

ROBERTS, RICHARD LOUIS IV
DAVID, KRISTAL LEE
155 OLD ALFRED ROAD
EAST WATERBORO ME 04030

B3996P227 B14777P834 B15859P147 B16042P772

Previous Owner
ROBERTS, RICHARD L IV
155 OLD ALFRED RD

E WATERBORO ME 04030
Sale Date: 9/16/2022

Previous Owner
ROBERTS LISA A
ROBERTS, RICHARD L IV
101 ROHR ROAD
LIMERICK ME 04048
Sale Date: 9/16/2022

Previous Owner
SEBESTYEN SUSAN F
24 MAYBERRY RD

GRAY ME 04039
Sale Date: 1/31/2011

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 48 OLD ALFRED RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	53,100	166,800	0	219,900		
1ST MORTGAGE 0			2013	53,100	166,800	0	219,900		
2ND MORTGAGE 0			2014	53,100	166,800	0	219,900		
Zone/Land Use 11 Residential			2015	53,100	166,800	0	219,900		
Secondary Zone			2016	45,100	165,100	0	210,200		
Topography 1 Level			2017	45,100	165,100	0	210,200		
1.Level 4.Below St 7.Steep			2018	45,100	165,100	0	210,200		
2.Rolling 5.Low 8.Wet			2019	45,100	165,100	0	210,200		
3.Above St 6.Swampy 9.Lev/Roll			2020	45,100	165,100	0	210,200		
Utilities 9 No Water/No Sewer			2021	49,600	165,100	0	214,700		
1.Public 4.Improve 7.Improve			2022	54,100	181,600	0	235,700		
2.Water 5.Improve 8.			2023	59,500	201,400	0	260,900		
3.Sewer 6.Improve 9.None			2024	66,800	226,900	0	293,700		
Street 1 Paved			2025	73,500	321,300	0	394,800		
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 9/16/2022			14.Rear Land				%		3.Topography
Price 145,000			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				%		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 2 Related Parties							%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites			%		33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	0.50	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 0.50						44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 049-003D

Account 4025

Location 155 OLD ALFRED ROAD

Card 1

Of 1

9/23/2024

Building Style	2 Ranch			SF Bsmt Living	0	Layout	1 Typical				
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	0 0	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%	3.Not func	6.	9.			
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat					
Dwelling Units	1			2.HWCI	6.GravWA	10.					
Other Units	0			3.HWRAD	7.Electric	11.					
Stories	1 One Story			4.Steam	8.F/WallM	12.					
1.1	4.1.50	7.1.25		Cool Type	0% 9 None			Attic	9 None		
2.2	5.1.75	8.		1.Refrig	4.W&C Air	7.			1.1/4 Fin	4.Full Fin	7.1/4 Unfi
3.3	6.2.50	9.		2.Evapor	5.	8.			2.1/2 Fin	5.F/Stair	8.
Exterior Walls	8 Aluminum/Vinyl			3.H Pump	6.	9.None			3.3/4 Fin	6.1/2 Unfi	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style	2 Typical			Insulation	1 Full		
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete	7.			1.Full	4.Minimal	7.
2.Wd Sh	6.Br/St	11.		2.Typical	5.	8.			2.Heavy	5.Unk	8.
3.Compos.	7.Nov	12.		3.Old Type	6.	9.None			3.Capped	6.	9.None
Roof Surface	1 Asphalt Shingles			Bath(s) Style	2 Typical Bath(s)			Unfinished %	0%		
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.		Grade & Factor	3 Average 100%		
2.Slate	5.Wood	8.		2.Typical	5.	8.		1.E Grade	4.B Grade	7.AAA Grad	
3.Metal	6.Other	9.		3.Old Type	6.	9.None		2.D Grade	5.A Grade	8.	
SF Masonry Trim	0			# Rooms	0			3.C Grade	6.AA Grade	9.Same	
OPEN-3-	0			# Bedrooms	3			SQFT (Footprint)	1170		
OPEN-4-	0			# Full Baths	1			Condition	5 Above Average		
Year Built	1979			# Half Baths	0			1.Poor	4.Avg	7.V G	
Year Remodeled	0			# Addn Fixtures	0			2.Fair	5.Avg+	8.Exc	
Foundation	1 Concrete			# Fireplaces	0			3.Avg-	6.Good	9.Same	
1.Concrete	4.Wood	7.						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%		
Bsmt Gar # Cars	0							Economic Code	None		
Wet Basement	1 Dry Basement							0.None	3.Services	7.	
1.Dry	4.	7.						1.Location	4.Traffic	8.	
2.Damp	5.	8.						2.Encroach	9.None	9.	
3.Wet	6.	9.						Entrance Code	0		
								1.Interior	4.Vacant	7.	
								2.Refusal	5.Estimate	8.	
								3.Informed	6.Office	9.RS	
								Information Code	0		
								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	
1 One Story Frame	0	160	0 0	0	0	0 %	0 %	1.One Story Fram
23 Frame Garage	0	120	0 0	0	0	0 %	0 %	2.Two Story Fram
1 One Story Frame	0	169	0 0	0	0	0 %	0 %	3.Three Story Fr
61 Canopy	0	40	0 0	0	0	0 %	0 %	4.1 & 1/2 Story
47 1.50 ST GAR	0	625	0 0	0	0	0 %	0 %	5.1 & 3/4 Story
24 Frame Shed	0	100	0 0	0	0	0 %	0 %	6.2 & 1/2 Story
63 Swimming Pool	0	512	0 0	0	0	0 %	0 %	21.Open Frame Por
62 Patio	0	1024	0 0	0	0	0 %	0 %	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

