

Key: 6884

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.364

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION				
CURTIS TIMOTHY M & PATRICIA A 10 BEECHWOOD ROAD FARMINGTON, CT 06032						6-6-3			556 SHORE RD				
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)	
						CURTIS TIMOTHY M & PATRIC			06/15/2015	QS	395,000	28942-57	
						LEXVEST SHORELINE LLC			11/10/2014	V	2,355,197	28499-278	
ANDREWS JANE A			03/17/1988	99		(113721+)							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
CYC	05/31/2023	30	CHECK DATA		05/16/2023	LG	100	100
SS15-9	12/31/2013	50	SPLIT SUB		08/15/2014	ER	100	100
10-034	03/05/2010	4	REHAB	1,350,000	07/23/2012	DF	100	100
06-086	05/03/2006	10	ALL OTHERS	1,500	05/01/2007	RJM	100	100
94-009	02/25/1994	4	REHAB	150,000	06/08/1994		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 FY15 SHORELINE BEACH CONDOMINIUMS				LAND	0	0
Inf1			BUILDING	585,300	490,100			
Inf2			DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>585,300</b>	<b>490,100</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/16/2023

**BLDG COMMENTS**  
UNIT 3, 1ST FLOOR, RIGHT- SIDE OF BUILDING A.  
HAS 3 ELEC MINI-SPLIT UNITS (HEAT+A/C).

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/16/2023	LG
MODEL	10		CONDO	LIST	5/21/2014	FC
STYLE	1	1.00	CONDO [100%]	REVIEW	2/6/2014	BE
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1987	SIZE ADJ	0.910	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	657,658		
NET AREA	843	DETAIL ADJ	0.963	COMPLEX	46	SHORELINE BE	0.70	BAS	L		BASE CONDO AREA	843	1987	765.63	645,424	CONDITION ELEM	CD		
\$NLA(RCN)	\$780	OVERALL	1.000	CONDO STYLE	14	CONV MOTEL	1.00	BMU	N		BSMT UNFINISHED	42		33.90	1,424	EXTERIOR	A		
				BASEMENT	1	AREA FULL	1.00	OPA	N		OPEN PORCH	150		53.40	8,010	INTERIOR	A		
				HEATING	8	HEAT PUMP	1.02											KITCHEN	A
				FUEL SOURCE	3	ELECTRIC	1.00											BATHS	A
				PLUMBING	1	STANDARD	1.00											HEAT/ELEC	A
				VIEW/LOC	6	EXCELLENT	1.35												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1987 / 35
STORIES(FAR)		2	1.00															COND	11 11 %
ROOMS		4	1.00															FUNC	0
BEDROOMS		2	1.00															ECON	0
BATHROOMS		1	1.00															DEPR	11 % GD 89
FIXTURES		4	\$2,800															RCNLD	\$585,300
PCT COMM INT		7.5	1.00																