

Key: 2687

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 2.763

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
PETER H WEILER 2004 TRUST & KATHLEEN A WEILER 2004 TRUST 606 HURON AVE CAMBRIDGE, MA 02138		47-113-0		6 DYER RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
PETER H WEILER 2004 TRUST		01/14/2020	F	10	32620-219
WEILER PETER H & KATHLEEN		01/10/2014	F		27930-256
WEILER PETER H & KATHLEEN		08/28/2000	QS	190,000	13204-309

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	1	1.00	1	1.00	468,130	1.00	1	1.00	R07	1.30	362,800
300	A	0.605	12	1.00	1	1.00	1	1.00	35,750	1.00	1	1.00	R07	1.30	21,630

TOTAL	1.380 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE	LAND	384,400	334,300			
Inf1	NO ADJ		BUILDING	757,300	622,900			
Inf2	NO ADJ		DETACHED	1,300	1,200			
			OTHER	0	0			
			TOTAL	1,143,000	958,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
OSH	A	1.00	A 0.75 ATT TO SHF 4		48	6.90	200
SHF	-	0.90	A 0.75 8*12		96	14.82	1,100



BLDG COMMENTS
10/25/2021 Owner confirmed interior data via mail (C-19). FUNC DISC for LLF PLYWOOD FLOORS & NO HEAT.

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	%	
23-295X	08/07/2023	90	BP NVC	7,796				0	0
01-128	07/26/2001	1	SINGLE FAM R	300,000	06/29/2003	TEG	100	100	

RT SEC=KITCH+LR+3BR+1.5 BATHS
LEFT SEC=2BR+FULL BATH ON 1ST FLR+1BR+FULL BATH (PLYWOOD FLRS+NO HEAT) IN BSMT

BUILDING	CD	ADJ	DESC	MEASURE	10/22/2021	LG
MODEL	1		RESIDENTIAL	LIST	10/25/2021	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2001	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,494	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,008		84.48	85,156
\$NLA(RCN)	\$389	OVERALL	1.070	EXT. COVER	1	WOOD SHINGLES	1.00	A	USF	L	UP-STRY FIN	694	2001	289.77	201,098
				ROOF SHAPE	6	SALTBOX	1.00	+	BAS	L	BAS AREA	1,412	2001	364.61	514,831
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	EPA	N	ENCL PORCH	320		144.34	46,190
				FLOOR COVER	1	HARDWOOD	1.00	D	LLF	L	LOWER LEVEL FIN	388	2001	254.81	98,865
				INT. FINISH	2	DRYWALL	1.00	E	OPA	N	OPEN PORCH	35		138.49	4,847
				HEATING/COOLING	2	HOT WATER	1.02	G	WDK	N	ATT WOOD DECK	174		69.91	12,164
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	970,850
CONDITION ELEM	CD
EFF.YR/AGE	2001 / 21
COND	21 21 %
FUNC	1
ECON	0
DEPR	22 % GD 78
RCNLD	\$757,300