

2021 RESIDENTIAL PROPERTY RECORD CARD

BROCKTON

Situs: 32 FRANKTON AV

Parcel ID: 101-215

Class: Single Family Residence

Card: 1 of 1

Assessment Information

Permit Information

Printed: October 28, 2020

CURRENT OWNER CAMILIEN KETTY MARIE

32 FRANKTON AV

BROCKTON MA 02301

GENERAL INFORMATION

Living Units 1 Neighborhood 60 Alternate ID 5

> Vol / Pg 51873/165

District

Residential

Zoning Class R1C

Property Notes



101-215 03/16/2020

Land Information

Type Size Influence Factors Influence % Value

SF 6,300 Primary

89,640

Land Building **Appraised** Cost Income Prior 86,200 89,600 89,600 206,100 240,700 0 191,900 295,700 330,300 278,100

Manual Override Reason

Base Date of Value 1/1/2020

Value Flag MARKET APPROACH Gross Building:

Total

Total Acres: .1446 Spot:

Location:

Effective Date of Value 1/1/2020

Entrance Information

Date ID **Entry Code** Source 09/24/14 DR Unoccupied Ow ner

Date Issued Number 11/20/19 2190 06/23/97

Price Purpose % Complete 7,500 EXTERIOR RWS

27655 9,000 BLDG Repl.Windws

Sales/Ownership History

Transfer Date Price Type 295,000 Land + Bldg 10/30/19 11/27/98 80,000 Land + Bldg 10/06/98 75,000 Land + Bldg 128,000 Land + Bldg 09/01/89 05/01/87 110,000 Land + Bldg

Validity Family Sale Sale After Foreclosure Repossession Valid Sale Valid Sale

Deed Reference Deed Type 51873/165 Quit Claim 16865/23 16678/291

Grantee CAMILIEN KETTY MARIE CAMILIEN LOUIS D

100



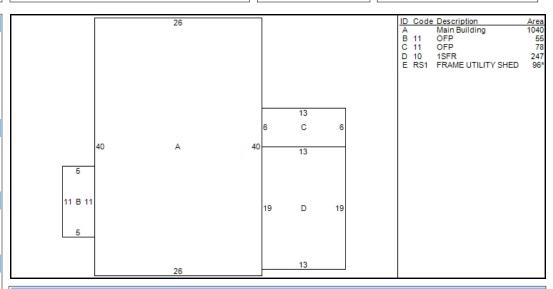
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Parcel Id: 101-215 Situs: 32 FRANKTON AV **Dwelling Information** Style Ranch Year Built 1960 Story height 1 Eff Year Built Attic None Year Remodeled Exterior Walls Brick **Amenities** Masonry Trim x Color Natural In-law Apt No Basement Basement Full # Car Bsmt Gar FBLA Size X **FBLA Type** Rec Rm Size X Rec Rm Type **Heating & Cooling Fireplaces** Heat Type Basic Stacks 1 Fuel Type Gas Openings 1 System Type Hot Water Pre-Fab Room Detail Bedrooms 3 Full Baths 1 Family Rooms Half Baths **Kitchens Extra Fixtures** Total Rooms 6 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 Average **Functional** CDU AVERAGE **Economic** Cost & Design 0 % Good Ovr % Complete **Dwelling Computations** 263,774 Base Price % Good 76 **Plumbing** % Good Override 22,502 Basement **Functional** 0 Heating Economic 0 Attic % Complete 10,133 **C&D Factor** Other Features Adi Factor 1 296,410 Additions 15,200 Subtotal 1.040 **Ground Floor Area** 1,287 Dwelling Value 240,470 **Total Living Area Building Notes**

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Outbuilding Data									
Туре	Size 1	Size 2	Area	Qty	Yr Blt Grade	Condition	Value		
Frame Shed	8 x	12	96	1	1980 D	F	200		

	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		11			1,060		
2		11			1,600		
3		10			12,540		