

Map Lot 045-001-438

Account 3273

Location 259 OLD PORTLAND ROAD

Card 1 Of 1 9/23/2024

PILYAVSKIY SVETLANA
PILAVSKIY, VLENTIN
16 MORRILL STREET
WEST NEWTON MA 02465

B14391P362

Previous Owner
REARDON DARRIN L
259 OLD PORTLAND ROAD

NORTH WATERBORO ME 04061
Sale Date: 3/04/2005

Property Data			Assessment Record							
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	30,000	113,500	0	143,500			
1ST MORTGAGE 0			2013	30,000	113,500	0	143,500			
2ND MORTGAGE 0			2014	30,000	113,500	0	143,500			
Zone/Land Use 47 Lake Arrowhead			2015	30,000	113,500	0	143,500			
Secondary Zone			2016	15,000	113,500	0	128,500			
Topography 2 Rolling			2017	15,000	113,500	0	128,500			
1.Level 4.Below St 7.Steep			2018	15,000	113,500	0	128,500			
2.Rolling 5.Low 8.Wet			2019	15,000	113,500	0	128,500			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	113,500	0	128,500			
Utilities 9 No Water/No Sewer			2021	16,500	113,500	0	130,000			
1.Public 4.Improve 7.Improve			2022	18,000	124,900	0	142,900			
2.Water 5.Improve 8.			2023	19,800	138,500	0	158,300			
3.Sewer 6.Improve 9.None			2024	22,200	155,500	0	177,700			
Street 3 Gravel			2025	30,000	205,000	0	235,000			
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	
			14.Rear Land				%		3.Topography	
Sale Date 3/04/2005			15.Misc				%		4.Size/Shape	
Price 147,900							%		5.Access or Rear	
Sale Type 2 Land & Buildings							%		6.Restriction	
1.Land 4.Mobile 7.			Square Foot		Square Feet				7.Open Space	
2.L & B 5.Other 8.			16.Regular Lot	16	1	100	%	0	8.View/Environ	
3.Building 6. 9.			17.Secondary Lot				%		9.Fract Share	
Financing 1 Conventional			18.Excess Land				%		Acres	
1.Convent 4.Seller 7.			19.Condominium				%		30.Rear (201+)	
2.FHA/VA 5.Private 8.			20.Pavement				%		31.Tillable/Horti	
3.Assumed 6.Cash 9.Unknown							%		32.Pasture	
Validity 1 Arms Length Sale			Fract. Acre		Acreege/Sites				33.Orchard	
1.Valid 4.Split 7.Renovate			21.Homesite (Frac				%		34.Frontage	
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		35.Triangular Lot	
3.Distress 6.Exempt 9.			23.Non Conforming				%		36.Commercial	
Verified 1 Buyer			Acres				%		37.Softwood	
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		38.Mixed Wood	
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		39.Hardwood	
3.Lender 6.MLS 9.			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

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

Waterboro

Waterboro

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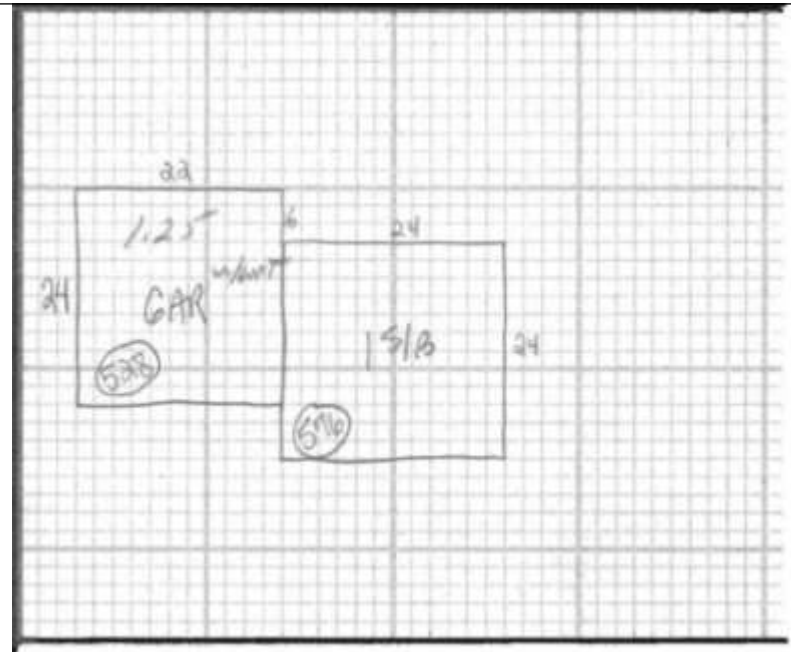
Location 259 OLD PORTLAND ROAD

Card 1

Of 1

9/23/2024

Building Style	4 Cape Cod	SF Bsmt Living	0	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	100%	1 Hot Water BB
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units 1			2.HWCI	6.GravWA	10.
Other Units 0			3.HWRAD	7.Electric	11.
Stories 1 One Story			4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0%	9 None
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls 1 Wood Siding			3.H Pump	6.	9.None
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style 2 Typical		
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)		
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.
2.Slate	5.Wood	8.	2.Typical	5.	8.
3.Metal	6.Other	9.	3.Old Type	6.	9.None
SF Masonry Trim 0			# Rooms 6		
OPEN-3- 0			# Bedrooms 3		
OPEN-4- 0			# Full Baths 1		
Year Built 1990			# Half Baths 1		
Year Remodeled 0			# Addn Fixtures 0		
Foundation 1 Concrete			# Fireplaces 0		
1.Concrete	4.Wood	7.	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2c7e90; color: white; padding: 10px 20px; font-size: 2em; margin-right: 10px;">T</div> <div style="font-size: 2em; font-weight: bold; margin-right: 10px;">TRIO</div> </div>		
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement 4 Full Basement					
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 0					
Wet Basement 1 Dry Basement					
1.Dry	4.	7.			
2.Damp	5.	8.			
3.Wet	6.	9.			
Date Inspected 8/02/2005			Functional % Good 100%		
			Econ. % Good 100%		
			Economic Code None		
			0.None		
			3.Services		
			1.Location		
			4.Traffic		
			2.Encroach		
			9.None		
			9.		
			Entrance Code 5 Estimated		
			1.Interior		
			4.Vacant		
			7.		
			2.Refusal		
			5.Estimate		
			8.		
			3.Informed		
			6.Office		
			9.RS		
			Information Code 5 Estimate		
			1.Owner		
			4.Agent		
			7.		
			2.Relative		
			5.Estimate		
			8.		
			3.Tenant		
			6.Other		
			9.SNY		



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
125 CAMP/SHED F	0	528	0 0	0	0	0	0	1.One Story Fram
					%	%		2.Two Story Fram
					%	%		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