

CARLL JAMES E*
CARLL, JUDITH C
PO BOX 326
NORTH WATERBORO ME 04061

B8234P269

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 41 SOKOKIS TRAIL RT5 M			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	198,900	367,000	10,000	555,900		
1ST MORTGAGE 0			2013	198,900	367,000	10,000	555,900		
2ND MORTGAGE 0			2014	198,900	367,000	10,000	555,900		
Zone/Land Use 31 Agricultural/Residential			2015	198,900	367,000	10,000	555,900		
Secondary Zone			2016	161,400	367,000	15,000	513,400		
Topography 2 Rolling			2017	161,400	367,000	15,000	513,400		
1.Level 4.Below St 7.Steep			2018	161,400	367,000	20,000	508,400		
2.Rolling 5.Low 8.Wet			2019	161,400	367,000	20,000	508,400		
3.Above St 6.Swampy 9.Lev/Roll			2020	161,400	367,000	20,000	508,400		
Utilities 9 No Water/No Sewer			2021	177,600	367,000	24,500	520,100		
1.Public 4.Improve 7.Improve			2022	193,700	403,700	25,000	572,400		
2.Water 5.Improve 8.			2023	213,100	447,800	25,000	635,900		
3.Sewer 6.Improve 9.None			2024	238,900	506,200	25,000	720,100		
Street 1 Paved			2025	248,200	630,300	25,000	853,500		
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			14.Rear Land				%		3.Topography
Price			15.Misc				%		4.Size/Shape
Sale Type							%		5.Access or Rear
1.Land 4.Mobile 7.			Square Foot	Square Feet			%		6.Restriction
2.L & B 5.Other 8.			16.Regular Lot				%		7.Open Space
3.Building 6. 9.			17.Secondary Lot				%		8.View/Environ
Financing			18.Excess Land				%		9.Fract Share
1.Convent 4.Seller 7.			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity			Fract. Acre	Acreege/Sites			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	2.00	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	24	10.00	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming	25	20.00	100	%	0	35.Triangular Lot
Verified			Acres	26	86.00	100	%	0	36.Commercial
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		38.Mixed Wood
3.Lender 6.MLS 9.			26.Excess				%		39.Hardwood
			27.Rear (1-100)				%		40.Wasteland
			28.Rear (101-150)				%		41.Gravel Pit (Ac
			29.Rear (151-200)				%		42.Mobile Home Si
			Total Acreage		118.00				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 010-053

Account 1137

Location 680 SOKOKIS TRAIL

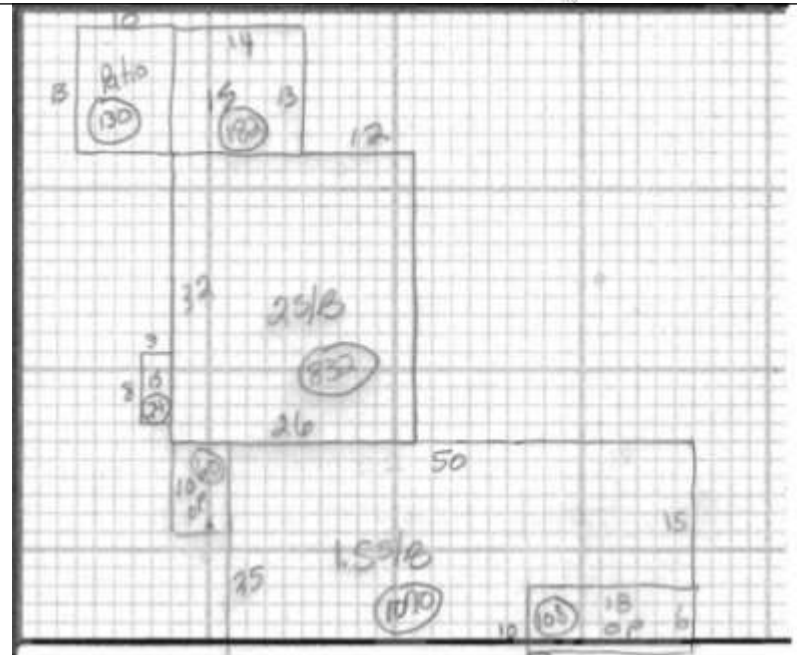
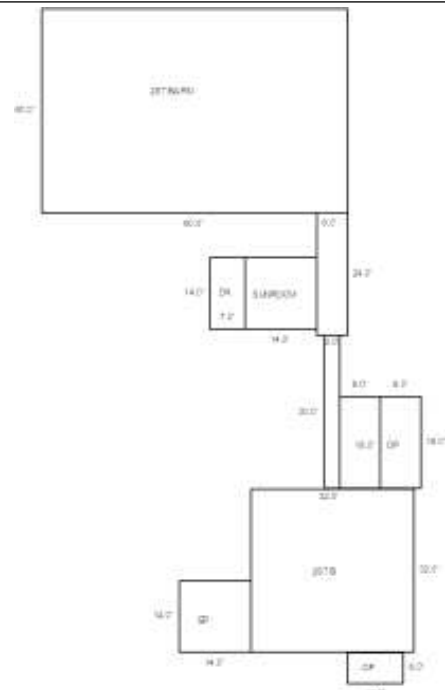
Card 1 Of 2 9/23/2024

