

Key: 6759

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.306

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
<b>WAYSIDE ONE REALTY TRUST</b> TRS: AGIN WARREN 1 DEVONSHIRE PLACE, APT 2913 BOSTON, MA 02109				7-8-1				522 SHORE RD			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				WAYSIDE ONE REALTY TRUST				06/26/2012	QS	349,000	26447-34
LEXVEST SUTTON LLC				01/27/2012	V	3,050,000	26033-136				
DUMAS GLORIA SUTTON TRST-				02/05/2010	J	5498-249+					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
20-296	10/14/2020	3	REPAIR/REMOD	170,000	01/11/2022	LG	100	100
SS2014-4		50	SPLIT SUB		02/14/2013	BE	100	100
12-060	03/15/2012	90	BP NVC		02/26/2013	FC	100	100

LAND

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

TOTAL	SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE SUTTON PLACE CONDO				LAND	0	0
Inf1			BUILDING	780,300	736,000			
Inf2			DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>780,300</b>	<b>736,000</b>

DETACHED

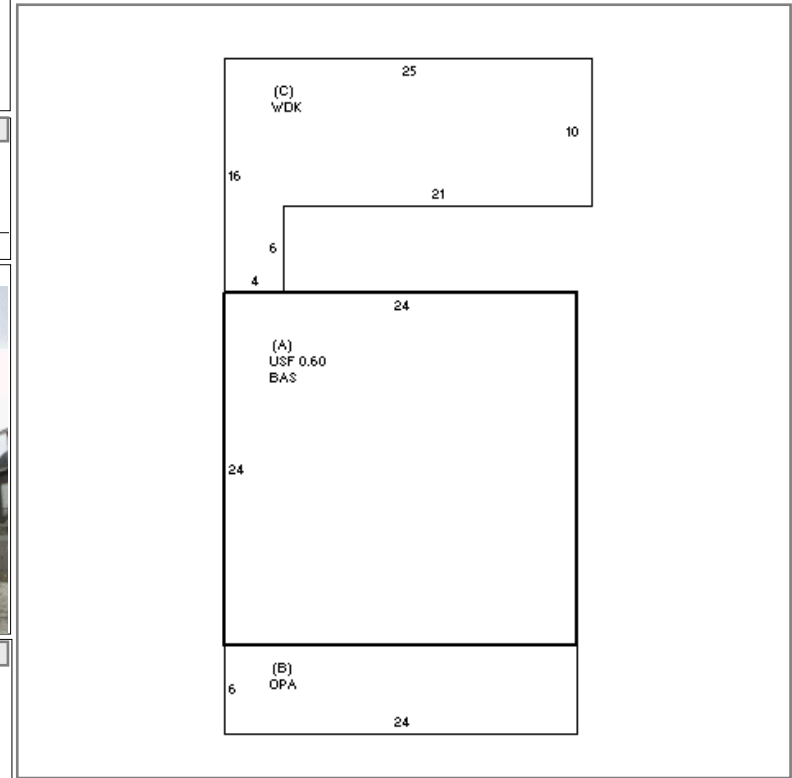
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



**BLDG COMMENTS**  
 UNIT 1 (STREET SIDE). Heating/cooling via two mini-splits.

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/29/2020	LG
MODEL	10		CONDO	LIST	5/20/2022	LG
STYLE	1	1.00	CONDO [100%]	REVIEW	11/14/2011	DF
QUALITY	+	1.05	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1930	SIZE ADJ	0.895
NET AREA	922	DETAIL ADJ	1.171
\$NLA(RCN)	\$900	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.5	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2.5	1.00
FIXTURES		9	\$6,300
PCT COMM INT		8.31	1.00

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	44	SUTTON PLACE	1.05
CONDO STYLE	4	COTTAGE	1.00
BASEMENT	4	CRAWL	1.00
HEATING	9	WARM/COOL AIR	1.02
FUEL SOURCE	3	ELECTRIC	1.00
PLUMBING	1	STANDARD	1.00
VIEW/LOC	4	GOOD	1.10

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE CONDO AREA	576	1930	944.16	543,837
A	USF	L	UP-STRY FIN	346	1930	755.33	261,344
B	OPA	N	OPEN PORCH	144		56.07	8,075
C	WDK	N	ATT WOOD DECK	274		38.33	10,501
	ODS	O	OUTDOOR SHOWER	1		0.00	

TOTAL RCN	830,057
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	U
BATHS	U
HEAT/ELEC	U
EFF.YR/AGE	2002 / 20
COND	6 6 %
FUNC	0
ECON	0
DEPR	6 % GD 94
RCNLD	\$780,300