Map Lot 045-001-409 | Account 3249 | Location 210 CRESCENT DRIVE | Card 1 Of 1 | 9/07/2023

BRICKETT WAYNE E
210 CRESCENT DRIVE
N WATERBORO ME 04061

B14259P309 B16370P816

Previous Owner
DANIELS NADEEN M & MARK C
210 CRESCENT DRIVE

N WATERBORO ME 04061
Sale Date: 10/19/2004

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data

Neighborhood	**1 LAC WEST**	
Tree Growth Year	**0**	
1ST MORTGAGE	**0**	
2ND MORTGAGE	**0**	
Zone/Land Use	**47 Lake Arrowhead**	
Secondary Zone		
Topography	**2 Rolling**	
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Wet
3.Above St	6.Swampy	9.Lev/Roll
Utilities	**9 No Water/No Sewer**	
1.Public	4.Improve	7.Improve
2.Water	5.Improve	8.
3.Sewer	6.Improve	9.None
Street	**3 Gravel**	
1.Paved	4.Proposed	7.ROW
2.Semi Imp	5.Pvt	8.None
3.Gravel	6.Aband	9.TG PLAN
LAND USE	**0**	
BUILDING USE	**0**	

Sale Data

Sale Date	**10/19/2004**	
Price	**325,000**	
Sale Type	**2 Land & Buildings**	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	**1 Conventional**	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	**1 Arms Length Sale**	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
Verified	**1 Buyer**	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	141,300	186,000	10,000	317,300
2012	141,300	186,000	10,000	317,300
2013	141,300	186,000	10,000	317,300
2014	141,300	186,000	10,000	317,300
2015	141,300	186,000	10,000	317,300
2016	134,200	186,000	15,000	305,200
2017	134,200	186,000	15,000	305,200
2018	134,200	186,000	20,000	300,200
2019	134,200	186,000	20,000	300,200
2020	134,200	187,500	20,000	301,700
2021	147,600	187,500	24,500	310,600
2022	161,100	206,300	25,000	342,400
2023	177,200	228,800	25,000	381,000
2024	198,600	256,900	25,000	430,500

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.Ossipee WF	12	111	300	90 %	2
12.Arrowhead WF				%	
13.Waterfront				%	
14.Rear Land				%	
15.Misc				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Pavement				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Homesite (Frac				%	
22.Vacant Lot (Fr				%	
23.Non Conforming				%	
Acres				%	
24.Excess (5-10)				%	
25.Excess (10+)				%	
26.Excess				%	
27.Rear (1-100)				%	
28.Rear (101-150)				%	
29.Rear (151-200)				%	

Total Acreage 0.38

Influence Codes

1.Unimproved
2.Excess Ftg /De
3.Topography
4.Size/Shape
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 Improveme

Waterboro

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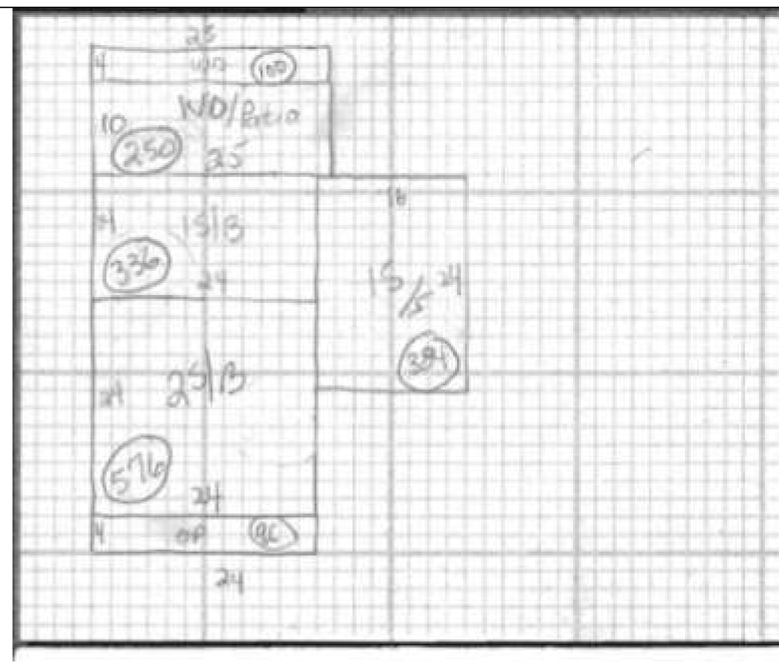
Building Style **1 Conventional**			
1.Conv	5.Garr/Col	9.Other	
2.Ranch	6.Split	10.Mohome	
3.R Ranch	7.Contemp/	11.Condo	
4.Cape	8.Log	12.	
Dwelling Units **1**			
Other Units **0**			
Stories **2 Two Story**			
1.1	4.1.50	7.1.25	
2.2	5.1.75	8.	
3.3	6.2.50	9.	
Exterior Walls **1 Wood Siding**			
0.Wood	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 **1 Asphalt Shingles**			
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 **1987**			
Year Remodeled **2001**			
Foundation **1 Concrete**			
1.Concrete	4.Wood	7.	
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.	

SF Bsmt Living **0**			
Fin Bsmt Grade **0 0**			
OPEN 5 OPTIONAL **0**			
Heat Type **100%** **1 Hot Water BB**			
1.HWBB	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.	
3.HWRAD	7.Electric	11.	
4.Steam	8.Fl/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 **1 Modern**			
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style **1 Modern Bath(s)**			
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms **6**			
# Bedrooms **3**			
# Full Baths **2**			
# Half Baths **0**			
# Addn Fixtures **0**			
# Fireplaces **0**			

Layout **1 Typical**			
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.Not func	6.	9.	
Attic **9 None**			
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation **1 Full**			
1.Full	4.Minimal	7.	
2.Heavy	5.Unk	8.	
3.Capped	6.	9.None	
Unfinished % **0%**			
Grade & Factor **3 Average 110%**			
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) **576**			
Condition **6 Good**			
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 **5 Estimated**			
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.Office	9.RS	
Information Code **5 Estimate**			
1.Owner	4.Agent	7.	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.SNY	



Date Inspected 8/10/2005

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	0	336	0 0	0	0 %	0 %	
37 Unfin Basement	0	336	0 0	0	0 %	0 %	
68 Wood Deck	0	250	0 0	0	0 %	0 %	
62 Patio	0	250	0 0	0	0 %	0 %	
68 Wood Deck	0	100	0 0	0	0 %	0 %	
1 One Story Frame	2001	384	0 0	0	0 %	0 %	
21 Open Frame	2001	96	0 0	0	0 %	0 %	
111 CONC. SLAB	2001	384	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