

ETHIER JONATHAN M
153 FAIRVIEW DR
N WATERBORO ME 04061

B14160P843 B17528P218

Previous Owner
SAUCIER AMBER J
ATTN: JONATHAN M ETHIER
153 FAIRVIEW DRIVE
NORTH WATERBORO ME 04061 4849
Sale Date: 8/01/2017

Previous Owner
VICTORY HOMES INC\
7 SCRINSHAW LANE

SACO ME 04072
Sale Date: 3/10/2005

Previous Owner
HACKETT RONALD L & CHRISTINA
157 FAIRVIEW DRIVE

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

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
23.1031 - removed incomplete -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	30,000	118,600	10,000	138,600		
1ST MORTGAGE 0			2013	30,000	118,600	10,000	138,600		
2ND MORTGAGE 0			2014	30,000	118,600	10,000	138,600		
Zone/Land Use 47 Lake Arrowhead			2015	30,000	118,600	10,000	138,600		
Secondary Zone			2016	15,000	118,600	15,000	118,600		
Topography 2 Rolling			2017	15,000	118,600	15,000	118,600		
1.Level 4.Below St 7.Steep			2018	15,000	118,600	20,000	113,600		
2.Rolling 5.Low 8.Wet			2019	15,000	118,600	0	133,600		
3.Above St 6.Swampy 9.Lev/Roll			2020	15,000	118,800	20,000	113,800		
Utilities 9 No Water/No Sewer			2021	16,500	118,800	24,500	110,800		
1.Public 4.Improve 7.Improve			2022	18,000	130,700	25,000	123,700		
2.Water 5.Improve 8.			2023	19,800	145,000	25,000	139,800		
3.Sewer 6.Improve 9.None			2024	22,200	162,800	25,000	160,000		
Street 3 Gravel			2025	30,000	255,600	25,000	260,600		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Aband 9.TG PLAN					Frontage	Depth	Factor	Code	
LAND USE 0			11.Ossipee WF			%		1.Unimproved	
BUILDING USE 0			12.Arrowhead WF			%		2.Excess Ftg /De	
Sale Data			13.Waterfront			%		3.Topography	
			14.Rear Land			%		4.Size/Shape	
Sale Date 8/01/2017			15.Misc			%		5.Access or Rear	
Price 185,000						%		6.Restriction	
Sale Type 2 Land & Buildings						%		7.Open Space	
1.Land 4.Mobile 7.			Square Foot	Square Feet				8.View/Environ	
2.L & B 5.Other 8.				16.Regular Lot	16	1	100 %	0	9.Fract Share
3.Building 6. 9.			17.Secondary Lot			%		Acres	
Financing 9 Unknown			18.Excess Land			%		30.Rear (201+)	
1.Convent 4.Seller 7.			19.Condominium			%		31.Tillable/Horti	
2.FHA/VA 5.Private 8.			20.Pavement			%		32.Pasture	
3.Assumed 6.Cash 9.Unknown						%		33.Orchard	
Validity 1 Arms Length Sale						%		34.Frontage	
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites				35.Triangular Lot	
2.Related 5.Partial 8.Other			21.Homesite (Frac			%		36.Commercial	
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr			%		37.Softwood	
Verified 5 Public Record			23.Non Conforming			%		38.Mixed Wood	
1.Buyer 4.Agent 7.Family			Acres			%		39.Hardwood	
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)			%		40.Wasteland	
3.Lender 6.MLS 9.			25.Excess (10+)			%		41.Gravel Pit (Ac	
			26.Excess			%		42.Mobile Home Si	
			27.Rear (1-100)			%		43.Condo Site	
			28.Rear (101-150)			%		44.Utility ROW	
			29.Rear (151-200)			%		45.Camp Lot	
			Total Acreage		0.00			46.Site Improve	

Waterboro

Map Lot 045-001-784


Account 3541

Location 153 FAIRVIEW 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	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	Attic	9 None		
Dwelling Units 1			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.1/4 Unfi	
Other Units 0			3.HWRAD	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.	
Stories 4 One & 1/2 Story			4.Steam	8.FI/WallM	12.	3.3/4 Fin	6.1/2 Unfi	9.None	
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.	1.Full	4.Minimal	7.	
3.3	6.2.50	9.	2.Evapor	5.	8.	2.Heavy	5.Unk	8.	
Exterior Walls 8 Aluminum/Vinyl			3.H Pump	6.	9.None	3.Capped	6.	9.None	
0.Wood	4.Asb/Asph	8.Alum/Vin	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wood	5.T-111	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 0 110%			
2.Wd Sh	6.Br/St	11.	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grad	
3.Compos.	7.Nov	12.	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.	
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint) 768			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 8 Excellent			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G	
SF Masonry Trim 0			# Rooms	6		2.Fair	5.Avg+	8.Exc	
OPEN-3- 0			# Bedrooms	3		3.Avg-	6.Good	9.Same	
OPEN-4- 0			# Full Baths	2		Phys. % Good 0%			
Year Built 2005			# Half Baths	0		Funct. % Good 100%			
Year Remodeled 0			# Addn Fixtures	0		Functional Code 9 None			
Foundation 1 Concrete			# Fireplaces	0		1.Incomp	4.Small	7.Layout	
1.Concrete	4.Wood	7.							
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			# Addn Fixtures			Information Code 0			
			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	
68 Wood Deck	0	64	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

