

Map Lot R01-001

Account 48

Location BRADFORD ROAD

Card 1 Of 1 10/05/2023

POWELL, KATRINA  
POWELL, BENJAMIN  
313 HODGKINS HILL ROAD  
JEFFERSON ME 04348

B5801P211

Previous Owner  
ZEPHRAM DE COLEBI

75 GROVE ROAD  
PITMAN PA 17964  
Sale Date: 10/28/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'16 OFFICIAL NAME CHANGE.  
WOODED.

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total
			2010	49,600	0	0	49,600
Tree Growth Year <b>0</b>			2011	49,600	0	0	49,600
FARM LAND YEAR <b>0</b>			2012	49,600	0	0	49,600
OPEN SPACE YEAR <b>0</b>			2013	49,600	0	0	49,600
Zone/Land Use <b>21 RURAL</b>			2014	49,600	0	0	49,600
			2015	49,600	0	0	49,600
Secondary Zone			2016	49,600	0	0	49,600
Topography <b>2 Rolling</b> <b>1 Level</b>			2017	49,600	0	0	49,600
			2018	49,600	0	0	49,600
1.Level	4.Below St	7.Steep	2019	49,600	0	0	49,600
2.Rolling	5.Low	8.Rough	2020	49,600	0	0	49,600
3.Above St	6.Swampy	9.	2021	49,600	0	0	49,600
Utilities <b>9</b>			2022	49,600	0	0	49,600
1.Public	4.Dr Well	7.Cesspool	2023	62,000	0	0	62,000
2.Water	5.DUG/LAKE	8.	<b>Land Data</b>				
3.Sewer	6.Septic	9.None					
Street <b>1 Paved</b>			<div><div>Front Foot</div><div>Type</div><div>Effective</div><div>Influence</div><div>Influence Codes</div></div>				
1.Paved	4.Proposed	7.					
2.Semi Imp	5.Private	8.	<div><div>Square Foot</div><div>Square Feet</div><div>Acres</div></div>				
3.Gravel	6.Pub Eas	9.NoStreet					
TREE GROWTH PLAN <b>0</b>			<div><div>Fract. Acre</div><div>Acres</div></div>				
CONSERV EASE <b>0</b>							
<b>Sale Data</b>			<div><div>Fract. Acre</div><div>Acres</div></div>				
Sale Date <b>10/28/2021</b>							
Price <b>39,900</b>			<div><div>Fract. Acre</div><div>Acres</div></div>				
Sale Type <b>1 Land Only</b>							
1.Land	4.Mobile	7.	<div><div>Fract. Acre</div><div>Acres</div></div>				
2.L & B	5.Other	8.					
3.Building	6.	9.	<div><div>Fract. Acre</div><div>Acres</div></div>				
Financing <b>9 Unknown</b>							
1.Convent	4.Seller	7.	<div><div>Fract. Acre</div><div>Acres</div></div>				
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown	<div><div>Fract. Acre</div><div>Acres</div></div>				
Validity <b>1 Arms Length Sale</b>							
1.Valid	4.Split	7.Renovate	<div><div>Fract. Acre</div><div>Acres</div></div>				
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.Foreclose	<div><div>Fract. Acre</div><div>Acres</div></div>				
Verified <b>5 Public Record</b>							
1.Buyer	4.Agent	7.Family	<div><div>Fract. Acre</div><div>Acres</div></div>				
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.	<div><div>Fract. Acre</div><div>Acres</div></div>				
			<div><div>Total Acreage</div><div>6.00</div></div>				

**WISCASSET**

Map Lot R01-001

Account 48

Location BRADFORD ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>5 Estimated</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>5 Estimate</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/11/2006								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Map Lot R01-001-A

Account 2004

Location BRADFORD RD

Card 1 Of 1 10/05/2023

CENTRAL MAINE POWER  
c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES  
PORTLAND ME 04101

CENTRAL MAINE POWER c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES PORTLAND ME 04101			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings		Exempt	Total
			Tree Growth Year 0			2010	122,000	0		0	122,000
			FARM LAND YEAR 0			2011	122,000	0		0	122,000
			OPEN SPACE YEAR 0			2012	122,000	0		0	122,000
			Zone/Land Use 23 UTILITY ROW			2013	122,000	0		0	122,000
			Secondary Zone			2014	122,000	0		0	122,000
						2015	122,000	0		0	122,000
			Topography 2 Rolling			2016	122,000	0		0	122,000
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017	122,000	0		0	122,000		
				2018	122,000	0		0	122,000		
				2019	122,000	0		0	122,000		
Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2020	122,000	0		0	122,000		
				2021	122,000	0		0	122,000		
				2022	122,000	0		0	122,000		
			Street 1 Paved			2023	129,300	0		0	129,300
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data					
			Front Foot		Type	Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
			11.Regular Lot					%			
12.Delta Triangle				%							
13.Nabla Triangle				%							
X			14.Rear Land				%		1.Open Space		
			15.Front Foot				%		2.Neighborhood A		
							%		3.Topography		
							%		4.Size/Shape		
							%		5.Access		
Date			Price				%		6.Restriction		
			Sale Type				%		7.Corner/Locatio		
			1.Land 4.Mobile 7.		Square Feet				8.View/Environ		
			2.L & B 5.Other 8.				%		9.Fract Share		
			3.Building 6. 9.				%		Acres		
Notes:			Financing						30.Rear 20+		
			1.Convent 4.Seller 7.						31.Waterfront Rea		
			2.FHA/VA 5.Private 8.						32.Open Space		
			3.Assumed 6.Cash 9.Unknown						33.RestrictEsm		
			Validity						34.PASTURE 1		
			1.Valid 4.Split 7.Renovate		Acreege/Sites				35.HORTICULTURAL-		
			2.Related 5.Partial 8.Other		28	61.00	100	%	0	36.Pasture 3	
			3.Distress 6.Exempt 9.Foreclose					%		37.Softwood	
			Verified					%		38.Mixed Wood	
			1.Buyer 4.Agent 7.Family					%		39.Hardwood	
WISCASSET			2.Seller 5.Pub Rec 8.Other					%		40.Wasteland	
			3.Lender 6.MLS 9.					%		41.CAMP SITE	
					Total Acreage		61.00				42.Mobile Home Si
											43.Condo Site
											44.Site Improveveme
										45.CAMP SITE	
										46.PAVING/00	

**WISCASSET**

Map Lot R01-001-A

Account 2004

Location BRADFORD RD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmoint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code 0		
Date Inspected						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
<b>Additions, Outbuildings &amp; Improvements</b>								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-002			Account 49			Location 12 RUMERILL ROAD			Card 1		Of 1		10/05/2023		
PERRY, FRED A P.O. BOX 404 WOOLWICH ME 04579			Property Data			Assessment Record									
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total					
			Tree Growth Year 0			2010	42,200	67,100	10,000	99,300					
			FARM LAND YEAR 0			2011	42,200	67,100	10,000	99,300					
			OPEN SPACE YEAR 0			2012	42,200	67,100	10,000	99,300					
B5585P234 B5615P203 B5615P205 B5615P207			Zone/Land Use 21 RURAL			2013	42,200	67,100	10,000	99,300					
Previous Owner PICCIRILLO, DEANNA M 243 BRADFORD RD			Secondary Zone			2014	42,200	67,100	10,000	99,300					
						2015	42,200	67,100	10,000	99,300					
WISCASSET ME 04578			Topography 3 Above Street 1 Level			2016	42,200	67,100	15,000	94,300					
Sale Date: 11/04/2020			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	42,200	67,100	20,000	89,300					
Previous Owner COLBY, LILLIAN G PO BOX 125						2018	42,200	67,100	20,000	89,300					
						2019	42,200	67,100	20,000	89,300					
WISCASSET ME 04578			Utilities 4 Drilled Well 6 Septic System			2020	42,200	67,100	25,000	84,300					
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	40,000	67,100	0	107,100					
Street 1 Paved						2022	40,000	67,100	0	107,100					
Inspection Witnessed By:			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	50,000	83,900	0	133,900					
						Land Data									
			Front Foot		Type	Effective		Influence		Influence Codes					
						Frontage	Depth	Factor	Code						
			11.Regular Lot					%							
12.Delta Triangle				%											
13.Nabla Triangle				%											
14.Rear Land				%											
15.Front Foot				%											
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# WISCASSET

Map Lot R01-002

Account 49

Location 12 RUMERILL ROAD

Card 1

Of 1

10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>50% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>720</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1860</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>3 3/4 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

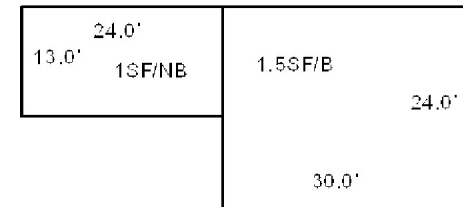
Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	312	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	429	2 100	1	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	400	2 100	1	0 %	100 %		3.THREE STORY FR
23 Frame Garage	0	273	2 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2001	90	2 100	2	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

SHED 13X33

SHED 9X10



SHED 20X20

GARAGE 13X21



Card 1 Of 1 10/05/2023

# WISCASSET

**Acres**

30.Rear 20+  
31.Waterfront Rea  
32.Open Space  
33.RestrictEsm  
34.PASTURE 1  
35.HORTICULTURAL-  
36.Pasture 3  
37.Softwood  
38.Mixed Wood  
39.Hardwood  
40.Wasteland  
41.CAMP SITE  
42.Mobile Home Si  
43.Condo Site  
44.Site Improve me  
45.CAMP SITE  
46.PAVING/00

**WISCASSET**

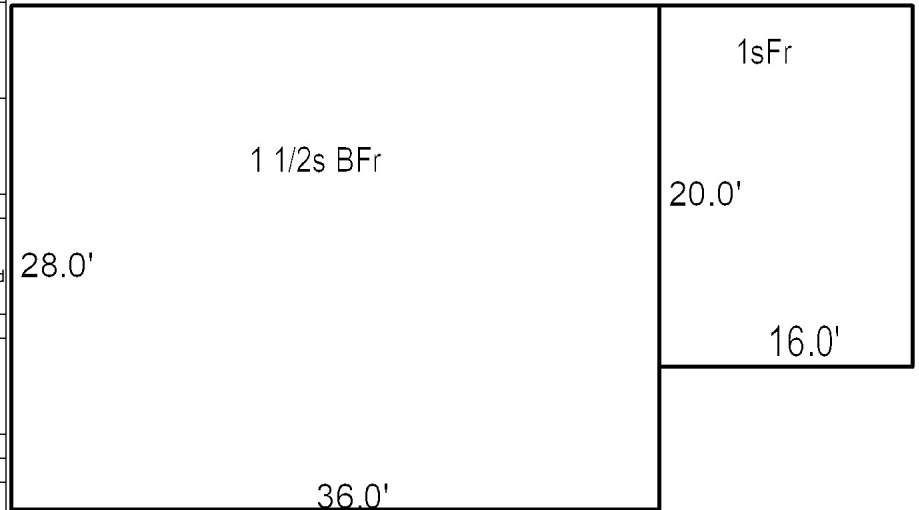
Map Lot R01-002-A

Account 50

Location 48 RUMERILL ROAD

Card 1 Of 1 10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 110%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 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-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2019</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	



Date Inspected 12/07/2006

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	320	0 0	0	0 %	0 %		1.ONE STORY FRAM
10 BSMT	0	320	0 0	0	0 %	0 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

COLBY, SCOTT ROBERT WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	43,000	11,900	0	54,900	
			FARM LAND YEAR 0			2011	43,000	11,900	0	54,900	
			OPEN SPACE YEAR 0			2012	43,000	11,900	0	54,900	
B3020P250 B5547P117			Zone/Land Use 21 RURAL			2013	43,000	11,900	0	54,900	
			Secondary Zone			2014	43,000	11,900	0	54,900	
						2015	43,000	11,900	0	54,900	
			Topography 1 Level			2016	43,000	8,200	15,000	36,200	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	43,000	8,200	20,000	31,200	
2018	43,000	8,200				20,000	31,200				
Utilities 4 Drilled Well 6 Septic System						2019	43,000	8,200	20,000	31,200	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	43,000	8,200	25,000	26,200	
						2021	41,000	8,200	25,000	24,200	
			2022	41,000	8,200	24,000	25,200				
			2023	51,300	10,300	25,000	36,600				
			Land Data								
			Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes	
Frontage	Depth	Factor				Code					
					%		1.Open Space				
					%		2.Neighborhood A				
					%		3.Topography				
					%		4.Size/Shape				
					%		5.Access				
					%		6.Restriction				
					%		7.Corner/Locatio				
					%		8.View/Environ				
Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				Acres					
				%							
				%		30.Rear 20+					
				%		31.Waterfront Rea					
				%		32.Open Space					
				%		33.RestrictEsm					
				%		34.PASTURE 1					
				%		35.HORTICULTURAL-					
				%		36.Pasture 3					
				%		37.Softwood					
Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		Acreage/Sites									
				20	1.00		100	%	0		
		21	1.00	100	%	0					
		28	0.72	100	%	0					
					%						
					%						
					%						
					%						
					%						
					%						
Total Acreage 1.72						45.CAMP SITE					

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.

Notes:  
'21 SPLIT OF 1AC TO NEW LOT 2B-1  
'16 Per info remove all buildings except for two small sheds.  
2008-26 Rumerill Road is 911 address for the extra mobile home that Collins are living in.  
8-18-08: permit states "MH". Found 8x10 Vacation Trailer.

WISCASSET




# WISCASSET

Map Lot R01-002-B

Account 2278

Location 28 RUMERILL ROAD

Card 1 Of 1 10/05/2023

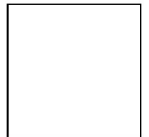
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>1 Interior Inspect</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>3 Tenant</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1970	64	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2007	64	2 100	2	0 %	100 %		2.TWO STORY FRAM
997 12' Mobile	1970	12x60	2 100	2	0 %	50 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

(2) Small 8x8+- Sheds



12.0' 60.0' MH



ATWATER, ELIZABETH C 26 RUMERILL RD WISCASSET ME 04578			Property Data			Assessment Record									
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total					
						2021	39,600	0	0	39,600					
						2022	39,600	67,600	24,000	83,200					
			B5547P117			OPEN SPACE YEAR			2023	49,500	84,500	25,000	109,000		
Zone/Land Use <b>21 RURAL</b>															
			Secondary Zone												
			Topography <b>1 Level</b>												
			1.Level           4.Below St       7.Steep 2.Rolling       5.Low           8.Rough 3.Above St      6.Swampy       9.												
			Utilities												
			1.Public           4.Dr Well       7.Cesspool 2.Water           5.DUG/LAKE     8. 3.Sewer           6.Septic       9.None												
			Street <b>1 Paved</b>												
			1.Paved           4.Proposed       7. 2.Semi Imp       5.Private       8. 3.Gravel          6.Pub Eas       9.NoStreet												
			TREE GROWTH PLAN <b>0</b>			<b>Land Data</b>									
CONSERV EASE <b>0</b>															
Inspection Witnessed By:			<b>Sale Data</b>			<b>Front Foot</b>		<b>Type</b>		<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
										<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>		
X			Date			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot				11.Regular Lot		11.Regular Lot		1.Open Space	
										12.Delta Triangle		12.Delta Triangle			
										13.Nabla Triangle		13.Nabla Triangle		2.Neighborhood A	
										14.Rear Land		14.Rear Land			
										15.Front Foot		15.Front Foot		3.Topography	
										15.Front Foot		15.Front Foot			
										16.Regular Lot		16.Regular Lot		4.Size/Shape	
										17.Secondary Site		17.Secondary Site			
										18.Secondary Site		18.Secondary Site		5.Access	
										19.Condominium		19.Condominium			
										20.Base Homesite		20.Base Homesite		6.Restriction	
										20.Base Homesite		20.Base Homesite			
Notes:										<b>Square Foot</b>		<b>Square Feet</b>		7.Corner/Locatio	
										<b>Square Feet</b>		<b>Square Feet</b>			
7/18/22 W/MOTHER, M&L DW +MVR										21.HS Size Adj		21.HS Size Adj		8.View/Environ	
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A		9.Fract Share	
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron		30.Rear 20+	
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf		31.Waterfront Rea	
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10		32.Open Space	
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>		33.RestrictEsm	
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj		34.PASTURE 1	
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A		35.HORTICULTURAL-	
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron		36.Pasture 3	
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf		37.Softwood	
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10		38.Mixed Wood	
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>		39.Hardwood	
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj		40.Wasteland	
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A		41.CAMP SITE	
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron		42.Mobile Home Si	
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf		43.Condo Site	
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10		44.Site Improve	
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>		45.CAMP SITE	
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj		46.PAVING/00	
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			
										<b>Acreage/Sites</b>		<b>Acreage/Sites</b>			
										21.HS Size Adj		21.HS Size Adj			
										22.Base Waterfron		22.Base Waterfron			
										23.Deep WF Size A		23.Deep WF Size A			
										23.Deep WF Size A		23.Deep WF Size A			
										24.Base Waterfron		24.Base Waterfron			
										25.Shallow WF Siz		25.Shallow WF Siz			
										26.Base Water Inf		26.Base Water Inf			
										27.Influence W Si		27.Influence W Si			
										28.Rear Land 1-10		28.Rear Land 1-10			
										29.Rear Land 11-2		29.Rear Land 11-2			
										<b>Fract. Acre</b>		<b>Acreage/Sites</b>			

**WISCASSET**

Map Lot R01-002-B-1

Account 2724

Location 26 RUMERILL ROAD

Card 1

Of 1

10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1512</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-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2021</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

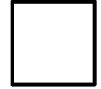
Date Inspected

**Additions, Outbuildings & Improvements**

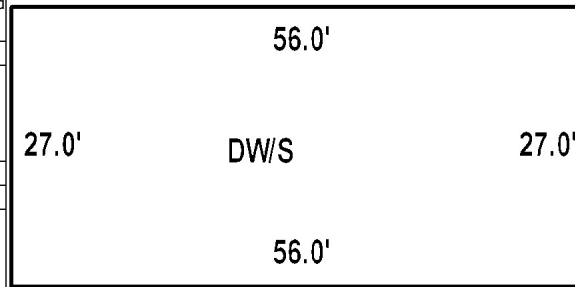
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	64	3 100	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

8.0'

8.0'



SHED





Map Lot    R01-002-C

Account    2731

Location

Card    1    Of    1    10/05/2023

COLBY, DAMIEN  
P.O. BOX 125  
WISCASSET ME 04578

B5585P234

Property Data

Neighborhood    **103 RURAL WEST**

Tree Growth Year    **0**

FARM LAND YEAR

OPEN SPACE YEAR

Zone/Land Use    **21 RURAL**

Secondary Zone

Topography    **3 Above Street**

1.Level            4.Below St        7.Steep

2.Rolling        5.Low            8.Rough

3.Above St      6.Swampy        9.

Utilities

1.Public            4.Dr Well        7.Cesspool

2.Water            5.DUG/LAKE      8.

3.Sewer            6.Septic        9.None

Street    **1 Paved**

1.Paved            4.Proposed        7.

2.Semi Imp        5.Private          8.

3.Gravel           6.Pub Eas        9.NoStreet

TREE GROWTH PLAN            **0**

CONSERV EASE            **0**

Sale Data

Sale Date

Price

Sale Type

1.Land            4.Mobile          7.

2.L & B            5.Other           8.

3.Building        6.                9.

Financing

1.Convent        4.Seller          7.

2.FHA/VA        5.Private        8.

3.Assumed       6.Cash           9.Unknown

Validity

1.Valid            4.Split            7.Renovate

2.Related        5.Partial          8.Other

3.Distress       6.Exempt          9.Foreclose

Verified

1.Buyer            4.Agent           7.Family

2.Seller            5.Pub Rec        8.Other

3.Lender           6.MLS            9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2021

39,800

0

0

39,800

2022

39,800

0

0

39,800

2023

49,800

0

0

49,800

Land Data

Front Foot

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

11.Regular Lot

%

1.Open Space

12.Delta Triangle

%

2.Neighborhood A

13.Nabla Triangle

%

3.Topography

14.Rear Land

%

4.Size/Shape

15.Front Foot

%

5.Access

%

6.Restriction

%

7.Corner/Locatio

%

8.View/Environ

%

9.Fract Share

%

Acres

%

30.Rear 20+

%

31.Waterfront Rea

%

32.Open Space

%

33.RestrictEsm

%

34.PASTURE 1

%

35.HORTICULTURAL-

%

36.Pasture 3

%

37.Softwood

%

38.Mixed Wood

%

39.Hardwood

%

40.Wasteland

%

41.CAMP SITE

%

42.Mobile Home Si

%

43.Condo Site

%

44.Site Improve

%

45.CAMP SITE

%

46.PAVING/00

Square Foot

Square Feet

%

16.Regular Lot

%

17.Secondary Site

%

18.Secondary Site

%

19.Condominium

%

20.Base Homesite

%

Fract. Acre

Acreage/Sites

%

21.HS Size Adj

20

1.00

100

%

0

22.Base Waterfron

21

1.00

100

%

0

23.Deep WF Size A

28

0.10

100

%

0

Acres

%

24.Base Waterfron

%

25.Shallow WF Siz

%

26.Base Water Inf

%

27.Influence W Si

%

28.Rear Land 1-10

%

29.Rear Land 11-2

%

Total Acreage

1.10

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

WISCASSET

**WISCASSET**

Map Lot R01-002-C

Account 2731

Location

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>0</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Map Lot R01-003

Account 51

Location RUMERILL ROAD

Card 1 Of 1 10/05/2023

TOWN OF WISCASSET 51 BATH RD WISCASSET ME 04578			<b>Property Data</b>			<b>Assessment Record</b>						
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year <b>0</b>			2010	47,600	0	47,600	0		
			FARM LAND YEAR <b>0</b>			2011	47,600	0	47,600	0		
B5005P40			OPEN SPACE YEAR <b>0</b>			2012	47,600	0	47,600	0		
Previous Owner WISCASSET, TOWN OF			Zone/Land Use <b>21 RURAL</b>			2013	47,600	0	47,600	0		
			Secondary Zone			2014	47,600	0	47,600	0		
						2015	47,600	0	47,600	0		
			Topography <b>1 Level</b>			2016	47,600	0	47,600	0		
51 BATH ROAD WISCASSET ME 04578 Sale Date: 5/16/2016			1.Level           4.Below St       7.Steep 2.Rolling       5.Low           8.Rough 3.Above St     6.Swampy       9.			2017	47,600	0	0	47,600		
						2018	47,600	0	0	47,600		
			Utilities <b>9 NoWater/NoSewer</b>			2019	47,600	0	47,600	0		
			1.Public       4.Dr Well       7.Cesspool 2.Water       5.DUG/LAKE   8. 3.Sewer       6.Septic       9.None			2020	47,600	0	47,600	0		
			Street <b>1 Paved</b>			2021	47,600	0	47,600	0		
						2022	47,600	0	47,600	0		
			1.Paved       4.Proposed       7. 2.Semi Imp   5.Private       8. 3.Gravel      6.Pub Eas     9.NoStreet			2023	59,500	0	59,500	0		
			Inspection Witnessed By:			<b>Land Data</b>						
<b>Front Foot</b>  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type				<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b> 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share <b>Acres</b> 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00		
						Frontage	Depth	Factor	Code			
								%				
X  Date			<b>Square Foot</b>  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			<b>Square Feet</b>						
							%					
							%					
			No./Date       Description                   Date Insp.								%	
							%					
							%					
Notes: '19 ERROR FOUND THIS LOT WAS CONVEYED TO NOURIA IN ERROR			Financing <b>9 Unknown</b>			<b>Fract. Acre</b>  21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A <b>Acres</b> 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		<b>Acreage/Sites</b>				
			1.Convent   4.Seller       7. 2.FHA/VA   5.Private       8. 3.Assumed   6.Cash        9.Unknown					20	1.00	100	%	0
			Validity <b>6 Exempt Property</b>					21	1.00	100	%	0
			1.Valid     4.Split       7.Renovate 2.Related   5.Partial     8.Other 3.Distress   6.Exempt     9.Foreclose			28	4.00	100	%	0		
WISCASSET			Verified <b>5 Public Record</b>							%		
			1.Buyer     4.Agent       7.Family 2.Seller     5.Pub Rec    8.Other 3.Lender     6.MLS       9.							%		
								<b>Total Acreage</b>		5.00		

WISCASSET

**WISCASSET**

Map Lot R01-003

Account 51

Location RUMERILL ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>5 Estimated</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>5 Estimate</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/07/2006								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Map Lot R01-004

Account 52

Location RUMERILL ROAD

Card 1 Of 1 10/05/2023

RUMRILL PRESERVATION GROUP  
C/O MAC CAPITAL PARTNERS, INC.  
SUITE 450  
PLYMOUTH MEETING PA 19462

B1529P277

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:  
WOODS.

