

ADAMS JACQUELINE E & HANSEN, JUSTIN R
41 THYNGS MILL RD
N WATERBORO ME 04061

B7323P269 B14768P942 B15898P559 B15939P485

Previous Owner
ALLEN KAREN & ROBERT
41 THYNGS MILL RD

N WATERBORO ME 04061
Sale Date: 10/21/2010

Previous Owner
SICARD KENNETH & PATRICIA
41 THYNGS MILL ROAD

NORTH WATERBORO ME 04061
Sale Date: 3/02/2006

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
23.1206 - added 345 sq ft finished basement -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 85 THYNGS MILL RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	81,000	145,100	0	226,100		
1ST MORTGAGE 0			2013	81,000	145,100	0	226,100		
2ND MORTGAGE 0			2014	81,000	145,100	0	226,100		
Zone/Land Use 33 Forest/Agricultural..			2015	81,000	145,100	0	226,100		
Secondary Zone			2016	68,800	145,100	0	213,900		
Topography 3 Above Street			2017	68,800	145,100	0	213,900		
1.Level 4.Below St 7.Steep			2018	68,800	145,100	0	213,900		
2.Rolling 5.Low 8.Wet			2019	68,800	145,100	0	213,900		
3.Above St 6.Swampy 9.Lev/Roll			2020	68,800	145,500	0	214,300		
Utilities 9 No Water/No Sewer			2021	75,700	145,500	24,500	196,700		
1.Public 4.Improve 7.Improve			2022	82,600	160,000	25,000	217,600		
2.Water 5.Improve 8.			2023	90,900	177,500	25,000	243,400		
3.Sewer 6.Improve 9.None			2024	101,900	199,300	25,000	276,200		
Street 1 Paved			2025	127,900	283,200	25,000	386,100		
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 10/21/2010			14.Rear Land				%		3.Topography
Price			15.Misc				%		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.			Square Foot	Square Feet					7.Open Space
3.Building 6. 9.			16.Regular Lot				%		8.View/Environ
Financing 1 Conventional			17.Secondary Lot				%		9.Fract Share
1.Convent 4.Seller 7.			18.Excess Land				%		Acres
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti
Validity 1 Arms Length Sale							%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites					33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	5.00	95	%	3	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		35.Triangular Lot
Verified 1 Buyer			23.Non Conforming				%		36.Commercial
1.Buyer 4.Agent 7.Family			Acres				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)				%		38.Mixed Wood
3.Lender 6.MLS 9.			25.Excess (10+)				%		39.Hardwood
			26.Excess				%		40.Wasteland
			27.Rear (1-100)				%		41.Gravel Pit (Ac
			28.Rear (101-150)				%		42.Mobile Home Si
			29.Rear (151-200)				%		43.Condo Site
			Total Acreage		5.00				44.Utility ROW
									45.Camp Lot
									46.Site Improve

