

Key: 3423

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.553

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FEIL GERALD & HILA PO BOX 1214 TRURO, MA 02666				58-36-0				18 SANDPIPER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
FEIL GERALD & HILA				01/03/1979	99			(76867)			

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	%

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 15 1.00	T8	0.80 1 1.00		576,160	1.00 1	1.00	R09	2.00		446,520
300	A	0.505 15 1.00		1 1.00 1 1.00		55,000	1.00 1	1.00	R09	2.00		27,780

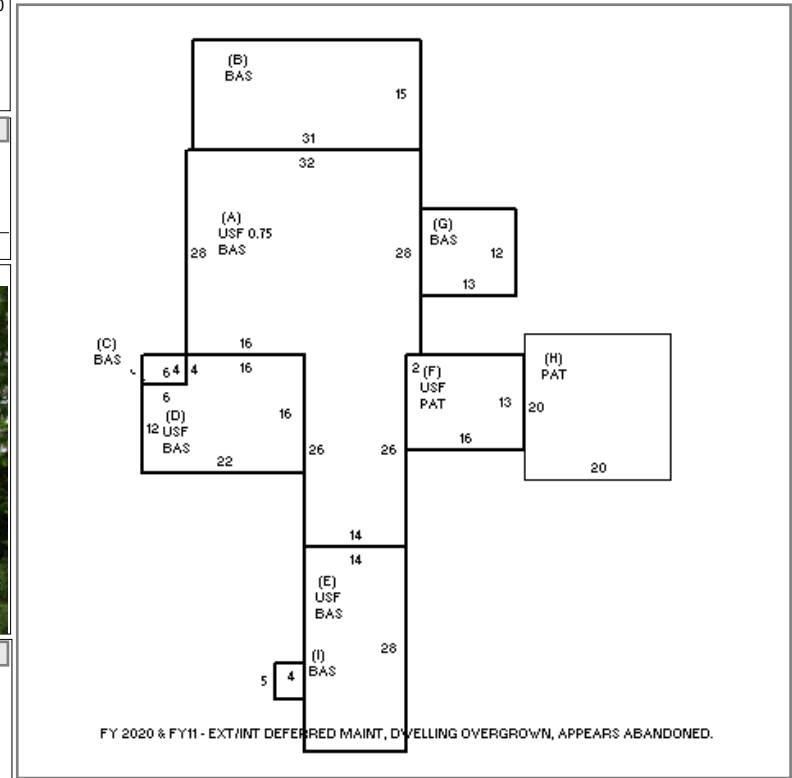
TOTAL	1.280 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE				LAND	474,300	329,900
Inf1	TOPOGRAPHY		LAND	660,100	571,900			
Inf2	NO ADJ		BUILDING	0	0			
			DETACHED	0	0			
					OTHER	0	0	
					TOTAL	1,134,400	901,800	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/30/2019



BLDG COMMENTS  
BATHS=1 FULL+3 HALF



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/30/2019	LG
MODEL	1		RESIDENTIAL	LIST	8/4/2010	EST
STYLE	7	1.20	OLD STYLE [100%]	REVIEW	12/13/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1800	SIZE ADJ	0.960
NET AREA	4,518	DETAIL ADJ	1.000
\$NLA(RCN)	\$311	OVERALL	1.220
CAPACITY		UNITS	ADJ
STORIES(FAR)		1.75	1.00
ROOMS		0	1.00
BEDROOMS		7	1.00
BATHROOMS		2.5	1.00
FIXTURES		11	\$7,700
UNITS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION			1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	99	N/A	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BAS AREA	2,645	1800	327.86	867,180
+	USF	L	UP-STRY FIN	1,873	1800	257.39	482,089
+	PAT	N	PATIO	608		15.37	9,346
	F23	O	FPL 2S 3OP	1		38,064.00	38,064

TOTAL RCN	1,404,379
CONDITION ELEM	CD
EFF.YR/AGE	1960 / 62
COND	53 53 %
FUNC	0
ECON	0
DEPR	53 % GD 47
RCNLD	\$660,100