Key: 814

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 733

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
OBRIEN TRUST **TRS: OBRIEN E TIMOTHY&MONICA R** **1751 BEACH RD, UNIT 206** **ENGLEWOOD, FL 34223**	**35-63-0**	**12 WINDIGO LN**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
OBRIEN TRUST	02/06/2012	99		(196281)
OBRIEN E TIMOTHY & MONICA	05/14/1997	QS	245,000	(144417)

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	%
22-439X	11/08/2022	4	REHAB	10,772	01/24/2023	LG	100	100
21-240	07/12/2021	3	REPAIR/REMOD	257,800	09/01/2022	LG	100	100
18-199X	06/14/2018	90	BP NVC	10,578	01/10/2020	LG	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.530	11 1.00	1 1.00	1 1.00	630,175	1.30	1 1.00	V5 1.75			434,420

TOTAL	23,087 SF	ZONING	RES	FRNT	0

Nbhd	NORTH TRURO
Infl1	NO ADJ
Infl2	NO ADJ

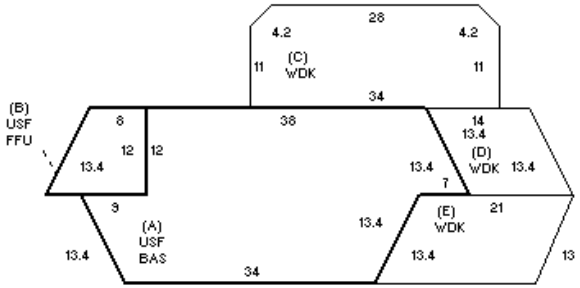
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	434,400	377,700
BUILDING	586,100	402,100
DETACHED	1,400	1,200
OTHER	0	0
TOTAL	**1,021,900**	**781,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	12*8		96	16.47	1,200
PTD	A 1.00	A 0.75	8*11		88	2.30	200

PHOTO 01/31/2023



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.10	CONTEMPORARY [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/17/2021	LG
LIST	9/1/2022	LG
REVIEW	11/15/2010	MR

BLDG COMMENTS

WDK@132 SF = 2 WOOD DECKS ON GROUND LEVEL ON RIGHT SIDE.

YEAR BLT	1977	SIZE ADJ	1.000
NET AREA	2,208	DETAIL ADJ	1.000
$NLA(RCN)	$302	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES(FAR)	2	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	6	$4,200
UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
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	3	WOOD PANEL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BAS AREA	972	1977	325.02	315,919
+	USF	L	UP-STRY FIN	1,104	1977	248.07	273,868
B	FFU	L	BAS AREA UNFIN	132	1977	130.97	17,288
+	WDK	N	ATT WOOD DECK	893		48.23	43,070
	WDK	N	ATT WOOD DECK	132		64.31	8,488
	MST	O	MASONRY STACK	1		3,219.60	3,220
	ODS	O	OUT DOOR SHOWER	1		0.00	

TOTAL RCN	666,052

CONDITION ELEM	CD

EFF.YR/AGE	2010 / 12	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88
RCNLD		$586,100