

HARPIN NICHOLAS G
HARPIN, ALYSHA M
99 DIAMOND DR
N WATERBORO ME 04061

B14159P999 B17159P217

Previous Owner
HIGHTER ERIK A & KRISTA M ALEXANDER
3615 GILLESPIE ST UNIT D

DALLAS TX 75219
Sale Date: 12/28/2015

Previous Owner
BAERT THOMAS J & DEANNE J
PO BOX 438

N WATERBORO ME 04061
Sale Date: 7/19/2004

Inspection Witnessed By:

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

Notes:
23.0613 - added 6x35 deck -sb

Waterboro

Property Data			Assessment Record							
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	30,000	136,300	10,000	156,300			
1ST MORTGAGE 0			2013	30,000	136,300	10,000	156,300			
2ND MORTGAGE 0			2014	30,000	136,300	10,000	156,300			
Zone/Land Use 47 Lake Arrowhead			2015	30,000	136,300	10,000	156,300			
Secondary Zone			2016	15,000	130,000	0	145,000			
Topography 2 Rolling			2017	15,000	130,000	0	145,000			
1.Level 4.Below St 7.Steep			2018	15,000	130,000	0	145,000			
2.Rolling 5.Low 8.Wet			2019	15,000	130,000	0	145,000			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	130,200	0	145,200			
Utilities 9 No Water/No Sewer			2021	16,500	130,200	0	146,700			
1.Public 4.Improve 7.Improve			2022	18,000	143,200	0	161,200			
2.Water 5.Improve 8.			2023	19,800	158,800	0	178,600			
3.Sewer 6.Improve 9.None			2024	22,200	182,800	0	205,000			
Street 3 Gravel			2025	30,000	231,600	0	261,600			
1.Paved 4.Proposed 7.ROW			Land Data							
2.Semi Imp 5.Pvt 8.None										
3.Gravel 6.Aband 9.TG PLAN			Front Foot	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 12/28/2015			14.Rear Land				%		3.Topography	
Price 130,000			15.Misc				%		4.Size/Shape	
Sale Type 2 Land & Buildings							%		5.Access or Rear	
1.Land 4.Mobile 7.			Square Foot				%		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 1 Conventional			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				%		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 1 Buyer			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					

46.Site Improve

Waterboro

Map Lot 045-001-601

Account 3410

Location 99 DIAMOND DRIVE

Card 1

Of 1

9/23/2024

Building Style	3 Raised Ranch			SF Bsmt Living	630	Layout	1 Typical				
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	3 100	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% 1 Hot Water BB	3.Not func	6.	9.			
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat					
Dwelling Units	1			2.HWCI	6.GravWA	10.	Attic	9 None			
Other Units	0			3.HWRAD	7.Electric	11.	1.1/4 Fin	4.Full Fin	7.1/4 Unfi		
Stories	2 Two Story			4.Steam	8.F/WallM	12.	2.1/2 Fin	5.FI/Stair	8.		
1.1	4.1.50	7.1.25		Cool Type	0% 9 None			3.3/4 Fin	6.1/2 Unfi	9.None	
2.2	5.1.75	8.		1.Refrig	4.W&C Air	7.	Insulation	1 Full			
3.3	6.2.50	9.		2.Evapor	5.	8.	1.Full	4.Minimal	7.		
Exterior Walls	8 Alumunum/Vinyl			3.H Pump	6.	9.None	2.Heavy	5.Unk	8.		
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style	2 Typical			3.Capped	6.	9.None	
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete	7.	Unfinished %	0%			
2.Wd Sh	6.Br/St	11.		2.Typical	5.	8.	Grade & Factor	3 Average 100%			
3.Compos.	7.Nov	12.		3.Old Type	6.	9.None	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	7.		1.Modern	4.Obsolete	7.	3.C Grade	6.AA Grade	9.Same		
2.Slate	5.Wood	8.		2.Typical	5.	8.	SQFT (Footprint)	840			
3.Metal	6.Other	9.		3.Old Type	6.	9.None	Condition	4 Average			
SF Masonry Trim	0			# Rooms	6			1.Poor	4.Avg	7.V G	
OPEN-3-	0			# Bedrooms	3			2.Fair	5.Avg+	8.Exc	
OPEN-4-	0			# Full Baths	2			3.Avg-	6.Good	9.Same	
Year Built	1989			# 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	7.					1.Incomp	4.Small	7.Layout		
2.C Block	5.Slab	8.					2.O-Built	5.CDU	8.Other		
3.Br/Stone	6.Prs/Post	9.					3.Damage	6.Style	9.None		
Basement	4 Full Basement						Econ. % Good	100%			
1.1/4 Bmt	4.Full Bmt	7.					Economic Code	None			
2.1/2 Bmt	5.None	8.					0.None	3.Services	7.		
3.3/4 Bmt	6.	9.None					1.Location	4.Traffic	8.		
Bsmt Gar # Cars	0						2.Encroach	9.None	9.		
Wet Basement	1 Dry Basement						Entrance Code	0			
1.Dry	4.	7.					1.Interior	4.Vacant	7.		
2.Damp	5.	8.					2.Refusal	5.Estimate	8.		
3.Wet	6.	9.					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		



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	64	0 0	0	0	% 0	%	1.One Story Fram
68 Wood Deck	2022	210	4 100	5	0	% 100	%	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

