

Key: 6553

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.235

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TIGHE E PETER & SALLIE A PO BOX 300 TRURO, MA 02666-0300				51-1-1				178 RT 6			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TIGHE E PETER & SALLIE A				09/18/2009	U	155,000	(C389-1)				
LOCUST GROVE REALTY TRUST				09/09/2009	F		(189486+C389)				

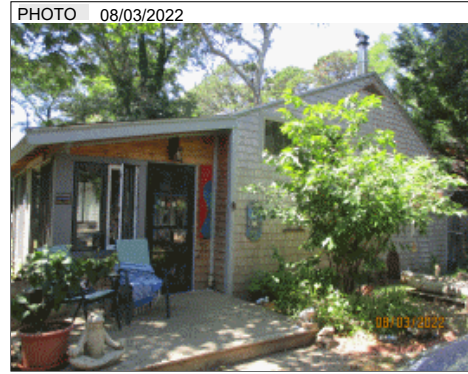
LAND

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

TOTAL	SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		LOCUST GROVE CONDOMINIUM.				LAND	0	0
Inf1		NOTE				BUILDING	327,800	285,200
Inf2			OTHER	1,700	1,700			
			TOTAL	329,500	286,900			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 A	0.75 10*12	2009	120	16.01	1,400
SHF	A	1.00 A	0.75 4*6	2021	24	17.17	300



BLDG COMMENTS
METAL CHIM TO WOODSTOVE

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/3/2022	LG
MODEL	10		CONDO	LIST	8/3/2022	LG
STYLE	1	1.00	CONDO [100%]	REVIEW	5/27/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1932	SIZE ADJ	0.915	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	409,720		
NET AREA	816	DETAIL ADJ	0.588	COMPLEX	39	LOCUST GROVE	0.62	+	BAS	L	BASE CONDO AREA	816	1932	473.47	386,354				
\$NLA(RCN)	\$502	OVERALL	1.000	CONDO STYLE	4	COTTAGE	1.00	+	ATU	N	UNF ATTIC	132		35.90	4,739				
				BASEMENT	4	CRAWL	1.00	B	EPA	N	ENCL PORCH	136		65.70	8,935				
				HEATING	5	ELECTRIC	0.98	+	WDK	N	ATT WOOD DECK	208		36.50	7,592				
				FUEL SOURCE	3	ELECTRIC	1.00		ODS	O	OUTDOOR SHOWER	1		0.00					
				PLUMBING	1	STANDARD	1.00												
				VIEW/LOC	3	AVG	1.00												
CAPACITY		UNITS	ADJ															TOTAL RCN	409,720
STORIES(FAR)		1.35	1.00															CONDITION ELEM	CD
ROOMS		3	1.00															EXTERIOR	A
BEDROOMS		1	.97															INTERIOR	A
BATHROOMS		1	1.00															KITCHEN	A
FIXTURES		3	\$2,100															BATHS	A
PCT COMM INT		56	1.00															HEAT/ELEC	A
																EFF.YR/AGE	1960 / 62		
																COND	20 20 %		
																FUNC	0		
																ECON	0		
																DEPR	20 % GD 80		
																RCNLD	\$327,800		

