

Key: 3433

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.563

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
WLBNHB CAPE LLC CARE OF BETSY BRACH 8313 FENWAY ROAD BETHESDA, MD 20817				58-46-0				13 ROLLING HILLS RD				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
WLBNHB CAPE LLC				02/05/2015	F	28665-296		28665-296				
BRACH NANCY H QUAL PERS R				11/16/2007	99	22478-269		22478-269				
BRACH NANCY H				03/03/2006	99	10905-106+		10905-106+				
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 15 1.00	1	1.00	1	2,520,700	1.00	1	1.00	WF2	7.00	1,953,540
300	A	0.535 15 1.00	1	1.00	1	192,500	1.00	1	1.00	WF2	7.00	102,990

TOTAL	1.310 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N O T E	FY08 ADDED SHED PER BP#89-84 +AS SEEN ON '97 SEPTIC PLN. FY09=CHGD GUS TO BLDG#2.			LAND	2,056,500	1,788,100
Infl1	NO ADJ		BUILDING	503,200	417,500			
Infl2	NO ADJ		DETACHED	1,800	1,700			
			OTHER	228,700	196,800			
			<b>TOTAL</b>	<b>2,790,200</b>	<b>2,404,100</b>			

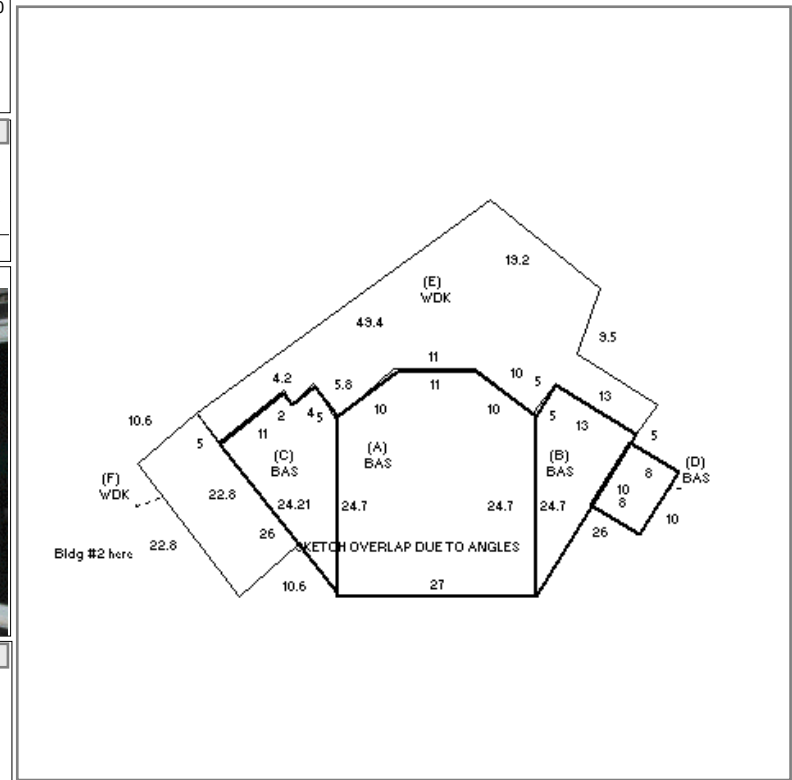
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 A	0.75 10X15	1989	150	16.01	1,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/28/2019	LG
MODEL	1		RESIDENTIAL	LIST	5/28/2019	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/6/2021	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
07-021	01/31/2007	10	ALL OTHERS	20,000	06/05/2008	JH	100 100
98-013	01/01/1998	7	GARAGE	53,000	05/01/1999		100 100
89-084	06/01/1989	6	SHED	2,500	12/31/1989		100 100



YEAR BLT	1959	SIZE ADJ	1.030	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	786,209
NET AREA	1,303	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BAS	L	BAS AREA	1,303	1959	472.60	615,801	CONDITION ELEM	CD
\$NLA(RCN)	\$603	OVERALL	1.130	EXT. COVER	1	WOOD SHINGLES	1.00	+	WDK	N	ATT WOOD DECK	1,057		70.82	74,861		
CAPACITY				ROOF SHAPE	4	FLAT/SHED	1.00		WDK	N	ATT WOOD DECK	1,223		70.83	86,619		
STORIES(FAR)	1		1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00		MST	O	MASONRY STACK	1		4,727.90	4,728		
ROOMS	7		1.00	FLOOR COVER	3	W/W CARPET	1.00										
BEDROOMS	3		1.00	INT. FINISH	3	WOOD PANEL	1.00										
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03										
FIXTURES	6	\$4,200		FUEL SOURCE	3	ELECTRIC	1.00										
UNITS	0	1.00															
EFF.YR/AGE																1975 / 47	
COND																36 36 %	
FUNC																0	
ECON																0	
DEPR																36 % GD 64	
RCNLD																\$503,200	

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
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
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	228,700	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

PER 2019 M+L: 1ST FLR=LR+BR+BATH+GARAGE  
BASEMENT =FAM RM+BR+BATH (SEC A)+BMU (SEC B)

ATT TO SFR HERE BY WDK

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/28/2019

BUILDING	CD	ADJ	DESC	MEASURE	5/28/2019	LG
MODEL	1		RESIDENTIAL	LIST	5/28/2019	LG
STYLE	14	0.90	DET BLDG [100%]	REVIEW	4/6/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1998	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	293,148
NET AREA	1,008	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	504	1998	179.64	90,541	CONDITION ELEM	CD
\$NLA(RCN)	\$291	OVERALL	0.830	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	504	1998	262.20	132,150		
CAPACITY				ROOF SHAPE	4	FLAT/SHED	1.00	B	LLU	N	LOWER LEVEL UNF	299		134.34	40,167		
STORIES(FAR)	1	1.00		ROOF COVER	7	ROLL	1.00	B	BIG	N	BUILT-IN GARAGE	299		72.60	21,706		
ROOMS	4	1.00		FLOOR COVER	3	W/W CARPET	1.00	C	WDK	N	ATT WOOD DECK	65		67.44	4,383		
BEDROOMS	2	1.00		INT. FINISH	2	DRYWALL	1.00										
BATHROOMS	2	1.00		HEATING/COOLING	13	NO HEAT	0.93										
FIXTURES	6	\$4,200		FUEL SOURCE	8	NONE	1.00										
UNITS	0	1.00															
EFF.YR/AGE																2000 / 22	
COND																22 22 %	
FUNC																0	
ECON																0	
DEPR																22 % GD 78	
RCNLD																\$228,700	