

Key: 1332

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.341

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COOPER ANDREW 208 SOUTH TUMBLEWEED TRAIL AUSTIN, TX 78733				39-211-0				10 AVOCET RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COOPER ANDREW				01/20/2015	QS	1,150,000	(205433)				
GRIFFIN DONNA M				10/02/1998	QS	310,000	(150343)				

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	%
09-108	06/09/2009	9	DECK	5,000	05/19/2010	JH	100	100
02-001	01/07/2002	4	REHAB	190,000	03/26/2003	BT	100	100
86-121	07/14/1986	1	SINGLE FAM R		12/31/1986	SW	100	100

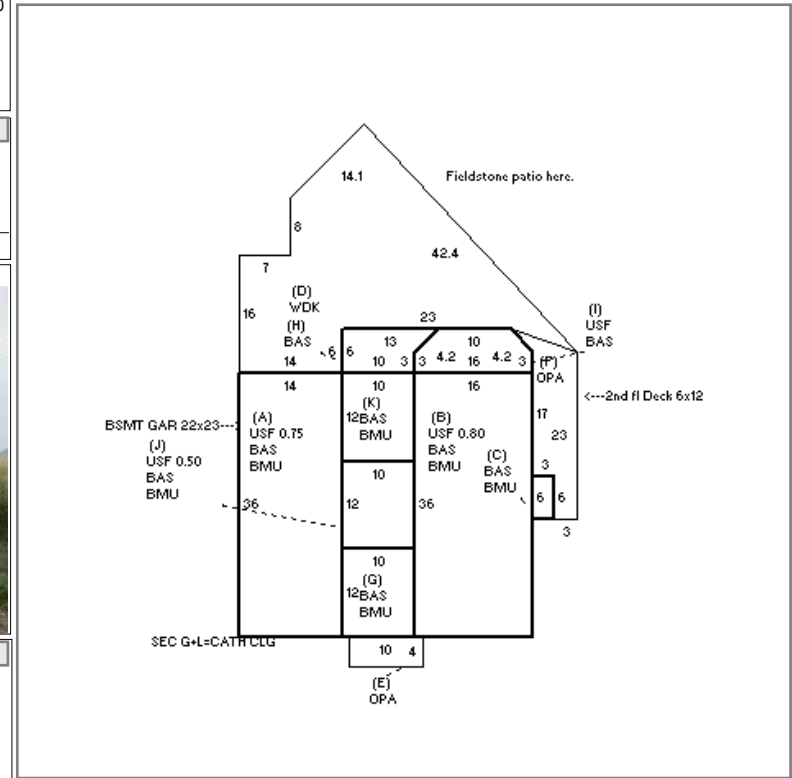
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11A	1.00	1	1,080,300	1.00	1	1.00	V13	3.00	837,230
300	A	0.175	11A	1.00	1	82,500	1.00	1	1.00	V13	3.00	14,440

TOTAL	41,382 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SHEARWATER	NOTE	LAND	851,700	740,500			
Inf1	NO ADJ		BUILDING	1,028,700	872,800			
Inf2	NO ADJ		DETACHED	800	700			
			OTHER	0	0			
TOTAL			1,881,200	1,614,000				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	G	1.18	A 0.75	IRREG, EST	380	2.71	800



BLDG COMMENTS
10/29/2021 Owner confirmed interior data at door (C-19).



BUILDING	CD	ADJ	DESC	MEASURE	10/29/2021	LG
MODEL	1		RESIDENTIAL	LIST	10/29/2021	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/10/2010	MR
QUALITY	V	1.55	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,596	DETAIL ADJ	1.030	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,458		108.56	158,277
\$NLA(RCN)	\$566	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	986	1986	395.41	389,874
CAPACITY				ROOF SHAPE	1	GABLE	1.00	D	WDK	N	ATT WOOD DECK	760		76.08	57,824
STORIES(FAR)	1.8	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	+	OPA	N	OPEN PORCH	169		125.08	21,138	
ROOMS	6	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BAS AREA	1,610	1986	495.13	797,161	
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	WDK	N	ATT WOOD DECK	72			131.87	9,495	
BATHROOMS	3.5	1.00	HEATING/COOLING	1	FORCED AIR	1.00	BMG	O	BSMT GARAGE	1			12,190.40	12,190	
FIXTURES	12	\$8,400	FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE	1			15,238.80	15,239	
UNITS	1	1.00					ODS	O	OUT DOOR SHOWER	1			0.00		

TOTAL RCN	1,469,599
CONDITION ELEM	CD
EFF.YR/AGE	1991 / 31
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$1,028,700