

BLESSO, THOMAS N  
BLESSO, JANET P  
46 TRICENTENNIAL DRIVE  
BILLERICA MA 04030

B3571P126 B14857P453 B15882P463

Previous Owner  
LARSEN PETER H & LISA M  
C/O JANET BLESSO  
46 TRICENTENNIAL DR  
BILLERICA MA 01821  
Sale Date: 6/15/2010

Previous Owner  
THOMPSON MICHAEL P  
C/O LARSEN PETER & LISA  
19 JOHN EDWARD DRIVE  
NORTHBORO MA 01532  
Sale Date: 4/11/2007

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood <b>22 WEST SHORE RD</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	210,800	120,000	0	330,800		
1ST MORTGAGE <b>0</b>			2013	210,800	120,000	0	330,800		
2ND MORTGAGE <b>0</b>			2014	210,800	120,000	0	330,800		
Zone/Land Use <b>48 Shoreland</b>			2015	210,800	120,000	0	330,800		
Secondary Zone <b>31 .....</b>			2016	200,300	120,000	0	320,300		
Topography <b>1 Level</b>			2017	200,300	120,000	0	320,300		
1.Level 4.Below St 7.Steep			2018	200,300	120,000	0	320,300		
2.Rolling 5.Low 8.Wet			2019	200,300	120,000	0	320,300		
3.Above St 6.Swampy 9.Lev/Roll			2020	200,300	120,000	0	320,300		
Utilities <b>9 No Water/No Sewer</b>			2021	220,300	120,000	0	340,300		
1.Public 4.Improve 7.Improve			2022	240,300	132,000	0	372,300		
2.Water 5.Improve 8.			2023	264,400	146,400	0	410,800		
3.Sewer 6.Improve 9.None			2024	296,400	164,400	0	460,800		
Street <b>3 Gravel</b>			2025	309,200	209,500	0	518,700		
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>						
2.Semi Imp 5.Pvt 8.None			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Aband 9.TG PLAN					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
LAND USE <b>0</b>			11.Ossipee WF	11	100	110	134 %	0	1.Unimproved
BUILDING USE <b>0</b>			12.Arrowhead WF				%		2.Excess Ftg /De
<b>Sale Data</b>			13.Waterfront				%		3.Topography
			14.Rear Land				%		4.Size/Shape
Sale Date <b>6/15/2010</b>			15.Misc				%		5.Access or Rear
Price <b>365,000</b>							%		6.Restriction
Sale Type <b>2 Land &amp; Buildings</b>							%		7.Open Space
1.Land 4.Mobile 7.			<b>Square Foot</b>	<b>Square Feet</b>					8.View/Environ
2.L & B 5.Other 8.			16.Regular Lot				%		9.Fract Share
3.Building 6. 9.			17.Secondary Lot				%		<b>Acres</b>
Financing <b>1 Conventional</b>			18.Excess Land				%		30.Rear (201+)
1.Convent 4.Seller 7.			19.Condominium				%		31.Tillable/Horti
2.FHA/VA 5.Private 8.			20.Pavement				%		32.Pasture
3.Assumed 6.Cash 9.Unknown							%		33.Orchard
Validity <b>1 Arms Length Sale</b>			<b>Fract. Acre</b>	<b>Acres/Sites</b>					34.Frontage
1.Valid 4.Split 7.Renovate			21.Homesite (Frac				%		35.Triangular Lot
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		36.Commercial
3.Distress 6.Exempt 9.			23.Non Conforming				%		37.Softwood
Verified <b>1 Buyer</b>			<b>Acres</b>				%		38.Mixed Wood
1.Buyer 4.Agent 7.Family			24.Excess ( 5-10)				%		39.Hardwood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		40.Wasteland
3.Lender 6.MLS 9.			26.Excess				%		41.Gravel Pit (Ac
			27.Rear (1-100)				%		42.Mobile Home Si
			28.Rear (101-150)				%		43.Condo Site
			29.Rear (151-200)				%		44.Utility ROW
			<b>Total Acreage 0.13</b>						45.Camp Lot
									46.Site Improve

## Waterboro

Map Lot 033-029

Account 2223

Location 51 COURTNEY LANE

Card 1

Of 1

9/23/2024

Building Style	<b>2 Ranch</b>	SF Bsmt Living	<b>0</b>	Layout	<b>1 Typical</b>
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	<b>0 0</b>	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL		<b>0</b>
3.R Ranch	7.Contemp/	11.Condo	Heat Type	<b>100%</b>	<b>5 Force Warm Air</b>
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.
Other Units	<b>0</b>		3.HWRAD	7.Electric	11.
Stories	<b>1 One Story</b>		4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	<b>0%</b>	<b>9 None</b>
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	<b>1 Wood Siding</b>		3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	<b>2 Typical</b>	
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	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 Typical Bath(s)</b>	
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	<b>0</b>		# Rooms	<b>4</b>	
OPEN-3-	<b>0</b>		# Bedrooms	<b>3</b>	
OPEN-4-	<b>0</b>		# Full Baths	<b>1</b>	
Year Built	<b>2007</b>		# Half Baths	<b>1</b>	
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>	
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>	
1.Concrete	4.Wood	7.			
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement	<b>4 Full Basement</b>				
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	<b>0</b>				
Wet Basement	<b>1 Dry Basement</b>				
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
22 Encl Frame Porch	0	216	0 0	0	0	0	%
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

