

FREEMAN RICHARD W  
FREEMAN, KRISTA L  
710 West Rd  
Waterboro ME 04087

B10145P206 B15831P886 B17463P873

Previous Owner  
HARRIMAN JAMES S  
ATTN: RICHARD & KRISTA FREEMAN  
710 WEST ROAD  
WATERBORO ME 04087  
Sale Date: 5/02/2017

Previous Owner  
HARRIMAN JAMES S & JANE M  
710 WEST ROAD

WATERBORO ME 04087  
Sale Date: 4/10/2007

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
16.1011 changed cond from 7 to 6, grade from 4/100 to 3/120- rk

Waterboro

Property Data			Assessment Record						
Neighborhood <b>70 WEST RD N</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	74,500	272,100	0	346,600		
1ST MORTGAGE <b>0</b>			2013	74,500	272,100	0	346,600		
2ND MORTGAGE <b>0</b>			2014	74,500	272,100	0	346,600		
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	74,500	272,100	0	346,600		
Secondary Zone			2016	62,600	272,100	0	334,700		
Topography <b>3 Above Street</b>			2017	62,600	272,100	0	334,700		
1.Level 4.Below St 7.Steep			2018	62,600	228,300	20,000	270,900		
2.Rolling 5.Low 8.Wet			2019	62,600	228,300	26,000	264,900		
3.Above St 6.Swampy 9.Lev/Roll			2020	62,600	229,600	26,000	266,200		
Utilities <b>9 No Water/No Sewer</b>			2021	68,800	229,600	30,380	268,020		
1.Public 4.Improve 7.Improve			2022	75,100	252,500	31,000	296,600		
2.Water 5.Improve 8.			2023	82,600	280,100	31,000	331,700		
3.Sewer 6.Improve 9.None			2024	92,600	314,500	31,000	376,100		
Street <b>1 Paved</b>			2025	110,400	420,800	31,000	500,200		
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
LAND USE <b>0</b>			11.Ossipee WF		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
BUILDING USE <b>0</b>			12.Arrowhead WF				%		1.Unimproved
<b>Sale Data</b>			13.Waterfront				%		2.Excess Ftg /De
Sale Date <b>5/02/2017</b>			14.Rear Land				%		3.Topography
Price <b>249,900</b>			15.Misc				%		4.Size/Shape
Sale Type <b>2 Land &amp; Buildings</b>							%		5.Access or Rear
1.Land 4.Mobile 7.							%		6.Restriction
2.L & B 5.Other 8.			<b>Square Foot</b>	<b>Square Feet</b>					7.Open Space
3.Building 6. 9.			16.Regular Lot				%		8.View/Environ
Financing <b>1 Conventional</b>			17.Secondary Lot				%		9.Fract Share
1.Convent 4.Seller 7.			18.Excess Land				%		<b>Acres</b>
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti
Validity <b>1 Arms Length Sale</b>							%		32.Pasture
1.Valid 4.Split 7.Renovate			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	2.00	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	26	3.20	100	%	0	35.Triangular Lot
Verified <b>5 Public Record</b>			23.Non Conforming				%		36.Commercial
1.Buyer 4.Agent 7.Family			<b>Acres</b>				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			24.Excess ( 5-10)				%		38.Mixed Wood
3.Lender 6.MLS 9.			25.Excess (10+)				%		39.Hardwood
			26.Excess				%		40.Wasteland
			27.Rear (1-100)				%		41.Gravel Pit (Ac
			28.Rear (101-150)				%		42.Mobile Home Si
			29.Rear (151-200)				%		43.Condo Site
			<b>Total Acreage 5.20</b>						44.Utility ROW
									45.Camp Lot
									46.Site Improve

## Waterboro

Map Lot 006-020-002

Account 564

Location 710 WEST ROAD

Card 1 Of 1 9/23/2024

Building Style	<b>4 Cape Cod</b>	SF Bsmt Living	0	Layout	<b>1 Typical</b>
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	<b>100%</b>	<b>1 Hot Water BB</b>
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units <b>1</b>		2.HWCI		6.GravWA	10.
Other Units <b>0</b>		3.HWRAD		7.Electric	11.
Stories		4.Steam		8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	<b>0%</b>	<b>9 None</b>
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls		3.H Pump		6.	9.None
<b>1 Wood Siding</b>		Kitchen Style		<b>1 Modern</b>	
0.Wood	4.Asb/Asph	8.Alum/Vin	1.Modern	4.Obsolete	7.
1.Wood	5.T-111	9.Other	2.Typical	5.	8.
2.Wd Sh	6.Br/St	11.	3.Old Type	6.	9.None
3.Compos.	7.Nov	12.	Bath(s) Style		<b>1 Modern Bath(s)</b>
Roof Surface		1.Modern		4.Obsolete	7.
1.Asphalt	4.Composit	7.	2.Typical	5.	8.
2.Slate	5.Wood	8.	3.Old Type	6.	9.None
3.Metal	6.Other	9.	# Rooms		<b>6</b>
SF Masonry Trim		# Bedrooms		<b>3</b>	
OPEN-3-	0		# Full Baths		<b>2</b>
OPEN-4-	0		# Half Baths		<b>0</b>
Year Built	<b>2002</b>		# Addn Fixtures		<b>0</b>
Year Remodeled	0		# Fireplaces		<b>0</b>
Foundation		1 Concrete		Functional Code	
1.Concrete	4.Wood	7.	1.Incomp		4.Small
2.C Block	5.Slab	8.	2.O-Built		5.CDU
3.Br/Stone	6.Prs/Post	9.	3.Damage		6.Style
Basement		4 Full Basement		Econ. % Good	
1.1/4 Bmt	4.Full Bmt	7.	1.None		3.Services
2.1/2 Bmt	5.None	8.	0.None		3.Services
3.3/4 Bmt	6.	9.None	1.Location		4.Traffic
Bsmt Gar # Cars		0		2.Encroach	
Wet Basement		1 Dry Basement		Entrance Code	
1.Dry	4.	7.	1.Interior		4.Vacant
2.Damp	5.	8.	2.Refusal		5.Estimate
3.Wet	6.	9.	3.Informed		6.Office
Date Inspected				Information Code	
				1.Owner	
				2.Relative	
				3.Tenant	



Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	304	0 0	0	0	0 %	0 %	1.One Story Fram
37 Unfin Basement	0	304	0 0	0	0	0 %	0 %	2.Two Story Fram
21 Open Frame	0	114	0 0	0	0	0 %	0 %	3.Three Story Fr
68 Wood Deck	0	266	0 0	0	0	0 %	0 %	4.1 & 1/2 Story
78 1.75 ST GARAGE	0	728	0 0	0	0	0 %	0 %	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

