

Key: 775

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 695

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION			
MARK CHRISTOPHER LAMBROU TRST TRS LAMBROU MARK CHRISTOPHER PO BOX 658 NO TRURO, MA 02652		35-32-0		5 ARROWHEAD FARM RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
MARK CHRISTOPHER LAMBROU LAMBROU MARK C & CYNTHIA		12/16/2015 08/21/1998	A QS	79,000	29340-92 11648-322		

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	%
FY2018 99-115	06/01/1999	35 1	RES EXEMPT SINGLE FAM R	225,000	10/01/2017 01/01/2001		0 100	0 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R05	1.30		362,800
300	A	0.295	11	1.00	1	1.00	1	1.00	R05	1.30		10,550

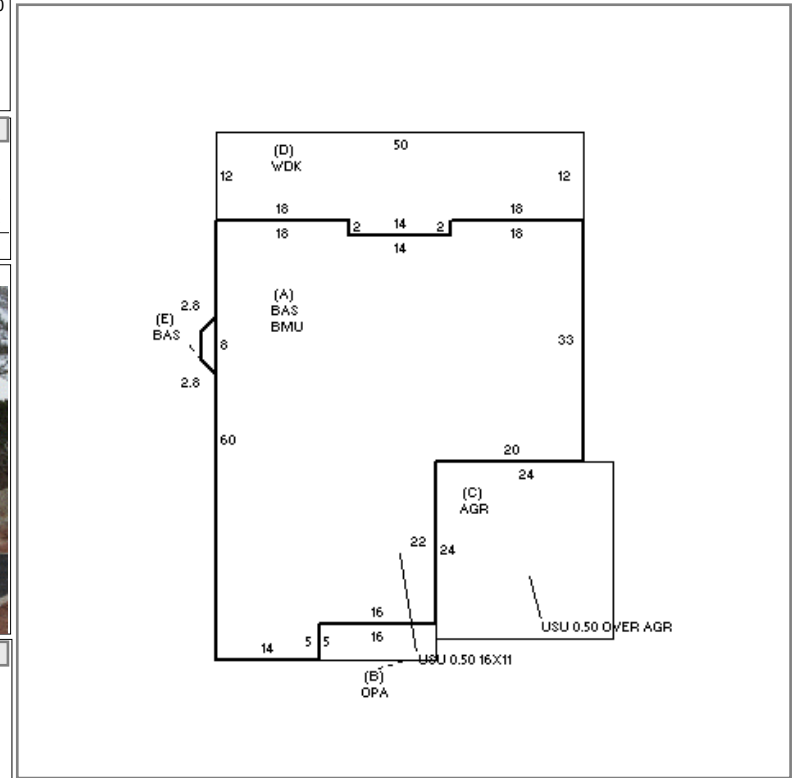
TOTAL	1.070 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	373,400	324,600
Inf1	NO ADJ		BUILDING	941,700	774,000			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,315,100	1,098,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
7/14/2020 Owner confirmed interior data at door (C-19).



BU I L D I N G

BUILDING	CD	ADJ	DESC	MEASURE	7/14/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/14/2020	C19
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	2,364	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	2,352		72.53	170,590	
\$NLA(RCN)	\$517	OVERALL	1.130	EXT. COVER	2	CLAPBOARD	1.00	B	OPA	N	OPEN PORCH	80		115.98	9,279	
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATTACHED GARAGE	576		116.86	67,310	
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	WDK	N	ATT WOOD DECK	628		58.28	36,601	
				FLOOR COVER	1	HARDWOOD	1.00		+	BAS	L	BAS AREA	2,364	1999	361.95	855,656
				INT. FINISH	2	DRYWALL	1.00		USU	N	UPPER STORY UNF	376		171.97	64,661	
				HEATING/COOLING	9	WARM/COOL AIR	1.03		F11	O	FPL 1S 1OP	1		14,007.10	14,007	
				FUEL SOURCE	1	OIL	1.00									

TOTAL RCN	1,223,003
CONDITION ELEM	CD
EFF.YR/AGE	1999 / 23
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$941,700