

Key: 6413

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.192

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
ESPENBERG DONNA 280 BUSHY PLAIN ROAD BRANFORD, CT 06405				22-49-1				148 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
ESPENBERG DONNA				12/20/2019	QS	257,500		32564-339			
CHRZANOWSKI JAMI B				01/13/2014	QS	170,000		27931-32			
PERRY DONALD A LIFE ESTAT				04/09/2002	99	15031-293+					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17-208X 08-SM04	08/07/2017 02/06/2008	4 50	REHAB SPLIT SUB	4,792	01/12/2018	LG	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE BIG FISHERMAN CONDO				LAND	0	0
Infl1			BUILDING	397,900	288,900			
Infl2			DETACHED	0	0			
			OTHER	0	0			
			TOTAL	397,900	288,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								03/29/2023



BUILDING	CD	ADJ	DESC	MEASURE	3/29/2023	LG
MODEL	10		CONDO	LIST	7/22/2014	FC
STYLE	1	1.00	CONDO [100%]	REVIEW	7/1/2008	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1966	SIZE ADJ	0.955	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	596	DETAIL ADJ	0.783	COMPLEX	38	BIG FISHERMAN	0.80		BAS	L	BASE CONDO AREA	596	1966	713.54	425,269
\$NLA(RCN)	\$734	OVERALL	1.000	CONDO STYLE	14	CONV MOTEL	1.00		SHF	N	SHED FRAME	80		27.90	2,232
				BASEMENT	4	CRAWL	1.00		WDK	N	ATT WOOD DECK	210		36.50	7,665
				HEATING	2	HOT WATER	1.01								
				FUEL SOURCE	2	GAS	1.00								
				PLUMBING	1	STANDARD	1.00								
				VIEW/LOC	3	AVG	1.00								

BUILDING

CAPACITY	UNITS	ADJ
STORIES(FAR)	1	1.00
ROOMS	3	1.00
BEDROOMS	1	.97
BATHROOMS	1	1.00
FIXTURES	3	\$2,100
PCT COMM INT	19.8	1.00

TOTAL RCN	437,266
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	U
BATHS	U
HEAT/ELEC	U
EFF.YR/AGE	1993 / 29
COND	99%
FUNC	0
ECON	0
DEPR	9% GD 91
RCNLD	\$397,900