

DUPUIS, JONATHAN
 DUPUIS, ELLEN (JT)
 3 VINES RD
 SACO ME 04072

B10026P84 B10311P40 B17823P700

Previous Owner
 TEBBETTS PAUL L & DONNA L
 ATTN: JONATHAN & ELLEN DUPUIS
 312 BUXTON RD
 SACO ME 04072
 Sale Date: 10/16/2018

Property Data			Assessment Record				
Neighborhood 22 WEST SHORE RD			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2012	143,000	151,600	10,000	284,600
1ST MORTGAGE 0			2013	143,000	177,900	10,000	310,900
2ND MORTGAGE 0			2014	143,000	177,900	10,000	310,900
Zone/Land Use 48 Shoreland			2015	143,000	177,900	10,000	310,900
Secondary Zone 31			2016	135,900	177,900	15,000	298,800
Topography 1 Level			2017	135,900	177,900	15,000	298,800
1.Level 4.Below St 7.Steep			2018	135,900	177,900	20,000	293,800
2.Rolling 5.Low 8.Wet			2019	135,900	177,900	20,000	293,800
3.Above St 6.Swampy 9.Lev/Roll			2020	135,900	179,700	0	315,600
Utilities 9 No Water/No Sewer			2021	149,500	179,700	0	329,200
1.Public 4.Improve 7.Improve			2022	163,000	197,600	0	360,600
2.Water 5.Improve 8.			2023	179,300	219,200	0	398,500
3.Sewer 6.Improve 9.None			2024	201,100	246,100	0	447,200
Street 3 Gravel			2025	209,800	319,200	0	529,000
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:

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Ossipee WF	11	090	250	67 %	3	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
Square Foot		Square Feet				
16.Regular Lot				%		
17.Secondary Lot				%		
18.Excess Land				%		
19.Condominium				%		
20.Pavement				%		
Fract. Acre		Acreege/Sites				
21.Homesite (Frac				%		
22.Vacant Lot (Fr				%		
23.Non Conforming				%		
Acres						
24.Excess (5-10)				%		
25.Excess (10+)				%		
26.Excess				%		
27.Rear (1-100)				%		
28.Rear (101-150)				%		
29.Rear (151-200)				%		
Total Acreage				0.26		

Waterboro

Map Lot 038-035

Account 2415

Location 261 WEST SHORE ROAD

Card 1

Of 1

9/23/2024

Building Style	2 Ranch			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	0																																																																																																																																																																																																																																														
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 1 One 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.			2.Heavy	5.Unk	8.																																																																																																																																																																																																																																													
Exterior Walls 8 Alumunum/Vinyl				3.H Pump	6.			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 110%																																																																																																																																																																																																																																														
2.Wd Sh	6.Br/St	11.		2.Typical	5.			1.E Grade	4.B Grade	7.AAA Grad																																																																																																																																																																																																																																													
3.Compos.	7.Nov	12.		3.Old Type	6.			2.D Grade	5.A Grade	8.																																																																																																																																																																																																																																													
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2.Slate	5.Wood	8.		2.Typical	5.			Condition	5 Above Average																																																																																																																																																																																																																																														
3.Metal	6.Other	9.		3.Old Type	6.			1.Poor	4.Avg	7.V G																																																																																																																																																																																																																																													
SF Masonry Trim 0				# Rooms	6			2.Fair	5.Avg+	8.Exc																																																																																																																																																																																																																																													
OPEN-3- 0				# Bedrooms	3			3.Avg-	6.Good	9.Same																																																																																																																																																																																																																																													
OPEN-4- 0				# Full Baths	1			Phys. % Good	0%																																																																																																																																																																																																																																														
Year Built 1965				# Half Baths	0			Funct. % Good	100%																																																																																																																																																																																																																																														
Year Remodeled 2006				# 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; margin-right: 10px;">TRIO</div> </div>																																																																																																																																																																																																																																																			
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