

Situs : 303 ROCKLAND ST	Parcel ID: 010-129	Class: Single Family Residence	Card: 1 of 1	Printed: October 27, 2020
--------------------------------	---------------------------	---------------------------------------	---------------------	----------------------------------

CURRENT OWNER	GENERAL INFORMATION
LEWIS DAVID S JOHANNA M LEWIS 303 ROCKLAND ST BROCKTON MA 02301	Living Units 1 Neighborhood 10 Alternate ID 26 Vol / Pg 15361/121 District Zoning R1B Class Residential
Property Notes	



010-129 03/21/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF 10,000			95,000
Residual	SF 2,550			2,420
Total Acres: .2881				
Spot:		Location:		

Assessment Information				
	Appraised	Cost	Income	Prior
Land	97,400	97,400	0	93,300
Building	290,800	361,100	0	289,500
Total	388,200	458,500	0	382,800
Manual Override Reason				
Base Date of Value 1/1/2020				
Effective Date of Value 1/1/2020				
Value Flag	MARKET APPROACH			
Gross Building:				

Entrance Information			
Date	ID	Entry Code	Source
08/04/20	CM	Field Review	Other
11/28/16	H&P	Field Review	Other

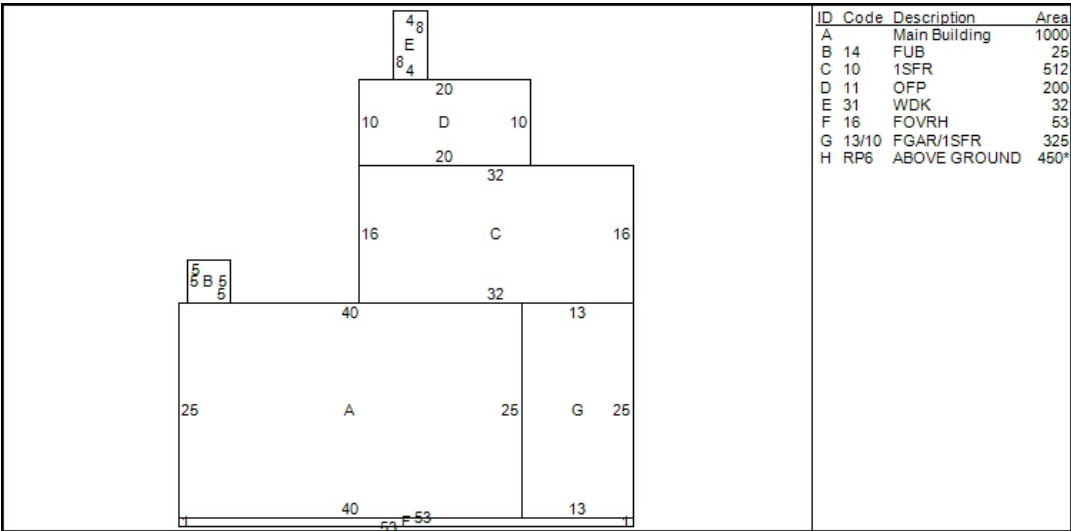
Permit Information				
Date Issued	Number	Price	Purpose	% Complete
08/08/16	65240	1,000	INS	100
04/23/08	50042	3,944	BLDG S & Reroof Rear	0
08/07/97	27832	7,200	BLDG A/G Pool	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
07/30/97	160,000	Land + Bldg		15361/121		

Situs : 303 ROCKLAND ST	Parcel Id: 010-129	Class: Single Family Residence	Card: 1 of 1	Printed: October 27, 2020
-------------------------	--------------------	--------------------------------	--------------	---------------------------

Dwelling Information			
Style	Colonial	Year Built	1954
Story height	2	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Frame	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Blue		
Basement			
Basement	Part	# Car Bsm't Gar	
FBLA Size	x	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Basic	Stacks	1
Fuel Type	Oil	Openings	1
System Type	Hot Water	Pre-Fab	
Room Detail			
Bedrooms	6	Full Baths	3
Family Rooms	1	Half Baths	
Kitchens		Extra Fixtures	2
Total Rooms	9		
Kitchen Type		Bath Type	
Kitchen Remod	No	Bath Remod	No
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	C+	Market Adj	
Condition	Good	Functional	
CDU	AVERAGE	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	385,389	% Good	72
Plumbing	26,099	% Good Override	
Basement	10,959	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	10,133	C&D Factor	
		Adj Factor	1
Subtotal	432,580	Additions	49,680
Ground Floor Area	1,000		
Total Living Area	2,890	Dwelling Value	361,140

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Ag Pool	1 x	450	450	1	1997	C	A	

Condominium / Mobile Home Information	
Complex Name	
Condo Model	
Unit Number	
Unit Level	
Unit Parking	
Model (MH)	
Unit Location	
Unit View	
Model Make (MH)	

Addition Details												
Line #	Low	1st	2nd	3rd	Value	Line #	Low	1st	2nd	3rd	Value	
1		14			290	5			16		3,020	
2		10			24,120	6		13	10		18,070	
3		11			3,820							
4		31			360							