

LOWELL, JANICE G
12 Timber Lane
NORTH WATERBORO ME 04061

B15199P499 B16386P574 B17693P219 B18081P914

Previous Owner
GOBEIL TYLER A
73 BERRY RD

SACO ME 04072
Sale Date: 10/25/2019

Previous Owner
EMMONS, TODD T
ATTN: TYLER GOBEIL
73 BERRY RD
SACO ME 04072
Sale Date: 4/06/2018

Previous Owner
STAPLES SCOTT A
C/O TODD T EMMONS
36 FROST RD
LYMAN ME 04002
Sale Date: 8/10/2012

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
19.0530 corrected the spelling of last name - tb

Waterboro

Property Data			Assessment Record							
Neighborhood 2 LAC EAST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	15,000	0	0	15,000			
1ST MORTGAGE 0			2013	15,000	0	0	15,000			
2ND MORTGAGE 0			2014	15,000	0	0	15,000			
Zone/Land Use 47 Lake Arrowhead			2015	15,000	0	0	15,000			
Secondary Zone			2016	7,500	0	0	7,500			
Topography 2 Rolling			2017	7,500	0	0	7,500			
1.Level 4.Below St 7.Steep			2018	7,500	0	0	7,500			
2.Rolling 5.Low 8.Wet			2019	7,500	0	0	7,500			
3.Above St 6.Swampy 9.Lev/Roll			2020	7,500	0	0	7,500			
Utilities 9 No Water/No Sewer			2021	16,500	165,600	0	182,100			
1.Public 4.Improve 7.Improve			2022	18,000	182,100	25,000	175,100			
2.Water 5.Improve 8.			2023	19,800	202,000	25,000	196,800			
3.Sewer 6.Improve 9.None			2024	22,200	226,800	25,000	224,000			
Street 3 Gravel			2025	30,000	315,800	25,000	320,800			
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 10/25/2019			14.Rear Land				%		3.Topography	
Price 227,000			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				%		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				%			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					

