

2021 RESIDENTIAL PROPERTY RECORD CARD

BROCKTON

Situs: 56 DAGMAR DR

Parcel ID: 173-151

Class: Single Family Residence

Card: 1 of 1

Printed: October 28, 2020

CURRENT OWNER LERRO JOSEPH P JR

56 DAGMAR DR

BROCKTON MA 02302

GENERAL INFORMATION

Living Units 1 Neighborhood 200 Alternate ID 7

Vol / Pg 04271/00220

District

Zoning Class R1C Residential

Property Notes



173-151 03/16/2020

Value Flag MARKET APPROACH

Gross Building:

Land Information										
Туре		Size	Influence Factors	Influence %	Value					
Primary	SF	10,000			95,000					
Residual	SF	2,350			2,230					

Total Acres: .2835 Spot:

Location:

Assessment Information								
	Appraised	Cost	Income	Prior				
Land	97,200	97,200	0	93,100				
Building	182,000	219,400	0	185,700				
Total	279,200	316,600	0	278,800				

Manual Override Reason

Base Date of Value 1/1/2020 Effective Date of Value 1/1/2020

		Entrance Inform	ation
Date	ID	Entry Code	Source
09/03/20	CM	Field Review	Other
03/29/07	BM	Not At Home	Other

			Permit Info	ormation	
Date Issued	Number	Price	Purpose		% Complete
09/15/14	B60768	7,500	BLDG	Strip/Reroof	100
11/17/06	47704	2,500	BLDG	Strip & Reroof	0
09/05/02	37537	9,000	BLDG	Wind Plaster-Ga	100

		Sales/Ownership	History	
Transfer Date	Price Type	Validity	Deed Reference Deed Type 4271/220	Grantee



RESIDENTIAL PROPERTY RECORD CARD 20

2021

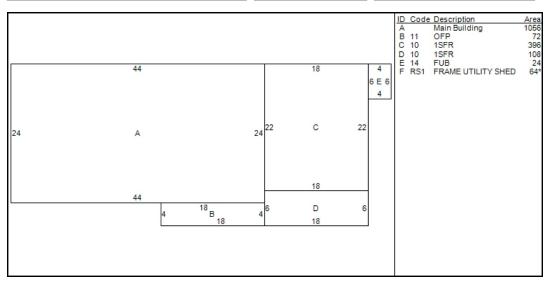
BROCKTON

Situs: 56 DAGMAR DR Parcel Id: 173-151 **Dwelling Information** Style Ranch Slab Year Built 1965 Story height 1 Eff Year Built Attic None Year Remodeled Exterior Walls Al/Vinyl **Amenities** Masonry Trim x Color White In-law Apt No Basement Basement Pier/Slab # Car Bsmt Gar FBLA Size X **FBLA Type** Rec Rm Size X Rec Rm Type **Heating & Cooling Fireplaces** Heat Type Basic Stacks Fuel Type Oil Openings System Type Hot Water Pre-Fab Room Detail Bedrooms 3 Full Baths 1 Family Rooms Half Baths 1 **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 Good **Functional** CDU GOOD **Economic** Cost & Design 0 % Good Ovr % Complete **Dwelling Computations** 224,287 Base Price % Good 81 6,041 **Plumbing** % Good Override 6,715 Basement **Functional** 0 Heating Economic 0 Attic % Complete 0 **C&D Factor Other Features** Adi Factor 1 237,040 Additions 27,050 Subtotal 1,056 **Ground Floor Area Total Living Area** 1,560 Dwelling Value 219,050 **Building Notes**

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			Outbuildin	g Data				
Туре	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	8 x 8	8	64	1	2000	С	Α	390

	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			1,460					
2		10			19,520					
3		10			5,750					
4		14			320					