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total
			2010	75,600	0	0	75,600
			2011	75,600	0	0	75,600
Tree Growth Year <b>0</b>			2012	75,600	0	0	75,600
FARM LAND YEAR <b>0</b>			2013	75,600	0	0	75,600
OPEN SPACE YEAR <b>0</b>			2014	75,600	0	0	75,600
Zone/Land Use <b>21 RURAL</b>			2015	75,600	0	0	75,600
			2016	75,600	0	0	75,600
			2017	75,600	0	0	75,600
Secondary Zone			2018	75,600	0	0	75,600
Topography <b>1 Level</b>			2019	75,600	0	0	75,600
			2020	75,600	0	0	75,600
			2021	75,600	0	0	75,600
1.Level                4.Below St        7.Steep			2022	75,600	0	0	75,600
2.Rolling            5.Low                8.Rough			2023	94,500	0	0	94,500
3.Above St          6.Swampy          9.							
Utilities <b>9</b>	<b>NoWater/NoSewer</b>						
1.Public                4.Dr Well            7.Cesspool							
2.Water                5.DUG/LAKE        8.							
3.Sewer                6.Septic             9.None							
Street <b>1 Paved</b>							
1.Paved                4.Proposed        7.							
2.Semi Imp          5.Private            8.							
3.Gravel              6.Pub Eas          9.NoStreet							
TREE GROWTH PLAN <b>0</b>							
CONSERV EASE <b>0</b>							
<b>Sale Data</b>							
Sale Date							
Price							
Sale Type							
1.Land                4.Mobile            7.							
2.L & B                5.Other              8.							
3.Building            6.                      9.							
Financing							
1.Convent            4.Seller              7.							
2.FHA/VA            5.Private            8.							
3.Assumed          6.Cash                9.Unknown							
Validity							
1.Valid                4.Split                7.Renovate							
2.Related            5.Partial             8.Other							
3.Distress            6.Exempt             9.Foreclose							
Verified							
1.Buyer                4.Agent                7.Family							
2.Seller                5.Pub Rec             8.Other							
3.Lender                6.MLS                 9.							

# WISCASSET

Map Lot R01-004

Account 52

Location RUMERILL ROAD

Card 1 Of 1 10/05/2023

Building Style <b>0</b>			SF Bsmt Living <b>0</b>			Layout <b>0</b>		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade <b>0 0</b>			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH <b>0</b>			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100% 0</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic <b>0</b>		
Dwelling Units <b>0</b>			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units <b>0</b>			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories <b>0</b>			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0% 9 None</b>			Insulation <b>0</b>		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls <b>0</b>			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style <b>0</b>			Unfinished % <b>0%</b>		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor <b>0 0%</b>		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface <b>0</b>			Bath(s) Style <b>0</b>			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) <b>0</b>		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition <b>0</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-CUSTOM <b>0</b>			# Bedrooms <b>0</b>			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM <b>0</b>			# Full Baths <b>0</b>			Phys. % Good <b>0%</b>		
Year Built <b>0</b>			# Half Baths <b>0</b>			Funct. % Good <b>100%</b>		
Year Remodeled <b>0</b>			# Addn Fixtures <b>0</b>			Functional Code <b>9 None</b>		
Foundation <b>0</b>			# Fireplaces <b>0</b>			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good <b>100%</b>		
Basement <b>0</b>						Economic Code <b>None</b>		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars <b>0</b>						Entrance Code <b>5 Estimated</b>		
Wet Basement <b>0</b>						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.					3.Informed 6. 9.		
3.Wet	6. 9.					Information Code <b>5 Estimate</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Card 1 Of 1 10/05/2023

# WISCASSET

Property Data			Assessment Record								
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total				
Tree Growth Year        0			2010	41,000	91,000	10,000	122,000				
FARM LAND YEAR            0			2011	41,000	91,000	10,000	122,000				
OPEN SPACE YEAR           0			2012	41,000	91,000	10,000	122,000				
Zone/Land Use        21 RURAL			2013	41,000	91,000	10,000	122,000				
Secondary Zone			2014	41,000	91,000	10,000	122,000				
			2015	41,000	91,000	10,000	122,000				
Topography                1 Level			2016	41,000	91,000	15,000	117,000				
1.Level	4.Below St	7.Steep	2017	41,000	89,800	20,000	110,800				
2.Rolling	5.Low	8.Rough	2018	41,000	129,200	20,000	150,200				
3.Above St	6.Swampy	9.	2019	41,000	129,200	20,000	150,200				
Utilities    4 Drilled Well    6 Septic System			2020	41,000	171,400	25,000	187,400				
1.Public	4.Dr Well	7.Cesspool	2021	41,000	171,400	25,000	187,400				
2.Water	5.DUG/LAKE	8.	2022	41,000	171,400	24,000	188,400				
3.Sewer	6.Septic	9.None	2023	51,300	214,300	25,000	240,600				
Street        1 Paved			Land Data								
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes		
2.Semi Imp	5.Private	8.			Frontage	Depth	Factor	Code			
3.Gravel	6.Pub Eas	9.NoStreet					%				
TREE GROWTH PLAN            0					11.Regular Lot		%	1.Open Space			
CONSERV    EASE            0					12.Delta Triangle		%	2.Neighborhood A			
Sale Data					13.Nabla Triangle		%	3.Topography			
Sale Date	12/01/1992				14.Rear Land		%	4.Size/Shape			
Price	47,500				15.Front Foot		%	5.Access			
Sale Type        2 Land & Buildings			Square Foot		Square Feet			Acres			
1.Land	4.Mobile	7.				%					
2.L & B	5.Other	8.				%					
3.Building	6.	9.				%					
Financing        9 Unknown						%					
1.Convent	4.Seller	7.				%					
2.FHA/VA	5.Private	8.				%					
3.Assumed	6.Cash	9.Unknown				%					
Validity        7 Renovations			Fract. Acre		Acreage/Sites						
1.Valid	4.Split	7.Renovate			20	1.00			100	%	0
2.Related	5.Partial	8.Other			21	1.00			100	%	0
3.Distress	6.Exempt	9.Foreclose			28	0.70			100	%	0
Verified        5 Public Record									%		
1.Buyer	4.Agent	7.Family							%		
2.Seller	5.Pub Rec	8.Other							%		
3.Lender	6.MLS	9.							%		
			Total Acreage		1.70						


# WISCASSET

Map Lot R01-006

Account 54

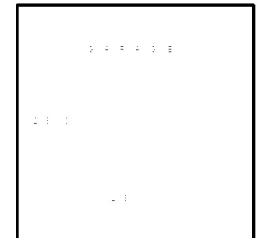
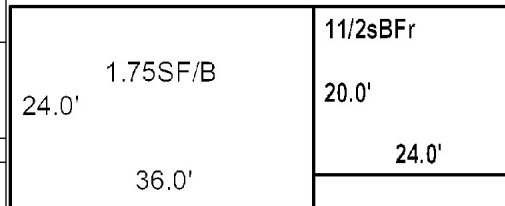
Location 138 RUMERILL ROAD

Card 1 Of 1 10/05/2023

Building Style <b>4 Cape Cod</b>			SF Bsmst Living <b>0</b>			Layout <b>1 Typical</b>		
1.Conv.	5.Colonial	9.Other	Fin Bsmst Grade <b>0 0</b>			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH <b>0</b>			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>50% 1 Hot Water BB</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	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.		
Other Units <b>0</b>			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories <b>5 One &amp; 3/4 Story</b>			4.Steam 8.Fl/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	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	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls <b>8 ALUM/VINYL</b>			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style <b>2 TYPICAL</b>			Unfinished % <b>0%</b>		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor <b>3 Average 100%</b>		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface <b>1 Asphalt Shingles</b>			Bath(s) Style <b>2 TYPICAL</b>			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) <b>864</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>6</b>			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM <b>0</b>			# Bedrooms <b>3</b>			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM <b>0</b>			# Full Baths <b>1</b>			Phys. % Good <b>0%</b>		
Year Built <b>1985</b>			# Half Baths <b>0</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>0</b>			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p><b>TRIO</b> Software A Division of Harris Computer Systems</p></div>			2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	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 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars <b>0</b>						Entrance Code <b>1 Interior Inspect</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. 9.					
3.Wet	6. 9.		Information Code <b>1 Owner</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					

Date Inspected 12/07/2006

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
14 1.5 Story/BSMT	2017	480	3 100	4	0 %	100 %		3.THREE STORY FR
77 1.50 ST	2019	784	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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





Map Lot		R01-007		Account		55		Location		306 WILLOW LANE		Card		1		Of		1		10/05/2023									
WILLIAMS, AUDREY B WISCASSET ME 04578  B4530P247								Property Data			Assessment Record																		
								Neighborhood			103 RURAL WEST			Year		Land		Buildings		Exempt		Total							
								Tree Growth Year			0			2010		52,600		58,100		16,000		94,700							
								FARM LAND YEAR			0			2011		52,600		58,100		0		110,700							
Previous Owner MAIN, ANNE LILLIAN (DEVESEE) MAIN,HAROLD,DONALD,WALTER,JAMES & PARFUME, MARG. C/O JAMES C. MAIN (PR) WISCASSET ME 04578 Sale Date: 5/31/2012								OPEN SPACE YEAR			0			2012		52,600		58,100		0		110,700							
								Zone/Land Use			21 RURAL			2013		43,000		59,400		0		102,400							
								Secondary Zone			2014		43,000		59,400		0		102,400										
											2015		43,000		59,400		0		102,400										
								Topography			1 Level			2016		43,000		59,400		0		102,400							
								1.Level			4.Below St			7.Steep			2017		43,000		59,400		0		102,400				
								2.Rolling			5.Low			8.Rough			2018		43,000		59,400		0		102,400				
								3.Above St			6.Swampy			9.			2019		43,000		59,400		20,000		82,400				
								Utilities			4 Drilled Well			6 Septic System			2020		43,000		59,700		25,000		77,700				
								1.Public			4.Dr Well			7.Cesspool			2021		43,000		59,700		25,000		77,700				
								2.Water			5.DUG/LAKE			8.			2022		43,000		60,100		24,000		79,100				
								3.Sewer			6.Septic			9.None			2023		53,800		75,100		25,000		103,900				
								Street			1 Paved			Land Data															
								1.Paved			4.Proposed											7.							
								2.Semi Imp			5.Private											8.							
Inspection Witnessed By:								3.Gravel			6.Pub Eas			9.NoStreet			Front Foot												
								TREE GROWTH PLAN			0																		
								CONSERV EASE			0																		
								Sale Data																					
								Sale Date			5/31/2012																		
X								Price			105,000			Square Foot															
								Sale Type			2 Land & Buildings																		
								1.Land			4.Mobile											7.							
								2.L & B			5.Other											8.							
								3.Building			6.											9.							
Date								Financing			9 Unknown			Fract. Acre															
								1.Convent			4.Seller											7.							
								2.FHA/VA			5.Private											8.							
								3.Assumed			6.Cash											9.Unknown							
								Validity			1 Arms Length Sale																		
Notes: 7/18/22 NAH SHED COMP 6/7/21 NAH SHED STILL INC. 5/18/20 ADD SHED INC. 2007-Acreage corrected from 1.3 to 7.5 per owner and per map. 9/2010-Changed address to send bill to son as Mrs. Main passed away. Also removed widow/veterans and homestead exemptions. 2013-Previous owner Annie Lillian Main (Estate) BK1301 WISCASSET ME 04578 2.1 acres and house with 303.3' frontage, retaining 4.8 acres								1.Valid			4.Split			7.Renovate			Acres												
								2.Related			5.Partial			8.Other															
								3.Distress			6.Exempt			9.Foreclose															
								Verified			5 Public Record																		
								1.Buyer			4.Agent			7.Family															
								2.Seller			5.Pub Rec			8.Other			Total Acreage												
								3.Lender			6.MLS			9.															
														2.70															

# WISCASSET

Map Lot R01-007

Account 55

Location 306 WILLOW LANE

Card 1

Of 1

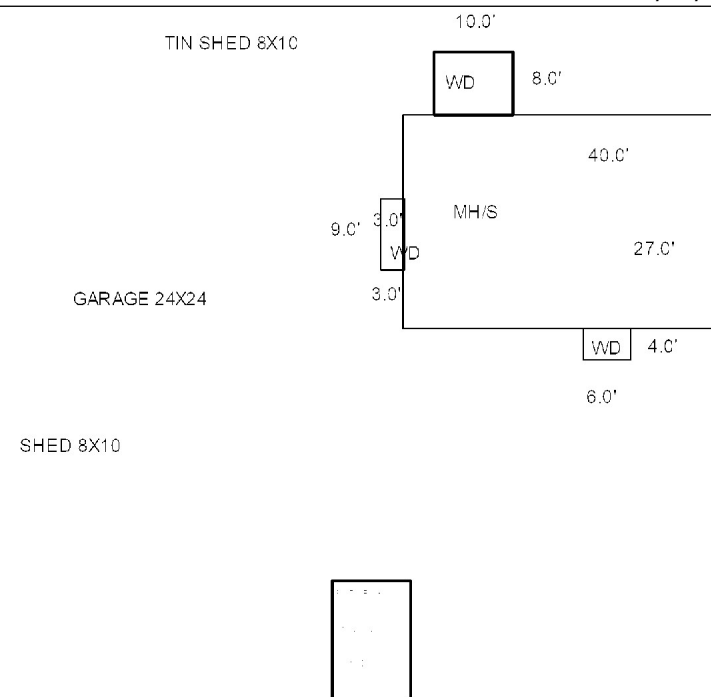
10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>2 Inadequate</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1040</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1991</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1991	27	3 100	3	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1991	80	3 100	3	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1991	576	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2006	24	3 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2019	150	2 100	3	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot    R01-007-A			Account    56			Location    332 WILLOW LANE			Card    1		Of    1		10/05/2023		
MAIN, JAMES C J/T MAIN, JUDITH L WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year    0			2010	51,800	184,300	10,000	226,100		
						FARM LAND YEAR    0			2011	51,800	184,300	10,000	226,100		
						OPEN SPACE YEAR    0			2012	51,800	184,300	10,000	226,100		
B823P158 B1226P159 B3645P22						Zone/Land Use    21 RURAL			2013	51,800	184,300	10,000	226,100		
						Secondary Zone			2014	51,800	184,300	10,000	226,100		
									2015	51,800	184,300	10,000	226,100		
						Topography    1 Level			2016	51,800	184,300	15,000	221,100		
						1.Level            4.Below St            7.Steep			2017	51,800	184,300	20,000	216,100		
						2.Rolling            5.Low            8.Rough			2018	51,800	184,300	20,000	216,100		
						3.Above St            6.Swampy            9.									
						Utilities    4 Drilled Well    6 Septic System									
						1.Public            4.Dr Well            7.Cesspool			2019	51,800	184,300	20,000	216,100		
						2.Water            5.DUG/LAKE            8.			2020	51,800	184,300	25,000	211,100		
						3.Sewer            6.Septic            9.None			2021	51,800	184,300	25,000	211,100		
						Street    1 Paved			2022	51,800	184,300	24,000	212,100		
						1.Paved            4.Proposed            7.			2023	64,800	230,400	25,000	270,200		
						2.Semi Imp            5.Private            8.			Land Data						
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
											%				
											%				
											%				
						Square Foot		Square Feet							
									%						
									%						
									%						
									%						
						Fract. Acre		20	1.00	100	%	0			
									21	1.00	100	%	0		
										28	6.10	100	%	0	
												%			
															Acres
		%													
		%													
		%													
		%													
Notes: 2005-DEEDED 7.3 ACRES TO SON    9/2/05-DEEDED WAS REVERSED - ONLY DEEDED 3.7 ACRES TO SON, KEEPING 7.3 ON THIS PROPERTY. 2006-UPON NEW DEEDS AND PLANIMETER CHECK THIS PROPERTY IS 7.1 ACRES AND SOLD SON 3.9 ACRES.    THIS DEED CORRECTS PREVIOUS LEGAL DESCRIPTION.						Validity		1.Valid            4.Split            7.Renovate							
								2.Related            5.Partial            8.Other							
								3.Distress            6.Exempt            9.Foreclose							
								Verified							
								1.Buyer            4.Agent            7.Family							
WISCASSET								2.Seller            5.Pub Rec            8.Other							
								3.Lender            6.MLS            9.							


# WISCASSET

Map Lot R01-007-A

Account 56

Location 332 WILLOW LANE

Card 1 Of 1 10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1980</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>2 Damp Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	1980	288	0 100	0	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2006	160	0 100	0	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	100	2 100	1	0 %	100 %		3.THREE STORY FR
24 Frame Shed	0	64	2 100	1	0 %	100 %		4.1 & 1/2 STORY
78 1.75 ST	2006	840	3 100	4	0 %	100 %		5.1 & 3/4 STORY
61 Canopy	2006	252	3 100	4	0 %	100 %		6.2 & 1/2 STORY
61 Canopy	2006	351	3 100	4	0 %	100 %		21.Open Frame Por
					%	%		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

SHED 10X10

SHED 8X8

20.0'

8.0' WD

36.0'

28.0'

1.75SF/B

GARAGE 28X30

CANOPY 9x39

CANOPY 9x28

8.0' 36.0' OFF



Map Lot R01-007-B			Account 57			Location 122 RUMERILL ROAD			Card 1		Of 1		10/05/2023		
OYSTER, DONALD WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	39,900	119,900	10,000	149,800		
						FARM LAND YEAR 0			2011	39,900	119,900	10,000	149,800		
						OPEN SPACE YEAR 0			2012	39,900	119,900	10,000	149,800		
B2765P25						Zone/Land Use 21 RURAL			2013	39,900	119,900	10,000	149,800		
						Secondary Zone			2014	39,900	168,700	10,000	198,600		
									2015	39,900	167,100	10,000	197,000		
						Topography 1 Level			2016	39,900	167,100	15,000	192,000		
									1.Level 4.Below St 7.Steep	2017	39,900	167,100	20,000	187,000	
2.Rolling 5.Low 8.Rough	2018	39,900	167,100	20,000	187,000										
3.Above St 6.Swampy 9.	2019	39,900	167,100	20,000	187,000										
Utilities 4 Drilled Well 6 Septic System	2020	39,900	167,100	25,000	182,000										
1.Public 4.Dr Well 7.Cesspool	2021	39,900	176,500	25,000	191,400										
						2.Water 5.DUG/LAKE 8.	2022	39,900	207,000	24,000	222,900				
						3.Sewer 6.Septic 9.None	2023	49,900	261,700	25,000	286,600				
						Land Data									
						Front Foot	Type	Effective		Influence		Influence Codes			
								Frontage	Depth	Factor	Code				
		%		1.Open Space											
		%		2.Neighborhood A											
		%		3.Topography											
		%		4.Size/Shape											
		%		5.Access											
Square Foot		Square Feet				6.Restriction									
				%		7.Corner/Location									
				%		8.View/Environment									
				%		9.Fract Share									
				%		Acres									
				%		30.Rear 20+									
				%		31.Waterfront Rea									
Fract. Acre															
		Acreage/Sites				32.Open Space									
		20	1.00	100	%	0	33.RestrictEsm								
		21	1.00	100	%	0	34.PASTURE 1								
		28	0.14	100	%	0	35.HORTICULTURAL-								
				%			36.Pasture 3								
				%			37.Softwood								
				%			38.Mixed Wood								
Total Acreage 1.14															
Notes: 5/30/23 NAH- ADJ StHt GAR. N/C 1sFr. 7/18/22 NAH GAR COMP, EST NO ATTIC FIN. 1sFr ADDN INC, OP TO EP 6/7/21 W/ MR. ADD INC GARAGE 2002-LAND SWAP DEEDS \$200 PAID 2014-Added 2SF frame addition, two car garage underneath, 10 x 10 OFP (will be EFP when complete), 15 x 26 patio also.						Validity 1 Arms Length Sale									
						1.Valid 4.Split 7.Renovate									
						2.Related 5.Partial 8.Other									
						3.Distress 6.Exempt 9.Foreclose									
WISCASSET						Verified 5 Public Record									
						1.Buyer 4.Agent 7.Family									
						2.Seller 5.Pub Rec 8.Other									
						3.Lender 6.MLS 9.									



