

JOHNSON, CHRISTOPHER B
 JOHNSON, JUDITH
 1060 WEST RD
 WATERBORO ME 04087

B15093P46 B15483P914 B15990P492 B16570P297

Previous Owner
 THE PETTINGILL FAMILY TRUST
 MACLEAN PETTINGILL, JESSICA JO TRUSTEE
 935 MAIN STREET
 WATERBORO ME 04087
 Sale Date: 11/04/2019

Previous Owner
 PETTINGILL JAMES M & JESSICA J MACLEAN-PETTINGILL
 1060 WEST ROAD
 WATERBORO ME 04087
 Sale Date: 11/01/2019

Previous Owner
 SCICHILONE RAYMOND & CAROL
 C/O PETTINGILL CONSTRUCTION
 PO BOX 458
 WATERBORO ME 04087
 Sale Date: 4/05/2013

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
 19.1105 - removed 4.30 acres to create 009-020-009A (1.85 acres) and 009-020-009B (2.45 acres) -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 70 WEST RD N			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	68,700	0	0	68,700		
1ST MORTGAGE 0			2013	68,700	0	0	68,700		
2ND MORTGAGE 0			2014	68,700	0	0	68,700		
Zone/Land Use 31 Agricultural/Residential			2015	68,700	0	0	68,700		
Secondary Zone			2016	35,500	59,500	0	95,000		
Topography 2 Rolling			2017	35,500	59,500	0	95,000		
1.Level 4.Below St 7.Steep			2018	35,500	59,500	0	95,000		
2.Rolling 5.Low 8.Wet			2019	49,000	257,000	0	306,000		
3.Above St 6.Swampy 9.Lev/Roll			2020	49,000	257,000	0	306,000		
Utilities			2021	48,900	257,000	0	305,900		
1.Public 4.Improve 7.Improve			2022	53,300	282,700	25,000	311,000		
2.Water 5.Improve 8.			2023	58,700	313,600	25,000	347,300		
3.Sewer 6.Improve 9.None			2024	65,800	352,100	25,000	392,900		
Street 1 Paved			2025	80,400	456,100	25,000	511,500		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Aband 9.TG PLAN					Frontage	Depth	Factor	Code	
LAND USE 0			11.Ossipee WF			%		1.Unimproved	
BUILDING USE 0			12.Arrowhead WF			%		2.Excess Ftg /De	
Sale Data			13.Waterfront			%		3.Topography	
			14.Rear Land			%		4.Size/Shape	
Sale Date 11/04/2019			15.Misc			%		5.Access or Rear	
Price 295,000						%		6.Restriction	
Sale Type 2 Land & Buildings						%		7.Open Space	
1.Land 4.Mobile 7.			Square Foot	Square Feet				8.View/Environ	
2.L & B 5.Other 8.						%		9.Fract Share	
3.Building 6. 9.			16.Regular Lot			%		Acres	
Financing 9 Unknown			17.Secondary Lot			%		30.Rear (201+)	
1.Convent 4.Seller 7.			18.Excess Land			%		31.Tillable/Horti	
2.FHA/VA 5.Private 8.			19.Condominium			%		32.Pasture	
3.Assumed 6.Cash 9.Unknown			20.Pavement			%		33.Orchard	
Validity 1 Arms Length Sale						%		34.Frontage	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites				35.Triangular Lot	
2.Related 5.Partial 8.Other				21.Homesite (Frac	21	2.00	75 %	3	36.Commercial
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	26	0.03	100 %	0	37.Softwood	
Verified 5 Public Record			23.Non Conforming			%		38.Mixed Wood	
1.Buyer 4.Agent 7.Family			Acres			%		39.Hardwood	
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)			%		40.Wasteland	
3.Lender 6.MLS 9.			25.Excess (10+)			%		41.Gravel Pit (Ac	
			26.Excess			%		42.Mobile Home Si	
			27.Rear (1-100)			%		43.Condo Site	
			28.Rear (101-150)			%		44.Utility ROW	
			29.Rear (151-200)			%		45.Camp Lot	
			Total Acreage		2.03			46.Site Improve	

