Key: 1683

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1,692

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WEINSTEIN MICHAEL J & SIMEONE RICHARD R PO BOX 1059 TRURO, MA 02666	42-112-0	5 BAYBERRY RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WEINSTEIN MICHAEL J &	01/31/2020	QS	915,000	(221772)
KAITLYN CARLO HESSE TRUST	08/03/2018	U	190,000	(216942)
SAUCIER STEPHEN J & KAREN	06/14/1984	99		(96978)

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	%
21-124	04/06/2021	2	ADDITION	30,000	08/26/2021	LG	100	100
18-355	10/09/2018	1	SINGLE FAM R	250,000	12/23/2019	LG	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.760	11 1.00	1 1.00	1 1.00	576,160	1.01	1 1.00	R07 1.60			443,840

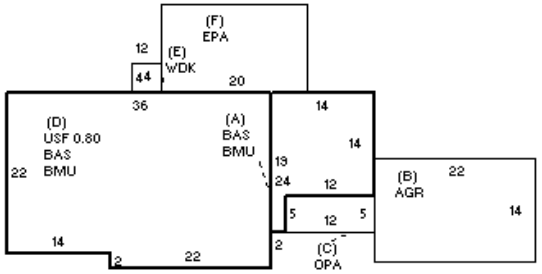
TOTAL	33,106 SF	ZONING	RES	FRNT	0
Nbhd	NORTH TRURO	NOTE	FY09 NBHD CHNGD FROM 7 TO 6 PER REVIEW.		
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	443,800	385,900
BUILDING	823,300	675,500
DETACHED	2,700	2,600
OTHER	0	0
TOTAL	**1,269,800**	**1,064,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	G 1.18	A 0.75	10*15	2021	150	2.71	300
HTB	G 1.18	A 0.75	7*7	2021	1	3,221.87	2,400

PHOTO 08/26/2021



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	+	1.15	GOOD-/AVE+ [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/11/2019	LG
LIST	12/23/2019	LG
REVIEW		

BLDG COMMENTS

YEAR BLT	2019	SIZE ADJ	1.020
NET AREA	1,711	DETAIL ADJ	1.000
$NLA(RCN)	$496	OVERALL	1.150

CAPACITY	UNITS	ADJ
STORIES(FAR)	1.8	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2.5	1.00
FIXTURES	9	$6,300
UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	CONTIN WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HOT WAT.-CL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,042		93.08	96,987
A	BAS	L	BAS AREA	206	2019	409.75	84,409
B	AGR	N	ATTACHED GARAGE	308		135.77	41,816
C	OPA	N	OPEN PORCH	60		136.78	8,207
D	BAS	L	BAS AREA	836	2019	409.75	342,552
D	USF	L	UP-STRY FIN	669	2019	319.26	213,582
E	WDK	N	ATT WOOD DECK	16		145.94	2,335
F	EPA	N	ENCL PORCH	240		168.39	40,413
	GFP	O	GAS FIREPLACE	1		12,178.30	12,178
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	848,780
CONDITION ELEM	CD

EFF.YR/AGE	2019 / 3	
COND	03 03 %	
FUNC	0	
ECON	0	
DEPR	3	% GD 97
RCNLD		$823,300