

MONTGOMERY PHILIP C
MONTGOMERY, DARLENE J
551 SOKOKIS TRAIL
EAST WATERBORO ME 04030

B15086P780

Previous Owner
MONTGOMERY PHILIP C
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EAST WATERBORO ME 04030
Sale Date: 2/20/2007

Property Data			Assessment Record						
Neighborhood 25 OSS�PEE POND NBHD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	108,800	188,100	10,000	286,900		
1ST MORTGAGE 0			2013	108,800	188,100	10,000	286,900		
2ND MORTGAGE 0			2014	108,800	188,100	10,000	286,900		
Zone/Land Use 48 Shoreland			2015	108,800	188,100	10,000	286,900		
Secondary Zone 31			2016	97,900	188,100	15,000	271,000		
Topography 1 Level			2017	97,900	188,100	15,000	271,000		
1.Level 4.Below St 7.Steep			2018	97,900	188,100	20,000	266,000		
2.Rolling 5.Low 8.Wet			2019	97,900	188,100	20,000	266,000		
3.Above St 6.Swampy 9.Lev/Roll			2020	97,900	188,800	20,000	266,700		
Utilities 9 No Water/No Sewer			2021	107,700	188,800	24,500	272,000		
1.Public 4.Improve 7.Improve			2022	117,500	207,700	25,000	300,200		
2.Water 5.Improve 8.			2023	129,200	230,300	25,000	334,500		
3.Sewer 6.Improve 9.None			2024	144,900	260,000	25,000	379,900		
Street 1 Paved			2025	201,200	342,900	25,000	519,100		
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			14.Rear Land				%		3.Topography
Price			15.Misc				%		4.Size/Shape
Sale Type							%		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							%		31.Tillable/Horti
Validity			Fract. Acre	Acreege/Sites			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	0.35	65	%	2	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			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		0.35				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Map Lot 032-071Y

Account 2194

Location 551 SOKOKIS TRAIL

Card 1 Of 1 9/23/2024

Building Style	8 Log Home			SF Bsmt Living	1125			Layout	1 Typical			
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	4 100			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 9 None				
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.Refrig	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 9 Other				3.H Pump	6.		9.None	3.Capped	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.	Unfinished % 0%				
2.Wd Sh	6.Br/St	11.		2.Typical	5.		8.	Grade & Factor 4 Good 100%				
3.Compos.	7.Nov	12.		3.Old Type	6.		9.None	1.E Grade	4.B Grade	7.AAA Grad		
Roof Surface 1 Asphalt Shingles				Bath(s) Style			2 Typical Bath(s)					
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete		7.	2.D Grade	5.A Grade		8.	
2.Slate	5.Wood	8.		2.Typical	5.		8.	3.C Grade	6.AA Grade		9.Same	
3.Metal	6.Other	9.		3.Old Type	6.		9.None	SQFT (Footprint) 1125				
SF Masonry Trim 0				# Rooms			5					
OPEN-3- 0				# Bedrooms			3					
OPEN-4- 0				# Full Baths			1					
Year Built 1985				# Half Baths			1					
Year Remodeled 0				# Addn Fixtures			0					
Foundation 1 Concrete				# 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; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold;">TRIO</div> </div>			Phys. % Good 0%					
2.C Block	5.Slab	8.					Funct. % Good 100%					
3.Br/Stone	6.Prs/Post	9.					Functional Code 9 None					
Basement 4 Full Basement							1.Incomp			4.Small	7.Layout	
1.1/4 Bmt	4.Full Bmt	7.					2.O-Built			5.CDU	8.Other	
2.1/2 Bmt	5.None	8.					3.Damage			6.Style	9.None	
3.3/4 Bmt	6.	9.None					Econ. % Good 100%			Economic Code None		
Bsmt Gar # Cars 0							0.None			3.Services	7.	
Wet Basement 1 Dry Basement							1.Location			4.Traffic	8.	
1.Dry	4.	7.					2.Encroach			9.None	9.	
2.Damp	5.	8.		Entrance Code 0			1.Interior					
3.Wet	6.	9.		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	
22 Encl Frame Porch	0	180	0 0	0	0	0	0	1.One Story Fram
68 Wood Deck	0	130	0 0	0	0	0	0	2.Two Story Fram
21 Open Frame	0	270	0 0	0	0	0	0	3.Three Story Fr
24 Frame Shed	0	156	0 0	0	0	0	0	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