# WISCASSET

Map Lot R01-007-B



Account 57

Location 122 RUMERILL ROAD

Card 1

Of 1

10/05/2023

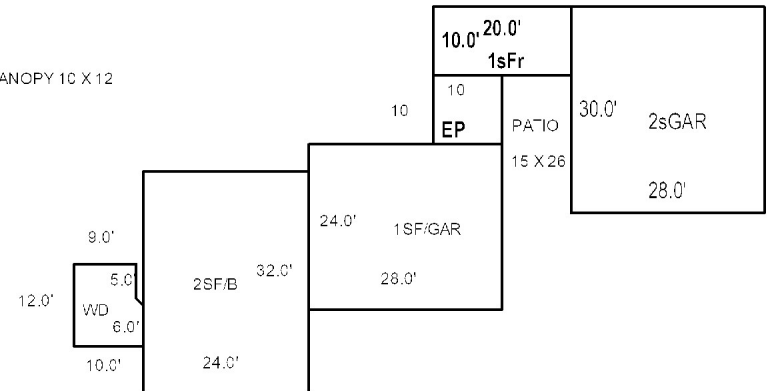
Building Style <b>8 Log</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>9 OTHER</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>768</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>5</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1986</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2013</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/07/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1986	144	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1998	120	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2009	60	2 100	4	0 %	100 %		3.THREE STORY FR
91 1S AD/GAR.....	2013	672	3 105	4	0 %	100 %		4.1 & 1/2 STORY
22 Encl Frame Porch	2013	100	3 105	4	0 %	100 %		5.1 & 3/4 STORY
62 Patio	2013	390	3 100	4	0 %	100 %		6.2 & 1/2 STORY
79 2 STORY	2020	840	3 100	4	0 %	100 %		21.Open Frame Por
1 ONE STORY	2021	200	3 100	4	0 %	50 %		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

SHED 12 X 12 + CANOPY 10 X 12



Map Lot R01-007-C

Account 58

Location 282 WILLOW LANE

Card 1 Of 1 10/05/2023

DORAY, DAVID M JR  
WENTWORTH, SALLEY DORAY  
RONALD N. WENTWORTH  
WISCASSET ME 04578

B1479P173 B5048P111

Previous Owner  
GUILD, SALLY A.

282 WILLOW LANE  
WISCASSET ME 04578  
Sale Date: 9/02/2016

Previous Owner  
MAIN, WALTER R. J/T  
GUILD, SALLY A.

WISCASSET ME 04578  
Sale Date: 6/07/2014

Previous Owner  
MAIN, WALTER R.  
C/O SALLY A. GUILD  
282 WILLOW LANE  
WISCASSET ME 04578  
Sale Date: 4/10/2014

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 NAH OLD MH GONE, ADD A DIFFERENT MH +- MVR  
2014-Walter Main passed away June 7, 2014 leaving property  
to joint tenant Sally A. Guild.

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total
			2010	39,600	10,300	10,000	39,900
Tree Growth Year <b>0</b>			2011	39,600	10,300	10,000	39,900
FARM LAND YEAR <b>0</b>			2012	39,600	10,300	10,000	39,900
OPEN SPACE YEAR <b>0</b>			2013	39,600	10,300	10,000	39,900
Zone/Land Use <b>21 RURAL</b>			2014	39,600	10,300	10,000	39,900
Secondary Zone			2015	39,600	10,300	10,000	39,900
			2016	39,600	10,300	15,000	34,900
Topography <b>1 Level</b>			2017	39,600	10,300	0	49,900
1.Level                4.Below St                7.Steep			2018	39,600	10,300	0	49,900
2.Rolling                5.Low                        8.Rough			2019	39,600	10,300	0	49,900
3.Above St                6.Swampy                9.			2020	39,600	10,300	25,000	24,900
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>			2021	39,600	10,300	25,000	24,900
1.Public                4.Dr Well                7.Cesspool			2022	39,600	7,000	24,000	22,600
2.Water                5.DUG/LAKE                8.			2023	49,500	8,800	25,000	33,300
3.Sewer                6.Septic                9.None							
Street <b>1 Paved</b>							
1.Paved                4.Proposed                7.							
2.Semi Imp                5.Private                8.							
3.Gravel                6.Pub Eas                9.NoStreet							
TREE GROWTH PLAN <b>0</b>							
CONSERV   EASE <b>0</b>							
<b>Sale Data</b>							
Sale Date <b>9/02/2016</b>							
Price <b>19,900</b>							
Sale Type <b>2 Land &amp; Buildings</b>							
1.Land                4.Mobile                7.							
2.L & B                5.Other                8.							
3.Building                6.                9.							
Financing <b>9 Unknown</b>							
1.Convent                4.Seller                7.							
2.FHA/VA                5.Private                8.							
3.Assumed                6.Cash                9.Unknown							
Validity <b>8 Other Non Valid</b>							
1.Valid                4.Split                7.Renovate							
2.Related                5.Partial                8.Other							
3.Distress                6.Exempt                9.Foreclose							
Verified <b>5 Public Record</b>							
1.Buyer                4.Agent                7.Family							
2.Seller                5.Pub Rec                8.Other							
3.Lender                6.MLS                9.							

<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>		
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
<b>Square Foot</b>		<b>Square Feet</b>					
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
<b>Fract. Acre</b>		<b>Acreage/Sites</b>					
		20	1.00	100	<b>%</b>		0
		21	1.00	100	<b>%</b>		0
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
				<b>%</b>			
		<b>Total Acreage</b>		1.00			

11.Regular Lot					1.Open Space
12.Delta Triangle					2.Neighborhood A
13.Nabla Triangle					3.Topography
14.Rear Land					4.Size/Shape
15.Front Foot					5.Access
					6.Restriction
					7.Corner/Locatio
					8.View/Environ
					9.Fract   Share
					<b>Acres</b>
					30.Rear 20+
					31.Waterfront Rea
					32.Open Space
					33.RestrictEsm
					34.PASTURE 1
					35.HORTICULTURAL-
					36.Pasture 3
					37.Softwood
					38.Mixed Wood
					39.Hardwood
					40.Wasteland
					41.CAMP SITE
					42.Mobile Home Si
					43.Condo Site
					44.Site Improve
					45.CAMP SITE
					46.PAVING/00

# WISCASSET

Map Lot R01-007-C

Account 58

Location 282 WILLOW LANE

Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>1 Interior Inspect</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	390	2 100	3	0 %	100 %		1.ONE STORY FRAM
996 10' Mobile	1973	10x48	2 100	2	0 %	50 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

CAMP  
20.0'  
13.0'

MH/S







# WISCASSET

Map Lot R01-007-D


Account 59

Location 124 RUMERILL ROAD

Card 1

Of 1

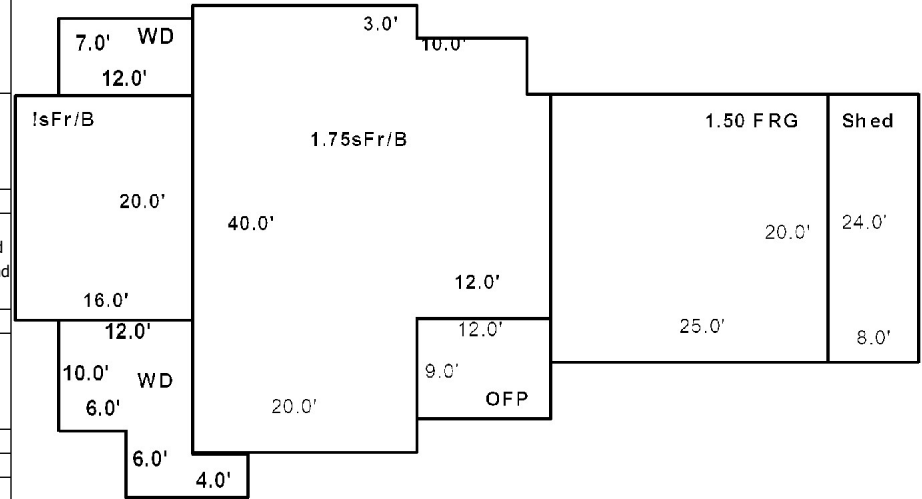
10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1090</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>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2005</b>	# Half Baths <b>0</b>	Funct. % Good <b>90%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
77 1.50 ST	2005	600	4 100	4	0 %	100 %	
21 Open Frame	2005	108	4 100	4	0 %	100 %	
11 1	2005	320	4 100	4	0 %	100 %	
24 Frame Shed	2005	192	4 100	4	0 %	100 %	
68 Wood Deck	2008	176	3 100	4	0 %	100 %	
68 Wood Deck	2008	84	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R01-007-E

Account 60

Location 274 WILLOW LANE

Card 1 Of 1 10/05/2023

VON HUENE, ELISABETH  
WISCASSET ME 04578

B4411P245

Previous Owner  
GRAHAM, NANCY A.  
C/O ELISABETH VON HUENE  
28 MAIN ROAD  
PHIPPSBURG ME 04562  
Sale Date: 6/23/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 NAH SHED COMP  
6/7/21 W/MR ADD SHED INC.  
IAN GRAHAM DIED 8/28/01 ADDED OPEN FRAME PORCH IN  
2002  
2012-Not sure if valid sale or not, new owner stated lots of  
work to be done.

WISCASSET

## Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	6/23/2011		
Price	4,700		
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	8 Other Non Valid		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

## Assessment Record

Year	Land	Buildings	Exempt	Total
2010	48,600	42,500	10,000	81,100
2011	48,600	42,500	10,000	81,100
2012	48,600	41,000	0	89,600
2013	48,600	41,000	0	89,600
2014	48,600	41,000	10,000	79,600
2015	48,600	41,000	10,000	79,600
2016	48,600	41,000	15,000	74,600
2017	48,600	41,000	20,000	69,600
2018	48,600	41,000	20,000	69,600
2019	48,600	41,000	20,000	69,600
2020	48,600	41,000	25,000	64,600
2021	48,600	42,600	25,000	66,200
2022	48,600	43,100	24,000	67,700
2023	60,800	53,900	25,000	89,700

## Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		5.50				

## Front Foot

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Foot

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Type

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Effective

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Influence

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Influence Codes

1.Open Space  
2.Neighborhood A  
3.Topography  
4.Size/Shape  
5.Access  
6.Restriction  
7.Corner/Locatio  
8.View/Environ  
9.Fract Share  
Acres  
30.Rear 20+  
31.Waterfront Rea  
32.Open Space  
33.RestrictEsm  
34.PASTURE 1  
35.HORTICULTURAL-  
36.Pasture 3  
37.Softwood  
38.Mixed Wood  
39.Hardwood  
40.Wasteland  
41.CAMP SITE  
42.Mobile Home Si  
43.Condo Site  
44.Site Improve  
45.CAMP SITE  
46.PAVING/00

# WISCASSET

Map Lot R01-007-E


Account 60

Location 274 WILLOW LANE

Card 1

Of 1

10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>644</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</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>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>5</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1890</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1	1930	405	2 100	2	0 %	100 %	
28 Unfinished Attic	1930	405	2 100	2	0 %	100 %	
24 Frame Shed	1930	48	2 100	1	0 %	100 %	
24 Frame Shed	1930	240	2 100	2	0 %	100 %	
21 Open Frame	2001	25	2 100	4	0 %	100 %	
24 Frame Shed	2020	384	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	

SHED 6X8

SHED 20X20

UA/1sFr/B

27.0'

15.0'

1.75 SF/B

28.0'

23.0'

12/07/2006

MAIN, CHRISTOPHER JAMES WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year <b>0</b>			2010	45,400	62,500	10,000	97,900			
			FARM LAND YEAR <b>0</b>			2011	45,400	62,500	10,000	97,900			
			OPEN SPACE YEAR <b>0</b>			2012	45,400	62,500	10,000	97,900			
B3645P219 B5720P6			Zone/Land Use <b>21 RURAL</b>			2013	45,400	62,500	10,000	97,900			
			Secondary Zone			2014	45,400	104,200	10,000	139,600			
						2015	45,400	104,200	10,000	139,600			
			Topography <b>2 Rolling</b>			2016	45,400	104,200	15,000	134,600			
						1.Level                    4.Below St                7.Steep	2017	45,400	104,200	20,000	129,600		
2.Rolling                   5.Low                        8.Rough	2018	45,400				104,200	20,000	129,600					
3.Above St                6.Swampy                9.	2019	45,400				104,200	20,000	129,600					
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>	2020	45,400				104,200	25,000	124,600					
1.Public                    4.Dr Well                7.Cesspool	2021	45,400				104,200	25,000	124,600					
			2.Water                    5.DUG/LAKE                8.	2022	45,400	104,200	24,000	125,600					
			3.Sewer                    6.Septic                    9.None	2023	56,800	130,300	25,000	162,100					
			Street <b>1 Paved</b>			Land Data							
			1.Paved                    4.Proposed                7.	Front Foot									
			2.Semi Imp                5.Private                    8.			Frontage	Depth	Factor	Code				
Inspection Witnessed By:			3.Gravel                    6.Pub Eas                9.NoStreet	11.Regular Lot						1.Open Space			
			TREE GROWTH PLAN <b>0</b>	12.Delta Triangle							2.Neighborhood A		
			CONSERV EASE <b>0</b>	13.Nabla Triangle							3.Topography		
			Sale Data			14.Rear Land							4.Size/Shape
						15.Front Foot							
X													



# WISCASSET

Map Lot R01-007-F


Account 1988

Location 322 WILLOW LANE

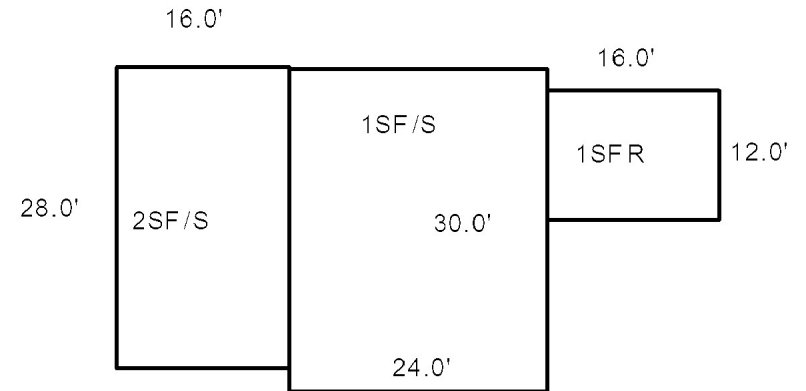
Card 1

Of 1

10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>5 T-111</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>720</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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2005</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

SHED 8X12



Date Inspected 3/24/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
61 Canopy	2006	20	2 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2006	96	2 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2007	64	3 100	3	0 %	100 %		3.THREE STORY FR
1 ONE STORY	2007	192	3 100	0	0 %	100 %		4.1 & 1/2 STORY
2 TWO STORY	2013	448	3 100	0	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



10/05/2023

1.Paved			4.Proposed			7.			Land Data									
2.Semi Imp			5.Private			8.			Front Foot		Type	Effective		Influence		Influence Codes		
3.Gravel			6.Pub Eas			9.NoStreet						Frontage	Depth	Factor	Code			
TREE GROWTH PLAN						0			11.Regular Lot					%		1.Open Space		
CONSERV EASE						0			12.Delta Triangle					%		2.Neighborhood A		
Sale Data									13.Nabla Triangle					%		3.Topography		
Sale Date						6/29/2020			14.Rear Land					%		4.Size/Shape		
Price						277,477			15.Front Foot					%		5.Access		
Sale Type						2 Land & Buildings			Square Foot		Square Feet						6.Restriction	
1.Land			4.Mobile			7.									%			
2.L & B			5.Other			8.							%				8.View/Environ	
3.Building			6.			9.							%				9.Fract Share	
Financing						9 Unknown							%				Acres	
1.Convent			4.Seller			7.			16.Regular Lot					%		30.Rear 20+		
2.FHA/VA			5.Private			8.			17.Secondary Site					%		31.Waterfront Rea		
3.Assumed			6.Cash			9.Unknown			18.Secondary Site					%		32.Open Space		
Validity						1 Arms Length Sale			19.Condominium					%		33.RestrictEsm		
1.Valid			4.Split			7.Renovate			20.Base Homesite					%		34.PASTURE 1		
2.Related			5.Partial			8.Other			Fract. Acre		Acreage/Sites						35.HORTICULTURAL-	
3.Distress			6.Exempt			9.Foreclose									%			
Verified						5 Public Record			21.HS Size Adj		20	1.00	100	%	0	37.Softwood		
1.Buyer			4.Agent			7.Family			22.Base Waterfron		21	1.00	100	%	0	38.Mixed Wood		
2.Seller			5.Pub Rec			8.Other			23.Deep WF Size A		28	3.80	100	%	0	39.Hardwood		
3.Lender			6.MLS			9.			Acres					%		40.Wasteland		
									24.Base Waterfron					%		41.CAMP SITE		
									25.Shallow WF Siz					%		42.Mobile Home Si		
									26.Base Water Inf					%		43.Condo Site		
									27.Influence W Si		Total Acreage		4.80				44.Site Improveve	
									28.Rear Land 1-10								45.CAMP SITE	
									29.Rear Land 11-2								46.PAVING/00	

# WISCASSET

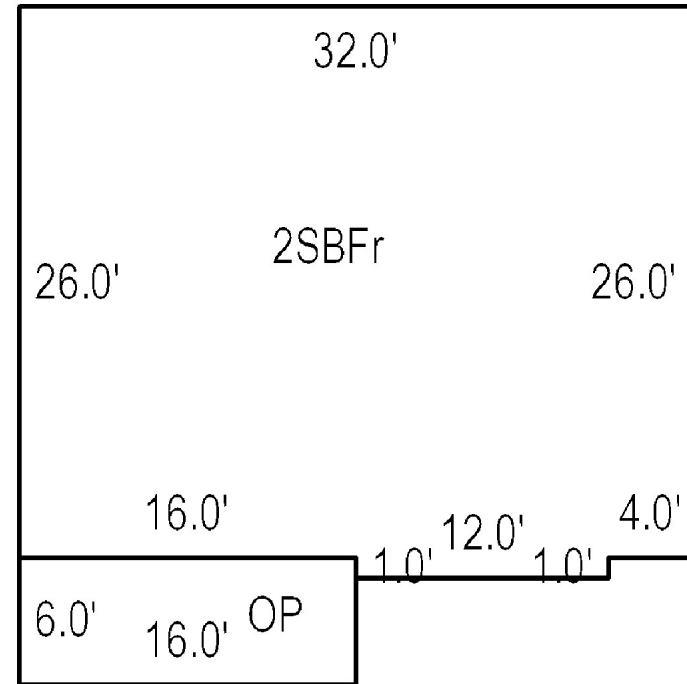
Map Lot R01-007-G

Account 6

Location 298 WILLOW LANE

Card 1 Of 1 10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 110%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>844</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-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2020</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 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. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	96	0 0	0	0 %	0 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



SOPER,JOHN & CORDEIRO, MARGARET SOPER, JOAN D & MCEARNEY, CAROLYN WISCASSET ME 04578			Property Data			Assessment Record											
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total							
			Tree Growth Year 0			2010	63,400	62,700	16,000	110,100							
			FARM LAND YEAR 0			2011	63,400	62,700	16,000	110,100							
			OPEN SPACE YEAR 0			2012	63,400	62,700	16,000	110,100							
B594P499 B4296P291 Previous Owner SOPER, JOHN A. SOPER, JOAN D.			Zone/Land Use 21 RURAL			2013	63,400	62,700	16,000	110,100							
			Secondary Zone			2014	63,400	62,700	16,000	110,100							
						2015	63,400	62,700	16,000	110,100							
			Topography 1 Level			2016	63,400	62,700	21,000	105,100							
			WISCASSET ME 04578 Sale Date: 7/08/2010			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	63,400	62,700	26,000	100,100				
						2018	63,400	62,700	26,000	100,100							
Utilities 4 Drilled Well 6 Septic System						2019	63,400	62,700	26,000	100,100							
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	63,400	62,700	0	126,100							
						2021	63,400	62,700	0	126,100							
			Street 1 Paved			2022	63,400	62,700	0	126,100							
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	79,200	78,400	0	157,600							
						Land Data											
			Front Foot		Type	Effective		Influence		Influence Codes							
						Frontage	Depth	Factor	Code								
Inspection Witnessed By:			11.Regular Lot						1.Open Space								
			12.Delta Triangle						2.Neighborhood A								
			13.Nabla Triangle						3.Topography								
			14.Rear Land						4.Size/Shape								
			15.Front Foot						5.Access								
X											6.Restriction						
												Square Foot	Square Feet				7.Corner/Locatio
			16.Regular Lot						8.View/Environ								
			17.Secondary Site						9.Fract Share								
			18.Secondary Site						Acres								
			19.Condominium														
			20.Base Homesite														
Notes:			Fract. Acre		Acreage/Sites				30.Rear 20+								
			21.HS Size Adj		20	1.00	100	%	0	31.Waterfront Rea							
			22.Base Waterfron		21	1.00	100	%	0	32.Open Space							
			23.Deep WF Size A		28	10.00	100	%	0	33.RestrictEsm							
			Acres		29	3.75	100	%	0	34.PASTURE 1							
'18 Remove John A. Soper (deceased)			24.Base Waterfron						35.HORTICULTURAL-								
			25.Shallow WF Siz							36.Pasture 3							
			26.Base Water Inf							37.Softwood							
			27.Influence W Si							38.Mixed Wood							
			28.Rear Land 1-10							39.Hardwood							
WISCASSET			29.Rear Land 11-2						40.Wasteland								
										41.CAMP SITE							
										42.Mobile Home Si							
										43.Condo Site							
										44.Site Improve							
					Total Acreage		14.75		45.CAMP SITE								
									46.PAVING/00								

# WISCASSET

Map Lot R01-008


Account 61

Location 364 WILLOW LANE

Card 1

Of 3

10/05/2023

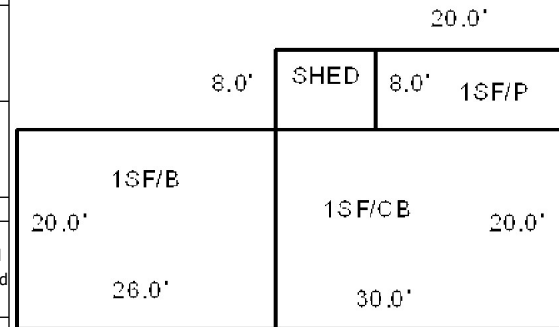
Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>520</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1975</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>3 3/4 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1975	160	3 100	4	0 %	100 %	
24 Frame Shed	1975	80	3 100	4	0 %	100 %	
1 ONE STORY	1975	600	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

1.ONE STORY FRAM  
2.TWO STORY FRAM  
3.THREE STORY FR  
4.1 & 1/2 STORY  
5.1 & 3/4 STORY  
6.2 & 1/2 STORY  
21.Open Frame Por  
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



SHED 15X33

SHED 12X20



SOPER,JOHN & CORDEIRO, MARGARET  
SOPER, JOAN D & MCEARNEY, CAROLYN  
WISCASSET ME 04578

B594P499 B4296P291

Previous Owner  
SOPER, JOHN A.  
SOPER, JOAN D.

