

Key: 3480

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.617

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
RATZAN RUTH JUDITH REV TRUST				59-25-0				7 SANDPIPER RD				
TRS: RATZAN RUTH JUDITH				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
60 EDGEWATER DR APT 9F				RATZAN RUTH JUDITH REV TR				06/12/2012	A		(197334)	
CORAL GABLES, FL 33133				RATZAN R JUDITH				08/09/2011	99		(140020+)	
				CASSILETH PETER A &				03/14/1996	QS	352,500	(140020)	

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	%
14-041	04/01/2014	10	ALL OTHERS	28,000	12/05/2014	FC	100	100
00-008	02/01/2000	2	ADDITION	173,000	01/01/2001		100	100

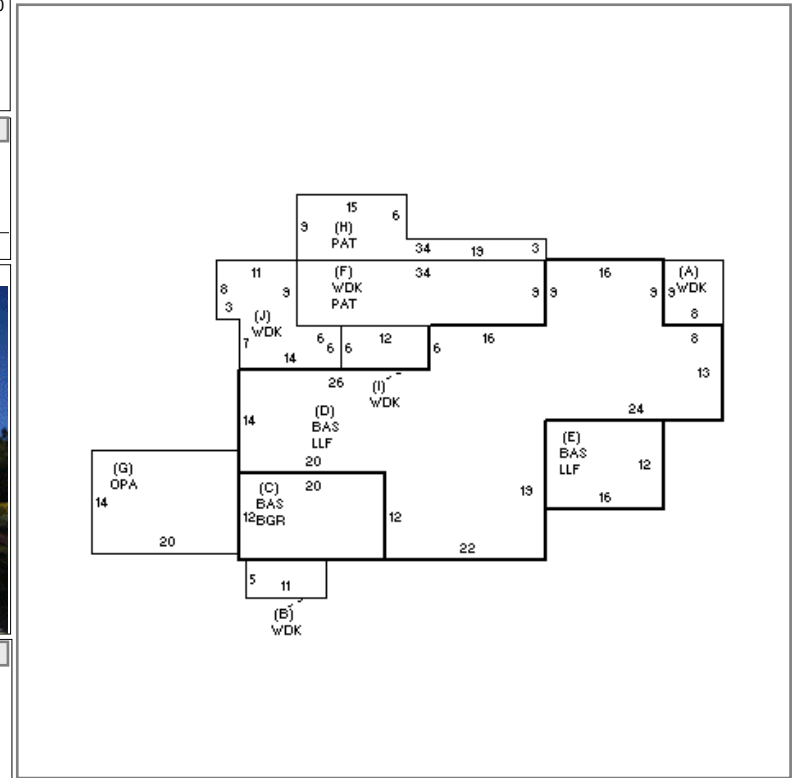
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775 15 1.00		1 1.00	1 1.00	990,275	1.00	1 1.00	V9	2.75		767,460
300	A	0.155 15 1.00		1 1.00	1 1.00	75,625	1.00	1 1.00	V9	2.75		11,720

TOTAL	40,511 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE	LAND	779,200	492,700			
Inf1	NO ADJ		BUILDING	907,100	752,100			
Inf2	NO ADJ		DETACHED	2,000	2,000			
			OTHER	0	0			
			TOTAL	1,688,300	1,246,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00 A	0.75 7*7		1	2,730.40	2,000



PHOTO	01/25/2019
BLDG COMMENTS	



BUILDING	CD	ADJ	DESC	MEASURE	1/25/2019	LG
MODEL	1		RESIDENTIAL	LIST	9/10/2019	LG
STYLE	1	1.00	RANCH [100%]	REVIEW	4/6/2021	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	0.975	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,277,545
NET AREA	3,432	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	WDK	N	ATT WOOD DECK	685		61.11	41,860	CONDITION ELEM	CD
\$NLA(RCN)	\$372	OVERALL	1.030	EXT. COVER	8	TEX PLYWOOD	1.00	+	BGR	N	SF BSMT GARAGE	240		129.18	31,003		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BAS AREA	1,836	1980	395.66	726,439		
STORIES(FAR)	1.75	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	+	LLF	L	LOWER LEVEL FIN	1,596	1980	261.25	416,956		
ROOMS	0	1.00		FLOOR COVER	1	HARDWOOD	1.00	+	PAT	N	PATIO	498		18.98	9,452		
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00	G	OPA	N	OPEN PORCH	280		95.17	26,648		
BATHROOMS	4	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03	F11	O	FPL 1S 1OP	1		14,686.70	14,687			
FIXTURES	15	\$10,500		FUEL SOURCE	3	ELECTRIC	1.00	ODS	O	OUT DOOR SHOWER	1		0.00				
UNITS	1	1.00															

EFF.YR/AGE	1993 / 29
COND	29 29 %
FUNC	0
ECON	0
DEPR	29 % GD 71
RCNLD	\$907,100