

Key: 2526

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.593

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MACARA ROXANE M PO BOX 914 TRURO, MA 02666-0914				46-317-0				2 HELENS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MACARA ROXANE M				08/14/1991	I	42,500	7647-055				

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	%
92-020	02/07/1992	9	DECK	600	06/18/1993		100	100
91-096	09/18/1991	1	SINGLE FAM R	85,000	08/05/1992		100	100

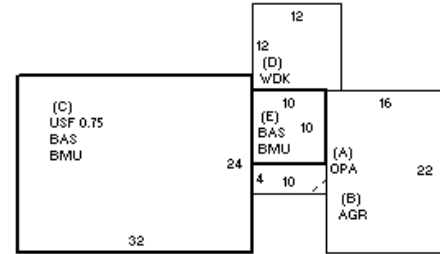
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	R03	1.00		279,080
300	A	0.075	12	1.00	1	1.00	1	1.00	R03	1.00		2,060

TOTAL	37,026 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE			LAND	281,100	244,400	
Infl1	NO ADJ				BUILDING	428,400	363,500	
Infl2	NO ADJ				DETACHED	0	0	
					OTHER	0	0	
				TOTAL	709,500	607,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/28/2015	FC
MODEL	1		RESIDENTIAL	LIST	7/28/2015	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	12/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1991	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	612,013	
NET AREA	1,444	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	OPA	N	OPEN PORCH	40		130.47	5,219	CONDITION ELEM	CD	
\$NLA(RCN)	\$424	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	B	AGR	N	ATTACHED GARAGE	352		113.73	40,035			
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	868		83.17	72,196			
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	868	1991	350.41	304,158			
				FLOOR COVER	3	W/W CARPET	1.00	C	USF	L	UP-STRY FIN	576	1991	275.81	158,866			
				INT. FINISH	2	DRYWALL	1.00	D	WDK	N	ATT WOOD DECK	144		69.33	9,983			
				HEATING/COOLING	2	HOT WATER	1.02	F21	O		FPL 2S 1OP	1		17,357.10	17,357			
				FUEL SOURCE	1	OIL	1.00											
CAPACITY		UNITS	ADJ															
STORIES(FAR)		1.75	1.00															
ROOMS		0	1.00															
BEDROOMS		3	1.00															
BATHROOMS		2	1.00															
FIXTURES		6	\$4,200															
UNITS		1	1.00															
EFF.YR/AGE 1991 / 31																		
COND		30 30 %																
FUNC		0																
ECON		0																
DEPR		30 % GD 70																
RCNLD		\$428,400																