

Key: 6032

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.073

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
KING WHITE REALTY TRUST				36-93-D				4 HIGHLAND RD				
TRS: KING CHRISTOPHER ET AL				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
18 OLD COLONY WAY				KING WHITE REALTY TRUST				08/07/2015	QS	465,000	29062-9	
ORLEANS, MA 02653				DESOUZA FERNANDO C & KATH				07/28/2005	N	600,000	20098-144	
				HIGHLAND ROAD LLC				02/15/2002	99		14823-114+	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3430	100	CI CONDO				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-155X	05/07/2018	4	REHAB	800	06/11/2019	LG	100	100
16-094	05/06/2016	10	ALL OTHERS	27,000	05/01/2017	LG	100	100
15-175	07/06/2015	10	ALL OTHERS		08/21/2015	FC	100	100
15-05S	06/09/2015	99	ALL OTHER		03/14/2016	RJM	100	100
15-135	05/27/2015	10	ALL OTHERS	4,000	03/14/2016	RJM	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

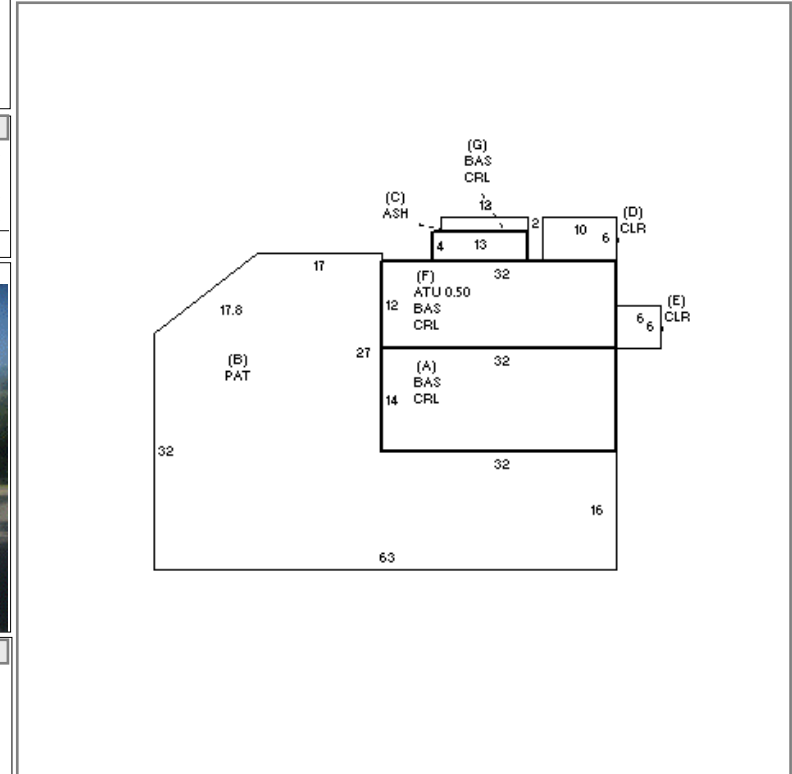
TOTAL	SF	ZONING	GTC	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		N				LAND	0	0
Inf1		O				BUILDING	526,000	524,600
Inf2		T				DETACHED	9,000	8,600
		E				OTHER	0	0
						TOTAL	535,000	533,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	A 0.75 15X22		330	25.20	6,200
CLR	A	1.00	A 0.75 8X12		96	34.00	2,400
SN2	A	1.00	A+ 0.80 3X4	2015	12	46.40	400



BLDG COMMENTS

CAPTAINS CHOICE/FLR=TILE; SEATING CAPACITY=16 INSIDE & 24 OUTSIDE PER OWNER 8/21/15



BUILDING	CD	ADJ	DESC	MEASURE	8/21/2015	FC
MODEL	5		CIM	LIST	8/21/2015	FC
STYLE	22	3.48	CICONDO [100%]	REVIEW	11/15/2011	DF
QUALITY	S	1.80	SUPERLATIVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1995	SIZE ADJ	1.306	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	956,450
NET AREA	884	DETAIL ADJ	3.654	FOUNDATION	3	CONTIN WALL	1.00	+	CRL	N	CRAWL SPACE	884		16.10	14,232	CONDITION ELEM	CD
\$NLA(RCN)	\$1,082	OVERALL	1.000	EXTERIOR WALL	1	WOOD SHINGLES	1.00	+	BAS	L	BASE AREA	884	1995	878.71	776,782		
CAPACITY				ROOF STRUCTURE	1	GABLE	1.00	B	PAT	N	PATIO	1,768		73.01	129,084		
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	C	ASH	N	ATT SHED	24		36.21	869		
% HEATED	100		1.00	FLOORING	6	OTHER	0.98	+	CLR	N	COOLER	96		62.10	5,962		
% A/C	100		1.00	INT FINISH	2	DRYWALL	1.02	F	ATU	N	ATTIC UNFIN	192		153.76	29,521		
% SPRINKLERS	0		1.00	H.V.A.C.	9	WM/CL AIR PKGE	1.04										
				FUEL SOURCE	2	GAS	1.00										
				COMPLEX	0		1.00										
																EFF.YR/AGE	1995 / 27
																COND	45 45 %
																FUNC	0
																ECON	0
																DEPR	45 % GD 55
																RCNLD	\$526,000