

Key: 676

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 596

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
O'LEARY MEGAN C/O HAASE MARION & GILMORE KAR 8000 SPARKS RD LITTLE ROCK, AR 72210				32-10-0				7 ARROWHEAD RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HAASE MARION & GILMORE KA				01/31/2023	QS	801,000	(232168)					
O'LEARY MEGAN				09/01/2017	QS	495,000	(213936)					
MEADS & MEADS LLC				11/29/2006	N	300,000	(181702)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.720	11	1.00	1	1.00	1	1.00	R03	1.00		272,810

TOTAL	31,363 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	272,800	237,200
Inf1	NO ADJ		BUILDING	461,000	377,000			
Inf2	NO ADJ		DETACHED	1,700	1,600			
			OTHER	0	0			
						<b>TOTAL</b>	<b>735,500</b>	<b>615,800</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 A	0.75 10*12	2018	120	18.89	1,700



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	2/1/2023	LG
MODEL	1		RESIDENTIAL	LIST	4/15/2014	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/10/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1968	SIZE ADJ	1.040
NET AREA	1,248	DETAIL ADJ	1.000
\$NLA(RCN)	\$440	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES(FAR)		2	1.00
ROOMS		5	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
FIXTURES		3	\$2,100
UNITS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	624		95.61	59,663
A	BAS	L	BAS AREA	624	1968	381.46	238,029
A	USF	L	UP-STRY FIN	624	1968	297.21	185,459
+	WDK	N	ATT WOOD DECK	492		60.38	29,706
D	OPA	N	OPEN PORCH	161		93.05	14,982
	F21	O	FPL 2S 1OP	1		18,894.80	18,895
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	548,834
CONDITION ELEM	CD
EFF.YR/AGE	2006 / 16
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$461,000

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 %
CYC	05/25/2023	30	CHECK DATA		02/01/2023	LG	100 100
20-190X	07/28/2020	90	BP NVC	437	09/16/2020	LG	100 100
20-135	06/01/2020	80	SOLAR TAXABL	19,000	08/11/2020	LG	100 100
18-381X	10/30/2018	6	SHED	2,500	01/24/2019	LG	100 100
06-289	12/12/2006	10	ALL OTHERS	2,500	05/09/2008	JH	100 100

