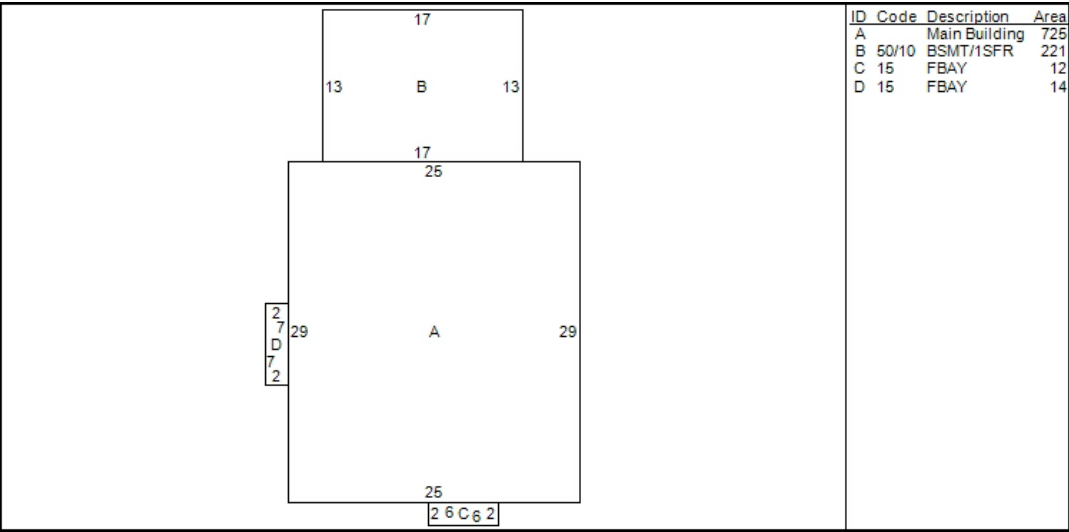


Situs : 191 BELMONT ST		Parcel ID: 057-042		Class : Tw o-Family		Card: 1 of 1		Printed: October 27, 2020	
CURRENT OWNER			GENERAL INFORMATION						
MOISE JEAN CLAUDE 191 BELMONT ST BROCKTON MA 02301			Living Units 2 Neighborhood 120 Alternate ID 199-3 Vol / Pg 22798/1 District Zoning C1 Class Residential						
Property Notes									
Land Information									
Type	Size	Influence Factors	Influence %	Value					
Primary	SF	6,200		77,240					
Total Acres: .1423 Spot: Location:									
Assessment Information									
		Appraised	Cost	Income	Prior				
Land		77,200	77,200	0	72,700				
Building		302,700	313,100	0	261,900				
Total		379,900	390,300	0	334,600				
Manual Override Reason									
		Base Date of Value		1/1/2020					
Value Flag		MARKET APPROACH		Effective Date of Value		1/1/2020			
Gross Building:									
Permit Information									
Date Issued	Number	Price	Purpose			% Complete			
01/30/20	177	14,000	EXTERIOR	R W S					
01/27/06	45799	6,000	BLDG	Remdl Basement		0			
Sales/Ownership History									
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee			
09/06/02	231,000	Land + Bldg	Valid Sale	22798/1		MOISE JEAN CLAUDE			
05/02/02	185,000	Land + Bldg	Sold Tw ice In Same Year	22021/142					
07/05/00	122,000	Land + Bldg	Valid Sale	18672/140					
12/12/97	86,500	Land + Bldg		15724/140					
06/01/88	162,000	Land + Bldg	Valid Sale						

Situs : 191 BELMONT ST	Parcel Id: 057-042	Class: Two-Family	Card: 1 of 1	Printed: October 27, 2020
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Dwelling Information			
Style	Two Family	Year Built	1905
Story height	2	Eff Year Built	
Attic	Full-Fin	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Yellow		
Basement			
Basement	Full	# Car Bsm't Gar	
FBLA Size	500	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Basic	Stacks	
Fuel Type	Oil	Openings	
System Type	Steam	Pre-Fab	
Room Detail			
Bedrooms	4	Full Baths	2
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	10	Bath Type	
Kitchen Type		Bath Remod	No
Kitchen Remod	No		
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	C+	Market Adj	
Condition	Average	Functional	
CDU	AVERAGE	Economic	
Cost & Design	10	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	314,384	% Good	62
Plumbing	9,787	% Good Override	
Basement	17,879	Functional	
Heating	0	Economic	
Attic	30,796	% Complete	
Other Features	26,655	C&D Factor	10
		Adj Factor	1
Subtotal	399,500	Additions	40,600
Ground Floor Area	725		
Total Living Area	2,487	Dwelling Value	313,060

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	50	10			30,810	
2			15		4,710	
3		15			5,080	