

Key: 1625

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.633

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
JANOPLIS MICHAEL & WENDY W PO BOX 895 TRURO, MA 02666-0895				42-54-0				16 PARKER DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
JANOPLIS MICHAEL & WENDY				02/01/1985	99		4405-091				

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.660	11	1.00	1	1.00	1	1.00	R05	1.30		345,240

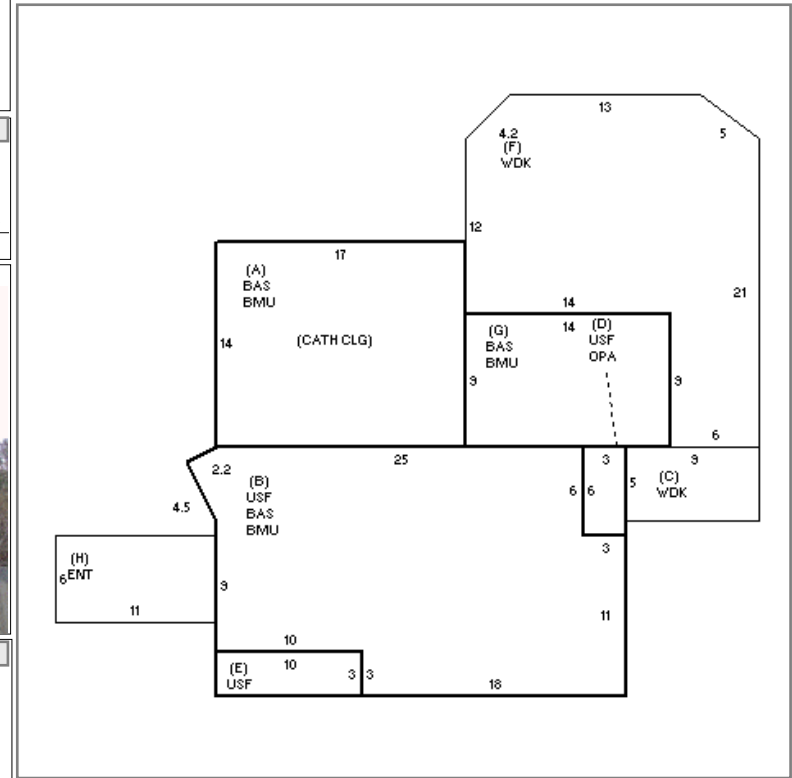
TOTAL	28,750 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE	LAND	345,200	300,200			
Inf1	NO ADJ		BUILDING	346,500	298,300			
Inf2	NO ADJ		DETACHED	31,000	29,600			
			OTHER	0	0			
			TOTAL	722,700	628,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GUL	A	1.00	A 0.75 24*26	2004	624	47.10	22,000
SHF	G	1.18	A 0.75 4*5		20	20.26	300
SHF	L	0.83	P 0.45 8*10		80	13.67	500
SPV	A	1.00	A 0.75 16*24	2017	384	23.69	6,800
PTD	A	1.00	A 0.75	2017	792	2.30	1,400



BLDG COMMENTS		
MEASURE	12/5/2017	LG
LIST	10/19/2012	BE
REVIEW	11/22/2010	MR
FY14 CORR ROOM COUNT, QUAL -1 BEDRM		

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 %
19-261X	09/04/2019	4	REHAB	10,000	11/01/2019	LG	100 100
FY2018		35	RES EXEMPT		10/01/2017		0 0
17-269	09/27/2017	70	POOL	17,000	12/05/2017	LG	100 100
03-004	01/08/2003	7	GARAGE	30,000	03/23/2004	BT	100 100
95-076	06/05/1995	10	ALL OTHERS	2,000	06/17/1996		100 100



BUILDING	CD	ADJ	DESC	MEASURE	12/5/2017	LG
MODEL	1		RESIDENTIAL			
STYLE	5	1.05	COLONIAL [100%]	LIST	10/19/2012	BE
QUALITY	A	1.00	AVERAGE [100%]	REVIEW	11/22/2010	MR
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1987	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,278	DETAIL ADJ	1.005	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	797		82.34	65,628
\$NLA(RCN)	\$393	OVERALL	1.050	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BAS AREA	238	1987	328.51	78,186
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	559	1987	328.51	183,639
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	389		55.25	21,492
				FLOOR COVER	99	N/A	1.00	D	OPA	N	OPEN PORCH	18		151.83	2,733
				INT. FINISH	2	DRYWALL	1.00	+	USF	L	UP-STRY FIN	481	1987	258.57	124,373
				HEATING/COOLING	1	FORCED AIR	1.00	H	ENT	N	ENCL ENTRY	66		195.00	12,870
				FUEL SOURCE	1	OIL	1.00	GFP	O		GAS FIREPLACE	1		9,763.80	9,764

TOTAL RCN	502,183
CONDITION ELEM	CD
EFF.YR/AGE	1987 / 35
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$346,500