

Key: 6572

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.254

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
SHAPIRO DAVID W & LEE A 1 DALTON ST, UNIT 4204 BOSTON, MA 02115-3189		45-140-0		15 HARDINGS WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SHAPIRO DAVID W & LEE A		11/21/2014	P	462,000	28525-64
PERRY STEPHEN R LIVING TR		05/11/2011	J	10569-200+	10569-200+
PERRY STEPHEN R &		01/15/1997	A		

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 %
15-224	09/10/2015	1	SINGLE FAM R	600,000	12/08/2016	LG	100 100
09-SS12	07/14/2009	50	SPLIT SUB				100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 13	1.00 1	1.00 1	1.00	828,230	1.00 1	1.00 V9	2.30			641,880
300	A	0.146 13	1.00 1	1.00 1	1.00	63,250	1.00 1	1.00 V9	2.30			9,230

DETACHED

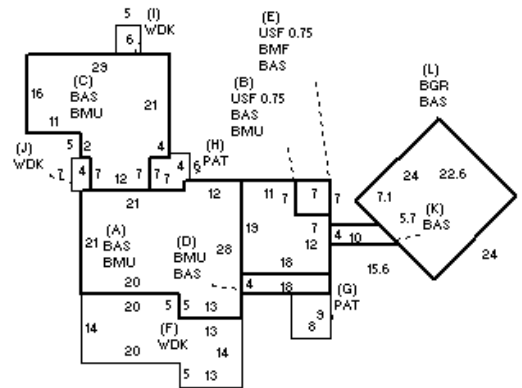
TOTAL	40,100 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	NOTE				LAND	651,100	492,300
Inf1	NO ADJ		BUILDING	1,554,800	1,283,700			
Inf2	NO ADJ		OTHER	0	0			
						TOTAL	2,205,900	1,776,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/08/2016



BLDG COMMENTS
Second floor elevated hallway leads to 2 br's & full bath over two-bay garage.



CATH CLG IN SEC A+C

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/8/2016	LG
MODEL	1		RESIDENTIAL	LIST	12/8/2016	LG
STYLE	16	1.30	NEW STYLE [100%]	REVIEW		
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2015	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,671,863		
NET AREA	2,683	DETAIL ADJ	1.030	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,785		111.12	198,342	CONDITION ELEM	CD		
\$NLA(RCN)	\$623	OVERALL	1.330	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	257	2015	427.13	109,772				
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	2,426	2015	497.59	1,207,158				
STORIES(FAR)	1.75	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	E	BMF	N	BSMT FINISH	49		253.97	12,445					
ROOMS	6	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	ATT WOOD DECK	520		80.12	41,664					
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	+	PAT	N	PATIO	130		31.11	4,044					
BATHROOMS	2.5	1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03	L	BGR	N	SF BSMT GARAGE	544		169.37	92,139					
FIXTURES	9	\$6,300	FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE				0.00						
UNITS	1	1.00																	

EFF. YR/AGE	2015 / 7
COND	07 07 %
FUNC	0
ECON	0
DEPR	7 % GD 93
RCNLD	\$1,554,800