

Key: 872

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 811

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION				
PATRICIA S BELLINGER TRUST				35-122-0				41 POND RD				
TRS: PATRICIA S BELLINGER				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
117 BRATTLE STREET				PATRICIA S BELLINGER TRUS				11/20/2018	F	1	(206214)	
CAMBRIDGE, MA 02138				BALZER RICHARD &				05/14/2015	H		(206214)	
				BALZER RICHARD &				10/07/2008	QS	1,950,000	23200-91	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-451X	12/20/2018	90	BP NVC	4,367	05/08/2019	LG	100	100
14-094	05/21/2014	90	BP NVC	1,735			100	100
14-014	02/04/2014	4	REHAB	54,000	12/03/2014	FC	100	100
10-099	05/26/2010	10	ALL OTHERS	10,000	04/29/2011	MR	100	100
08-238	11/21/2008	3	REPAIR/REMOD	15,000	05/17/2010	JH	100	100

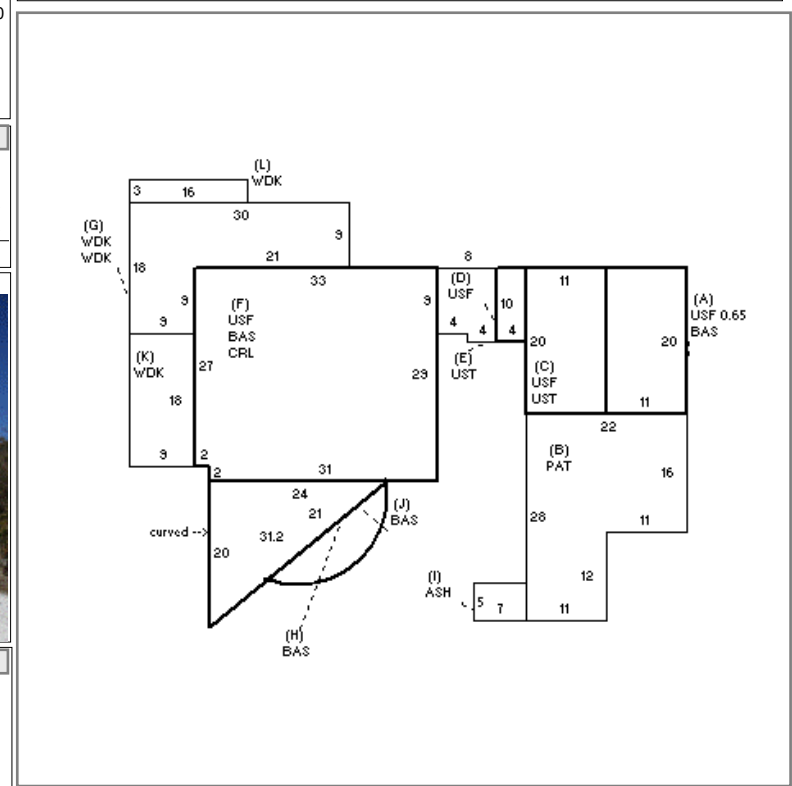
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	WF2	7.00		1,953,540
300	A	0.736	11	1.00	1	1.00	1	1.00	WF2	7.00		141,680

TOTAL	1.511 Acres		ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO		NOTE	FY10 ACREAGE INCREASE PER 2008 CONSOLIDATION PLAN.			LAND	2,095,200	1,821,700
Inf1	NO ADJ			BUILDING	616,500	532,400			
Inf2	NO ADJ			OTHER	0	0			
							TOTAL	2,711,700	2,354,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BCH	SV	1.00	SV 1.00	2010	1	0.00	



BLDG COMMENTS
WDK 292 SF=ROOF DECK OVER SECTION C+PART OF SECTIONS D+E.



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/9/2018	LG
MODEL	1		RESIDENTIAL	LIST	5/8/2019	LG
STYLE	7	1.20	OLD STYLE [100%]	REVIEW	3/19/2013	BE
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,062,932			
NET AREA	2,858	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	+	BAS	L	BAS AREA	1,502	1920	339.97	510,640					
\$NLA(RCN)	\$372	OVERALL	1.159	EXT. COVER	1	WOOD SHINGLES	1.00	B	PAT	N	PATIO	484		15.98	7,736					
				ROOF SHAPE	2	HIP	1.00	+	UST	N	UTILITY STORAGE	296		123.75	36,630					
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	USF	L	UP-STRY FIN	1,356	1920	260.54	353,288					
				FLOOR COVER	2	SOFTWOOD	1.00	F	CRL	N	CRAWL SPACE	953		41.33	39,385					
				INT. FINISH	1	PLASTER	1.00	+	WDK	N	ATT WOOD DECK	912		51.46	46,930					
				HEATING/COOLING	2	HOT WATER	1.02	I	ASH	N	ATT SHED	35		47.85	1,675					
				FUEL SOURCE	1	OIL	1.00		PAT	N	PATIO	136		19.98	2,717					
													WDK	N	ATT WOOD DECK	292		61.75	18,031	
													F21	O	FPL 2S 1OP	1		17,176.70	17,177	
													KIT	O	XTRA KITCHEN	1		18,925.70	18,926	
													ODS	O	OUT DOOR SHOWER	1		0.00		

CAPACITY	UNITS	ADJ
STORIES(FAR)	2	1.00
ROOMS	10	1.00
BEDROOMS	6	1.00
BATHROOMS	4.5	1.00
FIXTURES	14	\$9,800
UNITS	2	.95

CONDITION ELEM	CD
EFF.YR/AGE	1970 / 52
COND	42 42 %
FUNC	0
ECON	0
DEPR	42 % GD 58
RCNLD	\$616,500