

WATERBORO LAND TRUST
FIRE DEPT
NORTH WATERBORO ME 04061

B17443P698

Previous Owner
TOWN OF WATERBORO
FIRE DEPT
24 TOWNHOUSE ROAD
EAST WATERBORO ME 04030
Sale Date: 3/28/2017

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
16.1230 added 19x28 section to card - rk

Waterboro

Property Data			Assessment Record						
Neighborhood 43 SOKOKIS TRAIL RT5 S			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	35,600	9,000	44,600	0		
1ST MORTGAGE 0			2013	35,600	9,000	44,600	0		
2ND MORTGAGE 0			2014	35,600	9,000	44,600	0		
Zone/Land Use 21 Village			2015	35,600	9,000	44,600	0		
Secondary Zone			2016	30,300	9,000	39,300	0		
Topography 2 Rolling			2017	30,300	9,000	39,300	0		
1.Level 4.Below St 7.Steep			2018	30,300	12,600	42,900	0		
2.Rolling 5.Low 8.Wet			2019	30,300	12,600	42,900	0		
3.Above St 6.Swampy 9.Lev/Roll			2020	30,300	12,600	42,900	0		
Utilities 9 No Water/No Sewer			2021	33,300	12,600	45,900	0		
1.Public 4.Improve 7.Improve			2022	36,300	13,900	50,200	0		
2.Water 5.Improve 8.			2023	39,900	15,400	55,300	0		
3.Sewer 6.Improve 9.None			2024	44,800	17,300	62,100	0		
Street 1 Paved			2025	54,800	23,100	77,900	0		
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 3/28/2017			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.			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 9 Unknown			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							%		31.Tillable/Horti
Validity 8 Other Non Valid			Fract. Acre	Acreege/Sites			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	0.30	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming				%		35.Triangular Lot
Verified 5 Public Record			Acres				%		36.Commercial
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		38.Mixed Wood
3.Lender 6.MLS 9.			26.Excess				%		39.Hardwood
			27.Rear (1-100)				%		40.Wasteland
			28.Rear (101-150)				%		41.Gravel Pit (Ac
			29.Rear (151-200)				%		42.Mobile Home Si
			Total Acreage		0.30				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 028-001

Account 1967

Location 5 OLD ALFRED ROAD

Card 1

Of 1

9/23/2024

Building Style 0		
1.Conv	5.Garr/Col	9.Other
2.Ranch	6.Split	10.Mohome
3.R Ranch	7.Contemp/	11.Condo
4.Cape	8.Log	12.
Dwelling Units 0		
Other Units 0		
Stories 0		
1.1	4.1.50	7.1.25
2.2	5.1.75	8.
3.3	6.2.50	9.
Exterior Walls 0 Wood Siding		
0.Wood	4.Asb/Asph	8.Alum/Vin
1.Wood	5.T-111	9.Other
2.Wd Sh	6.Br/St	11.
3.Compos.	7.Nov	12.
Roof Surface 0		
1.Asphalt	4.Composit	7.
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim 0		
OPEN-3- 0		
OPEN-4- 0		
Year Built 0		
Year Remodeled 0		
Foundation 0		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Prs/Post	9.
Basement 0		
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 0		
1.Dry	4.	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living 0		
Fin Bsmt Grade 0 0		
OPEN 5 OPTIONAL 0		
Heat Type 100% 0		
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.
3.HWRAD	7.Electric	11.
4.Steam	8.F/WallM	12.
Cool Type 0% 9 None		
1.Refrig	4.W&C Air	7.
2.Evapor	5.	8.
3.H Pump	6.	9.None
Kitchen Style 0		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style 0		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms 0		
# Bedrooms 0		
# Full Baths 0		
# Half Baths 0		
# Addn Fixtures 0		
# Fireplaces 0		

Layout 0		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.Not func	6.	9.
Attic 0		
1.1/4 Fin	4.Full Fin	7.1/4 Unfi
2.1/2 Fin	5.F/Stair	8.
3.3/4 Fin	6.1/2 Unfi	9.None
Insulation 0		
1.Full	4.Minimal	7.
2.Heavy	5.Unk	8.
3.Capped	6.	9.None
Unfinished % 0%		
Grade & Factor 0 0%		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) 0		
Condition 0		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good 0%		
Funct. % Good 100%		
Functional Code 9 None		
1.Incomp	4.Small	7.Layout
2.O-Built	5.CDU	8.Other
3.Damage	6.Style	9.None
Econ. % Good 100%		
Economic Code None		
0.None	3.Services	7.
1.Location	4.Traffic	8.
2.Encroach	9.None	9.
Entrance Code 0		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Office	9.RS
Information Code 0		
1.Owner	4.Agent	7.
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.SNY



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1948	1040	3 100	3	50 %	75 %		1.One Story Fram
23 Frame Garage	1948	532	2 100	3	50 %	75 %		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