WISCASSET ME 04578  
Sale Date: 7/08/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:  
MONITOR HEAT.

# WISCASSET

## Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	7/08/2010		
Price			
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convert	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

## Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	31,900	0	31,900
2011	0	31,900	0	31,900
2012	0	31,900	0	31,900
2013	0	31,900	0	31,900
2014	0	31,900	0	31,900
2015	0	31,900	0	31,900
2016	0	31,900	0	31,900
2017	0	31,900	0	31,900
2018	0	31,900	0	31,900
2019	0	31,900	0	31,900
2020	0	31,900	0	31,900
2021	0	31,900	0	31,900
2022	0	31,900	0	31,900
2023	0	39,900	0	39,900

## Land Data

<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
						8.View/Environ
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
17.Secondary Site				%		30.Rear 20+
18.Secondary Site				%		31.Waterfront Rea
19.Condominium				%		32.Open Space
20.Base Homesite				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj				%		37.Softwood
22.Base Waterfron				%		38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		<b>Total Acreage</b>		0.00		


# WISCASSET

Map Lot R01-008

Account 61

Location 364 WILLOW LANE

Card 2 Of 3 10/05/2023

Building Style <b>9 Other</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>7 NOVELTY</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>800</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1960</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>6 Piers</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/01/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1960	80	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1960	320	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1960	32	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

SHED 8X10

SHED 16X20

SHED 4X8

1SF/P

20.0'

40.0'



Map Lot R01-008

Account 61

Location 364 WILLOW LANE

Card 3 Of 3

10/05/2023

SOPER,JOHN & CORDEIRO, MARGARET  
SOPER, JOAN D & MCEARNEY, CAROLYN  
WISCASSET ME 04578

B594P499 B4296P291

Previous Owner  
SOPER, JOHN A.  
SOPER, JOAN D.

WISCASSET ME 04578  
Sale Date: 7/08/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record					
Neighborhood <b>103 RURAL WEST</b>			Year	Land		Buildings	Exempt	Total
			2010	0		18,500	0	18,500
Tree Growth Year <b>0</b>			2011	0		18,500	0	18,500
FARM LAND YEAR <b>0</b>			2012	0		18,500	0	18,500
OPEN SPACE YEAR <b>0</b>			2013	0		18,500	0	18,500
Zone/Land Use <b>21 RURAL</b>			2014	0		18,500	0	18,500
			2015	0		18,500	0	18,500
Secondary Zone			2016	0		18,500	0	18,500
Topography <b>1 Level</b>			2017	0		18,500	0	18,500
1.Level	4.Below St	7.Steep	2018	0		18,500	0	18,500
2.Rolling	5.Low	8.Rough	2019	0		18,500	0	18,500
3.Above St	6.Swampy	9.	2020	0		18,500	0	18,500
Utilities	<b>4 Drilled Well</b>	<b>6 Septic System</b>	2021	0		18,500	0	18,500
1.Public	4.Dr Well	7.Cesspool	2022	0		18,500	0	18,500
2.Water	5.DUG/LAKE	8.	2023	0		23,100	0	23,100
3.Sewer	6.Septic	9.None						
Street <b>1 Paved</b>								
1.Paved	4.Proposed	7.						
2.Semi Imp	5.Private	8.						
3.Gravel	6.Pub Eas	9.NoStreet						
TREE GROWTH PLAN <b>0</b>								
CONSERV EASE <b>0</b>								
<b>Sale Data</b>								
Sale Date <b>7/08/2010</b>								
Price								
Sale Type <b>2 Land &amp; Buildings</b>								
1.Land	4.Mobile	7.						
2.L & B	5.Other	8.						
3.Building	6.	9.						
Financing <b>9 Unknown</b>								
1.Convent	4.Seller	7.						
2.FHA/VA	5.Private	8.						
3.Assumed	6.Cash	9.Unknown						
Validity <b>2 Related Parties</b>								
1.Valid	4.Split	7.Renovate						
2.Related	5.Partial	8.Other						
3.Distress	6.Exempt	9.Foreclose						
Verified <b>5 Public Record</b>								
1.Buyer	4.Agent	7.Family						
2.Seller	5.Pub Rec	8.Other						
3.Lender	6.MLS	9.						
</								



# WISCASSET

Map Lot R01-008


Account 61

Location 364 WILLOW LANE

Card 3

Of 3

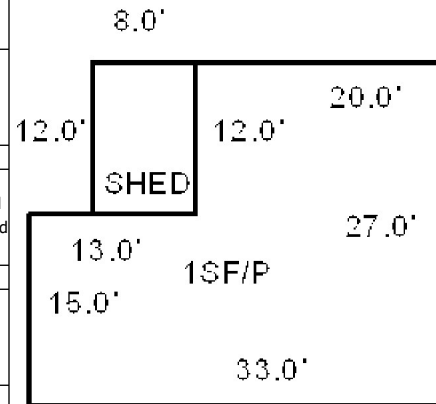
10/05/2023

Building Style <b>9 Other</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 6 Gravity Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>3 OLD STYLE</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>3 Old Style</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>735</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</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>3</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1950</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>6 Piers</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1960	96	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2006	100	2 100	2	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



SHED 10X10



Map Lot		R01-008-B		Account		63		Location		390 WILLOW LANE		Card		1		Of		1		10/05/2023							
GATES, BENJAMIN J GATES, AMBER L 390 WILLOW LANE WISCASSET ME 04578  B5900P31				Property Data				Assessment Record																			
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total							
				Tree Growth Year				0				2010		41,400		204,400		10,000		235,800							
				FARM LAND YEAR				0				2011		41,400		204,400		10,000		235,800							
OPEN SPACE YEAR				0				2012		41,400		204,400		10,000		235,800											
Previous Owner ESANCY, ERIC 390 WILLOW LANE				Zone/Land Use				21 RURAL				2013		41,400		204,400		10,000		235,800							
				Secondary Zone				2014		41,400		204,400		10,000		235,800											
								2015		41,400		204,400		0		245,800											
WISCASSET ME 04578 Sale Date: 6/24/2022				Topography				2 Rolling				2016		41,400		204,400		0		245,800							
Previous Owner de MAURIAC, GWENN R.								2017		41,400		204,400		0		245,800											
				2018		41,400		204,400		0		245,800															
				2019		41,400		204,400		0		245,800															
1807 BURTON AVENUE GULFPORT MS 39507 1008 Sale Date: 5/11/2015				Utilities				4 Drilled Well				6 Septic System				2020		41,400		204,400		0		245,800			
								2021		41,400		204,400		25,000		220,800											
				Previous Owner DEMAURIAC, GWENN R. J/T BAXTER, WILLILA				1.Level 2.Rolling 3.Above St				4.Below St 5.Low 6.Swampy				7.Steep 8.Rough 9.				2022		41,400		204,400		24,000	
2023		51,800										255,500		0		307,300											
GULFPORT MS 39507 1008 Sale Date: 7/23/2003								TREE GROWTH PLAN				0				Land Data											
				CONSERV EASE								0															
Inspection Witnessed By:				Sale Data				Sale Date				6/24/2022				Front Foot											
								Price				412,500															
X				Date				Sale Type				2 Land & Buildings				Square Foot											
								1.Land 2.L & B 3.Building				4.Mobile 5.Other 6.												7. 8. 9.			
No./Date				Description				Date Insp.				Financing				9 Unknown				Fract. Acre							
												1.Convent 2.FHA/VA 3.Assumed				4.Seller 5.Private 6.Cash 9.Unknown											
												Validity				1 Arms Length Sale				Acres							
												1.Valid 2.Related 3.Distress				4.Split 5.Partial 6.Exempt 9.Foreclose											
												Verified				5 Public Record				Total Acreage							
												1.Buyer 2.Seller 3.Lender				4.Agent 5.Pub Rec 6.MLS 9.											
Notes:				2001 COMBINED LOT 8A & LOT 8B INTO LOT 8B ACREAGE NOW 1.92 AC PREVIOUS OWNER: BEEKER REALTY CORP. BK2427 PG0148 2004-PREVIOUS OWNER: DAVID GULLETT BK2589 PG147 2005-ADDED OFF NEVER TAXED 10/9/14-Changed address to Gulfport, MS and sent homestead exemption verification letter. Later spoke to Gwenn and she said her son lives in the house and may be buying it in the next year. He will then have to go through the qualification process. It happens. Removed the homestead.				WISCASSET				1.92				Influence Codes											



# WISCASSET

Map Lot R01-008-B


Account 63

Location 390 WILLOW LANE

Card 1

Of 1

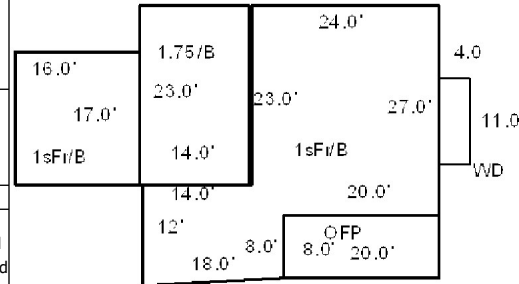
10/05/2023

Building Style <b>8 Log</b>	SF Bsmt Living <b>900</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>9 OTHER</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1038</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1985</b>	# Half Baths <b>0</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.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/21/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
15 1.75 Story/BSMT	1985	332	4 95	4	0 %	100 %	
24 Frame Shed	1985	256	4 100	4	0 %	100 %	
101 MH	1985	160	2 100	4	0 %	100 %	
23 Frame Garage	1985	493	3 100	4	0 %	100 %	
11 1	1985	272	4 100	4	0 %	100 %	
68 Wood Deck	2006	44	3 100	4	0 %	100 %	
151 AV POLE	1985	160	2 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	



FRG 17x29 Pole Shed 8x20

Shed 16



Map Lot R01-008-C			Account 2096			Location 350 WILLOW LANE			Card 1 Of 1		10/05/2023	
SOPER, ELISHA 350 WILLOW LANE WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	40,100	0	0	40,100		
			FARM LAND YEAR 0			2011	40,100	0	0	40,100		
			OPEN SPACE YEAR 0			2012	40,100	0	0	40,100		
B5366P43			Zone/Land Use 21 RURAL			2013	40,100	0	0	40,100		
Previous Owner SOPER, JOHN A SOPER, JOAN D.			Secondary Zone			2014	40,100	0	0	40,100		
			2015			40,100	0	0	40,100			
WISCASSET ME 04578			Topography 2 Rolling			2016	40,100	0	0	40,100		
			1.Level 4.Below St 7.Steep			2017	40,100	0	0	40,100		
			2.Rolling 5.Low 8.Rough			2018	40,100	0	0	40,100		
			3.Above St 6.Swampy 9.			2019	40,100	48,200	0	88,300		
			Utilities 4 Drilled Well 6 Septic System			2020	40,100	48,200	0	88,300		
			1.Public 4.Dr Well 7.Cesspool			2021	40,100	48,200	0	88,300		
			2.Water 5.DUG/LAKE 8.			2022	40,100	48,200	0	88,300		
			3.Sewer 6.Septic 9.None			2023	50,100	60,200	0	110,300		
			Street 1 Paved			Land Data						
			1.Paved 4.Proposed 7.			Front Foot	Type	Effective		Influence		Influence Codes
2.Semi Imp 5.Private 8.			Frontage	Depth	Factor			Code				
3.Gravel 6.Pub Eas 9.NoStreet					%							
TREE GROWTH PLAN 0					%							
CONSERV EASE 0					%							
Sale Data			11.Regular Lot							1.Open Space		
Price			12.Delta Triangle							2.Neighborhood A		
Sale Type			13.Nabla Triangle							3.Topography		
1.Land 4.Mobile 7.			14.Rear Land							4.Size/Shape		
2.L & B 5.Other 8.			15.Front Foot							5.Access		
3.Building 6. 9.			Square Foot				Square Feet			6.Restriction		
Financing			16.Regular Lot					%		7.Corner/Locatio		
1.Convent 4.Seller 7.			17.Secondary Site					%		8.View/Environ		
2.FHA/VA 5.Private 8.			18.Secondary Site					%		9.Fract Share		
3.Assumed 6.Cash 9.Unknown			19.Condominium					%		Acres		
Validity			20.Base Homesite					%		30.Rear 20+		
1.Valid 4.Split 7.Renovate			Fract. Acre				Acres/Sites			31.Waterfront Rea		
2.Related 5.Partial 8.Other			21.HS Size Adj			20	1.00	100	%	0	32.Open Space	
3.Distress 6.Exempt 9.Foreclose			22.Base Waterfron			21	1.00	100	%	0	33.RestrictEsm	
Verified			23.Deep WF Size A			28	0.25	100	%	0	34.PASTURE 1	
1.Buyer 4.Agent 7.Family			Acres					%			35.HORTICULTURAL-	
2.Seller 5.Pub Rec 8.Other			24.Base Waterfron					%			36.Pasture 3	
3.Lender 6.MLS 9.			25.Shallow WF Siz					%			37.Softwood	
			26.Base Water Inf					%			38.Mixed Wood	
			27.Influence W Si					%			39.Hardwood	
			28.Rear Land 1-10					%			40.Wasteland	
			29.Rear Land 11-2					%			41.CAMP SITE	
						Total Acreage		1.25			42.Mobile Home Si	
											43.Condo Site	
											44.Site Improve	
											45.CAMP SITE	
											46.PAVING/00	

# WISCASSET

Map Lot R01-008-C

Account 2096

Location 350 WILLOW LANE

Card 1

Of 1

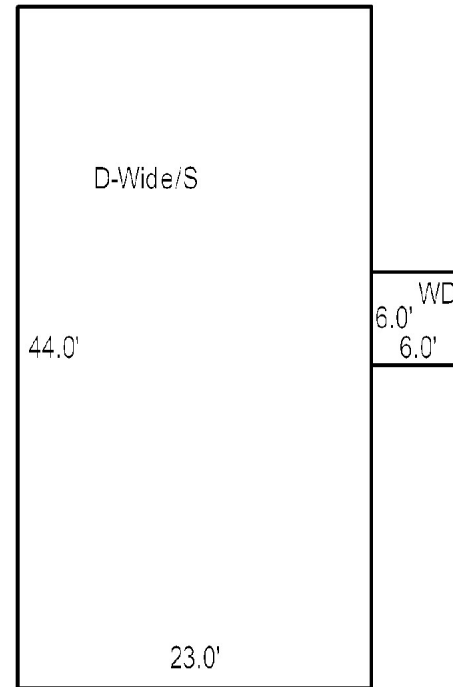
10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1012</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-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2018</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	36	3 100	9	0 %	0 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot		R01-009		Account		64		Location		75 HIDDEN PASTURE LANE		Card		1		Of		2		10/05/2023	
BURCHSTEAD, AMY J/T BURCHSTEAD, JEFFREY R WISCASSET ME 04578								Property Data				Assessment Record									
								Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
												2010		92,500		114,200		0		206,700	
								Tree Growth Year 2005				2011		93,900		114,200		0		208,100	
								FARM LAND YEAR 0				2012		92,200		137,200		0		229,400	
B3026P252 B4436P315 B4436P320								Zone/Land Use 21 RURAL				2013		92,800		137,200		10,000		220,000	
Previous Owner FOX, MARTIN H. TRUSTEE MARTIN H. FOX LIVING TRUST												2014		93,000		137,200		10,000		220,200	
								Secondary Zone				2015		93,500		149,300		10,000		232,800	
SANBORNTON NH 03269								Topography 1 Level				2016		102,400		149,300		15,000		236,700	
Sale Date: 9/05/2011												2017		101,000		176,300		20,000		257,300	
Previous Owner RUMRILL PRESERVATION GROUP SUITE 400, 630 WEST GERMANTOWN PIK								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2018		101,400		176,900		20,000		258,300	
								Utilities 6 Septic System 4 Drilled Well				2019		100,100		176,900		20,000		257,000	
PLYMOUTH MEETING PA 19462								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2020		100,300		176,900		25,000		252,200	
								Street 3 Gravel				2021		99,000		176,900		25,000		250,900	
												2022		97,600		176,900		24,000		250,500	
								1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2023		114,500		221,100		25,000		310,600	
												Land Data									
Inspection Witnessed By:								Front Foot		Type		Effective		Influence		Influence Codes					
												Frontage		Depth				Factor		Code	
										11.Regular Lot						%		1.Open Space			
										12.Delta Triangle						%		2.Neighborhood A			
										13.Nabla Triangle						%		3.Topography			
										14.Rear Land						%		4.Size/Shape			
										15.Front Foot						%		5.Access			
																%		6.Restriction			
														%		7.Corner/Locatio					
														%		8.View/Environ					
X								Square Foot		Square Feet						Acres					
														%				9.Fract Share			
										16.Regular Lot						%		30.Rear 20+			
										17.Secondary Site						%		31.Waterfront Rea			
										18.Secondary Site						%		32.Open Space			
										19.Condominium						%		33.RestrictEsm			
										20.Base Homesite						%		34.PASTURE 1			
																%		35.HORTICULTURAL-			
														%		36.Pasture 3					
														%		37.Softwood					
Notes: 8/10/2018 w/ Mr n/c on hse add yurt start as wd. '17 Tree Growth Refile. W/ Mr. adjust grade,inc and heat '15 nah est more complete. 2003-FORMER OWNER RUMRILL PRESERVATION GROUP BK1978 PG21 SUBJECT TO CONSERVATION EASEMENT TO CHEWONKI 2005-COMBINED MAP R-1 LOTS 5 & 15D INTO LOT #9 FOR TAX PURPOSES. LOT #9 IS NOW TREE GROWTH. 2006-TRUSTEE'S DEED DONE GIVING AMY BURCHSTEAD OF WISCASSET THE WISCASSET, ME 04578 1/9 INTEREST IN THE PROPERTY AS OF 2006 TAX YEAR 2/9 GIVEN 1/9								Fract. Acre		Acreage/Sites											
														0							
										21.HS Size Adj		1.00		100		%		0			
										22.Base Waterfron		1.00		100		%		0			
										23.Deep WF Size A		10.00		100		%		0			
										Acres		2.00		100		%		0			
										24.Base Waterfron		35.00		100		%		0			
										25.Shallow WF Siz		46.00		100		%		0			
								26.Base Water Inf		35.00		100		%		0					
								27.Influence W Si													
28.Rear Land 1-10																					
29.Rear Land 11-2																					
								Total Acreage		129.00											
												44.Site Improve 45.CAMP SITE 46.PAVING/00									



# WISCASSET

Map Lot R01-009



Account 64

Location 75 HIDDEN PASTURE LANE

Card 1

Of 2

10/05/2023

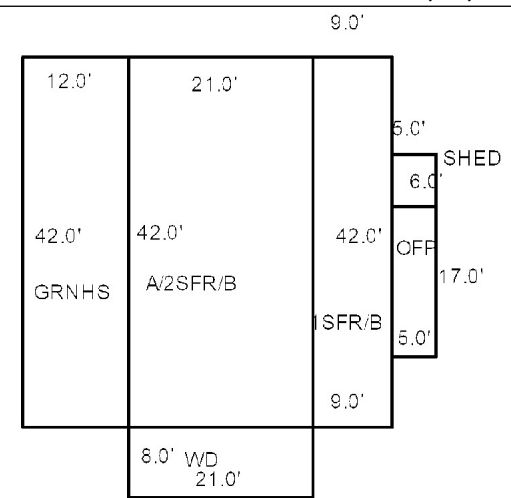
Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>4 Full Finished</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>882</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2009</b>	# Half Baths <b>0</b>	Funct. % Good <b>85%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>1</b>		Entrance Code <b>3 Information Only</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2003	480	2 100	2	0 %	100 %	
68 Wood Deck	2009	168	3 100	4	0 %	100 %	
11 1	2009	378	3 105	4	0 %	80 %	
66 Res. Greenhouse	2009	504	3 105	4	0 %	70 %	
24 Frame Shed	2009	30	3 105	4	0 %	100 %	
21 Open Frame	2009	85	3 105	4	0 %	100 %	
68 Wood Deck	2017	50	2 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	

- 1.ONE STORY FRAM
- 2.TWO STORY FRAM
- 3.THREE STORY FR
- 4.1 & 1/2 STORY
- 5.1 & 3/4 STORY
- 6.2 & 1/2 STORY
- 21.Open Frame Por
- 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



Property Data			Assessment Record						
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			2017	400	0	0	400		
Tree Growth Year    2005			2018	400	0	0	400		
FARM LAND YEAR    0			2019	400	0	0	400		
OPEN SPACE YEAR    0			2020	400	0	0	400		
Zone/Land Use    21 RURAL			2021	400	0	0	400		
Secondary Zone			2022	400	0	0	400		
Topography    1 Level			2023	500	0	0	500		
1.Level    4.Below St    7.Steep									
2.Rolling    5.Low    8.Rough									
3.Above St    6.Swampy    9.									
Utilities    6 Septic System    4 Drilled Well									
1.Public    4.Dr Well    7.Cesspool									
2.Water    5.DUG/LAKE    8.									
3.Sewer    6.Septic    9.None									
Street    3 Gravel									
1.Paved    4.Proposed    7.			Land Data						
2.Semi Imp    5.Private    8.									
3.Gravel    6.Pub Eas    9.NoStreet									
TREE GROWTH PLAN    0			Front Foot	Type	Effective		Influence		Influence Codes
CONSERV EASE    0					Frontage	Depth	Factor	Code	
Sale Data									
Price									
Sale Type									
1.Land    4.Mobile    7.			Square Foot		Square Feet				Acres
2.L & B    5.Other    8.									
3.Building    6.    9.									
Financing									
1.Convent    4.Seller    7.									
2.FHA/VA    5.Private    8.			Fract. Acre		Acreege/Sites				Total Acreege    6.00
3.Assumed    6.Cash    9.Unknown									
Validity									
1.Valid    4.Split    7.Renovate									
2.Related    5.Partial    8.Other									
3.Distress    6.Exempt    9.Foreclose			Acres		Acreege/Sites				
Verified									
1.Buyer    4.Agent    7.Family									
2.Seller    5.Pub Rec    8.Other									
3.Lender    6.MLS    9.									



