

FERRANDI SALVATORE & PHILLIP

12 ALPINE ROAD *Terrace*

B 12003 P 87 *9.26.02*

042-A52

SPENCER BRAD G & ANNE L

12 ALPINE TERRACE

08/14/2006 \$183,900

2727 ADDRESS

TOWN OF WATERBORO, MAINE

CARD NO.

OF

*0 NH 4/06*

PROPERTY DATA		BOOK	PAGE	DATE	CONSIDERATION
NEIGHBORHOOD CODE	<i>02</i>	<i>14555</i>	<i>115</i>	<i>08-05-2005</i>	
STREET CODE		<i>14933</i>	<i>19</i>	<i>01-19-2006</i>	<i>183,900</i>
		<i>14924</i>	<i>867</i>	<i>8-14-2006</i>	<i>183,900</i>

ASSESSMENT RECORD				
LAND USE	YEAR	LAND	BUILDINGS	TOTAL
11. Residential 21. Village 22. Village/Res. 31. Agricultural/Res. 33. Forest/Agri. 40. Conservation 45. General Purpose 48. Shoreland 49. Resource Protection	<i>02</i>	<i>7000</i>	<i>132,800 x 5%</i>	<i>73,000</i>
	<i>2006</i>	<i>15000</i>	<i>73000</i>	<i>88000</i>

LAND DATA						
FRONT FOOT	TYPE	EFFECTIVE		INFLUENCE		INFLUENCE CODES
		Frontage	Depth	Factor	Code	
11. Regular Lot					%	1=Vacancy
12. Delta Triangle					%	2=Excess Frontage
13. Nabla Triangle					%	3=Topography
14. Rear Land					%	4=Size/Shape
15.					%	5=Access
					%	6=Restrictions
					%	7=Corner
					%	8=Environment
					%	9=Fractional Share
SQUARE FOOT		SQUARE FEET				
16. Regular Lot					%	
17. Secondary					%	
18. Excess Land					%	
19. Condo.					%	
20.					%	
FRACT. ACRE		ACREAGE/SITES				
21. Homesite					%	
22. Baselot					%	
23.					%	
ACRES						
24. Homesite					%	
25. Baselot					%	
26. Secondary					%	
27. Frontage					%	
28. Rear 1					%	
29. Rear 2					%	
30. Rear 3					%	
31. Tillable					%	
32. Pasture					%	
33. Orchard					%	
Total					<i>30</i>	

*New own to Ron Leonard. Low mortgage for and shorted*

No./Date	Description	Date Insp.
	<i>Ret on Alpine</i>	

NOTES: *New ASE. 4/1/06*

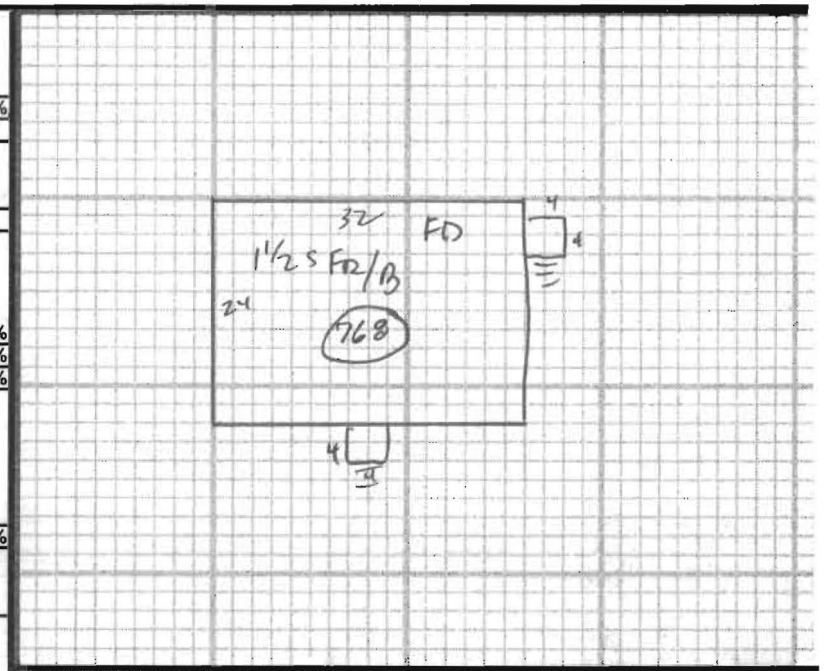
SALE DATA	
DATE(MM/YY)	<i>1</i>
PRICE	
SALE TYPE	
1. Land	4. Mobile
2. Land & Bldg.	Home
3. Building Only	5. Other
FINANCING	
1. Conv.	5. Private
2. FHA/VA	6. Cash
3. Assumed	7. FMHA
4. Seller	9. Unknown
VERIFIED	
1. Buyer	6. MLS
2. Seller	7. Family
3. Lender	8. Other
4. Agent	9. Confid.
5. Record	
VALIDITY	
1. Valid	5. Partial
2. Related	6. Exempt
3. Distress	7. Changed
4. Split	8. Other

