

Key: 1485

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.497

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION		
BELL PATRICIA (LIFE ESTATE) C/O CAVALLARI DANIEL JOSEPH PO BOX 1041 N TRURO, MA 02652-1041		40-60-0	3 HOPKINS WAY		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CAVALLARI DANIEL JOSEPH		09/21/2023	QS	875,000	(233985)
BELL PATRICIA (LIFE ESTAT		07/01/2016	A	1	(210026)
BELL PATRICIA L		07/23/2013	A		(200984)

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	%

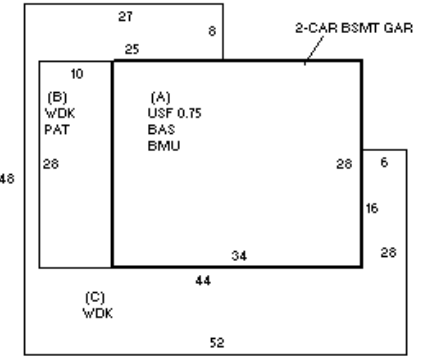
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	R04	1.00		279,080
300	A	0.025	12	1.00	1	1.00	1	1.00	R04	1.00		690

TOTAL	34,848 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	279,800	243,300
Infl1	NO ADJ		BUILDING	475,100	403,100			
Infl2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>754,900</b>	<b>646,400</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/18/2018	LG
MODEL	1		RESIDENTIAL	LIST	9/9/2009	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1984	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	678,719
NET AREA	1,666	DETAIL ADJ	1.000	FOUNDATION			1.00	A	BMU	N	BSMT UNFINISHED	952		78.69	74,913		
\$NLA(RCN)	\$407	OVERALL	1.070	EXT. COVER	4	VINYL	1.00	A	BAS	L	BAS AREA	952	1984	331.52	315,607		
				ROOF SHAPE	6	SALTBOX	1.00	A	USF	L	UP-STRY FIN	714	1984	258.30	184,427		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	B	PAT	N	PATIO	280		17.19	4,813		
				FLOOR COVER	99	N/A	1.00	+	WDK	N	ATT WOOD DECK	1,272		49.19	62,575		
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	2		7,881.55	15,763		
				HEATING/COOLING	3	RADIANT	1.02		F21	O	FPL 2S 1OP	1		16,421.20	16,421		
				FUEL SOURCE	3	ELECTRIC	1.00										
																CONDITION ELEM	CD
																EFF.YR/AGE	1990 / 32
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$475,100