**WISCASSET**

Map Lot R01-009

Account 64

Location 75 HIDDEN PASTURE LANE

Card 2 Of 2 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmoint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code <b>0</b>		
Date Inspected 6/08/2010						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
<b>Additions, Outbuildings &amp; Improvements</b>								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Map Lot R01-009-A			Account 2610			Location 36 HIDDEN PASTURE LANE			Card 1		Of 1		10/05/2023						
FOX, MARTIN H WISCASSET ME 04578						Property Data			Assessment Record										
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total						
						Tree Growth Year 0			2012	40,600	114,800	0	155,400						
						FARM LAND YEAR 0			2013	40,600	143,500	10,000	174,100						
						OPEN SPACE YEAR 0			2014	40,600	153,900	10,000	184,500						
B4436P313 B4479P314						Zone/Land Use 21 RURAL			2015	40,600	153,900	10,000	184,500						
Previous Owner FOX, MARTIN H., TRUSTEE MARTIN H. FOX LIVING TRUST						Secondary Zone			2016	40,600	153,900	15,000	179,500						
									2017	40,600	153,900	20,000	174,500						
SANBORNTON NH 03269 Sale Date: 12/30/2011						Topography 1 Level			2018	40,600	153,900	20,000	174,500						
									2019	40,600	153,900	20,000	174,500						
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2020	40,600	153,900	25,000	169,500						
						Utilities 6 Septic System 4 Drilled Well			2021	40,600	153,900	25,000	169,500						
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	40,600	153,900	24,000	170,500						
									2023	50,800	192,400	25,000	218,200						
						Street 3 Gravel													
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet													
						TREE GROWTH PLAN 0			Land Data										
						CONSERV EASE 0													
						Sale Data													
Inspection Witnessed By:						Sale Date 12/30/2011			Front Foot		Type		Effective		Influence		Influence Codes		
X			Date			Frontage		Depth					Factor		Code				
No./Date			Description			Price							%						
			Sale Type 1 Land Only																
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.																
Notes: 2012-248.83' FRONTAGE New house address is 36 Hidden Pasture Lane and rental is 4 Hidden Pasture Lane.						Financing 9 Unknown			Square Foot		Square Feet								
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown													
						Validity 2 Related Parties													
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose													
						Verified 5 Public Record													
WISCASSET						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			Fract. Acre		Acres/Sites								
						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres					20		1.00		100		% 0		
						24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2					21		1.00		100		% 0		
											28		0.50		100		% 0		

# WISCASSET

Map Lot R01-009-A

Account 2610

Location 36 HIDDEN PASTURE LANE

Card 1

Of 1

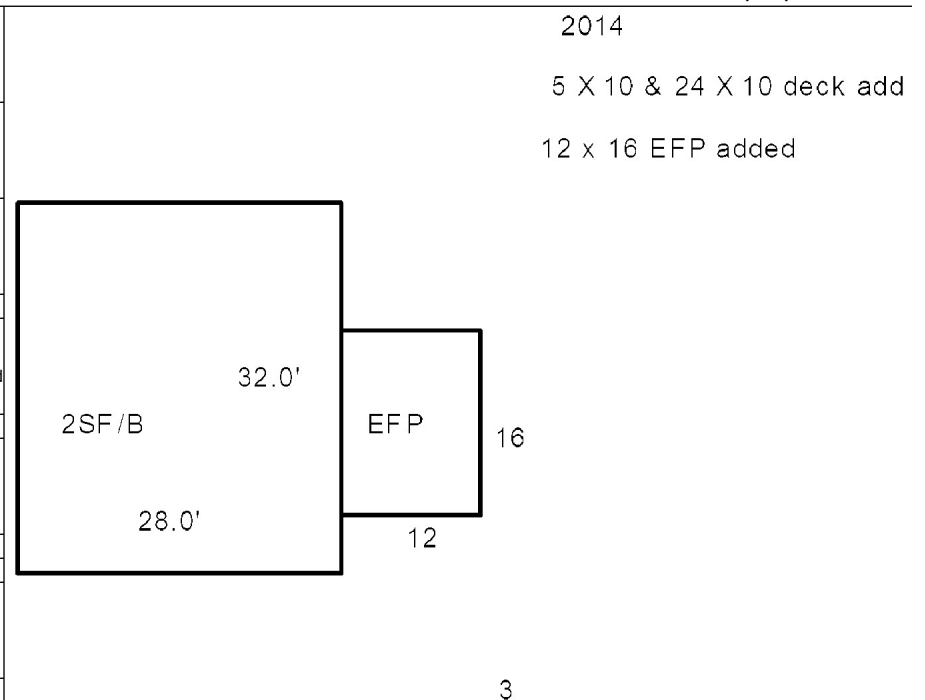
10/05/2023

Building Style <b>7 Modern/Contemp.</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 7 Electric</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>896</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above 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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2012</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 7/24/2012

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	2013	192	4 100	0	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2013	50	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2013	240	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot    R01-010

Account    65

Location    438 WILLOW LANE

Card    1    Of    1    10/05/2023

JAMES,JR., FRANKLIN T.  
JAMES, CAROL A  
WISCASSET ME 04578

B2804P146

Property Data

Neighborhood    **103 RURAL WEST**

Tree Growth Year    **0**

FARM LAND YEAR    **0**

OPEN SPACE YEAR    **0**

Zone/Land Use    **21 RURAL**

Secondary Zone

Topography    **1 Level**

1.Level    4.Below St    7.Steep

2.Rolling    5.Low    8.Rough

3.Above St    6.Swampy    9.

Utilities    **4 Drilled Well    6 Septic System**

1.Public    4.Dr Well    7.Cesspool

2.Water    5.DUG/LAKE    8.

3.Sewer    6.Septic    9.None

Street    **1 Paved**

1.Paved    4.Proposed    7.

2.Semi Imp    5.Private    8.

3.Gravel    6.Pub Eas    9.NoStreet

TREE GROWTH PLAN    **0**

CONSERV EASE    **0**

Sale Data

Sale Date    **8/01/1996**

Price    **75,500**

Sale Type    **2 Land & Buildings**

1.Land    4.Mobile    7.

2.L & B    5.Other    8.

3.Building    6.    9.

Financing    **9 Unknown**

1.Convent    4.Seller    7.

2.FHA/VA    5.Private    8.

3.Assumed    6.Cash    9.Unknown

Validity    **1 Arms Length Sale**

1.Valid    4.Split    7.Renovate

2.Related    5.Partial    8.Other

3.Distress    6.Exempt    9.Foreclose

Verified    **5 Public Record**

1.Buyer    4.Agent    7.Family

2.Seller    5.Pub Rec    8.Other

3.Lender    6.MLS    9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2010    44,300    88,700    0    133,000

2011    44,300    88,700    0    133,000

2012    44,300    88,700    0    133,000

2013    44,300    88,700    0    133,000

2014    44,300    88,700    0    133,000

2015    44,300    88,700    0    133,000

2016    44,300    88,700    0    133,000

2017    44,300    88,700    0    133,000

2018    44,300    88,700    0    133,000

2019    44,300    88,700    0    133,000

2020    44,300    88,700    0    133,000

2021    44,300    88,700    0    133,000

2022    44,300    88,700    24,000    109,000

2023    55,300    110,800    25,000    141,100

Land Data

Front Foot

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Square Foot

Square Feet

16.Regular Lot

17.Secondary Site

18.Secondary Site

19.Condominium

20.Base Homesite

Fract. Acre

Acreage/Sites

21.HS Size Adj

22.Base Waterfron

23.Deep WF Size A

24.Base Waterfron

25.Shallow WF Siz

26.Base Water Inf

27.Influence W Si

28.Rear Land 1-10

29.Rear Land 11-2

Total Acreage

3.33

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

2002 - RELEASE DEED FROM TOWN. PREVIOUS BK2175 PG23 ADDED SHED

2006-ADDED 14 X 8 MUDROOM ON EXISTING DECK. REMOVED 112 S.F. FROM OLD DECK MEASUREMENTS LEAVING THAT AT 368 S.F.. CHECK FOR NEW DECK ON SIDE AND BACK IN 2007

WISCASSET

# WISCASSET

Map Lot R01-010


Account 65

Location 438 WILLOW LANE

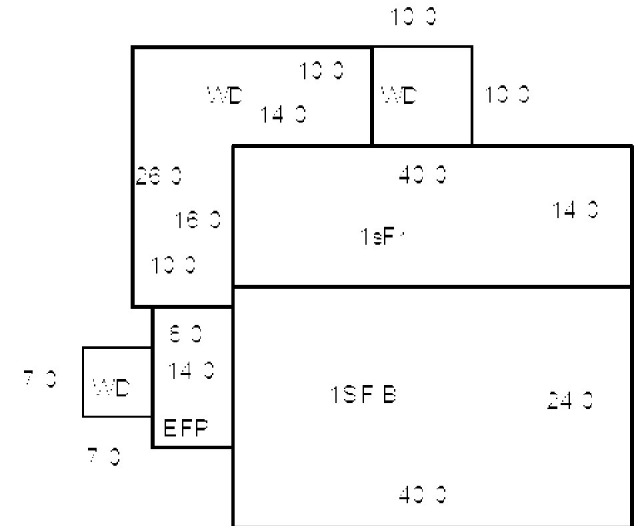
Card 1

Of 1

10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>5 T-111</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>960</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1960</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaitn 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

S-ED 6X12



Date Inspected 6/07/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	0	560	3 100	3	0 %	100 %	
68 Wood Deck	2006	400	3 100	4	0 %	100 %	
24 Frame Shed	2001	96	2 100	3	0 %	100 %	
22 Encl Frame Porch	2005	112	3 100	4	0 %	100 %	
68 Wood Deck	2006	49	3 100	4	0 %	100 %	
68 Wood Deck	2009	100	2 95	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	

- ONE STORY FRAM
- TWO STORY FRAM
- THREE STORY FR
- 1 & 1/2 STORY
- 1 & 3/4 STORY
- 1 & 1/2 STORY
- Open Frame Por
- Encl Frame Por
- Frame Garage
- Frame Shed
- Frame Bay Wind
- 1SFr Overhang
- Unfin Basement
- Unfinished Att
- Finished Attic



Property Data			Assessment Record						
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			2010	37,200	23,700	0	60,900		
Tree Growth Year <b>0</b>			2011	37,200	23,700	0	60,900		
FARM LAND YEAR <b>0</b>			2012	37,200	23,700	0	60,900		
OPEN SPACE YEAR <b>0</b>			2013	37,200	23,700	0	60,900		
Zone/Land Use <b>12 SHORE STREAM PRO</b>			2014	37,200	23,700	0	60,900		
Secondary Zone <b>21 RU</b>			2015	37,200	23,700	0	60,900		
			2016	37,200	23,700	0	60,900		
Topography <b>1 Level</b>			2017	37,200	23,700	0	60,900		
1.Level	4.Below St	7.Steep	2018	37,200	23,700	0	60,900		
2.Rolling	5.Low	8.Rough	2019	37,200	23,700	0	60,900		
3.Above St	6.Swampy	9.	2020	37,200	23,700	0	60,900		
Utilities <b>9 NoWater/NoSewer</b>			2021	37,200	23,700	0	60,900		
1.Public	4.Dr Well	7.Cesspool	2022	37,200	23,700	0	60,900		
2.Water	5.DUG/LAKE	8.	2023	46,500	29,600	0	76,100		
3.Sewer	6.Septic	9.None	Land Data						
Street <b>1 Paved</b>			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code	
2.Semi Imp	5.Private	8.					%		
3.Gravel	6.Pub Eas	9.NoStreet					%		
TREE GROWTH PLAN	<b>0</b>						%		
CONSERV EASE	<b>0</b>						%		
Sale Data							%		
Sale Date							%		
Price					%				
Sale Type			Square Foot		Square Feet				
1.Land	4.Mobile	7.					%		
2.L & B	5.Other	8.					%		
3.Building	6.	9.					%		
Financing							%		
1.Convent	4.Seller	7.					%		
2.FHA/VA	5.Private	8.					%		
3.Assumed	6.Cash	9.Unknown					%		
Validity			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0
2.Related	5.Partial	8.Other			21	0.34	100	%	0
3.Distress	6.Exempt	9.Foreclose						%	
Verified								%	
1.Buyer	4.Agent	7.Family						%	
2.Seller	5.Pub Rec	8.Other						%	
3.Lender	6.MLS	9.						%	
			Total Acreage    0.34						



# WISCASSET

Map Lot R01-011


Account 68

Location 3 OUTBACK ROAD

Card 1

Of 1

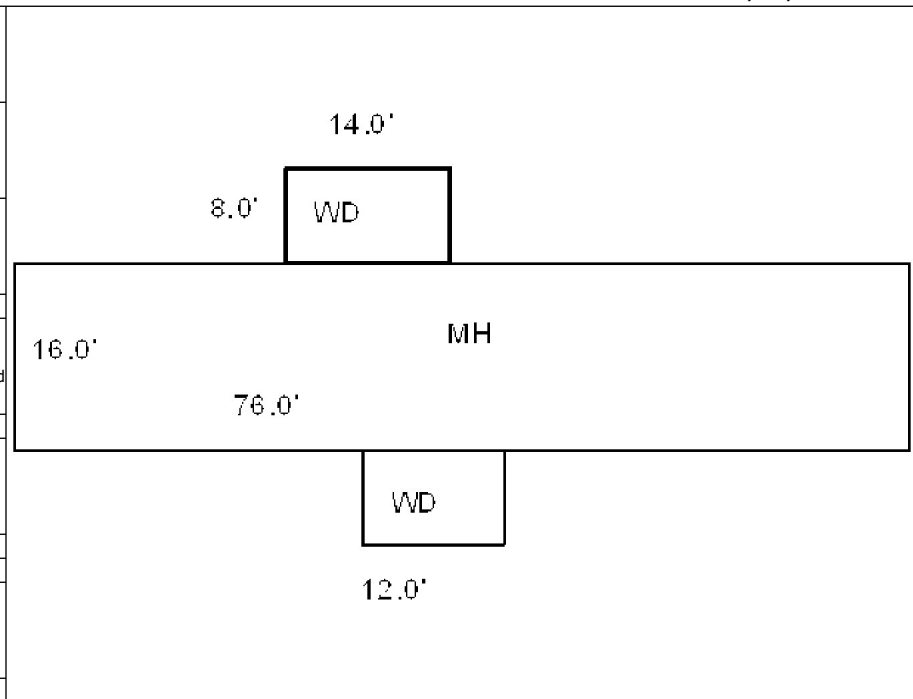
10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>5 Estimated</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/12/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1971	684	2 100	2	0 %	100 %		1.ONE STORY FRAM
999 16' Mobile	1996	16x76	2 100	2	0 %	50 %		2.TWO STORY FRAM
68 Wood Deck	2005	112	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2005	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-012

Account 67

Location 315 LOWELLTOWN ROAD

Card 1 Of 2 10/05/2023

AMIRAULT, CARL S 315 LOWELLTOWN RD WISCASSET ME 04578  B1656P133			Property Data			Assessment Record						
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year <b>0</b>			2010	66,600	195,800	10,000	252,400		
			FARM LAND YEAR <b>0</b>			2011	66,600	195,800	10,000	252,400		
			OPEN SPACE YEAR <b>0</b>			2012	66,600	195,800	10,000	252,400		
			Zone/Land Use <b>12 SHORE STREAM PRO</b>			2013	66,600	195,800	10,000	252,400		
			Secondary Zone			2014	66,600	195,800	10,000	252,400		
						2015	66,600	195,800	10,000	252,400		
			Topography <b>1 Level</b>			2016	66,600	195,800	15,000	247,400		
			1.Level           4.Below St       7.Steep 2.Rolling       5.Low           8.Rough 3.Above St      6.Swampy       9.				2017	66,600	195,800	20,000	242,400	
	2018	66,600				195,800	20,000	242,400				
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>						2019	66,600	195,800	20,000	242,400		
1.Public           4.Dr Well       7.Cesspool 2.Water           5.DUG/LAKE    8. 3.Sewer           6.Septic       9.None						2020	66,600	195,800	25,000	237,400		
						2021	66,600	195,800	25,000	237,400		
						2022	66,600	195,800	24,000	238,400		
			Street <b>1 Paved</b>			2023	83,300	244,800	25,000	303,100		
			1.Paved           4.Proposed       7. 2.Semi Imp       5.Private       8. 3.Gravel          6.Pub Eas      9.NoStreet			<b>Land Data</b>						
			<b>Front Foot</b>  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b> 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share <b>Acres</b> 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00		
						Frontage	Depth	Factor	Code			
		%										
		%										
		%										
<b>Square Foot</b>  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.C Condominium 20.Base Homesite			<b>Square Feet</b>									
					%							
					%							
					%							
					%							
					%							
					%							
					%							
					%							
					%							
			<b>Acreage/Sites</b>									
			20	1.00	100	%	0					
			21	1.00	100	%	0					
			28	10.00	100	%	0					
			29	7.00	100	%	0					
					%							
					%							
					%							
					%							
					%							
		<b>Total Acreage</b> 18.00										

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.
Notes:		

# WISCASSET

Map Lot R01-012

Account 67

Location 315 LOWELLTOWN ROAD

Card 1

Of 2

10/05/2023

Building Style			<b>4 Cape Cod</b>			SF Bsmt Living			<b>340</b>			Layout			<b>1 Typical</b>											
1.Conv.			5.Colonial			9.Other			Fin Bsmt Grade			<b>3 100</b>			1.Typical			4.			7.					
2.Ranch			6.Split			10.Double			HEARTH			<b>0</b>			2.Inadeq			5.			8.					
3.R Ranch			7.Mod/Cont			11.Multi			Heat Type			<b>100% 1 Hot Water BB</b>			3.			6.			9.					
4.Cape			8.Log			12.Cot.			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.		
Other Units			<b>0</b>						3.H Pump			7.Electric			11.			2.1/2 Fin			5.F/Stair			8.		
Stories			<b>4 One &amp; 1/2 Story</b>						4.Steam			8.Fl/Wall			12.			3.3/4 Fin			6.			9.None		
1.1			4.1.5			7.			Cool Type			<b>0% 9 None</b>						Insulation			<b>4 Minimal</b>					
2.2			5.1.75			8.			1.Refrig			4.W&C Air			7.			1.Full			4.Minimal			7.		
3.3			6.2.5			9.			2.Evapor			5.			8.			2.Heavy			5.Unknown			8.		
Exterior Walls			<b>6 BRICK/STONE</b>						3.H Pump			6.			9.None			3.Capped			6.			9.None		
1.CLAP			5.T-111			9.OTHER			Kitchen Style			<b>2 TYPICAL</b>						Unfinished %			<b>0%</b>					
2.WD SH			6.BR/STONE			10.			1.GOOD			4.Obsolete			7.			Grade & Factor			<b>4 Good 100%</b>					
3.COMP			7.NOv			11.			2.TYPICAL			5.			8.			1.E Grade			4.B Grade			7.AA+ Grad		
4.ASB/ASP			8.AL/VIN			12.			3.OLD TYPE			6.			9.None			2.D Grade			5.A Grade			8.AA++Grad		
Roof Surface			<b>1 Asphalt Shingles</b>						Bath(s) Style			<b>2 TYPICAL</b>						3.C Grade			6.AA Grade			9.Same		
1.Asphalt			4.Composit			7.			1.GOOD			4.Obsolete			7.			SQFT (Footprint)			<b>840</b>					
2.Slate			5.Wood			8.			2.TYPICAL			5.			8.			Condition			<b>5 Above 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>6</b>						2.Fair			5.Avg+			8.Exc		
OPEN-3-CUSTOM			<b>0</b>						# Bedrooms			<b>3</b>						3.Avg-			6.Good			9.Same		
OPEN-4-CUSTOM			<b>0</b>						# Full Baths			<b>2</b>						Phys. % Good			<b>0%</b>					
Year Built			<b>1820</b>						# Half Baths			<b>0</b>						Funct. % Good			<b>100%</b>					
Year Remodeled			<b>0</b>						# Addn Fixtures			<b>0</b>						Functional Code			<b>9 None</b>					
Foundation			<b>3 Brick &amp;/or Stone</b>						# Fireplaces			<b>1</b>						1.Incomp			4.SMALL			7.LAYOUT		
1.Concrete			4.Wood			7.												2.O-Built			5.CDU			8.OTHER		
2.C Block			5.Slab			8.												3.Defmaint			6.STYLE			9.None		
3.Br/Stone			6.Piers			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			9.None		
2.1/2 Bmt			5.None			8.												1.Location			4.Traffic			8.		
3.3/4 Bmt			6.			9.None												2.Encroach			8.Other			9.		
Bsmt Gar # Cars			<b>0</b>															Entrance Code			<b>1 Interior Inspect</b>					
Wet Basement			<b>2 Damp Basement</b>															1.Interior			4.Vacant			7.		
1.Dry			4.			7.												2.Refusal			5.Estimate			8.		
2.Damp			5.			8.												3.Informed			6.			9.		
3.Wet			6.			9.												Information Code			<b>1 Owner</b>					

TRIO

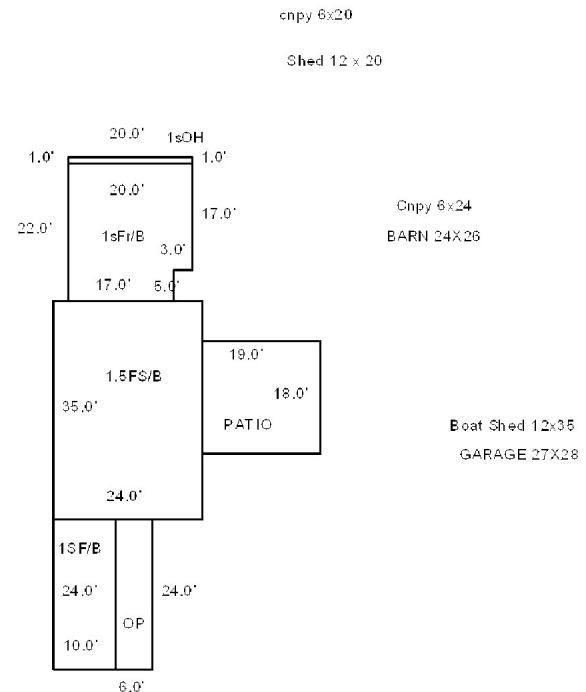
Software

A Division of Harris Computer Systems

Date Inspected 12/12/2006

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1982	240	0 0	0	0 %	0 %		2.TWO STORY FRAM
11 1	1995	425	0 0	0	0 %	0 %		3.THREE STORY FR
23 Frame Garage	1973	756	3 100	4	0 %	100 %		4.1 & 1/2 STORY
61 Canopy	1973	420	2 100	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1973	144	2 100	4	0 %	100 %		6.2 & 1/2 STORY
155 1 ST BARN.....	1973	624	3 100	4	0 %	100 %		21.Open Frame Por
26 1SFr Overhang	1995	20	0 0	0	0 %	0 %		22.Encl Frame Por
21 Open Frame	1982	144	0 0	0	0 %	0 %		23.Frame Garage
62 Patio	0	342	0 0	0	0 %	0 %		24.Frame Shed
24 Frame Shed	0	240	2 100	2	0 %	100 %		25.Frame Bay Wind



