

Key: 5921

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.026

LEGAL

CURRENT OWNER						PARCEL ID				LOCATION							
FEATHERSTONE THERESA I 603 SANDERS AVE SCOTIA, NY 12302						7-10-7				496 SHORE RD							
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
						FEATHERSTONE THERESA I				02/11/2022	QS	262,000	3490-0-75				
MDD TRUST LLC				05/18/2015	S	168,700	28873-270										
BANK OF NY MELLON				11/04/2014	L	212,000	28488-189										

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
04-022	05/13/2004	50	SPLIT SUB				100	100
03-236A	02/24/2004	4	REHAB	775,000	04/17/2006	RJM	100	100
03-187	12/02/2003	3	REPAIR/REMOD	28,000	02/10/2004	RS	100	100
	10/10/2003	5	DEMO	15,000	02/10/2004	RS	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		NOTE CROWS NEST CONDO				LAND	0	0
Infl1			BUILDING	261,600	255,000			
Infl2			DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>261,600</b>	<b>255,000</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/11/2013



BUILDING

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

**BLDG COMMENTS**  
April 2023 Property Mgr refused Assessor access for nine-year cyclical data check. 1ST FLR UNIT.

G

YEAR BLT	1964	SIZE ADJ	1.230	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	358,418
NET AREA	271	DETAIL ADJ	1.026	COMPLEX	24	CROWS NEST	0.80	BAS	L		BASE CONDO AREA	271	1964	1,277.11	346,098		
\$NLA(RCN)	\$1,323	OVERALL	1.000	CONDO STYLE	14	CONV MOTEL	1.00	OPA	N		OPEN PORCH	98		53.40	5,233		
				BASEMENT	5	NO BASEMENT	1.00	F11	O		FPL 1S 1OP	1		4,987.00	4,987		
				HEATING	5	ELECTRIC	0.98										
				FUEL SOURCE	3	ELECTRIC	1.00										
				PLUMBING	1	STANDARD	1.00										
				VIEW/LOC	6	EXCELLENT	1.35										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		2	1.00														
BEDROOMS		1	.97														
BATHROOMS		1	1.00														
FIXTURES		3	\$2,100														
PCT COMM INT		3.75	1.00														
																TOTAL RCN	358,418
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1968 / 54
																COND	17 17 %
																FUNC	0
																ECON	10 ONE BEDRM
																DEPR	27 % GD 73
																RCNLD	\$261,600