

Key: 108

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 47

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
PERACHIO JOHN & KAREN 15 BENEDICT RD MONROE, CT 06468				2-7-4				658 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
PERACHIO JOHN & KAREN				06/21/2016	A	29740-159					
PERACHIO JOHN & DENNIS				07/21/2015	A	116,660		29026-23			
PERACHIO JOHN & ROBERT J				05/12/1978	99	2705-197					

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1020	100	CONDOMINIUM					1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

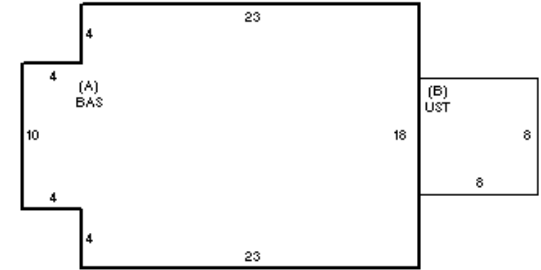
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE BAYVIEW VILLAGE CONDO				LAND	0	0
Infl1			BUILDING	365,500	318,000			
Infl2			DETACHED	0	0			
			OTHER	0	0			
			TOTAL	365,500	318,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/20/2023	LG
MODEL	10		CONDO	LIST	4/20/2023	LG
STYLE	1	1.00	CONDO [100%]	REVIEW	7/16/2007	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
NON-WORKING FPL. HEAT=GAS RINNAI HEATER IN MAIN ROOM.

LAND

YEAR BLT	1934	SIZE ADJ	1.050
NET AREA	454	DETAIL ADJ	0.980
\$NLA(RCN)	\$1,006	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES(FAR)	1	1.00	
ROOMS	3	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$2,100	
PCT COMM INT	8.35	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	2	BAYVIEW VILLAGE	0.90
CONDO STYLE	4	COTTAGE	1.00
BASEMENT	5	NO BASEMENT	1.00
HEATING	7	FL./WALL FURN.	0.99
FUEL SOURCE	2	GAS	1.00
PLUMBING	1	STANDARD	1.00
VIEW/LOC	4	GOOD	1.10

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE CONDO AREA	454	1934	994.51	451,507
B	UST	N	UTILITY STORAGE	64		50.59	3,238
	F11	O	FPL 1S 10P			0.00	

TOTAL RCN	456.845
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1960 / 62
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$365,500