Map Lot R01-012

Account 67

Location 315 LOWELLTOWN ROAD

Card 2 Of 2 10/05/2023

AMIRAULT, CARL S  
315 LOWELLTOWN RD  
WISCASSET ME 04578

B1656P133

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>103 RURAL WEST</b>  Tree Growth Year <b>0</b> FARM LAND YEAR <b>0</b> OPEN SPACE YEAR <b>0</b> Zone/Land Use <b>12 SHORE STREAM PRO</b>  Secondary Zone  Topography <b>1 Level</b> 1.Level                4.Below St        7.Steep 2.Rolling                5.Low                8.Rough 3.Above St                6.Swampy                9. Utilities <b>4 Drilled Well</b> <b>6 Septic System</b> 1.Public                4.Dr Well                7.Cesspool 2.Water                5.DUG/LAKE                8. 3.Sewer                6.Septic                9.None Street <b>1 Paved</b> 1.Paved                4.Proposed                7. 2.Semi Imp                5.Private                8. 3.Gravel                6.Pub Eas                9.NoStreet  TREE GROWTH PLAN <b>0</b> CONSERV EASE <b>0</b>  <b>Sale Data</b> Sale Date Price Sale Type 1.Land                4.Mobile                7. 2.L & B                5.Other                8. 3.Building                6.                9.  Financing 1.Convent                4.Seller                7. 2.FHA/VA                5.Private                8. 3.Assumed                6.Cash                9.Unknown  Validity 1.Valid                4.Split                7.Renovate 2.Related                5.Partial                8.Other 3.Distress                6.Exempt                9.Foreclose  Verified 1.Buyer                4.Agent                7.Family 2.Seller                5.Pub Rec                8.Other 3.Lender                6.MLS                9.			Year	Land	Buildings	Exempt	Total
			2010	0	400	0	400
			2011	0	400	0	400
			2012	0	400	0	400
			2013	0	400	0	400
2014	0	400	0	400			
	0	400	0	400			
2016	0	400	0	400			
2017	0	400	0	400			
2018	0	400	0	400			
2019	0	400	0	400			
2020	0	400	0	400			
2021	0	400	0	400			
2022	0	400	0	400			
2023	0	500	0	500			
Land Data							
Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
				%		1.Open Space	
				%		2.Neighborhood A	
				%		3.Topography	
				%		4.Size/Shape	
				%		5.Access	
				%		6.Restriction	
			%		7.Corner/Locatio		
Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite	Square Feet				8.View/Environ		
			%		9.Fract Share		
			%		<b>Acres</b>		
			%		30.Rear 20+		
			%		31.Waterfront Rea		
			%		32.Open Space		
			%		33.RestrictEsm		
			%		34.PASTURE 1		
			%		35.HORTICULTURAL-		
			%		36.Pasture 3		
Fract. Acre  21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A <b>Acres</b> 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2	Acreage/Sites				37.Softwood		
			%		38.Mixed Wood		
			%		39.Hardwood		
			%		40.Wasteland		
			%		41.CAMP SITE		
			%		42.Mobile Home Si		
			%		43.Condo Site		
	Total Acreage		0.00		44.Site Improveve		
					45.CAMP SITE		



**WISCASSET**

Map Lot R01-012

Account 67

Location 315 LOWELLTOWN ROAD

Card 2 Of 2 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmait	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code <b>0</b>		
Date Inspected 12/12/2006						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
61 Canopy	0	120	1 100	2	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Map Lot R01-012-A

Account 66

Location 458 WILLOW LANE

Card 1 Of 2 10/05/2023

DELANO, TALBOT E  
DELANO, LINDA  
WISCASSET ME 04578

B844P72

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6-8-10 MH on prop but not in place or hooked for utils. Used for storage now only. Will notify town when done for inspections.

2011-Moved onto the lot, address is 21 Outback Road, will place on card #2 on this record

WISCASSET

### Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		2 Rolling	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing			
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity			
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified			
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2010	59,600	132,200	10,000	181,800
2011	59,600	132,200	10,000	181,800
2012	59,600	132,200	10,000	181,800
2013	59,600	132,200	10,000	181,800
2014	59,600	132,200	10,000	181,800
2015	59,600	132,200	10,000	181,800
2016	59,600	132,200	15,000	176,800
2017	59,600	132,200	20,000	171,800
2018	59,600	132,200	20,000	171,800
2019	59,600	132,200	20,000	171,800
2020	59,600	132,200	25,000	166,800
2021	59,600	132,200	25,000	166,800
2022	59,600	132,200	24,000	167,800
2023	74,500	165,200	25,000	214,700

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
Square Foot		Square Feet				Acres
16.Regular Lot				%		30.Rear 20+
17.Secondary Site				%		31.Waterfront Rea
18.Secondary Site				%		32.Open Space
19.Condominium				%		33.RestrictEsm
20.Base Homesite				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		11.00				



# WISCASSET

Map Lot R01-012-A


Account 66

Location 458 WILLOW LANE

Card 1

Of 2

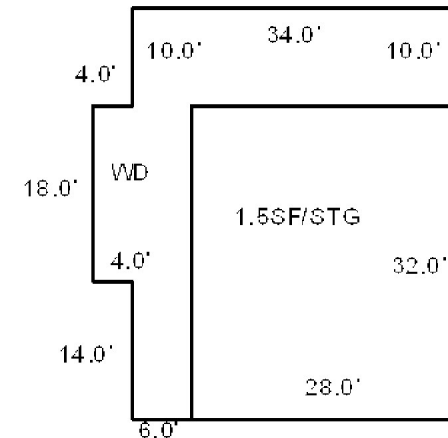
10/05/2023

Building Style <b>9 Other</b>	SF Bsmt Living <b>896</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>7 NOVELTY</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>896</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1977</b>	# Half Baths <b>0</b>	Funct. % Good <b>90%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</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. 9.
3.Wet 6. 9.		Information Code <b>3 Tenant</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1977	604	3 100	4	0 %	100 %		1.ONE STORY FRAM
78 1.75 ST	0	768	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1999	512	2 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2000	512	2 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2003	64	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



AGP

GARAGE 24X32

SHED 16X32

Shed 16x32

Shed 8x8



Map Lot R01-012-A

Account 66

Location 21 OUTBACK ROAD

Card 2 Of 2 10/05/2023

DELANO, TALBOT E  
DELANO, LINDA  
WISCASSET ME 04578

B844P72

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2011-This mobile home, 1995 14 x 57, moved out back and new 911 address is 21 Outback Road, no longer storage.

WISCASSET

### Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		2 Rolling	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		1 Paved	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing			
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity			
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified			
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2011	0	12,900	0	12,900
2012	0	12,900	0	12,900
2013	0	12,900	0	12,900
2014	0	12,900	0	12,900
2015	0	12,900	0	12,900
2016	0	12,900	0	12,900
2017	0	12,900	0	12,900
2018	0	12,900	0	12,900
2019	0	12,900	0	12,900
2020	0	12,900	0	12,900
2021	0	12,900	0	12,900
2022	0	12,900	0	12,900
2023	0	16,100	0	16,100

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		0.00				


# WISCASSET

Map Lot R01-012-A

Account 66

Location 21 OUTBACK ROAD

Card 2 Of 2 10/05/2023

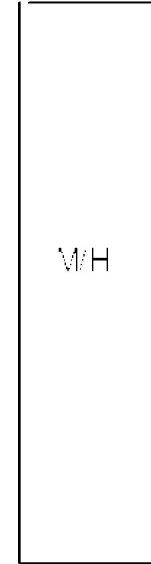
Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 0</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>0</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-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1995	14x57	2 100	2	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

This mobile home moved 2011 no longer storage



14 0



Map Lot R01-012-A02

Account 2308

Location 20 OUTBACK ROAD

Card 1 Of 1 10/05/2023

DELANO, TALBOT E DELANO, LINDA M WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year        0			2010	0	29,100	0	29,100	
			FARM LAND YEAR            0			2011	0	29,100	0	29,100	
			OPEN SPACE YEAR           0			2012	0	29,100	0	29,100	
Previous Owner DELANO, DANIEL R.  458 WILLOW LANE WISCASSET ME 04578 Sale Date: 3/22/2006			Zone/Land Use        21 RURAL			2013	0	29,100	0	29,100	
			Secondary Zone			2014	0	29,100	0	29,100	
						2015	0	29,100	0	29,100	
			Topography                1 Level			2016	0	29,100	0	29,100	
						1.Level            4.Below St        7.Steep 2.Rolling        5.Low            8.Rough 3.Above St      6.Swampy        9.			2017	0	29,100
2018	0	29,100							0	29,100	
Utilities        4 Drilled Well    6 Septic System						2019	0	29,100	0	29,100	
1.Public            4.Dr Well        7.Cesspool 2.Water            5.DUG/LAKE     8. 3.Sewer            6.Septic        9.None						2020	0	29,100	0	29,100	
						2021	0	29,100	0	29,100	
			Street            1 Paved			2022	0	29,100	0	29,100	
						2023	0	36,400	0	36,400	
			1.Paved            4.Proposed        7. 2.Semi Imp        5.Private          8. 3.Gravel           6.Pub Eas        9.NoStreet			Land Data					
						Front Foot		Type	Effective		Influence
			Frontage	Depth	Factor				Code		
11.Regular Lot				%	1.Open Space						
12.Delta Triangle				%	2.Neighborhood A						
13.Nabla Triangle				%	3.Topography						
X			Date			14.Rear Land		%	4.Size/Shape		
						15.Front Foot		%	5.Access		
								%	6.Restriction		
								%	7.Corner/Locatio		
								%	8.View/Environ		
No./Date			Description			Date Insp.			9.Fract Share		
									Acres		
									30.Rear 20+		
									31.Waterfront Rea		
									32.Open Space		
Notes:			2004-ADDED OLD SHED AND NEW SHED AT 50% DONE 3/22/06-CHANGED M/H TO BE MAILED TO TED DELANO RATHER THAN DANIEL. (PER LINDA DELANO). 6/7/11-Issued new road name and address: 20 Outback Road			33.RestrictEsm		34.PASTURE 1			
						35.HORTICULTURAL-					
						36.Pasture 3					
						37.Softwood					
						38.Mixed Wood					
WISCASSET						39.Hardwood		40.Wasteland			
						41.CAMP SITE					
						42.Mobile Home Si					
						43.Condo Site					
						44.Site Improveveme					
						45.CAMP SITE		46.PAVING/00			
						Total Acreage    0.00					




# WISCASSET

Map Lot R01-012-A02

Account 2308

Location 20 OUTBACK ROAD

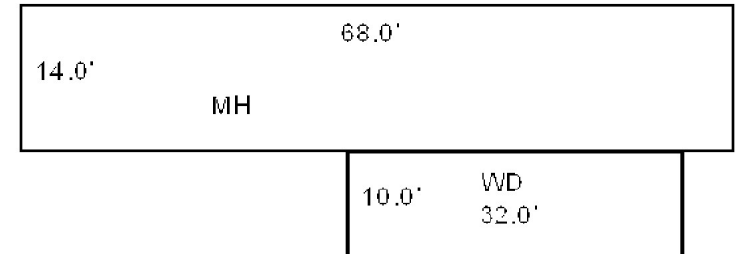
Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>3 Information Only</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>3 Tenant</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2002	320	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2000	40	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2003	256	2 100	4	0 %	100 %		3.THREE STORY FR
998 14' Mobile	2000	14x68	2 100	4	0 %	50 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



SHED 5X8=40 16X16=256



Map Lot R01-012-B

Account 69

Location 418 WILLOW LANE

Card 1 Of 2 10/05/2023

RINES, LARRY L J/T RINES, CAROLANN WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	43,500	119,300	10,000	152,800	
			FARM LAND YEAR 0			2011	43,500	135,000	10,000	168,500	
			OPEN SPACE YEAR 0			2012	43,500	143,500	10,000	177,000	
B4536P259 Previous Owner RINES, LARRY L.  PO BOX 446 WISCASSET ME 04578 Sale Date: 6/19/2012			Zone/Land Use 21 RURAL			2013	43,500	143,500	10,000	177,000	
			Secondary Zone			2014	43,500	143,500	10,000	177,000	
						2015	43,500	143,500	10,000	177,000	
			Topography 2 Rolling 1 Level			2016	43,500	143,500	15,000	172,000	
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	43,500	143,500
Utilities 4 Drilled Well 6 Septic System						2018	43,500	143,500	26,000	161,000	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2019	43,500	143,500	26,000	161,000	
Street 1 Paved  1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						2020	43,500	143,500	31,000	156,000	
						2021	43,500	143,500	31,000	156,000	
						2022	43,500	143,500	29,760	157,240	
						2023	54,400	179,400	31,000	202,800	
			Land Data								
			Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes  1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00	
						Frontage	Depth	Factor	Code		
		%									
		%									
		%									
		%									
Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet								
				%							
				%							
				%							
				%							
				%							
Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			Acreage/Sites								
			20	1.00	100	%	0				
			21	1.00	100	%	0				
			28	1.94	100	%	0				
					%						
					%						
5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.											
Total Acreage 2.94											



# WISCASSET

Map Lot R01-012-B


Account 69

Location 418 WILLOW LANE

Card 1

Of 2

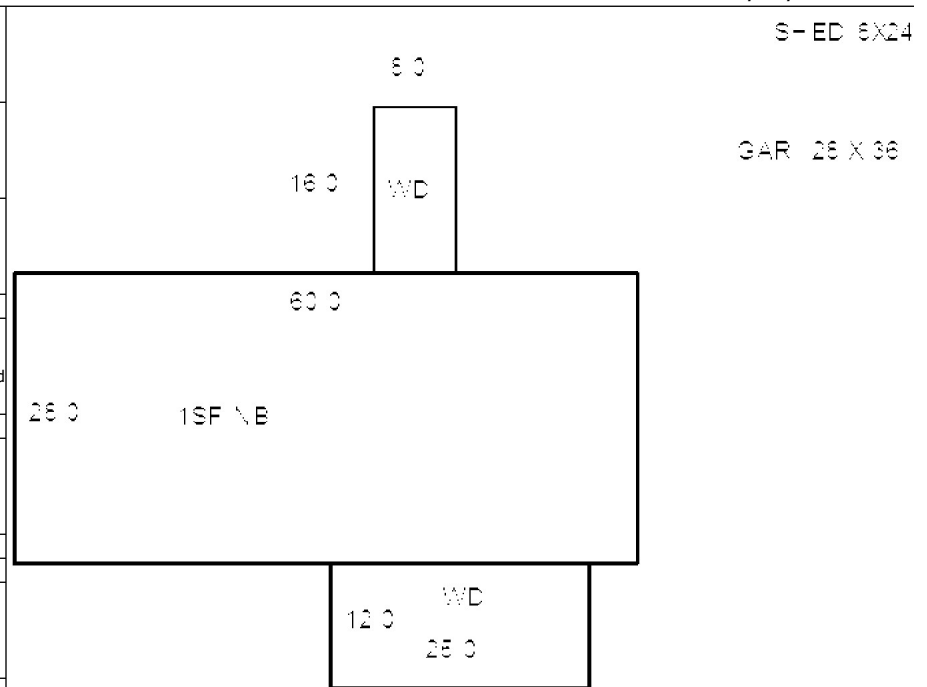
10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1680</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1989</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>3 Tenant</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/12/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	300	3 100	3	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	0	128	3 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	192	3 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2010	1008	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-012-B

Account 69

Location 418 WILLOW LANE

Card 2 Of 2 10/05/2023

RINES, LARRY L J/T  
RINES, CAROLANN  
WISCASSET ME 04578

B4536P259

Previous Owner  
RINES, LARRY L.

PO BOX 446  
WISCASSET ME 04578  
Sale Date: 6/19/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			2010	0	63,600	0	63,600		
Tree Growth Year <b>0</b>			2011	0	63,600	0	63,600		
FARM LAND YEAR <b>0</b>			2012	0	63,600	0	63,600		
OPEN SPACE YEAR <b>0</b>			2013	0	63,600	0	63,600		
Zone/Land Use <b>21 RURAL</b>			2014	0	63,600	0	63,600		
			2015	0	63,600	0	63,600		
Secondary Zone			2016	0	64,400	0	64,400		
Topography <b>1 Level</b>			2017	0	64,400	0	64,400		
			2018	0	64,400	0	64,400		
1.Level                    4.Below St                    7.Steep			2019	0	64,400	0	64,400		
2.Rolling                    5.Low                    8.Rough			2020	0	64,400	0	64,400		
3.Above St                    6.Swampy                    9.			2021	0	64,400	0	64,400		
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>			2022	0	64,400	0	64,400		
1.Public                    4.Dr Well                    7.Cesspool			2023	0	80,500	0	80,500		
2.Water                    5.DUG/LAKE                    8.			Land Data						
3.Sewer                    6.Septic                    9.None									
Street <b>1 Paved</b>			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
1.Paved                    4.Proposed                    7.				11.Regular Lot			%		1.Open Space
2.Semi Imp                    5.Private                    8.				12.Delta Triangle			%		2.Neighborhood A
3.Gravel                    6.Pub Eas                    9.NoStreet				13.Nabla Triangle			%		3.Topography
TREE GROWTH PLAN <b>0</b>				14.Rear Land			%		4.Size/Shape
CONSERV EASE <b>0</b>				15.Front Foot			%		5.Access
Sale Data							%		6.Restriction
Sale Date <b>6/19/2012</b>						%		7.Corner/Locatio	
Price						%		8.View/Environ	
Sale Type <b>2 Land &amp; Buildings</b>			Square Foot	Square Feet				9.Fract Share	
1.Land                    4.Mobile                    7.						%		Acres	
2.L & B                    5.Other                    8.						%			
3.Building                    6.                    9.						%			
Financing <b>9 Unknown</b>						%			
1.Convent                    4.Seller                    7.						%			
2.FHA/VA                    5.Private                    8.						%			
3.Assumed                    6.Cash                    9.Unknown						%			
Validity <b>2 Related Parties</b>			Fract. Acre	Acreage/Sites					30.Rear 20+
1.Valid                    4.Split                    7.Renovate						%		31.Waterfront Rea	
2.Related                    5.Partial                    8.Other						%		32.Open Space	
3.Distress                    6.Exempt                    9.Foreclose						%		33.RestrictEsm	
Verified <b>5 Public Record</b>						%		34.PASTURE 1	
1.Buyer                    4.Agent                    7.Family						%		35.HORTICULTURAL-	
2.Seller                    5.Pub Rec                    8.Other						%		36.Pasture 3	
3.Lender                    6.MLS                    9.						%		37.Softwood	
							38.Mixed Wood		
							39.Hardwood		
							40.Wasteland		
							41.CAMP SITE		
							42.Mobile Home Si		
							43.Condo Site		
							44.Site Improve		
							45.CAMP SITE		
			Total Acreage		0.00				

# WISCASSET

Map Lot R01-012-B


Account 69

Location 418 WILLOW LANE

Card 2

Of 2

10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>5 T-111</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>988</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1986</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>2 Relative</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/12/2007

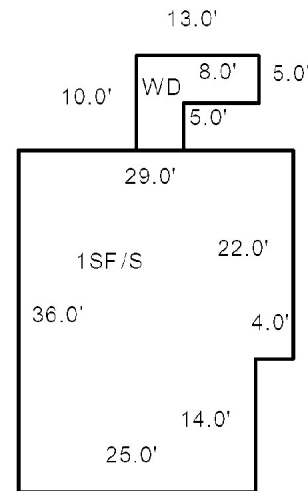
## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	2015	160	2 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

- ONE STORY FRAM
- TWO STORY FRAM
- THREE STORY FR
- 4.1 & 1/2 STORY
- 5.1 & 3/4 STORY
- 6.2 & 1/2 STORY
- 21.Open Frame Por
- 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

Shed

10.0'  
16.0'



Map Lot		R01-012-C		Account		70		Location		446 WILLOW LANE		Card		1		Of		1		10/05/2023	
<div>BURCHSTEAD, AMY BURCHSTEAD, JEFFREY 75 HIDDEN PASTURE LANE WISCASSET ME 04578  B4490P261 B5262P190  Previous Owner WELLS FARGO BANK, N.A. C/O AMY BURCHSTEAD 75 HIDDEN PASTURE LANE WISCASSET ME 04578 Sale Date: 4/23/2018  Previous Owner PROCTOR, HEATHER L.  446 WILLOW LANE WISCASSET ME 04578 Sale Date: 2/22/2018  Previous Owner FORRESTER, TIMOTHY A.  135 RIVER ROAD WOOLWICH ME 04579 4417 Sale Date: 2/08/2012</div>								Property Data				Assessment Record									
								Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		42,800		186,700		10,000		219,500	
								FARM LAND YEAR 0				2011		42,800		171,500		0		214,300	
								OPEN SPACE YEAR 0				2012		42,800		171,500		0		214,300	
<div>Previous Owner WELLS FARGO BANK, N.A. C/O AMY BURCHSTEAD 75 HIDDEN PASTURE LANE WISCASSET ME 04578 Sale Date: 4/23/2018  Previous Owner PROCTOR, HEATHER L.  446 WILLOW LANE WISCASSET ME 04578 Sale Date: 2/22/2018  Previous Owner FORRESTER, TIMOTHY A.  135 RIVER ROAD WOOLWICH ME 04579 4417 Sale Date: 2/08/2012</div>								Zone/Land Use 21 RURAL				2013		42,800		171,500		0		214,300	
								Secondary Zone				2014		42,800		171,500		0		214,300	
												2015		42,800		171,500		0		214,300	
								Topography 1 Level				2016		42,800		171,500		0		214,300	
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		42,800		171,500		0		214,300	
2018		42,800		171,500		0						214,300									
2019		42,800		171,500		0						214,300									
<div>Previous Owner PROCTOR, HEATHER L.  446 WILLOW LANE WISCASSET ME 04578 Sale Date: 2/22/2018  Previous Owner FORRESTER, TIMOTHY A.  135 RIVER ROAD WOOLWICH ME 04579 4417 Sale Date: 2/08/2012</div>								Utilities 4 Drilled Well 6 Septic System				2020		42,800		171,500		0		214,300	
								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2021		42,800		171,500		0		214,300	
												2022		42,800		171,500		0		214,300	
												2023		53,500		214,300		0		267,800	
								<div>Inspection Witnessed By:  X  No./Date  Description  Date Insp.</div>								Land Data					
Front Foot		Type	Effective		Influence		Influence Codes														
			Frontage	Depth	Factor	Code															
					%																
					%																
					%																
<div>11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot</div>								Square Foot		Square Feet				Acres							
												%									
												%									
												%									
												%									
<div>16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite</div>								Fract. Acre		Acreage/Sites				Acres							
										20 1.00 100 % 0											
										21 1.00 100 % 0											
										28 1.60 100 % 0											
												%									
<div>24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2</div>										Total Acreage		2.60									
<div>Notes: 2002-DIVORCE DECREE. PREVIOUS BK2237 PG162 2003-SOLD HOUSE, NO HOMESTEAD PREVIOUS BK2761 PG153 2005-RECODED THE HOUSE TO BE 1 1/2 SF OVER FINISHED BASEMENT. APPRAISAL DONE CAME IN AT 196,000 2011-Removed homestead exemption per mailing that came back Sept. 2010 with Woolwich address. Does not vote or register cars here. 2012-Previous owner: Timothy Forrester BK2923 PG119 WISCASSET ME 04578 for \$154,950, sold in 2012 for \$168,500.</div>								Validity 9 Foreclosure				7.Renovate									
								1.Valid 4.Split 8.Other 2.Related 5.Partial 9.Foreclose 3.Distress 6.Exempt				3.Foreclose									
												Verified 5 Public Record									
												1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.									



