

Key: 979

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 932

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
TRURO HOUSING AUTHORITY PO BOX 2030 TRURO, MA 02666-2030				36-90-0				53 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
TRURO HOUSING AUTHORITY				07/09/2003	99			17229-259			
TOWN OF TRURO				01/01/1988	99			N/A-N/A			

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	%
08-247	01/01/2012	80	SOLAR TAXABL		06/01/2021	LG	100	100
04-192	12/18/2008	60	AFFORDABLE H	395,000	05/17/2010	JH	100	100
	10/26/2004	11	COMMERCIAL	15,000	08/11/2005	FC	100	100
		5	DEMO					


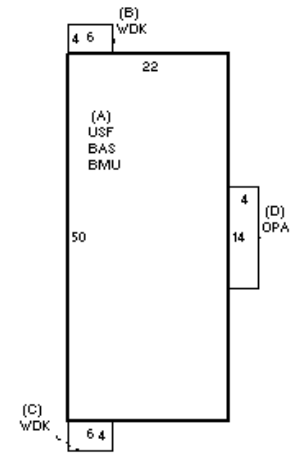
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.590	11	1.00	1	1.00	1	1.00	R04	1.15		295,050

TOTAL	25,700 SF	ZONING	GTC	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N LEASED TO HIGHLAND AFFORDBL HOUSING INC. O FY11 1B-3 APPL = NOT EXEMPT PER MGL CH59 S5 T CL3 BUT 95% ABATMT GRANTED PER BOA OPINION E OF MKT VALUE (SEE OVERRIDE TO BE REVIEWED EACH FISCAL YEAR).				LAND	7,200	7,200
Inf1	NO ADJ					BUILDING	13,890	13,890
Inf2	NO ADJ					DETACHED	0	0
						OTHER	0	0
						TOTAL	21,090	21,090

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/14/2020

BUILDING	CD	ADJ	DESC	MEASURE	7/14/2020	LG	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	7/14/2020	C19	2 UNITS= 2 BR/1.5 BATH EACH. Unit A closest to road, Unit B at rear. 7/14/2020 Interior data confirmed by occ. of Unit B (C-19). 5/2010 JH LISTED UNIT A. 10/2011 FC LISTED UNIT B.
STYLE	5	1.05	COLONIAL [100%]	REVIEW			
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

BUILDING

YEAR BLT	2009	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	710,250
NET AREA	2,200	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,100		70.17	77,190	CONDITION ELEM	CD
\$NLA(RCN)	\$323	OVERALL	1.017	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	1,100	2009	308.92	339,812		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	1,100	2009	235.78	259,359		
STORIES(FAR)	2	1.00		ROOF COVER	1	ASPALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	48		88.63	4,254		
ROOMS	8	1.00		FLOOR COVER	2	SOFTWOOD	1.00	D	OPA	N	OPEN PORCH	56		103.12	5,775		
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00		KIT	O	XTRA KITCHEN	1		16,859.80	16,860		
BATHROOMS	3	1.00		HEATING/COOLING	2	HOT WATER	1.02										
FIXTURES	10	\$7,000		FUEL SOURCE	2	GAS	1.00										
UNITS	2	.95															
EFF.YR/AGE																2009 / 13	
COND																13 13 %	
FUNC																0	
ECON																0	
DEPR																13 % GD 87	
RCNLD																\$617,900	