

tyler RESIDENTIAL PROPERTY RECORD CARD 2021

BROCKTON

Primary SF 4,656 75,000 75,000 75,000 71,00 Building 404,100 484,900 0 363,50	It division RESIDENTIAL PROPERTY RE	ECORD CARD 2021		BROCKTO	JN	
BMPROPERTY MANAGEMENT LLC 4 MARYANA AVE BROCKTON MA 02302 Ling tothis 2 Marriage D 2000 200 Ammale D 2000 Distric 2 2000 2000 200 Ammale D 2000 2000 2000 2000 2000 2000 2000 20	Situs: 34 LAWRENCE ST	Parcel ID: 111-012	Class: Tw o-Fam ily	Card: 1 of 1	Printed: October 28	3, 2020
Type Size Influence Factors Influence % Value timary SF 4,656 A56 Cost Income Price timary SF 4,656 75.000 0 71.00 363.50 Total Acres:: 1069 Location: Location: Manual Override Reason 363.50 Spot: Location: Use Cost Manual Override Reason Base Date of Value 1/1/2020 Spot: Location: Location: Cost Influence M Value Manual Override Reason Base Date of Value 1/1/2020 Spot: Location: Location: Base Date of Value 1/1/2020 Ualue Flag MARKET APPROACH Effective Date of Value 1/1/2020 Date ID Entrace Information Base Date of Value Price Purpose % Comple 08/25/20 GL Field Review Other Other 10/0 10/0 10/0 10/0 10/09/14 DR Not At Home Other Deed Reference Deed Type Grantee % Comple 03/30/18 100 Land + Bidg Transfer Of Convenience 4	BM PROPERTY MANAGEMENT LLC 4 MARYANN AVE BROCKTON MA 02302 Property Na	Living Units 2 Neighborhood 210 Alternate ID 5A Vol / Pg 49695/289 District Zoning C2 Class Residential	При 111-012 03	V23/2020		
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RESIDENTIAL PROPERTY RECORD CARD 2021

tyler clt division

BROCKTON

Situs: 34 LAWREN	CEST		Parcel Id: 111	-012	Class:	Two-Fa	mily				Card: 1 of 1		Printed: Octob	per 28, 2020	
		Dwelling	Information				Γ	5		22			ID Code	Description Main Building	Area 862
Story height	Unfin Al/Vinyl X		Year Built Eff Year Built Year Remodeled Amenities In-law Apt	2003 2017			9	C 9 ₈					B 50/15/15 C 31 D 31	Main Building BSMT/FBAY/FB WDK WDK	Are 86 3AY 2 4 3
		Bas	ement				1	4							
Basement FBLA Size Rec Rm Size	х		# Car Bsmt Gar FBLA Type Rec Rm Type					5		A	36				
Heating	& Cooling		Fireplaces	;											
Heat Type Fuel Type System Type	Gas		Stacks Openings Pre-Fab					14		22					
		Roo	m Detail					3	⁹ в ₉	3 3 ¹⁰ D	10 3				
Bedrooms Family Rooms	5		Full Baths Half Baths	3							uilding Data	1	I		
Kitchens Total Rooms Kitchen Type Kitchen Remod			Extra Fixtures Bath Type Bath Remod	No	Туре			Size 1	Sizo	e 2	Area Qty	Yr Blt Gr	ade Conditi	on V	alue
		Adju	stments												
Int vs Ext Cathedral Ceiling			Unfinished Area Unheated Area												
		Grade &	Depreciation												
Cost & Design	Good AVERAGE		Market Adj Functional Economic % Good Ovr												
% Complete		Dwalling	Computations						Condor	ninium / M	lobile Home	Informatio	on		
Base Price Plumbing Basement Heating Attic Other Features Subtotal		434,431 19,574 19,886 0 8,563 0 482,450	% Good % Good Override Functional Economic % Complete C&D Factor Adj Factor Additions	10 1	Condo Unit N Unit L	arking					I	Jnit Locatio Jnit View Nodel Make			
Ground Floor Area		862								Addi	ition Details				
Total Living Area		2,209	Dwelling Value	484,850	Line #	Low 50	1st 15	2nd 15	3rd	Value 20,710					
		Buildi			2	-	31	-		1,390					