

Key: 6450

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.228

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION			
<b>MARTELL JOHN F &amp; CHRISTINE</b> C/O RUANE CHERILYN F 26 SUMMER STREET BLDG SOMERVILLE, MA 02143-1701						8-25-19			482 SHORE RD			
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)
						RUANE CHERILYN F			03/24/2023	QS	399,000	35696-240
MARTELL JOHN F & CHRISTIN			05/05/2017	QS	249,000	30467-324						
SEASIDE MARKETING LLC			08/04/2009	99		23942-255						

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
08-SM15	12/17/2008	50	SPLIT SUB				100	100
08-052	03/20/2008	11	COMMERCIAL	1,500,000	04/29/2011	MR	100	100
07-257	11/06/2007	5	DEMO	15,000	06/20/2008	RJM	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		N				LAND	0	0
Infl1		O				BUILDING	390,800	340,000
Infl2		T				DETACHED	0	0
		E				OTHER	0	0
						<b>TOTAL</b>	<b>390,800</b>	<b>340,000</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/19/2023



**BLDG COMMENTS**  
 SECOND FLR UNIT (SEC DEMO'D & REBUILT 2008?)  
 2008 EXT/INT RENOV. SF FROM PLAN 11/12/2014.

UNIT=2ND FLR DOOR ON RIGHT END OF BLDG

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/19/2023	LG
MODEL	10		CONDO	LIST	6/30/2023	LG
STYLE	1	1.00	CONDO [100%]	REVIEW	6/1/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2008	SIZE ADJ	1.125
NET AREA	377	DETAIL ADJ	0.973
\$NLA(RCN)	\$1,080	OVERALL	1.000

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		3.5	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
COMPLEX	36	SEASIDE INN	0.73		BAS	L	BASE CONDO AREA	377	2008	1,062.54	400,576
CONDO STYLE	14	CONV MOTEL	1.00		WDK	N	ATT WOOD DECK	120		36.50	4,380
BASEMENT	5	NO BASEMENT	1.00								
HEATING	8	HEAT PUMP	1.02								
FUEL SOURCE	3	ELECTRIC	1.00								
PLUMBING	1	STANDARD	1.00								
VIEW/LOC	6	EXCELLENT	1.35								

TOTAL RCN	407,056
<b>CONDITION ELEM CD</b>	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	2008 / 14
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96
<b>RCNLD</b>	<b>\$390,800</b>