

Key: 839

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 778

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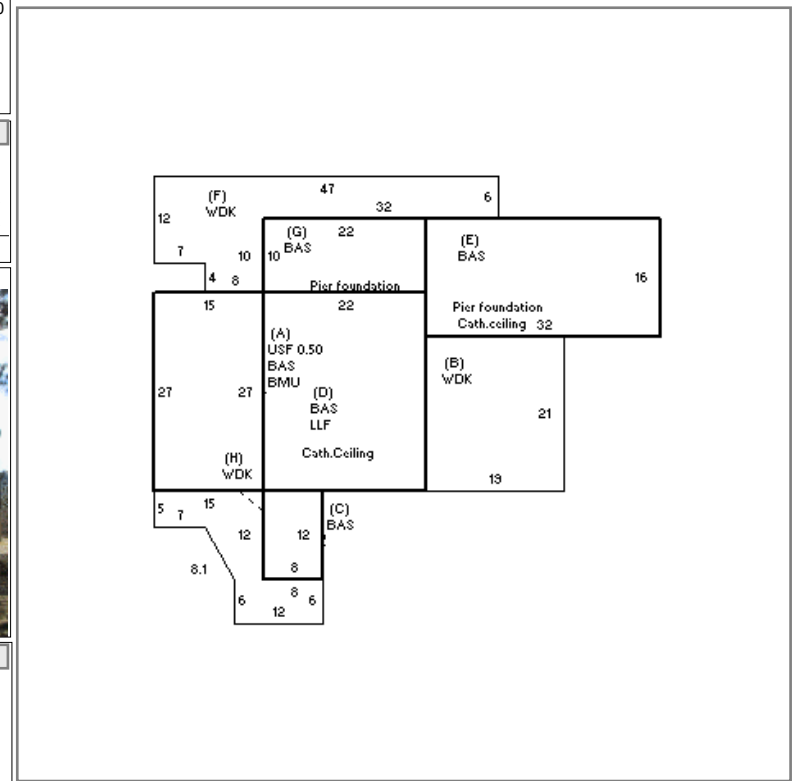
CURRENT OWNER				PARCEL ID				LOCATION			
DUNN DANIEL L & KATHERINE A 21 WEBBER AVE BEDFORD, MA 01730				35-89-0				36 TWINE FIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DUNN DANIEL L & KATHERINE				12/29/2006	QS	745,000	(181991+)				
ASHTON GRAHAM & HELEN MCN				05/15/1998	QS	315,000	(148552+)				

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	%
SS-23-9	01/01/2022	50	SPLIT SUB		05/18/2022	JN	100	100
19-424	12/31/2019	2	ADDITION	609,408	12/08/2020	LG	100	100
07-223	10/09/2007	6	SHED	3,500	05/08/2008	JH	100	100
SS	07/15/2005	50	SPLIT SUB				100	100
05-042	04/12/2005	90	BP NVC	8,500	05/04/2007	JH	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R06	1.45		404,660
300	A	0.143	11	1.00	1	1.00	1	1.00	R06	1.45		5,700

TOTAL	40,005 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N	Fy23 New Plan 693-76 Lot C. UNREG PART RECONFIG	LAND		410,400	356,800	
Infl1	NO ADJ	O	WITH PCL 88 PER 1997 PLAN AND AGAIN FY07 PER	BUILDING		692,600	536,300	
Infl2	NO ADJ	T	2005 PLAN.	DETACHED		6,900	5,400	
		E		OTHER		0	0	
				TOTAL		1,109,900	898,500	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	G 0.90 10*12	2007	120	16.01	1,700
SHF	G	1.18	G 0.90 12*16		192	18.34	3,200
WDK	A	1.00	A 0.75 ATT SHED 6*1		96	11.00	800
WDK	A	1.00	A 0.75 ATT SHED 5*1	2022	50	11.00	400
WDK	A	1.00	A 0.75 DET 8*12	2022	96	11.00	800



BUILDING	CD	ADJ	DESC	MEASURE	3/3/2023	LG
MODEL	1		RESIDENTIAL	LIST	6/30/2014	FC
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
LLF=FAM RM IN BSMT. Minisplit.

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YEAR BLT	1983	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	989,487
NET AREA	2,624	DETAIL ADJ	1.015	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	405		102.30	41,433	CONDITION ELEM	CD
\$NLA(RCN)	\$377	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	203	1983	300.93	61,088		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	992		56.45	55,998		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	501	1983	365.49	183,111		
				FLOOR COVER	2	SOFTWOOD	1.00	D	LLF	L	LOWER LEVEL FIN	594	1983	260.63	154,817		
				INT. FINISH	2	DRYWALL	1.00	D	BAS	L	BAS AREA	594	1983	365.49	217,101		
				HEATING/COOLING	1	FORCED AIR	1.00	E	BAS	L	BAS AREA	512	2020	365.49	187,131		
				FUEL SOURCE	2	GAS	1.00	G	BAS	L	BAS AREA	220	2020	365.49	80,408		
									ODS	O	OUT DOOR SHOWER	1		0.00			
																EFF.YR/AGE	1992 / 30
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$692,600