

Situs: 26 DIXON RD

2021 RESIDENTIAL PROPERTY RECORD CARD

BROCKTON

Parcel ID: 173-271

Class: Single Family Residence

Card: 1 of 1

Printed: October 28, 2020

Prior

91,000

156,000

247,000

CURRENT OWNER

LOPES EUGENE M JR AND TERRY A MACLARY 26 DIXON RD BROCKTON MA 02302

GENERAL INFORMATION

17511/310

Living Units 1 Neighborhood 200 Alternate ID 3

Vol / Pg District

R1C

Zoning Class Residential

Property Notes



173-271 03/16/2020

Land Information

Type Size Influence Factors Influence % Value

SF Primary 10,000 95,000

Land Building

Total

Appraised Cost Income 95,000 95,000 176,600 170,100 0 271,600 265,100

Manual Override Reason

Base Date of Value 1/1/2020

Value Flag MARKET APPROACH **Gross Building:**

Total Acres: .2296 Spot:

Location:

Effective Date of Value 1/1/2020

Entrance Information

Date ID **Entry Code** 09/04/20 CM Field Review Source Other

Permit Information							
Date Issued	Number	Price	Purpose		% Complete		
04/03/06	46126	0	BLDG	See Notes	0		
03/06/06	45973	8,000	BLDG	Temp Mobl Home	0		
03/03/06	45965	8,500	BLDG	Fire-Demo Intr	0		

Assessment Information

Sales/Ownership History

Transfer Date Price Type 107,000 Land + Bldg 05/28/99 07/01/88 119,900 Land + Bldg

Validity Valid Sale Valid Sale Deed Reference Deed Type 17511/310

Grantee



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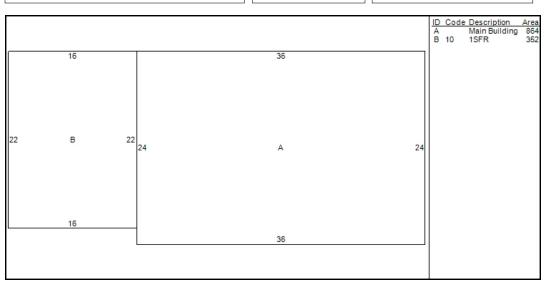
Dwelling Information Style Ranch Slab Year Built 1964 Story height 1 Eff Year Built Attic None Year Remodeled Exterior Walls Al/Vinyl **Amenities** Masonry Trim x Color Tan In-law Apt No Basement Basement Pier/Slab # Car Bsmt Gar FBLA Size X **FBLA Type** Rec Rm Size X Rec Rm Type **Heating & Cooling 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 **Kitchens Extra Fixtures** Total Rooms 5 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 AVERAGE Economic Cost & Design 0 % Good Ovr % Complete **Dwelling Computations** 196,470 Base Price % Good 76 **Plumbing** % Good Override 5,882 Basement **Functional** 0 Heating Economic 0 Attic % Complete 0 **C&D Factor** Other Features Adi Factor 1 202,350 Additions 16,340 Subtotal 864 **Ground Floor Area Total Living Area** 1,216 Dwelling Value 170,130

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	Outbuilding Data							
Туре	Size 1	Size 2	Area Qty	Yr Blt Grade	Condition	Value		

С	ondominium / 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		10			16,340			