

DYER RANDALL D
DYER, DOLORES A
43 LEDGEWOOD DRIVE
HOLLIS ME 04042

B5310P45

Property Data			Assessment Record						
Neighborhood 50 MAIN ST SO. VILL 202/4			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	46,200	24,700	0	70,900		
1ST MORTGAGE 0			2013	46,200	2,000	0	48,200		
2ND MORTGAGE 0			2014	46,200	2,000	0	48,200		
Zone/Land Use 21 Village			2015	46,200	2,000	0	48,200		
Secondary Zone			2016	39,200	1,000	0	40,200		
Topography 1 Level			2018	39,200	1,800	0	41,000		
1.Level 4.Below St 7.Steep			2019	39,200	1,800	0	41,000		
2.Rolling 5.Low 8.Wet			2020	39,200	1,000	0	40,200		
3.Above St 6.Swampy 9.Lev/Roll			2021	43,100	1,800	0	44,900		
Utilities 2 Public Water			2022	47,100	2,000	0	49,100		
1.Public 4.Improve 7.Improve			2023	51,800	2,200	0	54,000		
2.Water 5.Improve 8.			2024	58,000	2,700	0	60,700		
3.Sewer 6.Improve 9.None			2025	70,900	5,400	0	76,300		
Street 1 Paved			Land Data						
1.Paved 4.Proposed 7.ROW			Front Foot	Type	Effective		Influence		Influence Codes
2.Semi Imp 5.Pvt 8.None					Frontage	Depth	Factor	Code	
3.Gravel 6.Aband 9.TG PLAN						%			
LAND USE 0				11.Ossipee WF			%	1.Unimproved	
BUILDING USE 0				12.Arrowhead WF			%	2.Excess Ftg /De	
Sale Data			13.Waterfront			%	3.Topography		
Sale Date			14.Rear Land			%	4.Size/Shape		
Price			15.Misc			%	5.Access or Rear		
Sale Type						%	6.Restriction		
1.Land 4.Mobile 7.			Square Foot	Square Feet			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			18.Excess Land			%	Acres		
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			Fract. Acre	Acreege/Sites			33.Orchard		
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	21	0.50	100 %	34.Frontage		
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr	26	0.14	100 %	35.Triangular Lot		
3.Distress 6.Exempt 9.			23.Non Conforming			%	36.Commercial		
Verified			Acres			%	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		
			Total Acreage		0.64		44.Utility ROW		
							45.Camp Lot		
							46.Site Improve		

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Map Lot 021-009

Account 1822

Location 878 MAIN STREET

Card 1

Of 1

9/23/2024

Building Style 0	SF Bsmt Living 0	Layout 0
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% 0	3.Not func 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 0
Dwelling Units 0	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 0	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 0
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 0 Wood Siding	3.H Pump 6. 9.None	3.Capped 6. 9.None
0.Wood 4.Asb/Asph 8.Alum/Vin	Kitchen Style 0	Unfinished % 0%
1.Wood 5.T-111 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 0 0%
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 0	Bath(s) Style 0	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) 0
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 0
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 0	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 0	# 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 0		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 0		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	
103 MH CONC. SLAB	0	798	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

