

Key: 2061

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.099

LEGAL

LAND

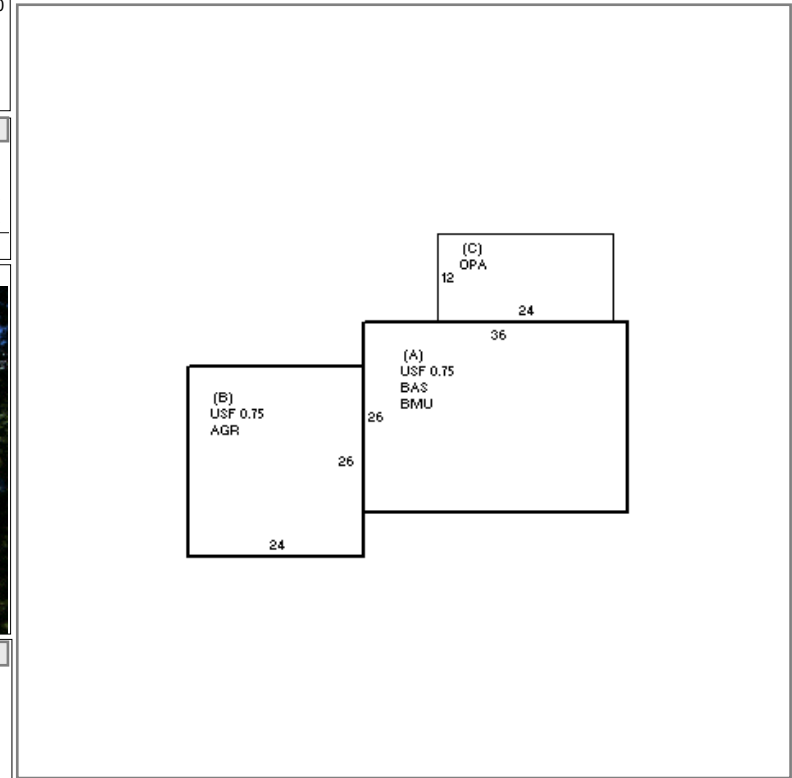
CURRENT OWNER		PARCEL ID		LOCATION	
SOULIOTIS GEORGE & CHERYL PO BOX 417 NO TRURO, MA 02652		43-189-0		2 ANDREW WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SOULIOTIS GEORGE & CHERYL		07/08/2019	QS	755,000	32141-131
COOPER GARY M		07/02/2008	J		23021-51
COOPER GARY M &		10/19/2007	QS	631,500	22415-255

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 %
FY2023		35	RES EXEMPT		10/20/2022		0 0
13-289	11/14/2013	10	ALL OTHERS	39,000	12/27/2013	FC	100 100
13-123	05/24/2013	6	SHED	4,000	10/31/2013	FC	100 100
07-045	03/22/2007	1	SINGLE FAM R	250,000	05/19/2008	JH	100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 12	1.00 RT6	0.90 1	1.00	324,090	1.00 1	1.00 R03	1.00			251,170
300	A	0.146 12	1.00 1	1.00 1	1.00	27,500	1.00 1	1.00 R03	1.00			4,020

TOTAL	40,100 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE INFL1 = ABUTS ROUTE 6				LAND	255,200	221,900
Inf1	ABUTS RTE 6		LAND	794,600	653,000			
Inf2	NO ADJ		DETACHED	2,000	1,900			
			OTHER	0	0			
						TOTAL	1,051,800	876,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 G	0.90 12*10	2013	120	18.89	2,000



BUILDING	CD	ADJ	DESC	MEASURE	8/31/2022	LG
MODEL	1		RESIDENTIAL	LIST	8/31/2022	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/22/2010	LVM
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED

BUILDING

UNIT

IN

NG

YEAR BLT	2007	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	934,805		
NET AREA	2,106	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		93.69	87,698	CONDITION ELEM	CD		
\$NLA(RCN)	\$444	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	936	2007	394.73	369,469				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,170	2007	301.28	352,493				
				ROOF COVER	1	ASPHALT SHINGLE	1.00	B	AGR	N	ATTACHED GARAGE	624		114.77	71,619				
				FLOOR COVER	1	HARDWOOD	1.00	C	OPA	N	OPEN PORCH	288		91.23	26,273				
				INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		19,552.30	19,552				
				HEATING/COOLING	9	WARM/COOL AIR	1.03		ODS	O	OUT DOOR SHOWER	1		0.00					
				FUEL SOURCE	1	OIL	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	2007 / 15
STORIES(FAR)		1.75	1.00															COND	15 15%
ROOMS		6	1.00															FUNC	0
BEDROOMS		3	1.00															ECON	0
BATHROOMS		3.5	1.00															DEPR	15 % GD 85
FIXTURES		11	\$7,700															RCNLD	\$794,600
UNITS		1	1.00																