

Situs : 30 JORDAN ST	Parcel ID: 181-318	Class: Single Family Residence	Card: 1 of 1	Printed: October 28, 2020
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CURRENT OWNER	GENERAL INFORMATION
MALLET CHRISTOPHER D & PATRICIA A MALLET 30 JORDAN ST BROCKTON MA 02302	Living Units 1 Neighborhood 185 Alternate ID 3 Vol / Pg 07751/00069 District Zoning R1C Class Residential

Property Notes



181-318 03/16/2020

Land Information				
Type	Size	Influence Factors	Influence %	Value
Primary	SF	7,101		88,570
Total Acres: .163 Spot: Location:				

Assessment Information				
	Appraised	Cost	Income	Prior
Land	88,600	88,600	0	78,200
Building	207,000	203,500	0	196,100
Total	295,600	292,100	0	274,300
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
08/24/20	JR	Field Review	Other
05/22/18	CP	Field Review	Other

Permit Information				
Date Issued	Number	Price	Purpose	% Complete
12/06/17	B68059	7,904	ROOF/NEW	100

Sales/Ownership History						
Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantee
06/01/87	90,500	Land Only	Changed After Asmt Date/B4 Sale	7751/69		

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Dwelling Information			
Style	F To B Splt	Year Built	1986
Story height	1	Eff Year Built	
Attic	None	Year Remodeled	
Exterior Walls	Frame	Amenities	
Masonry Trim	x		
Color	Natural	In-law Apt	No

Basement			
Basement	Part	# Car Bsm't Gar	
FBLA Size	354	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	1
Family Rooms		Half Baths	
Kitchens		Extra Fixtures	
Total Rooms	5	Bath Type	
Kitchen Type		Bath Remod	No
Kitchen Remod	No		

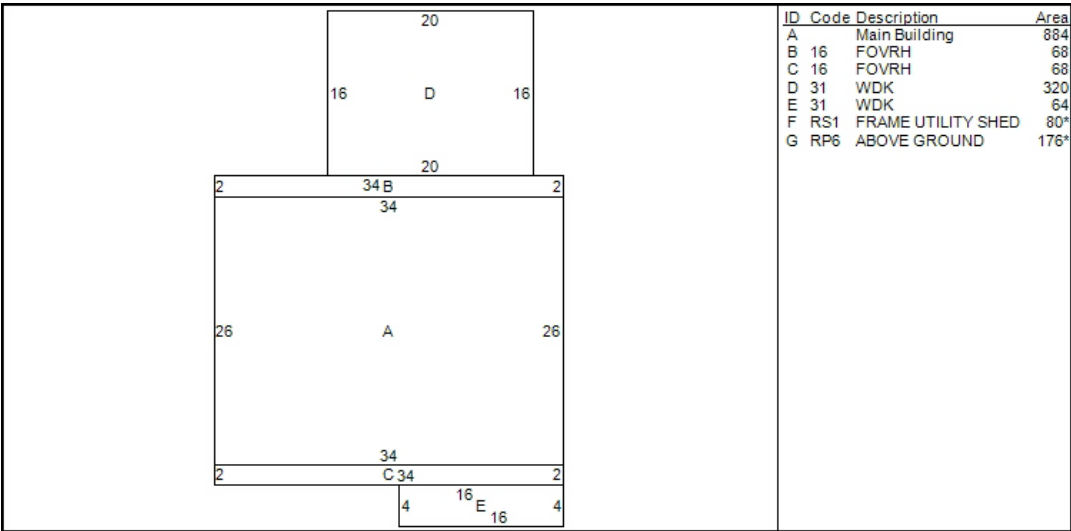
Adjustments			
Int vs Ext	Same	Unfinished Area	
Cathedral Ceiling	x	Unheated Area	

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

Dwelling Computations			
Base Price	199,478	% Good	82
Plumbing		% Good Override	
Basement	9,360	Functional	
Heating	5,438	Economic	
Attic	0	% Complete	
Other Features	17,474	C&D Factor	
		Adj Factor	1
Subtotal	231,750	Additions	13,200

Ground Floor Area	884	Dwelling Value	203,240
Total Living Area	1,374		

Building Notes	



Outbuilding Data								
Type	Size 1	Size 2	Area	Qty	Yr Blt	Grade	Condition	Value
Frame Shed	1 x 80		80	1	1986	C	A	290
Ag Pool	1 x 176		176	1	1988	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		16			4,180	
2		16			4,180	
3		31			4,020	
4		31			820	