

Key: 2067

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.105

LEGAL

LAND

DETACHED

BUILDING

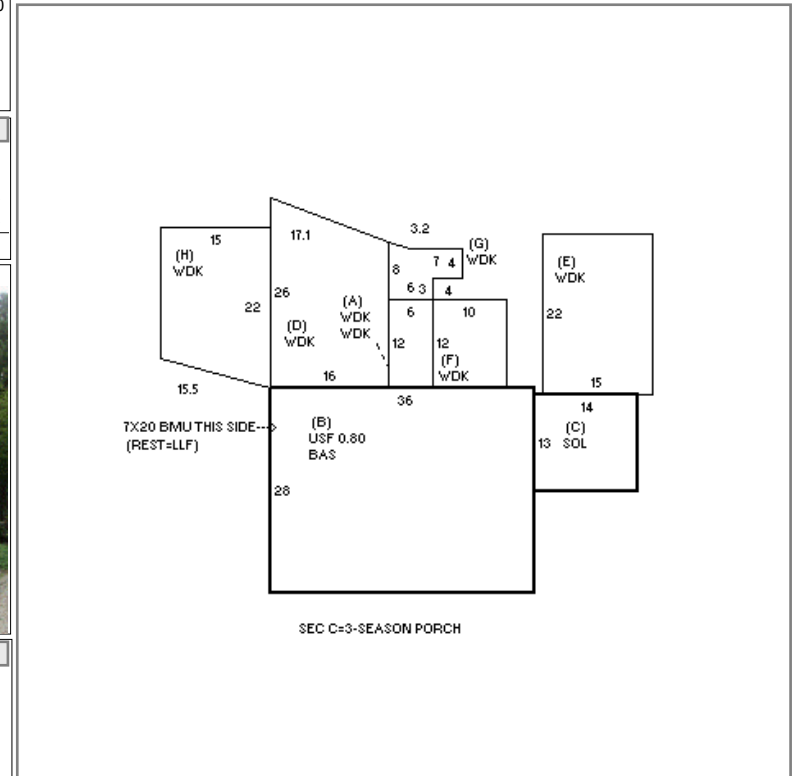
CURRENT OWNER		PARCEL ID		LOCATION	
ROSENBAUM CINDY & BRUYN REBECCA PO BOX 1025 TRURO, MA 02666-1025		43-195-0		6 SANDY LN	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ROSENBAUM CINDY & MAGANE KEVIN M & MARTHA R		03/27/2002	QS	411,666	14977-137
		03/30/2000	P	129,000	12916-081

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 %
CYC FY2018	05/23/2023	30	CHECK DATA		08/12/2022	LG	100 100
14-073	05/01/2014	35	RES EXEMPT		02/26/2018		0 0
13-006	01/04/2013	6	SHED	21,000	10/03/2014	FC	100 100
06-209	09/14/2006	80	SOLAR TAXABL	10,000	08/19/2013	FC	100 100
		9	DECK		05/14/2007	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	1	1.00	1	1.00	R03	1.00		279,080
300	A	0.155	12	1.00	1	1.00	1	1.00	R03	1.00		4,260

TOTAL	40,511 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	283,300	246,400
Inf1	NO ADJ		BUILDING	828,000	674,600			
Inf2	NO ADJ		DETACHED	2,800	2,700			
			OTHER	0	0			
						TOTAL	1,114,100	923,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	V	1.50 A	0.75 8*12	2005	96	24.71	1,800
SHF	+	1.10 G	0.90 6*8	2014	48	18.88	800
CAN	A	1.00 A	0.75 ON SHF 5*8		40	7.20	200



BUILDING	CD	ADJ	DESC	MEASURE	8/12/2022	LG
MODEL	1		RESIDENTIAL	LIST	8/12/2022	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	12/13/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

8/12/2022 Owner confirmed interior data at door (time limitation). Minisplit. LLF=DEN, OFFICE/STUDIO, FULL BATH and LAUNDRY AREA. GAS INSERT IN FPL OPENING.

YEAR BLT	2000	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,022,193		
NET AREA	2,864	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	WDK	N	ATT WOOD DECK	1,322		57.70	76,274	CONDITION ELEM	CD		
\$NLA(RCN)	\$357	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	B	BAS	L	BAS AREA	1,008	2000	388.81	391,920				
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	USF	L	UP-STRY FIN	806	2000	299.85			241,678	
STORIES(FAR)	1.8	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	1.00	C	SOL	L	SOLARIUM	182	2003	227.07	41,328				
ROOMS	7	1.00	FLOOR COVER	2	SOFTWOOD	1.00	1.00		LLF	L	LOWER LEVEL FIN	868	2006	256.52	222,662				
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	1.00		BMU	N	BSMT UNFINISHED	140		104.57	14,639				
BATHROOMS	3	1.00	HEATING/COOLING	15	FHW/DCTLS AC	1.03	1.03		WDK	N	ATT WOOD DECK	84		88.47	7,432				
FIXTURES	10	\$7,000	FUEL SOURCE	1	OIL	1.00	1.00		F21	O	FPL 2S 1OP	1		19,259.00	19,259				
UNITS	0	1.00							ODS	O	OUT DOOR SHOWER	1		0.00					
EFF.YR/AGE																		2003 / 19	
COND																		19 19%	
FUNC																		0	
ECON																		0	
DEPR																		19 % GD 81	
RCNLD																\$828,000			