MAP LOT ACCOUNT NO. 02837 ADDRESS TOWN OF WATERBORO, MAINE CARD NO. OF

043-821

KORBINI HEATHER M & HORLOR IRVIN S II
2 VICTORIA LANE
B 13080 P 167

No./Date	Description	Date Insp.

NOTES:

PROPERTY DATA

NEIGHBORHOOD CODE

STREET CODE

LAND USE
11. Residential
21. Village
22. Village/Res.
31. Agricultural/Res.
33. Forest/Agri.
40. Conservation
45. General Purpose
48. Shoreland
49. Resource Protection

SECONDARY ZONE

TOPOGRAPHY
1. Level 5. Low
2. Rolling 6. Swampy
3. Above St. 7. Steep
4. Below St. 8.

UTILITIES
1. All Public 5. Dug Well
2. Public Water 6. Septic
3. Public Sewer 7. Cess Pool
4. Drilled Well 9. No Utilities

STREET
1. Paved 4. Proposed
2. Semi-Improved
3. Gravel 9. No Street

3

SALE DATA

DATE(MM/YY) /

PRICE , ,

SALE TYPE
1. Land 4. Mobile Home
2. Land & Bldg.
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

BOOK	PAGE	DATE	CONSIDERATION
		06/ /03	$143,000

ASSESSMENT RECORD

YEAR	LAND	BUILDINGS	EXEMPT	TOTAL

LAND DATA

	TYPE	EFFECTIVE Frontage	EFFECTIVE Depth	INFLUENCE Factor	INFLUENCE Code
FRONT FOOT					
11. Regular Lot				%	
12. Delta Triangle				%	
13. Nabla Triangle				%	
14. Rear Land				%	
15.				%	
				%	
				%	
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	Total				
33. Orchard					

INFLUENCE CODES
1=Vacancy
2=Excess Frontage
3=Topography
4=Size/Shape
5=Access
6=Restrictions
7=Corner
8=Environment
9=Fractional Share

ACRES (cont.)
34. Softwood (F&O)
35. Mixed Wood (F&O)
36. Hardwood (F&O)
37. Softwood (T.G.)
38. Mixed Wood (T.G.)
39. Hardwood (T.G.)
40. Waste
41. Gravel Pit

