

Situs : 199 HOVENDEN AV

Parcel ID: 180-011

Class: Single Family Residence

Card: 1 of 1

Printed: October 28, 2020

CURRENT OWNER

CLERVIL MITSUKA
199 HOVENDEN AVE
BROCKTON MA 02302

GENERAL INFORMATION

Living Units 1
Neighborhood 185
Alternate ID 90
Vol / Pg 50831/248
District
Zoning R1C
Class Residential

Property Notes



180-011 03/16/2020

Land Information

Type	Size	Influence Factors	Influence %	Value
Primary	SF	7,624		89,260

Total Acres: .175
Spot:

Location:

Assessment Information

	Appraised	Cost	Income	Prior
Land	89,300	89,300	0	78,700
Building	202,600	223,000	0	184,200
Total	291,900	312,300	0	262,900

Manual Override Reason

Value Flag	MARKET APPROACH	Base Date of Value	1/1/2020
Gross Building:		Effective Date of Value	1/1/2020

Entrance Information

Date	ID	Entry Code	Source
08/20/20	JR	Field Review	Other
11/27/17	HP	Field Review	Other

Permit Information

Date Issued	Number	Price	Purpose	% Complete
10/17/18	BPA 18 191	15,000	REMODEL	100
06/11/07	48683	3,450	BLDG	0

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
02/22/19	296,200	Land + Bldg	Valid Sale	50831/248	Quit Claim	CLERVIL MITSUKA
06/18/18	10	Land + Bldg	Transfer Of Convenience	49933/200		RESTREPO LLC
06/18/18	165,000	Land + Bldg	Repossession	49933/198	Quit Claim	RESTREPO Y OHNY
12/13/17	192,321	Land + Bldg	Repossession	49293/148	Foreclosure	FANNIE MAE
09/13/99	121,200	Land + Bldg	Valid Sale	17855/263		

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Dwelling Information			
Style	Colonial Ne	Year Built	1925
Story height	1.5	Eff Year Built	1990
Attic	None	Year Remodeled	2018
Exterior Walls	Al/Vinyl	Amenities	
Masonry Trim	x		
Color	Yellow	In-law Apt	No

Basement			
Basement	Full	# Car Bsm t Gar	
FBLA Size	x	FBLA Type	
Rec Rm Size	x	Rec Rm Type	

Heating & Cooling		Fireplaces	
Heat Type	Central Ac	Stacks	
Fuel Type	Gas	Openings	
System Type	Warm Air	Pre-Fab	

Room Detail			
Bedrooms	3	Full Baths	2
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	6		
Kitchen Type	Modern	Bath Type	Modern
Kitchen Remod	Yes	Bath Remod	Yes

Adjustments	
Int vs Ext	Same
Cathedral Ceiling	x
Unfinished Area	
Unheated Area	

Grade & Depreciation	
Grade	C
Condition	Good
CDU	AVERAGE
Cost & Design	0
% Complete	
Market Adj	
Functional	
Economic	
% Good Ovr	

Dwelling Computations			
Base Price	237,194	% Good	82
Plumbing	9,062	% Good Override	
Basement	14,838	Functional	
Heating	6,466	Economic	
Attic	0	% Complete	
Other Features	0	C&D Factor	
		Adj Factor	1
Subtotal	267,560	Additions	3,200

Ground Floor Area	598	Dwelling Value	222,600
Total Living Area	897		

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	1 x	100	100	1	1992	C	A	410

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			1,720	
2		31			1,480	