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|----------------------------|---------------------------|---------------------------------------|--------------|---------------------------|
| Situs : 27 DIXON RD | Parcel ID: 173-279 | Class: Single Family Residence | Card: 1 of 1 | Printed: October 28, 2020 |
|----------------------------|---------------------------|---------------------------------------|--------------|---------------------------|

| CURRENT OWNER | GENERAL INFORMATION |
|--|--|
| MILLS DENNIS 27 DIXON RD BROCKTON MA 02302 | Living Units 1 Neighborhood 200 Alternate ID 39 Vol / Pg 48557/338 District Zoning R1C Class Residential |

| Property Notes |
|----------------|
| |



173-279 03/16/2020

| Land Information | | | | |
|---------------------------------------|-----------|-------------------|-------------|--------|
| Type | Size | Influence Factors | Influence % | Value |
| Primary | SF 10,000 | | | 95,000 |
| Total Acres: .2296 Spot: Location: | | | | |

| Assessment Information | | | | |
|----------------------------------|-----------|---------|--------|---------|
| | Appraised | Cost | Income | Prior |
| Land | 95,000 | 95,000 | 0 | 91,000 |
| Building | 204,700 | 239,800 | 0 | 204,900 |
| Total | 299,700 | 334,800 | 0 | 295,900 |
| 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 |
| 09/04/20 | CM | Field Review | Other |

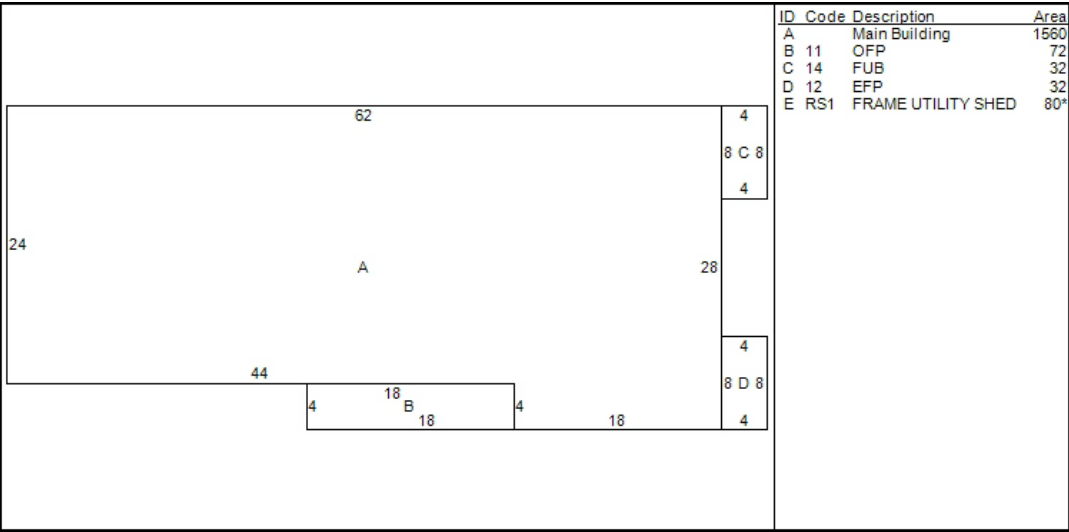
| Permit Information | | | | |
|--------------------|--------|-------|-------------------|------------|
| Date Issued | Number | Price | Purpose | % Complete |
| 05/12/15 | B62097 | 2,200 | BLDG Vinly Siding | 0 |

| Sales/Ownership History | | | | | | |
|-------------------------|---------|-------------|------------|----------------|------------|--------------|
| Transfer Date | Price | Type | Validity | Deed Reference | Deed Type | Grantee |
| 06/19/17 | 295,000 | Land + Bldg | Valid Sale | 48557/338 | Quit Claim | MILLS DENNIS |
| 06/30/03 | 229,000 | Land + Bldg | Valid Sale | 25623/106 | | |
| 10/03/02 | 219,900 | Land + Bldg | Valid Sale | 23035/221 | | |

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| 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 | Tan | In-law Apt | No |
| Basement | | | |
| Basement | Pier/Slab | # 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 | Oil | Openings | |
| System Type | Warm Air | Pre-Fab | |
| Room Detail | | | |
| Bedrooms | 3 | Full Baths | 1 |
| Family Rooms | | Half Baths | 1 |
| 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 | | | |
| Base Price | 296,961 | % Good | 76 |
| Plumbing | 6,041 | % Good Override | |
| Basement | 8,891 | Functional | |
| Heating | 0 | Economic | |
| Attic | 0 | % Complete | |
| Other Features | 0 | C&D Factor | |
| | | Adj Factor | 1 |
| Subtotal | 311,890 | Additions | 2,510 |
| Ground Floor Area | 1,560 | | |
| Total Living Area | 1,560 | Dwelling Value | 239,550 |

| Building Notes | |
|----------------|--|
| | |



| Outbuilding Data | | | | | | | | |
|------------------|--------|--------|------|-----|--------|-------|-----------|-------|
| Type | Size 1 | Size 2 | Area | Qty | Yr Blt | Grade | Condition | Value |
| Frame Shed | 1 x 80 | | 80 | 1 | 1980 | C | A | 290 |

| 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 | | | 1,370 | |
| 2 | | 14 | | | 380 | |
| 3 | | 12 | | | 760 | |