

JENSEN, SAMANTHA
PO BOX 479
NORTH WATERBORO ME 04061

B17183P429 B18127P480 B19282P218

Previous Owner
OWEN, ALEXANDRIA G
3 DOLLYS WAY

NORTH WATERBORO ME 04061
Sale Date: 7/28/2023

Previous Owner
ANASTOSPOULOS, ARIEL K
10 PARK RD

WINDHAM ME 04062
Sale Date: 11/21/2019

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
16.0613 - NEW LOT FOR 2016 -AK
23.0411 - changed acres from 3.36 to 2.88 per Angela;
confirmed through plotted deed description (23.1116 vw) -sb

Waterboro

Property Data			Assessment Record																																																																																																																																																																																																												
Neighborhood 38 SOKOKIS TRAIL RT5			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																								
Tree Growth Year 0			2016	41,800	0	0	41,800																																																																																																																																																																																																								
1ST MORTGAGE 0			2017	41,800	0	0	41,800																																																																																																																																																																																																								
2ND MORTGAGE 0			2018	41,800	0	0	41,800																																																																																																																																																																																																								
Zone/Land Use 21 Village			2019	41,800	0	0	41,800																																																																																																																																																																																																								
Secondary Zone			2020	41,800	0	0	41,800																																																																																																																																																																																																								
Topography 1 Level 2 Rolling			2021	46,000	0	0	46,000																																																																																																																																																																																																								
1.Level 4.Below St 7.Steep			2022	50,200	0	0	50,200																																																																																																																																																																																																								
2.Rolling 5.Low 8.Wet			2023	55,200	0	0	55,200																																																																																																																																																																																																								
3.Above St 6.Swampy 9.Lev/Roll			2024	60,900	0	0	60,900																																																																																																																																																																																																								
Utilities 9 No Water/No Sewer			2025	74,700	0	0	74,700																																																																																																																																																																																																								
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2.Water 5.Improve 8.																																																																																																																																																																																																															
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LAND USE 0			<table border="1"> <thead> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr><td>11.Ossipee WF</td><td></td><td></td><td></td><td>%</td><td></td><td>1.Unimproved</td></tr> <tr><td>12.Arrowhead WF</td><td></td><td></td><td></td><td>%</td><td></td><td>2.Excess Ftg /De</td></tr> <tr><td>13.Waterfront</td><td></td><td></td><td></td><td>%</td><td></td><td>3.Topography</td></tr> <tr><td>14.Rear Land</td><td></td><td></td><td></td><td>%</td><td></td><td>4.Size/Shape</td></tr> <tr><td>15.Misc</td><td></td><td></td><td></td><td>%</td><td></td><td>5.Access or Rear</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>6.Restriction</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>7.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>8.View/Environ</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>9.Fract Share</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>Acres</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>30.Rear (201+)</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>31.Tillable/Horti</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>32.Pasture</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>33.Orchard</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>34.Frontage</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>35.Triangular Lot</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>36.Commercial</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>37.Softwood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>38.Mixed Wood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>39.Hardwood</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>40.Wasteland</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>41.Gravel Pit (Ac</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>42.Mobile Home Si</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>43.Condo Site</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>44.Utility ROW</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>45.Camp Lot</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>46.Site Improve</td></tr> </tbody> </table>					Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code	11.Ossipee WF				%		1.Unimproved	12.Arrowhead WF				%		2.Excess Ftg /De	13.Waterfront				%		3.Topography	14.Rear Land				%		4.Size/Shape	15.Misc				%		5.Access or Rear					%		6.Restriction					%		7.Open Space					%		8.View/Environ					%		9.Fract Share					%		Acres					%		30.Rear (201+)					%		31.Tillable/Horti					%		32.Pasture					%		33.Orchard					%		34.Frontage					%		35.Triangular Lot					%		36.Commercial					%		37.Softwood					%		38.Mixed Wood					%		39.Hardwood					%		40.Wasteland					%		41.Gravel Pit (Ac					%		42.Mobile Home Si					%		43.Condo Site					%		44.Utility ROW					%		45.Camp Lot					%		46.Site Improve
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2.Related 5.Partial 8.Other			21.Homesite (Frac																																																																																																																																																																																																												
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr																																																																																																																																																																																																												
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1.Buyer 4.Agent 7.Family			Acres																																																																																																																																																																																																												
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)																																																																																																																																																																																																												
3.Lender 6.MLS 9.			25.Excess (10+)																																																																																																																																																																																																												
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			27.Rear (1-100)																																																																																																																																																																																																												
			28.Rear (101-150)																																																																																																																																																																																																												
			29.Rear (151-200)																																																																																																																																																																																																												
			Total Acreage 2.88																																																																																																																																																																																																												

Waterboro

Map Lot 013-067-006


Account 5113

Location 19 FIREFLY LANE

Card 1

Of 1

9/23/2024

Building Style	SF Bsmt Living			Layout						
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade			1.Typical 4. 7.				
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL			2.Inadeq 5. 8.				
3.R Ranch	7.Contemp/	11.Condo	Heat Type			3.Not func 6. 9.				
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic				
Dwelling Units	2.HWCI			6.GravWA	10.	1.1/4 Fin 4.Full Fin 7.1/4 Unfi				
Other Units	3.HWRAD			7.Electric	11.	2.1/2 Fin 5.FI/Stair 8.				
Stories	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			Insulation				
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	3.H Pump			6.	9.None	3.Capped 6. 9.None				
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style			Unfinished %				
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor				
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	Bath(s) Style			3.C Grade 6.AA Grade 9.Same						
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)				
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition				
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G				
SF Masonry Trim	# Rooms			2.Fair 5.Avg+ 8.Exc						
OPEN-3-	# Bedrooms			3.Avg- 6.Good 9.Same						
OPEN-4-	# Full Baths			Phys. % Good						
Year Built	# Half Baths			Funct. % Good						
Year Remodeled	# Addn Fixtures			Functional Code						
Foundation	# Fireplaces			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			
Basement	Economic Code						0.None 3.Services 7.			
1.1/4 Bmt	4.Full Bmt	7.					1.Location 4.Traffic 8.			
2.1/2 Bmt	5.None	8.					2.Encroach 9.None 9.			
3.3/4 Bmt	6.	9.None					Entrance Code 0			
Bsmt Gar # Cars	1.Interior 4.Vacant 7.						2.Refusal 5.Estimate 8.			
Wet Basement	3.Informed 6.Office 9.RS						Information Code 0			
1.Dry	4.	7.					1.Owner 4.Agent 7.			
2.Damp	5.	8.	2.Relative 5.Estimate 8.							
3.Wet	6.	9.	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