Map Lot 006-024-003 Account 4907 Location 32 SHADY LANE Card 1 Of 1 8/31/2023

GARDNER JONATHAN M
32 SHADY LN
WATERBORO ME 04087 3255

B15007P112

Property Data

Neighborhood **70 WEST RD N**

Tree Growth Year **0**

1ST MORTGAGE **0**

2ND MORTGAGE **0**

Zone/Land Use **31 Agricultural/Residential**

Secondary Zone

Topography **2 Rolling**

1.Level 4.Below St 7.Steep
2.Rolling 5.Low 8.Wet
3.Above St 6.Swampy 9.Lev/Roll

Utilities

1.Public 4.Improve 7.Improve
2.Water 5.Improve 8.
3.Sewer 6.Improve 9.None

Street **3 Gravel**

1.Paved 4.Proposed 7.ROW
2.Semi Imp 5.Pvt 8.None
3.Gravel 6.Aband 9.TG PLAN

LAND USE **0**

BUILDING USE **0**

Sale Data

Sale Date

Price

Sale Type

1.Land 4.Mobile 7.
2.L & B 5.Other 8.
3.Building 6. 9.

Financing

1.Convent 4.Seller 7.
2.FHA/VA 5.Private 8.
3.Assumed 6.Cash 9.Unknown

Validity

1.Valid 4.Split 7.Renovate
2.Related 5.Partial 8.Other
3.Distress 6.Exempt 9.

Verified

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	65,300	138,100	0	203,400
2012	65,300	138,100	0	203,400
2013	65,300	138,100	10,000	193,400
2014	65,300	138,100	10,000	193,400
2015	65,300	138,100	10,000	193,400
2016	55,500	138,100	15,000	178,600
2017	55,500	138,100	15,000	178,600
2018	55,500	138,100	20,000	173,600
2019	55,500	138,100	20,000	173,600
2020	55,500	138,100	20,000	173,600
2021	61,000	138,100	24,500	174,600
2022	66,600	151,900	25,000	193,500
2023	73,300	168,500	25,000	216,800
2024	82,100	189,200	25,000	246,300

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.Ossipee WF				%	
12.Arrowhead WF				%	
13.Waterfront				%	
14.Rear Land				%	
15.Misc				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Pavement				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Homesite (Frac	21	3.00		90 %	3
22.Vacant Lot (Fr				%	
23.Non Conforming				%	
Acres				%	
24.Excess (5-10)				%	
25.Excess (10+)				%	
26.Excess				%	
27.Rear (1-100)				%	
28.Rear (101-150)				%	
29.Rear (151-200)				%	

Total Acreage 3.00

Influence Codes

1.Unimproved
2.Excess Ftg /De
3.Topography
4.Size/Shape
5.Access or Rear
6.Restriction
7.Open Space
8.View/Environ
9.Fract Share
Acres
30.Rear (201+)
31.Tillable/Horti
32.Pasture
33.Orchard
34.Frontage
35.Triangular Lot
36.Commercial
37.Softwood
38.Mixed Wood
39.Hardwood
40.Wasteland
41.Gravel Pit (Ac
42.Mobile Home Si
43.Condo Site
44.Utility ROW
45.Camp Lot
46.Site Improveme

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Waterboro

Waterboro

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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 **2008**		
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 **1 Dry Basement**		
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.Fl/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 **6**		
# Bedrooms **3**		
# Full Baths **2**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.Not func	6.	9.
Attic **0**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Unk	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 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) **1344**		
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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	384	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

1.One Story Fram
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