

Key: 2297

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.345

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CHIARAPPO ANTHONY J PO BOX 708 TRURO, MA 02666-0708				46-69-0				9 RYANS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHIARAPPO ANTHONY J				09/30/1994	H	80,000	9388-178				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
FY2018		35	RES EXEMPT		10/01/2017			0
12-163	07/02/2012	90	BP NVC	9,600	12/07/2012	FC	100	100
95-118	09/25/1995	1	SINGLE FAM R	120,000	01/01/1999		100	100

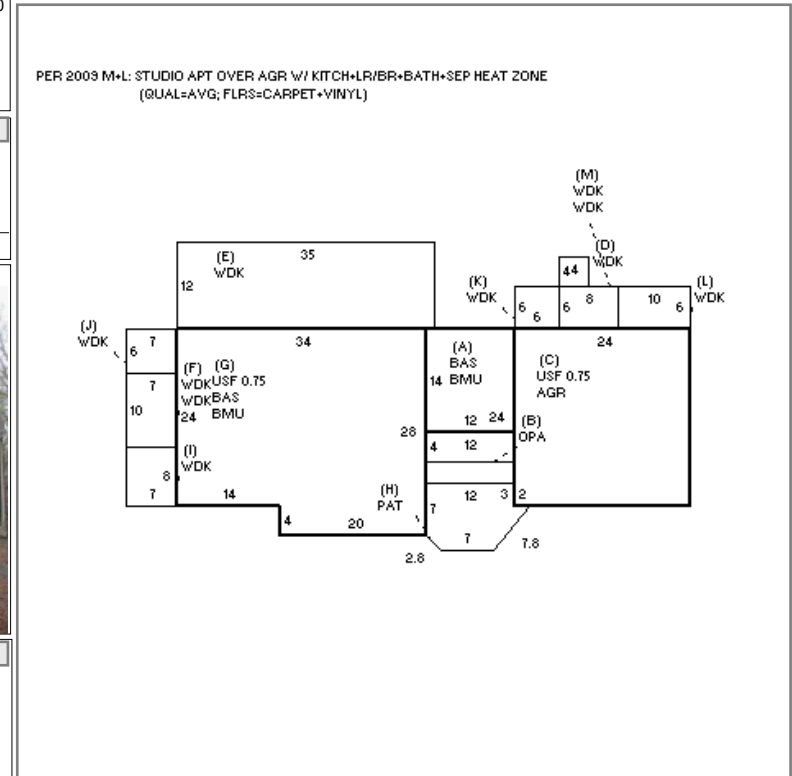
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 13	1.00	1	1.00	576,160	1.00	1	1.00	V4	1.60	446,520
300	A	0.145 13	1.00	1	1.00	44,000	1.00	1	1.00	V4	1.60	6,380

TOTAL	40,075 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL	NOTE	LAND	452,900	393,800			
Inf1	NO ADJ		BUILDING	613,400	527,900			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,066,300	921,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	2/16/2021	LG
MODEL	1		RESIDENTIAL	LIST	10/16/2013	BE
STYLE	4	1.10	CAPE [100%]	REVIEW	12/3/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1995	SIZE ADJ	1.000
NET AREA	2,168	DETAIL ADJ	1.000
\$NLA(RCN)	\$388	OVERALL	1.064
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.75	1.00
ROOMS		6	1.00
BEDROOMS		4	1.00
BATHROOMS		3.5	1.00
FIXTURES		11	\$7,700
UNITS		2	.95

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT 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	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,064		73.42	78,115
+	BAS	L	BAS AREA	1,064	1995	323.20	343,881
B	OPA	N	OPEN PORCH	48		120.34	5,777
C	AGR	N	ATTACHED GARAGE	576		96.16	55,389
+	USF	L	UP-STRY FIN	1,104	1995	246.68	272,332
+	WDK	N	ATT WOOD DECK	866		47.96	41,533
H	PAT	N	PATIO	103		18.63	1,918
F21	O		FPL 2S 10P	1		16,008.90	16,009
KIT	O		XTRA KITCHEN	1		17,639.00	17,639
ODS	O		OUT DOOR SHOWER	1		0.00	

TOTAL RCN	840,292
CONDITION ELEM	CD
EFF.YR/AGE	1995 / 27
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$613,400