

PETIT JOHN
PETIT, SUSAN S
3 NANCY COURT
NORTH WATERBORO ME 04061

Property Data			Assessment Record						
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	173,300	143,500	10,000	306,800		
1ST MORTGAGE 0			2013	173,300	143,500	10,000	306,800		
2ND MORTGAGE 0			2014	173,300	143,500	10,000	306,800		
Zone/Land Use 47 Lake Arrowhead			2015	173,300	143,500	10,000	306,800		
Secondary Zone			2016	164,700	143,500	15,000	293,200		
Topography 2 Rolling			2017	164,700	143,500	15,000	293,200		
1.Level 4.Below St 7.Steep			2018	164,700	143,500	20,000	288,200		
2.Rolling 5.Low 8.Wet			2019	164,700	143,500	20,000	288,200		
3.Above St 6.Swampy 9.Lev/Roll			2020	164,700	144,300	20,000	289,000		
Utilities 9 No Water/No Sewer			2021	181,100	144,300	24,500	300,900		
1.Public 4.Improve 7.Improve			2022	197,600	158,700	25,000	331,300		
2.Water 5.Improve 8.			2023	217,300	176,100	25,000	368,400		
3.Sewer 6.Improve 9.None			2024	243,700	198,600	25,000	417,300		
Street 3 Gravel			2025	216,600	267,000	25,000	458,600		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot		Effective		Influence		Influence Codes
LAND USE 0			11.Ossipee WF	Type	Frontage	Depth	Factor	Code	
BUILDING USE 0									13
Sale Data			12.Arrowhead WF	13	150	150	65 %	6	1.Unimproved
Sale Date			13.Waterfront				%		2.Excess Ftg /De
Price			14.Rear Land				%		3.Topography
Sale Type			15.Misc				%		4.Size/Shape
1.Land 4.Mobile 7.			Square Foot		Square Feet				5.Access or Rear
2.L & B 5.Other 8.			16.Regular Lot				%		6.Restriction
3.Building 6. 9.			17.Secondary Lot				%		7.Open Space
Financing			18.Excess Land				%		8.View/Environ
1.Convent 4.Seller 7.			19.Condominium				%		9.Fract Share
2.FHA/VA 5.Private 8.			20.Pavement				%		Acres
3.Assumed 6.Cash 9.Unknown			Fract. Acre		Acreege/Sites				30.Rear (201+)
Validity			21.Homesite (Frac				%		31.Tillable/Horti
1.Valid 4.Split 7.Renovate			22.Vacant Lot (Fr				%		32.Pasture
2.Related 5.Partial 8.Other			23.Non Conforming				%		33.Orchard
3.Distress 6.Exempt 9.			Acres				%		34.Frontage
Verified			24.Excess (5-10)				%		35.Triangular Lot
1.Buyer 4.Agent 7.Family			25.Excess (10+)				%		36.Commercial
2.Seller 5.Pub Rec 8.Other			26.Excess				%		37.Softwood
3.Lender 6.MLS 9.			27.Rear (1-100)				%		38.Mixed Wood
			28.Rear (101-150)				%		39.Hardwood
			29.Rear (151-200)				%		40.Wasteland
			Total Acreage		0.51				41.Gravel Pit (Ac
									42.Mobile Home Si
									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 043-917-918

Account 4624

Location 3 NANCY COURT

Card 1

Of 1

9/23/2024

Building Style 3 Raised Ranch	SF Bsmt Living 460	Layout 1 Typical
1.Conv 5.Garr/Col 9.Other	Fin Bsmt Grade 3 110	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% 8 Floor/Wall Unit M	3.Not func 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
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. 8.	2.Heavy 5.Unk 8.
Exterior Walls 1 Wood Siding	3.H Pump 6. 9.None	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. 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 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1224
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1990	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 1		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Office 9.RS
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.SNY



Date Inspected 6/25/2005

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	160	0 0	0	0 %	0 %		1.One Story Fram
68 Wood Deck	0	192	0 0	0	0 %	0 %		2.Two Story Fram
24 Frame Shed	0	120	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