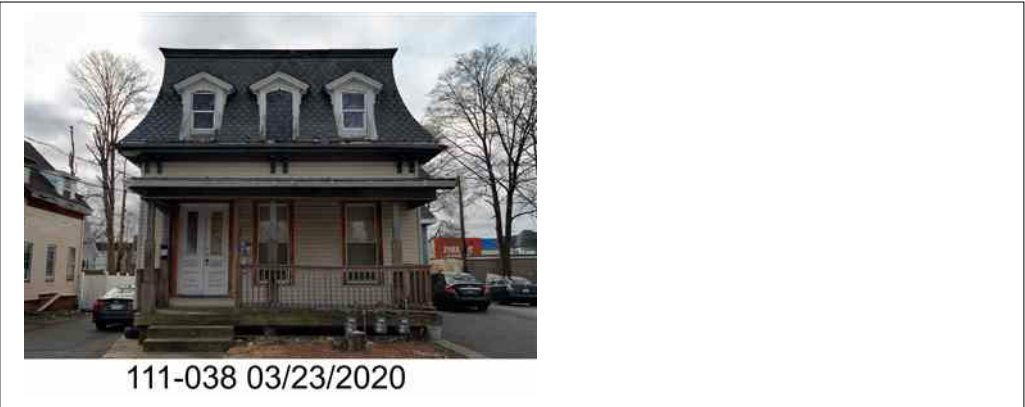


Situs : 15 ALLEN ST	Parcel ID: 111-038	Class: Three-Family	Card: 1 of 1	Printed: October 28, 2020
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CURRENT OWNER	GENERAL INFORMATION
PERRY ISABEL 287 ROCKLAND ST BROCKTON MA 02301	Living Units 3 Neighborhood 90 Alternate ID 14 Vol / Pg 22592/216 District Zoning C2 Class Residential

Property Notes



Land Information				
Type	Size	Influence Factors	Influence %	Value
SF	7,000			78,400
SF	2,975			2,170
Total Acres: .229 Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	80,600	80,600	0	75,100
Building	335,100	316,600	0	288,100
Total	415,700	397,200	0	363,200
Manual Override Reason				
Base Date of Value 1/1/2020				
Effective Date of Value 1/1/2020				
Value Flag MARKET APPROACH				
Gross Building:				

Entrance Information			
Date	ID	Entry Code	Source
08/20/20	GL	Field Review	Other
09/10/19	CP	Field Review	Other
05/04/03	BM	Entry & Sign	Ow ner

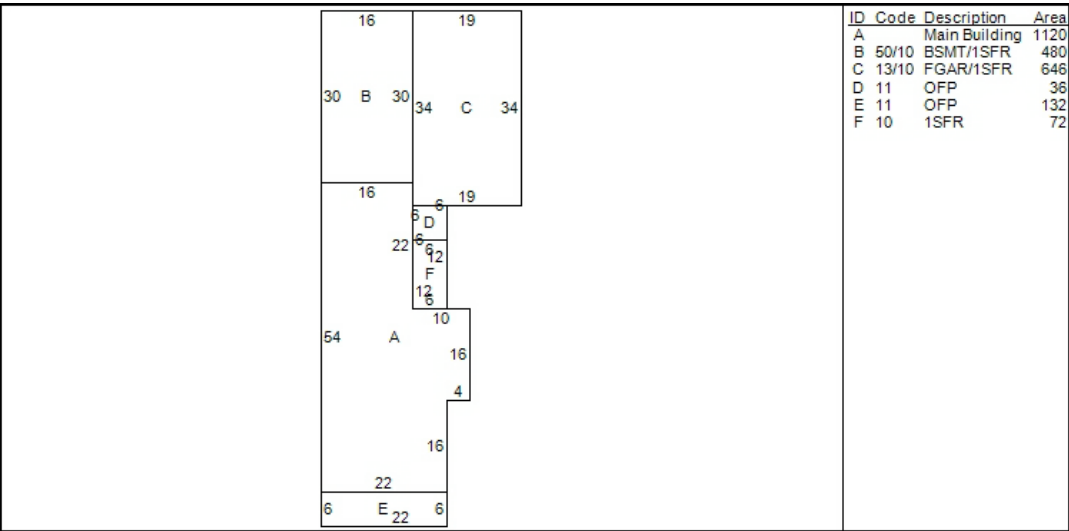
Permit Information				
Date Issued	Number	Price	Purpose	% Complete
11/17/03	41045	0	BLDG Legal 3 Fam-Ins	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
08/08/02	220,000	Land + Bldg	Sale Of Portion/Other Comm	22592/216		PERRY ISABEL

Situs : 15 ALLEN ST	Parcel Id: 111-038	Class: Three-Family	Card: 1 of 1	Printed: October 28, 2020
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Dwelling Information			
Style	3 Fam Slope	Year Built	1875
Story height	2	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Frame	Amenities	
Masonry Trim	x		
Color	Other	In-law Apt	No
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	Gas	Openings	
System Type	Warm Air	Pre-Fab	
Room Detail			
Bedrooms	6	Full Baths	3
Family Rooms		Half Baths	
Kitchens	3	Extra Fixtures	
Total Rooms	13		
Kitchen Type		Bath Type	
Kitchen Remod	No	Bath Remod	No
Adjustments			
Int vs Ext	Same	Unfinished Area	646
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	B-	Market Adj	
Condition	Average	Functional	
CDU	FAIR	Economic	
Cost & Design	10	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	431,617	% Good	45
Plumbing	20,299	% Good Override	
Basement	24,546	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	-61,700	C&D Factor	10
		Adj Factor	1
Subtotal	414,760	Additions	111,330
Ground Floor Area	1,120		
Total Living Area	3,438	Dwelling Value	316,640

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	Line #	Low	1st	2nd	3rd	Value
1	50	10			41,220	5		10			9,360
2		13	10		56,790						
3		11			1,170						
4		11			2,790						