MAP LOT ACCOUNT NO. 1977 ADDRESS TOWN OF WATERBORO, MAINE CARD NO. OF

028-011

SUNNYSIDE COTTAGES LLC

427 SOKOKIS TRAIL

(FRANK HEACOCK)

| No./Date | Description | Date Insp. |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |

NOTES: 6.23.07 TAG Spoke w/ Frank. NO CHANGES SINCE 1920's. IN TERMS of COTTAGES ON SPECIFIC LOTS. ONLY CHANGE WAS FOR HOUSE ON 17A & 17B

## PROPERTY DATA

| | |
|---|---|
| NEIGHBORHOOD CODE | |
| 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

**SECONDARY ZONE**

**TOPOGRAPHY**

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

**UTILITIES**

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

**STREET**

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

**SALE DATA**

DATE(MM/YY) __/__

PRICE

**SALE TYPE**

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

**FINANCING**

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

**VERIFIED**

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

**VALIDITY**

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

| BOOK | PAGE | DATE | CONSIDERATION |
|---|---|---|---|
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

## ASSESSMENT RECORD

| YEAR | LAND | BUILDINGS | EXEMPT | TOTAL |
|---|---|---|---|---|
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

## LAND DATA

176 60X160

| | 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 | | w/60'176 | | | |

**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. | ADDRESS | CARD NO. | OF

| | | | | | |
|---|---|---|---|---|---|
| **BUILDING STYLE** | | S/F BSMT LIVING | | INSULATION | |
| 1. Conv. 6. Split Lev. | | FIN BSMT GRADE | | 1. Full 4. Minimal | |
| 2. Ranch 7. Contemp. | | | | 2. Heavy 9. None | |
| 3. R. Ranch 8. Log | | HEAT TYPE | | 3. Capped | |
| 4. Cape 9. Other | | 1. HW BB 6. Grav. WA | | UNFINISHED % | % |
| 5. Garrison | | 2. HW CI 7. Electric | | GRADE & FACTOR | |
| DWELLING UNITS | | 3. HW Radiant 8. Units | | 1. E 4. B | |
| OTHER UNITS | | 4. Steam 9. No Heat | | 2. D 5. A | |
| STORIES | | 5. FWA % | | 3. C 6. AA | |
| 1. One 4. 1 1/2 | | COOL TYPE | | SQ. FOOTAGE | |
| 2. Two 5. 1 3/4 | | 1. Central 9. None | | CONDITION | |
| 3. Three 6. 2 1/2 | | % | | 1. Poor 5. Avg + | |
| EXTERIOR WALLS | | KITCHEN STYLE | | 2. Fair 6. Good | ____ |
| 1. Clapboard 6. BR./Stone | | 1. Good 3. Old Style | | 3. Avg - 7. V Good | |
| 2. WD.SH. 7. Novelty | | 2. Typical 4. Obsolete | | 4 Avg. 8. Exc. | % |
| 3. Comp. 8. AL/Vinyl | | BATH(S) STYLE | | PHYS. % GOOD | % |
| 4. ASB/ASP 9. Other | | 1. Good 3. Old Style | | FUNCT. % GOOD | % |
| 5. T1-11 | | 2. Typical 4. Obsolete | | FUNCT. CODE | |
| ROOF SURFACE | | # ROOMS | | 1. Incomp. 5. CDU | |
| 1. Asphalt 4. Comp. | | # BEDROOMS | | 2. Overbuilt 6. Style | |
| 2. Slate 5. Wood | | #FULL BATHS | | 3. Delap. 7. Layout | |
| 3. Metal 6. Other | | # HALF BATHS | | 4. Small Size 8. Other | |
| S/F MASONERY TRIM | | # ADDN FIXTURES | | 9. None | |
| YEAR BUILT | | # FIREPLACES | | ECON. % GOOD | % |
| YEAR REMODELED | | # HEARTHS | | ECON. CODE | |
| FOUNDATION | | LAYOUT | | 1. Location 3. Services | |
| 1. Conc. 4. Wood | | 1. Typical 2. In adeq. | | 2. Encroach 9. None | |
| 2. C Blk 5. Slab | | ATTIC | | ENTRANCE CODE | |
| 3. Br./Stone 6. Piers | | 1. 1/4 Fin 4. Full Fin. | | 1. Inspct. 3. Vacant | |
| BASEMENT | | 2. 1/2 Fin. 5. Fl/Stairs | | 2. Refused 5. Estim. | |
| 1. 1/4 3. 3/4 5 Crawl | | 3. 3/4 Fin. 9. None | | 3. Info Only | |
| 2. 1/2 4. Full 6. None | | INT COMP TO EXIT + = - | | INFO. CODE | |
| BSMT GAR # CARS | | INSPECTED BY | | 1. Owner 4. Agent | |
| WET BASEMENT | | | | 2. Relative 5. Estimate | |
| 1. Dry 3. Wet | | DATE INSPECTED | | 3. Tenant 6. Other | |
| 2. Damp 9. None | | | | 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