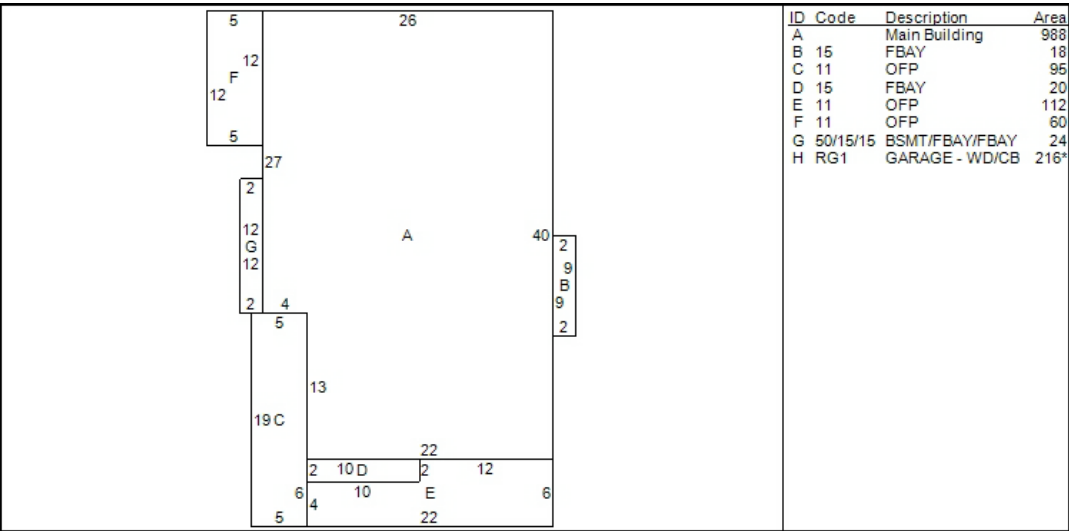


Situs : 17 GIFFORD ST		Parcel ID: 059-072		Class : Tw o-Family		Card: 1 of 1		Printed: October 27, 2020	
CURRENT OWNER			GENERAL INFORMATION						
DELFINO MICHAEL P & DIANE P DELFINO 17 GIFFORD ST BROCKTON MA 02301			Living Units 2 Neighborhood 70 Alternate ID 18 Vol / Pg 07034/00280 District Zoning R1C Class Residential						
Property Notes									
Land Information									
Type		Size	Influence Factors	Influence %	Value				
	SF	7,000			78,400				
	SF	497			360				
Total Acres: .1721 Spot: Location:									
Assessment Information									
						Appraised	Cost	Income	Prior
Land						78,800	78,800	0	73,800
Building						296,100	298,400	0	233,100
Total						374,900	377,200	0	306,900
Manual Override Reason									
Value Flag						Base Date of Value 1/1/2020			
Gross Building:						Effective Date of Value 1/1/2020			
Permit Information									
Date Issued	Number	Price	Purpose	% Complete					
Sales/Ownership History									
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee			
7034/280									

Situs : 17 GIFFORD ST	Parcel Id: 059-072	Class: Two-Family	Card: 1 of 1	Printed: October 27, 2020
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Dwelling Information			
Style	Tw o Family	Year Built	1900
Story height	1.7	Eff Year Built	
Attic	None	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	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	8	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	347,513	% Good	62
Plumbing	9,787	% Good Override	
Basement	21,740	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	0	C&D Factor	10
		Adj Factor	1
Subtotal	379,040	Additions	34,180
Ground Floor Area	988		
Total Living Area	1,815	Dwelling Value	292,680

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Det Garage	1 x	216	216	1	1925	C	G	5,690

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			15		5,770	5		11			2,170	
2		11			2,980	6	50	15	15		13,890	
3		15			6,080							
4		11			3,290							