
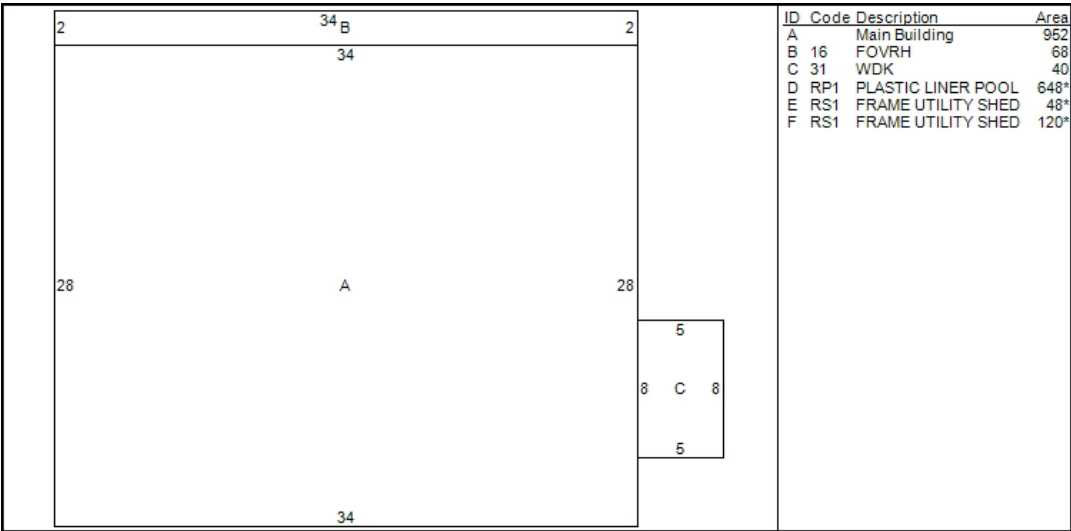


Situs : 581 EAST ST		Parcel ID: 121-207		Class: Single Family Residence		Card: 1 of 1		Printed: October 28, 2020	
CURRENT OWNER			GENERAL INFORMATION						
SHERROD VIKKI A 581 EAST ST BROCKTON MA 02302			Living Units 1 Neighborhood 250 Alternate ID 36-8 Vol / Pg 41051/29 District Zoning R1C Class Residential						
Property Notes									
<div><p>121-207 03/22/2020</p></div>									
Land Information									
Type	Size	Influence Factors	Influence %	Value					
Primary	SF 12,600			95,830					
Total Acres: .2893 Spot: Location:									
Assessment Information									
	Appraised	Cost	Income	Prior					
Land	95,800	95,800	0	83,800					
Building	200,200	218,900	0	196,500					
Total	296,000	314,700	0	280,300					
Manual Override Reason									
Base Date of Value 1/1/2020									
Effective Date of Value 1/1/2020									
Value Flag MARKET APPROACH									
Gross Building:									
Permit Information									
Date Issued	Number	Price	Purpose	% Complete					
09/13/18	70040	9,000	BATHROOM	100					
05/02/05	43896	25,000	BLDG Roof, V Side, W	0					
05/13/03	B39492	3,399	BLDG	100					
06/17/02	36988	15,000	BLDG 18 X 36 I/G Poo	100					
Sales/Ownership History									
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee			
03/02/12		Land + Bldg	Transfer Of Convenience	41051/29		SHERROD VIKKI A			
04/05/98	88,000	Land + Bldg	Change After Sale (Physical)	16165/223					
07/01/84	67,900	Land + Bldg	Valid Sale						

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Dwelling Information			
Style	F To B Splt	Year Built	1984
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Gray		
Basement			
Basement	Part	# Car Bsm't Gar	
FBLA Size	381	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	3	Full Baths	2
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	5	Bath Type	
Kitchen Type		Bath Remod	Yes
Kitchen Remod	Yes		
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	
Grade & Depreciation			
Grade	C	Market Adj	
Condition	Good	Functional	
CDU	AVERAGE	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	209,251	% Good	82
Plumbing	9,062	% Good Override	
Basement	9,818	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	18,807	C&D Factor	
		Adj Factor	1
Subtotal	246,940	Additions	4,340
Ground Floor Area	952		
Total Living Area	1,401	Dwelling Value	206,830

Building Notes



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Pool-Plln	1 x	648	648	1	2002	C	A	11,380
Frame Shed	1 x	48	48	1	2000	C	A	290
Frame Shed	10 x	12	120	1	1990	C	A	440

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		16			3,850	
2		31			490	