

PEARSON ROSWELL H & RAE TRUSTEES
6 TAMPA DRIVE, UNIT C2
ROCHESTER NH 03867

Property Data			Assessment Record						
Neighborhood 23 OSSIPEE POND E			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	52,800	0	0	52,800		
1ST MORTGAGE 0			2013	52,800	0	0	52,800		
2ND MORTGAGE 0			2014	52,800	0	0	52,800		
Zone/Land Use 48 Shoreland			2015	52,800	0	0	52,800		
Secondary Zone			2016	47,500	0	0	47,500		
Topography 2 Rolling			2017	47,500	0	0	47,500		
1.Level 4.Below St 7.Steep			2018	47,500	0	0	47,500		
2.Rolling 5.Low 8.Wet			2019	47,500	0	0	47,500		
3.Above St 6.Swampy 9.Lev/Roll			2020	47,500	0	0	47,500		
Utilities 9 No Water/No Sewer			2021	52,300	0	0	52,300		
1.Public 4.Improve 7.Improve			2022	57,100	0	0	57,100		
2.Water 5.Improve 8.			2023	62,800	0	0	62,800		
3.Sewer 6.Improve 9.None			2024	70,400	0	0	70,400		
Street 1 Paved			2025	74,000	0	0	74,000		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot	Type	Effective		Influence		Influence Codes
LAND USE 0			11.Ossipee WF		Frontage	Depth	Factor	Code	
BUILDING USE 0			12.Arrowhead WF				%		1.Unimproved
Sale Data			13.Waterfront				%		2.Excess Ftg /De
Sale Date			14.Rear Land				%		3.Topography
Price			15.Misc				%		4.Size/Shape
Sale Type							%		5.Access or Rear
1.Land 4.Mobile 7.			Square Foot	Square Feet			%		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			18.Excess Land				%		9.Fract Share
1.Convent 4.Seller 7.			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.			20.Pavement				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown							%		31.Tillable/Horti
Validity			Fract. Acre	Acreege/Sites			%		32.Pasture
1.Valid 4.Split 7.Renovate			21.Homesite (Frac	23	0.82	55	%	4	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			Acres				%		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
			Total Acreage		0.82				43.Condo Site
									44.Utility ROW
									45.Camp Lot
									46.Site Improve

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Waterboro

Map Lot 036-015


Account 2327

Location WEBBER ROAD

Card 1

Of 1

9/23/2024

Building Style	SF Bsmt Living						Layout		
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade			1.Typical	4. 7.		
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL			2.Inadeq	5. 8.		
3.R Ranch	7.Contemp/	11.Condo	Heat Type			3.Not func	6. 9.		
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic			
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin 7.1/4 Unfi		
Other Units			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			Insulation			
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		
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style			Unfinished %			
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor			
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			Bath(s) Style			3.C Grade	6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc		
OPEN-3-			# Bedrooms			3.Avg-	6.Good 9.Same		
OPEN-4-			# Full Baths			Phys. % Good			
Year Built			# Half Baths			Funct. % Good			
Year Remodeled			# Addn Fixtures			Functional Code			
Foundation			# Fireplaces			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	
Basement								Economic Code	
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								Entrance Code 0	
Wet Basement								Information Code 0	
1.Dry	4.	7.						1.Interior	4.Vacant 7.
2.Damp	5.	8.	2.Refusal	5.Estimate 8.					
3.Wet	6.	9.	3.Informed	6.Office 9.RS					
Date Inspected			Information Code 0						
			1.Owner	4.Agent 7.					
			2.Relative	5.Estimate 8.					
			3.Tenant	6.Other 9.SNY					
Additions, Outbuildings & Improvements									
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value		
					%	%	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		