

KOOB GARY C  
KOOB, LOIS A  
24 PEARL ST  
WATERBORO ME 04087

B7453P42 B15222P287 B15332P381 B15423P46

Previous Owner  
DEUTSCHE BANK NATIONAL TRUST CO  
6501 IRVINE CENTER DRIVE

IRVINE CA 92618  
Sale Date: 5/27/2008

Previous Owner  
HARDY EDWARD H II & RHONDA P  
24 PEARL ST

WATERBORO ME 04087  
Sale Date: 1/08/2008

Previous Owner  
LEMIEUX NORMAN & CARMEN  
24 PEARL STREET

WATERBORO ME 04087  
Sale Date: 12/22/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Property Data			Assessment Record						
Neighborhood <b>50 MAIN ST SO. VILL 202/4</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	60,100	96,900	10,000	147,000		
1ST MORTGAGE <b>0</b>			2013	60,100	96,900	10,000	147,000		
2ND MORTGAGE <b>0</b>			2014	43,600	72,700	10,000	106,300		
Zone/Land Use <b>21 Village</b>			2015	43,600	72,700	10,000	106,300		
Secondary Zone			2016	37,100	72,700	15,000	94,800		
Topography <b>1 Level</b>			2017	37,100	72,700	15,000	94,800		
1.Level 4.Below St 7.Steep			2018	37,100	72,700	20,000	89,800		
2.Rolling 5.Low 8.Wet			2019	37,100	72,700	20,000	89,800		
3.Above St 6.Swampy 9.Lev/Roll			2020	37,100	72,700	20,000	89,800		
Utilities <b>2 Public Water</b>			2021	40,800	72,700	24,500	89,000		
1.Public 4.Improve 7.Improve			2022	44,500	79,900	25,000	99,400		
2.Water 5.Improve 8.			2023	48,900	88,700	25,000	112,600		
3.Sewer 6.Improve 9.None			2024	54,900	99,600	25,000	129,500		
Street <b>1 Paved</b>			2025	67,100	131,700	25,000	173,800		
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>						
2.Semi Imp 5.Pvt 8.None			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Aband 9.TG PLAN					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
LAND USE <b>0</b>			11.Ossipee WF				%		1.Unimproved
BUILDING USE <b>0</b>			12.Arrowhead WF				%		2.Excess Ftg /De
<b>Sale Data</b>			13.Waterfront				%		3.Topography
Sale Date <b>5/27/2008</b>			14.Rear Land				%		4.Size/Shape
Price <b>74,500</b>			15.Misc				%		5.Access or Rear
Sale Type <b>2 Land &amp; Buildings</b>							%		6.Restriction
1.Land 4.Mobile 7.			<b>Square Foot</b>	<b>Square Feet</b>					7.Open Space
2.L & B 5.Other 8.			16.Regular Lot				%		8.View/Environ
3.Building 6. 9.			17.Secondary Lot				%		9.Fract Share
Financing <b>1 Conventional</b>			18.Excess Land				%		<b>Acres</b>
1.Convent 4.Seller 7.			19.Condominium				%		30.Rear (201+)
2.FHA/VA 5.Private 8.			20.Pavement				%		31.Tillable/Horti
3.Assumed 6.Cash 9.Unknown							%		32.Pasture
Validity <b>1 Arms Length Sale</b>			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					33.Orchard
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	0.20	150	%	0	34.Frontage
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		35.Triangular Lot
3.Distress 6.Exempt 9.			23.Non Conforming				%		36.Commercial
Verified <b>1 Buyer</b>			<b>Acres</b>				%		37.Softwood
1.Buyer 4.Agent 7.Family			24.Excess ( 5-10)				%		38.Mixed Wood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		39.Hardwood
3.Lender 6.MLS 9.			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>0.20</b>				44.Utility ROW
									45.Camp Lot
									46.Site Improve

