

MIRO WILLIAM V
MIRO, LISA A
31 OLD BLUE POINT ROAD
SCARBOROUGH ME 04074

B14923P857

Previous Owner
MIRO GLORIA E & COOMBS KIMBERLY L
683 CLARKS WOODS ROAD

LYMAN ME 04002
Sale Date: 8/11/2006

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
23.0214 - added 12x17 finished basement living space - vv

Waterboro

Property Data			Assessment Record						
Neighborhood 51 STRAW MILL RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	68,300	184,900	0	253,200		
1ST MORTGAGE 0			2013	68,300	184,900	0	253,200		
2ND MORTGAGE 0			2014	68,300	184,900	0	253,200		
Zone/Land Use 11 Residential			2015	68,300	184,900	0	253,200		
Secondary Zone			2016	57,500	184,900	0	242,400		
Topography 1 Level			2017	57,500	184,900	0	242,400		
1.Level 4.Below St 7.Steep			2018	57,500	184,900	0	242,400		
2.Rolling 5.Low 8.Wet			2019	57,500	184,900	0	242,400		
3.Above St 6.Swampy 9.Lev/Roll			2020	57,500	184,900	0	242,400		
Utilities 9 No Water/No Sewer			2021	63,300	184,900	0	248,200		
1.Public 4.Improve 7.Improve			2022	69,000	203,300	0	272,300		
2.Water 5.Improve 8.			2023	75,900	225,500	0	301,400		
3.Sewer 6.Improve 9.None			2024	85,100	258,100	0	343,200		
Street 1 Paved			2025	93,600	377,100	0	470,700		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot	Type	Effective		Influence		Influence Codes
LAND USE 0			11.Ossipee WF		Frontage	Depth	Factor	Code	
BUILDING USE 0			12.Arrowhead WF				%		1.Unimproved
Sale Data			13.Waterfront				%		2.Excess Ftg /De
Sale Date 8/29/2003			14.Rear Land				%		3.Topography
Price 170,000			15.Misc				%		4.Size/Shape
Sale Type 2 Land & Buildings							%		5.Access or Rear
1.Land 4.Mobile 7.							%		6.Restriction
2.L & B 5.Other 8.			Square Foot		Square Feet				7.Open Space
3.Building 6. 9.			16.Regular Lot				%		8.View/Environ
Financing 1 Conventional			17.Secondary Lot				%		9.Fract Share
1.Convent 4.Seller 7.			18.Excess Land				%		Acres
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti
Validity 1 Arms Length Sale							%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre		Acreege/Sites				33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21		1.00	100 %	0	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	26		0.93	100 %	0	35.Triangular Lot
Verified 1 Buyer			23.Non Conforming				%		36.Commercial
1.Buyer 4.Agent 7.Family			Acres				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)				%		38.Mixed Wood
3.Lender 6.MLS 9.			25.Excess (10+)				%		39.Hardwood
			26.Excess				%		40.Wasteland
			27.Rear (1-100)				%		41.Gravel Pit (Ac
			28.Rear (101-150)				%		42.Mobile Home Si
			29.Rear (151-200)				%		43.Condo Site
			Total Acreage		1.93				44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 004-018-001

Account 284

Location 69 STRAW MILL BROOK ROAD

Card 1

Of 1

9/25/2024

Building Style	4 Cape Cod	SF Bsmt Living	204	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	3 100	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL	0	2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	100% 1 Hot Water BB	3.Not func
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units	1		2.HWCI	6.GravWA	10.
Other Units	0		3.HWRAD	7.Electric	11.
Stories	5 One & 3/4 Story		4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0% 9 None	Insulation
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	8 Alumunum/Vinyl		3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	2 Typical	Unfinished %
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	1 Asphalt Shingles		Bath(s) Style	2 Typical Bath(s)	Grade & Factor
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	0		# Rooms	0	Phys. % Good
OPEN-3-	0		# Bedrooms	3	Funct. % Good
OPEN-4-	0		# Full Baths	2	Functional Code
Year Built	2003		# Half Baths	0	1.Incomp
Year Remodeled	2006		# Addn Fixtures	0	4.Small
Foundation	1 Concrete		# Fireplaces	0	2.O-Built
1.Concrete	4.Wood	7.			5.CDU
2.C Block	5.Slab	8.			8.Other
3.Br/Stone	6.Prs/Post	9.			9.None
Basement	4 Full Basement				Econ. % Good
1.1/4 Bmt	4.Full Bmt	7.			100%
2.1/2 Bmt	5.None	8.			Economic Code
3.3/4 Bmt	6.	9.None			None
Bsmt Gar # Cars	0				0.None
Wet Basement	1 Dry Basement				3.Services
1.Dry	4.	7.			1.Location
2.Damp	5.	8.			4.Traffic
3.Wet	6.	9.			2.Encroach
					9.None
					Entrance Code
					0
					1.Interior
					4.Vacant
					7.
					2.Refusal
					5.Estimate
					8.
					3.Informed
					6.Office
					9.RS
					Information Code
					0
					1.Owner
					4.Agent
					7.
					2.Relative
					5.Estimate
					8.
					3.Tenant
					6.Other
					9.SNY



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	0	120	0 0	0	0 %	0 %	
27 Unfin Basement	0	120	0 0	0	0 %	0 %	
23 Frame Garage	2004	676	0 0	0	0 %	0 %	
63 Swimming Pool	2004	280	3 100	7	75 %	75 %	
62 Patio	2004	1425	0 0	0	0 %	0 %	
24 Frame Shed	0	104	0 0	0	0 %	0 %	
93 1/2S AD/GAR	2006	338	3 100	7	97 %	100 %	
					%	%	
					%	%	
					%	%	

