WATERFRONT (C) NOT GOOD

MAP	LOT	ACCOUNT NO. 3957	ADDRESS	TOWN OF WATERBORO, MAINE	CARD NO.	OF

048-10A

MCALLISTER DANIEL C
63 BLUEBERRY ROAD
B 9810 P 274

PROPERTY DATA

NEIGHBORHOOD CODE	74
STREET CODE	
LAND USE	48
SECONDARY ZONE	31
TOPOGRAPHY	Rough Drainage WF 01
UTILITIES	09
STREET	1
SALE DATA	
DATE(MM/YY)	/
PRICE	, ,
SALE TYPE	
FINANCING	
VERIFIED	
VALIDITY	

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

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

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

ASSESSMENT RECORD

YEAR	LAND	BUILDINGS	EXEMPT	TOTAL
02	57400	29000		86400

No./Date	Description	Date Insp.

NOTES:

WATERFRONT QUALITY (C) FAIR

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			.69		

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

188' FTG. POND (C)

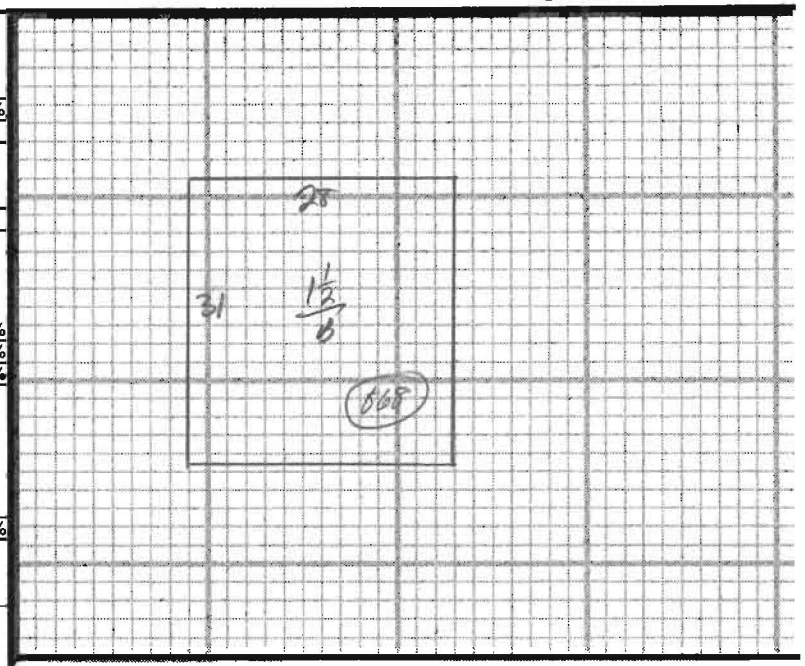
TOWN OF WATERBORO, MAINE

BUILDING RECORD

MAP 48 LOT 10A ACCOUNT NO. 3957 ADDRESS CARD NO. OF

BUILDING STYLE	4	**S/F BSMT LIVING**	
1. Conv. 6. Split Lev.		**FIN BSMT GRADE**	
2. Ranch 7. Contemp.			
3. R. Ranch 8. Log		**HEAT TYPE**	1 not operating
4. Cape 9. Other		1. HW BB 6. Grav. WA	
5. Garrison		2. HW CI 7. Electric	
DWELLING UNITS	1	3. HW Radiant 8. Units wood	8
OTHER UNITS		4. Steam 9. No Heat	
STORIES	4	5. FWA (wood HT)	%
1. One 4. 1 1/2		**COOL TYPE**	
2. Two 5. 1 3/4		1. Central 9. None	9 %
3. Three 6. 2 1/2			
EXTERIOR WALLS	1	**KITCHEN STYLE**	
1. Clapboard 6. BR./Stone		1. Good 3. Old Style	2
2. WD.SH. 7. Novelty		2. Typical 4. Obsolete	
3. Comp. 8. AL/Vinyl		**BATH(S) STYLE**	2
4. ASB/ASP 9. Other		1. Good 3. Old Style	
5. T1-11		2. Typical 4. Obsolete	
ROOF SURFACE	1	**# ROOMS**	5
1. Asphalt 4. Comp.		**# BEDROOMS**	3
2. Slate 5. Wood		**#FULL BATHS**	1
3. Metal 6. Other		**# HALF BATHS**	
S/F MASONERY TRIM		**# ADDN FIXTURES**	
YEAR BUILT	1938	**# FIREPLACES**	
YEAR REMODELED	1987	**# HEARTHS**	
FOUNDATION	1	**LAYOUT**	1
1. Conc. 4. Wood		1. Typical 2. In adeq.	
2. C Blk 5. Slab		**ATTIC**	9
3. Br./Stone 6. Piers		1. 1/4 Fin 4. Full Fin.	
BASEMENT	4	2. 1/2 Fin. 5. Fl/Stairs	
1. 1/4 3. 3/4 5 Crawl		3. 3/4 Fin. 9. None	
2. 1/2 4. Full 6. None		**INT COMP TO EXIT + = -**	
BSMT GAR # CARS	0	**INSPECTED BY**	RAK
WET BASEMENT	1		
1. Dry 3. Wet		**DATE INSPECTED**	12-8-05
2. Damp 9. None			

INSULATION	4		
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	868		
CONDITION	5		
1. Poor 5. Avg +			
2. Fair 6. Good			
3. Avg - 7. V Good			
4 Avg. 8. Exc.		%	
PHYS. % GOOD		%	
FUNCT. % GOOD		%	
FUNCT. CODE	9		
1. Incomp. 5. CDU			
2. Overbuilt 6. Style			
3. Delap. 7. Layout			
4. Small Size 8. Other			
9. None			
ECON. % GOOD		%	
ECON. CODE	9		
1. Location 3. Services			
2. Encroach 9. None			
ENTRANCE CODE	3		
1. Inspct. 3. Vacant			
2. Refused 5. Estim.	* 2		
3. Info Only			
INFO. CODE	1		
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.
1S	1	1972	868			%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%

NOTES: * Info at Phone w/owner 02/15/06 N.A.

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