# WISCASSET

Map Lot R01-012-C

Account 70

Location 446 WILLOW LANE

Card 1

Of 1

10/05/2023

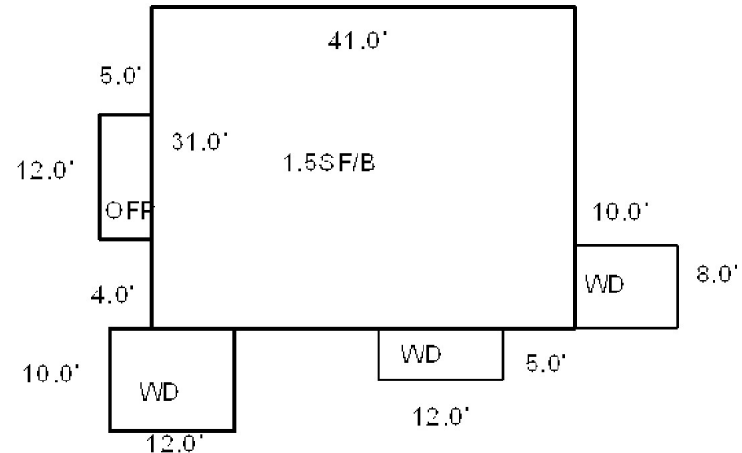
Building Style <b>1 Conventional</b>	SF Bsmt Living <b>635</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>2</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1271</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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1991</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>1</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2006	60	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2006	120	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2006	60	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2006	80	3 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2006	320	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

SHED 16X20



Map Lot R01-013

Account 71

Location 295 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

TORRE, ALBERT F  
TORRE, DEBORAH G  
295 LOWELLTOWN ROAD  
WISCASSET ME 04578

B2138P195 B5186P26

Previous Owner  
WRIGHT, CYNTHIA L.

295 LOWELLTOWN ROAD  
WISCASSET ME 04578  
Sale Date: 10/02/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2004-ADDED 36 X36 BARN WHICH IS 2 STORY. TRIO ONLY HAS 1 STORY-SO PUT FUNCTION AT 200% TO ACCOUNT FOR 2ND STORY. ALSO CONNECTED OLD GARAGE WITH 1SF TO NEW BARN.  
2014-shed added

WISCASSET

### Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	12 SHORE STREAM PRO		
Secondary Zone	21 RU		
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	10/02/2017		
Price	500,000		
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2010	63,600	404,000	10,000	457,600
2011	63,600	404,000	10,000	457,600
2012	63,600	404,000	10,000	457,600
2013	63,600	404,000	10,000	457,600
2014	63,600	405,600	10,000	459,200
2015	63,600	405,600	10,000	459,200
2016	63,600	405,600	15,000	454,200
2017	63,600	405,600	20,000	449,200
2018	63,600	405,600	0	469,200
2019	63,600	405,600	20,000	449,200
2020	63,600	405,600	25,000	444,200
2021	63,600	405,600	25,000	444,200
2022	63,600	405,600	24,000	445,200
2023	79,500	507,000	25,000	561,500

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		15.00				



# WISCASSET

Map Lot R01-013


Account 71

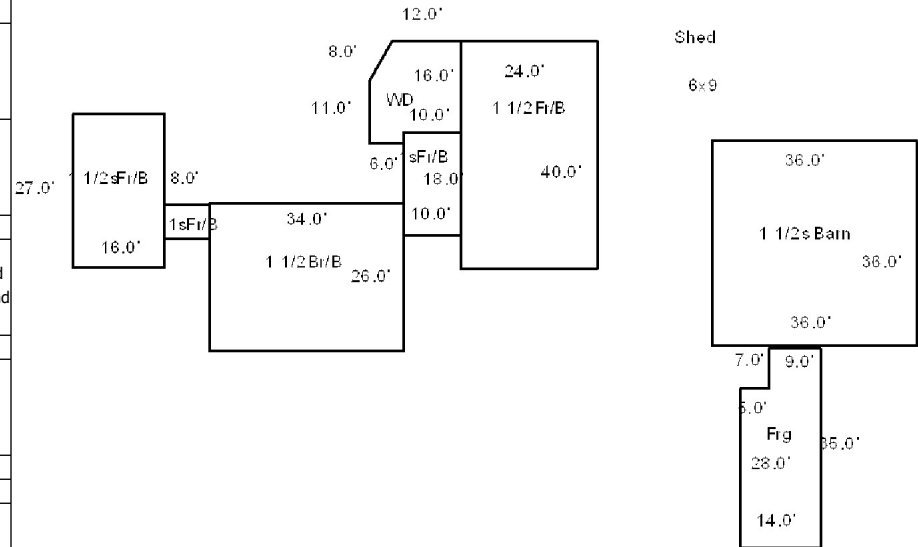
Location 295 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>6 BRICK/STONE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>884</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above 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>9</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1820</b>	# Half Baths <b>2</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2001</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>4</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 12/08/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	2001	190	5 100	5	0 %	100 %		1.ONE STORY FRAM
12 2	2001	960	5 100	5	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1942	54	2 100	2	0 %	100 %		3.THREE STORY FR
11 1	2001	48	5 100	5	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2001	254	5 100	5	0 %	100 %		5.1 & 3/4 STORY
14 1.5 Story/BSMT	2001	432	5 100	5	0 %	100 %		6.2 & 1/2 STORY
23 Frame Garage	1942	392	4 100	2	0 %	100 %		21.Open Frame Por
1 ONE STORY	2004	70	3 100	5	0 %	100 %		22.Encl Frame Por
157 1.50 ST	2004	1296	5 100	5	0 %	100 %		23.Frame Garage
24 Frame Shed	2013	192	5 100	5	0 %	100 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic



Map Lot R01-014

Account 72

Location 275 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

HERSOM, VICKIE LEE  
WISCASSET ME 04578

B1945P183

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>103 RURAL WEST</b>  Tree Growth Year <b>0</b> FARM LAND YEAR <b>0</b> OPEN SPACE YEAR <b>0</b>			Year	Land	Buildings	Exempt	Total
			2010	66,600	132,100	10,000	188,700
			2011	66,600	132,100	10,000	188,700
			2012	66,600	132,100	10,000	188,700
Zone/Land Use <b>12 SHORE STREAM PRO</b>			2013	66,600	132,100	10,000	188,700
Secondary Zone <b>21 RU</b>			2014	66,600	132,100	10,000	188,700
			2015	66,600	132,100	10,000	188,700
Topography <b>1 Level</b>			2016	66,600	132,100	15,000	183,700
1.Level	4.Below St	7.Steep	2017	66,600	132,100	20,000	178,700
2.Rolling	5.Low	8.Rough	2018	66,600	132,100	20,000	178,700
3.Above St	6.Swampy	9.	2019	66,600	132,100	20,000	178,700
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>			2020	66,600	132,100	25,000	173,700
1.Public	4.Dr Well	7.Cesspool	2021	66,600	132,100	25,000	173,700
2.Water	5.DUG/LAKE	8.	2022	66,600	132,100	24,000	174,700
3.Sewer	6.Septic	9.None	2023	83,300	165,200	25,000	223,500
Street <b>1 Paved</b>			Land Data				
1.Paved	4.Proposed	7.					
2.Semi Imp	5.Private	8.	Front Foot				
3.Gravel	6.Pub Eas	9.NoStreet					
TREE GROWTH PLAN <b>0</b>			11.Regular Lot				
CONSERV EASE <b>0</b>							
Sale Data			12.Delta Triangle				
Sale Date							
Price			13.Nabla Triangle				
Sale Type							
1.Land	4.Mobile	7.	14.Rear Land				
2.L & B	5.Other	8.					
3.Building	6.	9.	15.Front Foot				
Financing							
1.Convent	4.Seller	7.	Square Foot				
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown	16.Regular Lot				
Validity							
1.Valid	4.Split	7.Renovate	21.HS Size Adj				
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.Foreclose	22.Base Waterfron				
Verified							
1.Buyer	4.Agent	7.Family	23.Deep WF Size A				
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.	Acres				
			Fract. Acre				
			24.Base Waterfron				
			25.Shallow WF Siz				
			26.Base Water Inf				
			27.Influence W Si				
			28.Rear Land 1-10				
			29.Rear Land 11-2				
			Total Acreage    18.00				

# WISCASSET

Map Lot R01-014



Account 72

Location 275 LOWELLTOWN ROAD

Card 1

Of 1

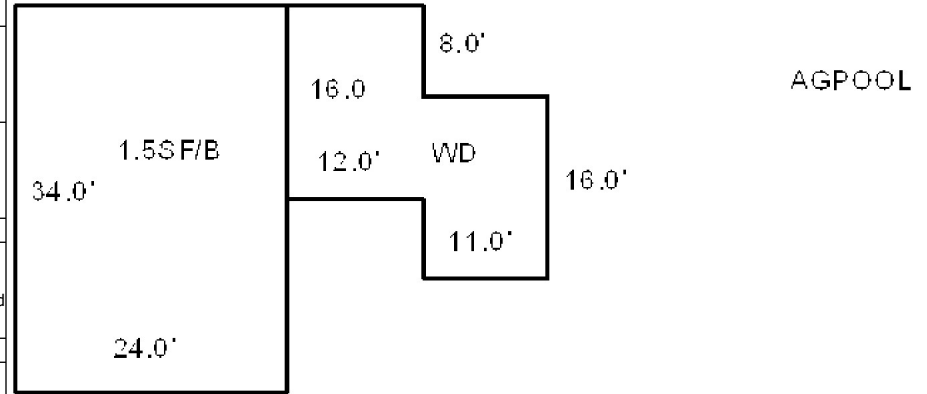
10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 7 Electric</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>816</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1980</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/12/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1980	368	3 100	4	0 %	100 %	
73 AB.GR. POOL.....	1980	1	3 100	4	99 %	100 %	
77 1.50 ST	1998	896	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



GARAGE 28X32



Map Lot R01-015

Account 73

Location 207 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

WOODMAN, FAYE A J/T  
WOODMAN, WAYNE W  
ROUND POND ME 04564

B1647P85 B1969P317 B4478P207

Previous Owner  
BENSON, FAYE A.  
207 LOWELLTOWN ROAD

WISCASSET ME 04578  
Sale Date: 12/30/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-Previous owner: Faye Benson deed to Faye & Wayne Woodman. Sent letter regarding homestead exemption.

WISCASSET

### Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	12/30/2011		
Price			
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2010	47,900	135,700	10,000	173,600
2011	47,900	135,700	10,000	173,600
2012	47,900	135,700	0	183,600
2013	47,900	135,700	0	183,600
2014	47,900	135,700	0	183,600
2015	47,900	135,700	0	183,600
2016	47,900	135,700	0	183,600
2017	47,900	135,700	0	183,600
2018	47,900	135,700	0	183,600
2019	47,900	135,700	0	183,600
2020	47,900	135,700	0	183,600
2021	47,900	135,700	0	183,600
2022	47,900	135,700	0	183,600
2023	59,900	169,600	0	229,500

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		5.15				



# WISCASSET

Map Lot R01-015

Account 73

Location 207 LOWELLTOWN ROAD

Card 1

Of 1

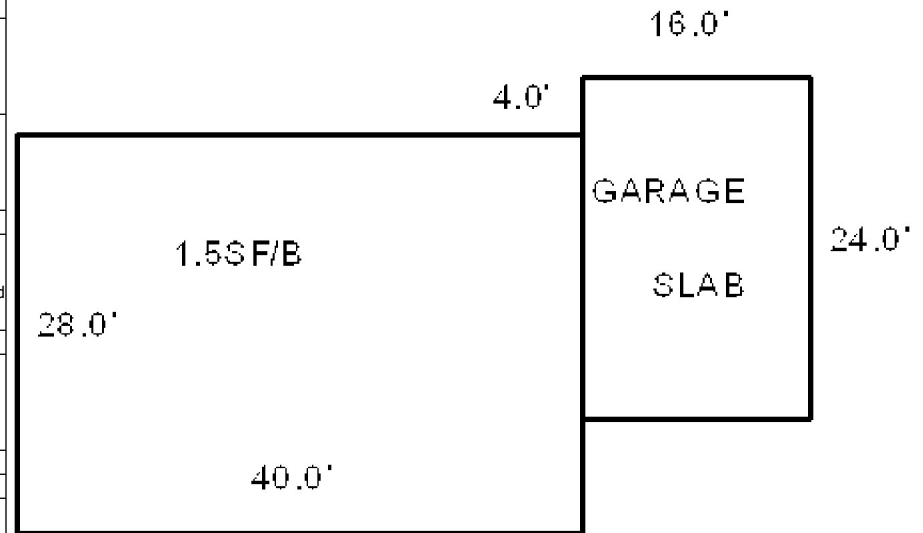
10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>4 Full Finished</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1972</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/06/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1972	384	3 100	3	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



WHITE, HOLLY M 191 LOWELLTOWN ROAD WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year <b>0</b>			2010	43,600	100,300	10,000	133,900				
			FARM LAND YEAR <b>0</b>			2011	43,600	100,300	10,000	133,900				
			OPEN SPACE YEAR <b>0</b>			2012	43,600	100,300	10,000	133,900				
B1683P11			Zone/Land Use <b>21 RURAL</b>			2013	43,600	100,300	10,000	133,900				
			Secondary Zone			2014	43,600	100,300	10,000	133,900				
						2015	43,600	100,300	10,000	133,900				
			Topography <b>2 Rolling</b>			2016	43,600	100,300	15,000	128,900				
						1.Level            4.Below St        7.Steep 2.Rolling        5.Low            8.Rough 3.Above St      6.Swampy        9.			2017	43,600	100,300	20,000	123,900	
2018	43,600	100,300							20,000	123,900				
2019	43,600	100,300							20,000	123,900				
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>						2020	43,600	100,300	25,000	118,900				
						1.Public            4.Dr Well        7.Cesspool 2.Water            5.DUG/LAKE      8. 3.Sewer            6.Septic        9.None			2021	43,600	100,300	25,000	118,900	
			2022	43,600	100,300				24,000	119,900				
			2023	54,500	125,400				25,000	154,900				
			Inspection Witnessed By:			Street <b>1 Paved</b>  1.Paved            4.Proposed        7. 2.Semi Imp        5.Private        8. 3.Gravel           6.Pub Eas        9.NoStreet			Land Data					
									Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence
Frontage	Depth	Factor										Code		
Square Feet														
Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite														
X  No./Date														



# WISCASSET

Map Lot R01-015-A



Account 74

Location 191 LOWELLTOWN ROAD

Card 1

Of 2

10/05/2023

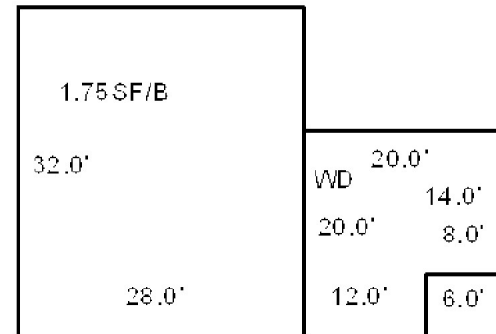
Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>896</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1986</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/08/1997

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1986	352	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2000	96	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

AG POOL



SHED 8X12






# WISCASSET

Map Lot R01-015-A

Account 74

Location 191 LOWELLTOWN ROAD

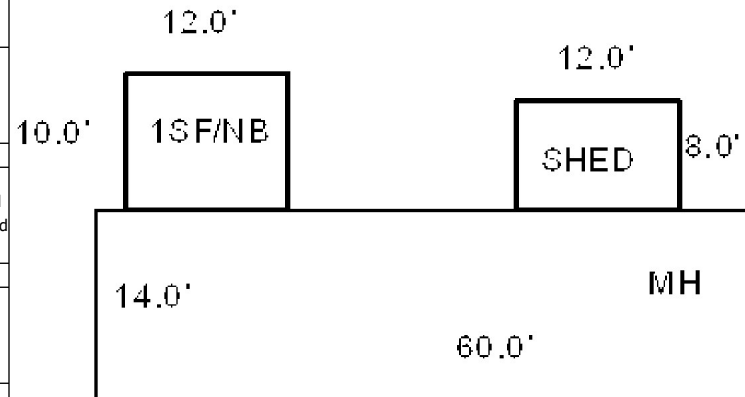
Card 2 Of 2 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>5 Estimated</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/08/1997

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	120	1 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	96	1 100	1	0 %	100 %		2.TWO STORY FRAM
998 14' Mobile	1972	14x60	2 100	2	0 %	50 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Property Data			Assessment Record						
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			2010	43,600	79,000	10,000	112,600		
Tree Growth Year    0			2011	43,600	79,000	10,000	112,600		
FARM LAND YEAR    0			2012	43,600	79,000	10,000	112,600		
OPEN SPACE YEAR    0			2013	43,600	79,000	10,000	112,600		
Zone/Land Use    21 RURAL			2014	43,600	79,000	10,000	112,600		
Secondary Zone			2015	43,600	92,700	10,000	126,300		
			2016	43,600	92,700	15,000	121,300		
Topography    2 Rolling			2017	43,600	92,700	20,000	116,300		
1.Level	4.Below St	7.Steep	2018	43,600	92,700	20,000	116,300		
2.Rolling	5.Low	8.Rough	2019	43,600	92,700	20,000	116,300		
3.Above St	6.Swampy	9.	2020	43,600	92,700	25,000	111,300		
Utilities    4 Drilled Well    6 Septic System			2021	43,600	92,700	25,000	111,300		
1.Public	4.Dr Well	7.Cesspool	2022	43,600	92,700	24,000	112,300		
2.Water	5.DUG/LAKE	8.	2023	54,500	115,800	25,000	145,300		
3.Sewer	6.Septic	9.None	Land Data						
Street    1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code	
2.Semi Imp	5.Private	8.				%			
3.Gravel	6.Pub Eas	9.NoStreet				%			
TREE GROWTH PLAN    0						%			
CONSERV    EASE    0						%			
Sale Data						%			
Price						%			
Sale Type			Square Foot	Square Feet					
1.Land	4.Mobile	7.				%			
2.L & B	5.Other	8.				%			
3.Building	6.	9.				%			
Financing						%			
1.Convent	4.Seller	7.				%			
2.FHA/VA	5.Private	8.				%			
3.Assumed	6.Cash	9.Unknown				%			
Validity			Fract. Acre	Acreage/Sites					
1.Valid	4.Split	7.Renovate		20	1.00	100 %	0		
2.Related	5.Partial	8.Other		21	1.00	100 %	0		
3.Distress	6.Exempt	9.Foreclose		28	2.00	100 %	0		
Verified						%			
1.Buyer	4.Agent	7.Family				%			
2.Seller	5.Pub Rec	8.Other				%			
3.Lender	6.MLS	9.				%			
			Total Acreage		3.00				



# WISCASSET

Map Lot R01-015-B


Account 75

Location 181 LOWELLTOWN ROAD

Card 1

Of 1

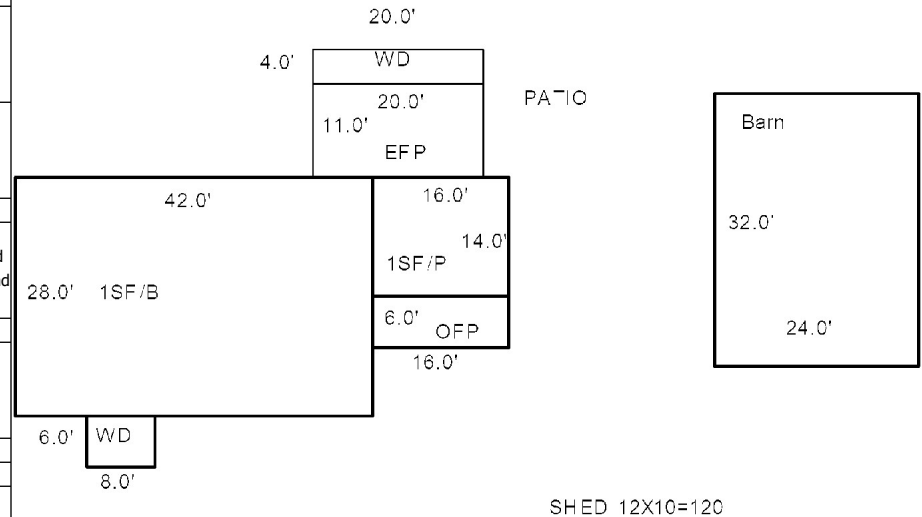
10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1176</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1996</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2002</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2002	48	9 100	9	0 %	100 %	
1 ONE STORY	2002	224	9 100	9	0 %	100 %	
21 Open Frame	2002	96	9 100	9	0 %	100 %	
24 Frame Shed	2004	120	9 100	9	0 %	100 %	
68 Wood Deck	2004	80	9 100	9	0 %	100 %	
62 Patio	2004	484	9 100	9	0 %	100 %	
22 Encl Frame Porch	2007	220	3 100	4	0 %	100 %	
65 Barn 1S	2014	768	1 100	4	0 %	100 %	
					%	%	
					%	%	



