

LABBE, WESLEY R  
67 GRASS HOPPER LANE  
LYMAN ME 04002

B18632P527

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Property Data			Assessment Record																																																																																																																																																																																																												
Neighborhood <b>70 WEST RD N</b>			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																								
Tree Growth Year <b>0</b>			2023	60,200	0	0	60,200																																																																																																																																																																																																								
1ST MORTGAGE			2024	67,500	0	0	67,500																																																																																																																																																																																																								
2ND MORTGAGE			2025	82,800	0	0	82,800																																																																																																																																																																																																								
Zone/Land Use <b>31 Agricultural/Residential</b>																																																																																																																																																																																																															
Secondary Zone																																																																																																																																																																																																															
Topography <b>2 Rolling</b>																																																																																																																																																																																																															
1.Level 4.Below St 7.Steep																																																																																																																																																																																																															
2.Rolling 5.Low 8.Wet																																																																																																																																																																																																															
3.Above St 6.Swampy 9.Lev/Roll																																																																																																																																																																																																															
Utilities <b>9 No Water/No Sewer</b>																																																																																																																																																																																																															
1.Public 4.Improve 7.Improve																																																																																																																																																																																																															
2.Water 5.Improve 8.																																																																																																																																																																																																															
3.Sewer 6.Improve 9.None																																																																																																																																																																																																															
Street <b>1 Paved</b>																																																																																																																																																																																																															
1.Paved 4.Proposed 7.ROW																																																																																																																																																																																																															
2.Semi Imp 5.Pvt 8.None																																																																																																																																																																																																															
3.Gravel 6.Aband 9.TG PLAN																																																																																																																																																																																																															
LAND USE <b>0</b>			<table border="1"> <thead> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr><td>11.Ossipee WF</td><td></td><td></td><td></td><td>%</td><td></td><td>1.Unimproved</td></tr> <tr><td>12.Arrowhead WF</td><td></td><td></td><td></td><td>%</td><td></td><td>2.Excess Ftg /De</td></tr> <tr><td>13.Waterfront</td><td></td><td></td><td></td><td>%</td><td></td><td>3.Topography</td></tr> <tr><td>14.Rear Land</td><td></td><td></td><td></td><td>%</td><td></td><td>4.Size/Shape</td></tr> <tr><td>15.Misc</td><td></td><td></td><td></td><td>%</td><td></td><td>5.Access or Rear</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>6.Restriction</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>7.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>8.View/Environ</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>9.Fract Share</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td><b>Acres</b></td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>30.Rear (201+)</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>31.Tillable/Horti</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>32.Pasture</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>33.Orchard</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>34.Frontage</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>35.Triangular Lot</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>36.Commercial</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>37.Softwood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>38.Mixed Wood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>39.Hardwood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>40.Wasteland</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>41.Gravel Pit (Ac</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>42.Mobile Home Si</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>43.Condo Site</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>44.Utility ROW</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>45.Camp Lot</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>46.Site Improve</td></tr> </tbody> </table>					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					%		<b>Acres</b>					%		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
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																																																																																																																																																																																																									
				%		<b>Acres</b>																																																																																																																																																																																																									
				%		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																																																																																																																																																																																																									
BUILDING USE <b>0</b>			<b>Land Data</b>																																																																																																																																																																																																												
<b>Sale Data</b>			<b>Front Foot</b>																																																																																																																																																																																																												
Sale Date <b>2/09/2021</b>			16.Regular Lot																																																																																																																																																																																																												
Price <b>44,000</b>			17.Secondary Lot																																																																																																																																																																																																												
Sale Type <b>1 Land Only</b>			18.Excess Land																																																																																																																																																																																																												
1.Land 4.Mobile 7.			19.Condominium																																																																																																																																																																																																												
2.L & B 5.Other 8.			20.Pavement																																																																																																																																																																																																												
3.Building 6. 9.			<b>Square Foot</b>																																																																																																																																																																																																												
Financing <b>9 Unknown</b>			<b>Square Feet</b>																																																																																																																																																																																																												
1.Convent 4.Seller 7.			21.Homesite (Frac																																																																																																																																																																																																												
2.FHA/VA 5.Private 8.			22.Vacant Lot (Fr																																																																																																																																																																																																												
3.Assumed 6.Cash 9.Unknown			23.Non Conforming																																																																																																																																																																																																												
Validity <b>2 Related Parties</b>			<b>Acres</b>																																																																																																																																																																																																												
1.Valid 4.Split 7.Renovate			24.Excess ( 5-10)																																																																																																																																																																																																												
2.Related 5.Partial 8.Other			25.Excess (10+)																																																																																																																																																																																																												
3.Distress 6.Exempt 9.			26.Excess																																																																																																																																																																																																												
Verified <b>5 Public Record</b>			27.Rear (1-100)																																																																																																																																																																																																												
1.Buyer 4.Agent 7.Family			28.Rear (101-150)																																																																																																																																																																																																												
2.Seller 5.Pub Rec 8.Other			29.Rear (151-200)																																																																																																																																																																																																												
3.Lender 6.MLS 9.			<b>Total Acreage 5.10</b>																																																																																																																																																																																																												

