

GRABER GUYER W  
PO BOX 365  
EAST WATERBORO ME 04030

B10980P336 B16427P811 B18320P292

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

17.0926 - removed Linda per abstract of divorce judgement dated 10/03/2016, B16427/P811 -sb

21.0331 - added 4.06 acres from 011-042-003 B/P 18320/292 -sb

22.0823 - added 25x47 steel building -sb

Waterboro

Property Data			Assessment Record						
Neighborhood <b>34 DEERING RIDGE RD</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	67,700	117,500	10,000	175,200		
1ST MORTGAGE <b>0</b>			2013	72,100	140,400	10,000	202,500		
2ND MORTGAGE <b>0</b>			2014	67,700	117,500	10,000	175,200		
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	67,700	117,500	10,000	175,200		
Secondary Zone			2016	60,600	131,500	15,000	177,100		
Topography <b>3 Above Street</b>			2017	60,600	131,500	15,000	177,100		
1.Level 4.Below St 7.Steep			2018	60,600	131,500	20,000	172,100		
2.Rolling 5.Low 8.Wet			2019	60,600	131,500	20,000	172,100		
3.Above St 6.Swampy 9.Lev/Roll			2020	60,600	131,500	20,000	172,100		
Utilities <b>9 No Water/No Sewer</b>			2021	66,700	131,500	24,500	173,700		
1.Public 4.Improve 7.Improve			2022	79,600	144,700	25,000	199,300		
2.Water 5.Improve 8.			2023	87,500	227,000	25,000	289,500		
3.Sewer 6.Improve 9.None			2024	98,100	254,900	25,000	328,000		
Street <b>1 Paved</b>			2025	119,800	342,500	25,000	437,300		
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
LAND USE <b>0</b>			11.Ossipee WF		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
BUILDING USE <b>0</b>			12.Arrowhead WF				%		1.Unimproved
<b>Sale Data</b>			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.			<b>Square Foot</b>	<b>Square Feet</b>			%		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				%		<b>Acres</b>
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity			<b>Fract. Acre</b>	<b>Acreege/Sites</b>			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	1.50	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	24	6.26	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming				%		35.Triangular Lot
Verified			<b>Acres</b>				%		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
			<b>Total Acreage</b>		<b>7.76</b>				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

## Waterboro

Map Lot 011-041C


Account 1343

Location 678 DEERING RIDGE ROAD

Card 1

Of 1

9/23/2024

Building Style	<b>3 Raised Ranch</b>			SF Bsmt Living	<b>204</b>			Layout	<b>1 Typical</b>						
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	<b>3 110</b>			1.Typical	4.	7.					
2.Ranch	6.Split	10.Mohome		OPEN 5 OPTIONAL <b>0</b>			2.Inadeq	5.	8.						
3.R Ranch	7.Contemp/	11.Condo		Heat Type	<b>100% 1 Hot Water BB</b>			3.Not func	6.	9.					
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic <b>9 None</b>							
Dwelling Units <b>1</b>			2.HWCI	6.GravWA		10.		1.1/4 Fin	4.Full Fin	7.1/4 Unfi					
Other Units <b>0</b>			3.HWRAD	7.Electric		11.		2.1/2 Fin	5.FI/Stair 8.						
Stories <b>1 One Story</b>			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	<b>0% 9 None</b>			Insulation <b>1 Full</b>							
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 <b>8 Aluminum/Vinyl</b>			3.H Pump	6.		9.None		3.Capped 6. 9.None							
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style <b>2 Typical</b>			Unfinished % <b>0%</b>								
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete 7.		Grade & Factor <b>3 Average 105%</b>								
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 <b>1 Asphalt Shingles</b>			Bath(s) Style <b>2 Typical Bath(s)</b>			3.C Grade 6.AA Grade 9.Same									
1.Asphalt	4.Composit 7.		1.Modern	4.Obsolete 7.		SQFT (Footprint) <b>816</b>									
2.Slate	5.Wood 8.		2.Typical	5. 8.		Condition <b>5 Above Average</b>									
3.Metal	6.Other 9.		3.Old Type	6. 9.None		1.Poor 4.Avg 7.V G									
SF Masonry Trim <b>0</b>			# Rooms <b>0</b>			2.Fair 5.Avg+ 8.Exc									
OPEN-3- <b>0</b>			# Bedrooms <b>2</b>			3.Avg- 6.Good 9.Same									
OPEN-4- <b>0</b>			# Full Baths <b>1</b>			Phys. % Good <b>0%</b>									
Year Built <b>1983</b>			# Half Baths <b>0</b>			Funct. % Good <b>100%</b>									
Year Remodeled <b>0</b>			# Addn Fixtures <b>0</b>			Functional Code <b>9 None</b>									
Foundation <b>1 Concrete</b>			# Fireplaces <b>0</b>			1.Incomp 4.Small 7.Layout									
1.Concrete	4.Wood	7.													
2.C Block	5.Slab	8.									2.O-Built 5.CDU 8.Other				
3.Br/Stone	6.Prs/Post 9.		3.Damage 6.Style 9.None												
Basement <b>4 Full Basement</b>			Econ. % Good <b>100%</b>												
1.1/4 Bmt	4.Full Bmt 7.		Economic Code <b>None</b>												
2.1/2 Bmt	5.None 8.		0.None 3.Services 7.												
3.3/4 Bmt	6. 9.None		1.Location 4.Traffic 8.												
Bsmt Gar # Cars <b>0</b>			2.Encroach 9.None 9.												
Wet Basement <b>1 Dry Basement</b>			Entrance Code <b>0</b>												
1.Dry	4.	7.									1.Interior 4.Vacant 7.				
2.Damp	5.	8.		2.Refusal 5.Estimate 8.											
3.Wet	6.	9.		3.Informed 6.Office 9.RS											
Date Inspected			Information Code <b>0</b>			1.Owner 4.Agent 7.									
						2.Relative 5.Estimate 8.									
						3.Tenant 6.Other 9.SNY									

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	16	0 0	0	0	0 %	0 %	1.One Story Fram
23 Frame Garage	0	432	0 0	0	0	0 %	0 %	2.Two Story Fram
23 Frame Garage	2003	1200	0 0	0	0	0 %	0 %	3.Three Story Fr
43 2S Frame Garage	2021	1175	4 100	6	0	0 %	100 %	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

