

Key: 1713

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.724

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CAPANO MATTHEW M PO BOX 342 NO TRURO, MA 02652-0342				42-143-0				6 BLUEFIN LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAPANO MATTHEW M				09/07/2005	J	3,000	3625-57+				
CAPANO MATTHEW M				12/09/1982	99		3625-57				

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	%
11-262	12/15/2011	2	ADDITION	85,000	10/23/2012	FC	100	100
09-188	10/23/2009	2	ADDITION	25,000	05/03/2011	MR	100	100
06-177	08/04/2006	7	GARAGE	12,000	05/16/2008	JH	100	100

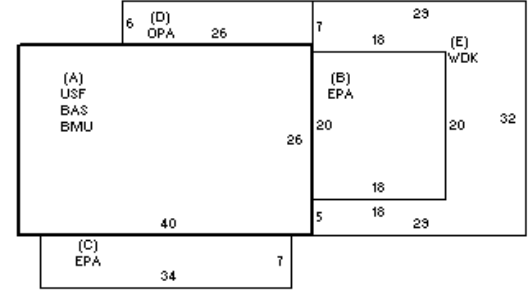
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	R08	1.75		488,390
300	A	0.125	11	1.00	1	1.00	1	1.00	R08	1.75		6,020

DETAILED

TOTAL	39,204 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	DGM=PRE-ENGINEERED STEEL GAR W/ 12' WALLS+3 OH DOORS (10' HIGH).			LAND	494,400	429,900
Inf1	NO ADJ		BUILDING	568,900	482,600			
Inf2	NO ADJ		DETACHED	16,900	16,100			
			OTHER	0	0			
			TOTAL	1,080,200	928,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGM	G	1.18 E	1.00 30*31	2007	930	17.71	16,500
SHF	L	0.83 A-	0.70 6*7		42	14.25	400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/3/2021	LG
MODEL	1		RESIDENTIAL	LIST	10/1/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	5/31/2011	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	836,580
NET AREA	2,080	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,040		77.28	80,371	CONDITION ELEM	CD
\$NLA(RCN)	\$402	OVERALL	1.120	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BAS AREA	1,040	1950	340.21	353,815		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	1,040	1950	259.66	270,048		
STORIES(FAR)	1.75	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	+	EPA	N	ENCL PORCH	598		116.51	69,672		
ROOMS	0	1.00		FLOOR COVER	1	HARDWOOD	1.00	D	OPA	N	OPEN PORCH	156		82.99	12,947		
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00	E	WDK	N	ATT WOOD DECK	568		50.48	28,675		
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		16,851.50	16,852			
FIXTURES	6	\$4,200		FUEL SOURCE	1	OIL	1.00										
UNITS	0	1.00															
EFF.YR/AGE																1980 / 42	
COND																32 32 %	
FUNC																0	
ECON																0	
DEPR																32 % GD 68	
RCNLD																\$568,900	