

TONDREAULT JOHN R
C/O GENE MELLOTT
10901 OAKLEAF LN
OKLAHOMA CITY OK 73131

B14398P264 B15911P428

Previous Owner
TONDREAULT JOHN R & DONNA R
10 CARLE LANE

WATERBORO ME 04087
Sale Date: 7/28/2010

Previous Owner
TONDREAULT JOHN R
10 CARLE LANE

WATERBORO ME 04087
Sale Date: 3/11/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
20.0915 - removed homestead exemption, John Tondreaault deceased 08-07-17 -sb

Waterboro

Property Data			Assessment Record																																																																																																																																																																																																																																													
Neighborhood	80 MIDDLE BRANCH POND A		Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																																									
Tree Growth Year	0		2012	78,900	124,600	10,000	193,500																																																																																																																																																																																																																																									
1ST MORTGAGE	0		2013	78,900	124,600	10,000	193,500																																																																																																																																																																																																																																									
2ND MORTGAGE	0		2014	78,900	124,600	10,000	193,500																																																																																																																																																																																																																																									
Zone/Land Use	48 Shoreland		2015	78,900	124,600	10,000	193,500																																																																																																																																																																																																																																									
Secondary Zone	31		2016	75,000	124,600	15,000	184,600																																																																																																																																																																																																																																									
			2017	75,000	124,600	15,000	184,600																																																																																																																																																																																																																																									
Topography	2 Rolling		2018	75,000	124,600	20,000	179,600																																																																																																																																																																																																																																									
1.Level	4.Below St	7.Steep	2019	75,000	124,600	20,000	179,600																																																																																																																																																																																																																																									
2.Rolling	5.Low	8.Wet	2020	75,000	125,100	20,000	180,100																																																																																																																																																																																																																																									
3.Above St	6.Swampy	9.Lev/Roll	2021	82,500	125,100	24,500	183,100																																																																																																																																																																																																																																									
Utilities	9 No Water/No Sewer		2022	90,000	137,600	0	227,600																																																																																																																																																																																																																																									
1.Public	4.Improve	7.Improve	2023	99,000	152,600	0	251,600																																																																																																																																																																																																																																									
2.Water	5.Improve	8.	2024	111,000	172,000	0	283,000																																																																																																																																																																																																																																									
3.Sewer	6.Improve	9.None	2025	118,400	229,900	0	348,300																																																																																																																																																																																																																																									
Street	3 Gravel		<table border="1"> <thead> <tr> <th colspan="6">Land Data</th> </tr> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>11.Ossipee WF</td> <td>13</td> <td>060</td> <td>173</td> <td>100</td> <td>%</td> <td>0</td> <td>1.Unimproved</td> </tr> <tr> <td>12.Arrowhead WF</td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>2.Excess Ftg /De</td> </tr> <tr> <td>13.Waterfront</td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>3.Topography</td> </tr> <tr> <td>14.Rear Land</td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>4.Size/Shape</td> </tr> <tr> <td>15.Misc</td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>5.Access or Rear</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>6.Restriction</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>7.Open Space</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>8.View/Environ</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>9.Fract Share</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>Acres</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>30.Rear (201+)</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>31.Tillable/Horti</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>32.Pasture</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>33.Orchard</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>34.Frontage</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>35.Triangular Lot</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>36.Commercial</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>37.Softwood</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>38.Mixed Wood</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>39.Hardwood</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>40.Wasteland</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>41.Gravel Pit (Ac</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>42.Mobile Home Si</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>43.Condo Site</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>44.Utility ROW</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>45.Camp Lot</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td>%</td> <td></td> <td>46.Site Improve</td> </tr> </tbody> </table>					Land Data						Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code	11.Ossipee WF	13	060	173	100	%	0	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
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2.Seller	5.Pub Rec	8.Other																																																																																																																																																																																																																																														
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Waterboro

Map Lot 024-028

Account 1917

Location 10 CARLE LANE

Card 1 Of 1 9/23/2024

Building Style	2 Ranch	SF Bsmt Living	584	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	3 100	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	100%	8 Floor/Wall Unit M
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units 1			2.HWCI	6.GravWA	10.
Other Units 0			3.HWRAD	7.Electric	11.
Stories		1 One Story	4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0%	9 None
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls		9 Other	3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style		2 Typical
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None
Roof Surface		1 Asphalt Shingles	Bath(s) Style		2 Typical Bath(s)
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.
2.Slate	5.Wood	8.	2.Typical	5.	8.
3.Metal	6.Other	9.	3.Old Type	6.	9.None
SF Masonry Trim		0	# Rooms	4	
OPEN-3-		0	# Bedrooms	2	
OPEN-4-		0	# Full Baths	2	
Year Built		1963	# Half Baths	0	
Year Remodeled		2003	# Addn Fixtures	0	
Foundation		2 Concrete Block	# Fireplaces	0	
1.Concrete	4.Wood	7.	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2e7d32; color: white; padding: 10px 20px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold;">TRIO</div> </div>		
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement		4 Full Basement			
1.1/4 Bmt	4.Full Bmt	7.			
2.1/2 Bmt	5.None	8.			
3.3/4 Bmt	6.	9.None			
Bsmt Gar # Cars		0			
Wet Basement		1 Dry Basement			
1.Dry	4.	7.			
2.Damp	5.	8.			
3.Wet	6.	9.			

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	128	0 0	0	0	0 %	0 %
21 Open Frame	0	72	0 0	0	0	0 %	0 %
24 Frame Shed	0	84	0 0	0	0	0 %	0 %
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%

- 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

