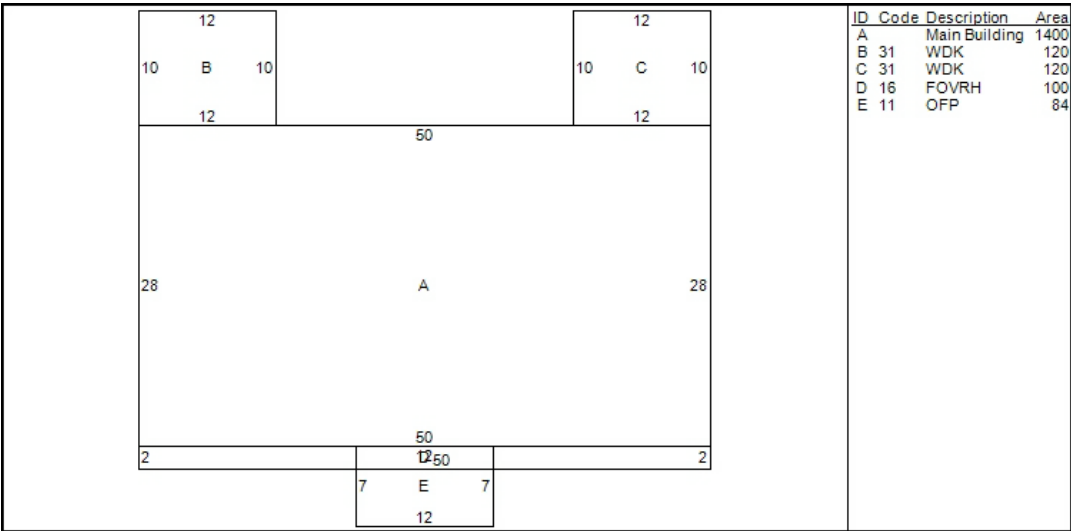


Situs : 11 TUCKER DR		Parcel ID: 033-032		Class : Tw o-Family		Card: 1 of 1		Printed: October 27, 2020					
CURRENT OWNER			GENERAL INFORMATION										
CORREIA JOSEPH W TRUSTEE 174 DEPOT ST S EASTON MA 02375			Living Units 2 Neighborhood 60 Alternate ID 25 Vol / Pg 32843/221 District Zoning R2 Class Residential										
Property Notes													
Land Information													
Type		Size	Influence Factors		Influence %		Value						
Primary		SF 10,000					95,000						
Residual		SF 840					800						
Total Acres: .2489 Spot: Location:													
Entrance Information													
Date		ID	Entry Code		Source								
08/03/20		GL	Field Review		Other								
02/25/19		CP	Field Review		Other								
Assessment Information													
		Appraised		Cost		Income		Prior					
Land		95,800		95,800		0		91,800					
Building		425,300		529,100		0		388,500					
Total		521,100		624,900		0		480,300					
Manual Override Reason													
Value Flag		MARKET APPROACH		Base Date of Value		1/1/2020							
Gross Building:				Effective Date of Value		1/1/2020							
Permit Information													
Date Issued		Number		Price		Purpose		% Complete					
06/01/01		34704		95,400		BLDG Duplex W/2 Deck		100					
Sales/Ownership History													
Transfer Date		Price		Type		Validity		Deed Reference		Deed Type		Grantee	
06/12/06				Land + Bldg		Sale Of Portion/Other Comm		32843/221				CORREIA JOSEPH W TRUSTEE	
07/18/00		90,000		Land Only		Sale Of Portion/Other Comm		18706/185					

Situs : 11 TUCKER DR	Parcel Id: 033-032	Class: Two-Family	Card: 1 of 1	Printed: October 27, 2020
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Dwelling Information			
Style	Tw o Family	Year Built	2001
Story height	2	Eff Year Built	
Attic	Unfin	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Natural		
Basement			
Basement	Full	# Car Bsm't Gar	
FBLA Size	x	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Central A/C	Stacks	
Fuel Type	Gas	Openings	
System Type	Warm Air	Pre-Fab	
Room Detail			
Bedrooms	6	Full Baths	2
Family Rooms		Half Baths	2
Kitchens	2	Extra Fixtures	
Total Rooms	10		
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	10	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	451,945	% Good	87
Plumbing	21,145	% Good Override	
Basement	25,702	Functional	
Heating	12,321	Economic	
Attic	11,068	% Complete	
Other Features	0	C&D Factor	10
		Adj Factor	1
Subtotal	522,180	Additions	29,410
Ground Floor Area	1,400		
Total Living Area	2,900	Dwelling Value	529,140

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value

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	
1		31			2,700	
2		31			2,700	
3			16		20,530	
4		11			3,480	