

REED CHARLES W
REED, BARBARA G
57 DIAMOND DR
N WATERBORO ME 04061

B14364P606 B15861P804 B15927P766 B16003P716

Previous Owner
SCHAEFER, MICHAEL W & RUTH B
57 DIAMOND DR

N WATERBORO ME 04061
Sale Date: 4/01/2014

Previous Owner
NADEAU LANEY M
C/O MICHAEL & RUTH SCHAEFER
57 DIAMOND DR
N WATERBORO ME 04061
Sale Date: 12/01/2010

Previous Owner
LUMB WILLIAM
57 DIAMOND DRIVE

NORTH WATERBORO ME 04061
Sale Date: 2/02/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
For years, maps showed 1606 as part of 1607, but deeds say otherwise.
abated 2015

Waterboro

Property Data			Assessment Record							
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	45,000	146,900	0	191,900			
1ST MORTGAGE 0			2013	45,000	146,900	0	191,900			
2ND MORTGAGE 0			2014	45,000	146,900	0	191,900			
Zone/Land Use 47 Lake Arrowhead			2015	45,000	146,900	0	191,900			
Secondary Zone			2016	15,000	146,900	0	161,900			
Topography 1 Level 2 Rolling			2017	15,000	146,900	0	161,900			
1.Level 4.Below St 7.Steep			2018	15,000	146,900	0	161,900			
2.Rolling 5.Low 8.Wet			2019	15,000	146,900	0	161,900			
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	146,900	0	161,900			
Utilities 9 No Water/No Sewer			2021	16,500	146,900	0	163,400			
1.Public 4.Improve 7.Improve			2022	18,000	161,600	0	179,600			
2.Water 5.Improve 8.			2023	19,800	179,200	0	199,000			
3.Sewer 6.Improve 9.None			2024	22,200	201,300	0	223,500			
Street 3 Gravel			2025	30,000	270,100	0	300,100			
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 4/01/2014			14.Rear Land				%		3.Topography	
Price 138,900			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		Square Feet				7.Open Space	
3.Building 6. 9.			16.Regular Lot	16		1	100 %	0	8.View/Environ	
Financing 1 Conventional			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		Acreege/Sites				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							44.Utility ROW
										45.Camp Lot
										46.Site Improve

Waterboro

Map Lot 045-001-607


Account 4629

Location 57 DIAMOND DRIVE

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	3.Not func			
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 4 One & 1/2 Story			4.Steam	8.F/WallM	12.			
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.			
3.3	6.2.50	9.	2.Evapor	5.	8.			
Exterior Walls 8 Aluminum/Vinyl			3.H Pump	6.	9.None			
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style	0	Unfinished % 0%			
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	0	Grade & Factor 3 Average 110%			
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	0	SQFT (Footprint) 884			
OPEN-3- 0			# Bedrooms	3	Condition 7 Very Good			
OPEN-4- 0			# Full Baths	2	1.Poor			
Year Built 2004			# Half Baths	0	4.Avg			
Year Remodeled 0			# Addn Fixtures	0	7.V G			
Foundation 1 Concrete			# Fireplaces	0	2.Fair			
1.Concrete	4.Wood	7.						
2.C Block	5.Slab	8.				Econ. % Good 100%		
3.Br/Stone	6.Prs/Post	9.				Economic Code None		
Basement 4 Full Basement						0.None		
1.1/4 Bmt	4.Full Bmt	7.				1.Location		
2.1/2 Bmt	5.None	8.				2.Encroach		
3.3/4 Bmt	6.	9.None				Entrance Code 0		
Bsmt Gar # Cars 0						1.Interior		
Wet Basement 0						2.Refusal		
1.Dry	4.	7.				3.Informed		
2.Damp	5.	8.	Information Code 0					
3.Wet	6.	9.	1.Owner					
Date Inspected			2.Relative					
			3.Tenant					

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	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