

CHAUVETTE DAVID A & DANIELLE M
222 STAR HILL RD
WATERBORO ME 04087

B16095P809 B16783P888 B17288P718

Previous Owner
CHAUVETTE, DAVID & DANIELLE
27 STAR HILL RD

WATERBORO ME 04097
Sale Date: 8/01/2016

Previous Owner
MEGGISON CHARLOTTE M TRUSTEE OF
THE CHARLOTTE M MEGGISON LIVING TRUST
158 O'ROAK ROAD
CORINTH ME 04427
Sale Date: 2/04/2014

Inspection Witnessed By:

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

Notes:
* sold land part rear (1.24 ac) FY15
16.0606 - changed acreage and ownership per deed research -ak
19.0806 - added 32x48 house, 30x30 attached garage -sb
20.0610 - removed incomplete, added 12x30 deck -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 64 STAR HILL RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	46,500	0	0	46,500		
1ST MORTGAGE 0			2013	46,500	0	0	46,500		
2ND MORTGAGE 0			2014	46,500	0	0	46,500		
Zone/Land Use 31 Agricultural/Residential			2015	44,700	0	0	44,700		
Secondary Zone			2016	48,600	0	0	48,600		
Topography 2 Rolling			2017	48,600	0	0	48,600		
1.Level 4.Below St 7.Steep			2018	48,600	0	0	48,600		
2.Rolling 5.Low 8.Wet			2019	48,600	0	0	48,600		
3.Above St 6.Swampy 9.Lev/Roll			2020	61,100	210,900	0	272,000		
Utilities 9 No Water/No Sewer			2021	67,300	220,200	24,500	263,000		
1.Public 4.Improve 7.Improve			2022	73,400	242,200	25,000	290,600		
2.Water 5.Improve 8.			2023	80,700	268,700	25,000	324,400		
3.Sewer 6.Improve 9.None			2024	90,500	301,700	25,000	367,200		
Street 3 Gravel			2025	112,200	389,600	25,000	476,800		
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 8/01/2016			15.Misc			%		5.Access or Rear	
Price						%		6.Restriction	
Sale Type 1 Land Only						%		7.Open Space	
1.Land 4.Mobile 7.			Square Foot	Square Feet				8.View/Environ	
2.L & B 5.Other 8.						%		9.Fract Share	
3.Building 6. 9.			16.Regular Lot			%		Acres	
Financing 1 Conventional			17.Secondary Lot			%		30.Rear (201+)	
1.Convent 4.Seller 7.			18.Excess Land			%		31.Tillable/Horti	
2.FHA/VA 5.Private 8.			19.Condominium			%		32.Pasture	
3.Assumed 6.Cash 9.Unknown			20.Pavement			%		33.Orchard	
Validity 2 Related Parties						%		34.Frontage	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreage/Sites				35.Triangular Lot	
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	2.00	70 %	6	36.Commercial	
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	24	10.00	100 %	0	37.Softwood	
Verified 1 Buyer			23.Non Conforming	25	8.14	100 %	0	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		20.14			46.Site Improve	

