

POULIOT, DIANA ELIZABETH
 POULIOT, JEFFREY PETER
 14 LYNWOOD DRIVE
 NORTH WATERBORO ME 04061

B14458P523 B15123P63 B16742P346 B16780P347

Previous Owner
 DONAHUE JAMIE L
 14 LYNWOOD DRIVE

NORTH WATERBORO ME 04087
 Sale Date: 6/28/2022

Previous Owner
 SBM CORPORATION
 50 INDUSTRIAL PARK RD

SACO ME 04072
 Sale Date: 2/24/2014

Previous Owner
 GROVER PROPERTIES LLC
 C/O SBM CORP
 50 INDUSTRIAL PARK RD
 SACO ME 04072
 Sale Date: 12/03/2013

Inspection Witnessed By:

X	Date

No./Date	Description	Date Insp.

Notes:
 15.1124 - some interior renovation & OP added - ak
 16.0323 - view from door indicates as close to finished as reasonable. -ak

Waterboro

Property Data			Assessment Record							
Neighborhood 2 LAC EAST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	30,000	84,400	0	114,400			
1ST MORTGAGE 0			2013	30,000	84,400	0	114,400			
2ND MORTGAGE 0			2014	30,000	84,400	0	114,400			
Zone/Land Use 47 Lake Arrowhead			2015	30,000	84,400	0	114,400			
Secondary Zone			2016	15,000	112,700	0	127,700			
Topography 2 Rolling			2017	15,000	112,700	0	127,700			
1.Level 4.Below St 7.Steep			2018	15,000	112,700	0	127,700			
2.Rolling 5.Low 8.Wet			2019	15,000	112,700	0	127,700			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	112,700	0	127,700			
Utilities 9 No Water/No Sewer			2021	16,500	112,700	0	129,200			
1.Public 4.Improve 7.Improve			2022	18,000	123,900	0	141,900			
2.Water 5.Improve 8.			2023	19,800	137,400	0	157,200			
3.Sewer 6.Improve 9.None			2024	22,200	154,300	0	176,500			
Street 3 Gravel			2025	30,000	200,600	0	230,600			
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 6/28/2022			14.Rear Land				%		3.Topography	
Price 315,000			15.Misc				%		4.Size/Shape	
Sale Type 2 Land & Buildings							%		5.Access or Rear	
1.Land 4.Mobile 7.							%		6.Restriction	
2.L & B 5.Other 8.			Square Foot		Square Feet				7.Open Space	
3.Building 6. 9.			16.Regular Lot	16		1	100	%	0	8.View/Environ
Financing 9 Unknown			17.Secondary Lot					%		9.Fract Share
1.Convent 4.Seller 7.			18.Excess Land					%		Acres
2.FHA/VA 5.Private 8.			19.Condominium					%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			20.Pavement					%		31.Tillable/Horti
Validity 1 Arms Length Sale								%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre		Acreege/Sites					33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac					%		34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr					%		35.Triangular Lot
Verified 5 Public Record			23.Non Conforming					%		36.Commercial
1.Buyer 4.Agent 7.Family			Acres					%		37.Softwood
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)					%		38.Mixed Wood
3.Lender 6.MLS 9.			25.Excess (10+)					%		39.Hardwood
			26.Excess					%		40.Wasteland
			27.Rear (1-100)					%		41.Gravel Pit (Ac
			28.Rear (101-150)					%		42.Mobile Home Si
			29.Rear (151-200)					%		43.Condo Site
			Total Acreage		0.00					44.Utility ROW
										45.Camp Lot
										46.Site Improve

