

Key: 855

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 795

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COUGHLIN RICHARD J & PATRICE K 26262 SPRING LAKE TRAIL KIRKSVILLE, MO 63501				35-105-0				20 TWINE FIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COUGHLIN RICHARD J & PATR				07/10/2000	J		(158336)				
COUGHLIN RICHARD J				01/27/1977	99		(69675)				

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	%
21-288	08/23/2021	80	SOLAR TAXABL	23,760	10/28/2021	LG	100	100
15-146	06/03/2015	9	DECK	9,200	09/22/2015	FC	100	100
15-070	04/08/2015	10	ALL OTHERS	30,000	09/22/2015	FC	100	100

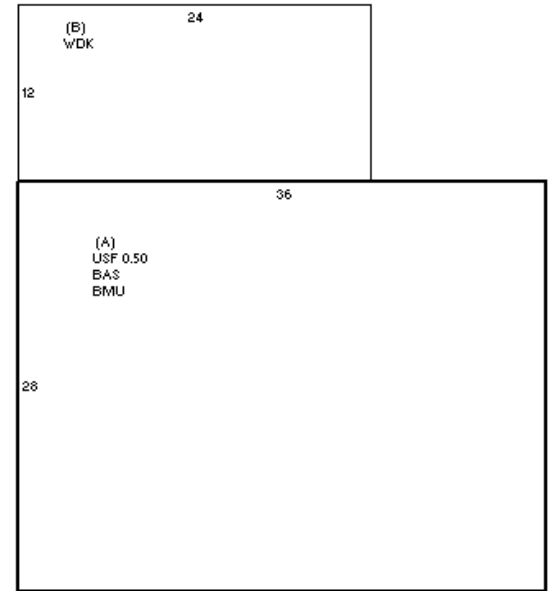
CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	11	1.00	1	1.00	1	1.00	V7	1.75		488,390
300	A	0.005	11	1.00	1	1.00	1	1.00	V7	1.75		240

TOTAL	33,977 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NORTH TRURO	NOTE				LAND	488,600	424,900
Inf1	NO ADJ		BUILDING	401,500	340,700			
Inf2	NO ADJ		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	890,100	765,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
ESTIMATED FLR COVER & HEAT & BR/BA COUNT PER PLANS & BP#82-93 (HAS 2-FLUE CHIM)



BUILDING	CD	ADJ	DESC	MEASURE	9/22/2015	FC
MODEL	1		RESIDENTIAL	LIST	9/22/2015	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1982	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,512	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		77.42	78,037
\$NLA(RCN)	\$385	OVERALL	1.100	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	1,008	1982	340.81	343,541
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UP-STRY FIN	504	1982	268.25	135,200
STORIES(FAR)	1.5	1.00		ROOF COVER	1	ASPALT SHINGLE	1.00	B	WDK	N	ATT WOOD DECK	288		60.69	17,479
ROOMS	0	1.00		FLOOR COVER	2	SOFTWOOD	1.00		MST	O	MASONRY STACK	1		3,376.10	3,376
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00		ODS	O	OUT DOOR SHOWER	1		0.00	
BATHROOMS	2	1.00		HEATING/COOLING	1	FORCED AIR	1.00								
FIXTURES	6	\$4,200		FUEL SOURCE	1	OIL	1.00								
UNITS	1	1.00													

TOTAL RCN	581,833
CONDITION ELEM	CD
EFF.YR/AGE	1986 / 36
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$401,500