

Key: 883

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 824

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DICKINSON MEREDITH 7 PARK STREET WAKEFIELD, MA 01880-5010				35-137-0				1 MEREDITH WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DICKINSON MEREDITH				11/16/1981	99		(84578)				

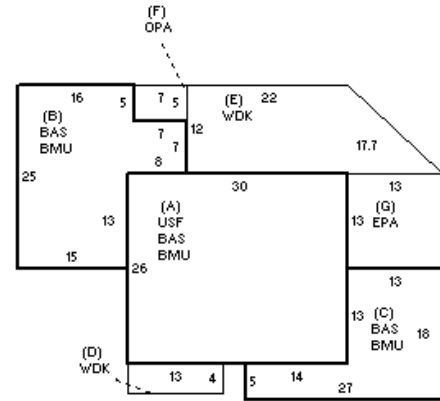
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
CYC 16-299	05/25/2023	30	CHECK DATA		02/01/2023	LG	100	100
05-214	12/12/2016	2	ADDITION	35,000	04/28/2017	LG	100	100
05-187	11/22/2005	1	SINGLE FAM R	337,350	05/03/2007	JH	100	100
	11/02/2005	5	DEMO	8,000	06/28/2006	FC	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	V3	1.45		404,660
300	A	0.055	11	1.00	1	1.00	1	1.00	V3	1.45		2,190

TOTAL	36,155 SF	ZONING	L6A	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	NO VIEW FROM 1ST FL+DISTANT FROM 2ND FL PER 5/07 BP INSPEC			LAND	406,900	353,800
Inf1	NO ADJ		LAND	930,700	741,100			
Inf2	NO ADJ		OTHER	0	0			
						TOTAL	1,337,600	1,094,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/01/2023



BUILDING	CD	ADJ	DESC	MEASURE	2/1/2023	LG
MODEL	1		RESIDENTIAL	LIST	4/18/2014	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/10/2010	MR
QUALITY	G	1.29	GOOD [68%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2006	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,107,992
NET AREA	2,300	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,520		89.70	136,343	CONDITION ELEM	CD
\$NLA(RCN)	\$482	OVERALL	1.090	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	780	2006	415.35	323,974		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	780	2006	330.09	257,472		
				ROOF COVER	1	ASPALT SHINGLE	1.00	+	BAS	L	BAS AREA	740	2006	415.35	307,360		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	ATT WOOD DECK	394		71.25	28,072		
				INT. FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	35		157.76	5,522		
				HEATING/COOLING	8	HEAT PUMP	1.04	G	EPA	N	ENCL PORCH	169		183.77	31,058		
				FUEL SOURCE	3	ELECTRIC	1.00	GFP	O	O	GAS FIREPLACE	1		12,591.60	12,592		
								ODS	O	O	OUT DOOR SHOWER	1		0.00			

EFF.YR/AGE	2006 / 16
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$930,700