

BOVEN, GREGORY V  
BECK, ROBERT D  
50 MOUNT VERNON STREET  
BOSTON MA 02108

B14649P637 B18030P254

Previous Owner  
COOK JOHN P & LISA L  
1183 GORE ROAD

ALFRED ME 04002  
Sale Date: 8/26/2019

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
1/9/2019 - Original TG 1982 - mt

Waterboro

Property Data			Assessment Record						
Neighborhood <b>75 BLUEBERRY RD</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>2020</b>			2012	2,800	0	0	2,800		
1ST MORTGAGE <b>0</b>			2013	2,800	0	0	2,800		
2ND MORTGAGE <b>0</b>			2014	2,800	0	0	2,800		
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	2,800	0	0	2,800		
Secondary Zone <b>2</b>			2016	5,800	0	0	5,800		
Topography <b>9 Level &amp; Rolling</b>			2017	5,800	0	0	5,800		
1.Level 4.Below St 7.Steep			2018	6,200	0	0	6,200		
2.Rolling 5.Low 8.Wet			2019	6,600	0	0	6,600		
3.Above St 6.Swampy 9.Lev/Roll			2020	5,500	0	0	5,500		
Utilities <b>1 All Public</b>			2021	5,400	0	0	5,400		
1.Public 4.Improve 7.Improve			2022	5,800	0	0	5,800		
2.Water 5.Improve 8.			2023	5,800	0	0	5,800		
3.Sewer 6.Improve 9.None			2024	5,600	0	0	5,600		
Street <b>1 Paved</b>			2025	5,800	0	0	5,800		
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>					Frontage	Depth	Factor	Code	
BUILDING USE <b>0</b>			11.Ossipee WF			%		1.Unimproved	
<b>Sale Data</b>			12.Arrowhead WF			%		2.Excess Ftg /De	
Sale Date <b>8/26/2019</b>			13.Waterfront			%		3.Topography	
Price <b>67,000</b>			14.Rear Land			%		4.Size/Shape	
Sale Type <b>1 Land Only</b>			15.Misc			%		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.								7.Open Space	
3.Building 6. 9.							8.View/Environ		
Financing <b>9 Unknown</b>							9.Fract Share		
1.Convent 4.Seller 7.							<b>Acres</b>		
2.FHA/VA 5.Private 8.							30.Rear (201+)		
3.Assumed 6.Cash 9.Unknown							31.Tillable/Horti		
Validity <b>1 Arms Length Sale</b>							32.Pasture		
1.Valid 4.Split 7.Renovate							33.Orchard		
2.Related 5.Partial 8.Other							34.Frontage		
3.Distress 6.Exempt 9.							35.Triangular Lot		
Verified <b>5 Public Record</b>							36.Commercial		
1.Buyer 4.Agent 7.Family							37.Softwood		
2.Seller 5.Pub Rec 8.Other							38.Mixed Wood		
3.Lender 6.MLS 9.							39.Hardwood		
							40.Wasteland		
							41.Gravel Pit (Ac		
							42.Mobile Home Si		
							43.Condo Site		
							44.Utility ROW		
							45.Camp Lot		
							46.Site Improve		
			<b>Total Acreage</b>		13.00				

**Waterboro**

Map Lot 009-001T

Account 4375

Location BLUEBERRY ROAD

Card 1

Of 1

9/23/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv 5.Garr/Col 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Mohome	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp/ 11.Condo	Heat Type <b>100% 0</b>	3.Not func 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.1/4 Unfi
Other Units <b>0</b>	3.HWRAD 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	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 <b>0% 9 None</b>	Insulation <b>0</b>
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 <b>0 Wood Siding</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
0.Wood 4.Asb/Asph 8.Alum/Vin	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
1.Wood 5.T-111 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
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 <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3- <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	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 <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		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 <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
					%	%	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