


Situs : 129 WILSON ST		Parcel ID: 072-132		Class: Single Family Residence		Card: 1 of 1		Printed: October 27, 2020	
CURRENT OWNER			GENERAL INFORMATION						
HAYES MICHAEL & APRIL HAYES 129 WILSON ST BROCKTON MA 02301			Living Units 1 Neighborhood 70 Alternate ID 20 Vol / Pg 21055/158 District Zoning R1C Class Residential						
Property Notes									
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Land Information				
Type	Size	Influence Factors	Influence %	Value
	SF	7,000		78,400
	SF	6,800		4,960
Total Acres: .3168				
Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	83,400	83,400	0	77,100
Building	192,500	191,800	0	174,500
Total	275,900	275,200	0	251,600
Manual Override Reason				
Value Flag	MARKET APPROACH	Base Date of Value	1/1/2020	
Gross Building:		Effective Date of Value	1/1/2020	

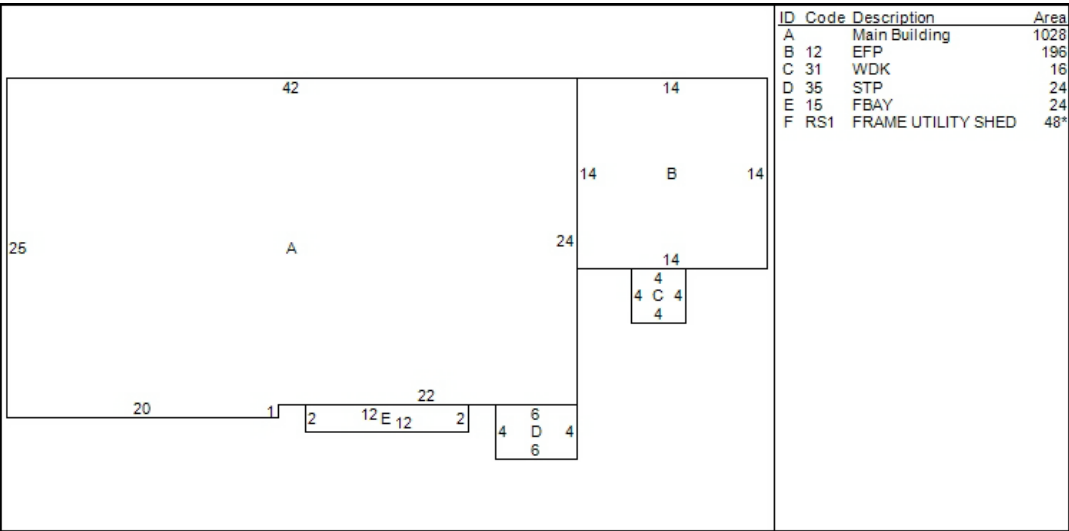
Entrance Information				Permit Information				
Date	ID	Entry Code	Source	Date Issued	Number	Price	Purpose	% Complete
08/17/20	CM	Field Review	Other	05/23/18	68984	17,762	ROOF/NEW	100
07/02/19	CP	Field Review	Other					

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
12/05/01	188,900	Land + Bldg	Valid Sale	21055/158		
08/26/99	134,000	Land + Bldg	Valid Sale	17805/250		
12/01/96	84,000	Land + Bldg	Valid Sale			
06/01/91	6,415	Land + Bldg	Transfer Of Convenience			

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Dwelling Information			
Style	Ranch	Year Built	1947
Story height	1	Eff Year Built	
Attic	None	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	x	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Basic	Stacks	1
Fuel Type	Oil	Openings	1
System Type	Hot Water	Pre-Fab	
Room Detail			
Bedrooms	2	Full Baths	1
Family Rooms	1	Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	5	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	Good	Functional	
CDU	GOOD	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	220,277	% Good	74
Plumbing		% Good Override	
Basement	20,670	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	9,382	C&D Factor	
		Adj Factor	1
Subtotal	250,330	Additions	6,360
Ground Floor Area	1,028		
Total Living Area	1,052	Dwelling Value	191,600

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	1 x 48		48	1	1980	C	A	180

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		12			4,440	
2		31			150	
3		35			220	
4		15			1,550	