PFC

MAP LOT ACCOUNT NO. 1216 ADDRESS **TOWN OF WATERBORO, MAINE** CARD NO. OF

011-030-009

AHEARN FREDRICK J III & MARION E

DEERING RIDGE ROAD

No./Date	Description	Date Insp.

NOTES: Dirt / Gravel Road Into Property - Vacant Lot

PROPERTY DATA

NEIGHBORHOOD CODE	
STREET CODE	
LAND USE	√
SECONDARY ZONE	
TOPOGRAPHY	1
UTILITIES	
STREET	

LAND USE: 11. Residential; 21. Village; 22. Village/Res.; 31. Agricultural/Res.; 33. Forest/Agri.; 40. Conservation; 45. General Purpose; 48. Shoreland; 49. Resource Protection

TOPOGRAPHY: 1. Level; 2. Rolling; 3. Above St.; 4. Below St.; 5. Low; 6. Swampy; 7. Steep; 8.

UTILITIES: 1. All Public; 2. Public Water; 3. Public Sewer; 4. Drilled Well; 5. Dug Well; 6. Septic; 7. Cess Pool; 9. No Utilities

STREET: 1. Paved; 2. Semi-Improved; 3. Gravel; 4. Proposed; 9. No Street

SALE DATA

DATE(MM/YY)	/
PRICE	/ /
SALE TYPE	
FINANCING	
VERIFIED	
VALIDITY	

SALE TYPE: 1. Land; 2. Land & Bldg. Home; 3. Building Only; 4. Mobile Home; 5. Other

FINANCING: 1. Conv.; 2. FHA/VA; 3. Assumed; 4. Seller; 5. Private; 6. Cash; 7. FMHA; 9. Unknown

VERIFIED: 1. Buyer; 2. Seller; 3. Lender; 4. Agent; 5. Record; 6. MLS; 7. Family; 8. Other; 9. Confid.

VALIDITY: 1. Valid; 2. Related; 3. Distress; 4. Split; 5. Partial; 6. Exempt; 7. Changed; 8. Other

BOOK	PAGE	DATE	CONSIDERATION

ASSESSMENT RECORD

YEAR	LAND	BUILDINGS	EXEMPT	TOTAL

LAND DATA

	TYPE	EFFECTIVE Frontage	EFFECTIVE Depth	INFLUENCE Factor	INFLUENCE Code
FRONT FOOT					
11. Regular Lot				%	
12. Delta Triangle				%	
13. Nabla Triangle				%	
14. Rear Land				%	
15.				%	
				%	
				%	
SQUARE FOOT		SQUARE FEET			
16. Regular Lot				%	
17. Secondary				%	
18. Excess Land				%	
19. Condo.				%	
20.				%	
FRACT. ACRE		ACREAGE/SITES			
21. Homesite				%	
22. Baselot				%	
23.				%	
ACRES					
24. Homesite				%	
25. Baselot				%	
26. Secondary				%	
27. Frontage				%	
28. Rear 1				%	
29. Rear 2				%	
30. Rear 3				%	
31. Tillable	Total				
32. Pasture					
33. Orchard					

INFLUENCE CODES

1=Vacancy
2=Excess Frontage
3=Topography
4=Size/Shape
5=Access
6=Restrictions
7=Corner
8=Environment
9=Fractional Share

ACRES (cont.)
34. Softwood (F&O)
35. Mixed Wood (F&O)
36. Hardwood (F&O)
37. Softwood (T.G.)
38. Mixed Wood (T.G.)
39. Hardwood (T.G.)
40. Waste
41. Gravel Pit

