

PARRIS, DIANE R, TRUSTEE  
ROBERTS REALTY TRUST II  
16 OLD FARM RD  
HALIFAX MA 02338

B9073P26 B15827P605 B18003P111

Previous Owner  
PARRIS DIANE ROBERTS  
ROBERTS SHIRLEY  
834 PLYMOUTH ST  
BRIDGEWATER MA 02324  
Sale Date: 7/05/2019

Previous Owner  
ROBERTS WINTHROP S TRUSTEE  
WS ROBERTS REV TRUST  
PO BOX 423  
EAST WATERBORO ME 04030  
Sale Date: 3/11/2010

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:  
17.1004 - removed Winthrop, deceased 11/03/16 -sb  
20.0107 - removed homestead exemption, Bridgewater, MA  
address -sb

Waterboro

Property Data			Assessment Record						
Neighborhood <b>23 OSSIPEE POND E</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	169,400	118,900	10,000	278,300		
1ST MORTGAGE <b>0</b>			2013	169,400	118,900	10,000	278,300		
2ND MORTGAGE <b>0</b>			2014	169,400	118,900	10,000	278,300		
Zone/Land Use <b>48 Shoreland</b>			2015	169,400	118,900	10,000	278,300		
Secondary Zone <b>31 .....</b>			2016	161,000	118,900	15,000	264,900		
Topography <b>7 Steep</b>			2017	161,000	118,900	15,000	264,900		
1.Level 4.Below St 7.Steep			2018	161,000	118,900	20,000	259,900		
2.Rolling 5.Low 8.Wet			2019	161,000	118,900	20,000	259,900		
3.Above St 6.Swampy 9.Lev/Roll			2020	161,000	119,800	20,000	260,800		
Utilities <b>9 No Water/No Sewer</b>			2021	177,000	119,800	0	296,800		
1.Public 4.Improve 7.Improve			2022	193,100	131,700	0	324,800		
2.Water 5.Improve 8.			2023	212,500	146,100	0	358,600		
3.Sewer 6.Improve 9.None			2024	238,200	165,100	0	403,300		
Street <b>1 Paved</b>			2025	248,500	220,200	0	468,700		
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
LAND USE <b>0</b>			11.Ossipee WF	11	Frontage	Depth	Factor	Code	
BUILDING USE <b>0</b>			12.Arrowhead WF						1.Unimproved
<b>Sale Data</b>			13.Waterfront						2.Excess Ftg /De
Sale Date <b>7/05/2019</b>			14.Rear Land						3.Topography
Price			15.Misc						4.Size/Shape
Sale Type <b>2 Land &amp; Buildings</b>									5.Access or Rear
1.Land 4.Mobile 7.			<b>Square Foot</b>	<b>Square Feet</b>					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 <b>9 Unknown</b>			18.Excess Land						9.Fract Share
1.Convent 4.Seller 7.			19.Condominium						<b>Acres</b>
2.FHA/VA 5.Private 8.			20.Pavement						30.Rear (201+)
3.Assumed 6.Cash 9.Unknown									31.Tillable/Horti
Validity <b>2 Related Parties</b>			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac						33.Orchard
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr						34.Frontage
3.Distress 6.Exempt 9.			23.Non Conforming						35.Triangular Lot
Verified <b>5 Public Record</b>			<b>Acres</b>						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
			<b>Total Acreage 0.12</b>						43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

# Waterboro

Map Lot 036-011


Account 2323

Location 19 DOMINO DRIVE

Card 1

Of 1

9/23/2024

Building Style	<b>4 Cape Cod</b>	SF Bsm't Living	<b>350</b>	Layout	<b>1 Typical</b>			
1.Conv	5.Garr/Col	9.Other	Fin Bsm't Grade	<b>3 100</b>	1.Typical			
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL <b>0</b>		2.Inadeq			
3.R Ranch	7.Contemp/	11.Condo	Heat Type	<b>100% 5 Force Warm Air</b>	3.Not func			
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat			
Dwelling Units <b>1</b>			2.HWCI	6.GravWA	10.			
Other Units <b>0</b>			3.HWRAD	7.Electric	11.			
Stories <b>1 One Story</b>			4.Steam	8.Fl/WallM	12.			
1.1	4.1.50	7.1.25	Cool Type	<b>0% 9 None</b>	Insulation <b>1 Full</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 <b>8 Alumunum/Vinyl</b>			3.H Pump	6.	9.None			
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style <b>2 Typical</b>		Unfinished % <b>0%</b>			
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.			
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.			
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None			
Roof Surface <b>1 Asphalt Shingles</b>			Bath(s) Style <b>2 Typical Bath(s)</b>		Grade & Factor <b>3 Average 110%</b>			
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.			
2.Slate	5.Wood	8.	2.Typical	5.	8.			
3.Metal	6.Other	9.	3.Old Type	6.	9.None			
SF Masonry Trim <b>0</b>			# Rooms <b>5</b>		SQFT (Footprint) <b>768</b>			
OPEN-3- <b>0</b>			# Bedrooms <b>3</b>		Condition <b>6 Good</b>			
OPEN-4- <b>0</b>			# Full Baths <b>1</b>		1.Poor			
Year Built <b>1960</b>			# Half Baths <b>1</b>		4.Avg			
Year Remodeled <b>0</b>			# Addn Fixtures <b>0</b>		7.V G			
Foundation <b>1 Concrete</b>			# Fireplaces <b>1</b>		2.Fair			
1.Concrete	4.Wood	7.				5.Avg+		
2.C Block	5.Slab	8.				3.Avg-	6.Good	9.Same
3.Br/Stone	6.Prs/Post	9.				Phys. % Good <b>0%</b>		
Basement <b>4 Full Basement</b>						Funct. % Good <b>100%</b>		
1.1/4 Bmt	4.Full Bmt	7.				Functional Code <b>9 None</b>		
2.1/2 Bmt	5.None	8.				1.Incomp	4.Small	7.Layout
3.3/4 Bmt	6.	9.None				2.O-Built	5.CDU	8.Other
Bsm't Gar # Cars <b>0</b>						3.Damage	6.Style	9.None
Wet Basement <b>1 Dry Basement</b>						Econ. % Good <b>100%</b>		
1.Dry	4.	7.				Economic Code <b>None</b>		
2.Damp	5.	8.	0.None	3.Services	7.			
3.Wet	6.	9.	1.Location	4.Traffic	8.			
Date Inspected								
Entrance Code <b>0</b>								
1.Interior								
2.Refusal								
3.Informed								
Information Code <b>0</b>								
1.Owner								
2.Relative								
3.Tenant								

Date Inspected								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	80	0 0	0	0	0	0	1.One Story Fram
68 Wood Deck	0	192	0 0	0	0	0	0	2.Two Story Fram
24 Frame Shed	0	64	0 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

