

RUSSELL ROY P
CHASE, ROBIN M
40 COTTAGE STREET
CAMBRIDGE MA 02139

B4698P15

Property Data			Assessment Record						
Neighborhood 76 NORTHWEST POND A			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	73,500	79,700	0	153,200		
1ST MORTGAGE 0			2013	73,500	79,700	0	153,200		
2ND MORTGAGE 0			2014	73,500	79,700	0	153,200		
Zone/Land Use 48 Shoreland			2015	73,500	79,700	0	153,200		
Secondary Zone 31			2016	69,800	78,900	0	148,700		
Topography 2 Rolling			2017	69,800	78,900	0	148,700		
1.Level 4.Below St 7.Steep			2018	69,800	78,900	0	148,700		
2.Rolling 5.Low 8.Wet			2019	69,800	78,900	0	148,700		
3.Above St 6.Swampy 9.Lev/Roll			2020	69,800	79,600	0	149,400		
Utilities 9 No Water/No Sewer			2021	76,800	79,600	0	156,400		
1.Public 4.Improve 7.Improve			2022	83,800	87,500	0	171,300		
2.Water 5.Improve 8.			2023	92,200	97,100	0	189,300		
3.Sewer 6.Improve 9.None			2024	103,300	109,000	0	212,300		
Street 3 Gravel			2025	110,200	156,900	0	267,100		
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	13	Frontage	Depth	Factor	Code	
BUILDING USE 0			12.Arrowhead WF				%	0	1.Unimproved
Sale Data			13.Waterfront				%		2.Excess Ftg /De
			14.Rear Land				%		3.Topography
Sale Date			15.Misc				%		4.Size/Shape
Price							%		5.Access or Rear
Sale Type							%		6.Restriction
1.Land 4.Mobile 7.			Square Foot	Square Feet					7.Open Space
2.L & B 5.Other 8.			16.Regular Lot				%		8.View/Environ
3.Building 6. 9.			17.Secondary Lot				%		9.Fract Share
Financing			18.Excess Land				%		Acres
1.Convent 4.Seller 7.			19.Condominium				%		30.Rear (201+)
2.FHA/VA 5.Private 8.			20.Pavement				%		31.Tillable/Horti
3.Assumed 6.Cash 9.Unknown							%		32.Pasture
Validity			Fract. Acre	Acreege/Sites					33.Orchard
1.Valid 4.Split 7.Renovate			21.Homesite (Frac				%		34.Frontage
2.Related 5.Partial 8.Other			22.Vacant Lot (Fr				%		35.Triangular Lot
3.Distress 6.Exempt 9.			23.Non Conforming				%		36.Commercial
Verified			Acres				%		37.Softwood
1.Buyer 4.Agent 7.Family			24.Excess (5-10)				%		38.Mixed Wood
2.Seller 5.Pub Rec 8.Other			25.Excess (10+)				%		39.Hardwood
3.Lender 6.MLS 9.			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 0.10						44.Utility ROW
									45.Camp Lot
									46.Site Improve

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
Rebuilt cottage 2000


Waterboro

Map Lot 048-004

Account 3942

Location 16 CHICOPEE LANE

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	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% 9 Not Heated	3.Not func	6. 9.
4.Cape	8.Log 12.	1.HWBB	5.FWA 9.No Heat	Attic 4 Full Finished	
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 1 One 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 9 None	
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 9 Other		3.H Pump	6. 9.None	3.Capped	6. 9.None
0.Wood	4.Asb/Asph 8.Alum/Vin	Kitchen Style 3 Old Style		Unfinished % 0%	
1.Wood	5.T-111 9.Other	1.Modern	4.Obsolete 7.	Grade & Factor 3 Average 100%	
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 3 Old Style		3.C Grade	6.AA Grade 9.Same
1.Asphalt	4.Composit 7.	1.Modern	4.Obsolete 7.	SQFT (Footprint) 480	
2.Slate	5.Wood 8.	2.Typical	5. 8.	Condition 5 Above Average	
3.Metal	6.Other 9.	3.Old Type	6. 9.None	1.Poor	4.Avg 7.V G
SF Masonry Trim 0		# Rooms	0	2.Fair	5.Avg+ 8.Exc
OPEN-3- 0		# Bedrooms	2	3.Avg-	6.Good 9.Same
OPEN-4- 0		# Full Baths	1	Phys. % Good 0%	
Year Built 1975		# Half Baths	0	Funct. % Good 100%	
Year Remodeled 2000		# 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				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	

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	96	0 0	0	0	0	%	1.One Story Fram
21 Open Frame	0	96	0 0	0	0	0	%	2.Two Story Fram
28 Unfinished Attic	0	96	0 0	0	0	0	%	3.Three Story Fr
68 Wood Deck	0	80	0 0	0	0	0	%	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

