

GATH, PAULA J
COOK, JEFFREY T
22 MEMORY LANE
N WATERBORO ME 04061

B14339P413 B15192P944 B16127P95 B16286P819

Previous Owner
NORTHEAST TRADING CORPORATION
C/O PAULA J GATH & JEFFREY T COOK
35 SUMMER ST #27
NORTHFIELD NH 03276
Sale Date: 3/23/2012

Previous Owner
NICHOLS BETHANY L
C/O JEFFREY T COOK
22 MEMORY LN
N WATERBORO ME 04061
Sale Date: 7/14/2011

Previous Owner
DIXON WILLIAM G & SUSAN H
PO BOX 123 LAKEVIEW DRIVE
NORTH WATERBORO ME 04061
Sale Date: 6/26/2007

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Property Data				Assessment Record						
Neighborhood 38 SOKOKIS TRAIL RT5				Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0				2012	71,900	295,100	0	367,000		
1ST MORTGAGE 0				2013	71,900	264,300	0	336,200		
2ND MORTGAGE 0				2014	71,900	264,300	0	336,200		
Zone/Land Use 31 Agricultural/Residential				2015	71,900	264,300	0	336,200		
Secondary Zone				2016	60,700	264,300	0	325,000		
Topography 1 Level				2017	60,700	264,300	0	325,000		
1.Level 4.Below St 7.Steep				2018	60,700	264,300	0	325,000		
2.Rolling 5.Low 8.Wet				2019	60,700	264,300	0	325,000		
3.Above St 6.Swampy 9.Lev/Roll				2020	60,700	264,300	0	325,000		
Utilities 9 No Water/No Sewer				2021	66,800	264,300	0	331,100		
1.Public 4.Improve 7.Improve				2022	72,800	290,700	0	363,500		
2.Water 5.Improve 8.				2023	80,100	322,400	0	402,500		
3.Sewer 6.Improve 9.None				2024	89,800	362,000	0	451,800		
Street 1 Paved				2025	108,200	473,100	0	581,300		
1.Paved 4.Proposed 7.ROW				Land Data						
2.Semi Imp 5.Pvt 8.None										
3.Gravel 6.Aband 9.TG PLAN				Front Foot	Type	Effective		Influence		Influence Codes
LAND USE 0				11.Ossipee WF		Frontage	Depth	Factor	Code	
BUILDING USE 0				12.Arrowhead WF				%		1.Unimproved
Sale Data				13.Waterfront				%		2.Excess Ftg /De
				14.Rear Land				%		
Sale Date 3/23/2012				15.Misc				%		4.Size/Shape
Price 233,000								%		5.Access or Rear
Sale Type 2 Land & Buildings								%		6.Restriction
1.Land 4.Mobile 7.								%		7.Open Space
2.L & B 5.Other 8.				Square Foot	Square Feet					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 1 Arms Length Sale								%		33.Orchard
1.Valid 4.Split 7.Renovate				Fract. Acre	Acreege/Sites					34.Frontage
2.Related 5.Partial 8.Other				21.Homesite (Frac	21	1.84	100	%	5	35.Triangular Lot
3.Distress 6.Exempt 9.				22.Vacant Lot (Fr	26	1.88	100	%	0	36.Commercial
Verified 1 Buyer				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		3.72				

Waterboro

Map Lot 013-053-003

Account 1466

Location 22 MEMORY LANE

Card 1

Of 1

9/23/2024

Building Style 7	SF Bsmt Living 0	Layout 1 Typical
1.Conv 5.Garr/Col 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Mohome	OPEN 5 OPTIONAL 0	2.Inadeq 5. 8.
3.R Ranch 7.Contemp/ 11.Condo	Heat Type 100% 5 Force Warm Air	3.Not func 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.1/4 Unfi
Other Units 0	3.HWRAD 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories 5 One & 3/4 Story	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 0% 9 None	Insulation 1 Full
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 8 Alumunum/Vinyl	3.H Pump 6. 9.None	3.Capped 6. 9.None
0.Wood 4.Asb/Asph 8.Alum/Vin	Kitchen Style 2 Typical	Unfinished % 0%
1.Wood 5.T-111 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1610
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 8 Excellent
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2007	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 0
Wet Basement 1 Dry Basement		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 0
		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
79 2 STORY	0	784	0 0	0 0	0 %	0 %	
21 Open Frame	0	270	0 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

