	144		65.59	9,445	
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		16,421.20	16,421	
				FUEL SOURCE	1	OIL	1.00	GEN	O	GENERATOR	1		0.00		
								ODS	O	OUT DOOR SHOWER	1		0.00		

TOTAL RCN	586,725
CONDITION ELEM	CD
EFF.YR/AGE	2005 / 17
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$487,000