TOWN OF WATERBORO, MAINE

BUILDING RECORD

MAP **42** LOT **A52** ACCOUNT NO. ADDRESS CARD NO. OF

<b>BUILDING STYLE</b>	<b>S/F BSMT LIVING</b>	<b>INSULATION</b>
1. Conv. 6. Split Lev. 2. Ranch 7. Contemp. 3. R. Ranch 8. Log 4. Cape 9. Other 5. Garrison	<b>FIN BSMT GRADE</b>	1. Full 4. Minimal 2. Heavy 9. None 3. Capped
<b>DWELLING UNITS</b>	<b>HEAT TYPE</b>	<b>UNFINISHED %</b>
<b>OTHER UNITS</b>	1. HW BB 6. Grav. WA 2. HW CI 7. Electric 3. HW Radiant 8. Units 4. Steam 9. No Heat 5. FWA	<b>GRADE &amp; FACTOR</b>
<b>STORIES</b>	<b>COOL TYPE</b>	1. E 4. B 2. D 5. A 3. C 6. AA
1. One 4. 1 1/2 2. Two 5. 1 3/4 3. Three 6. 2 1/2	1. Central 9. None	<b>SQ. FOOTAGE</b>
<b>EXTERIOR WALLS</b>	<b>KITCHEN STYLE</b>	<b>CONDITION</b>
1. Clapboard 6. BR./Stone 2. WD.SH. 7. Novelty 3. Comp. 8. AL/Vinyl 4. ASB/ASP 9. Other 5. T1-11	1. Good 3. Old Style 2. Typical 4. Obsolete	1. Poor 5. Avg + 2. Fair 6. Good 3. Avg - 7. V Good 4. Avg. 8. Exc.
<b>ROOF SURFACE</b>	<b>BATH(S) STYLE</b>	<b>PHYS. % GOOD</b>
1. Asphalt 4. Comp. 2. Slate 5. Wood 3. Metal 6. Other	1. Good 3. Old Style 2. Typical 4. Obsolete	<b>FUNCT. % GOOD</b>
<b>S/F MASONRY TRIM</b>	<b># ROOMS</b>	<b>FUNCT. CODE</b>
<b>YEAR BUILT</b>	<b># BEDROOMS</b>	1. Incomp. 5. CDU 2. Overbuilt 6. Style 3. Delap. 7. Layout 4. Small Size 8. Other 9. None
<b>YEAR REMODELED</b>	<b># FULL BATHS</b>	<b>ECON. % GOOD</b>
<b>FOUNDATION</b>	<b># HALF BATHS</b>	<b>ECON. CODE</b>
1. Conc. 4. Wood 2. C Blk 5. Slab 3. Br./Stone 6. Piers	<b># ADDN FIXTURES</b>	1. Location 3. Services 2. Encroach 9. None
<b>BASEMENT</b>	<b># FIREPLACES</b>	<b>ENTRANCE CODE</b>
1. 1/4 3. 3/4 5. Crawl 2. 1/2 4. Full 6. None	<b># HEARTHES</b>	1. Inspt. 3. Vacant 2. Refused 5. Estim. 3. Info Only
<b>BSMT GAR # CARS</b>	<b>LAYOUT</b>	<b>INFO. CODE</b>
<b>WET BASEMENT</b>	1. Typical 2. In adeq.	1. Owner 4. Agent 2. Relative 5. Estimate 3. Tenant 6. Other 2. Refused 5. Estim.
1. Dry 3. Wet 2. Damp 9. None	<b>ATTIC</b>	
	1. 1/4 Fin 4. Full Fin. 2. 1/2 Fin. 5. FI/Stairs 3. 3/4 Fin. 9. None	
	<b>INT COMP TO EXIT + - -</b>	
	<b>INSPECTED BY</b>	
	<b>DATE INSPECTED</b>	



3-29-06  
100-0078

PHOTO

ADDITIONS, OUTBUILDINGS & IMPROVEMENTS						PERCENT GOOD		CODES
TYPE	YEAR	UNITS	GRADE	COND	Phys.	Funct.		
								1. 1S Fr.
								2. 2S Fr.
								3. 3S Fr.
								4. 1 1/2S Fr.
								5. 1 3/4S Fr.
								6. 2 1/2S Fr.
								Add 10 for Bsmt
								21. OFP
								22. EFP
								23. Garage
								24. Shed
								25. Bay Window
								26. Overhang
								27. Unf. Bsmt
								28. Unf. Attic
								29. Fin. Attic
								Add 20 for 2 Story
								61. Carport
								62. Patio
								63. Swimming Pool
								64. Tennis Court
								65. Stable w/loft
								66. Greenhouse
								67. Natatorium
								68. Wood Deck
								69. Jacuzzi

NOTES: