

Key: 2407

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.462

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
RICHTER RAPHAEL & VIDA PO BOX 656 TRURO, MA 02666		46-185-0		6 SNOWS RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
RICHTER RAPHAEL & VIDA		01/05/2018	P	178,000	31005-336
CABRAL 2004 FAMILY TRUST		06/24/2005	99		19969-292
CABRAL RAYMOND & MARIE PLE		02/04/2004	99		18189-308

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 %
22-011	01/11/2022	80	SOLAR TAXABL	7,000	08/03/2022	LG	100 100
FY2020		35	RES EXEMPT		12/06/2019		0 0
18-148	05/04/2018	1	SINGLE FAM R	349,000	12/19/2018	LG	100 100

LAND


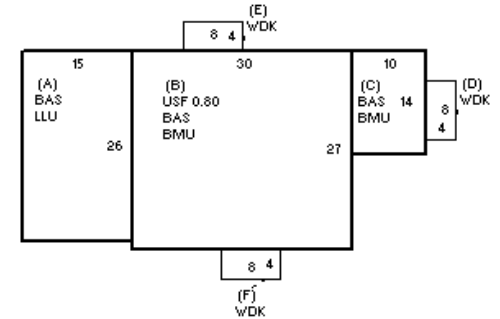
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	A	0.775	12	1.00	1	1.00	1	1.00	360,100	1.00	1	1.00	R03	1.00	279,080
300	A	0.035	12	1.00	1	1.00	1	1.00	27,500	1.00	1	1.00	R03	1.00	960

* -- Previous value excludes abatement.

TOTAL	35,284 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE	LAND	280,000	243,500			
Inf1	NO ADJ		BUILDING	866,800	786,500			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
TOTAL				1,146,800	1,030,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								11/22/2022

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/23/2018	LG
MODEL	1		RESIDENTIAL	LIST	11/22/2022	JN
STYLE	4	1.10	CAPE [100%]	REVIEW	11/22/2022	JN
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

G

YEAR BLT	2018	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	902,962
NET AREA	1,988	DETAIL ADJ	1.000	FOUNDATION	3	CONTIN WALL	1.00	A	LLU	N	LOWER LEVEL UNF	390		198.84	77,547		
\$NLA(RCN)	\$454	OVERALL	1.100	EXT. COVER	2	CLAPBOARD	1.00	+	BAS	L	BAS AREA	1,340	2018	384.29	514,948		
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	950		92.12	87,513		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	B	USF	L	UP-STRY FIN	648	2018	302.38	195,943		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	ATT WOOD DECK	96		88.30	8,477		
				INT. FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE	1		11,534.60	11,535		
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1.8	1.00														
ROOMS		7	1.00														
BEDROOMS		3	1.00														
BATHROOMS		2.5	1.00														
FIXTURES		10	\$7,000														
UNITS		0	1.00														
																EFF.YR/AGE	2018 / 4
																COND	04 04 %
																FUNC	0
																ECON	0
																DEPR	4 % GD 96
																RCNLD	\$866,800