SITE
42. Moho Site
43. Condo Site
44. Lot Improvements

TOWN OF WATERBORO, MAINE

10E

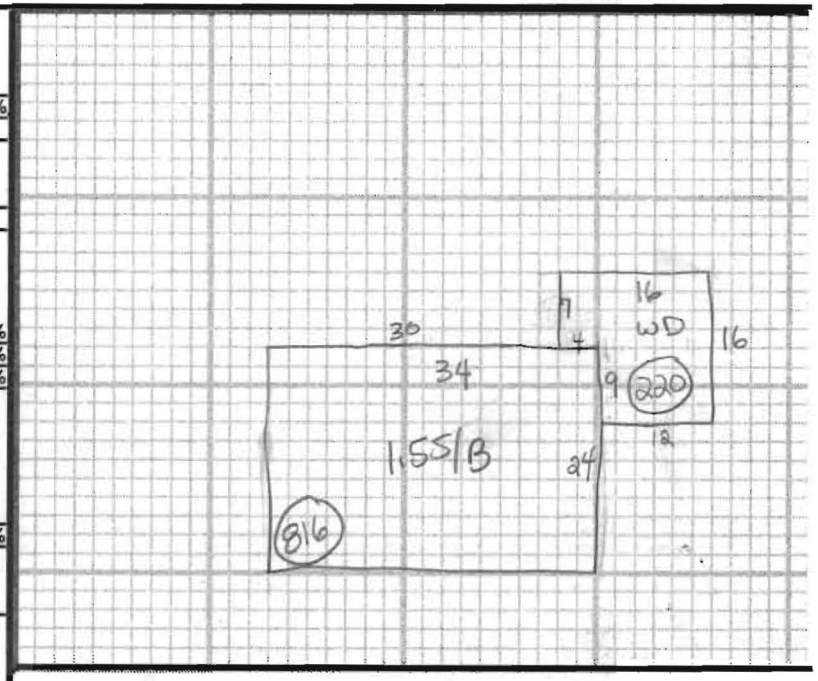
BUILDING RECORD

MAP	LOT	ACCOUNT NO.	ADDRESS	CARD NO.	OF

BUILDING STYLE		
1. Conv.	6. Split Lev.	4
2. Ranch	7. Contemp.	
3. R. Ranch	8. Log	
4. Cape	9. Other	
5. Garrison		
DWELLING UNITS		1
OTHER UNITS		
STORIES		4
1. One	4. 1 1/2	
2. Two	5. 1 3/4	
3. Three	6. 2 1/2	
EXTERIOR WALLS		8
1. Clapboard	6. BR./Stone	
2. WD.SH.	7. Novelty	
3. Comp.	6. AL/Vinyl	
4. ASB/ASP	9. Other	
5. T1-11		
ROOF SURFACE		1
1. Asphalt	4. Comp.	
2. Slate	5. Wood	
3. Metal	6. Other	
S/F MASONERY TRIM		
YEAR BUILT		2000
YEAR REMODELED		
FOUNDATION		
1. Conc.	4. Wood	1
2. C Blk	5. Slab	
3. Br./Stone	6. Piers	
BASEMENT		4
1. 1/4 3. 3/4	5 Crawl	
2. 1/2 4. Full	6. None	
BSMT GAR # CARS		
WET BASEMENT		1
1. Dry	3. Wet	
2. Damp	9. None	

S/F BSMT LIVING		
FIN BSMT GRADE		
HEAT TYPE		1
1. HW BB	6. Grav. WA	
2. HW Cl	7. Electric	
3. HW Radiant	8. Units	
4. Steam	9. No Heat	
5. FWA		100 %
COOL TYPE		
1. Central	9. None	9 %
KITCHEN STYLE		2
1. Good	3. Old Style	
2. Typical	4. Obsolete	
BATH(S) STYLE		2
1. Good	3. Old Style	
2. Typical	4. Obsolete	
# ROOMS		6
# BEDROOMS		3
#FULL BATHS		1
# HALF BATHS		1
# ADDN FIXTURES		
# FIREPLACES		
# HEARTHS		
LAYOUT		1
1. Typical	2. In adeq.	
ATTIC		9
1. 1/4 Fin	4. Full Fin.	
2. 1/2 Fin.	5. Fl/Stairs	
3. 3/4 Fin.	9. None	
INT COMP TO EXIT + = -		
INSPECTED BY		KSH
DATE INSPECTED		6/30/05

INSULATION		1
1. Full	4. Minimal	
2. Heavy	9. None	
3. Capped		
UNFINISHED %		%
GRADE & FACTOR		3
1. E	4. B	
2. D	5. A	
3. C	6. AA	
SQ. FOOTAGE		
CONDITION		6
1. Poor	5, Avg +	
2. Fair	6. Good	
3. Avg -	7. V Good	
4 Avg.	8. Exc.	%
PHYS. % GOOD		100 %
FUNCT. % GOOD		100 %
FUNCT. CODE		9
1. Incomp.	5. CDU	
2. Overbuilt	6. Style	
3. Delap.	7. Layout	
4. Small Size	8. Other	
	9. None	
ECON. % GOOD		100 %
ECON. CODE		
1. Location	3. Services	
2. Encroach	9. None	
ENTRANCE CODE		5
1. Inspct.	3. Vacant	
2. Refused	5. Estim.	
3. Info Only		
INFO. CODE		5
1. Owner	4. Agent	
2. Relative	5. Estimate	
3. Tenant	6. Other	
2. Refused	5. Estim.	



ADDITIONS, OUTBUILDINGS & IMPROVEMENTS

	TYPE	YEAR	UNITS	GRADE	COND	PERCENT GOOD Phys.	PERCENT GOOD Funct.
1.5S/B	9		816			%	%
WD	68		220			%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%

NOTES:

CODES

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. Attaic

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

PHOTO