

Key: 5582

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 3.902

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CURRENT OWNER		PARCEL ID	LOCATION			
COELHO MICHAEL J JR & HEATHER E PO BOX 335 NO TRURO, MA 02652-0335		32-33-0	13 ARROWHEAD RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
COELHO MICHAEL J JR & HEAT COELHO MICHAEL & PAMELA		03/27/2012 09/01/1999	99 K	250,000	26191-240 12516-204	

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 %
FY2018 15-106	05/07/2015 01/01/2002	35 1 50	RES EXEMPT SINGLE FAM R SPLIT SUB	350,000	04/23/2018 01/22/2018	LG	0 100 100

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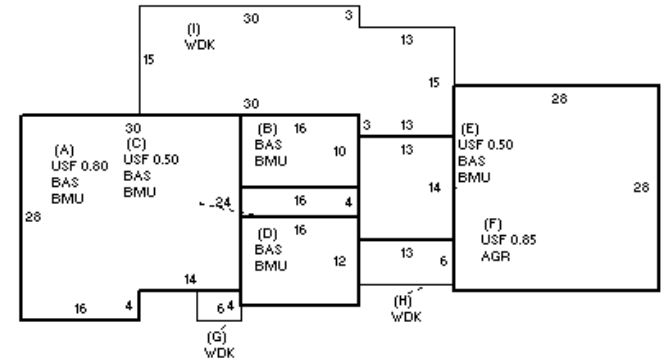
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	360,100	1.00	1	1.00	R03	1.00	279,080
300	A	0.235	11	1.00	1	27,500	1.00	1	1.00	R03	1.00	6,460

PER PLANS: DORMERS=8' FRONT+28' REAR ON SEC A & 8' FRONT ON SEC E & 12' FRONT+24' REAR ON SEC F & SEC B & D=CATH CLG

TOTAL	1.010 Acres	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N O T E	LAND	285,500	248,300			
Inf1	NO ADJ		BUILDING	972,300	834,200			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
TOTAL			1,257,800	1,082,500				

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/6/2016	LG
MODEL	1		RESIDENTIAL	LIST	1/22/2018	LG
STYLE	4	1.10	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	2015	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,045,495
NET AREA	2,799	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,382		73.26	101,241	CONDITION ELEM	CD
\$NLA(RCN)	\$374	OVERALL	1.120	EXT. COVER	1	WOOD SHINGLES	1.00	+	BAS	L	BAS AREA	1,030	2015	331.82	341,773		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,417	2015	247.77	351,095		
STORIES(FAR)	1.8	1.00		ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	352	2015	331.82	116,800		
ROOMS	9	1.00		FLOOR COVER	1	HARDWOOD	1.00	F	AGR	N	ATTACHED GARAGE	784		97.44	76,390		
BEDROOMS	4	1.00		INT. FINISH	2	DRYWALL	1.00	+	WDK	N	ATT WOOD DECK	747		49.73	37,146		
BATHROOMS	3.5	1.00		HEATING/COOLING	2	HOT WATER	1.02	WDK	N	ATT WOOD DECK				0.00			
FIXTURES	13	\$9,100		FUEL SOURCE	2	GAS	1.00	F11	O	FPL 1S 1OP	1		11,951.00	11,951			
UNITS	1	1.00															
																EFF.YR/AGE	2015 / 7
																COND	07 07 %
																FUNC	0
																ECON	0
																DEPR	7 % GD 93
																RCNLD	\$972,300