

RHODES, LAURIE A  
RHODES, JANE L  
PO BOX 457  
N WATERBORO ME 04061

B18309P454 B18309P454 B18962P326

Previous Owner  
RHODES, GARY E  
RHODES, LAURIE A & JANE L  
17 HAPPY VALLEY LOOP  
NORTH WATERBORO ME 04061  
Sale Date: 2/18/2022

Previous Owner  
RHODES GARY E  
RHODES, LAURIE A  
PO BOX 457  
NORTH WATERBORO ME 04061  
Sale Date: 7/13/2020

Inspection Witnessed By:

| X        | Date        |
|----------|-------------|
| No./Date | Description |
|          | Date Insp.  |
|          |             |
|          |             |
|          |             |

Notes:  
5/16/17 - updated information from TG app dated 10/25/16,  
next due 10/25/26 SB

1/19/2019 - Original TG 1992 - mt

**Waterboro**

| Property Data                                    |  |  | Assessment Record    |                      |                  |              |                  |             |                        |
|--------------------------------------------------|--|--|----------------------|----------------------|------------------|--------------|------------------|-------------|------------------------|
| Neighborhood <b>86 CLARKS BRIDGE RD</b>          |  |  | Year                 | Land                 | Buildings        | Exempt       | Total            |             |                        |
| Tree Growth Year <b>2016</b>                     |  |  | 2012                 | 101,400              | 79,600           | 10,000       | 171,000          |             |                        |
| 1ST MORTGAGE <b>0</b>                            |  |  | 2013                 | 101,400              | 79,600           | 10,000       | 171,000          |             |                        |
| 2ND MORTGAGE <b>0</b>                            |  |  | 2014                 | 101,400              | 79,600           | 10,000       | 171,000          |             |                        |
| Zone/Land Use <b>31 Agricultural/Residential</b> |  |  | 2015                 | 101,400              | 79,600           | 10,000       | 171,000          |             |                        |
| Secondary Zone                                   |  |  | 2016                 | 89,000               | 79,600           | 15,000       | 153,600          |             |                        |
| Topography <b>1 Level</b>                        |  |  | 2017                 | 89,000               | 79,600           | 15,000       | 153,600          |             |                        |
| 1.Level 4.Below St 7.Steep                       |  |  | 2018                 | 76,000               | 79,600           | 20,000       | 135,600          |             |                        |
| 2.Rolling 5.Low 8.Wet                            |  |  | 2019                 | 76,300               | 79,600           | 20,000       | 135,900          |             |                        |
| 3.Above St 6.Swampy 9.Lev/Roll                   |  |  | 2020                 | 81,800               | 79,900           | 20,000       | 141,700          |             |                        |
| Utilities <b>9 No Water/No Sewer</b>             |  |  | 2021                 | 89,100               | 79,900           | 24,500       | 144,500          |             |                        |
| 1.Public 4.Improve 7.Improve                     |  |  | 2022                 | 96,500               | 87,900           | 25,000       | 159,400          |             |                        |
| 2.Water 5.Improve 8.                             |  |  | 2023                 | 105,200              | 97,500           | 25,000       | 177,700          |             |                        |
| 3.Sewer 6.Improve 9.None                         |  |  | 2024                 | 116,500              | 111,300          | 25,000       | 202,800          |             |                        |
| Street <b>1 Paved</b>                            |  |  | 2025                 | 141,100              | 155,200          | 25,000       | 271,300          |             |                        |
| 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 <b>2/18/2022</b>                       |  |  | 14.Rear Land         |                      |                  |              | %                |             | 3.Topography           |
| Price                                            |  |  | 15.Misc              |                      |                  |              | %                |             | 4.Size/Shape           |
| Sale Type <b>2 Land &amp; Buildings</b>          |  |  |                      |                      |                  |              | %                |             | 5.Access or Rear       |
| 1.Land 4.Mobile 7.                               |  |  |                      |                      |                  |              | %                |             | 6.Restriction          |
| 2.L & B 5.Other 8.                               |  |  | <b>Square Foot</b>   | <b>Square Feet</b>   |                  |              |                  |             | 7.Open Space           |
| 3.Building 6. 9.                                 |  |  | 16.Regular Lot       |                      |                  |              | %                |             | 8.View/Environ         |
| Financing <b>9 Unknown</b>                       |  |  | 17.Secondary Lot     |                      |                  |              | %                |             | 9.Fract Share          |
| 1.Convent 4.Seller 7.                            |  |  | 18.Excess Land       |                      |                  |              | %                |             | <b>Acres</b>           |
| 2.FHA/VA 5.Private 8.                            |  |  | 19.Condominium       |                      |                  |              | %                |             | 30.Rear (201+)         |
| 3.Assumed 6.Cash 9.Unknown                       |  |  | 20.Pavement          |                      |                  |              | %                |             | 31.Tillable/Horti      |
| Validity <b>2 Related Parties</b>                |  |  |                      |                      |                  |              | %                |             | 32.Pasture             |
| 1.Valid 4.Split 7.Renovate                       |  |  | <b>Fract. Acre</b>   | <b>Acreege/Sites</b> |                  |              |                  |             | 33.Orchard             |
| 2.Related 5.Partial 8.Other                      |  |  | 21.Homesite (Frac    | 21                   | 2.00             | 100          | %                | 0           | 34.Frontage            |
| 3.Distress 6.Exempt 9.                           |  |  | 22.Vacant Lot (Fr    | 38                   | 20.00            | 100          | %                | 0           | 35.Triangular Lot      |
| Verified <b>5 Public Record</b>                  |  |  | 23.Non Conforming    | 40                   | 24.00            | 100          | %                | 0           | 36.Commercial          |
| 1.Buyer 4.Agent 7.Family                         |  |  | <b>Acres</b>         | 24                   | 8.00             | 100          | %                | 0           | 37.Softwood            |
| 2.Seller 5.Pub Rec 8.Other                       |  |  | 24.Excess ( 5-10)    |                      |                  |              | %                |             | 38.Mixed Wood          |
| 3.Lender 6.MLS 9.                                |  |  | 25.Excess (10+)      |                      |                  |              | %                |             | 39.Hardwood            |
|                                                  |  |  | 26.Excess            |                      |                  |              | %                |             | 40.Wasteland           |
|                                                  |  |  | 27.Rear (1-100)      |                      |                  |              | %                |             | 41.Gravel Pit (Ac      |
|                                                  |  |  | 28.Rear (101-150)    |                      |                  |              | %                |             | 42.Mobile Home Si      |
|                                                  |  |  | 29.Rear (151-200)    |                      |                  |              | %                |             | 43.Condo Site          |
|                                                  |  |  | <b>Total Acreage</b> |                      | <b>54.00</b>     |              |                  |             | 44.Utility ROW         |
|                                                  |  |  |                      |                      |                  |              |                  |             | 45.Camp Lot            |
|                                                  |  |  |                      |                      |                  |              |                  |             | 46.Site Improve        |

