

NADEAU JEREMY R
4 CORTLAND LANE
EAST WATERBORO ME 04030

B8999P16 B17405P869

Previous Owner
BANTZ DARREN T & KIMBERLY A
ATTN: JEREMY R NADEAU
4 CORTLAND LANE
EAST WATERBORO ME 04030
Sale Date: 1/18/2017

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
05/28/2021 sheet mailed for small balance

Waterboro

Property Data			Assessment Record				
Neighborhood 34 DEERING RIDGE RD			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2012	69,800	119,700	0	189,500
1ST MORTGAGE 0			2013	69,800	119,700	0	189,500
2ND MORTGAGE 0			2014	69,800	119,700	0	189,500
Zone/Land Use 31 Agricultural/Residential			2015	69,800	119,700	0	189,500
Secondary Zone			2016	59,300	119,700	0	179,000
Topography 2 Rolling			2017	59,300	119,700	0	179,000
1.Level 4.Below St 7.Steep			2018	59,300	119,700	0	179,000
2.Rolling 5.Low 8.Wet			2019	59,300	119,700	0	179,000
3.Above St 6.Swampy 9.Lev/Roll			2020	59,300	120,000	20,000	159,300
Utilities 9 No Water/No Sewer			2021	65,300	120,000	24,500	160,800
1.Public 4.Improve 7.Improve			2022	71,200	132,000	25,000	178,200
2.Water 5.Improve 8.			2023	78,300	146,400	25,000	199,700
3.Sewer 6.Improve 9.None			2024	87,800	164,400	25,000	227,200
Street 3 Gravel			2025	107,300	227,200	25,000	309,500
1.Paved 4.Proposed 7.ROW			Land Data				
2.Semi Imp 5.Pvt 8.None			Front Foot	Type	Effective	Influence	Influence
3.Gravel 6.Aband 9.TG PLAN			11.Ossipee WF		Frontage	Depth	Factor
LAND USE 0			12.Arrowhead WF				Code
BUILDING USE 0			13.Waterfront				1.Unimproved
Sale Data			14.Rear Land				2.Excess Ftg /De
Sale Date 1/18/2017			15.Misc				3.Topography
Price 193,500							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.							7.Open Space
3.Building 6. 9.							8.View/Environ
Financing 1 Conventional							9.Fract Share
1.Convent 4.Seller 7.			Square Foot	Square Feet			Acres
2.FHA/VA 5.Private 8.			16.Regular Lot				30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			17.Secondary Lot				31.Tillable/Horti
Validity 1 Arms Length Sale			18.Excess Land				32.Pasture
1.Valid 4.Split 7.Renovate			19.Condominium				33.Orchard
2.Related 5.Partial 8.Other			20.Pavement				34.Frontage
3.Distress 6.Exempt 9.							35.Triangular Lot
Verified 5 Public Record			Fract. Acre	Acreege/Sites			36.Commercial
1.Buyer 4.Agent 7.Family			21.Homesite (Frac	21	2.00	100 %	0
2.Seller 5.Pub Rec 8.Other			22.Vacant Lot (Fr	26	0.11	100 %	0
3.Lender 6.MLS 9.			23.Non Conforming				%
			Acres				%
			24.Excess (5-10)				%
			25.Excess (10+)				%
			26.Excess				%
			27.Rear (1-100)				%
			28.Rear (101-150)				%
			29.Rear (151-200)				%
			Total Acreage	2.11			

46.Site Improve

Waterboro

Map Lot 011-030F-002


Account 1323

Location 4 CORTLAND LANE

Card 1

Of 1

9/23/2024

Building Style	4 Cape Cod	SF Bsmt Living	0	Layout	1 Typical			
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	1 0	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.HWB	5.FWA	9.No Heat			
Dwelling Units	1		2.HWCI	6.GravWA	10.			
Other Units	0		3.HWRAD	7.Electric	11.			
Stories	4 One & 1/2 Story		4.Steam	8.F/WallM	12.			
1.1	4.1.50	7.1.25	Cool Type	26% 2 Evaporative	Insulation			
2.2	5.1.75	8.	1.Refrig	4.W&C Air	1 Full			
3.3	6.2.50	9.	2.Evapor	5.	8.			
Exterior Walls	1 Wood Siding		3.H Pump	6.	9.None			
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	3 Old Style	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	0	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	1	Phys. % Good			
OPEN-3-	0		# Bedrooms	1	Funct. % Good			
OPEN-4-	0		# Full Baths	1	Functional Code			
Year Built	1990		# Half Baths	0	1.Incomp			
Year Remodeled	2014		# Addn Fixtures	0	2.O-Built			
Foundation	1 Concrete		# Fireplaces	0	3.Damage			
1.Concrete	4.Wood	7.				4.Small		
2.C Block	5.Slab	8.				Econ. % Good	100%	5.CDU
3.Br/Stone	6.Prs/Post	9.				Economic Code	None	6.Style
Basement	0					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	0					1.Interior	4.Vacant	7.
Wet Basement	0					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.			
			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	
68 Wood Deck	0	80	0 0	0	0	0	%	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

