

Situs : 389 N QUINCY ST	Parcel ID: 174-336	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
--------------------------------	---------------------------	---------------------------------------	--------------	---------------------------

CURRENT OWNER	GENERAL INFORMATION
ISOM DONALD C 389 N QUINCY ST BROCKTON MA 02302	Living Units 1 Neighborhood 200 Alternate ID 227-3 QUINCY Vol / Pg 35658/292 District Zoning R1C Class Residential
Property Notes	



174-336 03/16/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF	7,565		91,470
Total Acres: .1737 Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	91,500	91,500	0	87,800
Building	191,300	194,300	0	188,700
Total	282,800	285,800	0	276,500
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
09/09/20	CM	Field Review	Other
02/01/05	BM	Not At Home	Other

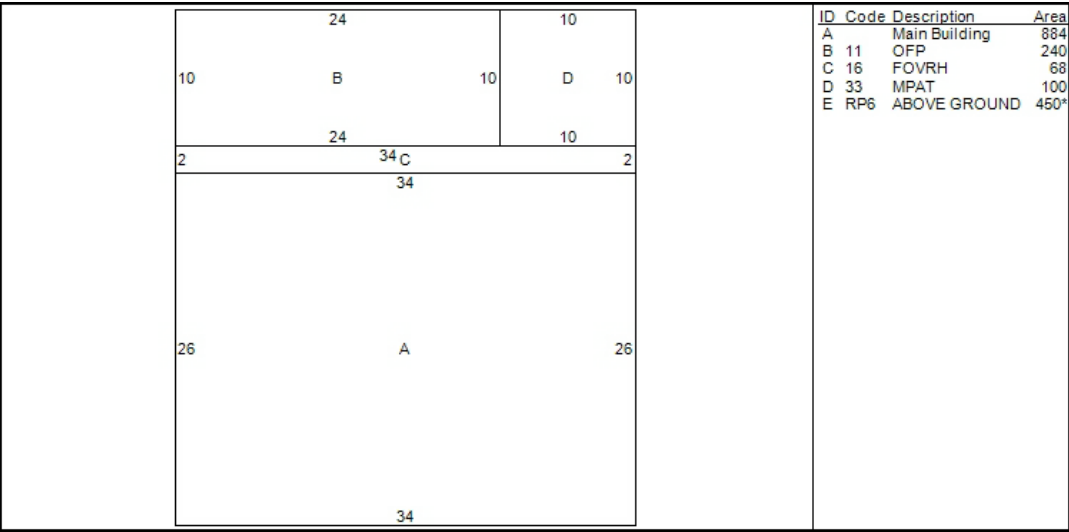
Permit Information				
Date Issued	Number	Price	Purpose	% Complete
01/27/12	56029	4,402	BLDG Insulation	0
07/13/04	42253	11,932	BLDG V Side, Rep Win	0
10/28/97	28198	1,550	BLDG Rerf Shng & Fla	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
02/29/08	221,500	Land + Bldg	Valid Sale	35658/292		
02/28/03	229,900	Land + Bldg	Valid Sale	24332/236		
10/24/97	104,000	Land + Bldg		15371/28		
08/01/97	70,000	Land + Bldg	Repossession	15586		

Situs : 389 N QUINCY ST	Parcel Id: 174-336	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
-------------------------	--------------------	--------------------------------	--------------	---------------------------

Dwelling Information			
Style	F To B Splt	Year Built	1966
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	Yellow		
Basement			
Basement	Part	# Car Bsm't Gar	
FBLA Size	400	FBLA Type	
Rec Rm Size	x	Rec Rm Type	
Heating & Cooling		Fireplaces	
Heat Type	Basic	Stacks	1
Fuel Type	Oil	Openings	1
System Type	Warm Air	Pre-Fab	
Room Detail			
Bedrooms	3	Full Baths	1
Family Rooms	1	Half Baths	1
Kitchens		Extra Fixtures	
Total Rooms	5	Bath Type	
Kitchen Type		Bath Remod	No
Kitchen 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			
Base Price	199,478	% Good	76
Plumbing	6,041	% Good Override	
Basement	9,360	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	29,126	C&D Factor	
		Adj Factor	1
Subtotal	244,010	Additions	8,810
Ground Floor Area	884		
Total Living Area	1,352	Dwelling Value	194,260

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Ag Pool	1 x	450	450	1	1980	C	A	

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			4,480	
2		16			3,570	
3		33			760	