

ARCHER, JAYLAN A
PO BOX 22
ROLLINSFORD NH 03869

B18910P367

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
 22.0601 - split from 010-052 -sb
 23.0102 - garage converted to med. marijuana grow facility;
 interior renovations only; increased grade to C110 from C100 -
 vw

Waterboro

Property Data				Assessment Record																																																																																																																																																																																																																										
Neighborhood 41 SOKOKIS TRAIL RT5 M				Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																						
Tree Growth Year 0				2023	81,300	84,000	0	165,300																																																																																																																																																																																																																						
1ST MORTGAGE				2024	91,100	94,400	0	185,500																																																																																																																																																																																																																						
2ND MORTGAGE				2025	111,400	135,600	0	247,000																																																																																																																																																																																																																						
Zone/Land Use 31 Agricultural/Residential																																																																																																																																																																																																																														
Secondary Zone																																																																																																																																																																																																																														
Topography 2 Rolling																																																																																																																																																																																																																														
1.Level	4.Below St	7.Steep																																																																																																																																																																																																																												
2.Rolling	5.Low	8.Wet																																																																																																																																																																																																																												
3.Above St	6.Swampy	9.Lev/Roll																																																																																																																																																																																																																												
Utilities 9 No Water/No Sewer																																																																																																																																																																																																																														
1.Public	4.Improve	7.Improve																																																																																																																																																																																																																												
2.Water	5.Improve	8.																																																																																																																																																																																																																												
3.Sewer	6.Improve	9.None																																																																																																																																																																																																																												
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1.Paved	4.Proposed	7.ROW																																																																																																																																																																																																																												
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3.Gravel	6.Aband	9.TG PLAN																																																																																																																																																																																																																												
LAND USE 0				Land Data <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>Acres</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>21</td><td></td><td>2.00</td><td></td><td>100</td><td>%</td><td>0</td></tr> <tr><td>24</td><td></td><td>1.68</td><td></td><td>100</td><td>%</td><td>0</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 Improveme</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					%		Acres					%		30.Rear (201+)					%		31.Tillable/Horti					%		32.Pasture					%		33.Orchard					%		34.Frontage					%		35.Triangular Lot					%		36.Commercial	21		2.00		100	%	0	24		1.68		100	%	0					%		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 Improveme
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Sale Type 2 Land & Buildings				16.Regular Lot																																																																																																																																																																																																																										
1.Land	4.Mobile	7.		17.Secondary Lot																																																																																																																																																																																																																										
2.L & B	5.Other	8.		18.Excess Land																																																																																																																																																																																																																										
3.Building	6.	9.		19.Condominium																																																																																																																																																																																																																										
Financing 9 Unknown				20.Pavement																																																																																																																																																																																																																										
1.Convent	4.Seller	7.		Fract. Acre																																																																																																																																																																																																																										
2.FHA/VA	5.Private	8.		Acres																																																																																																																																																																																																																										
3.Assumed	6.Cash	9.Unknown		24.Excess (5-10)																																																																																																																																																																																																																										
Validity 1 Arms Length Sale				25.Excess (10+)																																																																																																																																																																																																																										
1.Valid	4.Split	7.Renovate		26.Excess																																																																																																																																																																																																																										
2.Related	5.Partial	8.Other		27.Rear (1-100)																																																																																																																																																																																																																										
3.Distress	6.Exempt	9.		28.Rear (101-150)																																																																																																																																																																																																																										
Verified 5 Public Record				29.Rear (151-200)																																																																																																																																																																																																																										
1.Buyer	4.Agent	7.Family		Total Acreage 3.68																																																																																																																																																																																																																										
2.Seller	5.Pub Rec	8.Other																																																																																																																																																																																																																												
3.Lender	6.MLS	9.																																																																																																																																																																																																																												

Waterboro

Map Lot 010-052B


Account 5311

Location 744 SOKOKIS TRAIL

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.F/Stair 8.	
Stories	4.Steam			8.F/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.Encroach 9.None 9.	
2.1/2 Bmt	5.None	8.	Entrance Code 0			1.Interior 4.Vacant 7.	
3.3/4 Bmt	6.	9.None	1.Refusal 5.Estimate 8.			2.Informed 6.Office 9.RS	
Bsmt Gar # Cars	Information Code 0			1.Owner 4.Agent 7.			
Wet Basement	2.Relative 5.Estimate 8.			2.Relative 5.Estimate 8.			
1.Dry	4.	7.	3.Tenant 6.Other 9.SNY				
2.Damp	5.	8.	Date Inspected 11/10/2005				
3.Wet	6.	9.					
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
47 1.50 ST GAR	2001	2400	3 110	4	95 %	100 %	
					%	%	1.One Story Fram
					%	%	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