

MAP LOT

ACCOUNT NO. **4119**

ADDRESS

TOWN OF WATERBORO, MAINE

CARD NO. OF

052-046

NUGENT DANA B & JULIE A  
108 PHEASANT RUN ROAD  
B 11905 P 1

**PROPERTY DATA**

NEIGHBORHOOD CODE	<u>30</u>
STREET CODE	_____
LAND USE	<u>31</u>
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	<u>PAVED</u>
1. Level 5. Low 2. Rolling 6. Swampy 3. Above St. 7. Steep 4. Below St. 8.	<u>2</u>
UTILITIES	<u>9</u>
1. All Public 5. Dug Well 2. Public Water 6. Septic 3. Public Sewer 7. Cess Pool 4. Drilled Well 9. No Utilities	
STREET	<u>1</u>
1. Paved 4. Proposed 2. Semi-Improved 3. Gravel 9. No Street	

BOOK	PAGE	DATE	CONSIDERATION

**ASSESSMENT RECORD**

YEAR	LAND	BUILDINGS	EXEMPT	TOTAL
<u>02</u>	<u>22200</u>	<u>53800</u>		<u>76000</u>

**LAND DATA**

	TYPE	EFFECTIVE		INFLUENCE		INFLUENCE CODES
		Frontage	Depth	Factor	Code	
<b>FRONT FOOT</b>						
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
<b>SQUARE FOOT</b>		SQUARE FEET				
16. Regular Lot					%	
17. Secondary					%	
18. Excess Land					%	
19. Condo.					%	
20.					%	
<b>FRACT. ACRE</b>		ACREAGE/SITES				
21. Homesite					%	
22. Baselot					%	
23.					%	
<b>ACRES</b>					%	
24. Homesite					%	
25. Baselot					%	
26. Secondary					%	
27. Frontage					%	
28. Rear 1					%	
29. Rear 2					%	
30. Rear 3					%	
31. Tillable					%	
32. Pasture					%	
33. Orchard					%	
Total					<u>75</u>	

No./Date	Description	Date Insp.

**NOTES:**

SALE DATA	
DATE(MM/YY)	<u>__/__/__</u>
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	

