

Key: 2557

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.623

LEGALS

| CURRENT OWNER  |  | PARCEL ID  |    |            |              | LOCATION |  |  |  |
|--|--|------------|----|------------|--------------|----------|--|--|--|
| JOSEPH RAYMOND F & MARSHA L<br>PO BOX 1085<br>TRURO, MA 02666-1085 |  | 46-352-0   |    |            |              | 194 RT 6 |  |  |  |
| TRANSFER HISTORY   |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |          |  |  |  |
| JOSEPH RAYMOND F & MARSHA  |  | 04/02/1992 | 99 |            | 7951-333     |          |  |  |  |
| JOSEPH RAYMOND F   |  | 08/20/1990 | 99 |            | 7266-065     |          |  |  |  |

| 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    | %   |
| FY2018 |            | 35            | RES EXEMPT   |        | 10/01/2017 |    |        | 0   |
| 02-122 | 06/14/2002 | 2             | ADDITION     | 50,000 | 05/11/2003 | BT | 100    | 100 |
| 96-114 | 07/01/1996 | 6             | SHED         | 1,200  | 06/01/1997 |    | 100    | 100 |
| 91-124 | 10/30/1991 | 1             | SINGLE FAM R | 25,000 | 08/10/1992 |    | 100    | 100 |

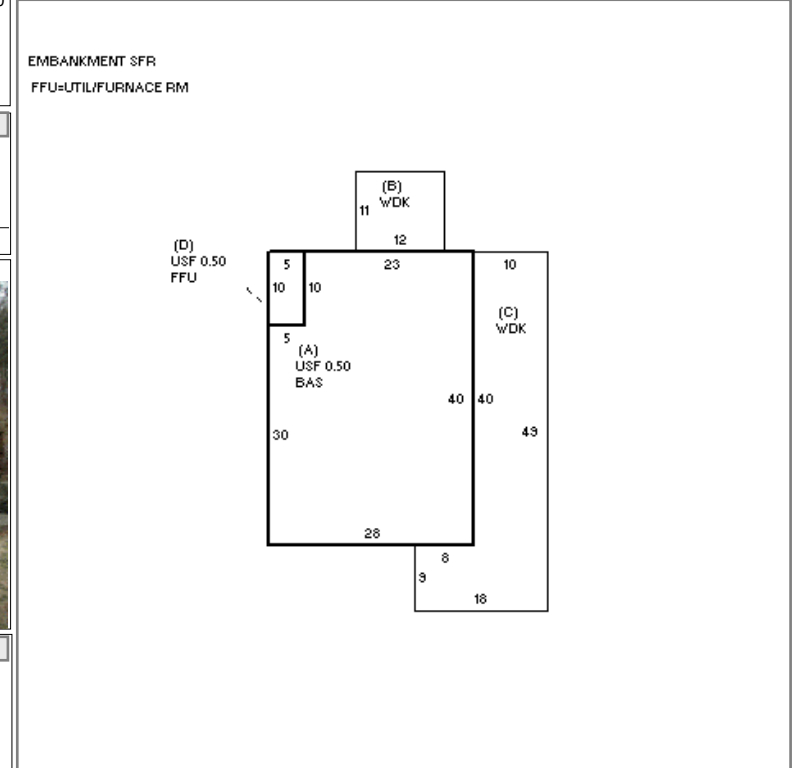
LAND

| CD  | T | AC/SF/UN | Nbhd | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC   | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|-------|----------|-----|-------|-----|------|------------|-----------|
| 100 | A | 0.775    | 14   | 1.00  | 1     | 1.00     | 1   | 1.00  | R01 | 0.80 |            | 223,260   |
| 300 | A | 0.005    | 14   | 1.00  | 1     | 1.00     | 1   | 1.00  | R01 | 0.80 |            | 110       |

|       |              |        |          |         |         |          |         |          |
|-------|--------------|--------|----------|---------|---------|----------|---------|----------|
| TOTAL | 33,977 SF    | ZONING | RES      | FRNT    | 0       | ASSESSED | CURRENT | PREVIOUS |
| Nbhd  | TRURO CENTER | NOTE   | LAND     | 223,400 | 194,200 |          |         |          |
| Infl1 | NO ADJ       |        | BUILDING | 435,500 | 374,600 |          |         |          |
| Infl2 | NO ADJ       |        | DETACHED | 1,400   | 1,400   |          |         |          |
|       |              |        | OTHER    | 0       | 0       |          |         |          |
| TOTAL |              |        |          | 660,300 | 570,200 |          |         |          |

DETACHED

| TY  | QUAL | COND | DIM/NOTE     | YB   | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|--------------|------|-------|-----------|-------|
| SHF | A    | 1.00 | A 0.75 10*12 | 1996 | 120   | 16.01     | 1,400 |



BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 4/6/2021  | LG |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 9/18/2012 | FC |
| STYLE    | 4  | 1.10 | CAPE [100%]       | REVIEW  | 12/6/2010 | MR |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |    |

BLDG COMMENTS  
ZBA PERMIT FOR IN-LAW APT April 2006. CENTRAL AIR ON 2ND FLR ONLY PER Sept 2012 LIST.

LOADING

| YEAR BLT   | 1991  | SIZE ADJ   | 1.020 | ELEMENT              | CD | DESCRIPTION     | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN      | 596,541 |
|------------|-------|------------|-------|----------------------|----|-----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|
| NET AREA   | 1,680 | DETAIL ADJ | 1.000 | FOUNDATION           | 99 | N/A             | 1.00 | A | BAS | L | BAS AREA        | 1,070 | 1991 | 340.81    | 364,671 | CONDITION ELEM | CD      |
| \$NLA(RCN) | \$355 | OVERALL    | 1.100 | EXT. COVER           | 4  | VINYL           | 1.00 | + | USF | L | UP-STRY FIN     | 560   | 1991 | 268.25    | 150,222 |                |         |
|            |       |            |       | ROOF SHAPE           | 1  | GABLE           | 1.00 | + | WDK | N | ATT WOOD DECK   | 694   |      | 50.57     | 35,098  |                |         |
|            |       |            |       | ROOF COVER           | 1  | ASPHALT SHINGLE | 1.00 | D | FFU | L | BAS AREA UNFIN  | 50    | 1991 | 137.33    | 6,867   |                |         |
|            |       |            |       | FLOOR COVER          | 3  | W/W CARPET      | 1.00 |   | F21 | O | FPL 2S 1OP      | 1     |      | 16,881.60 | 16,882  |                |         |
|            |       |            |       | INT. FINISH          | 2  | DRYWALL         | 1.00 |   | KIT | O | XTRA KITCHEN    | 1     |      | 18,600.50 | 18,601  |                |         |
|            |       |            |       | HEATING/COOLING      | 1  | FORCED AIR      | 1.00 |   | ODS | O | OUT DOOR SHOWER | 1     |      | 0.00      |         |                |         |
|            |       |            |       | FUEL SOURCE          | 1  | OIL             | 1.00 |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | EFF.YR/AGE 1995 / 27 |    |                 |      |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | COND 27 27 %         |    |                 |      |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | FUNC 0               |    |                 |      |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | ECON 0               |    |                 |      |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | DEPR 27 % GD 73      |    |                 |      |   |     |   |                 |       |      |           |         |                |         |
|            |       |            |       | RCNLD \$435,500      |    |                 |      |   |     |   |                 |       |      |           |         |                |         |