

MARTINEAU, SAMANTHA J
48 BACK STREET
NORTH WATERBORO ME 04061

Previous Owner
ANDERSON, CHAD J
48 BACK STREET

N WATERBORO ME 04061
Sale Date: 1/20/2022

Previous Owner
ANDERSON, BARBARA
48 BACK ST

NORTH WATERBORO ME 04061
Sale Date: 11/22/2015

Previous Owner
FROST MARILYN
PO BOX 94

NORTH WATERBORO ME 04061
Sale Date: 11/21/2015

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
1992 SKYLINE CLARIDGE 14X70 4316-036E
21.1013 - bill of sale from Barbara Anderson to Chad Anderson dated 11/22/15 -sb
22.0824 - Chad Anderson sold to Roger & April Baubien 10/02/21, Baubien sold to Samantha Martineau 1/20/22 -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 40 TWIN PINES NBHD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	0	19,600	10,000	9,600		
1ST MORTGAGE 0			2013	0	19,600	10,000	9,600		
2ND MORTGAGE 0			2014	0	19,600	10,000	9,600		
Zone/Land Use 31 Agricultural/Residential			2015	0	10,000	10,000	0		
Secondary Zone			2016	0	9,800	9,800	0		
Topography 1 Level			2017	0	9,800	9,800	0		
1.Level 4.Below St 7.Steep			2018	0	9,800	9,800	0		
2.Rolling 5.Low 8.Wet			2019	0	9,800	9,800	0		
3.Above St 6.Swampy 9.Lev/Roll			2020	0	9,900	9,900	0		
Utilities 9 No Water/No Sewer			2021	0	9,900	9,900	0		
1.Public 4.Improve 7.Improve			2022	0	10,900	10,900	0		
2.Water 5.Improve 8.			2023	0	12,100	0	12,100		
3.Sewer 6.Improve 9.None			2024	0	14,200	0	14,200		
Street 3 Gravel			2025	0	17,300	17,300	0		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Aband 9.TG PLAN					Frontage	Depth	Factor	Code	
LAND USE 0			11.Ossipee WF			%		1.Unimproved	
BUILDING USE 0			12.Arrowhead WF			%		2.Excess Ftg /De	
Sale Data			13.Waterfront			%		3.Topography	
			14.Rear Land			%		4.Size/Shape	
Sale Date 1/20/2022			15.Misc			%		5.Access or Rear	
Price 8,000						%		6.Restriction	
Sale Type 4 Mobile Home						%		7.Open Space	
1.Land 4.Mobile 7.			Square Foot	Square Feet				8.View/Environ	
2.L & B 5.Other 8.			16.Regular Lot			%		9.Fract Share	
3.Building 6. 9.			17.Secondary Lot			%		Acres	
Financing 9 Unknown			18.Excess Land			%		30.Rear (201+)	
1.Convent 4.Seller 7.			19.Condominium			%		31.Tillable/Horti	
2.FHA/VA 5.Private 8.			20.Pavement			%		32.Pasture	
3.Assumed 6.Cash 9.Unknown						%		33.Orchard	
Validity 8 Other Non Valid						%		34.Frontage	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites				35.Triangular Lot	
2.Related 5.Partial 8.Other			21.Homesite (Frac			%		36.Commercial	
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr			%		37.Softwood	
Verified 1 Buyer			23.Non Conforming			%		38.Mixed Wood	
1.Buyer 4.Agent 7.Family			Acres			%		39.Hardwood	
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)			%		40.Wasteland	
3.Lender 6.MLS 9.			25.Excess (10+)			%		41.Gravel Pit (Ac	
			26.Excess			%		42.Mobile Home Si	
			27.Rear (1-100)			%		43.Condo Site	
			28.Rear (101-150)			%		44.Utility ROW	
			29.Rear (151-200)			%		45.Camp Lot	
			Total Acreage		0.00				
						46.Site Improve			


