

#### 2021 RESIDENTIAL PROPERTY RECORD CARD

# **BROCKTON**

Situs: 20 ELSIE RD

Parcel ID: 178-190

Class: Single Family Residence

Card: 1 of 1

Printed: October 28, 2020

### **CURRENT OWNER**

PRYOR KIMBERLY A TRUSTEE KAREN NOBED TRUSTEE 20 ELSIE RD **BROCKTON MA 02301** 

### **GENERAL INFORMATION**

Living Units 1 Neighborhood 185 Alternate ID 3 Vol / Pg 48637/309

District

Zoning Class

R1C Residential

**Property Notes** 



178-190 03/16/2020

			Land Information		
Туре		Size	Influence Factors	Influence %	Value
Primary	SF	11,900			94,910

Total Acres: .2732

Spot: Location:

	Assessment Info	rmation		
	Appraised	Cost	Income	Prior
Land	94,900	94,900	0	83,100
Building	194,600	203,500	0	204,100
Total	289,500	298,400	0	287,200

Value Flag MARKET APPROACH Gross Building:

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

Manual Override Reason

# **Entrance Information**

Date	ID	Entry Code	Source
08/17/20	JR	Field Review	Other

			Permit I	Information	
Date Issued	Number	Price	Purpose	•	% Complete
09/24/14	B60866	1,142	BLDG	Redo Back Door	100
09/23/08	50778	8,500	BLDG	Int Update	0

# Sales/Ownership History

Transfer Date	Price	Type
07/06/17	100	Land + Bldg
07/22/15	238,900	Land + Bldg
10/28/10	1	Land + Bldg
02/13/09	220,000	Land + Bldg
10/27/08	80,000	Land + Bldg

Validity Transfer Of Convenience Valid Sale Family Sale Valid Sale Court Order/Decree

Deed Reference Deed Type 48637/309 Quit Claim 45826/283 39183/173 36800/2 36478/341

Grantee PRYOR KIMBERLY A TRUSTEE PRYOR KIMBERLY A



RESIDENTIAL PROPERTY RECORD CARD 20

2021

## BROCKTON

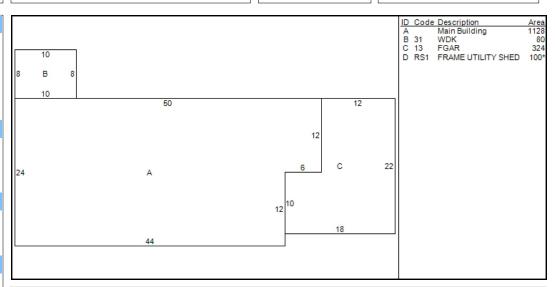
Situs: 20 ELSIE RD Parcel Id: 178-190 **Dwelling Information** Style Ranch Slab Year Built 1960 Story height 1 Eff Year Built Attic None Year Remodeled Exterior Walls Al/Vinyl **Amenities** Masonry Trim x Color Gray In-law Apt No Basement Basement Pier/Slab # Car Bsmt Gar FBLA Size X **FBLA Type** Rec Rm Size X Rec Rm Type **Heating & Cooling Fireplaces** Heat Type Central Ac Stacks Fuel Type Oil Openings System Type Hot Water Pre-Fab 1 Room Detail Bedrooms 3 Full Baths 1 Family Rooms 1 Half Baths 1 **Kitchens Extra Fixtures** Total Rooms 7 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** 234,562 Base Price % Good 76 6,041 **Plumbing** % Good Override 7,023 Basement **Functional** 6,395 Heating Economic 0 Attic % Complete 3,416 **C&D Factor Other Features** Adi Factor 1 257,440 Additions 7,520 Subtotal 1.128 **Ground Floor Area Total Living Area** 1,128 Dwelling Value 203,170

**Building Notes** 

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			Outbuilding Data	a		
Туре	Size 1	Size 2	Area Qty	Yr Blt Grade	Condition	Value
Frame Shed	1 x	100	100 1	1980 C	Α	370

	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		31			910			
2		13			6,610			