

MERRYMAN SCOTT L
MERRYMAN, CATHI J
604 ROSS CORNER ROAD
WATERBORO ME 04087

B5193P75

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:
24.0523 - corrected acreage & changed zone from Shoreland to AR - vw

Waterboro

Property Data			Assessment Record						
Neighborhood 74 LAKE SHERBURNE NBHD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	23,100	155,600	10,000	168,700		
1ST MORTGAGE 0			2013	23,100	155,600	10,000	168,700		
2ND MORTGAGE 0			2014	23,100	155,600	10,000	168,700		
Zone/Land Use 31 Agricultural/Residential			2015	23,100	155,600	10,000	168,700		
Secondary Zone 31			2016	20,800	154,000	15,000	159,800		
Topography 1 Level			2017	20,800	154,000	15,000	159,800		
1.Level 4.Below St 7.Steep			2018	20,800	154,000	20,000	154,800		
2.Rolling 5.Low 8.Wet			2019	20,800	154,000	20,000	154,800		
3.Above St 6.Swampy 9.Lev/Roll			2020	20,800	154,000	20,000	154,800		
Utilities 9 No Water/No Sewer			2021	22,900	154,000	24,500	152,400		
1.Public 4.Improve 7.Improve			2022	25,000	169,400	25,000	169,400		
2.Water 5.Improve 8.			2023	27,500	187,900	25,000	190,400		
3.Sewer 6.Improve 9.None			2024	30,800	211,600	25,000	217,400		
Street 3 Gravel			2025	67,800	304,700	25,000	347,500		
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			14.Rear Land				%		3.Topography
Price			15.Misc				%		4.Size/Shape
Sale Type							%		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				%		8.View/Environ
Financing			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							%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites					33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	0.46	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		35.Triangular Lot
Verified			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		0.46			44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 047-173

Account 3903

Location 604 ROSS CORNER ROAD

Card 1

Of 1

9/23/2024

Building Style	1 Conventional	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	2 Two Story		4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0% 9 None	Insulation
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	2 Typical	Unfinished %
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	0	
OPEN-3-	0		# Bedrooms	3	
OPEN-4-	0		# Full Baths	1	
Year Built	1973		# Half Baths	0	
Year Remodeled	1997		# Addn Fixtures	0	
Foundation	2 Concrete Block		# Fireplaces	0	
1.Concrete	4.Wood	7.	<div style="display: flex; align-items: center; justify-content: center;"> <div style="background-color: #2e7d32; 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

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	384	0 0	0	0	0	%	1.One Story Fram
21 Open Frame	0	80	0 0	0	0	0	%	2.Two Story Fram
26 1SFr Overhang	0	32	0 0	0	0	0	%	3.Three Story Fr
1 One Story Frame	0	192	0 0	0	0	0	%	4.1 & 1/2 Story
21 Open Frame	0	32	0 0	0	0	0	%	5.1 & 3/4 Story
24 Frame Shed	0	96	0 0	0	0	0	%	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

