

Key: 1085

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.041

LEGAL

LAND

DETACHED

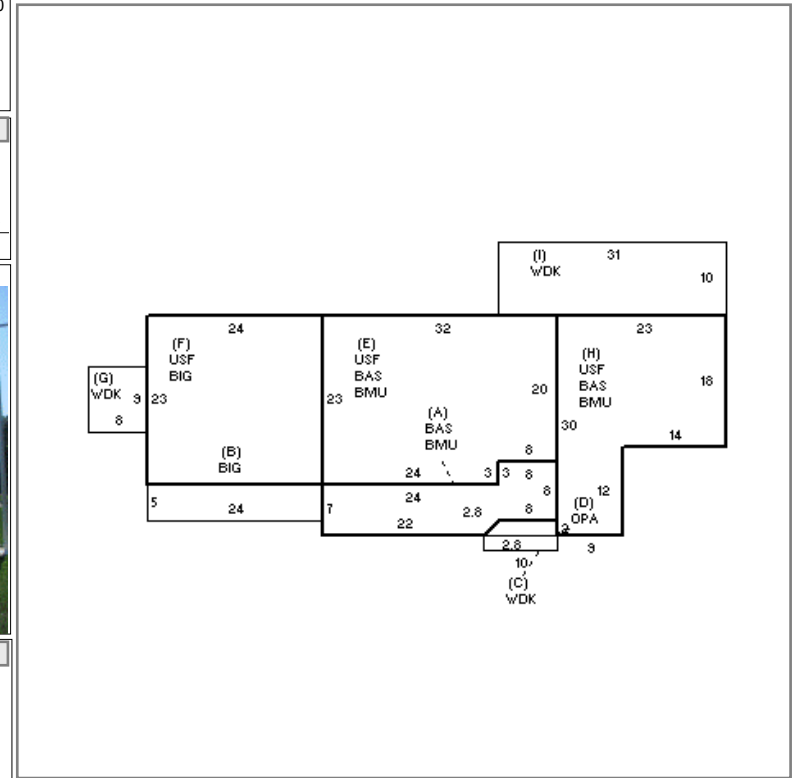
BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
COELHO MICHAEL&PAMELA TRUSTS		36-200-0		4 BAY VILLAGE RD	
TRS: COELHO MICHAEL J & PAMELA		TRANSFER HISTORY		DOS	T
PO BOX 848		COELHO MICHAEL&PAMELA TRU		05/19/2006	QS
NO TRURO, MA 02652-0848		BEAN MARILYN A		05/02/2005	99
		ALLORE KENNETH N &		01/20/1999	J
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2
100	A	0.775 11	1.00 1	1.00 1	1.00 1
300	A	0.205 11	1.00 1	1.00 1	1.00 1
ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT
522,145	1.00 1	1.00 R06	1.45		
39,875	1.00 1	1.00 R06	1.45		
					ADJ VALUE
					404,660
					8,170

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 %
NO PERMIT	01/02/2019	4	REHAB		11/26/2019	LG	100 100
18-317	09/18/2018	2	ADDITION	150,000	11/26/2019	LG	100 100
FY2018		35	RES EXEMPT		02/07/2018		0 0
07-228	10/10/2007	2	ADDITION	25,000	05/04/2009	JH	100 100
07-087	05/03/2007	6	SHED	8,720	05/12/2008	JH	100 100

TOTAL	42,689 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE			LAND	412,800	359,000	
Inf1	NO ADJ		BUILDING	936,600	770,900			
Inf2	NO ADJ		DETACHED	24,500	23,300			
			OTHER	0	0			
				TOTAL	1,373,900	1,153,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SPV	G	1.18 G	0.90 20'40	2007	800	20.37	14,700
PTD	G	1.18 G	0.90 POOL PATIO	2007	2,506	2.71	6,100
SHF	G	1.18 G	0.90 12*16	2007	192	18.34	3,200
PTD	G	1.18 G	0.90 IRREG		190	2.71	500



BUILDING	CD	ADJ	DESC	MEASURE	7/22/2022	LG
MODEL	1		RESIDENTIAL	LIST	11/26/2019	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1989	SIZE ADJ	0.975	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,248,826
NET AREA	3,250	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,464		77.88	114,017	CONDITION ELEM	CD
\$NLA(RCN)	\$384	OVERALL	1.080	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	942	1989	360.62	339,705		
				ROOF SHAPE	1	GABLE	1.00	+	BIG	N	BUILT-IN GARAGE	672		87.58	58,856		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	402		58.22	23,405		
				FLOOR COVER	1	HARDWOOD	1.00	D	OPA	N	OPEN PORCH	18		170.01	3,060		
				INT. FINISH	2	DRYWALL	1.00	+	USF	L	UP-STRY FIN	1,264	1989	266.12	336,381		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	H	BAS	L	BAS AREA	522	2018	360.62	188,245		
				FUEL SOURCE	1	OIL	1.00	H	USF	L	UP-STRY FIN	522	2018	266.12	138,917		
								F21	O	FPL 2S 1OP		1	18,220.00	18,220			
								F21	O	FPL 2S 1OP		1	18,220.00	18,220			
								GEN	O	GENERATOR		1	0.00				
								ODS	O	OUT DOOR SHOWER		1	0.00				
												EFF.YR/AGE	1997 / 25				
												COND	25 25 %				
												FUNC	0				
												ECON	0				
												DEPR	25 % GD		75		
												RCNLD			\$936,600		