

MADDEN, LISABETH
 MADDEN, CHRISTOPHER M
 13 PINECREST CIR
 NORTH WATERBORO ME 04061

B14725P453 B17802P818 B18380P701 B18555P726

Previous Owner
 MADDEN, EDWARD T III
 143 COLONIAL CIRCLE

HARRISON ME 04040
 Sale Date: 1/28/2021

Previous Owner
 HIMM, CHANNDARA
 HIMM, CHANDBOPHA
 41 GREEN ST.
 SACO ME 04072
 Sale Date: 9/16/2020

Previous Owner
 BAILEY WAYNE C SR & MELBA M
 ATTN: SHAN HIMM
 41 GREEN ST.
 SACO ME 04072
 Sale Date: 9/14/2016

Inspection Witnessed By:

| X | Date |
|----------|-------------|
| No./Date | Description |
| | Date Insp. |
| | |
| | |
| | |

Notes:
 12122018 - changed tax bill address to new property owner Shan Himm - tb
 22.0825 - changed to regular homesite,added 27x52 1st/b, 4x4 dk,5x6 dk,5x6 bh -sb

Waterboro

| Property Data | | | Assessment Record | | | | | | |
|--|--|--|----------------------|----------------------|------------------|--------------|------------------|-------------------|------------------------|
| Neighborhood 1 LAC WEST | | | Year | Land | Buildings | Exempt | Total | | |
| Tree Growth Year 0 | | | 2012 | 15,000 | 0 | 0 | 15,000 | | |
| 1ST MORTGAGE 0 | | | 2013 | 15,000 | 0 | 0 | 15,000 | | |
| 2ND MORTGAGE 0 | | | 2014 | 15,000 | 0 | 0 | 15,000 | | |
| Zone/Land Use 47 Lake Arrowhead | | | 2015 | 15,000 | 0 | 0 | 15,000 | | |
| Secondary Zone | | | 2016 | 7,500 | 0 | 0 | 7,500 | | |
| Topography 2 Rolling | | | 2017 | 7,500 | 0 | 0 | 7,500 | | |
| 1.Level 4.Below St 7.Steep | | | 2018 | 7,500 | 0 | 0 | 7,500 | | |
| 2.Rolling 5.Low 8.Wet | | | 2019 | 7,500 | 0 | 0 | 7,500 | | |
| 3.Above St 6.Swampy 9.Lev/Roll | | | 2020 | 7,500 | 0 | 0 | 7,500 | | |
| Utilities 9 No Water/No Sewer | | | 2021 | 8,300 | 0 | 0 | 8,300 | | |
| 1.Public 4.Improve 7.Improve | | | 2022 | 9,000 | 0 | 0 | 9,000 | | |
| 2.Water 5.Improve 8. | | | 2023 | 19,800 | 210,900 | 0 | 230,700 | | |
| 3.Sewer 6.Improve 9.None | | | 2024 | 22,200 | 236,800 | 0 | 259,000 | | |
| Street 3 Gravel | | | 2025 | 30,000 | 317,300 | 0 | 347,300 | | |
| 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 1/28/2021 | | | 15.Misc | | | % | | 5.Access or Rear | |
| Price | | | | | | % | | 6.Restriction | |
| Sale Type 1 Land Only | | | | | | % | | 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 2 Related Parties | | | | | | % | | 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 046-002-108

