

BLACKBURN DANA & DIANNE R
 BLACKBURN THOMAS J & CHARITY R
 PO BOX 356
 E WATERBORO ME 04030
 B8795P39 B17530P789 B17530P791

Previous Owner
 BLACKBURN DANA & DIANNE R.
 P O BOX 356
 EAST WATERBORO ME 04030
 Sale Date: 8/04/2006

Property Data			Assessment Record				
Neighborhood 22 WEST SHORE RD			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2012	71,700	226,000	10,000	287,700
1ST MORTGAGE 0			2013	71,700	226,000	10,000	287,700
2ND MORTGAGE 0			2014	71,700	226,000	10,000	287,700
Zone/Land Use 31 Agricultural/Residential			2015	71,700	226,000	10,000	287,700
Secondary Zone 31			2016	60,600	223,700	15,000	269,300
Topography 2 Rolling			2017	60,600	223,700	15,000	269,300
1.Level 4.Below St 7.Steep			2018	60,600	223,700	20,000	264,300
2.Rolling 5.Low 8.Wet			2019	60,600	223,700	20,000	264,300
3.Above St 6.Swampy 9.Lev/Roll			2020	60,600	224,700	20,000	265,300
Utilities 9 No Water/No Sewer			2021	66,700	224,700	24,500	266,900
1.Public 4.Improve 7.Improve			2022	72,700	247,100	25,000	294,800
2.Water 5.Improve 8.			2023	80,000	274,100	25,000	329,100
3.Sewer 6.Improve 9.None			2024	89,700	307,800	25,000	372,500
Street 3 Gravel			2025	109,700	409,300	25,000	494,000
1.Paved 4.Proposed 7.ROW							
2.Semi Imp 5.Pvt 8.None							
3.Gravel 6.Aband 9.TG PLAN							

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
 18.0717 -joint tenants with right of survivorship -sb

Land Data						
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
Total Acreage		3.00				

Waterboro

Map Lot 034-013A

Account 4620

Location 178 WEST SHORE 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% 1 Hot Water BB			3.Not func	6.	9.					
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic 9 None							
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 One & 1/2 Story			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 9 Other			3.H Pump	6.	9.None		3.Capped			6. 9.None					
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style 2 Typical			Unfinished % 0%								
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete	7.		Grade & Factor 3 Average 100%							
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 3 Metal			Bath(s) Style 2 Typical Bath(s)						3.C Grade			6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.		SQFT (Footprint) 960							
2.Slate	5.Wood	8.		2.Typical	5.	8.		Condition 5 Above Average							
3.Metal	6.Other	9.		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G					
SF Masonry Trim 0			# Rooms 4						2.Fair	5.Avg+	8.Exc				
OPEN-3- 0			# Bedrooms 2						3.Avg-	6.Good	9.Same				
OPEN-4- 0			# Full Baths 1						Phys. % Good 0%						
Year Built 1979			# Half Baths 0						Funct. % Good 100%						
Year Remodeled 0			# Addn Fixtures 0						Functional Code 9 None						
Foundation 1 Concrete			# Fireplaces 0						1.Incomp	4.Small	7.Layout				
1.Concrete	4.Wood	7.		<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2e7d32; color: white; padding: 10px 20px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold;">TRIO</div> </div>			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%			Economic Code None					
Basement 4 Full Basement							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 0										1.Interior	4.Vacant	7.			
Wet Basement 1 Dry Basement										2.Refusal	5.Estimate	8.			
1.Dry	4.	7.								3.Informed			6.Office	9.RS	
2.Damp	5.	8.					Information Code 0								
3.Wet	6.	9.					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	
23 Frame Garage	0	930	0 0	0	0	0	%	1.One Story Fram
43 2S Frame Garage	0	1872	0 0	0	0	0	%	2.Two Story Fram
22 Encl Frame Porch	0	108	0 0	0	0	0	%	3.Three Story Fr
68 Wood Deck	0	252	0 0	0	0	0	%	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

