

SEGEE DAVID
SEGEE, JOYCE
C/O ELIZABETH SHULANDER
WATERBORO ME 04087

B10015P315

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 50 MAIN ST SO. VILL 202/4			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 21			2012	151,300	190,700	0	342,000		
1ST MORTGAGE 0			2013	151,300	190,700	0	342,000		
2ND MORTGAGE 0			2014	151,300	190,700	0	342,000		
Zone/Land Use 21 Village			2015	151,300	190,700	0	342,000		
Secondary Zone			2016	135,900	190,700	0	326,600		
Topography 1 Level			2017	135,900	190,700	0	326,600		
1.Level 4.Below St 7.Steep			2018	135,900	190,700	0	326,600		
2.Rolling 5.Low 8.Wet			2019	135,900	190,700	0	326,600		
3.Above St 6.Swampy 9.Lev/Roll			2020	135,900	190,700	0	326,600		
Utilities 2 Public Water			2021	149,500	190,700	0	340,200		
1.Public 4.Improve 7.Improve			2022	163,100	209,800	0	372,900		
2.Water 5.Improve 8.			2023	179,400	232,700	0	412,100		
3.Sewer 6.Improve 9.None			2024	201,200	261,300	0	462,500		
Street 1 Paved			2025	176,700	354,900	0	531,600		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot		Effective		Influence		Influence Codes
LAND USE 0			Type		Frontage	Depth	Factor	Code	
BUILDING USE 0			11.Ossipee WF				%		1.Unimproved
Sale Data			12.Arrowhead WF				%		2.Excess Ftg /De
Sale Date			13.Waterfront				%		3.Topography
Price			14.Rear Land				%		4.Size/Shape
Sale Type			15.Misc				%		5.Access or Rear
1.Land 4.Mobile 7.			Square Foot		Square Feet				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				%		Acres
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			Fract. Acre		Acreege/Sites				31.Tillable/Horti
Validity			21.Homesite (Frac		36	0.50	100 %	0	32.Pasture
1.Valid 4.Split 7.Renovate			22.Vacant Lot (Fr		24	0.66	100 %	0	33.Orchard
2.Related 5.Partial 8.Other			23.Non Conforming				%		34.Frontage
3.Distress 6.Exempt 9.			Acres				%		35.Triangular Lot
Verified			24.Excess (5-10)				%		36.Commercial
1.Buyer 4.Agent 7.Family			25.Excess (10+)				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			26.Excess				%		38.Mixed Wood
3.Lender 6.MLS 9.			27.Rear (1-100)				%		39.Hardwood
			28.Rear (101-150)				%		40.Wasteland
			29.Rear (151-200)				%		41.Gravel Pit (Ac
					Total Acreage 1.16				42.Mobile Home Si
									43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 022-004


Account 1862

Location 802 MAIN STREET

Card 1

Of 1

9/23/2024

Building Style	1 Conventional	SF Bsmnt Living	0	Layout	1 Typical		
1.Conv	5.Garr/Col 9.Other	Fin Bsmnt Grade	0 0	1.Typical	4. 7.		
2.Ranch	6.Split 10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq	5. 8.		
3.R Ranch	7.Contemp/ 11.Condo	Heat Type	100% 1 Hot Water BB	3.Not func	6. 9.		
4.Cape	8.Log 12.	1.HWBB	5.FWA 9.No Heat	Attic 5 Floor & Stairs			
Dwelling Units 1		2.HWCI	6.GravWA 10.	1.1/4 Fin	4.Full Fin 7.1/4 Unfi		
Other Units 0		3.HWRAD	7.Electric 11.	2.1/2 Fin	5.FI/Stair 8.		
Stories 1 One Story		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	0% 9 None	Insulation 1 Full			
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 1 Wood Siding		3.H Pump	6. 9.None	3.Capped	6. 9.None		
0.Wood	4.Asb/Asph 8.Alum/Vin	Kitchen Style 2 Typical		Unfinished % 0%			
1.Wood	5.T-111 9.Other	1.Modern	4.Obsolete 7.	Grade & Factor 3 Average 100%			
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 1 Asphalt Shingles		Bath(s) Style 2 Typical Bath(s)		3.C Grade	6.AA Grade 9.Same		
1.Asphalt	4.Composit 7.	1.Modern	4.Obsolete 7.	SQFT (Footprint) 1140			
2.Slate	5.Wood 8.	2.Typical	5. 8.	Condition 5 Above Average			
3.Metal	6.Other 9.	3.Old Type	6. 9.None	1.Poor	4.Avg 7.V G		
SF Masonry Trim 0		# Rooms	0	2.Fair	5.Avg+ 8.Exc		
OPEN-3- 0		# Bedrooms	3	3.Avg-	6.Good 9.Same		
OPEN-4- 0		# Full Baths	1	Phys. % Good 0%			
Year Built 1920		# Half Baths	1	Funct. % Good 100%			
Year Remodeled 2001		# Addn Fixtures	0	Functional Code 9 None			
Foundation 1 Concrete		# Fireplaces	0	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 4 Full Basement						Econ. % Good 100%	
1.1/4 Bmt	4.Full Bmt 7.					Economic Code None	
2.1/2 Bmt	5.None 8.					0.None	3.Services 7.
3.3/4 Bmt	6. 9.None					1.Location	4.Traffic 8.
Bsmnt Gar # Cars 0						2.Encroach	9.None 9.
Wet Basement 0						Entrance Code 0	
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 0		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	
281 MEDICAL	2001	1200	3 100	6	90 %	100 %		1.One Story Fram
111 CONC. SLAB	0	1200	0 0	0	%	%		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