

Key: 3465

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.600

LEGAL

LAND

DETACHED

BUILDING

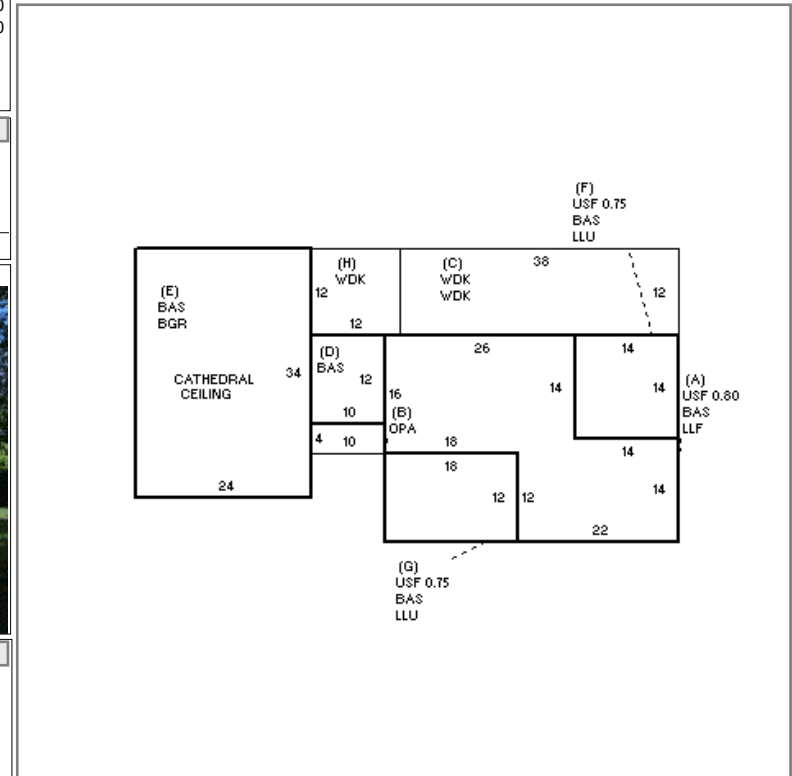
CURRENT OWNER						PARCEL ID				LOCATION			
RENNERT PAUL D & CULLEN MAGDALENE A 205 UNDERWOOD ST HOLLISTON, MA 01746						59-9-0				14 COOPER RD			
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
						RENNERT PAUL D & RENNERT PAUL D ET AL				12/15/2014	J	28573-145	
RENNERT ANNETTA S REV LIV				07/18/2008	99	23051-96							
				11/06/2002	99	10578-78+							

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 %
93-162	12/22/1993	6	SHED	2,200	05/09/1994		100 100
92-130	11/06/1992	9	DECK	1,500	06/03/1993		100 100
92-025	03/16/1992	4	REHAB	185,000	06/03/1993		100 100

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	1	1.00	1	1.00	R07	1.45		404,660
300	A	1.405	15	1.00	1	1.00	1	1.00	R07	1.45		56,020
400	F	150	15	1.00	1	1.00	1	1.00	R07	1.45		56,550

TOTAL	2.180 Acres	ZONING	RES	FRNT	166	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	N O T E	ADDITIONAL 137' AND 149' FRONTAGE ON COOPER CIR.			LAND	517,200	450,600
Inf1	NO ADJ		BUILDING	1,010,400	831,900			
Inf2	NO ADJ		DETACHED	2,700	2,500			
			OTHER	0	0			
			TOTAL	1,530,300	1,285,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.18 G	0.90 13*10+4*8	1993	162	18.34	2,700



BUILDING	CD	ADJ	DESC	MEASURE	7/21/2020	LG
MODEL	1		RESIDENTIAL	LIST	7/21/2020	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	4/5/2021	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
7/21/2020 Interior data confirmed by owner at door (C-19). 2 CHIMNEYS/3FPL'S (Double-facing FPLC in Sec. E)

YEAR BLT	1975	SIZE ADJ	0.975	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,443,466	
NET AREA	3,639	DETAIL ADJ	1.005	FOUNDATION	4	BSMT WALL	1.00	A	LLF	L	LOWER LEVEL FIN	708	1975	256.51	181,610	CONDITION ELEM	CD	
\$NLA(RCN)	\$397	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	875	1975	294.18	257,405			
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	40	142.03	5,681			
STORIES(FAR)	1.75	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	+	WDK	N	ATT WOOD DECK	1,056		56.60	59,775				
ROOMS	0	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BAS AREA	1,240	1975	359.02	445,182				
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	E	BGR	N	SF BSMT GARAGE	816		105.61	86,181				
BATHROOMS	3.5	1.00	HEATING/COOLING	2	HOT WATER	1.02	E	BAS	L	BAS AREA	816	1975	359.02	292,959				
FIXTURES	11	\$7,700	FUEL SOURCE	1	OIL	1.00	+	LLU	N	LOWER LEVEL UNF	412		195.44	80,521				
UNITS	0	1.00							FPM	O	FPL MULT CHIM	1		26,452.20	26,452			
																EFF.YR/AGE	1992 / 30	
																COND	30 30 %	
																FUNC	0	
																ECON	0	
																DEPR	30 % GD 70	
																RCNLD	\$1,010,400	