# Waterboro

Map Lot 019-047

Account 1739

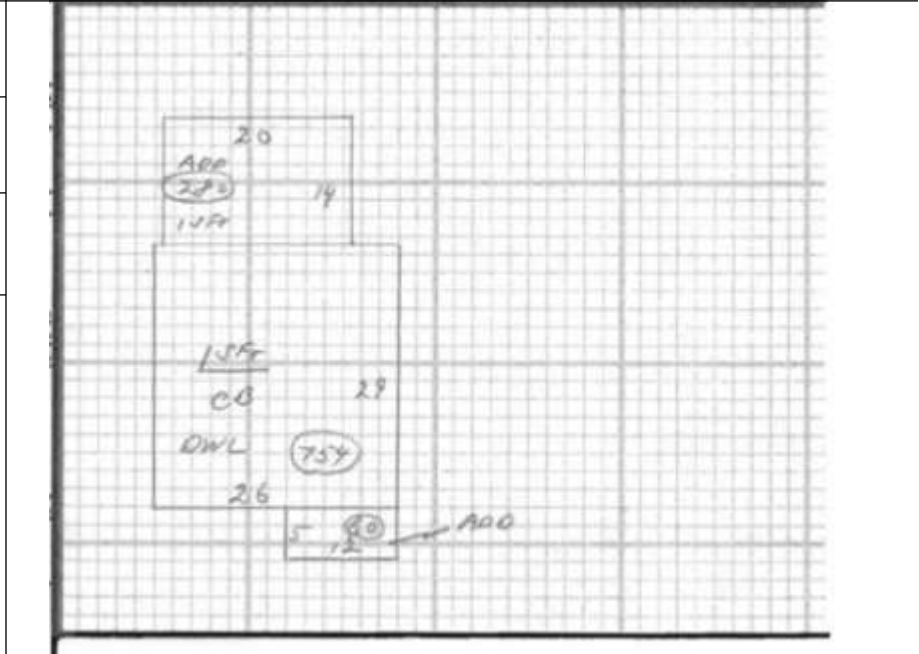
Location 24 PEARL STREET

Card 1

Of 1

9/23/2024

Building Style	<b>2 Ranch</b>	SF Bsmt Living	0	Layout	<b>1 Typical</b>
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL		0
3.R Ranch	7.Contemp/	11.Condo	Heat Type	<b>100%</b>	<b>1 Hot Water BB</b>
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units			2.HWCI	6.GravWA	10.
Other Units			3.HWRAD	7.Electric	11.
Stories			4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	<b>0%</b>	<b>9 None</b>
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			3.H Pump	6.	9.None
<b>8 Aluminum/Vinyl</b>			Kitchen Style	<b>2 Typical</b>	
0.Wood	4.Asb/Asph	8.Alum/Vin	1.Modern	4.Obsolete	7.
1.Wood	5.T-111	9.Other	2.Typical	5.	8.
2.Wd Sh	6.Br/St	11.	3.Old Type	6.	9.None
3.Compos.	7.Nov	12.	Bath(s) Style	<b>2 Typical Bath(s)</b>	
Roof Surface			1.Modern	4.Obsolete	7.
<b>1 Asphalt Shingles</b>			2.Typical	5.	8.
1.Asphalt	4.Composit	7.	3.Old Type	6.	9.None
2.Slate	5.Wood	8.	# Rooms	<b>4</b>	
3.Metal	6.Other	9.	# Bedrooms	<b>2</b>	
SF Masonry Trim			# Full Baths	<b>1</b>	
0			# Half Baths	<b>0</b>	
OPEN-3-			# Addn Fixtures	<b>0</b>	
0			# Fireplaces	<b>0</b>	
OPEN-4-			Year Built		
0			<b>1948</b>		
Year Remodeled			Year Remodeled		
0			0		
Foundation			<b>2 Concrete Block</b>		
1.Concrete	4.Wood	7.	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #008080; color: white; padding: 10px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold;">TRIO</div> </div>		
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement					
<b>4 Full Basement</b>					
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					
0					
Wet Basement					
<b>1 Dry Basement</b>					
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	
1 One Story Frame	0	60	0 0	0	0	% 0	%	1.One Story Fram
1 One Story Frame	0	280	0 0	0	0	% 0	%	2.Two Story Fram
23 Frame Garage	1986	840	3 100	4	80	% 100	%	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