

HENDERSON WILLIAM C
HENDERSON, SUSAN T
55 JOSEPH WAY
E WATERBORO ME 04030

B8074P179 B17228P706 B18958P365

Previous Owner
HENDERSON SUSAN
55 JOSEPH WAY

E WATERBORO ME 04030
Sale Date: 5/06/2016

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
23.1025 - combined 011-029-010 with this parcel
B18958/P365 - vw

Waterboro

Property Data			Assessment Record						
Neighborhood 37 ROBERTS RIDGE RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	54,400	167,500	10,000	211,900		
1ST MORTGAGE 0			2013	54,400	167,500	10,000	211,900		
2ND MORTGAGE 0			2014	54,400	167,500	10,000	211,900		
Zone/Land Use 31 Agricultural/Residential			2015	54,400	167,500	10,000	211,900		
Secondary Zone			2016	45,900	165,800	15,000	196,700		
Topography 2 Rolling			2017	45,900	165,800	15,000	196,700		
1.Level 4.Below St 7.Steep			2018	45,900	165,800	20,000	191,700		
2.Rolling 5.Low 8.Wet			2019	45,900	165,800	20,000	191,700		
3.Above St 6.Swampy 9.Lev/Roll			2020	45,900	166,500	20,000	192,400		
Utilities 9 No Water/No Sewer			2021	50,500	166,500	24,500	192,500		
1.Public 4.Improve 7.Improve			2022	55,100	183,200	25,000	213,300		
2.Water 5.Improve 8.			2023	60,600	203,200	25,000	238,800		
3.Sewer 6.Improve 9.None			2024	68,000	230,100	25,000	273,100		
Street 3 Gravel			2025	127,300	351,200	25,000	453,500		
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	
Sale Date 5/06/2016			14.Rear Land			%		4.Size/Shape	
Price			15.Misc			%		5.Access or Rear	
Sale Type 2 Land & Buildings						%		6.Restriction	
1.Land 4.Mobile 7.			Square Foot	Square Feet				7.Open Space	
2.L & B 5.Other 8.						%		8.View/Environ	
3.Building 6. 9.			16.Regular Lot			%		9.Fract Share	
Financing 1 Conventional			17.Secondary Lot			%		Acres	
1.Convent 4.Seller 7.			18.Excess Land			%		30.Rear (201+)	
2.FHA/VA 5.Private 8.			19.Condominium			%		31.Tillable/Horti	
3.Assumed 6.Cash 9.Unknown			20.Pavement			%		32.Pasture	
Validity 2 Related Parties						%		33.Orchard	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites				34.Frontage	
2.Related 5.Partial 8.Other				21.Homesite (Frac	21	2.00	100 %	0	35.Triangular Lot
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	24	8.03	100 %	0	36.Commercial	
Verified 5 Public Record			23.Non Conforming			%		37.Softwood	
1.Buyer 4.Agent 7.Family			Acres			%		38.Mixed Wood	
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)			%		39.Hardwood	
3.Lender 6.MLS 9.			25.Excess (10+)			%		40.Wasteland	
			26.Excess			%		41.Gravel Pit (Ac	
			27.Rear (1-100)			%		42.Mobile Home Si	
			28.Rear (101-150)			%		43.Condo Site	
			29.Rear (151-200)			%		44.Utility ROW	
			Total Acreage		10.03			45.Camp Lot	
								46.Site Improve	

Waterboro

Map Lot 011-029-009

Account 1213

Location 55 JOSEPH WAY

Card 1

Of 1

9/23/2024

Building Style	4 Cape Cod	SF Bsmt Living	0	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	0% 1 Hot Water BB	3.Not func
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units	1		2.HWCI	6.GravWA	10.
Other Units	0		3.HWRAD	7.Electric	11.
Stories	4 One & 1/2 Story		4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0% 9 None	Insulation
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls	8 Aluminum/Vinyl		3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	2 Typical	
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None
Roof Surface	1 Asphalt Shingles		Bath(s) Style	2 Typical Bath(s)	
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.
2.Slate	5.Wood	8.	2.Typical	5.	8.
3.Metal	6.Other	9.	3.Old Type	6.	9.None
SF Masonry Trim	0		# Rooms	5	
OPEN-3-	0		# Bedrooms	3	
OPEN-4-	0		# Full Baths	2	
Year Built	1999		# Half Baths	0	
Year Remodeled	0		# Addn Fixtures	0	
Foundation	1 Concrete		# Fireplaces	0	
1.Concrete	4.Wood	7.	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2e7d32; color: white; padding: 10px 20px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold; margin-right: 10px;">TRIO</div> </div>		
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	1				
Wet Basement	1 Dry Basement				
1.Dry	4.	7.			
2.Damp	5.	8.			
3.Wet	6.	9.			

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	48	0 0	0	0	0 %	
60 1.25 ST Gar	0	900	0 0	0	0	0 %	
133 STABLE	0	225	0 0	0	0	0 %	
24 Frame Shed	0	336	0 0	0	0	0 %	
68 Wood Deck	0	220	0 0	0	0	0 %	
65 Barn/Stable	2000	720	0 0	0	0	0 %	
24 Frame Shed	2000	180	0 0	0	0	0 %	
24 Frame Shed	2000	288	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

