Key: 2290

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2,336

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOPKINS BRIAN J & CHRISTAL L PO BOX 1148 TRURO, MA 02666	46-62-0	4 LITTLE PAMET WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HOPKINS BRIAN J & CHRISTA	11/04/2016	P	207,000	30065-102
SPRAGUE B SHELDON FAM TR	06/25/2012	A		26441-255
SPRAGUE B SHELDON FAM TR	06/25/2012	A		26441-249

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

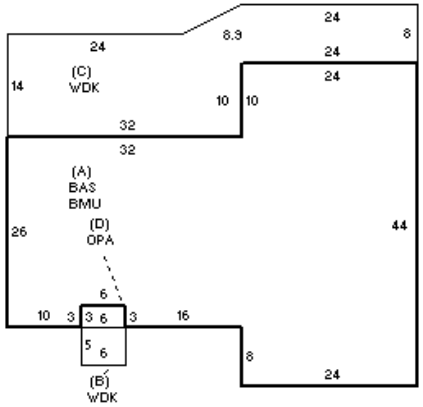
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
FY2020		35	RES EXEMPT		12/06/2019		0	0
16-253	10/24/2016	1	SINGLE FAM R	250,000	01/13/2017	LG	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	A	0.775	13	1.00	1	1.00	1	1.00	414,115	1.00	1	1.00	R05	1.15			320,940
300	A	0.035	13	1.00	1	1.00	1	1.00	31,625	1.00	1	1.00	R05	1.15			1,110

TOTAL	35,284 SF	ZONING	RES	FRNT	0
Nbhd	CORN HILL	NOTE	FY20 add chg from 69 Castle Rd to 4 Little Pamet Way as only access		
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	322,100	280,000
BUILDING	673,000	577,600
DETACHED	0	0
OTHER	0	0
TOTAL	**995,100**	**857,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/19/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/19/2017	LG
LIST	3/8/2018	LG
REVIEW		

YEAR BLT	2017	SIZE ADJ	1.010
NET AREA	1,870	DETAIL ADJ	1.030
$NLA(RCN)	$379	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES(FAR)	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	3.5	1.00
FIXTURES	12	$8,400
UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	CONTIN WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	4	FLAT/SHED	1.00
ROOF COVER	7	ROLL	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,870		61.53	115,068
A	BAS	L	BAS AREA	1,870	2017	294.76	551,206
+	WDK	N	ATT WOOD DECK	686		45.53	31,230
D	OPA	N	OPEN PORCH	18		141.79	2,552

TOTAL RCN	708,456
CONDITION ELEM	CD

EFF.YR/AGE	2017 / 5	
COND	05	05 %
FUNC	0	
ECON	0	
DEPR	5	% GD 95
RCNLD		$673,000