

LUX, TAYLOR N  
HAMBLIN, NATHAN R  
379 NEW DAM ROAD  
NORTH WATERBORO ME 04061

B7894P342 B17653P442 B19117P294

Previous Owner  
FARMER ASHLEIGH M (JT)  
FARMER, AMBER R  
379 NEW DAM RD  
NORTH WATERBORO ME 04061  
Sale Date: 9/20/2022

Previous Owner  
DUKHEY NATHAN R & VALERIE I  
ATTN: ASHLEIGH & AMBER FARMER  
379 NEW DAM ROAD  
NORTH WATERBORO ME 04061  
Sale Date: 1/31/2018

Previous Owner  
LANCASTER CHRISTOPHER  
676 MIDDLE ROAD

WATERBORO ME 04087  
Sale Date: 11/06/2006

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Property Data			Assessment Record							
Neighborhood <b>2 LAC EAST</b>			Year	Land	Buildings	Exempt	Total			
Tree Growth Year <b>0</b>			2012	30,000	137,900	0	167,900			
1ST MORTGAGE <b>0</b>			2013	30,000	137,900	0	167,900			
2ND MORTGAGE <b>0</b>			2014	30,000	137,900	0	167,900			
Zone/Land Use <b>47 Lake Arrowhead</b>			2015	30,000	137,900	0	167,900			
Secondary Zone			2016	15,000	137,900	0	152,900			
Topography <b>2 Rolling</b>			2017	15,000	137,900	0	152,900			
1.Level 4.Below St 7.Steep			2018	15,000	137,900	0	152,900			
2.Rolling 5.Low 8.Wet			2019	15,000	137,900	0	152,900			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	137,900	0	152,900			
Utilities <b>9 No Water/No Sewer</b>			2021	16,500	137,900	0	154,400			
1.Public 4.Improve 7.Improve			2022	18,000	151,600	0	169,600			
2.Water 5.Improve 8.			2023	19,800	168,200	0	188,000			
3.Sewer 6.Improve 9.None			2024	22,200	189,600	0	211,800			
Street <b>1 Paved</b>			2025	30,000	263,400	0	293,400			
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>							
2.Semi Imp 5.Pvt 8.None										
3.Gravel 6.Aband 9.TG PLAN			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
LAND USE <b>0</b>			11.Ossipee WF		Frontage	Depth	Factor	Code		
BUILDING USE <b>0</b>			12.Arrowhead WF				%		1.Unimproved	
<b>Sale Data</b>			13.Waterfront				%		2.Excess Ftg /De	
Sale Date <b>9/20/2022</b>			14.Rear Land				%		3.Topography	
Price <b>285,000</b>			15.Misc				%		4.Size/Shape	
Sale Type <b>2 Land &amp; Buildings</b>							%		5.Access or Rear	
1.Land 4.Mobile 7.							%		6.Restriction	
2.L & B 5.Other 8.			<b>Square Foot</b>		<b>Square Feet</b>				7.Open Space	
3.Building 6. 9.			16.Regular Lot	16		1	100 %	0	8.View/Environ	
Financing <b>9 Unknown</b>			17.Secondary Lot				%		9.Fract Share	
1.Convent 4.Seller 7.			18.Excess Land				%		<b>Acres</b>	
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)	
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti	
Validity <b>1 Arms Length Sale</b>							%		32.Pasture	
1.Valid 4.Split 7.Renovate			<b>Fract. Acre</b>		<b>Acreege/Sites</b>				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 <b>5 Public Record</b>			23.Non Conforming				%		36.Commercial	
1.Buyer 4.Agent 7.Family			<b>Acres</b>				%		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	
			<b>Total Acreage 0.00</b>							44.Utility ROW
										45.Camp Lot
										46.Site Improve

