

MOREAU, JOANNA G
 1579 GOODWINS MILL RD
 WATERBORO ME 04087 3019
 B13284P175 B15340P685 B16569P22
 Previous Owner
 FOURNIER MARK R & MICHELLE A
 C/O JOANNA MOREAU
 1579 GOODWINS MILLS RD
 WATERBORO ME 04087
 Sale Date: 4/04/2013
 Previous Owner
 CANTARA DONNA M & KEVIN R
 340 BACK ROAD
 ALFRED ME 04002
 Sale Date: 1/25/2008

Property Data			Assessment Record				
Neighborhood 56 GOODWINS MILL RD			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2005	18,000	46,200	0	64,200
1ST MORTGAGE 0			2006	18,000	46,200	0	64,200
2ND MORTGAGE 0			2007	18,000	46,200	0	64,200
Zone/Land Use 21 Village			2008	37,600	83,100	0	120,700
Secondary Zone			2010	37,600	83,100	0	120,700
Topography 1 Level			2011	37,600	83,100	0	120,700
1.Level 4.Below St 7.Steep			2012	37,600	83,100	0	120,700
2.Rolling 5.Low 8.Wet			2013	37,600	83,100	0	120,700
3.Above St 6.Swampy 9.Lev/Roll			2014	37,600	83,100	0	120,700
Utilities 9 No Water/No Sewer			2015	37,600	83,100	0	120,700
1.Public 4.Improve 7.Improve			2016	35,800	83,100	0	118,900
2.Water 5.Improve 8.			2017	35,800	83,100	0	118,900
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							

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Ossipee WF	15	42	85	55	6	1.Unimproved
12.Arrowhead WF				%		2.Excess Ftg / De
13.Waterfront				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Misc				%		5.Access or Rear
				%		6.Restriction
				%		7.Open Space
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear (201+)
				%		31.Tillable/Horti
				%		32.Pasture
				%		33.Orchard
				%		34.Frontage
				%		35.Triangular Lot
				%		36.Commercial
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.Gravel Pit (Ac
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Utility ROW
				%		45.Camp Lot
				%		46.Site Improve
Total Acreage				0.08		

Notes:

Sale Data		
Sale Date	4/04/2013	
Price	53,000	
Sale Type	2 Land & Buildings	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	1 Conventional	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	1 Arms Length Sale	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
Verified	1 Buyer	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