Waterboro

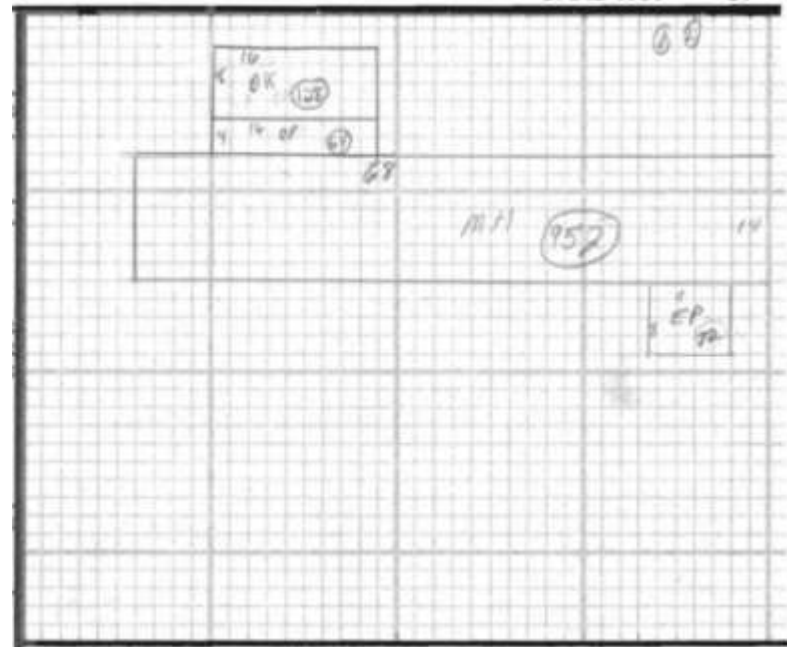
Map Lot 055-029

Account 4199

Location 48 BACK STREET

Card 1 Of 1 9/23/2024

Building Style 0			SF Bsmt Living 0			Layout 0					
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% 0			3.Not func 6. 9.					
4.Cape	8.Log	12.	1.HWB	5.FWA	9.No Heat	Attic 0					
Dwelling Units 0			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.1/4 Unfi			
Other Units 0			3.HWRAD	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.			
Stories 0			4.Steam	8.FI/WallM	12.	3.3/4 Fin	6.1/2 Unfi	9.None			
1.1	4.1.50	7.1.25	Cool Type 0% 9 None			Insulation 0					
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2.50	9.	2.Evapor	5.	8.	2.Heavy	5.Unk	8.			
Exterior Walls 0 Wood Siding			3.H Pump	6.	9.None	3.Capped	6.	9.None			
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style 0			Unfinished % 0%					
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 0 0%					
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grad			
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.			
Roof Surface 0			Bath(s) Style 0			3.C Grade			6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint) 0					
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 0					
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim 0			# Rooms 0			2.Fair	5.Avg+	8.Exc			
OPEN-3- 0			# Bedrooms 0			3.Avg-	6.Good	9.Same			
OPEN-4- 0			# Full Baths 0			Phys. % Good 0%					
Year Built 0			# Half Baths 0			Funct. % Good 100%					
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None					
Foundation 0			# Fireplaces 0			1.Incomp	4.Small	7.Layout			
1.Concrete	4.Wood	7.							2.O-Built	5.CDU	8.Other
2.C Block	5.Slab	8.							3.Damage	6.Style	9.None
3.Br/Stone	6.Prs/Post	9.							Econ. % Good 100%		
Basement 0									Economic Code None		
1.1/4 Bmt	4.Full Bmt	7.							0.None	3.Services	7.
2.1/2 Bmt	5.None	8.							1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None							2.Encroach	9.None	9.
Bsmt Gar # Cars 0									Entrance Code 0		
Wet Basement 0									1.Interior	4.Vacant	7.
1.Dry	4.	7.							2.Refusal	5.Estimate	8.
2.Damp	5.	8.	3.Informed	6.Office	9.RS						
3.Wet	6.	9.	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	
998 14Mobile Home	1987	14x68	2 100	3	70 %	50 %		1.One Story Fram
68 Wood Deck	0	128	0 0	0	0 %	0 %		2.Two Story Fram
21 Open Frame	0	64	0 0	0	0 %	0 %		3.Three Story Fr
22 Encl Frame Porch	0	72	0 0	0	0 %	0 %		4.1 & 1/2 Story
24 Frame Shed	0	144	0 0	0	0 %	0 %		5.1 & 3/4 Story
24 Frame Shed	0	144	0 0	0	0 %	0 %		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