Account 3661

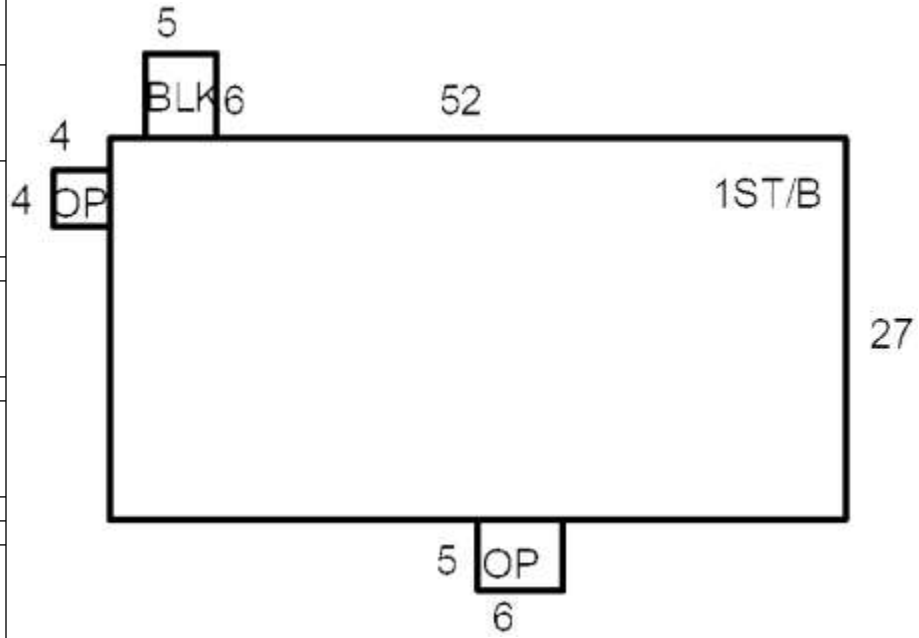
Location 13 PINECREST CIRCLE

Card 1

Of 1

9/23/2024

| | | |
|--|---|--|
| Building Style 2 Ranch 1.Conv 5.Garr/Col 9.Other 2.Ranch 6.Split 10.Mohome 3.R Ranch 7.Contemp/ 11.Condo 4.Cape 8.Log 12. Dwelling Units 1 Other Units 0 Stories 1 One Story 1.1 4.1.50 7.1.25 2.2 5.1.75 8. 3.3 6.2.50 9. Exterior Walls 8 Alumunum/Vinyl 0.Wood 4.Asb/Asph 8.Alum/Vin 1.Wood 5.T-111 9.Other 2.Wd Sh 6.Br/St 11. 3.Compos. 7.Nov 12. Roof Surface 1 Asphalt Shingles 1.Asphalt 4.Composit 7. 2.Slate 5.Wood 8. 3.Metal 6.Other 9. SF Masonry Trim 0 OPEN-3- 0 OPEN-4- 0 Year Built 2022 Year Remodeled 0 Foundation 1 Concrete 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. | SF Bsmt Living 0 Fin Bsmt Grade 0 0 OPEN 5 OPTIONAL 0 Heat Type 100% 1 Hot Water BB 1.HWBB 5.FWA 9.No Heat 2.HWCI 6.GravWA 10. 3.HWRAD 7.Electric 11. 4.Steam 8.F/WallM 12. Cool Type 0% 9 None 1.Refrig 4.W&C Air 7. 2.Evapor 5. 8. 3.H Pump 6. 9.None Kitchen Style 2 Typical 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None Bath(s) Style 2 Typical Bath(s) 1.Modern 4.Obsolete 7. 2.Typical 5. 8. 3.Old Type 6. 9.None # Rooms 6 # Bedrooms 3 # Full Baths 2 # Half Baths 0 # Addn Fixtures 0 # Fireplaces 0 | Layout 1 Typical 1.Typical 4. 7. 2.Inadeq 5. 8. 3.Not func 6. 9. Attic 9 None 1.1/4 Fin 4.Full Fin 7.1/4 Unfi 2.1/2 Fin 5.FI/Stair 8. 3.3/4 Fin 6.1/2 Unfi 9.None Insulation 1 Full 1.Full 4.Minimal 7. 2.Heavy 5.Unk 8. 3.Capped 6. 9.None Unfinished % 0% Grade & Factor 4 Good 100% 1.E Grade 4.B Grade 7.AAA Grad 2.D Grade 5.A Grade 8. 3.C Grade 6.AA Grade 9.Same SQFT (Footprint) 1404 Condition 6 Good 1.Poor 4.Avg 7.V G 2.Fair 5.Avg+ 8.Exc 3.Avg- 6.Good 9.Same Phys. % Good 0% Funct. % Good 100% Functional Code 9 None 1.Incomp 4.Small 7.Layout 2.O-Built 5.CDU 8.Other 3.Damage 6.Style 9.None Econ. % Good 100% Economic Code None 0.None 3.Services 7. 1.Location 4.Traffic 8. 2.Encroach 9.None 9. Entrance Code 0 1.Interior 4.Vacant 7. 2.Refusal 5.Estimate 8. 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 | 16 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 0 | 30 | 0 0 | 0 | 0 % | 0 % | |
| 90 BSMT ENTRY | 0 | 30 | 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