

Key: 5950

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 4.055

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
PERRY FAMILY LTD PARTNERSHIP				45-132-0				15 PERRY RD			
PERRY RICHARD B ET AL GEN PART				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
PO BOX 127				PERRY FAMILY LTD PARTNERS				08/14/2012 A ()			
TRURO, MA 02666				PERRY RICHARD B & CYNTHIA				11/17/2009 A 24169-112			
				PERRY STEPHEN R &				01/15/1997 A 10569-200+			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
20-079	03/10/2020	3	REPAIR/REMOD	185,000	09/15/2021	LG	100	100
16-071	04/11/2016	7	GARAGE	90,000	07/17/2018	JN	100	100
09-SM14	11/17/2009	50	SPLIT SUB				100	100
04-SS14	06/13/2003	50	SPLIT SUB				100	100

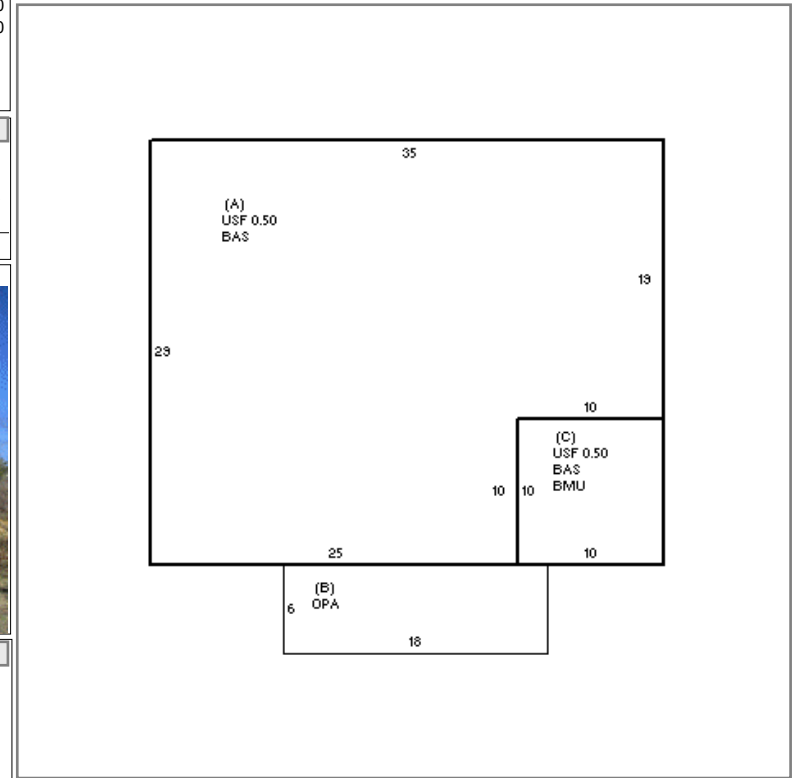
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	13	1.00	1	1.00	1	1.00	R06	1.25		348,850
300	A	1.567	13	1.00	1	1.00	1	1.00	R06	1.25		53,870
400	F	300	13	1.00	1	1.00	1	1.00	R06	1.25		97,500

TOTAL	2.342 Acres				ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CORN HILL				N O T E	SUBJ TO VW EASMT P/O 45-135/138 . FY11 ACREAGE DECREASE PER 2009 SUBDIV. FY15=DELETED DGF (ROOF CAVED IN).			LAND	500,200	401,500
Infl1	NO ADJ					LAND	182,700	159,200	BUILDING	800	700
Infl2	NO ADJ					OTHER	384,800	330,400	TOTAL	1,068,500	891,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	D 0.20 19 X 14		266	14.85	800



BLDG COMMENTS
7/1/2022 Bldg 1: Partial measure due to overgrowth. Bldg 1 not inhabited.



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/1/2022	LG
MODEL	1		RESIDENTIAL	LIST	5/26/2011	LVM
STYLE	4	1.10	CAPE [100%]	REVIEW	4/21/2006	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1809	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,523	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	+	BAS	L	BAS AREA	1,015	1809	334.62	339,637
\$NLA(RCN)	\$324	OVERALL	1.080	EXT. COVER	1	WOOD SHINGLES	1.00	+	USF	L	UP-STRY FIN	508	1809	263.38	133,795
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	108		85.93	9,280
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	BMU	N	BSMT UNFINISHED	100		89.99	8,999
				FLOOR COVER	2	SOFTWOOD	1.00								
				INT. FINISH	1	PLASTER	1.00								
				HEATING/COOLING	7	FL./WALL FURN.	0.98								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	493,810	
CONDITION ELEM	CD	
EFF.YR/AGE	1951 / 71	
COND	63	63 %
FUNC	0	
ECON	0	
DEPR	63	% GD 37
RCNLD	\$182,700	

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PERRY FAMILY LTD PARTNERSHIP PERRY RICHARD B ET AL GEN PART PO BOX 127 TRURO, MA 02666		45-132-0		15 PERRY RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

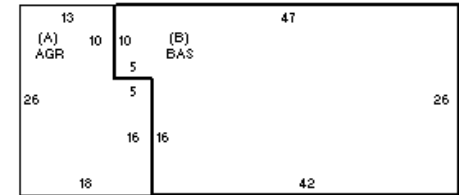
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	384,800	
Inf1					
Inf2					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/15/2020	LG
MODEL	1		RESIDENTIAL	LIST	9/15/2021	LG
STYLE	1	1.00	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
Interior data per Bldg Plan and confirmed at door by occupant 9/15/2021.

YEAR BLT	2016	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	400,788
NET AREA	1,142	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	AGR	N	ATTACHED GARAGE	418		95.38	39,869	CONDITION ELEM	CD
\$NLA(RCN)	\$351	OVERALL	0.950	EXT. COVER	1	WOOD SHINGLES	1.00	B	BAS	L	BAS AREA	1,142	2016	300.11	342,726		
				ROOF SHAPE	1	GABLE	1.00		FPL	O	FPL, FIREPLACE	1		11,892.60	11,893		
				ROOF COVER	1	ASPHALT SHINGLE	1.00										
				FLOOR COVER	1	HARDWOOD	1.00										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES(FAR)		1	1.00														
ROOMS		4	1.00														
BEDROOMS		1	1.00														
BATHROOMS		1.5	1.00														
FIXTURES		9	\$6,300														
UNITS		0	1.00														
																EFF.YR/AGE	2018 / 4
																COND	04 04 %
																FUNC	0
																ECON	0
																DEPR	4 % GD 96
																RCNLD	\$384,800