

Key: 1440

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.451

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DELGIZZI DANIEL R & DAVID J 3 BITTERSWEET LN WESTON, MA 02493				40-15-0				4 MOSES WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DELGIZZI DANIEL R & DAVID				09/01/1983	99			3849-104			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1120	100	> 8 UNITS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
04-055	04/28/2004	30	CHECK DATA		06/13/2017	RJM	100	100
86-021	02/10/1986	90	BP NVC	1,500	09/14/2005	RJM	100	100
		11	COMMERCIAL		04/17/1991		100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	23,087	APT	1.00	1.00	386,300	1.25	1.00	APT	1.00		255,680

TOTAL	23,087 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	APARTMENTS	NOTE Highland Manor	LAND		255,700	248,200		
Infl1	NO ADJ		BUILDING		402,900	402,700		
Infl2	NO ADJ		DETACHED		400	300		
			OTHER		0	0		
		TOTAL		659,000	651,200			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHP	A	1.00	G 0.90 3X7		21	19.10	400



BUILDING	CD	ADJ	DESC	MEASURE	6/13/2017	RJM
MODEL	5		CIM	LIST	6/13/2017	EST
STYLE	15	1.98	APARTMENTS [100%]	REVIEW	6/19/2017	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	9999	SIZE ADJ	0.865
NET AREA	4,134	DETAIL ADJ	1.881
\$NLA(RCN)	\$191	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
% HEATED	100	1.00	
% A/C	0	1.00	
% SPRINKLERS	0	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXTERIOR WALL	2	CLAP BOARD	1.00
ROOF STRUCTURE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOORING	3	WW/ CARPET	1.00
INT FINISH	2	DRYWALL	1.02
H.V.A.C.	5	ELECTRIC	0.98
FUEL SOURCE	3	ELECTRIC	1.00
COMPLEX	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMF	N	BSMT FIN	792		117.31	92,911
+	WDK	N	WOOD DECK	200		43.77	8,754
D	BMU	N	BSMT UNF	360		58.90	21,204
+	BAS	L	BASE AREA	2,032	9999	166.45	338,224
+	USF	L	UP-STRY FIN	1,238	9999	166.45	206,064
+	LLF	L	LOW-LEV FIN	864	9999	142.21	122,866

TOTAL RCN	790,023
CONDITION ELEM	CD
EFF.YR/AGE	1993 / 29
COND	49 49 %
FUNC	0
ECON	0
DEPR	49 % GD 51
RCNLD	\$402,900