- 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

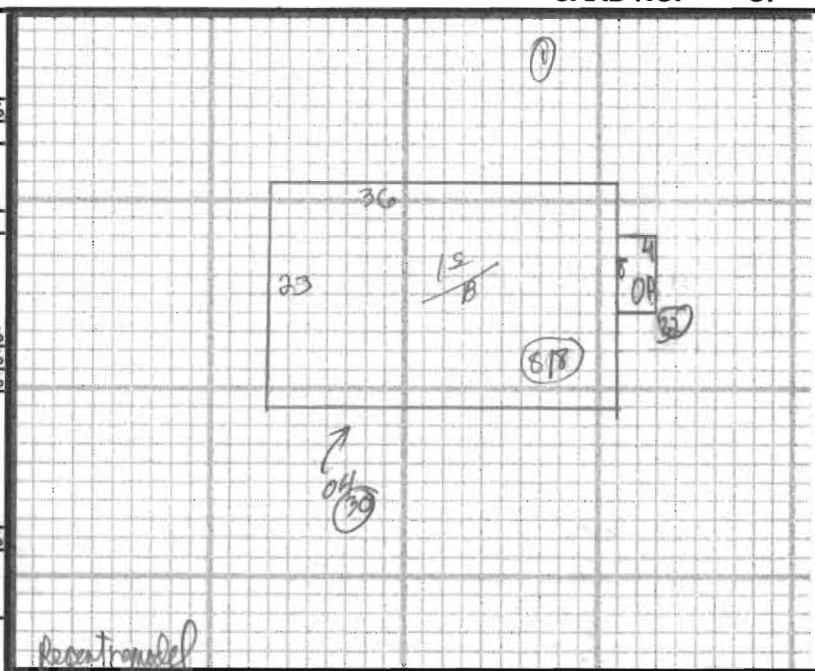
MAP 52 LOT 46

ACCOUNT NO. 505 cut

BUILDING RECORD ADDRESS

CARD NO. OF

<b>BUILDING STYLE</b>	3	<b>S/F BSMT LIVING</b>	505	<b>INSULATION</b>	1	
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>	3 100	1. Full 4. Minimal 2. Heavy 9. None 3. Capped		
<b>DWELLING UNITS</b>		<b>HEAT TYPE</b>	1	<b>UNFINISHED %</b>		%
<b>OTHER UNITS</b>	1	1. HW BB 6. Grav. WA 2. HW CI 7. Electric 3. HW Radiant 8. Units 4. Steam 9. No Heat 5. FWA	9 %	<b>GRADE &amp; FACTOR</b>	3+	
<b>STORIES</b>		<b>COOL TYPE</b>	2 %	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		<b>KITCHEN STYLE</b>	2	<b>SQ. FOOTAGE</b>		818
<b>EXTERIOR WALLS</b>	1	1. Good 3. Old Style 2. Typical 4. Obsolete	2	<b>CONDITION</b>	7	
1. Clapboard 6. BR./Stone 2. WD.SH. 7. Novelty 3. Comp. 8. AL/Vinyl 4. ASB/ASP 9. Other 5. T1-11		<b>BATH(S) STYLE</b>	2	1. Poor 5. Avg + 2. Fair 6. Good 3. Avg - 7. V Good 4. Avg. 8. Exc.		%
<b>ROOF SURFACE</b>		<b># ROOMS</b>	2	<b>PHYS. % GOOD</b>		%
1. Asphalt 4. Comp. 2. Slate 5. Wood 3. Metal 6. Other	3	<b># BEDROOMS</b>	2	<b>FUNCT. % GOOD</b>	%	
<b>S/F MASONRY TRIM</b>		<b># FULL BATHS</b>	1	<b>FUNCT. CODE</b>	9	
1. 1/4 3. 3/4 5. Crawl 2. 1/2 4. Full 6. None		<b># HALF BATHS</b>	1	1. Incomp. 5. CDU 2. Overbuilt 6. Style 3. Delap. 7. Layout 4. Small Size 8. Other 9. None		
<b>YEAR BUILT</b>	<b># ADDN FIXTURES</b>	1	<b>ECON. % GOOD</b>	%		
1975	1	<b># FIREPLACES</b>	1	<b>ECON. CODE</b>	9	
<b>YEAR REMODELED</b>		<b># HEARTHES</b>	1	1. Location 3. Services 2. Encroach 9. None		
<b>FOUNDATION</b>		<b>LAYOUT</b>	1	<b>ENTRANCE CODE</b>		5
1. Conc. 4. Wood 2. C Blk 5. Slab 3. Br./Stone 6. Piers	<b>ATTIC</b>	9	1. Inspect. 3. Vacant 2. Refused 5. Estim. 3. Info Only			
<b>BASEMENT</b>	<b>INT COMP TO EXIT + = -</b>	9	<b>INFO. CODE</b>	5		
1. 1/4 3. 3/4 5. Crawl 2. 1/2 4. Full 6. None	<b>INSPECTED BY</b>	PAX	1. Owner 4. Agent 2. Relative 5. Estimate 3. Tenant 6. Other 2. Refused 5. Estim.			
<b>BSMT GAR # CARS</b>	<b>DATE INSPECTED</b>	10-20-05				
<b>WET BASEMENT</b>	1					
1. Dry 3. Wet 2. Damp 9. None						



ADDITIONS, OUTBUILDINGS & IMPROVEMENTS							PERCENT GOOD		CODES
TYPE	YEAR	UNITS	GRADE	COND	Phys.	Funct.			
1 <sup>s</sup>	001	1979	818			%	%	1. 1S Fr.	
OH	26		30			%	%	2. 2S Fr.	
OP	21		32			%	%	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	

PHOTO

NOTES: