

Key: 2467

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.527

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
PHILLIPS WILLIAM T PO BOX 852 TRURO, MA 02666-0852		46-250-0		4 SNOWS FIELD RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
PHILLIPS WILLIAM T		09/21/2005	99	20280-173	
PHILLIPS REALTY TRUST		07/06/2005	99	20017-135	
PHILLIPS WILLIAM T		06/08/2005	99	19914-138	

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 %
NP		20	NO PERMIT		07/18/2023	LG	100 100
FY2018		35	RES EXEMPT		01/05/2018		0 0
16-261X	11/04/2016	90	BP NVC		04/27/2017	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	14	1.00	1	414,115	1.00	1	1.00	R03	1.15	320,940
300	A	0.075	14	1.00	1	31,625	1.00	1	1.00	R03	1.15	2,370

DETACHED

TOTAL	37,026 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TRURO CENTER	NOTE PTD TO LEFT OF SFR.	LAND	323,300	244,400	BUILDING	416,300	353,300
Inf1	NO ADJ		DETACHED	1,500	500	OTHER	0	0
Inf2	NO ADJ		TOTAL	741,100	598,200			

PHOTO 08/25/2015

BLDG COMMENTS

PER 8/25/2015 LIST: WOODSTOVE IN LIV RM
FIREPLACE OPENING, GAS RINNAI HEATER IN
DINING REA. BMF = UNHEATED GAME ROOM W/
DRYWALL WALLS & CLG AND LAMINATE FLOOR.

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	A 0.75 17*17		289	2.30	500
SHF	G	1.18	G 0.90 6*10	2023	60	19.44	1,000

BUILDING	CD	ADJ	DESC	MEASURE	8/25/2015	FC
MODEL	1		RESIDENTIAL	LIST	8/25/2015	FC
STYLE	4	1.10	CAPE [100%]	REVIEW	11/29/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1989	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	594,674
NET AREA	1,428	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	715		87.83	62,800	CONDITION ELEM	CD
\$NLA(RCN)	\$416	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	952	1989	350.41	333,593		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	476	1989	275.81	131,284		
STORIES(FAR)	1.5	1.00		ROOF COVER	1	ASPALT SHINGLE	1.00	B	WDK	N	ATT WOOD DECK	80		79.73	6,378		
ROOMS	5	1.00		FLOOR COVER	2	SOFTWOOD	1.00	C	BMF	N	BSMT FINISH	237		164.81	39,061		
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00	F21	O	FPL 2S 1OP	1		17,357.10	17,357			
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02										
FIXTURES	6	\$4,200		FUEL SOURCE	2	GAS	1.00										
UNITS	1	1.00															
																EFF.YR/AGE	1989 / 33
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$416,300