

Key: 2420

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.474

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| CURRENT OWNER   |  |  |  | PARCEL ID  |    |            |              | LOCATION   |  |  |  |
|---|--|--|--|------------|----|------------|--------------|------------|--|--|--|
| MARCEAU JUDITH A<br>20 CHERRY ST<br>HOLYOKE, MA 01040 |  |  |  | 46-199-0   |    |            |              | 9 SNOWS RD |  |  |  |
| TRANSFER HISTORY                                      |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |            |  |  |  |
| MARCEAU JUDITH A                                      |  |  |  | 09/30/1994 | QS | 164,000    | 9389-178     |            |  |  |  |

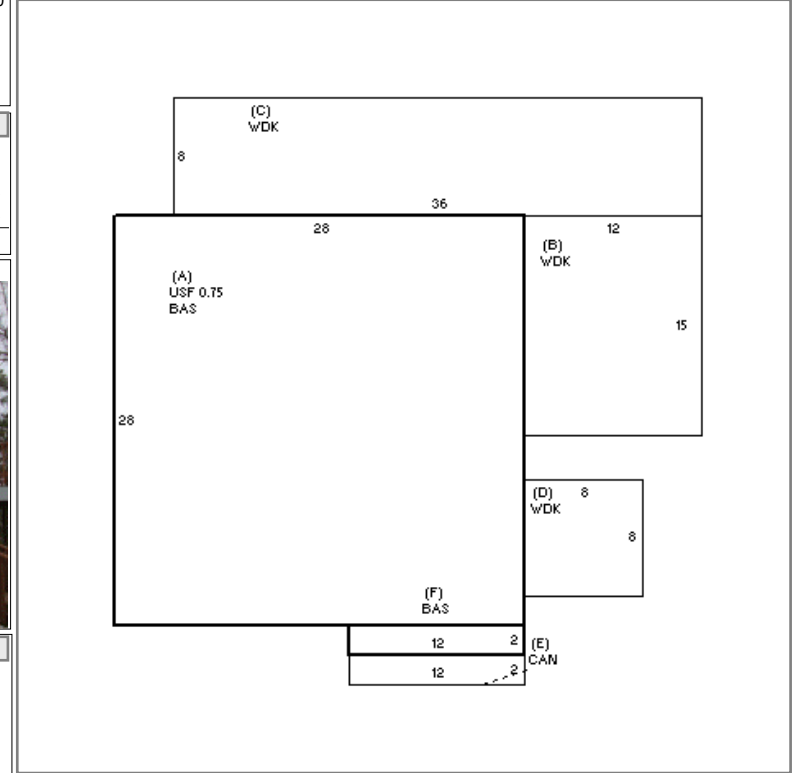
| CLASS  | CLASS% | DESCRIPTION   |      |        | BN ID | BN | CARD   |
|--------|--------|---------------|------|--------|-------|----|--------|
| 1010   | 100    | SINGLE FAMILY |      |        |       | 1  | 1 of 1 |
| PMT NO | PMT DT | TY            | DESC | AMOUNT | INSP  | BY | 1st %  |
|        |        |               |      |        |       |    |        |

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| 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 | T11  | 0.90 1 | 1.00 | 324,090  | 1.00 1 | 1.00 | R03 | 1.00 |            | 251,170   |
| 300 | A | 0.055 12 1.00 | 1    | 1.00 1 | 1.00 | 27,500   | 1.00 1 | 1.00 | R03 | 1.00 |            | 1,510     |

| TOTAL        | 36,155 SF  | ZONING | RES          | FRNT           | 0              | ASSESSED | CURRENT | PREVIOUS |
|--------------|------------|--------|--------------|----------------|----------------|----------|---------|----------|
| Nbhd         | EAST TRURO | NOTE   | LAND         | 252,700        | 219,700        |          |         |          |
| Inf1         | TOPOGRAPHY |        | BUILDING     | 381,500        | 309,700        |          |         |          |
| Inf2         | NO ADJ     |        | DETACHED     | 1,000          | 900            |          |         |          |
|              |            |        | OTHER        | 0              | 0              |          |         |          |
| <b>TOTAL</b> |            |        | <b>TOTAL</b> | <b>635,200</b> | <b>530,300</b> |          |         |          |

| TY  | QUAL | COND   | DIM/NOTE  | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------|-----------|----|-------|-----------|-------|
| SHF | A    | 1.00 A | 0.75 8*10 |    | 80    | 16.47     | 1,000 |



| BUILDING | CD | ADJ  | DESC              | MEASURE | 7/24/2015  | FC  |
|----------|----|------|-------------------|---------|------------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 7/24/2015  | EST |
| STYLE    | 4  | 1.10 | CAPE [100%]       | REVIEW  | 12/15/2010 | MR  |
| QUALITY  | +  | 1.15 | GOOD-AVE+ [100%]  |         |            |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |            |     |

BLDG COMMENTS

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| YEAR BLT     | 1985  | SIZE ADJ   | 1.030           | ELEMENT    | CD              | DESCRIPTION | ADJ     | S    | BAT | T             | DESCRIPTION | UNITS         | YB    | ADJ PRICE | RCN     | TOTAL RCN      | 552,884    |
|--------------|-------|------------|-----------------|------------|-----------------|-------------|---------|------|-----|---------------|-------------|---------------|-------|-----------|---------|----------------|------------|
| NET AREA     | 1,396 | DETAIL ADJ | 1.000           | FOUNDATION | 5               | OTHER       | 1.00    | +    | BAS | L             | BAS AREA    | 808           | 1985  | 402.98    | 325,604 | CONDITION ELEM | CD         |
| \$NLA(RCN)   | \$396 | OVERALL    | 1.120           | EXT. COVER | 2               | CLAPBOARD   | 1.00    | A    | USF | L             | UP-STRY FIN | 588           | 1985  | 317.18    | 186,502 |                |            |
| CAPACITY     |       |            | UNITS           | ADJ        | ROOF SHAPE      | 6           | SALTBOX | 1.00 | +   | WDK           | N           | ATT WOOD DECK | 532   | 59.80     | 31,813  |                |            |
| STORIES(FAR) | 1.75  | 1.00       | ROOF COVER      | 1          | ASPHALT SHINGLE | 1.00        | E       | CAN  | N   | CANOPY        | 24          | 61.41         | 1,474 |           |         |                |            |
| ROOMS        | 0     | 1.00       | FLOOR COVER     | 1          | HARDWOOD        | 1.00        |         | MST  | O   | MASONRY STACK | 1           | 3,991.90      | 3,992 |           |         |                |            |
| BEDROOMS     | 3     | 1.00       | INT. FINISH     | 2          | DRYWALL         | 1.00        |         |      |     |               |             |               |       |           |         |                |            |
| BATHROOMS    | 1.5   | 1.00       | HEATING/COOLING | 3          | RADIANT         | 1.02        |         |      |     |               |             |               |       |           |         |                |            |
| FIXTURES     | 5     | \$3,500    | FUEL SOURCE     | 3          | ELECTRIC        | 1.00        |         |      |     |               |             |               |       |           |         |                |            |
| UNITS        | 0     | 1.00       |                 |            |                 |             |         |      |     |               |             |               |       |           |         |                |            |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | EFF.YR/AGE     | 1985 / 37  |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | COND           | 31 31 %    |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | FUNC           | 0          |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | ECON           | 0          |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | DEPR           | 31 % GD 69 |
|              |       |            |                 |            |                 |             |         |      |     |               |             |               |       |           |         | RCNLD          | \$381,500  |