

BREY SHANE
151 BROWN COVE ROAD
WINDHAM ME 04062

B14497P775

Previous Owner
LANGLAIS HILLARY P & JASON A
144 LORDS ROAD

NORTH WATERBORO ME 04061
Sale Date: 6/17/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood 17 LORDS RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	69,800	79,800	10,000	139,600		
1ST MORTGAGE 0			2013	69,800	79,800	0	149,600		
2ND MORTGAGE 0			2014	69,800	79,800	0	149,600		
Zone/Land Use 31 Agricultural/Residential			2015	69,800	79,800	0	149,600		
Secondary Zone			2016	59,300	76,500	0	135,800		
Topography 1 Level			2017	59,300	76,500	0	135,800		
1.Level 4.Below St 7.Steep			2018	59,300	76,500	0	135,800		
2.Rolling 5.Low 8.Wet			2019	59,300	76,500	0	135,800		
3.Above St 6.Swampy 9.Lev/Roll			2020	59,300	77,600	0	136,900		
Utilities 9 No Water/No Sewer			2021	65,300	77,600	0	142,900		
1.Public 4.Improve 7.Improve			2022	71,200	85,400	0	156,600		
2.Water 5.Improve 8.			2023	78,300	94,700	0	173,000		
3.Sewer 6.Improve 9.None			2024	87,800	106,300	0	194,100		
Street 1 Paved			2025	107,600	139,300	0	246,900		
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
Sale Date 6/17/2005			14.Rear Land				%		3.Topography
Price 149,900			15.Misc				%		4.Size/Shape
Sale Type 2 Land & Buildings							%		5.Access or Rear
1.Land 4.Mobile 7.			Square Foot		Square Feet				6.Restriction
2.L & B 5.Other 8.			16.Regular Lot				%		7.Open Space
3.Building 6. 9.			17.Secondary Lot				%		8.View/Environ
Financing 1 Conventional			18.Excess Land				%		9.Fract Share
1.Convent 4.Seller 7.			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity 1 Arms Length Sale			Fract. Acre		Acreege/Sites				32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	2.00	100	%	0	33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	24	0.16	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming				%		35.Triangular Lot
Verified 1 Buyer			Acres				%		36.Commercial
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		38.Mixed Wood
3.Lender 6.MLS 9.			26.Excess				%		39.Hardwood
			27.Rear (1-100)				%		40.Wasteland
			28.Rear (101-150)				%		41.Gravel Pit (Ac
			29.Rear (151-200)				%		42.Mobile Home Si
			Total Acreage		2.16				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 014-020-001


Account 4489

Location 144 LORDS ROAD

Card 1

Of 1

9/23/2024

Building Style	8 Log Home			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% 8 Floor/Wall Unit M			3.Not func	6.	9.				
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic 4 Full Finished						
Dwelling Units 1			2.HWCI			6.GravWA			1.1/4 Fin	4.Full Fin	7.1/4 Unfi			
Other Units 0			3.HWRAD			7.Electric			2.1/2 Fin	5.FI/Stair	8.			
Stories 1 One Story			4.Steam			8.FI/WallM			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 9 Other			3.H Pump			6.			3.Capped	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.		Unfinished % 0%						
2.Wd Sh	6.Br/St	11.		2.Typical	5.	8.		Grade & Factor 3 Average 100%						
3.Compos.	7.Nov	12.		3.Old Type	6.	9.None		1.E Grade	4.B Grade	7.AAA Grad				
Roof Surface 3 Metal			Bath(s) Style			2 Typical Bath(s)			2.D Grade	5.A Grade	8.			
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.		3.C Grade	6.AA Grade	9.Same				
2.Slate	5.Wood	8.		2.Typical	5.	8.		SQFT (Footprint) 280						
3.Metal	6.Other	9.		3.Old Type	6.	9.None		Condition 4 Average						
SF Masonry Trim 0			# Rooms			4			1.Poor	4.Avg	7.V G			
OPEN-3- 0			# Bedrooms			1			2.Fair	5.Avg+	8.Exc			
OPEN-4- 0			# Full Baths			1			3.Avg-	6.Good	9.Same			
Year Built 2004			# Half Baths			0			Phys. % Good 0%					
Year Remodeled 0			# Addn Fixtures			0			Funct. % Good 100%					
Foundation 1 Concrete			# Fireplaces			0			Functional Code 9 None					
1.Concrete	4.Wood	7.					1.Incomp			4.Small	7.Layout			
2.C Block	5.Slab	8.					2.O-Built			5.CDU	8.Other			
3.Br/Stone	6.Prs/Post	9.					3.Damage			6.Style	9.None			
Basement 5 Crawl Space			Econ. % Good 100%				Economic Code None			0.None				
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			1.Interior				
Bsmt Gar # Cars 0			1.Owner				4.Agent			7.				
Wet Basement 1 Dry Basement			2.Relative				5.Estimate			8.				
1.Dry	4.	7.					3.Tenant			6.Other			9.SNY	
2.Damp	5.	8.												
3.Wet	6.	9.												

Date Inspected 6/29/2022

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	320	0 0	0	0	% 0	%	1.One Story Fram
68 Wood Deck	0	308	0 0	0	0	% 0	%	2.Two Story Fram
134 SHOP	0	240	0 0	0	0	% 0	%	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

