

Map Lot 007-064

Account 706

Location 255 OLD ALFRED ROAD

Card 1 Of 1

9/23/2024

TOWN OF WATERBORO  
24 TOWN HOUSE ROAD  
EAST WATERBORO ME 04030

B15805P272

Previous Owner  
TOWN OF WATERBORO  
24 TOWNHOUSE ROAD

EAST WATERBORO ME 04030  
Sale Date: 1/29/2010

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood <b>48 OLD ALFRED RD</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	120,200	45,000	0	165,200		
1ST MORTGAGE <b>0</b>			2013	120,200	45,000	165,200	0		
2ND MORTGAGE <b>0</b>			2014	120,200	45,000	165,200	0		
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	120,200	45,000	165,200	0		
Secondary Zone			2016	93,900	50,100	144,000	0		
Topography <b>2 Rolling</b>			2017	93,900	50,100	144,000	0		
1.Level 4.Below St 7.Steep			2018	93,900	50,100	144,000	0		
2.Rolling 5.Low 8.Wet			2019	93,900	50,100	144,000	0		
3.Above St 6.Swampy 9.Lev/Roll			2020	93,900	50,100	144,000	0		
Utilities <b>9 No Water/No Sewer</b>			2021	103,300	50,100	153,400	0		
1.Public 4.Improve 7.Improve			2022	112,600	55,100	167,700	0		
2.Water 5.Improve 8.			2023	123,900	61,200	185,100	0		
3.Sewer 6.Improve 9.None			2024	138,900	68,700	207,600	0		
Street <b>1 Paved</b>			2025	143,000	80,500	223,500	0		
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			14.Rear Land				%		3.Topography
Price			15.Misc				%		4.Size/Shape
Sale Type							%		5.Access or Rear
1.Land 4.Mobile 7.			<b>Square Foot</b>	<b>Square Feet</b>					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			18.Excess Land				%		9.Fract Share
1.Convent 4.Seller 7.			19.Condominium				%		<b>Acres</b>
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	22	2.00	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	24	10.00	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming	25	2.00	100	%	0	35.Triangular Lot
Verified			<b>Acres</b>	26.Excess			%		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	27.Rear (1-100)			%		39.Hardwood
			27.Rear (1-100)	28.Rear (101-150)			%		40.Wasteland
			28.Rear (101-150)	29.Rear (151-200)			%		41.Gravel Pit (Ac
			29.Rear (151-200)	<b>Total Acreage</b>		14.00			42.Mobile Home Si
									43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 007-064

Account 706

Location 255 OLD ALFRED ROAD

Card 1

Of 1

9/23/2024

Building Style <b>0</b> 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.	SF Bsmt Living <b>0</b> Fin Bsmt Grade <b>0 0</b> OPEN 5 OPTIONAL <b>0</b> Heat Type <b>100% 0</b> 1.HWB 5.FWA 9.No Heat 2.HWCI 6.GravWA 10. 3.HWRAD 7.Electric 11. 4.Steam 8.F/WallM 12.	Layout <b>0</b> 1.Typical 4. 7. 2.Inadeq 5. 8. 3.Not func 6. 9.
Dwelling Units <b>0</b> Other Units <b>0</b> Stories <b>0</b> 1.1 4.1.50 7.1.25 2.2 5.1.75 8. 3.3 6.2.50 9.	Cool Type <b>0% 9 None</b> 1.Refrig 4.W&C Air 7. 2.Evapor 5. 8. 3.H Pump 6. 9.None	Attic <b>0</b> 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
Exterior Walls <b>0 Wood Siding</b> 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.	Kitchen Style <b>0</b> 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None	Insulation <b>0</b> 1.Full 4.Minimal 7. 2.Heavy 5.Unk 8. 3.Capped 6. 9.None
Roof Surface <b>0</b> 1.Asphalt 4.Composit 7. 2.Slate 5.Wood 8. 3.Metal 6.Other 9.	Bath(s) Style <b>0</b> 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None	Unfinished % <b>0%</b> Grade & Factor <b>0 0%</b> 1.E Grade 4.B Grade 7.AAA Grad 2.D Grade 5.A Grade 8. 3.C Grade 6.AA Grade 9.Same
SF Masonry Trim <b>0</b> OPEN-3- <b>0</b> OPEN-4- <b>0</b> Year Built <b>0</b> Year Remodeled <b>0</b> Foundation <b>0</b> 1.Concrete 4.Wood 7. 2.C Block 5.Slab 8. 3.Br/Stone 6.Prs/Post 9.	# Rooms <b>0</b> # Bedrooms <b>0</b> # Full Baths <b>0</b> # Half Baths <b>0</b> # Addn Fixtures <b>0</b> # Fireplaces <b>0</b>	SQFT (Footprint) <b>0</b> Condition <b>0</b> 1.Poor 4.Avg 7.V G 2.Fair 5.Avg+ 8.Exc 3.Avg- 6.Good 9.Same Phys. % Good <b>0%</b> Funct. % Good <b>100%</b> Functional Code <b>9 None</b> 1.Incomp 4.Small 7.Layout 2.O-Built 5.CDU 8.Other 3.Damage 6.Style 9.None Econ. % Good <b>100%</b> Economic Code <b>None</b> 0.None 3.Services 7. 1.Location 4.Traffic 8. 2.Encroach 9.None 9.
Basement <b>0</b> 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 <b>0</b> Wet Basement <b>0</b> 1.Dry 4. 7. 2.Damp 5. 8. 3.Wet 6. 9.		Entrance Code <b>0</b> 1.Interior 4.Vacant 7. 2.Refusal 5.Estimate 8. 3.Informed 6.Office 9.RS Information Code <b>0</b> 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
410 Equipment	0	1	3 100	4	90 %	100 %	
58 Gazebo/Screen	2013	280	3 100	4	0 %	100 %	
					%	%	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

