

LECLAIR AMY M
CORRIVEAU, SAMUEL D
463 MIDDLE ROAD
WATERBORO ME 04087

B8193P269 B17105P928

Previous Owner
CARTER PAUL G
463 MIDDLE ROAD

WATERBORO ME 04087
Sale Date: 9/29/2015

Inspection Witnessed By:

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

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 65 MIDDLE RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	94,600	152,600	10,000	237,200		
1ST MORTGAGE 0			2013	94,600	152,600	10,000	237,200		
2ND MORTGAGE 0			2014	94,600	152,600	10,000	237,200		
Zone/Land Use 33 Forest/Agricultural..			2015	94,600	152,600	10,000	237,200		
Secondary Zone			2016	79,000	152,600	0	231,600		
Topography 2 Rolling			2017	79,000	152,600	0	231,600		
1.Level 4.Below St 7.Steep			2018	79,000	152,600	0	231,600		
2.Rolling 5.Low 8.Wet			2019	79,000	152,600	0	231,600		
3.Above St 6.Swampy 9.Lev/Roll			2020	79,000	152,600	0	231,600		
Utilities 9 No Water/No Sewer			2021	86,900	152,600	0	239,500		
1.Public 4.Improve 7.Improve			2022	94,800	167,900	0	262,700		
2.Water 5.Improve 8.			2023	104,300	186,200	0	290,500		
3.Sewer 6.Improve 9.None			2024	116,900	209,100	0	326,000		
Street 1 Paved			2025	143,900	270,700	0	414,600		
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 9/29/2015			14.Rear Land				%		3.Topography
Price 182,500			15.Misc				%		4.Size/Shape
Sale Type 1 Land Only							%		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 1 Conventional			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	21	5.00	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	26	9.36	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming				%		35.Triangular Lot
Verified 1 Buyer			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		14.36				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

