

MORONEY, MELODIE C. REVOCABLE TRUST 1/2
MORONEY, JOHN J., REVOCABLE TRUST 1/2
C/O MELODIE & JOHN MORONEY, TRUSTEES
YORK HARBOR ME 03911

B1521P142 B17815P730 B17815P732

Previous Owner
MORONEY, MELODIE C.
127 S. DUNTON AVENUE

ARLINGTON HEIGHTS IL 60005
Sale Date: 10/01/2018

Previous Owner
COOLMAN RINA
C/O MELODIE MORONEY
1550 BANBURY RD
INVERNESS IL 60067
Sale Date: 10/01/2018

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Property Data			Assessment Record						
Neighborhood	80 MIDDLE BRANCH POND A		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	107,400	128,400	0	235,800		
1ST MORTGAGE	0		2013	107,400	128,400	0	235,800		
2ND MORTGAGE	0		2014	107,400	128,400	0	235,800		
Zone/Land Use	48 Shoreland		2015	107,400	128,400	0	235,800		
Secondary Zone	31		2016	102,100	128,400	0	230,500		
2017	102,100	128,400	0	230,500					
Topography	2 Rolling		2018	102,100	128,400	0	230,500		
1.Level	4.Below St	7.Steep	2019	102,100	128,400	0	230,500		
2.Rolling	5.Low	8.Wet	2020	102,100	129,800	0	231,900		
3.Above St	6.Swampy	9.Lev/Roll	2021	112,300	129,800	0	242,100		
Utilities	9 No Water/No Sewer		2022	122,500	142,800	0	265,300		
1.Public	4.Improve	7.Improve	2023	134,700	158,400	0	293,100		
2.Water	5.Improve	8.	2024	151,000	178,200	0	329,200		
3.Sewer	6.Improve	9.None	2025	164,300	218,400	0	382,700		
Street	3 Gravel		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	11.Ossipee WF	12	095	177	100 %	0	1.Unimproved
LAND USE	0		12.Arrowhead WF				%		2.Excess Ftg /De
BUILDING USE	0		13.Waterfront				%		3.Topography
Sale Data			14.Rear Land				%		4.Size/Shape
Sale Date	10/01/2018		15.Misc				%		5.Access or Rear
Price							%		6.Restriction
Sale Type	2 Land & Buildings						%		7.Open Space
1.Land	4.Mobile	7.	Square Foot		Square Feet				8.View/Environ
2.L & B	5.Other	8.	16.Regular Lot				%		9.Fract Share
3.Building	6.	9.	17.Secondary Lot				%		Acres
Financing	9 Unknown		18.Excess Land				%		30.Rear (201+)
1.Convent	4.Seller	7.	19.Condominium				%		31.Tillable/Horti
2.FHA/VA	5.Private	8.	20.Pavement				%		32.Pasture
3.Assumed	6.Cash	9.Unknown					%		33.Orchard
Validity	2 Related Parties						%		34.Frontage
1.Valid	4.Split	7.Renovate	Fract. Acre				%		35.Triangular Lot
2.Related	5.Partial	8.Other	21.Homesite (Frac				%		36.Commercial
3.Distress	6.Exempt	9.	22.Vacant Lot (Fr				%		37.Softwood
Verified	5 Public Record		23.Non Conforming				%		38.Mixed Wood
1.Buyer	4.Agent	7.Family	Acres				%		39.Hardwood
2.Seller	5.Pub Rec	8.Other	24.Excess (5-10)				%		40.Wasteland
3.Lender	6.MLS	9.	25.Excess (10+)				%		41.Gravel Pit (Ac
			26.Excess				%		42.Mobile Home Si
			27.Rear (1-100)				%		43.Condo Site
			28.Rear (101-150)				%		44.Utility ROW
			29.Rear (151-200)				%		45.Camp Lot
			Total Acreage		0.19				46.Site Improve


Waterboro

Map Lot 024-030

Account 1919

Location 16 CARLE LANE

Card 1 Of 1 9/23/2024

Building Style	4 Cape Cod	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% 1 Hot Water BB	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 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		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		3.H Pump	6. 9.None	3.Capped	6. 9.None				
9 Other		Kitchen Style		Unfinished % 0%					
0.Wood	4.Asb/Asph 8.Alum/Vin	1.Modern	4.Obsolete 7.	Grade & Factor 3 Average 100%					
1.Wood	5.T-111 9.Other	2.Typical	5. 8.	1.E Grade	4.B Grade 7.AAA Grad				
2.Wd Sh	6.Br/St 11.	3.Old Type	6. 9.None	2.D Grade	5.A Grade 8.				
3.Compos.	7.Nov 12.	Bath(s) Style		3.C Grade	6.AA Grade 9.Same				
Roof Surface 1 Asphalt Shingles		1.Modern	4.Obsolete 7.	SQFT (Footprint) 912					
1.Asphalt	4.Composit 7.	2.Typical	5. 8.	Condition 5 Above Average					
2.Slate	5.Wood 8.	3.Old Type	6. 9.None	1.Poor	4.Avg 7.V G				
3.Metal	6.Other 9.	# Rooms		2.Fair	5.Avg+ 8.Exc				
SF Masonry Trim 0		# Bedrooms		3.Avg-	6.Good 9.Same				
OPEN-3- 0		# Full Baths		Phys. % Good 0%					
OPEN-4- 0		# Half Baths		Funct. % Good 100%					
Year Built 1970		# Addn Fixtures		Functional Code 9 None					
Year Remodeled 0		# Fireplaces		1.Incomp	4.Small 7.Layout				
Foundation 1 Concrete									
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 5 Crawl Space						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	
68 Wood Deck	0	368	0 0	0	0	% 0	%	1.One Story Fram
225 SUN ROOM (NO	0	288	0 0	0	0	% 0	%	2.Two Story Fram
24 Frame Shed	0	60	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

