

VILLEMAIRE TIMOTHY D  
110 FRANKLIN ST  
SACO ME 04072

B10043P35 B16095P62 B16188P830

Previous Owner  
LABONTE, JASON  
57 SMUTTY LANE

SACO ME 04072  
Sale Date: 10/26/2011

Previous Owner  
COTE ANDRE & SUSAN  
C/O TIMOTHY D VILLEMAIRE  
110 FRANKLIN ST  
SACO ME 04072  
Sale Date: 5/12/2011

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
20.0519 - lives in Waterboro, mail goes to parents house in Saco -sb

Waterboro

Property Data			Assessment Record						
Neighborhood <b>32 MEADOWBROOK RD</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	46,600	0	0	46,600		
1ST MORTGAGE <b>0</b>			2013	58,800	119,400	0	178,200		
2ND MORTGAGE <b>0</b>			2014	58,800	119,500	0	178,300		
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	58,800	119,500	0	178,300		
Secondary Zone			2016	50,000	119,500	0	169,500		
Topography <b>2 Rolling</b>			2017	50,000	119,500	0	169,500		
1.Level 4.Below St 7.Steep			2018	50,000	119,500	0	169,500		
2.Rolling 5.Low 8.Wet			2019	50,000	119,500	0	169,500		
3.Above St 6.Swampy 9.Lev/Roll			2020	50,000	119,500	0	169,500		
Utilities <b>9 No Water/No Sewer</b>			2021	55,000	119,500	24,500	150,000		
1.Public 4.Improve 7.Improve			2022	60,000	131,500	25,000	166,500		
2.Water 5.Improve 8.			2023	66,000	145,800	25,000	186,800		
3.Sewer 6.Improve 9.None			2024	74,000	163,700	25,000	212,700		
Street <b>2 Semi-Improved</b>			2025	90,400	225,600	25,000	291,000		
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
			14.Rear Land				%		3.Topography
Sale Date <b>10/26/2011</b>			15.Misc				%		4.Size/Shape
Price <b>175,000</b>							%		5.Access or Rear
Sale Type <b>2 Land &amp; Buildings</b>							%		6.Restriction
1.Land 4.Mobile 7.							%		7.Open Space
2.L & B 5.Other 8.			<b>Square Foot</b>	<b>Square Feet</b>					8.View/Environ
3.Building 6. 9.			16.Regular Lot				%		9.Fract Share
Financing <b>1 Conventional</b>			17.Secondary Lot				%		<b>Acres</b>
1.Convent 4.Seller 7.			18.Excess Land				%		30.Rear (201+)
2.FHA/VA 5.Private 8.			19.Condominium				%		31.Tillable/Horti
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		32.Pasture
Validity <b>1 Arms Length Sale</b>							%		33.Orchard
1.Valid 4.Split 7.Renovate			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					34.Frontage
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	1.05	90	%	1	35.Triangular Lot
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		36.Commercial
Verified <b>1 Buyer</b>			23.Non Conforming				%		37.Softwood
1.Buyer 4.Agent 7.Family			<b>Acres</b>				%		38.Mixed Wood
2.Seller 5.Pub Rec 8.Other			24.Excess ( 5-10)				%		39.Hardwood
3.Lender 6.MLS 9.			25.Excess (10+)				%		40.Wasteland
			26.Excess				%		41.Gravel Pit (Ac
			27.Rear (1-100)				%		42.Mobile Home Si
			28.Rear (101-150)				%		43.Condo Site
			29.Rear (151-200)				%		44.Utility ROW
			<b>Total Acreage</b>		<b>1.05</b>				45.Camp Lot
									46.Site Improve

## Waterboro

Map Lot 011-042-001B


Account 4994

Location 104 MEADOWBROOK DRIVE

Card 1

Of 1

9/23/2024

Building Style	<b>4 Cape Cod</b>	SF Bsmt Living	<b>0</b>			Layout	<b>1 Typical</b>			
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	<b>0 0</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>4 One &amp; 1/2 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.Refrigt	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 100%</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>768</b>			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition	<b>7 Very Good</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>5</b>			2.Fair	5.Avg+	8.Exc	
OPEN-3-	<b>0</b>		# Bedrooms	<b>3</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>2011</b>		# Half Baths	<b>1</b>			Funct. % Good	<b>99%</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.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	<b>100%</b>					
Basement	<b>4 Full Basement</b>			Economic Code	<b>None</b>					
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	<b>0</b>			Entrance Code	<b>0</b>					
Wet Basement	<b>1 Dry Basement</b>			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	<b>0</b>						
			1.Owner	4.Agent	7.					
			2.Relative	5.Estimate	8.					
			3.Tenant	6.Other	9.SNY					
Date Inspected										
<b>Additions, Outbuildings &amp; Improvements</b>										
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value			
					%	%		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		