

Situs: 21 JORDAN ST

RESIDENTIAL PROPERTY RECORD CARD 2021

Class: Single Family Residence

BROCKTON

Card: 1 of 1

Printed: October 28, 2020

CURRENT OWNER

**ZADE GARY** 

& DONNA M ZADE

21 JORDAN ST

BROCKTON MA 02302

Parcel ID: 172-333

GENERAL INFORMATION

Living Units 1 Neighborhood 185 Alternate ID 11 Vol / Pg 21316/88

District Zoning Class

R1C Residential

**Property Notes** 



172-333 03/16/2020

			Land Information		
Туре		Size	Influence Factors	Influence %	Value
Primary	SF	7,440			89,020

Total Acres: .1708 Spot:

Spot: Location:

	Assessment Info	rmation		
	Appraised	Cost	Income	Prior
Land	89,000	89,000	0	78,500
Building	191,100	202,400	0	169,200
Total	280,100	291,400	0	247,700

Value Flag MARKET APPROACH Gross Building:

Manual Override Reason
Base Date of Value 1/1/2020
Effective Date of Value 1/1/2020

		Entrance Information			
<b>Date</b> 08/14/20	<b>ID</b>	Entry Code	<b>Source</b>		
	JR	Field Review	Other		

		Permit Inform	nation	
Date Issued Nun		Purpose		% Complete
03/24/16 6429	94 1,000	INT REMOD	Redo Bedroom	100

Sales	/Owners	ship History
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Transfer Date	Price	Type
01/09/02		Land + Bldg
05/05/98		Land + Bldg
09/01/82	34,500	Land + Bldg

**Validity** Transfer Of Convenience Family Sale **Deed Reference Deed Type** 21316/88 16165/335

Grantee



2021 RESIDENTIAL PROPERTY RECORD CARD

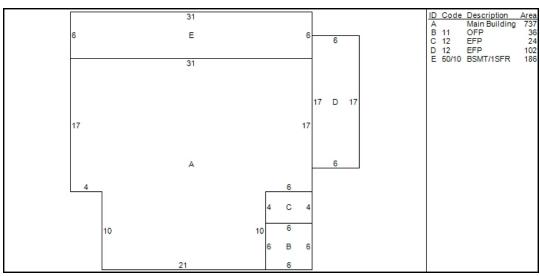
## **BROCKTON**

Parcel Id: 172-333 Situs: 21 JORDAN ST **Dwelling Information** Style Colonial Ne Year Built 1925 Story height 1.7 Eff Year Built Attic None Year Remodeled Exterior Walls Asbestos **Amenities** Masonry Trim x Color Yellow 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 Fuel Type Gas Openings System Type Steam Pre-Fab Room Detail Bedrooms 3 Full Baths 1 Family Rooms Half Baths **Kitchens Extra Fixtures** Total Rooms 7 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** 288,647 Base Price % Good 62 **Plumbing** % Good Override 18,057 Basement **Functional** 0 Heating **Economic** 0 Attic % Complete 0 **C&D Factor Other Features** Adj Factor 1 306,700 Additions 12,280 Subtotal 737 **Ground Floor Area Total Living Area** 1,476 Dwelling Value 202,430 **Building Notes** 

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			Outl	ouilding	Data				
1	Гуре	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				
1		11			560				
2		12			500				
3		12			2,110				
4	50	10			9,110				