

<b>Situs : 116 KESWICK RD</b>	<b>Parcel ID: 178-129</b>	<b>Class: Single Family Residence</b>	<b>Card: 1 of 1</b>	<b>Printed: October 28, 2020</b>
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CURRENT OWNER	GENERAL INFORMATION
DIFRANCO CHRISTA E 116 KESWICK RD BROCKTON MA 02302	Living Units 1 Neighborhood 185 Alternate ID 20A Vol / Pg 04950/00487 District Zoning R1C Class Residential
Property Notes	



178-129 03/16/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF 12,375			95,540
Total Acres: .2841 Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	95,500	95,500	0	83,600
Building	187,400	187,400	0	178,200
Total	282,900	282,900	0	261,800
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
08/17/20	JR	Field Review	Other
04/24/06	BM	Not At Home	Other

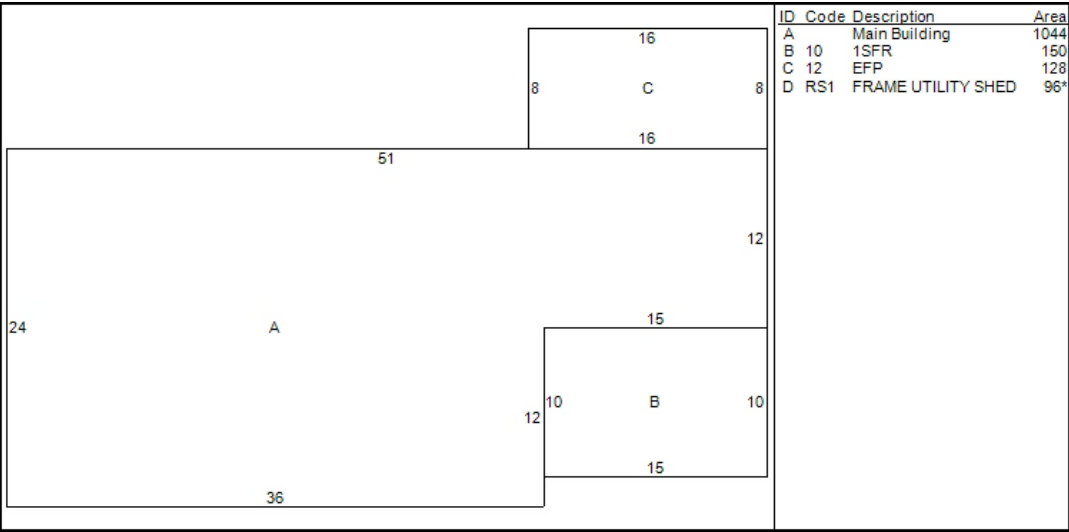
Permit Information				
Date Issued	Number	Price	Purpose	% Complete
12/21/12	B57628	4,698	BLDG Weatherization	0
04/11/05	43737	7,000	BLDG Re-Roof Hse, Sh	0
01/07/02	36029	1,400	BLDG Vinyl Siding	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
				4950/487		

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Dwelling Information			
Style	Ranch Slab	Year Built	1960
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x	In-law Apt	No
Color	White		
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	Hot Water	Pre-Fab	1
Room Detail			
Bedrooms	3	Full Baths	1
Family Rooms	1	Half Baths	
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	AVERAGE	Economic	
Cost & Design	0	% Good Ovr	
% Complete			
Dwelling Computations			
Base Price	222,533	% Good	76
Plumbing		% Good Override	
Basement	6,663	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	3,416	C&D Factor	
		Adj Factor	1
Subtotal	232,610	Additions	10,260
Ground Floor Area	1,044		
Total Living Area	1,194	Dwelling Value	187,040

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	1 x	96	96	1	1985	C	A	350

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		10			7,300	
2		12			2,960	