

Key: 845

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 785

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
NOON PEAK TRUST NON GST EXEMPT EYUBOGLU ASSIA TRUSTEE 5 DOUBLET HILL ROAD WESTON, MA 02693										35-95-0				22 PILGRIMS PATH			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
NOON PEAK TRUST NON GST E										12/21/2016		QS		2,780,000		(211664)	
FARM VIEW LLC										02/05/2010		99		(190684)			
ZARETTE FRANCIS P & DEBRA										02/05/2010		99		(190683)			
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	2,520,700	1.00	1	1.00	WF2	7.00	1,953,540					
300	A	0.275	11	1.00	1	192,500	1.00	1	1.00	WF2	7.00	52,940					

TOTAL	1.050 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	2,006,500	1,744,600
Inf1	NO ADJ		BUILDING	2,425,100	2,079,800			
Inf2	NO ADJ		DETACHED	8,200	7,800			
			OTHER	0	0			
						TOTAL	4,439,800	3,832,200

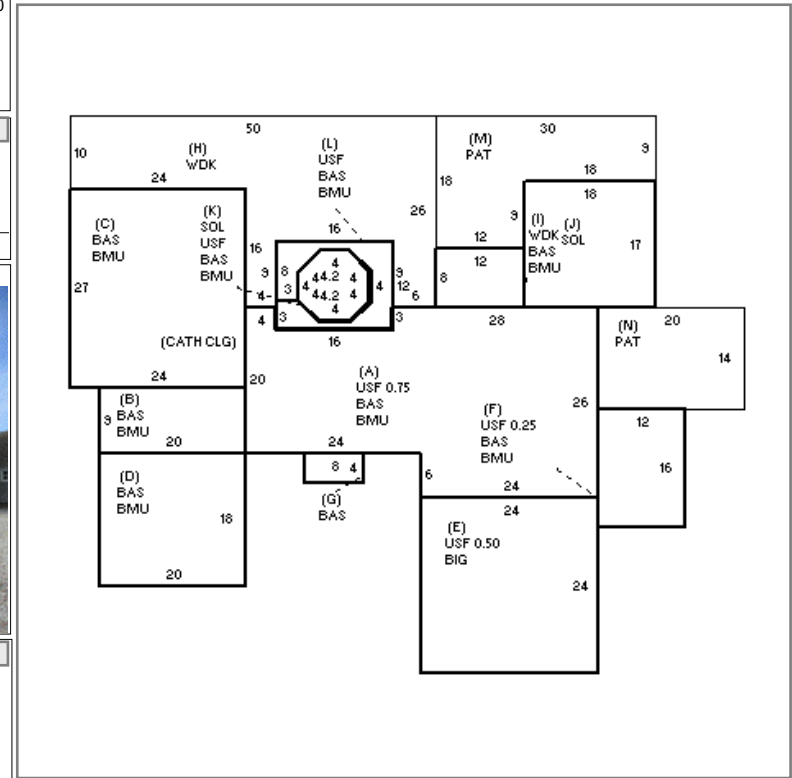
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BCH	SV	1.00	SV 1.00		1	0.00	
DGF	G	1.18	G 0.90	22*12	2010	34.40	8,200



BLDG COMMENTS
7/21/2020 Interior data confirmed at door by owner (C-19).

BUILDING	CD	ADJ	DESC	MEASURE	1/7/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/21/2020	LG
STYLE	16	1.30	NEW STYLE [100%]	REVIEW	3/7/2013	BE
QUALITY	V	1.55	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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	%
19-032	01/30/2019	3	REPAIR/REMOD	398,730	01/12/2021	LG	100	100
09-187	10/20/2009	1	SINGLE FAM R	1,245,000	05/02/2011	MR	100	100
08-169	09/09/2008	10	ALL OTHERS	10,000	05/11/2009	JH	100	100
08-137	07/11/2008	1	SINGLE FAM R	1,300,000	05/11/2009	JH	100	100



YEAR BLT	2010	SIZE ADJ	0.965	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,755,792
NET AREA	4,449	DETAIL ADJ	1.005	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,719		111.59	303,413	CONDITION ELEM	CD
\$NLA(RCN)	\$619	OVERALL	1.330	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	1,315	2010	454.00	597,015		
				ROOF SHAPE	1	GABLE	1.00	C	BAS	L	BAS AREA	648	2010	556.88	360,860		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	BAS	L	BAS AREA	360	2010	556.88	200,479		
				FLOOR COVER	1	HARDWOOD	1.00	E	BIG	N	BUILT-IN GARAGE	576		147.23	84,804		
				INT. FINISH	1	PLASTER	1.00	+	BAS	L	BAS AREA	1,556	2010	556.88	866,508		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	+	W/DK	N	ATT WOOD DECK	868		89.67	77,833		
				FUEL SOURCE	1	OIL	1.00	+	SOL	L	SOLARIUM	383	2010	352.91	135,164		
								+	BAS	L	BAS AREA	187	2010	556.88	104,136		
								+	PAT	N	PATIO	658		26.11	17,180		
																EFF.YR/AGE	2010 / 12
																COND	12 12 %
																FUNC	0
																ECON	0
																DEPR	12 % GD 88
																RCNLD	\$2,425,100