

Key: 5945

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.050

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LAND

CURRENT OWNER										PARCEL ID			LOCATION		
CZYOSKI MICHAEL W & JUDITH A PO BOX 132 NO TRURO, MA 02652-0132										39-12-0			8 BAY VIEW RD		
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)		
										10/23/2007	99		22422-218		
										10/19/2004	99		19146-215		
										06/08/2004	G	548,000	18689-28		
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	1.00	1	1.00	990,275	1.00	1	1.00	V12	2.75	767,460
300	A	1.165	11	1.00	1	1.00	1	1.00	75,625	1.00	1	1.00	V12	2.75	88,100
400	F	150	11	1.00	1	1.00	1	1.00	715	1.00	1	1.00	V12	2.75	107,250

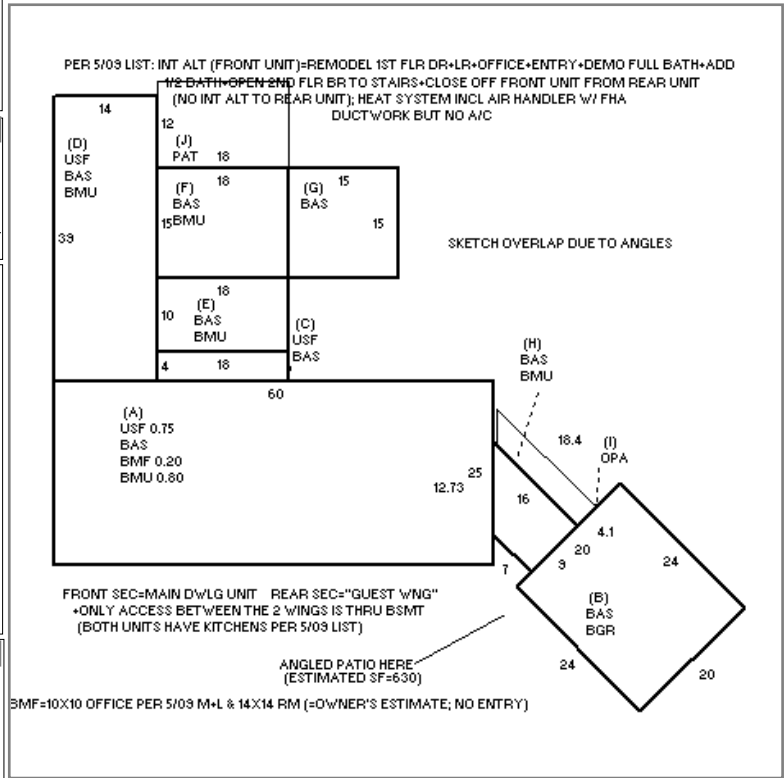
TOTAL	1.940 Acres	ZONING	RES	FRNT	350	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	N	FY06 39-12.A MERGED W/39-12.B & VW ADJUSTED.	LAND		962,800	808,300	
Inf1	NO ADJ	O	FY10=DELETED WDK+WPL+1 SHF+ADDED DGF PER	BUILDING		1,301,200	1,056,400	
Inf2	NO ADJ	T	5/09 BP INSPEC. FY11 VW CHG PER FIELD REV.	DETACHED		5,800	5,500	
		E	Additional 351.61' frontage on Bay View Drive.	OTHER		542,100	439,900	
				TOTAL		2,811,900	2,310,100	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	P+ 0.50 18X12		216	14.85	1,600
SHF	A	1.00	D+ 0.30 15X20		300	14.85	1,300
DGF	L	0.83	P- 0.40 13X21		273	24.20	2,600
SHF	-	0.90	P 0.45 6*6		36	15.45	300



BLDG COMMENTS
 9/1/2020 List at door per C-19. 06-291=ADD BSMT
 (100%)+2ND FLR (N/S)+1ST FLR ADDN +INT
 ALT=75% 1/10. 1/11=CHECK FOR 2ND FLR ADDN
 +RM/BR/BA COUNT IN BLDG#1. FY10 EYB CHG PER

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD		
1090	100	MULTIPLE HSES			1	1 of 2		
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
FY2018		35	RES EXEMPT		10/01/2017			0 0
16-003	01/06/2016	90	BP NVC	500			100	100
06-291	12/14/2006	2	ADDITION	75,000	05/02/2011	MR	100	100
	06/08/2004	50	SPLIT SUB				100	100
95-078	06/12/1995	10	ALL OTHERS	12,500	06/17/1996		100	100



