

MCBEAN MATTHEW
PRESBY, KELLY D
28 PARADISE LN
NORTH WATERBORO ME 04061

B7965P278 B17087P158

Previous Owner
BOUVIER NICHOLAS A
C/O MCBEAN & PRESBY
28 PARADISE LN
NORTH WATERBORO ME 04061
Sale Date: 8/31/2015

Previous Owner
SAVAGE JOHN K & RACHEL A
POB 512

N WATERBORO ME 04061
Sale Date: 3/24/2004

Inspection Witnessed By:

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

Notes:

Waterboro

Property Data			Assessment Record							
Neighborhood 2 LAC EAST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	30,000	125,600	10,000	145,600			
1ST MORTGAGE 0			2013	30,000	125,600	10,000	145,600			
2ND MORTGAGE 0			2014	30,000	125,600	10,000	145,600			
Zone/Land Use 47 Lake Arrowhead			2015	30,000	125,600	10,000	145,600			
Secondary Zone			2016	15,000	125,600	0	140,600			
Topography 1 Level			2017	15,000	125,600	0	140,600			
1.Level 4.Below St 7.Steep			2018	15,000	125,600	0	140,600			
2.Rolling 5.Low 8.Wet			2019	15,000	125,600	0	140,600			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	125,900	0	140,900			
Utilities 9 No Water/No Sewer			2021	16,500	125,900	0	142,400			
1.Public 4.Improve 7.Improve			2022	18,000	138,500	0	156,500			
2.Water 5.Improve 8.			2023	19,800	153,600	0	173,400			
3.Sewer 6.Improve 9.None			2024	22,200	172,500	0	194,700			
Street 3 Gravel			2025	30,000	242,100	0	272,100			
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 8/31/2015			14.Rear Land				%		3.Topography	
Price 135,500			15.Misc				%		4.Size/Shape	
Sale Type 2 Land & Buildings							%		5.Access or Rear	
1.Land 4.Mobile 7.			Square Foot				%		6.Restriction	
2.L & B 5.Other 8.			16.Regular Lot	16		1	100	%	0	7.Open Space
3.Building 6. 9.			17.Secondary Lot				%		8.View/Environ	
Financing 1 Conventional			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 1 Arms Length Sale			Fract. Acre				%		32.Pasture	
1.Valid 4.Split 7.Renovate			21.Homesite (Frac				%		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 0.00							43.Condo Site
										44.Utility ROW
										45.Camp Lot
										46.Site Improve

