

tyler RESIDENTIAL PROPERTY RECORD CARD 2021

BROCKTON

Site:::364 ROCKLAND ST Parcel ID::010-174 Class:: Single Family Residence Card:: 101 Printed: October 27.202 CURRENT OWNER CURRENT OWNER Cond:: 101 Printed: October 27.202 CHARLES JEAN BROCKTOM M0 02301 CURRENT OWNER Current ID:: 010 Auroration 0: 013 Vori / no.: 023 Vori / no.: 013 Vori / no.: 023 Vori / no.: 03 Vori	It division RESIDENTIAL PROPERTY R	RECORD CARD 2021		BRUCKIUN		
CHARLES JEAN 264 ROCKLAND ST BROCKTON MA 02301 Ling Units 1 heighbourd 0 Agenate UP 32 Derive w 42871/233 Derive w	Situs: 264 ROCKLAND ST	Parcel ID: 010-174	Class: Single Family Residence	Card: 1 of 1	Printed: October 27	, 2020
NEEDS UPGRA DES NEED COMS DUE TO SZE Type Land Information Type SF 10,000 Residual SF 20.023 Influence Factors Influence % Value 95,000 Residual SF 20.023 Influence Factors Influence % Value 95,000 Residual SF 20.023 Influence Factors Influence % Value 95,000 Total Acres: 6893 Location:	CHARLES JEAN 264 ROCKLAND ST	Living Units 1 Neighborhood 10 Alternate ID 93 Vol / Pg 42871/233 District Zoning R1A				
Type Size Influence Factors Influence % Value Primary SF 10,000 114,000 114,000 114,000 0 Residual SF 20,023 19,020 19,020 10 0 0 Total Acres: .6893 Location: Location: Manual Override Reason Base Date of Value 1/1/2020 Total Acres: .6893 Location: Source Prime MarkET APPROACH Effective Date of Value 1/1/2020 Building: Manual Override Reason Base Date of Value 1/1/2020 1/1/2020 Value Flag MARKET APPROACH Effective Date of Value 1/1/2020 Object Entrance Information Date Date ID Entry Code Source Other 08/04/20 CM Field Review Other Other Date Issued Number Price Purpose % C 04/27/11 54725 8,000 BLDG Rpair Roof/Skyl % C Sales/Ownership History Transfer Date Price Type Validity	NEEDS UPGRADES	lotes				
Appraised Cost Income Appraised Cost Income Residual SF 20,023 19,020 114,000 114,000 0 Residual SF 20,023 19,020 19,020 10 0 Total Acres: .6893 Location: Income 0 0 Spot: Location: Income Nanual Override Reason Base Date of Value 1/1/2020 Spot: Location: Income Nanual Override Reason Base Date of Value 1/1/2020 Spot: Location: Source Other Source Nanual Override Reason Base Date of Value Other Other Other Source Value Flag MARKET APPROACH Effective Date of Value 1/1/2020 Date Ib Dote CM Entry Code Source Other Other Source Source 0/27/11 54725 8,000 BLDG Rpair Roof/Skyl % C	Land Inform	nation	Asses	sment Information		
Base Date of Value 1/1/2020 Value Flag MARKET APPROACH Base Date of Value 1/1/2020 Value Flag MARKET APPROACH Base Date of Value 1/1/2020 Value Flag MARKET APPROACH Effective Date of Value 1/1/2020 Date Permit Information Date ID Entry Code Source Date Issued Number Price Purpose % C 08/04/20 CM Field Review Other Other Date Issued Number Price Purpose Rpair Roof/Skyl % C Sates/Ownership History Transfer Date Price Type Validity Deed Reference Deed Type Grantee	Primary SF 10,000	95,000	Land Building	114,000114,447,300570,561,300684,	000 0 100 0 100 0	Prior 109,200 383,800 493,000
Date ID Entry Code Source 08/04/20 CM Field Review Other Date Issued Number Price Purpose % C 04/27/11 54725 8,000 BLDG Rpair Roof/Skyl % C Sales/Ownership History Transfer Date Price Type Validity Deed Reference Deed Type Grantee		Location:		Base Date of	of Value 1/1/2020	
Date ID Entry Code Source 08/04/20 CM Field Review Other Date Issued Number Price Purpose % C 04/27/11 54725 8,000 BLDG Rpair Roof/Skyl % C Sales/Ownership History Transfer Date Price Type Validity Deed Reference Deed Type Grantee	Entrance Info	rmation	Per	mit Information		
Transfer Date Price Type Validity Deed Reference Deed Type Grantee			Date Issued Number Price Pur	pose	f/Skyl	% Complet 0
Transfer Date Price Type Validity Deed Reference Deed Type Grantee		Sales/Ow	nership History			
	Transfer DatePriceType03/29/13420,000Land + Bldg	Validity	Deed Reference Deed Type	Grantee		

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tyler clt division

BROCKTON

Situs : 264 ROCKLA	ND ST	Parcel Id: 010)-174	Class: Si	ngle Famil	y Reside	nce		Card: 1 of	1		Printe	ed: October	27, 2020
	C	welling Information		4	52		,	4					Code Descrip Main Bu	tion Ar ilding 24
Style Story height Attic Exterior Walls Masonry Trim Color	None Brick X	Year Built Eff Year Built Year Remodeled Amenities In-law Apt				2		14				C D F G H	10 1SFR 10/10 1SFR/15 23 MGAR 31 WDK 21 OMP 33/32 MPAT/C RP1 PLASTIC RG2 GARAG	NPY
		Basement						16 C	16	26				
Basement FBLA Size Rec Rm Size	х	# Car Bsmt Gar FBLA Type Rec Rm Type		48	,	7	48	14	24	D		28		
Heating	& Cooling	Fireplace	5					12 B	12					
Heat Type Fuel Type System Type	Oil	Stacks Openings Pre-Fab			5	2 10 F 8		14 4 G ₁	4 4 4	26				
		Room Detail				10								
Bedroom s Family Room s		Full Baths Half Baths	4					Outbu	ilding Da	ata				
Kitchens Total Rooms	8	Extra Fixtures		Туре		Size 1	Size 2		rea Qi		Blt (Grade	Condition	Value
Kitchen Type Kitchen Remod		Bath Type Bath Remod	No	Pool-Pllin Det Garag	e	1 x 16 x	720 16		720 256		986 986	C C	A A	6,590 8,540
		Adjustments												
Int vs Ext Cathedral Ceiling		Unfinished Area Unheated Area												
		rade & Depreciation												
Grade Condition CDU Cost & Design % Complete	Average GOOD	Market Adj Functional Economic % Good Ovr	90				Condomini					ion		
% complete	Dv	velling Computations				, i	condomini			ne mo	ninal	ION		
Base Price Plumbing Basement Heating Attic Other Features Subtotal	474, 27, 40, 11,	962% Good186% Good Override517Functional772Economic0% Com plete484C&D FactorAdj Factor	90	Comple: Condo M Unit Num Unit Lev Unit Parl Model (N	Model nber rel king	C+				Unit L Unit V Mode	/iew	ion ke (MH)	
Ground Floor Area								Addit	ion Deta	ils				
Total Living Area	3,	112 Dwelling Value	554,940	Line # 1	Low 1st 10	2nd 3			Line #		1st 21	2nd	3rd	Value 1,880
		Building Notes		2	10	10	2	21,220			33	32		940
				3	23	31		18,090 2,510						