

Key: 6319

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.177

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WHEELER MELISSA PO BOX 732 NO TRURO, MA 02652-0732				36-235-0				13 YELLOW BRICK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WHEELER MELISSA				07/30/2013	W	133,800	()				
HABITAT FOR HUMANITY CC I				11/08/2011	K		25821-240				
HIGHLAND AFFORDABLE HOUSN				09/30/2011	K	182,500	25720-132				

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	%
16-086	04/25/2016	80	SOLAR TAXABL	9,100	12/28/2016	LG	100	100
12-136	12/06/2013	60	AFFORDABLE H				0	0
07-SS13	05/23/2012	1	SINGLE FAM R	106,000	08/05/2013	FC	100	100
	11/09/2007	50	SPLIT SUB				100	100

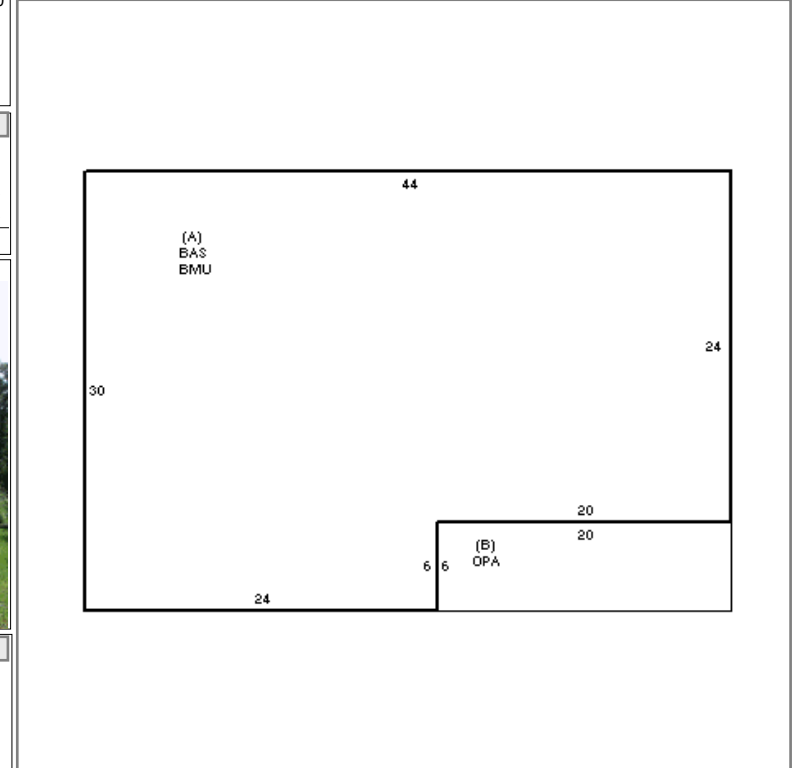
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R03	1.00		279,080
300	A	0.156	11	1.00	1	1.00	1	1.00	R02	0.80		3,430

TOTAL	40,570 SF				ZONING	RES	FRNT	0			ASSESSED	CURRENT	PREVIOUS	
Nbhd	NORTH TRURO				N O T E	FY09 NEW PCL PER 2007 10-LOT SUBDIV. HAS AFFORDABLE HOUSING DEED RIDER IN BK 25720/132 RECORDED 9/30/11.						LAND	78,600	73,140
Infl1	NO ADJ					LAND	147,430	137,110						
Infl2	NO ADJ					DETACHED	880	820						
					OTHER	0	0							
					TOTAL	226,910	211,070							

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 A	0.75 10X10 + 4X10		140	18.89	2,000
SHF	A	1.00 A	0.75 4X6		24	17.17	300



BUILDING	CD	ADJ	DESC	MEASURE	9/15/2021	LG
MODEL	1		RESIDENTIAL	LIST	8/5/2013	FC
STYLE	1	1.00	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2012	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	478,434
NET AREA	1,200	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,200		71.76	86,112	CONDITION ELEM	CD
\$NLA(RCN)	\$399	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	1,200	2012	315.91	379,087		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	120		81.12	9,734		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	1	HARDWOOD	1.00										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										

CAPACITY	UNITS	ADJ	EFF.YR/AGE	2012 / 10	
STORIES(FAR)	1	1.00	COND	10	10 %
ROOMS	5	1.00	FUNC	0	
BEDROOMS	3	1.00	ECON	0	40B
BATHROOMS	1.5	1.00	DEPR	10	% GD 90
FIXTURES	5	\$3,500	RCNLD		\$430,600
UNITS	0	1.00			