

#### 2021 RESIDENTIAL PROPERTY RECORD CARD

## **BROCKTON**

Situs: 27 ELSIE RD

Parcel ID: 178-235

Class: Single Family Residence

Card: 1 of 1

Printed: October 28, 2020

#### **CURRENT OWNER**

MIRMA VILJEAN RHODE VILJEAN CHEDELINE 27 ELSIE ROAD BROCKTON MA 02302

#### **GENERAL INFORMATION**

Living Units 1 Neighborhood 185 Alternate ID 65 Vol / Pg 51672/57

District Zoning Class

R1C

Residential

# **Property Notes**

09/2015 SHORT SALE W/APPROVAL



178-235 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	235,500	282,100	0	222,700
Total	330,400	377,000	0	305,800

Manual Override Reason

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

Value Flag MARKET APPROACH Gross Building:

		Entrance	e Information
Date	ID	Entry Code	Source
08/18/20	JR	Field Review	Other
10/31/17	H&P	Field Review	Other
04/26/17	CJP	Field Review	Other

			Permit lı	nformation	
Date Issued	Number	Price	Purpose		% Complete
08/24/16	65365	7,293	INS		100
10/01/15	B63186	3,950	BLDG	Strip/Reroof	100
03/31/10	52957	6,500	BLDG	Redo Bathrm	0

Transfer Date	Price	Type	Validity
09/20/19	365,000	Land + Bldg	Valid Sale
12/23/15	245,000	Land + Bldg	Valid Sale
11/05/15		Land + Bldg	Transfer Of Convenience
09/08/15	131,000	Land + Bldg	Outlier-Written Desc Needed
01/18/07		Land + Bldg	Transfer Of Convenience
04/27/01		Land + Bldg	Sale Of Portion/Other Comm
10/29/99	126,500	Land + Bldg	Valid Sale

Sales/Ownersh	ip nistory	
ty	Deed Reference	Deed Type
Sale	51672/57	Quit Claim
Sale	46425/236	
er Of Convenience	46243/144	
-Written Desc Needed	46015/184	
er Of Convenience	33988/11	
f Portion/Other Comm	19738/178	
Sale	17998/322	

Grantee MIRMA VILJEAN RHODE LUYO ERICA **BUTLER WAYNE TR BUTLER WAYNE** 



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2021

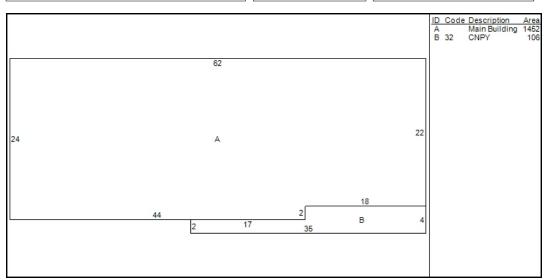
## **BROCKTON**

Situs: 27 ELSIE RD Parcel Id: 178-235 **Dwelling Information** Style Ranch Slab Year Built 1960 Eff Year Built 2010 Story height 1 Attic None Year Remodeled 2015 Exterior Walls Al/Vinyl Amenities Masonry Trim x Color Tan In-law Apt Yes 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 1 Fuel Type Electric Openings 1 System Type Hot Water Pre-Fab Room Detail Bedrooms 4 Full Baths 2 Family Rooms Half Baths 1 **Kitchens** Extra Fixtures 3 Total Rooms 7 Bath Type Modern Kitchen Type Modern Kitchen Remod Yes Bath Remod Yes 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** 281,173 Base Price % Good 87 24,166 **Plumbing** % Good Override 8,418 Basement **Functional** 0 Heating Economic 0 Attic % Complete 9,382 **C&D Factor** Other Features Adi Factor 1 323.140 Additions 960 Subtotal 1.452 **Ground Floor Area Total Living Area** 1,452 Dwelling Value 282,090 **Building Notes** 

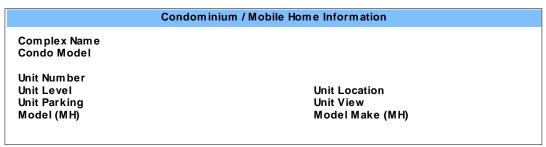
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- 1							
			C	Outbuilding Dat	a		
	Туре	Size 1	Size 2	Area Qty	Yr Blt Grade	Condition	Value



					Addition Details
Line #	Low	1st	2nd	3rd	Value
2		32			960