

MOORE, JUDITH A
2 C & K LOOP
EAST WATERBORO ME 04030

B13485P236 B17790P620

Previous Owner
LACASSE DAWN LYNN
ATTN: JUDITH A MOORE
2 C & K LOOP
E WATERBORO ME 04030
Sale Date: 8/29/2018

Previous Owner
MECONDO LLC
C/O CHRISTOPHER D SCAICCA
118 PRESCOTT STREET
NORTH ANDOVER MA 01845
Sale Date: 6/23/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 45 MAIN ST E. VILL 202/4			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	30,000	73,000	10,000	93,000		
1ST MORTGAGE 0			2013	30,000	73,000	10,000	93,000		
2ND MORTGAGE 0			2014	30,000	73,000	10,000	93,000		
Zone/Land Use 11 Residential			2015	30,000	73,000	10,000	93,000		
Secondary Zone			2016	30,000	73,000	15,000	88,000		
Topography 1 Level			2017	30,000	73,000	15,000	88,000		
1.Level 4.Below St 7.Steep			2018	15,000	73,000	20,000	68,000		
2.Rolling 5.Low 8.Wet			2019	15,000	73,000	20,000	68,000		
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	73,000	0	88,000		
Utilities 9 No Water/No Sewer			2021	16,500	73,000	0	89,500		
1.Public 4.Improve 7.Improve			2022	18,000	80,300	0	98,300		
2.Water 5.Improve 8.			2023	19,800	89,100	0	108,900		
3.Sewer 6.Improve 9.None			2024	22,200	100,100	0	122,300		
Street 1 Paved			2025	25,000	150,800	0	175,800		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot	Type	Effective		Influence		Influence Codes
LAND USE 0			11.Ossipee WF		Frontage	Depth	Factor	Code	
BUILDING USE 0			12.Arrowhead WF				%		1.Unimproved
Sale Data			13.Waterfront				%		2.Excess Ftg /De
Sale Date 8/29/2018			14.Rear Land				%		3.Topography
Price 90,000			15.Misc				%		4.Size/Shape
Sale Type 2 Land & Buildings							%		5.Access or Rear
1.Land 4.Mobile 7.			Square Foot	Square Feet			%		6.Restriction
2.L & B 5.Other 8.			16.Regular Lot				%		7.Open Space
3.Building 6. 9.			17.Secondary Lot				%		8.View/Environ
Financing 9 Unknown			18.Excess Land				%		9.Fract Share
1.Convent 4.Seller 7.			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity 1 Arms Length Sale			Fract. Acre	Acreege/Sites			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	43	1.00	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming				%		35.Triangular Lot
Verified 5 Public Record			Acres				%		36.Commercial
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		38.Mixed Wood
3.Lender 6.MLS 9.			26.Excess				%		39.Hardwood
			27.Rear (1-100)				%		40.Wasteland
			28.Rear (101-150)				%		41.Gravel Pit (Ac
			29.Rear (151-200)				%		42.Mobile Home Si
			Total Acreage		0.00				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 005-033-002

Account 4555

Location 2 C & K LOOP

Card 1 Of 1 9/23/2024

Building Style	5 Garrison/Colonial		SF Bsmt Living	0		Layout	1 Typical	
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%	8 Floor/Wall Unit M	3.Not func	6.	9.
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	9 None	
Dwelling Units	1		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	2 Two Story		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	1 Full	
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	8 Aluminu/Vinyl		3.H Pump	6.	9.None	3.Capped	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	2 Typical		Unfinished %	0%	
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor	3 Average 80%	
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	1 Asphalt Shingles		Bath(s) Style	2 Typical Bath(s)		3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)	368	
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition	6 Good	
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim	0		# Rooms	4		2.Fair	5.Avg+	8.Exc
OPEN-3-	0		# Bedrooms	2		3.Avg-	6.Good	9.Same
OPEN-4-	0		# Full Baths	1		Phys. % Good	0%	
Year Built	1986		# Half Baths	0		Funct. % Good	100%	
Year Remodeled	2004		# Addn Fixtures	0		Functional Code	9 None	
Foundation	1 Concrete		# 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	4 Full Basement					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	1 Dry Basement					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	
46 2S Fr Overhang	0	16	0 0	0	0	0	%	
					%	%	%	
					%	%	%	
					%	%	%	
					%	%	%	
					%	%	%	
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