

STAPLES, DAWN M  
24 MOUNTAIN VIEW ROAD  
NORTH WATERBORO ME 04061

B8520P156 B17756P108

Previous Owner  
STAPLES LAURENCE C & DAWN M  
24 MOUNTAIN VIEW ROAD

NORTH WATERBORO ME 04061  
Sale Date: 7/17/2018

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

Waterboro

Property Data			Assessment Record							
Neighborhood <b>20 WEBBER RD</b>			Year	Land	Buildings	Exempt	Total			
Tree Growth Year <b>0</b>			2012	62,300	128,900	10,000	181,200			
1ST MORTGAGE <b>0</b>			2013	62,300	128,900	10,000	181,200			
2ND MORTGAGE <b>0</b>			2014	62,300	128,900	10,000	181,200			
Zone/Land Use <b>31 Agricultural/Residential</b>			2015	62,300	128,900	10,000	181,200			
Secondary Zone			2016	53,000	122,200	15,000	160,200			
Topography <b>2 Rolling</b>			2017	53,000	122,200	15,000	160,200			
1.Level 4.Below St 7.Steep			2018	53,000	122,200	20,000	155,200			
2.Rolling 5.Low 8.Wet			2019	53,000	122,200	20,000	155,200			
3.Above St 6.Swampy 9.Lev/Roll			2020	53,000	122,600	20,000	155,600			
Utilities <b>9 No Water/No Sewer</b>			2021	58,300	122,600	24,500	156,400			
1.Public 4.Improve 7.Improve			2022	63,600	134,800	25,000	173,400			
2.Water 5.Improve 8.			2023	70,000	149,500	25,000	194,500			
3.Sewer 6.Improve 9.None			2024	78,400	168,800	25,000	222,200			
Street <b>1 Paved</b>			2025	95,900	215,500	25,000	286,400			
1.Paved 4.Proposed 7.ROW			<b>Land Data</b>							
2.Semi Imp 5.Pvt 8.None										
3.Gravel 6.Aband 9.TG PLAN			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
LAND USE <b>0</b>			11.Ossipee WF		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>		
BUILDING USE <b>0</b>			12.Arrowhead WF				%		1.Unimproved	
<b>Sale Data</b>			13.Waterfront				%		2.Excess Ftg /De	
Sale Date <b>7/17/2018</b>			14.Rear Land				%		3.Topography	
Price			15.Misc				%		4.Size/Shape	
Sale Type <b>2 Land &amp; Buildings</b>							%		5.Access or Rear	
1.Land 4.Mobile 7.							%		6.Restriction	
2.L & B 5.Other 8.			<b>Square Foot</b>		<b>Square Feet</b>				7.Open Space	
3.Building 6. 9.			16.Regular Lot				%		8.View/Environ	
Financing <b>9 Unknown</b>			17.Secondary Lot				%		9.Fract Share	
1.Convent 4.Seller 7.			18.Excess Land				%		<b>Acres</b>	
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)	
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti	
Validity <b>8 Other Non Valid</b>							%		32.Pasture	
1.Valid 4.Split 7.Renovate			<b>Fract. Acre</b>		<b>Acreege/Sites</b>				33.Orchard	
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	0.92	100	%	0	34.Frontage	
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		35.Triangular Lot	
Verified <b>5 Public Record</b>			23.Non Conforming				%		36.Commercial	
1.Buyer 4.Agent 7.Family			<b>Acres</b>				%		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	
			<b>Total Acreage 0.92</b>							44.Utility ROW
										45.Camp Lot
										46.Site Improve

