

MAP LOT

ACCOUNT NO. 4532 ADDRESS

TOWN OF WATERBORO, MAINE

CARD NO. OF

Unit 2nd

011-042-03A

COTE ANDRE N & SUSAN A

38 MEADOWBROOK DRIVE

011-042-03A

CYR RYAN B & TATUM A
38 MEADOWBROOK DRIVE
07/22/2004 \$178,900

PROPERTY DATA

NEIGHBORHOOD CODE 32

STREET CODE

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
- 3L

SECONDARY ZONE

TOPOGRAPHY

- 1. Level
 - 2. Rolling
 - 3. Above St.
 - 4. Below St.
 - 5. Low
 - 6. Swampy
 - 7. Steep
 - 8.
- 02

UTILITIES

- 1. All Public
 - 2. Public Water
 - 3. Public Sewer
 - 4. Drilled Well
 - 5. Dug Well
 - 6. Septic
 - 7. Cess Pool
 - 9. No Utilities
- 09

STREET

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

SALE DATA

DATE(MM/YY) --/1--

PRICE

SALE TYPE

- 1. Land
- 2. Land & Bldg.
- 3. Building Only
- 4. Mobile Home
- 5. Other

FINANCING

- 1. Conv.
- 2. FHAVA
- 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
19165	526	7/22/04	178,900 Unit 2nd

ASSESSMENT RECORD				
YEAR	LAND	BUILDINGS	EXEMPT	TOTAL
2006	25,400	82,700		108,100

LAND DATA

TYPE	EFFECTIVE		INFLUENCE		INFLUENCE CODES
	Frontage	Depth	Factor	Code	
FRONT FOOT					
11. Regular Lot				%	
12. Delta Triangle				%	
13. Nabra 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				%	
32. Pasture				%	
33. Orchard				%	
Total		1.25			

- 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

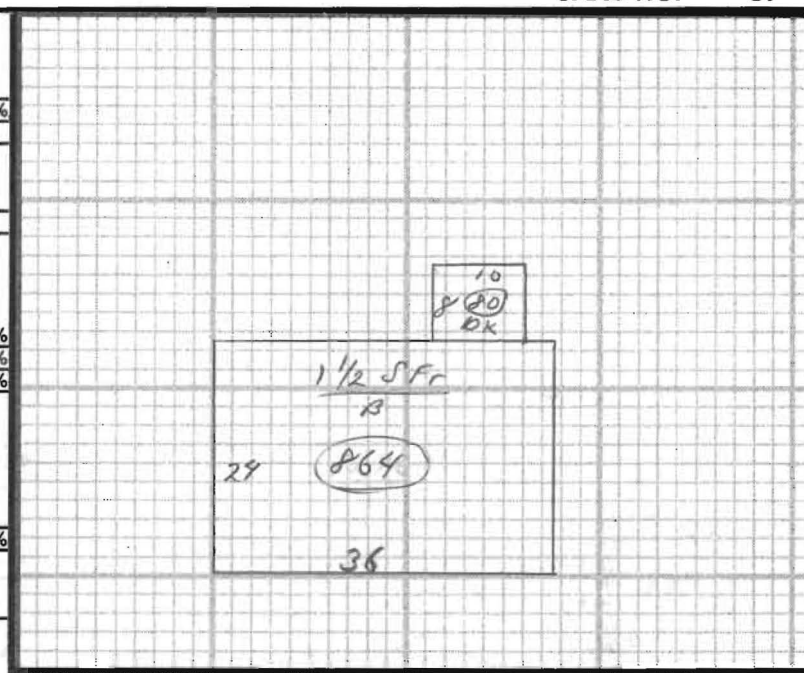
No./Date	Description	Date Insp.

NOTES: Property above street, rolling in front, level in rear.

BUILDING RECORD

MAP LOT ACCOUNT NO. 4530 ADDRESS CARD NO. OF

BUILDING STYLE		S/F BSMT LIVING	INSULATION	
1. Conv. 6. Split Lev.	4	FIN BSMT GRADE	1. Full 4. Minimal	
2. Ranch 7. Contemp.		8	2. Heavy 9. None	
3. R. Ranch 8. Log		1	HEAT TYPE	3. Capped
4. Cape 9. Other			UNFINISHED %	110
5. Garrison			GRADE & FACTOR	3
DWELLING UNITS		1	1. E 4. B	
OTHER UNITS		0	2. D 5. A	
STORIES		9	3. C 6. AA	
1. One 4. 1 1/2	4	COOL TYPE	SQ. FOOTAGE	
2. Two 5. 1 3/4		9	864	
3. Three 6. 2 1/2		CONDITION	8	
EXTERIOR WALLS		2	1. Poor 5. Avg +	
1. Clapboard 6. BR./Stone	8	KITCHEN STYLE	2. Fair 6. Good	
2. WD.SH. 7. Novelty		2	3. Avg. 7. V Good	
3. Comp. 8. AL/Vinyl		BATH(S) STYLE	2	4. Avg. 8. Exc.
4. ASB/ASP 9. Other		2	PHYS. % GOOD	%
5. T1-11		1	FUNCT. % GOOD	%
ROOF SURFACE		5	FUNCT. CODE	
1. Asphalt 4. Comp.	1	# ROOMS	1. Incomp. 5. CDU	
2. Slate 5. Wood		3	2. Overbuilt 6. Style	
3. Metal 6. Other		1	3. Delap. 7. Layout	
S/F MASONRY TRIM		1	4. Small Size 8. Other	
YEAR BUILT	2004	# ADDN FIXTURES	9. None	
YEAR REMODELED		# FIREPLACES	ECON. % GOOD	
FOUNDATION	1	# HEARTHES	ECON. CODE	
1. Conc. 4. Wood	1	LAYOUT	1. Location 3. Services	
2. C Blk 5. Slab		1	2. Encroach 9. None	
3. Br./Stone 6. Piers		ATTIC	ENTRANCE CODE	
BASEMENT		9	1. Inspt. 3. Vacant	
1. 1/4 3. 3/4 5. Crawl	4	1. 1/4 Fin 4. Full Fin.	2. Refused 5. Estim.	
2. 1/2 4. Full 6. None		3. 3/4 Fin. 9. None	3. Info Only	
BSMT GAR # CARS	0	INT COMP TO EXIT + - -	INFO. CODE	
WET BASEMENT		JLD	1. Owner 4. Agent	
1. Dry 3. Wet	1	DATE INSPECTED	2. Relative 5. Estimate	
2. Damp 9. None		8/14/05	3. Tenant 6. Other	
			2. Refused 5. Estim.	



ADDITIONS, OUTBUILDINGS & IMPROVEMENTS

TYPE	YEAR	UNITS	GRADE	COND	PERCENT GOOD		CODES
					Phys.	Funct.	
DWL	4	2004	1864	3.00	8	%	1. 1S Fr.
DK	68		80			%	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. OFF
						%	22. EFP
						%	23. Garage
						%	24. Shed
						%	25. Bay Window
						%	26. Overhang
						%	27. Unf. Bsmt
						%	28. Unf. Attic
						%	29. Fin. Attic
						%	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

NOTES: UNFINISHED 2ND FLOOR