

Situs : 175 ROCKLAND DR	Parcel ID: 011-057	Class: Single Family Residence	Card: 1 of 1	Printed: October 27, 2020
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CURRENT OWNER	GENERAL INFORMATION
FORTES DIANA M 175 ROCKLAND DR BROCKTON MA 02301	Living Units 1 Neighborhood 10 Alternate ID 26 Vol / Pg 40518/325 District Zoning R1A Class Residential
Property Notes	



011-057 03/21/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF 10,000			95,000
Residual	SF 12,651			12,020
Total Acres: .52				
Spot:		Location:		

Assessment Information				
	Appraised	Cost	Income	Prior
Land	107,000	107,000	0	102,500
Building	386,500	465,900	0	313,500
Total	493,500	572,900	0	416,000
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
08/05/20	CM	Field Review	Other
01/02/01	PJS	Entry & Sign	Ow ner
05/21/98	CLT	Unimproved	Other

Permit Information				
Date Issued	Number	Price	Purpose	% Complete
04/03/15	B61793	918	BLDG Insulation	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
10/31/11	336,500	Land + Bldg	Valid Sale	40518/325		FORTES DIANA M
08/15/97		Land + Bldg	Transfer Of Convenience	15401/313		

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Dwelling Information

Style

Year Built

Story height

Eff Year Built

Attic

Year Remodeled

Exterior Walls

Amenities

Masonry Trim

In-law Apt

Color

Basement

Basement

FBLA Size

Rec Rm Size

Car Bsm t Gar

FBLA Type

Rec Rm Type

Heating & Cooling

Fireplaces

Heat Type

Fuel Type

System Type

Stacks

Openings

Pre-Fab

Room Detail

Bedrooms

Family Rooms

Kitchens

Total Rooms

Kitchen Type

Kitchen Remod

Full Baths

Half Baths

Extra Fixtures

Bath Type

Bath Remod

Adjustments

Int vs Ext

Cathedral Ceiling

Unfinished Area

Unheated Area

Grade & Depreciation

Grade

Condition

CDU

Cost & Design

% Complete

Market Adj

Functional

Economic

% Good Ovr

Dwelling Computations

Base Price

Plumbing

Basement

Heating

Attic

Other Features

Subtotal

% Good

% Good Override

Functional

Economic

% Complete

C&D Factor

Adj Factor

Additions

Ground Floor Area

Total Living Area

Dwelling Value

Building Notes

20

12

C

12

20

26 G 62

31

28

A

28

15

B

28

D

28

31

15

5

4

14

E

14

4

6

5

F

5

6

ID Code

Description

Area

A

Main Building

868

B

50/10/28

BSMT/1SFR/76FR

420

C

31

WDK

240

D

50

BSMT

140

E

50/10/54

BSMT/1SFR/CATH CLG

58

F

11

OPF

30

G

15

FBAY

12

H

RS1

FRAME UTILITY SHED

96*

Outbuilding Data

Type

Size 1

Size 2

Area

Qty

Yr Blt

Grade

Condition

Value

Frame Shed

16 x 6

96

1

2005

C

A

780

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

50

10

28

52,380

5

11

810

2

31

3,960

6

15

1,620

3

50

1,620

4

50

10

54

5,490