# Waterboro

Map Lot 051-005

Account 4060

Location 24 MOUNTAIN VIEW ROAD

Card 1

Of 1

9/23/2024

Building Style	<b>2 Ranch</b>			SF Bsmt Living	<b>750</b>			Layout	<b>1 Typical</b>		
1.Conv	5.Garr/Col	9.Other		Fin Bsmt Grade	<b>3 110</b>			1.Typical	4.	7.	
2.Ranch	6.Split	10.Mohome		OPEN 5 OPTIONAL	<b>0</b>			2.Inadeq	5.	8.	
3.R Ranch	7.Contemp/	11.Condo		Heat Type	<b>100% 1 Hot Water BB</b>			3.Not func	6.	9.	
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic	<b>9 None</b>		
Dwelling Units	<b>1</b>			2.HWCI	6.GravWA 10.			1.1/4 Fin	4.Full Fin	7.1/4 Unfi	
Other Units	<b>0</b>			3.HWRAD	7.Electric 11.			2.1/2 Fin	5.FI/Stair 8.		
Stories	<b>1 One Story</b>			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	<b>0% 9 None</b>			Insulation	<b>1 Full</b>		
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	<b>1 Wood Siding</b>			3.H Pump	6.	9.None		3.Capped	6.	9.None	
0.Wood	4.Asb/Asph	8.Alum/Vin		Kitchen Style	<b>2 Typical</b>			Unfinished %	<b>0%</b>		
1.Wood	5.T-111	9.Other		1.Modern	4.Obsolete	7.		Grade & Factor	<b>3 Average 110%</b>		
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	<b>1 Asphalt Shingles</b>			Bath(s) Style	<b>2 Typical Bath(s)</b>			3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.		SQFT (Footprint)	<b>1008</b>		
2.Slate	5.Wood	8.		2.Typical	5.	8.		Condition	<b>4 Average</b>		
3.Metal	6.Other	9.		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G	
SF Masonry Trim	<b>0</b>			# Rooms	<b>0</b>			2.Fair	5.Avg+	8.Exc	
OPEN-3-	<b>0</b>			# Bedrooms	<b>3</b>			3.Avg-	6.Good	9.Same	
OPEN-4-	<b>0</b>			# Full Baths	<b>1</b>			Phys. % Good	<b>0%</b>		
Year Built	<b>1974</b>			# Half Baths	<b>1</b>			Funct. % Good	<b>100%</b>		
Year Remodeled	<b>0</b>			# Addn Fixtures	<b>0</b>			Functional Code	<b>9 None</b>		
Foundation	<b>1 Concrete</b>			# Fireplaces	<b>1</b>			1.Incomp	4.Small	7.Layout	
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;">TRIO</div> </div>	2.O-Built	5.CDU	8.Other				
2.C Block	5.Slab	8.			3.Damage	6.Style	9.None				
3.Br/Stone	6.Prs/Post	9.			Econ. % Good	<b>100%</b>					
Basement	<b>4 Full Basement</b>				Economic Code	<b>None</b>					
1.1/4 Bmt	4.Full Bmt	7.			0.None	3.Services	7.				
2.1/2 Bmt	5.None	8.			1.Location	4.Traffic	8.				
3.3/4 Bmt	6.	9.None			2.Encroach	9.None	9.				
Bsmt Gar # Cars	<b>0</b>				Entrance Code	<b>0</b>					
Wet Basement	<b>1 Dry Basement</b>				1.Interior	4.Vacant	7.				
1.Dry	4.	7.			2.Refusal	5.Estimate	8.				
2.Damp	5.	8.		3.Informed	6.Office	9.RS					
3.Wet	6.	9.		Information Code	<b>0</b>						
				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	
21 Open Frame	0	224	0 0	0	0	% 0	%	1.One Story Fram
25 Frame Bay	0	16	0 0	0	0	% 0	%	2.Two Story Fram
24 Frame Shed	0	48	0 0	0	0	% 0	%	3.Three Story Fr
24 Frame Shed	0	120	0 0	0	0	% 0	%	4.1 & 1/2 Story
22 Encl Frame Porch	0	30	0 0	0	0	% 0	%	5.1 & 3/4 Story
23 Frame Garage	0	768	0 0	0	0	% 0	%	6.2 & 1/2 Story
69 Hot tub #	0	1	0 0	0	0	% 0	%	21.Open Frame Por
68 Wood Deck	0	120	0 0	0	0	% 0	%	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