SITE
42. Moho Site
43. Condo Site
44. Lot Improvements

TOWN OF WATERBORO, MAINE

BUILDING RECORD

MAP | LOT | ACCOUNT NO. 1216 | ADDRESS | CARD NO. | OF

BUILDING STYLE			
1. Conv.	6. Split Lev.		
2. Ranch	7. Contemp.		
3. R. Ranch	8. Log		
4. Cape	9. Other		
5. Garrison			
DWELLING UNITS			
OTHER UNITS			
STORIES			
1. One	4. 1 1/2		
2. Two	5. 1 3/4		
3. Three	6. 2 1/2		
EXTERIOR WALLS			
1. Clapboard	6. BR./Stone		
2. WD.SH.	7. Novelty		
3. Comp.	8. AL/Vinyl		
4. ASB/ASP	9. Other		
5. T1-11			
ROOF SURFACE			
1. Asphalt	4. Comp.		
2. Slate	5. Wood		
3. Metal	6. Other		
S/F MASONERY TRIM			
YEAR BUILT			
YEAR REMODELED			
FOUNDATION			
1. Conc.	4. Wood		
2. C Blk	5. Slab		
3. Br./Stone	6. Piers		
BASEMENT			
1. 1/4	3. 3/4	5 Crawl	
2. 1/2	4. Full	6. None	
BSMT GAR # CARS			
WET BASEMENT			
1. Dry	3. Wet		
2. Damp	9. None		

S/F BSMT LIVING		
FIN BSMT GRADE		
HEAT TYPE		
1. HW BB	6. Grav. WA	
2. HW Cl	7. Electric	
3. HW Radiant	8. Units	
4. Steam	9. No Heat	
5. FWA		%
COOL TYPE		
1. Central	9. None	
		%
KITCHEN STYLE		
1. Good	3. Old Style	
2. Typical	4. Obsolete	
BATH(S) STYLE		
1. Good	3. Old Style	
2. Typical	4. Obsolete	
# ROOMS		
# BEDROOMS		
#FULL BATHS		
# HALF BATHS		
# ADDN FIXTURES		
# FIREPLACES		
# HEARTHS		
LAYOUT		
1. Typical	2. In adeq.	
ATTIC		
1. 1/4 Fin	4. Full Fin.	
2. 1/2 Fin.	5. Fl/Stairs	
3. 3/4 Fin.	9. None	
INT COMP TO EXIT + = -		
INSPECTED BY		JLD
DATE INSPECTED		9-1-05

INSULATION		
1. Full	4. Minimal	
2. Heavy	9. None	
3. Capped		
UNFINISHED %		%
GRADE & FACTOR		
1. E	4. B	
2. D	5. A	
3. C	6. AA	
SQ. FOOTAGE		
CONDITION		
1. Poor	5. Avg +	
2. Fair	6. Good	
3. Avg -	7. V Good	
4 Avg.	8. Exc.	%
PHYS. % GOOD		%
FUNCT. % GOOD		%
FUNCT. CODE		
1. Incomp.	5. CDU	
2. Overbuilt	6. Style	
3. Delap.	7. Layout	
4. Small Size	8. Other	
	9. None	
ECON. % GOOD		%
ECON. CODE		
1. Location	3. Services	
2. Encroach	9. None	
ENTRANCE CODE		
1. Inspct.	3. Vacant	
2. Refused	5. Estim.	
3. Info Only		
INFO. CODE		
1. Owner	4. Agent	
2. Relative	5. Estimate	
3. Tenant	6. Other	
2. Refused	5. Estim.	

ADDITIONS, OUTBUILDINGS & IMPROVEMENTS

	TYPE	YEAR	UNITS	GRADE	COND	PERCENT GOOD Phys.	PERCENT GOOD Funct.
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%

NOTES:

CODES

1. 1S Fr.
2. 2S Fr.
3. 3S Fr.
4. 1 1/2S Fr.
5. 1 3/4S Fr.
6. 2 1/2S Fr.

Add 10 for Bsmt

21. OFP
22. EFP
23. Garage
24. Shed
25. Bay Window
26. Overhang
27. Unf. Bsmt
28. Unf. Attic
29. Fin. Attaic

Add 20 for 2 Story

61. Carport
62. Patio
63. Swimming Pool
64. Tennis Court
65. Stable w/loft
66. Greenhouse
67. Natatorium
68. Wood Deck
69. Jacuzzi

PHOTO