

LUDE CARL M
23 BROOK ST
BIDDEFORD ME 04005

B12377P189 B16970P560

Previous Owner
LAMBERT RAYMOND E & SANDRA
C/O CARL M LUDE
7 EVERGREEN DR
N WATERBORO ME 04061
Sale Date: 2/17/2015

Inspection Witnessed By:

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

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 38 SOKOKIS TRAIL RT5			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	68,600	113,000	10,000	171,600		
1ST MORTGAGE 0			2013	68,600	113,000	16,000	165,600		
2ND MORTGAGE 0			2014	68,600	113,000	16,000	165,600		
Zone/Land Use 31 Agricultural/Residential			2015	68,600	113,000	16,000	165,600		
Secondary Zone			2016	58,300	107,200	0	165,500		
Topography 4 Below Street			2017	58,300	107,200	0	165,500		
1.Level 4.Below St 7.Steep			2018	58,300	107,200	0	165,500		
2.Rolling 5.Low 8.Wet			2019	58,300	107,200	0	165,500		
3.Above St 6.Swampy 9.Lev/Roll			2020	58,300	107,200	0	165,500		
Utilities 9 No Water/No Sewer			2021	64,200	107,200	0	171,400		
1.Public 4.Improve 7.Improve			2022	70,000	118,000	0	188,000		
2.Water 5.Improve 8.			2023	77,000	130,800	0	207,800		
3.Sewer 6.Improve 9.None			2024	86,300	147,300	0	233,600		
Street 1 Paved			2025	105,600	185,600	0	291,200		
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 2/17/2015			14.Rear Land				%		3.Topography
Price 159,000			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 1 Conventional			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	21	1.72	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		35.Triangular Lot
Verified 1 Buyer			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 1.72						44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 053-004

Account 4137

Location 7 EVERGREEN DRIVE

Card 1

Of 1

9/23/2024

Building Style	9 Other			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% 1 Hot Water BB	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	5 One & 3/4 Story			4.Steam	8.F/WallM	12.			
1.1	4.1.50	7.1.25		Cool Type	0% 9 None			Insulation	1 Full
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	8 Aluminum/Vinyl			3.H Pump	6.	9.None			
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style	2 Typical			Unfinished %	0%
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	1 Asphalt Shingles			Bath(s) Style	2 Typical Bath(s)			Grade & Factor	3 Average 105%
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	0			# Rooms	0			SQFT (Footprint)	816
OPEN-3-	0			# Bedrooms	4			Condition	4 Average
OPEN-4-	0			# Full Baths	2			1.Poor	4.Avg
Year Built	1976			# Half Baths	0			2.Fair	5.Avg+
Year Remodeled	0			# Addn Fixtures	0			3.Avg-	6.Good
Foundation	1 Concrete			# Fireplaces	0			Phys. % Good	0%
1.Concrete	4.Wood	7.						Funct. % Good	100%
2.C Block	5.Slab	8.						Functional Code	9 None
3.Br/Stone	6.Prs/Post	9.						1.Incomp	4.Small
Basement	4 Full Basement							2.O-Built	5.CDU
1.1/4 Bmt	4.Full Bmt	7.						3.Damage	6.Style
2.1/2 Bmt	5.None	8.						Econ. % Good	100%
3.3/4 Bmt	6.	9.None						Economic Code	None
Bsmt Gar # Cars	0							0.None	3.Services
Wet Basement	1 Dry Basement							1.Location	4.Traffic
1.Dry	4.	7.						2.Encroach	9.None
2.Damp	5.	8.						Entrance Code	0
3.Wet	6.	9.						1.Interior	4.Vacant
								2.Refusal	5.Estimate
								3.Informed	6.Office
								Information Code	0
								1.Owner	4.Agent
								2.Relative	5.Estimate
								3.Tenant	6.Other
									9.SNY



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	80	0 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

