

Key: 886

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 827

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HAYES ANDREW T C/O ANDREW T HAYES TRUST-2023 399 CONGRESS ST, APT 1324 BOSTON, MA 02210				35-140-0				6 FLORENCE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANDREW T HAYES TRUST-2023				05/18/2023	F	100	(232943)				
HAYES ANDREW T				05/06/2022	QS	1,387,500	(229875)				
MACKAY FAMILY REV TRUST -				09/27/2011	99		(195276+)				

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	%
23-194	05/10/2023	4	REHAB	62,295				0
86-124	07/23/1986	1	SINGLE FAM R		12/23/1986	SW	100	100

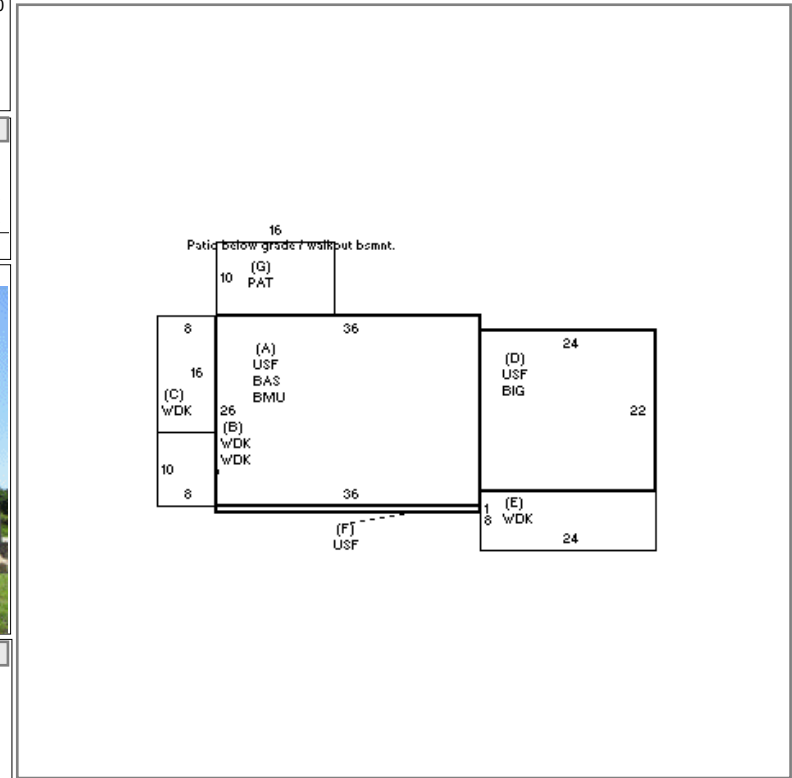
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	V9	2.50		697,690
300	A	1.645	11	1.00	1	1.00	1	1.00	V9	2.50		113,090

TOTAL	2.420 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	DEED RESTRICTION (DOC 336790) PROHIBITS SUBDIVISION.			LAND	810,800	704,900
Inf1	NO ADJ		BUILDING	564,300	479,100			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
TOTAL						1,375,100	1,184,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
3RD FULL BATH IS IN BSMT.



BUILDING	CD	ADJ	DESC	MEASURE	4/5/2017	LG
MODEL	1		RESIDENTIAL	LIST	7/20/2009	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,436	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		75.33	70,506
\$NLA(RCN)	\$336	OVERALL	1.050	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	936	1986	317.35	297,039
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	ATT WOOD DECK	480		50.23	24,111
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	BIG	N	BUILT-IN GARAGE	528		79.08	41,752
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UP-STRY FIN	1,500	1986	234.65	351,969
				INT. FINISH	2	DRYWALL	1.00	G	PAT	N	PATIO	160		17.37	2,779
				HEATING/COOLING	1	FORCED AIR	1.00	F22	O		FPL 2S 2OP	1		22,006.60	22,007
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	817,863
CONDITION ELEM	CD
EFF.YR/AGE	1986 / 36
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$564,300