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BUILDING	CD	ADJ	DESC	MEASURE	9/1/2020	LG
MODEL	1		RESIDENTIAL	LIST	9/1/2020	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1774	SIZE ADJ	0.950
NET AREA	5,119	DETAIL ADJ	1.000
\$NLA(RCN)	\$363	OVERALL	1.064
CAPACITY		UNITS	ADJ
STORIES(FAR)		2	1.00
ROOMS		19	1.00
BEDROOMS		10	1.00
BATHROOMS		4.5	1.00
FIXTURES		16	\$11,200
UNITS		2	.95

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,299		65.20	149,906
EXT. COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH	300		166.08	49,823
ROOF SHAPE	1	GABLE	1.00	+	USF	L	UP-STRY FIN	1,743	1774	255.46	445,265
ROOF COVER	1	ASPHALT SHINGLE	1.00	B	BGR	N	SF BSMT GARAGE	480		110.76	53,166
FLOOR COVER	2	SOFTWOOD	1.00	+	BAS	L	BAS AREA	3,196	1774	325.40	1,039,974
INT. FINISH	1	PLASTER	1.00	E	BAS	L	BAS AREA	180	2008	325.40	58,572
HEATING/COOLING	2	HOT WATER	1.02	I	OPA	N	OPEN PORCH	62		117.87	7,308
FUEL SOURCE	1	OIL	1.00	J	PAT	N	PATIO	216		18.31	3,955
					PAT	N	PATIO	630		15.26	9,612
					F11	O	FPL 1S 1OP	1		12,592.50	12,593
					F21	O	FPL 2S 1OP	1		17,489.80	17,490

TOTAL RCN	1,858,862
CONDITION ELEM	CD
EFF.YR/AGE	1990 / 32
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$1,301,200

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

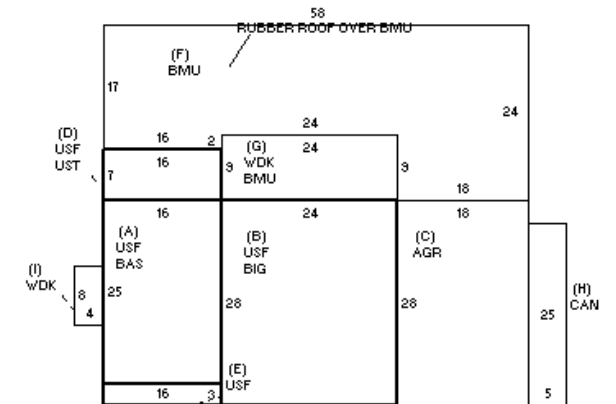
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1090	100	MULTIPLE HSES				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

LAND

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

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	542,100	
Inf1					
Inf2					

INTERIOR INFO PER OWNER 5/11/09 (NO LIST); BLDG WAS ORIGINALLY A BARN; CONVERTED IN 1960'S TO 2-CAR GARAGE; APT ADDED IN 1980'S



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								09/01/2020



BLDG COMMENTS
9/1/2020 No List, NOH.

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/1/2020	LG
MODEL	1		RESIDENTIAL	LIST	5/11/2009	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/15/2010	MR
QUALITY	+	1.15	GOOD-AVE+ [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

LAND

YEAR BLT	1991	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	774,381
NET AREA	1,632	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BAS	L	BAS AREA	400	1991	381.25	152,498		
\$NLA(RCN)	\$475	OVERALL	1.070	EXT. COVER	2	CLAPBOARD	1.00	B	BIG	N	BUILT-IN GARAGE	672		90.78	61,002		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATTACHED GARAGE	504		116.01	58,469		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	D	UST	N	UTILITY STORAGE	112		136.06	15,238		
				FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UP-STRY FIN	1,232	1991	286.44	352,892		
				INT. FINISH	2	DRYWALL	1.00	+	BMU	N	BSMT UNFINISHED	1,280		83.34	106,681		
				HEATING/COOLING	2	HOT WATER	1.02	H	CAN	N	CANOPY	125		58.12	7,265		
				FUEL SOURCE	1	OIL	1.00	+	WDK	N	ATT WOOD DECK	248		67.89	16,836		
																EFF.YR/AGE	1991 / 31
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$542,100