**Waterboro**

Map Lot 006-023-001-A



Account 5299

Location WEST ROAD

Card 1

Of 1

9/23/2024

Building Style	SF Bsmt Living						Layout
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade				1.Typical 4. 7.
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL				2.Inadeq 5. 8.
3.R Ranch	7.Contemp/	11.Condo	Heat Type				3.Not func 6. 9.
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	
Dwelling Units	2.HWCI 6.GravWA 10.						1.1/4 Fin 4.Full Fin 7.1/4 Unfi
Other Units	3.HWRAD 7.Electric 11.						2.1/2 Fin 5.FI/Stair 8.
Stories	4.Steam 8.FI/WallM 12.						3.3/4 Fin 6.1/2 Unfi 9.None
1.1	4.1.50	7.1.25	Cool Type				Insulation
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full 4.Minimal 7.	
3.3	6.2.50	9.	2.Evapor	5.	8.	2.Heavy 5.Unk 8.	
Exterior Walls	3.H Pump 6. 9.None						3.Capped 6. 9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style				Unfinished %
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor	
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grad	
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.	
Roof Surface	Bath(s) Style						3.C Grade 6.AA Grade 9.Same
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)	
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition	
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G	
SF Masonry Trim	# Rooms						2.Fair 5.Avg+ 8.Exc
OPEN-3-	# Bedrooms						3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths						Phys. % Good
Year Built	# Half Baths						Funct. % Good
Year Remodeled	# Addn Fixtures						Functional Code
Foundation	# Fireplaces						1.Incomp 4.Small 7.Layout
1.Concrete	4.Wood	7.					2.O-Built 5.CDU 8.Other
2.C Block	5.Slab	8.					3.Damage 6.Style 9.None
3.Br/Stone	6.Prs/Post	9.					Econ. % Good
Basement	Economic Code						0.None 3.Services 7.
1.1/4 Bmt	4.Full Bmt	7.					1.Location 4.Traffic 8.
2.1/2 Bmt	5.None	8.					2.Encroach 9.None 9.
3.3/4 Bmt	6.	9.None					Entrance Code 0
Bsmt Gar # Cars	Information Code 0						1.Interior 4.Vacant 7.
Wet Basement	1.Owner 4.Agent 7.						2.Refusal 5.Estimate 8.
1.Dry	4.	7.					3.Informed 6.Office 9.RS
2.Damp	5.	8.					Information Code 0
3.Wet	6.	9.					1.Owner 4.Agent 7.
Date Inspected							2.Relative 5.Estimate 8.
Date Inspected							3.Tenant 6.Other 9.SNY
<b>Additions, Outbuildings &amp; Improvements</b>							1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	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