Building Style	1 Conventional			SF Bsmt Living	0			Layout	1 Typical		
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	0 0			1.Typical	4.	7.	
2.Ranch	6.Split	10.Mohome		OPEN 5 OPTIONAL 0				2.Inadeq	5.	8.	
3.R Ranch	7.Contemp/	11.Condo		Heat Type	100% 1 Hot Water BB			3.Not func	6.	9.	
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic 9 None			
Dwelling Units 1				2.HWCI	6.GravWA 10.			1.1/4 Fin	4.Full Fin	7.1/4 Unfi	
Other Units 0				3.HWRAD	7.Electric 11.			2.1/2 Fin	5.FI/Stair 8.		
Stories 4 One & 1/2 Story				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	0% 9 None			Insulation 1 Full			
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.			2.Heavy	5.Unk 8.		
Exterior Walls 1 Wood Siding				3.H Pump	6.			3.Capped	6.		9.None
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style 2 Typical				Unfinished % 0%			
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete 7.			Grade & Factor 3 Average 110%			
2.Wd Sh	6.Br/St	11.		2.Typical	5.			1.E Grade	4.B Grade	7.AAA Grad	
3.Compos.	7.Nov	12.		3.Old Type	6.			2.D Grade	5.A Grade 8.		
Roof Surface 1 Asphalt Shingles				Bath(s) Style 2 Typical Bath(s)				3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit 7.			1.Modern	4.Obsolete 7.			SQFT (Footprint) 1070			
2.Slate	5.Wood	8.		2.Typical	5.			Condition 5 Above Average			
3.Metal	6.Other	9.		3.Old Type	6.			1.Poor	4.Avg	7.V G	
SF Masonry Trim 0				# Rooms 10				2.Fair	5.Avg+ 8.Exc		
OPEN-3- 0				# Bedrooms 4				3.Avg-	6.Good 9.Same		
OPEN-4- 0				# Full Baths 2				Phys. % Good 0%			
Year Built 1830				# Half Baths 0				Funct. % Good 100%			
Year Remodeled 2000				# Addn Fixtures 0				Functional Code 9 None			
Foundation 3 Brick &/or Stone				# Fireplaces 1				1.Incomp 4.Small 7.Layout			
1.Concrete	4.Wood	7.		<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2e7d32; color: white; padding: 10px 20px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold; margin-right: 10px;">TRIO</div> </div>				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 100%			
Basement 4 Full Basement								Economic Code None			
1.1/4 Bmt	4.Full Bmt	7.						0.None 3.Services 7.			
2.1/2 Bmt	5.None	8.						1.Location 4.Traffic 8.			
3.3/4 Bmt	6.	9.None						2.Encroach 9.None 9.			
Bsmt Gar # Cars 0								Entrance Code 5 Estimated			
Wet Basement 1 Dry Basement								1.Interior 4.Vacant 7.			
1.Dry	4.	7.						2.Refusal 5.Estimate 8.			
2.Damp	5.	8.		3.Informed 6.Office 9.RS							
3.Wet	6.	9.		Information Code 5 Estimate							
				1.Owner 4.Agent 7.							
				2.Relative 5.Estimate 8.							
				3.Tenant 6.Other 9.SNY							

Date Inspected 11/08/2005

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	108	0 0	0	0	0	0	1.One Story Fram
21 Open Frame	0	60	0 0	0	0	0	0	2.Two Story Fram
1 One Story Frame	0	24	0 0	0	0	0	0	3.Three Story Fr
2 Two Story Frame	0	832	0 0	0	0	0	0	4.1 & 1/2 Story
37 Unfin Basement	0	832	0 0	0	0	0	0	5.1 & 3/4 Story
1 One Story Frame	0	182	0 0	0	0	0	0	6.2 & 1/2 Story
62 Patio	0	130	0 0	0	0	0	0	21.Open Frame Por
24 Frame Shed	0	504	0 0	0	0	0	0	22.Encl Frame Por
65 Barn/Stable	1900	2464	2 100	3	95	100	0	23.Frame Garage
156 1.25 ST BARN	0	2560	0 0	0	0	0	0	24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic



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Notes:
17.0906 - added 24x60 steel frame barn -sb
21.0609 - added 14x14 sun room, 8x14 deck -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 41 SOKOKIS TRAIL RT5 M			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2018	0	32,500	0	32,500		
1ST MORTGAGE 0			2019	0	32,500	0	32,500		
2ND MORTGAGE 0			2020	0	32,500	0	32,500		
Zone/Land Use 31 Agricultural/Residential			2021	0	32,500	0	32,500		
Secondary Zone			2022	0	55,600	0	55,600		
Topography 2 Rolling			2023	0	61,700	0	61,700		
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Wet 3.Above St 6.Swampy 9.Lev/Roll			2024	0	69,300	0	69,300		
Utilities 9 No Water/No Sewer			2025	0	68,500	0	68,500		
1.Public 4.Improve 7.Improve 2.Water 5.Improve 8. 3.Sewer 6.Improve 9.None									
Street 1 Paved									
1.Paved 4.Proposed 7.ROW 2.Semi Imp 5.Pvt 8.None 3.Gravel 6.Aband 9.TG PLAN									
LAND USE 0			Land Data						
BUILDING USE 0									
Sale Data			Front Foot	Type	Effective		Influence		Influence Codes
Sale Date			11.Ossipee WF		Frontage	Depth	Factor	Code	
Price			12.Arrowhead WF					1.Unimproved	
Sale Type			13.Waterfront					2.Excess Ftg /De	
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			14.Rear Land					3.Topography	
Financing			15.Misc					4.Size/Shape	
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			Square Foot		Square Feet			5.Access or Rear	
Validity			16.Regular Lot					6.Restriction	
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.			17.Secondary Lot					7.Open Space	
Verified			18.Excess Land					8.View/Environ	
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			19.Condominium					9.Fract Share	
			20.Pavement					Acres	
			Fract. Acre	Acreege/Sites				30.Rear (201+)	
			21.Homesite (Frac					31.Tillable/Horti	
			22.Vacant Lot (Fr					32.Pasture	
			23.Non Conforming					33.Orchard	
			Acres					34.Frontage	
			24.Excess (5-10)					35.Triangular Lot	
			25.Excess (10+)					36.Commercial	
			26.Excess					37.Softwood	
			27.Rear (1-100)					38.Mixed Wood	
			28.Rear (101-150)					39.Hardwood	
			29.Rear (151-200)					40.Wasteland	
			Total Acreage 0.00					41.Gravel Pit (Ac	
								42.Mobile Home Si	
								43.Condo Site	
								44.Utility ROW	
								45.Camp Lot	
								46.Site Improve	

Waterboro

Map Lot 010-053


Account 1137

Location 680 SOKOKIS TRAIL

Card 2

Of 2

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 11/08/2005			
3.Wet	6.	9.				

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
65 Barn/Stable	2016	1440	3 110	7	0 %	100 %		1.One Story Fram
72	2020	196	4 100	7	0 %	100 %		2.Two Story Fram
68 Wood Deck	2020	112	4 100	7	0 %	100 %		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