

Key: 768

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 687

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CURRENT OWNER				PARCEL ID				LOCATION				
FITZPATRICK DOROTHY & CHARLES PO BOX 1111 NO TRURO, MA 02652				35-25-0				16 WINDIGO LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
FITZPATRICK DOROTHY & CHA				09/08/2016	L	524,899	(210628)					
CITIBANK NA				04/01/2016	L	872,306	(209128)					
CIMINO JOSEPH & ELIZABETH				07/14/1983	99		(92657)					
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.640	11	1.00	1	630,175	1.14	1	1.00	V7	1.75	460,340

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TOTAL	27,878 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	460,300	400,300
Inf1	NO ADJ		BUILDING	516,900	238,300			
Inf2	NO ADJ		DETACHED	1,200	1,100			
			OTHER	0	0			
						TOTAL	978,400	639,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WDK	G	1.18 G	0.90 ROOF 10*10	2021	100	12.98	1,200



BUILDING	CD	ADJ	DESC	MEASURE	1/12/2021	LG
MODEL	1		RESIDENTIAL	LIST	11/30/2022	LG
STYLE	5	1.05	COLONIAL [100%]	REVIEW	3/20/2013	BE
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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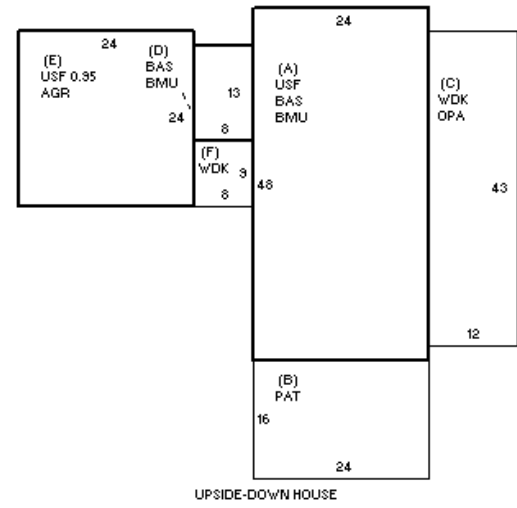
YEAR BLT	1978	SIZE ADJ	0.985
NET AREA	2,955	DETAIL ADJ	1.000
\$NLA(RCN)	\$343	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES(FAR)		2	1.00
ROOMS		6	1.00
BEDROOMS		4	1.00
BATHROOMS		2.5	1.00
FIXTURES		10	\$7,000
UNITS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	BSMT WALL	1.00
EXT. COVER	1	WOOD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPHALT SHINGLE	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	19	MINISPLIT W/AC	1.01
FUEL SOURCE	3	ELECTRIC	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,256		69.33	87,082
A	BAS	L	BAS AREA	1,152	1978	314.04	361,777
A	USF	L	UP-STRY FIN	1,152	1978	229.46	264,334
B	PAT	N	PATIO	384		15.53	5,964
C	OPA	N	OPEN PORCH	516		61.08	31,517
D	BAS	L	BAS AREA	104	2020	314.04	32,661
E	AGR	N	ATTACHED GARAGE	576		94.36	54,353
E	USF	L	UP-STRY FIN	547	2020	229.46	125,512
+	WDK	N	ATT WOOD DECK	588		47.06	27,673
	F21	O	FPL 2S 1OP	1		15,709.50	15,710
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	1,013,581
CONDITION ELEM	CD
EFF.YR/AGE	2003 / 19
COND	19 19 %
FUNC	30 UC
ECON	0
DEPR	49 % GD 51
RCNLD	\$516,900

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 %
FY2023		35	RES EXEMPT		08/30/2022		0 0
20-150	06/16/2020	7	GARAGE	50,000	01/12/2021	LG	70 70
20-086	03/01/2020	2	ADDITION	125,000	01/12/2021	LG	70 70
18-409X	11/15/2018	90	BP NVC	1,500	01/10/2020	LG	100 100
18-348X	10/02/2018	90	BP NVC	3,000	01/10/2020	LG	100 100



UPSIDE-DOWN HOUSE