

WECHTER, KOREY U
WECHTER, KRISTEN M
108 SEQUOIA LANE
NORTH WATERBORO ME 04061

B12666P201 B15480P871 B18822P376

Previous Owner
BEARHAM TREVOR TRUSTEE
BEARHAM IRREVOCABLE FAMILY TRUST
PO BOX 1541
DUNEDIN FL 34697
Sale Date: 9/29/2021

Previous Owner
BEARHAM FREDERICK & JOAN E
PO BOX 382

NORTH WATERBORO ME 04061
Sale Date: 4/24/2009

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Property Data			Assessment Record							
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	45,000	113,500	0	158,500			
1ST MORTGAGE 0			2013	45,000	113,500	0	158,500			
2ND MORTGAGE 0			2014	45,000	113,500	0	158,500			
Zone/Land Use 47 Lake Arrowhead			2015	45,000	113,500	0	158,500			
Secondary Zone			2016	30,000	108,100	0	138,100			
Topography 2 Rolling			2017	30,000	108,100	0	138,100			
1.Level 4.Below St 7.Steep			2018	30,000	108,100	0	138,100			
2.Rolling 5.Low 8.Wet			2019	30,000	108,100	0	138,100			
3.Above St 6.Swampy 9.Lev/Roll			2020	30,000	109,300	0	139,300			
Utilities 9 No Water/No Sewer			2021	33,000	109,300	0	142,300			
1.Public 4.Improve 7.Improve			2022	36,000	120,300	0	156,300			
2.Water 5.Improve 8.			2023	39,600	133,400	0	173,000			
3.Sewer 6.Improve 9.None			2024	44,400	149,800	0	194,200			
Street 3 Gravel			2025	45,000	179,600	0	224,600			
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 9/29/2021			14.Rear Land				%		3.Topography	
Price 237,000			15.Misc				%		4.Size/Shape	
Sale Type 2 Land & Buildings							%		5.Access or Rear	
1.Land 4.Mobile 7.							%		6.Restriction	
2.L & B 5.Other 8.			Square Foot	Square Feet			%		7.Open Space	
3.Building 6. 9.			16.Regular Lot	16	1	100	%	0	8.View/Environ	
Financing 9 Unknown			17.Secondary Lot				%		9.Fract Share	
1.Convent 4.Seller 7.			18.Excess Land				%		Acres	
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)	
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti	
Validity 1 Arms Length Sale							%		32.Pasture	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites			%		33.Orchard	
2.Related 5.Partial 8.Other			21.Homesite (Frac	46	1.00	100	%	0	34.Frontage	
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		35.Triangular Lot	
Verified 5 Public Record			23.Non Conforming				%		36.Commercial	
1.Buyer 4.Agent 7.Family			Acres				%		37.Softwood	
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)				%		38.Mixed Wood	
3.Lender 6.MLS 9.			25.Excess (10+)				%		39.Hardwood	
			26.Excess				%		40.Wasteland	
			27.Rear (1-100)				%		41.Gravel Pit (Ac	
			28.Rear (101-150)				%		42.Mobile Home Si	
			29.Rear (151-200)				%		43.Condo Site	
			Total Acreage 0.00							44.Utility ROW
										45.Camp Lot
										46.Site Improve

