

BURROWS JOHN  
 BURROWS, DEBRA F  
 149 Star Hill Rd  
 Waterboro Maine 04087

B14280P112 B15419P775

Previous Owner  
 THERIAULT SYLVAIN  
 C/O JOHN & DEBRA BURROWS  
 149 STARR HILL ROAD  
 WATERBORO ME 04087  
 Sale Date: 5/21/2008

Previous Owner  
 TRUST BUILDINGS LLC  
 PO BOX 268

GORHAM ME 04038  
 Sale Date: 8/22/2005

Property Data			Assessment Record				
Neighborhood <b>64 STAR HILL RD</b>			Year	Land	Buildings	Exempt	Total
Tree Growth Year <b>0</b>			2012	70,300	230,400	0	300,700
1ST MORTGAGE <b>0</b>			2013	70,300	230,400	10,000	290,700
2ND MORTGAGE <b>0</b>			2014	70,300	230,400	10,000	290,700
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	70,300	230,400	10,000	290,700
Secondary Zone			2016	59,600	230,400	15,000	275,000
Topography <b>2 Rolling</b>			2017	59,600	230,400	15,000	275,000
1.Level 4.Below St 7.Steep			2018	59,600	230,400	20,000	270,000
2.Rolling 5.Low 8.Wet			2019	59,600	230,400	20,000	270,000
3.Above St 6.Swampy 9.Lev/Roll			2020	59,600	231,300	20,000	270,900
Utilities <b>9 No Water/No Sewer</b>			2021	65,600	231,300	24,500	272,400
1.Public 4.Improve 7.Improve			2022	71,600	254,400	25,000	301,000
2.Water 5.Improve 8.			2023	78,700	282,100	25,000	335,800
3.Sewer 6.Improve 9.None			2024	88,300	316,800	25,000	380,100
Street <b>1 Paved</b>			2025	107,600	419,800	25,000	502,400
1.Paved 4.Proposed 7.ROW							
2.Semi Imp 5.Pvt 8.None							
3.Gravel 6.Aband 9.TG PLAN							

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Ossipee WF				%		1.Unimproved
12.Arrowhead WF				%		2.Excess Ftg /De
13.Waterfront				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Misc				%		5.Access or Rear
				%		6.Restriction
				%		7.Open Space
				%		8.View/Environ
				%		9.Fract Share
				%		30.Rear (201+)
				%		31.Tillable/Horti
				%		32.Pasture
				%		33.Orchard
				%		34.Frontage
				%		35.Triangular Lot
				%		36.Commercial
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.Gravel Pit (Ac
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Utility ROW
				%		45.Camp Lot
				%		46.Site Improve
<b>Square Foot</b>		<b>Square Feet</b>				
16.Regular Lot				%		
17.Secondary Lot				%		
18.Excess Land				%		
19.Condominium				%		
20.Pavement				%		
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				
21.Homesite (Frac	21	2.00	100	%	0	
22.Vacant Lot (Fr	26	0.40	100	%	0	
23.Non Conforming				%		
<b>Acres</b>						
24.Excess ( 5-10)				%		
25.Excess (10+)				%		
26.Excess				%		
27.Rear (1-100)				%		
28.Rear (101-150)				%		
29.Rear (151-200)				%		
		<b>Total Acreage</b>	2.40			

Notes:

Validity **1 Arms Length Sale**

1.Valid 4.Split 7.Renovate

2.Related 5.Partial 8.Other

3.Distress 6.Exempt 9.

Verified **5 Public Record**

1.Buyer 4.Agent 7.Family

2.Seller 5.Pub Rec 8.Other

3.Lender 6.MLS 9.

## Waterboro

Map Lot 003-016-003

Account 4705

Location 149 STAR HILL ROAD

Card 1

Of 1

9/25/2024

Building Style	<b>2 Ranch</b>	SF Bsmt Living	<b>0</b>	Layout	<b>1 Typical</b>
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	<b>0 0</b>	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL	<b>0</b>	2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	<b>100%</b>	<b>1 Hot Water BB</b>
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.
Other Units	<b>0</b>		3.HWRAD	7.Electric	11.
Stories	<b>1 One Story</b>		4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	<b>0%</b>	<b>9 None</b>
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls	<b>8 Aluminum/Vinyl</b>		3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	<b>2 Typical</b>	
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 Typical Bath(s)</b>	
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.
2.Slate	5.Wood	8.	2.Typical	5.	8.
3.Metal	6.Other	9.	3.Old Type	6.	9.None
SF Masonry Trim	<b>0</b>		# Rooms	<b>8</b>	
OPEN-3-	<b>0</b>		# Bedrooms	<b>3</b>	
OPEN-4-	<b>0</b>		# Full Baths	<b>1</b>	
Year Built	<b>2005</b>		# Half Baths	<b>1</b>	
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>	
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>1</b>	
1.Concrete	4.Wood	7.			
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement	<b>4 Full Basement</b>				
1.1/4 Bmt	4.Full Bmt	7.			
2.1/2 Bmt	5.None	8.			
3.3/4 Bmt	6.	9.None			
Bsmt Gar # Cars	<b>0</b>				
Wet Basement	<b>1 Dry Basement</b>				
1.Dry	4.	7.			
2.Damp	5.	8.			
3.Wet	6.	9.			



Date Inspected

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	168	0 0	0	0	0 %	0 %	1.One Story Fram
68 Wood Deck	0	160	0 0	0	0	0 %	0 %	2.Two Story Fram
23 Frame Garage	0	576	0 0	0	0	0 %	0 %	3.Three Story Fr
27 Unfin Basement	0	576	0 0	0	0	0 %	0 %	4.1 & 1/2 Story
						%	%	5.1 & 3/4 Story
						%	%	6.2 & 1/2 Story
						%	%	21.Open Frame Por
						%	%	22.Encl Frame Por
						%	%	23.Frame Garage
						%	%	24.Frame Shed
						%	%	25.Frame Bay Wind
						%	%	26.1SFr Overhang
						%	%	27.Unfin Basement
						%	%	28.Unfinished Att
						%	%	29.Finished Attic