

Key: 453

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 349

LEGALLAND

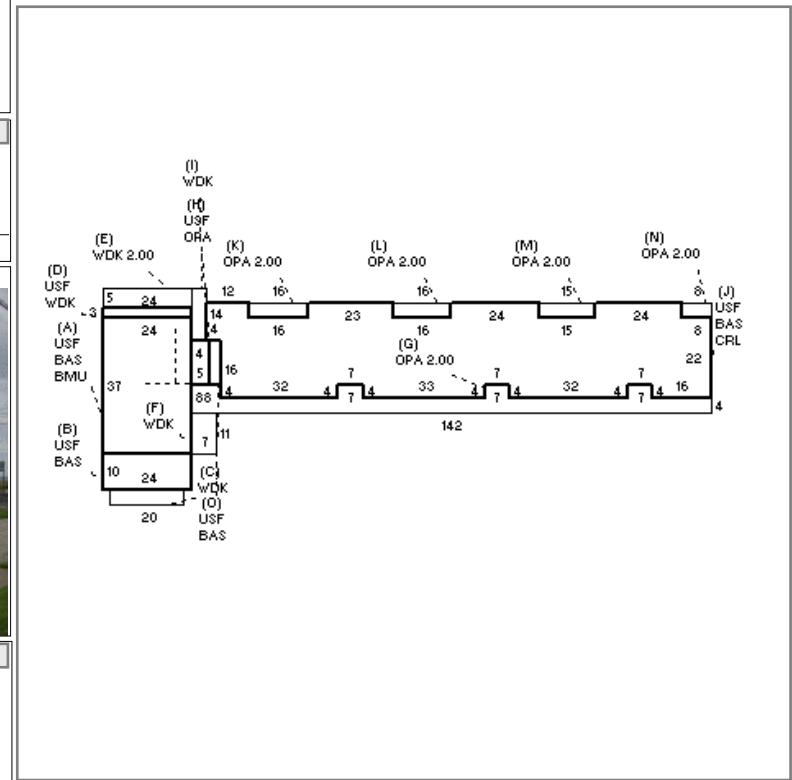
CURRENT OWNER						PARCEL ID				LOCATION				
RODRICKS FAMILY LTD PARTNERSHP PO BOX 146 NO TRURO, MA 02652-0146						21-3-0				190 SHORE RD				
						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
						RODRICKS FAMILY LTD PARTN				08/31/2010	99	24790-28+		
RODRICKS RICHARD & DIANNE				06/03/1986	J	335,000	3690-22+							
RODRICKS RICHARD & DIANNE				03/11/1983	A	212,500	3690-22+							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3450	100	RESORT CONDO				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-103X	04/02/2018	90	BP NVC		01/23/2019	lg	100	100
13-302	11/25/2013	10	ALL OTHERS	28,000	03/14/2016	RJM	100	100
		99	ALL OTHER		10/05/2011	MR	100	100
98-194	11/09/1998	3	REPAIR/REMOD		05/17/2000	PH	100	100
90-001	01/03/1990	11	COMMERCIAL	50,000	04/30/1991		100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	27,007 SF	ZONING	LBP	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE				LAND	0	0
Inf1						BUILDING	685,000	673,800
Inf2						DETACHED	1,071,400	1,020,600
						OTHER	0	0
						TOTAL	1,756,400	1,694,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SN3	A	1.00	A 0.75 4X4	1980	16	102.30	1,200
APV	A	1.00	A 0.75 20X180	1980	3,600	0.70	1,900
CCL	CA	1.00	SV 1.00		17	62,842.50	1,068,300



BUILDING	CD	ADJ	DESC	MEASURE	10/5/2011	MR
MODEL	5		CIM	LIST	10/5/2011	MR
STYLE	43	1.95	MOTEL/HOTEL [100%]	REVIEW	3/15/2016	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
 HORIZON BEACH RESORT CONDO PER 1ST+2ND AMENDMENTS TO MASTER DEED (2/24/86+5/5/87) BUT STILL OPERATING AS MOTEL =HIGHEST+BEST USE/17 UNITS & MGRS UNIT 3-1-1

DETACHED

BUILDING

YEAR BLT	1960	SIZE ADJ	0.805	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,556,741																	
NET AREA	8,900	DETAIL ADJ	1.852	FOUNDATION	2	SLAB	1.00	A	BMU	N	BSMT UNF	888		53.97	47,925																			
\$NLA(RCN)	\$175	OVERALL	1.000	EXTERIOR WALL	2	CLAP BOARD	1.00	+	USF	L	UP-STRY FIN	4,516	1960	152.52	688,758																			
				ROOF STRUCTURE	1	GABLE	1.00	+	BAS	L	BASE AREA	4,384	1960	152.52	668,626																			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	525		40.10	21,055																			
				FLOORING	3	WW/ CARPET	1.00	+	OPA	N	OPEN PORCH	1,868		42.04	78,535																			
				INT FINISH	2	DRYWALL	1.02	J	CRL	N	CRAWL SPACE	3,220		16.10	51,842																			
				H.V.A.C.	5	ELECTRIC	0.98																											
				FUEL SOURCE	3	ELECTRIC	1.00																											
				COMPLEX	0		1.00																											
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