

Key: 3217

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.336

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HOPPER HOUSE LLC PO BOX 718 WELLFLEET, MA 02667				53-76-0				31 STEPHENS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOPPER HOUSE LLC				12/28/2012	A		26995-63				
SCHIFFENHAUS LAURENCE C &				11/27/2009	J		2060-177+				
SCHIFFENHAUS LAURENCE C &				05/12/1981	99		2060-177+				

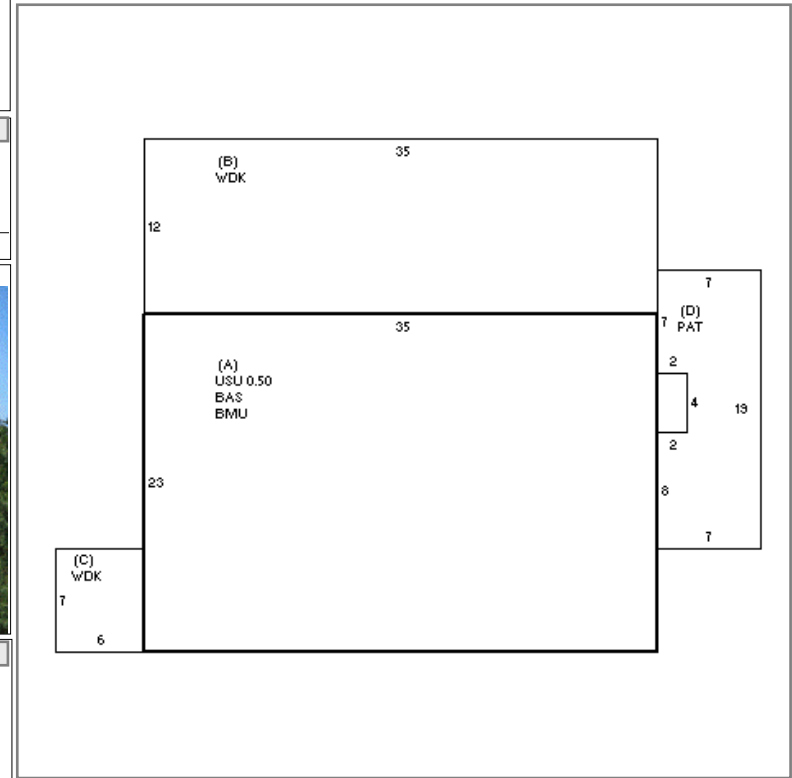
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13-249	10/04/2013	9	DECK	16,400	12/19/2013	FC	100	100
09-SS20	12/31/2009	50	SPLIT SUB				100	100
99-215	12/01/1999	9	DECK	500	07/01/2000		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.216	15	1.00	1	2,520,700	2.43	1	1.00	WF3	7.00	1,322,250

TOTAL	9,417 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N	EDWARD HOPPER HOUSE. FY11 ACRG DECR: PCL	LAND		1,322,300	1,149,700	
Infl1	NO ADJ	O	W/ORIG DWLG NOW 1 OF 2 BLDG ENVELOPES PER	BUILDING		266,200	229,700	
Infl2	NO ADJ	T	2009 CONSERV RESTR.	DETACHED		5,800	5,500	
		E		OTHER		0	0	
				TOTAL		1,594,300	1,384,900	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/17/2020
DGF	A	1.00	A 0.75 12X22		264	29.16	5,800		06/17/2020

BUILDING	CD	ADJ	DESC	MEASURE	6/17/2020	LG	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	7/15/2010	C19	FLR COVER=ESTIMATE.
STYLE	4	1.10	CAPE [100%]	REVIEW	12/13/2010	MR	
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				



YEAR BLT	1900	SIZE ADJ	1.050	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	805	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	805		83.28	67,037
\$NLA(RCN)	\$570	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	805	1900	350.84	282,425
				ROOF SHAPE	1	GABLE	1.00	A	USU	N	UPPER STORY UNF	403		153.61	61,907
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	462		55.53	25,656
				FLOOR COVER	2	SOFTWOOD	1.00	D	PAT	N	PATIO	125		20.22	2,527
				INT. FINISH	1	PLASTER	1.00		F21	O	FPL 2S 10P	1		17,378.10	17,378
				HEATING/COOLING	1	FORCED AIR	1.00		ODS	O	OUT DOOR SHOWER			0.00	
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	459,031	CONDITION ELEM	CD
EFF.YR/AGE	1970 / 52	COND	42 42 %
		FUNC	0
		ECON	0
		DEPR	42 % GD 58
RCNLD	\$266,200		