

Key: 1222

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.208

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RUDD T JAMES & JANE M PO BOX 797 NO TRURO, MA 02652				39-94-0				7 PRIEST RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RUDD T JAMES & JANE M				09/12/2003	QS	475,000	17632-34				
RODERICK RYAN J & CHRISTI				11/20/1991	99		7761-260				

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	%
22-411	10/25/2022	9	DECK	15,000			0	0
21-459	12/20/2021	2	ADDITION	35,000	12/13/2022	LG	100	100
18-055	02/20/2018	80	SOLAR TAXABL	10,893	07/05/2018	LG	100	100
18-015X	01/18/2018	4	REHAB		07/05/2018	LG	100	100
FY2018		35	RES EXEMPT		10/01/2017		0	0

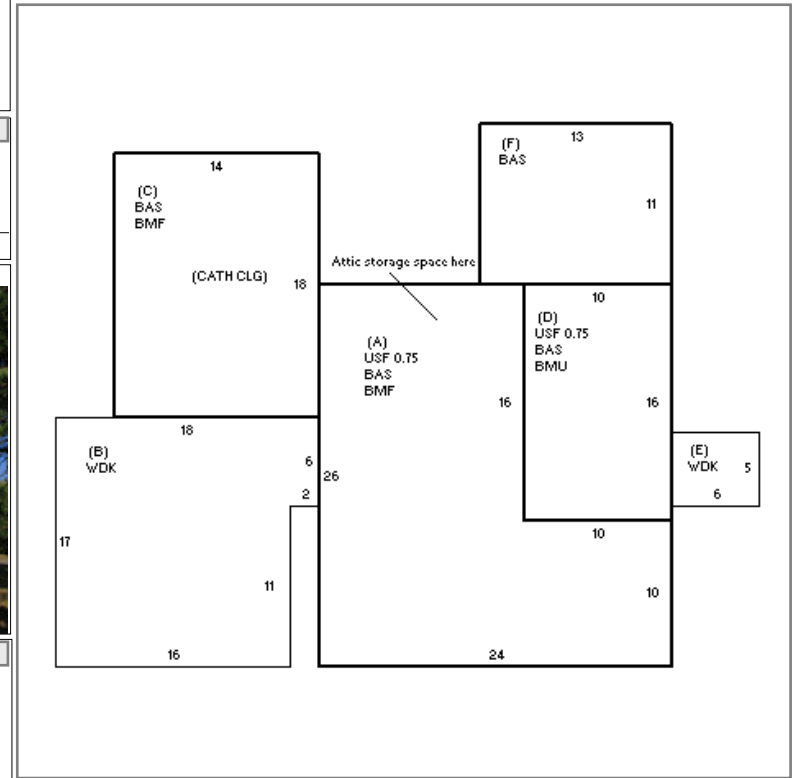
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.730	11	1.00	1	1.00	1	1.00	R03	1.00		273,970

TOTAL	31,799 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE	LAND	274,000	238,200			
Inf1	NO ADJ		BUILDING	436,700	326,000			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
TOTAL				710,700	564,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/13/2022



BLDG COMMENTS		
MEASURE	8/27/2021	LG
LIST	5/23/2019	LG
REVIEW	5/31/2011	MR
Minisplit		



BUILDING	CD	ADJ	DESC	MEASURE	8/27/2021	LG
MODEL	1		RESIDENTIAL	LIST	5/23/2019	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	5/31/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.030
NET AREA	1,487	DETAIL ADJ	1.000
\$NLA(RCN)	\$420	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$4,200
UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	6	SALTBOX	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	18	MINISPLIT	1.00
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMF	N	BSMT FINISH	716		144.01	103,115
+	BAS	L	BAS AREA	876	1985	328.51	287,776
+	USF	L	UP-STRY FIN	468	1985	258.57	121,011
+	WDK	N	ATT WOOD DECK	314		55.25	17,348
D	BMU	N	BSMT UNFINISHED	160		88.35	14,135
F	BAS	L	BAS AREA	143	2022	328.51	46,977
	F21	O	FPL 2S 1OP	1		16,272.20	16,272
	GFP	O	GAS FIREPLACE	1		9,763.80	9,764
	MST	O	MASONRY STACK	1		3,254.20	3,254
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	623,853
CONDITION ELEM	CD
EFF.YR/AGE	1989 / 33
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$436,700