46.Site Improve

Waterboro

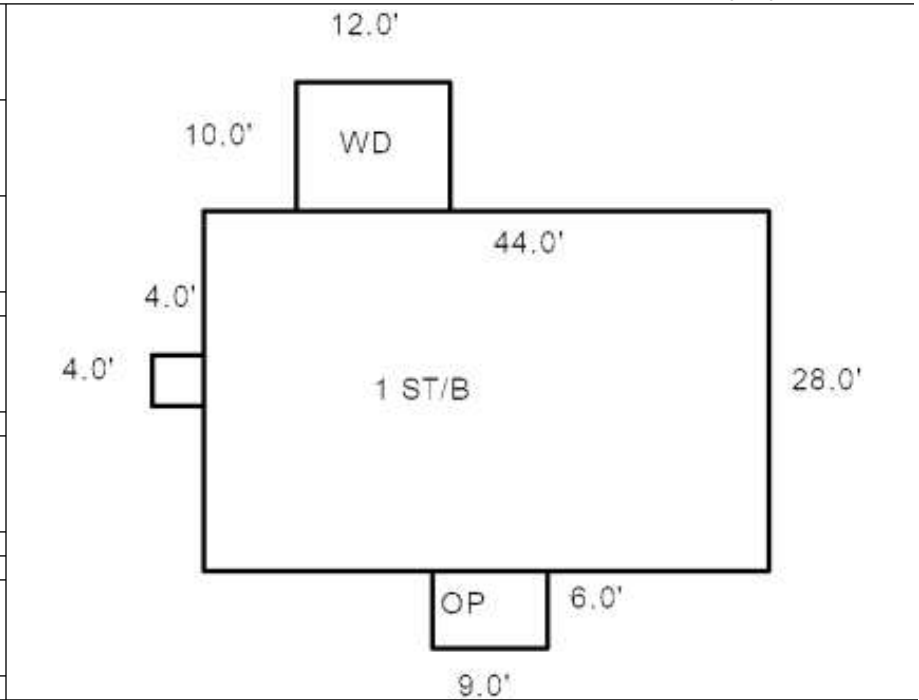
Map Lot 044-000-A420

Account 4991

Location 12 TIMBER LANE

Card 1 Of 1 9/23/2024

Building Style 2 Ranch 1.Conv 5.Garr/Col 9.Other 2.Ranch 6.Split 10.Mohome 3.R Ranch 7.Contemp/ 11.Condo 4.Cape 8.Log 12. Dwelling Units 1 Other Units 0 Stories 1 One Story 1.1 4.1.50 7.1.25 2.2 5.1.75 8. 3.3 6.2.50 9. Exterior Walls 8 Aluminum/Vinyl 0.Wood 4.Asb/Asph 8.Alum/Vin 1.Wood 5.T-111 9.Other 2.Wd Sh 6.Br/St 11. 3.Compos. 7.Nov 12. Roof Surface 1 Asphalt Shingles 1.Asphalt 4.Composit 7. 2.Slate 5.Wood 8. 3.Metal 6.Other 9. SF Masonry Trim 0 OPEN-3- 0 OPEN-4- 0 Year Built 2019 Year Remodeled 0 Foundation 1 Concrete 1.Concrete 4.Wood 7. 2.C Block 5.Slab 8. 3.Br/Stone 6.Prs/Post 9. Basement 0 1.1/4 Bmt 4.Full Bmt 7. 2.1/2 Bmt 5.None 8. 3.3/4 Bmt 6. 9.None Bsmt Gar # Cars 4 Wet Basement 1 Dry Basement 1.Dry 4. 7. 2.Damp 5. 8. 3.Wet 6. 9.	SF Bsmt Living 0 Fin Bsmt Grade 0 0 OPEN 5 OPTIONAL 0 Heat Type 100% 1 Hot Water BB 1.HWBB 5.FWA 9.No Heat 2.HWCI 6.GravWA 10. 3.HWRAD 7.Electric 11. 4.Steam 8.F/WallM 12. Cool Type 0% 9 None 1.Refrig 4.W&C Air 7. 2.Evapor 5. 8. 3.H Pump 6. 9.None Kitchen Style 2 Typical 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None Bath(s) Style 2 Typical Bath(s) 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None # Rooms 5 # Bedrooms 3 # Full Baths 1 # Half Baths 1 # Addn Fixtures 0 # Fireplaces 0	Layout 1 Typical 1.Typical 4. 7. 2.Inadeq 5. 8. 3.Not func 6. 9. Attic 9 None 1.1/4 Fin 4.Full Fin 7.1/4 Unfi 2.1/2 Fin 5.F/Stair 8. 3.3/4 Fin 6.1/2 Unfi 9.None Insulation 1 Full 1.Full 4.Minimal 7. 2.Heavy 5.Unk 8. 3.Capped 6. 9.None Unfinished % 0% Grade & Factor 4 Good 100% 1.E Grade 4.B Grade 7.AAA Grad 2.D Grade 5.A Grade 8. 3.C Grade 6.AA Grade 9.Same SQFT (Footprint) 1232 Condition 7 Very Good 1.Poor 4.Avg 7.V G 2.Fair 5.Avg+ 8.Exc 3.Avg- 6.Good 9.Same Phys. % Good 0% Funct. % Good 100% Functional Code 9 None 1.Incomp 4.Small 7.Layout 2.O-Built 5.CDU 8.Other 3.Damage 6.Style 9.None Econ. % Good 100% Economic Code None 0.None 3.Services 7. 1.Location 4.Traffic 8. 2.Encroach 9.None 9. Entrance Code 0 1.Interior 4.Vacant 7. 2.Refusal 5.Estimate 8. 3.Informed 6.Office 9.RS Information Code 0 1.Owner 4.Agent 7. 2.Relative 5.Estimate 8. 3.Tenant 6.Other 9.SNY
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Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	54	0 0	0	0	% 0	%	1.One Story Fram
68 Wood Deck	0	120	0 0	0	0	% 0	%	2.Two Story Fram
68 Wood Deck	0	16	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