Key: 803

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 723

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KAELBERER MICHAEL PO BOX 89 TRURO, MA 02666	35-52-0	7 PINE RIDGE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KAELBERER MICHAEL	10/31/2012	QS	453,000	26812-287
SILVA URSULA ESTATE OF	10/31/2012	A		20965-264
SILVA URSULA	05/02/2006	99		20965-264

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	%
20-039	02/11/2020	80	SOLAR TAXABL	23,000	08/11/2020	LG	100	100
FY2018		35	RES EXEMPT		10/01/2017		0	0
00-148	11/03/2000	1	SINGLE FAM R	158,000	02/08/2002	BT	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	360,100	1.00	1	1.00	R03	1.00			279,080
300	A	0.025	11	1.00	1	1.00	1	1.00	27,500	1.00	1	1.00	R03	1.00			690

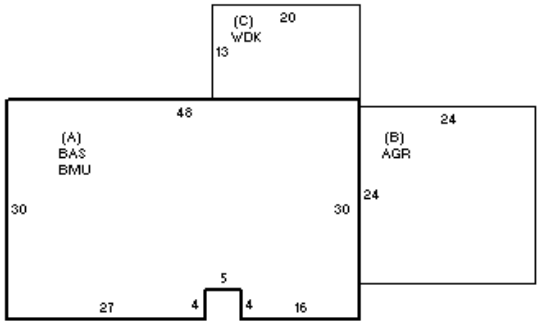
TOTAL	34,848 SF	ZONING	RES	FRNT	0
Nbhd	NORTH TRURO	NOTE			
Infl1	NO ADJ				
Infl2	NO ADJ				

ASSESSED	CURRENT	PREVIOUS
LAND	279,800	243,300
BUILDING	568,100	467,000
DETACHED	0	0
OTHER	0	0
TOTAL	**847,900**	**710,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/09/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	+	1.15	GOOD-/AVE+ [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	2/9/2021	LG
LIST	2/9/2021	LG
REVIEW	3/12/2013	BE

BLDG COMMENTS

YEAR BLT	2001	SIZE ADJ	1.030
NET AREA	1,420	DETAIL ADJ	1.000
$NLA(RCN)	$506	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES(FAR)	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$4,200
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	1	HARDWOOD	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	8	HEAT PUMP	1.04
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,420		79.23	112,501
A	BAS	L	BAS AREA	1,420	2001	366.85	520,933
B	AGR	N	ATTACHED GARAGE	576		111.33	64,128
C	WDK	N	ATT WOOD DECK	260		66.63	17,324

TOTAL RCN	719,086
CONDITION ELEM	CD

EFF.YR/AGE	2001 / 21	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD		$568,100