

GROVER, CARLTON R
GROVER, SAROM N
547 NEW DAM ROAD
NORTH WATERBORO ME 04061

B5442P29 B15165P589 B16862P126 B17703P909 B18550P228

Previous Owner
CYR, CYNTHIA A
547 NEW DAM RD

N WATERBORO ME 04061
Sale Date: 2/05/2021

Previous Owner
HURST AMYBETH
ATTN: CYNTHIA A CYR
547 NEW DAM RD
N WATERBORO ME 04061
Sale Date: 4/27/2018

Previous Owner
CARLSEN KRIS A & BONNIE J LEEDS-
547 NEW DAM ROAD

NORTH WATERBORO ME 04061
Sale Date: 5/24/2007

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record							
Neighborhood 2 LAC EAST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	30,000	149,000	10,000	169,000			
1ST MORTGAGE 0			2013	30,000	149,000	10,000	169,000			
2ND MORTGAGE 0			2014	30,000	149,000	10,000	169,000			
Zone/Land Use 47 Lake Arrowhead			2015	30,000	149,000	10,000	169,000			
Secondary Zone			2016	15,000	147,500	15,000	147,500			
Topography 2 Rolling			2017	15,000	147,500	15,000	147,500			
1.Level 4.Below St 7.Steep			2018	15,000	147,500	20,000	142,500			
2.Rolling 5.Low 8.Wet			2019	15,000	147,500	20,000	142,500			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	148,100	20,000	143,100			
Utilities 9 No Water/No Sewer			2021	16,500	148,100	24,500	140,100			
1.Public 4.Improve 7.Improve			2022	18,000	162,900	0	180,900			
2.Water 5.Improve 8.			2023	19,800	180,600	0	200,400			
3.Sewer 6.Improve 9.None			2024	22,200	202,800	0	225,000			
Street 1 Paved			2025	30,000	287,800	0	317,800			
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 2/05/2021			14.Rear Land				%		3.Topography	
Price 240,000			15.Misc				%		4.Size/Shape	
Sale Type 2 Land & Buildings							%		5.Access or Rear	
1.Land 4.Mobile 7.			Square Foot		Square Feet				6.Restriction	
2.L & B 5.Other 8.			16.Regular Lot	16		1	100	%	0	7.Open Space
3.Building 6. 9.			17.Secondary Lot				%		8.View/Environ	
Financing 9 Unknown			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 1 Arms Length Sale			Fract. Acre		Acreege/Sites				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 5 Public Record			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		0.00				43.Condo Site	
									44.Utility ROW	
									45.Camp Lot	
									46.Site Improve	

Waterboro

Map Lot 042-00A-303

Account 2672

Location 547 NEW DAM ROAD

Card 1

Of 1

9/23/2024

Building Style	4 Cape Cod	SF Bsmt Living	0		Layout	1 Typical							
1.Conv	5.Garr/Col	Fin Bsmt Grade	0 0		1.Typical	4.	7.						
2.Ranch	6.Split	OPEN 5 OPTIONAL			0								
3.R Ranch	7.Contemp/	Heat Type	100% 1 Hot Water BB		2.Inadeq	5.	8.						
4.Cape	8.Log	1.HWBB	5.FWA	9.No Heat	3.Not func	6.	9.						
Dwelling Units 1		2.HWCI	6.GravWA		Attic 9 None								
Other Units 0		3.HWRAD	7.Electric		1.1/4 Fin	4.Full Fin	7.1/4 Unfi						
Stories 4 One & 1/2 Story		4.Steam	8.F/WallM		2.1/2 Fin	5.FI/Stair	8.						
1.1	4.1.50	Cool Type 0% 9 None			3.3/4 Fin	6.1/2 Unfi	9.None						
2.2	5.1.75	1.Refrig	4.W&C Air		Insulation 1 Full								
3.3	6.2.50	2.Evapor	5.		1.Full	4.Minimal	7.						
Exterior Walls 8 Aluminum/Vinyl		3.H Pump	6.		2.Heavy	5.Unk	8.						
0.Wood	4.Asb/Asph	Kitchen Style 2 Typical			3.Capped	6.							
1.Wood	5.T-111	1.Modern	4.Obsolete		Unfinished % 0%								
2.Wd Sh	6.Br/St	2.Typical	5.		Grade & Factor 3 Average 110%								
3.Compos.	7.Nov	3.Old Type	6.		1.E Grade	4.B Grade	7.AAA Grad						
Roof Surface 1 Asphalt Shingles		Bath(s) Style 2 Typical Bath(s)			2.D Grade	5.A Grade	8.						
1.Asphalt	4.Composit	1.Modern	4.Obsolete		3.C Grade	6.AA Grade	9.Same						
2.Slate	5.Wood	2.Typical	5.		SQFT (Footprint) 816								
3.Metal	6.Other	3.Old Type	6.		Condition 6 Good								
SF Masonry Trim 0		# Rooms 0			1.Poor	4.Avg	7.V G						
OPEN-3- 0		# Bedrooms 3			2.Fair	5.Avg+	8.Exc						
OPEN-4- 0		# Full Baths 1			3.Avg-	6.Good	9.Same						
Year Built 1999		# Half Baths 0			Phys. % Good 0%								
Year Remodeled 0		# Addn Fixtures 0			Funct. % Good 100%								
Foundation 1 Concrete		# Fireplaces 0			Functional Code 9 None								
1.Concrete	4.Wood	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #007060; color: white; padding: 10px 20px; font-size: 2em; font-weight: bold; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold; margin-right: 10px;">TRIO</div> </div>											
2.C Block	5.Slab							1.Incomp			4.Small	7.Layout	
3.Br/Stone	6.Prs/Post							2.O-Built			5.CDU	8.Other	
Basement 4 Full Basement								3.Damage			6.Style	9.None	
1.1/4 Bmt	4.Full Bmt							Econ. % Good 100%			Economic Code None		
2.1/2 Bmt	5.None							0.None			3.Services	7.	
3.3/4 Bmt	6.							1.Location			4.Traffic	8.	
Bsmt Gar # Cars 0								2.Encroach			9.None	9.	
Wet Basement 1 Dry Basement								Entrance Code 0			1.Interior		
1.Dry	4.							1.Refusal			5.Estimate	8.	
2.Damp	5.	3.Informed			6.Office	9.RS							
3.Wet	6.	Information Code 0			1.Owner								
		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
1 One Story Frame	0	72	0 0	0	0	% 0 %	1.One Story Fram
68 Wood Deck	0	64	0 0	0	0	% 0 %	2.Two Story Fram
68 Wood Deck	0	56	0 0	0	0	% 0 %	3.Three Story Fr
22 Encl Frame Porch	2003	120	0 0	0	0	% 0 %	4.1 & 1/2 Story
69 Hot tub #	0	1	0 0	0	0	% 0 %	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

