

Key: 2511

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.581

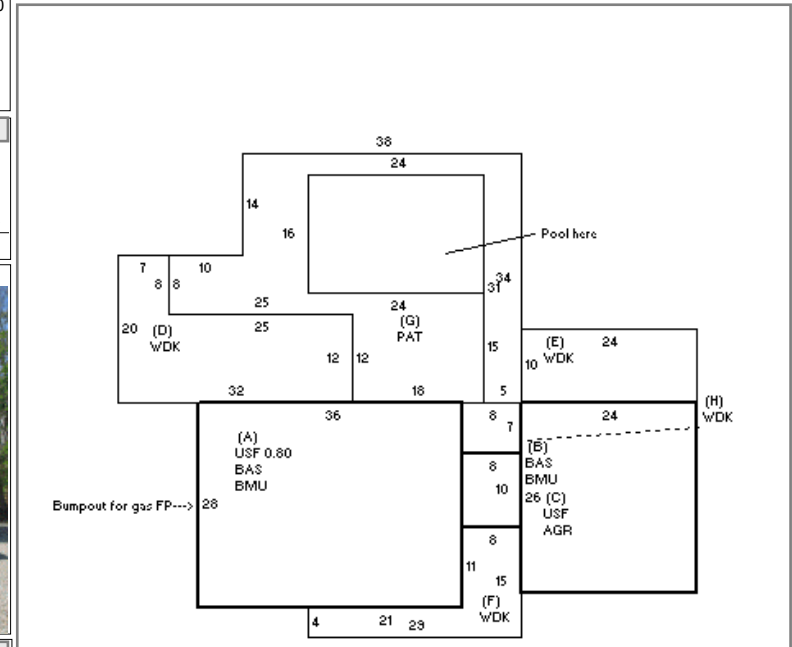
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CURRENT OWNER				PARCEL ID				LOCATION				
MOREA ERIC L PO BOX 805 TRURO, MA 02666-0805				46-298-0				2 JOSEPHS RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MOREA ERIC L				11/16/2001	99		14450-194					
MOREA CRAIG H & ERIC L				06/01/1998	I	96,060	11469-252					
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	RT6	0.90 1	1.00	372,704	1.00 1	1.00	R03	1.15	288,850
300	A	0.145 14	1.00	1	1.00 1	1.00	31,625	1.00 1	1.00	R03	1.15	4,590

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
15-04S	06/03/2015	99	ALL OTHER		03/08/2016	FC	100	100
		20	NO PERMIT		11/02/2012	FC	100	100
01-211	11/20/2001	1	SINGLE FAM R	150,000	09/28/2005	WL	100	100
01-005	01/09/2001	6	SHED	700	10/03/2003	FC	100	100

TOTAL	40,075 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TRURO CENTER	NOTE	POOL ESTIMATED AS GUNITE.			LAND	293,400	221,900
Inf1	ABUTS RTE 6		BUILDING	847,300	696,500			
Inf2	NO ADJ		DETACHED	22,400	21,300			
			OTHER	0	0			
			TOTAL	1,163,100	939,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 12*12	2002	144	16.01	1,700
SPG	G	1.18	G 0.90 16*24	2012	384	51.29	17,700
SHF	E	1.80	E 1.00 10*10	2022	100	29.65	3,000



BUILDING	CD	ADJ	DESC	MEASURE	5/18/2021	LG
MODEL	1		RESIDENTIAL	LIST	5/18/2021	REF
STYLE	4	1.10	CAPE [100%]	REVIEW	11/29/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
APT OVER GARAGE - 3 R00MS = 1BR/1BA W/ KITCHEN AND MINI-SPLIT.

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YEAR BLT	2002	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,059,084
NET AREA	2,518	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,088		84.37	91,794	CONDITION ELEM	CD
\$NLA(RCN)	\$421	OVERALL	1.074	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,088	2002	371.42	404,103		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,430	2002	274.62	392,712		
STORIES(FAR)	1.8	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	C	AGR	N	ATTACHED GARAGE	624		108.00	67,389		
ROOMS	9	1.00		FLOOR COVER	3	W/W CARPET	1.00	+	WDK	N	ATT WOOD DECK	940		55.12	51,809		
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00	G	PAT	N	PATIO	808		16.05	12,967		
BATHROOMS	3	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03	GFP	O	O	GAS FIREPLACE	1		11,039.00	11,039		
FIXTURES	10	\$7,000		FUEL SOURCE	2	GAS	1.00	KIT	O	O	XTRA KITCHEN	1		20,270.70	20,271		
UNITS	2	.95						ODS	O	O	OUT DOOR SHOWER	1		0.00			
																EFF.YR/AGE	2002 / 20
																COND	20 20 %
																FUNC	0
																ECON	0
																DEPR	20 % GD 80
																RCNLD	\$847,300