

Key: 3558

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.700

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
TOUSSAINT JEAN & CECILE TRUST		59-106-0		7 RYDER BEACH RD	
TRS: TOUSSAINT JEAN ET AL		TRANSFER HISTORY		DOS	T
PO BOX 641		TOUSSAINT JEAN & CECILE T		06/10/2011	99
TRURO, MA 02666-0641		TOUSSAINT JEAN CHARLES & FARRANDINO DIANA A &		06/13/2000	QS
				10/23/1998	QS
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2
100	A	0.775 15 1.00	1	1.00	1 1.00
300	A	0.145 15 1.00	1	1.00	1 1.00
ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT
720,200	1.00	1 1.00	R09	2.00	558,160
55,000	1.00	1 1.00	R09	2.00	7,980

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD
1010	100	SINGLE FAMILY			1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY
99-135	07/01/1999	1	SINGLE FAM R	180,000	01/01/2001	
						1st %
						100 100

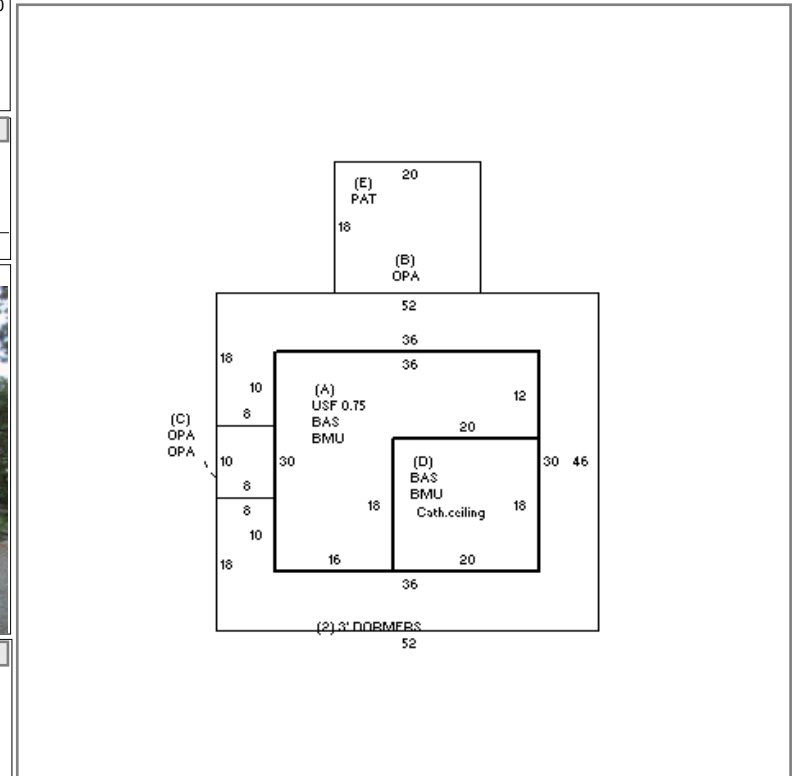
TOTAL	40,075 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH TRURO	NOTE				LAND	566,100	393,800
Inf1	NO ADJ					BUILDING	767,000	634,900
Inf2	NO ADJ					DETACHED	1,800	1,700
						OTHER	0	0
						TOTAL	1,334,900	1,030,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 10X14		140	16.01	1,700
PTD	A	1.00	A 0.75 8*9		72	2.30	100



BLDG COMMENTS

8/17/2020 Owners confirmed interior data at door (C-19).



BUILDING	CD	ADJ	DESC	MEASURE	8/17/2020	LG
MODEL	1		RESIDENTIAL	LIST	8/17/2020	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	12/13/2010	MR
QUALITY	G	1.35	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,620	DETAIL ADJ	1.005	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	1,080		106.41	114,928
\$NLA(RCN)	\$607	OVERALL	1.120	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BAS AREA	720	2000	468.46	337,294
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	540	2000	368.73	199,112
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	OPA	N	OPEN PORCH	1,392		90.22	125,588
				FLOOR COVER	2	SOFTWOOD	1.00	D	BAS	L	BAS AREA	360	2000	468.46	168,647
				INT. FINISH	2	DRYWALL	1.00	E	PAT	N	PATIO	360		22.94	8,259
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		23,204.50	23,205	
				FUEL SOURCE	1	OIL	1.00	ODS	O	OUT DOOR SHOWER			0.00		

TOTAL RCN	983,332
CONDITION ELEM	CD
EFF.YR/AGE	2000 / 22
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$767,000