Waterboro

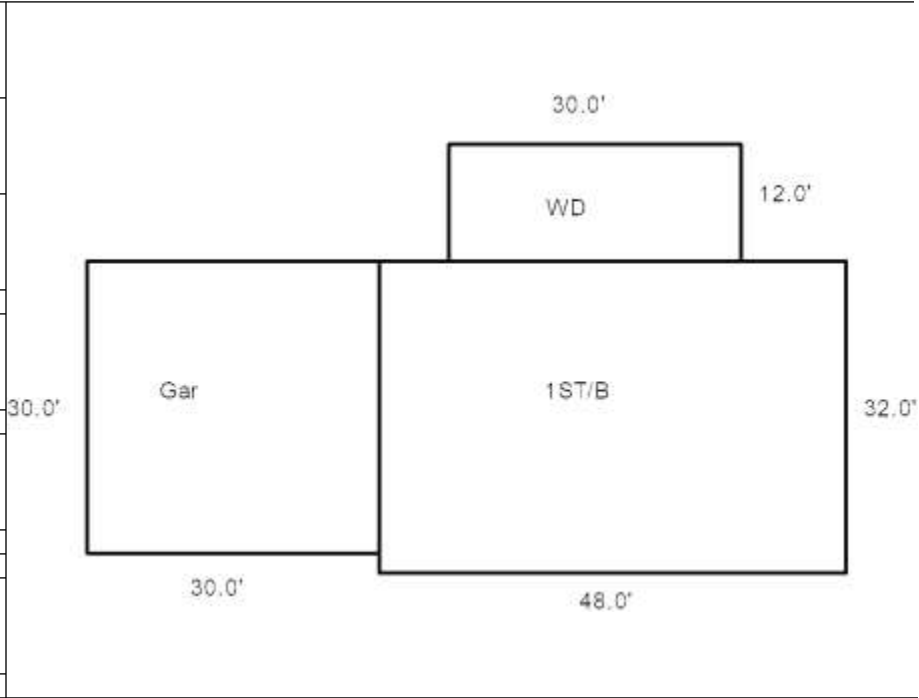
Map Lot 001-050

Account 73

Location 222 STAR HILL ROAD

Card 1 Of 1 9/25/2024

Building Style 2 Ranch 1.Conv 5.Garr/Col 9.Other 2.Ranch 6.Split 10.Mohome 3.R Ranch 7.Contemp/ 11.Condo 4.Cape 8.Log 12. Dwelling Units 1 Other Units 0 Stories 1 One Story 1.1 4.1.50 7.1.25 2.2 5.1.75 8. 3.3 6.2.50 9. Exterior Walls 8 Alumunum/Vinyl 0.Wood 4.Asb/Asph 8.Alum/Vin 1.Wood 5.T-111 9.Other 2.Wd Sh 6.Br/St 11. 3.Compos. 7.Nov 12. Roof Surface 1 Asphalt Shingles 1.Asphalt 4.Composit 7. 2.Slate 5.Wood 8. 3.Metal 6.Other 9. SF Masonry Trim 0 OPEN-3- 0 OPEN-4- 0 Year Built 2018 Year Remodeled 0 Foundation 1 Concrete 1.Concrete 4.Wood 7. 2.C Block 5.Slab 8. 3.Br/Stone 6.Prs/Post 9. Basement 4 Full Basement 1.1/4 Bmt 4.Full Bmt 7. 2.1/2 Bmt 5.None 8. 3.3/4 Bmt 6. 9.None Bsmt Gar # Cars 0 Wet Basement 0 1.Dry 4. 7. 2.Damp 5. 8. 3.Wet 6. 9.	SF Bsmt Living 0 Fin Bsmt Grade 0 0 OPEN 5 OPTIONAL 0 Heat Type 100% 1 Hot Water BB 1.HWBB 5.FWA 9.No Heat 2.HWCI 6.GravWA 10. 3.HWRAD 7.Electric 11. 4.Steam 8.F/WallM 12. Cool Type 0% 9 None 1.Refrig 4.W&C Air 7. 2.Evapor 5. 8. 3.H Pump 6. 9.None Kitchen Style 2 Typical 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None Bath(s) Style 2 Typical Bath(s) 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None # Rooms 5 # Bedrooms 3 # Full Baths 2 # Half Baths 1 # Addn Fixtures 0 # Fireplaces 0	Layout 1 Typical 1.Typical 4. 7. 2.Inadeq 5. 8. 3.Not func 6. 9. Attic 9 None 1.1/4 Fin 4.Full Fin 7.1/4 Unfi 2.1/2 Fin 5.FI/Stair 8. 3.3/4 Fin 6.1/2 Unfi 9.None Insulation 1 Full 1.Full 4.Minimal 7. 2.Heavy 5.Unk 8. 3.Capped 6. 9.None Unfinished % 0% Grade & Factor 4 Good 100% 1.E Grade 4.B Grade 7.AAA Grad 2.D Grade 5.A Grade 8. 3.C Grade 6.AA Grade 9.Same SQFT (Footprint) 1536 Condition 8 Excellent 1.Poor 4.Avg 7.V G 2.Fair 5.Avg+ 8.Exc 3.Avg- 6.Good 9.Same Phys. % Good 0% Funct. % Good 100% Functional Code 9 None 1.Incomp 4.Small 7.Layout 2.O-Built 5.CDU 8.Other 3.Damage 6.Style 9.None Econ. % Good 100% Economic Code None 0.None 3.Services 7. 1.Location 4.Traffic 8. 2.Encroach 9.None 9. Entrance Code 0 1.Interior 4.Vacant 7. 2.Refusal 5.Estimate 8. 3.Informed 6.Office 9.RS Information Code 0 1.Owner 4.Agent 7. 2.Relative 5.Estimate 8. 3.Tenant 6.Other 9.SNY
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Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	900	0 0	0	0 %	0 %		1.One Story Fram
68 Wood Deck	2019	360	0 0	0	0 %	0 %		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