

Key: 773

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 693

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DESOUSA FERNANDO & KATHRYN PO BOX 831 NO TRURO, MA 02652				35-30-0				115 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DESOUSA FERNANDO & KATHRYN				11/09/2012	F	26840-229					
MURPHY LESTER J JR				11/09/2012	F	26840-227					
DESOUSA FERNANDO C & KATH				03/28/1984	99	4047-085+					

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	%
20-234X FY2018 92-105	08/31/2020	4	REHAB	28,211	11/10/2020	LG	100	100
		35	RES EXEMPT		10/01/2017		0	0
	09/21/1992	6	SHED	500	05/17/1993		100	100

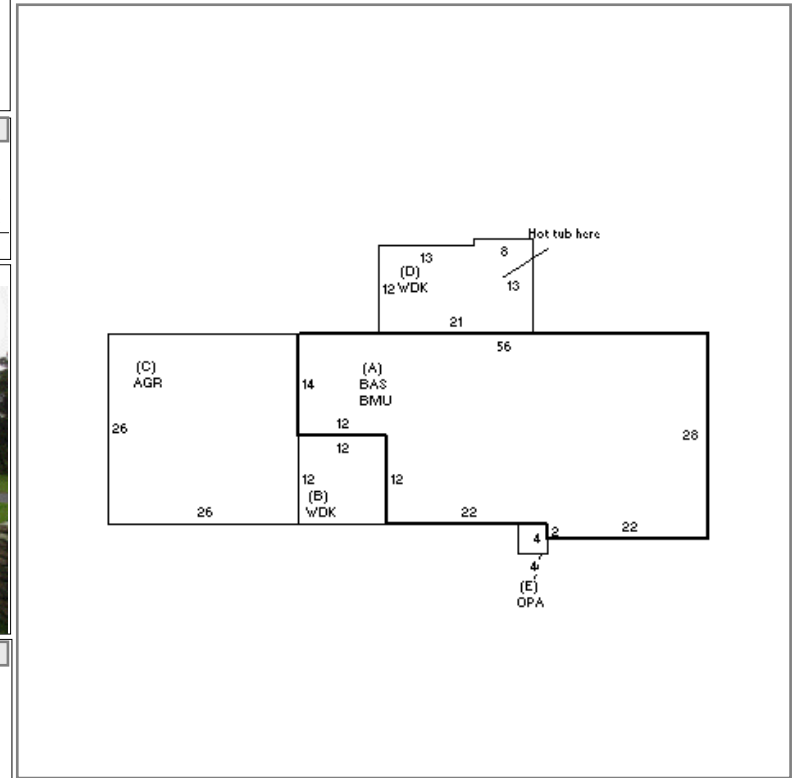
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.570	11 1.00	1 1.00	1 1.00	414,115	1.24	1 1.00	R04	1.15		291,940

TOTAL	24,829 SF		ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO		N O T E	BP#92-105 FOR SHF 14X10 (PER 7/09 CYCL MEAS) WAS FOR 10X12 (EXPANDED OR REPLACED?)			LAND	291,900	253,800
Inf1	NO ADJ			BUILDING	436,900	370,700			
Inf2	NO ADJ			DETACHED	3,600	3,400			
				OTHER	0	0	TOTAL	732,400	627,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 14*10	1992	140	16.01	1,700
SHF	A	1.00	A 0.75 14*10		160	15.54	1,900



BUILDING	CD	ADJ	DESC	MEASURE	5/26/2017	LG
MODEL	1		RESIDENTIAL	LIST	5/26/2017	REF
STYLE	1	1.00	RANCH [100%]	REVIEW	11/10/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1984	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	624,167
NET AREA	1,356	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BMU	N	BSMT UNFINISHED	1,356		69.76	94,600		
\$NLA(RCN)	\$460	OVERALL	1.020	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BAS AREA	1,356	1984	316.00	428,493		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	404		50.51	20,407		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	AGR	N	ATTACHED GARAGE	676		92.79	62,727		
				FLOOR COVER	3	W/W CARPET	1.00	E	OPA	N	OPEN PORCH	16		147.48	2,360		
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1			11,381.10	11,381		
				HEATING/COOLING	3	RADIANT	1.02	HTB	O	HOT TUB				0.00			
				FUEL SOURCE	3	ELECTRIC	1.00										

TOTAL RCN	624,167	CONDITION ELEM	CD
EFF.YR/AGE	1990 / 32	COND	30 30 %
		FUNC	0
		ECON	0
		DEPR	30 % GD 70
RCNLD			\$436,900