Map Lot	R01-015-C	Account	77	Location	227 LOWELLTOWN ROAD	Card	1	Of	1	10/05/2023		
HARRINGTON, MARGARET 24 WESTON ROAD WOOLWICH ME 04578  B4819P239 B4859P242  Previous Owner SECRETARY OF VETERANS AFFAIRS DEPARTMENT OF VETERANS AFFAIRS VA REGIONAL LOAN CENTER CLEVELAND OH 44199 Sale Date: 11/12/2014				<b>Property Data</b>		<b>Assessment Record</b>						
				Neighborhood <b>103 RURAL WEST</b>		Year	Land	Buildings	Exempt	Total		
				Tree Growth Year <b>0</b>		2010	45,800	171,500	10,000	207,300		
				FARM LAND YEAR <b>0</b>		2011	45,800	171,500	10,000	207,300		
				OPEN SPACE YEAR <b>0</b>		2012	45,800	171,500	10,000	207,300		
Previous Owner SECRETARY OF VETERANS AFFAIRS DEPARTMENT OF VETERANS AFFAIRS VA REGIONAL LOAN CENTER CLEVELAND OH 44199 Sale Date: 11/12/2014				Zone/Land Use <b>21 RURAL</b>		2013	45,800	171,500	10,000	207,300		
				Secondary Zone		2014	45,800	171,500	10,000	207,300		
				Topography <b>2 Rolling</b>		2015	45,800	171,500	0	217,300		
						2016	45,800	171,500	0	217,300		
						2017	45,800	171,500	0	217,300		
Previous Owner SUNTRUST MORTGAGE INC.  1001 SEMMES AVENUE, RVW-3024 RICHMOND VA 23224 Sale Date: 6/30/2014				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2018	45,800	171,500	0	217,300		
				Utilities <b>4 Drilled Well 6 Septic System</b>		2019	45,800	171,500	0	217,300		
				1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2020	45,800	171,500	0	217,300		
				Street <b>1 Paved</b>		2021	45,800	171,500	0	217,300		
						2022	45,800	173,500	0	219,300		
Previous Owner VANDAL, DORENE C/O SUNTRUST MORTGAGE, INC. 1001 SEMMES AVENUE, RVW-3024 RICHMOND VA 23224 Sale Date: 6/30/2014				1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2023	57,300	216,400	0	273,700		
				TREE GROWTH PLAN <b>0</b>		<b>Land Data</b>						
				CONSERV EASE <b>0</b>		<b>Front Foot</b>  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>  1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share <b>Acres</b> 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveve 45.CAMP SITE 46.PAVING/00
				<b>Sale Data</b>				Frontage	Depth	Factor	Code	
				Sale Date <b>11/12/2014</b>								
Price <b>129,900</b>												
Sale Type <b>2 Land &amp; Buildings</b>												
X  No./Date   												



# WISCASSET

Map Lot R01-015-C


Account 77

Location 227 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

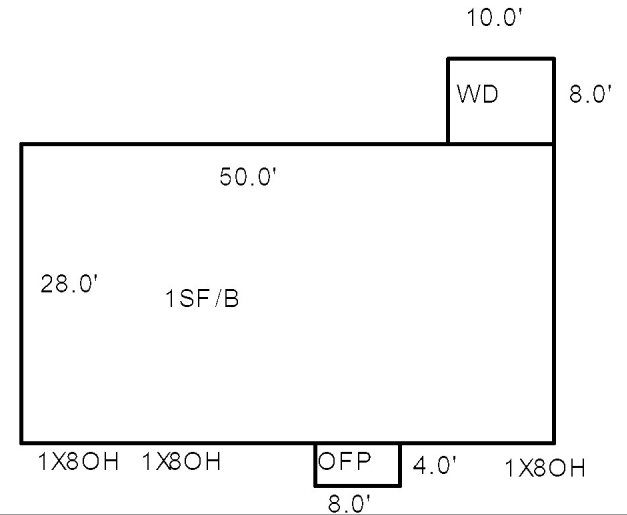
Building Style <b>3 Raised Ranch</b>	SF Bsmt Living <b>1283</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 0</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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1400</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>9</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2001</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/12/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1970	576	2 100	2	0 %	100 %	
68 Wood Deck	2001	80	3 100	4	0 %	100 %	
26 1SFr Overhang	2001	24	3 110	4	0 %	100 %	
21 Open Frame	2001	32	3 110	4	0 %	100 %	
24 Frame Shed	0				%	%	1,000
24 Frame Shed	0				%	%	1,000
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

SHED 16X36=576



BOYKIN, ROSEANNE M  
PINKHAM, LOUANNE L  
C/O ROSEANN M. BOYKIN  
ARODA VA 22709

B2107P234 B4222P291

Previous Owner  
JONES, SYLVIA E.  
C/O ROSEANN M. BOYKIN  
1465 JOHN TUCKER ROAD  
ARODA VA 22709  
Sale Date: 11/12/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 Per review this Double Wide Has Exetensive damage and mold. Change to poor condition and apply functional obs for mold.

'16 remove Sylvia (deceased)

9/28/09-Address changed to Farmingdale, removed vet. ex. & homestead ex.

2010-Property being bought by Charles & Casey Colby, they are doing a rent to own, with Charles responsible to pay the taxes beginning in 2010. Put homestead ex. here.

**WISCONSASSET** W/1/19-2019, Roseanne M. Boykin now has power of attorney and requested that the tax bill be sent to her from

## Property Data

Neighborhood <b>103 RURAL WEST</b>		
Tree Growth Year <b>0</b>		
FARM LAND YEAR <b>0</b>		
OPEN SPACE YEAR <b>0</b>		
Zone/Land Use <b>12 SHORE STREAM PRO</b>		
Secondary Zone <b>21 RU</b>		
Topography <b>1 Level</b>		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street <b>1 Paved</b>		
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN <b>0</b>		
CONSERV EASE <b>0</b>		
<b>Sale Data</b>		
Sale Date <b>11/12/2009</b>		
Price		
Sale Type <b>2 Land &amp; Buildings</b>		
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing <b>9 Unknown</b>		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity <b>2 Related Parties</b>		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified <b>5 Public Record</b>		
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

## Assessment Record

Year	Land	Buildings	Exempt	Total
2010	59,600	91,100	10,000	140,700
2011	59,600	91,100	10,000	140,700
2012	59,600	91,100	10,000	140,700
2013	59,600	91,100	10,000	140,700
2014	59,600	91,100	10,000	140,700
2015	59,600	91,100	10,000	140,700
2016	59,600	91,100	0	150,700
2017	59,600	91,100	0	150,700
2018	59,600	91,100	0	150,700
2019	59,600	91,100	0	150,700
2020	59,600	91,100	0	150,700
2021	59,600	91,100	0	150,700
2022	59,600	91,100	0	150,700
2023	74,500	46,000	0	120,500

## Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
<b>Square Foot</b>		<b>Square Feet</b>				8.View/Environ
16.Regular Lot				%		9.Fract Share
17.Secondary Site				%		<b>Acres</b>
18.Secondary Site				%		30.Rear 20+
19.Condominium				%		31.Waterfront Rea
20.Base Homesite				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	10.00	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						
		<b>Total Acreage</b>		11.00		

# WISCASSET

Map Lot R01-015-E


Account 78

Location 187 LOWELLTOWN ROAD

Card 1

Of 1

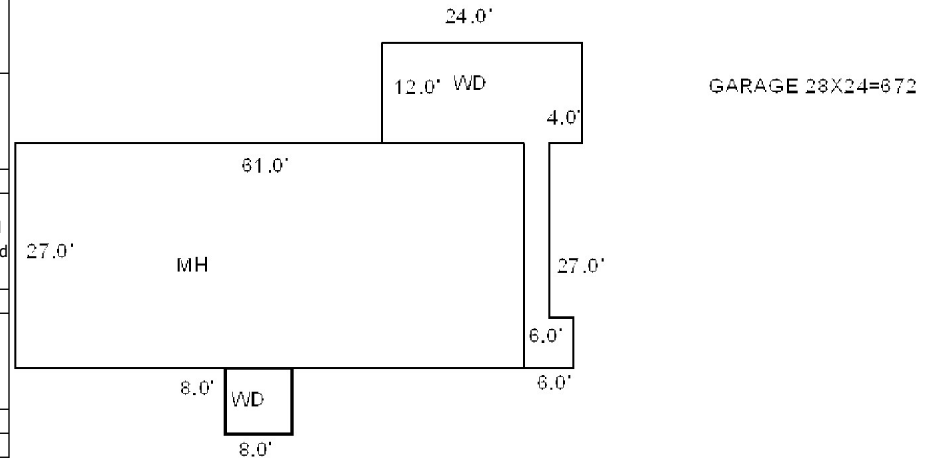
10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>2 Inadequate</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1647</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>1 Poor</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>1992</b>	# Half Baths <b>0</b>	Funct. % Good <b>50%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>3 Deferred</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1992	384	3 100	2	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1992	672	3 100	2	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1992	64	3 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-015-F

Account 2604

Location 22 SWEET FERN ROAD

Card 1 Of 1 10/05/2023

HENDERSHOT, JOSHUA L  
HENDERSHOT, ALEXIS A  
22 SWEET FERN ROAD  
WISCASSET ME 04578

B4518P256 B4970P74

Previous Owner  
STURTEVANT, JAMES J. J/T  
STURTEVANT, ADRIANNE E.

WISCASSET ME 04578  
Sale Date: 1/15/2016

Previous Owner  
DEBETTENCOURT-SOUZA, CHRISTINA J/T  
SOUZA, WILLIAM  
C/O JAMES J. & ADRIANNE E. STURTEVANT  
WISCASSET ME 04578  
Sale Date: 4/27/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

8/19/08- 24 X 36 Foundation only for 1.75 sf/b  
2010-will be a greenhouse to check in 2011  
2012-Previous owner: William & Christina Souza. This house  
sold April 27, 2012 with 12.3 +/- acres for \$299,000. This  
was card #2 of the original account #2065.

WISCASSET

## Property Data

Neighborhood	103 RURAL WEST	
Tree Growth Year	0	
FARM LAND YEAR	0	
OPEN SPACE YEAR	0	
Zone/Land Use	21 RURAL	
Secondary Zone		
Topography	2 Rolling	
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities	4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None

Street	1 Paved	
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN	0	
CONSERV EASE	0	

## Sale Data

Sale Date	1/15/2016	
Price	283,500	
Sale Type	2 Land & Buildings	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown

Validity	1 Arms Length Sale	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

## Assessment Record

Year	Land	Buildings	Exempt	Total
2012	60,900	158,900	0	219,800
2013	60,900	158,900	0	219,800
2014	60,900	158,900	0	219,800
2015	60,900	158,900	0	219,800
2016	60,900	158,900	0	219,800
2017	60,900	158,900	0	219,800
2018	60,900	158,900	20,000	199,800
2019	60,900	158,900	20,000	199,800
2020	60,900	158,900	25,000	194,800
2021	60,900	158,900	25,000	194,800
2022	60,900	158,900	29,760	190,040
2023	76,100	198,600	31,000	243,700

## Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		12.30				

## Front Foot

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Foot

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Type

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Effective

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Influence

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

## Influence Codes

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

## Square Feet

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

## Fract. Acre

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

## Acres

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2



# WISCASSET

Map Lot R01-015-F

Account 2604

Location 22 SWEET FERN ROAD

Card 1 Of 1 10/05/2023

Building Style <b>1 Conventional</b>			SF Bsmt Living <b>0</b>			Layout <b>1 Typical</b>		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade <b>0 0</b>			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH <b>0</b>			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100% 1 Hot Water BB</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	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.		
Other Units <b>0</b>			3.H Pump 7.Electric 11.			2.1/2 Fin 5.FI/Stair 8.		
Stories <b>5 One &amp; 3/4 Story</b>			4.Steam 8.FI/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	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	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls <b>2 WOOD SHINGLE</b>			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style <b>2 TYPICAL</b>			Unfinished % <b>0%</b>		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor <b>4 Good 100%</b>		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface <b>3 Sheet Metal</b>			Bath(s) Style <b>2 TYPICAL</b>			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) <b>1120</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>6</b>			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM <b>0</b>			# Bedrooms <b>3</b>			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM <b>0</b>			# Full Baths <b>2</b>			Phys. % Good <b>0%</b>		
Year Built <b>2008</b>			# Half Baths <b>0</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>0</b>			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p><b>TRIO</b> Software A Division of Harris Computer Systems</p></div>			2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	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 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 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. 9.					
3.Wet	6. 9.		Information Code <b>0</b>					
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected

Date Inspected

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2008	384	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

280

400

1 75 SFR B

S-ED COP



Map Lot		R01-015-G	Account	2065	Location	23 SWEET FERN ROAD		Card	1	Of	1	10/05/2023								
THOMPSON, KATHERINE J 23 SWEET FERN ROAD WISCASSET ME 04578					<b>Property Data</b>		<b>Assessment Record</b>													
					Neighborhood <b>103 RURAL WEST</b>		Year	Land	Buildings	Exempt	Total									
					Tree Growth Year <b>0</b>		2010	63,000	102,800	10,000	155,800									
					FARM LAND YEAR <b>0</b>		2011	63,000	102,800	10,000	155,800									
					OPEN SPACE YEAR <b>0</b>		2012	41,800	102,800	0	144,600									
B4502P9 B5024P56					Zone/Land Use <b>21 RURAL</b>		2013	41,800	104,900	10,000	136,700									
Previous Owner KETCHAM, DELBERT B.   J/T DEBETTENCOURT, SHEILA SHEILA DEBETTENCOURT HENDERSONVILLE NC 28739 Sale Date: 6/30/2016					Secondary Zone		2014	41,800	104,900	10,000	136,700									
							2015	41,800	104,900	10,000	136,700									
					Topography <b>2 Rolling</b> <b>1 Level</b>		2016	41,800	104,900	15,000	131,700									
Previous Owner DEBETTENCOURT-SOUZA, CHRISTINA   J/T SOUZA, WILLIAM					1.Level	4.Below St	7.Steep	2017	41,800	104,900	0	146,700								
					2.Rolling	5.Low	8.Rough	2018	41,800	104,900	0	146,700								
					3.Above St	6.Swampy	9.	2019	41,800	104,900	20,000	126,700								
					Utilities <b>6 Septic System</b>		2020	41,800	104,900	25,000	121,700									
					1.Public	4.Dr Well	7.Cesspool	2021	41,800	104,900	25,000	121,700								
WISCASSET ME 04578 Sale Date: 3/06/2012					2.Water	5.DUG/LAKE	8.	2022	41,800	104,900	24,000	122,700								
					3.Sewer	6.Septic	9.None	2023	52,300	131,100	25,000	158,400								
					Street <b>1 Paved</b>		<b>Land Data</b>													
					1.Paved	4.Proposed	7.	<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>						
					2.Semi Imp	5.Private	8.			<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>							
3.Gravel	6.Pub Eas	9.NoStreet	11.Regular Lot				%			1.Open Space										
TREE GROWTH PLAN		<b>0</b>	12.Delta Triangle				%			2.Neighborhood A										
CONSERV EASE		<b>0</b>	13.Nabla Triangle				%			3.Topography										
X					<b>Sale Data</b>			14.Rear Land					%		4.Size/Shape					
					Sale Date	<b>6/30/2016</b>				15.Front Foot					%	5.Access				
Inspection Witnessed By:					Price	<b>179,000</b>							%		6.Restriction					
					Sale Type	<b>2 Land &amp; Buildings</b>					<b>Square Foot</b>		<b>Square Feet</b>						%	7.Corner/Locatio
					1.Land	4.Mobile	7.						%	8.View/Environ						
					2.L & B	5.Other	8.						%	9.Fract Share						
					3.Building	6.	9.						%	<b>Acres</b>						
Financing		<b>9 Unknown</b>			16.Regular Lot				%	30.Rear 20+										
Notes: 2006-SOLD HOUSE AND 4.1 ACRES TO VANDAL. THIS IS REMAINING PIECE OF 14.4 ACRES WITH 104.21 FRONTAGE PER BK3572 PG185 THEN SOLD TO DEBETTENCOURT-SOUZA BK3582 PG47 FOR \$68,000 10/31/05. 2008-New house to be added to this lot as well. Check to see if there in 2009. 2012-This house sold in March 2012 with 2.1 +/- acres, new lot # is 15G. 12.3 acres retained.					1.Convent	4.Seller	7.	17.Secondary Site					%	31.Waterfront Rea						
					2.FHA/VA	5.Private	8.	18.Secondary Site					%	32.Open Space						
					3.Assumed	6.Cash	9.Unknown	19.Condominium					%	33.RestrictEsm						
					Validity		<b>1 Arms Length Sale</b>			20.Base Homesite				%	34.PASTURE 1					
					1.Valid	4.Split	7.Renovate	<b>Fract. Acre</b>	<b>Acreege/Sites</b>								%	35.HORTICULTURAL-		
2.Related	5.Partial	8.Other	21.HS Size Adj	20	1.00	100	%		0	36.Pasture 3										
3.Distress	6.Exempt	9.Foreclose	22.Base Waterfron	21	1.00	100	%		0	37.Softwood										
			23.Deep WF Size A	28	1.10	100	%		0	38.Mixed Wood										
<b>Acres</b>			24.Base Waterfron				%			39.Hardwood										
WISCASSET					25.Shallow WF Siz			%				%	40.Wasteland							
					26.Base Water Inf			%				%	41.CAMP SITE							
					27.Influence W Si			%				%	42.Mobile Home Si							
					28.Rear Land 1-10			%				%	43.Condo Site							
					29.Rear Land 11-2			%				%	44.Site Improve							
					<b>Total Acreage</b>		2.10							45.CAMP SITE						
														46.PAVING/00						




# WISCASSET

Map Lot R01-015-G

Account 2065

Location 23 SWEET FERN ROAD

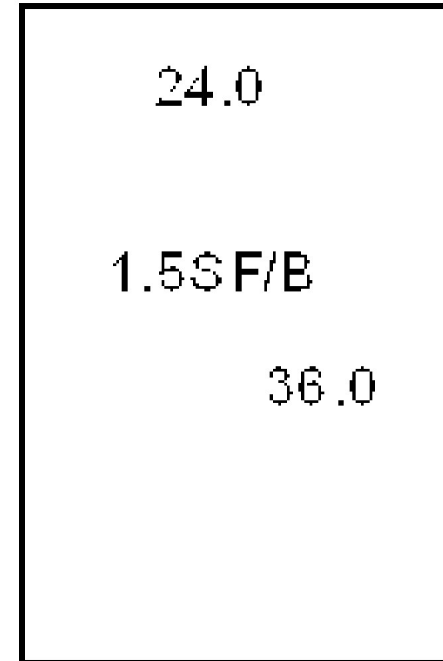
Card 1 Of 1 10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>864</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2012	200	3 100	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



10/05/2023

Year	Land	Buildings	Exempt	Total
2010	50,700	47,600	10,000	88,300
2011	50,700	47,600	10,000	88,300
2012	50,700	47,600	10,000	88,300
2013	50,700	47,600	10,000	88,300
2014	50,700	47,600	10,000	88,300
2015	50,700	47,600	10,000	88,300
2016	50,700	30,600	0	81,300
2017	40,400	63,100	0	103,500
2018	43,200	74,900	0	118,100
2019	43,200	74,900	0	118,100
2020	43,200	74,900	25,000	93,100
2021	43,200	78,800	0	122,000
2022	43,200	78,800	0	122,000
2023	54,000	98,500	0	152,500

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
						8.View/Environ
						9.Fract Share
						<b>Acres</b>
						30.Rear 20+
						31.Waterfront Rea
						32.Open Space
						33.RestrictEsm
						34.PASTURE 1
						35.HORTICULTURAL-
						36.Pasture 3
						37.Softwood
						38.Mixed Wood
						39.Hardwood
						40.Wasteland
						41.CAMP SITE
						42.Mobile Home Si
						43.Condo Site
						44.Site Improve
						45.CAMP SITE
						46.PAVING/00
<b>Square Foot</b>		<b>Square Feet</b>				
16.Regular Lot				%		
17.Secondary Site				%		
18.Secondary Site				%		
19.Condominium				%		
20.Base Homesite				%		
				%		
				%		
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				
21.HS Size Adj	20		1.00	100	%	0
22.Base Waterfron	21		1.00	100	%	0
23.Deep WF Size A	28		1.81	100	%	0
<b>Acres</b>					%	
24.Base Waterfron					%	
25.Shallow WF Siz					%	
26.Base Water Inf					%	
27.Influence W Si					%	
28.Rear Land 1-10	<b>Total Acreage</b> 2.81					
29.Rear Land 11-2						

# WISCASSET

Map Lot R01-016

Account 79

Location 173 LOWELLTOWN ROAD

Card 1

Of 1

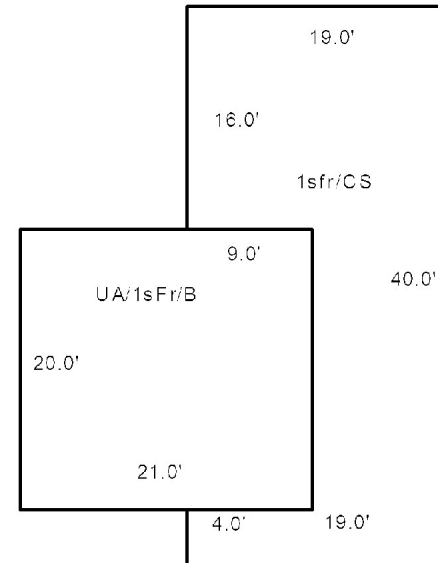
10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>420</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>7 Very Good</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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1942</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2016</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>3 3/4 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	580	0 0	0	0 %	0 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



2



Map Lot		R01-016-A		Account		2123		Location		2 LOBSTER LANE		Card		1		Of		1		10/05/2023							
COLLAMORE, CYNTHIA E WISCASSET ME 04578				Property Data				Assessment Record																			
								Year		Land		Buildings		Exempt		Total											
				Neighborhood				103 RURAL WEST				2010		60,100		74,300		10,000		124,400							
				Tree Growth Year				0				2011		60,100		90,800		10,000		140,900							
				FARM LAND YEAR				0				2012		60,100		90,800		10,000		140,900							
B2248P107 B3882P298				Zone/Land Use				21 RURAL				2013		60,100		90,800		10,000		140,900							
Previous Owner GAGNON, CYNTHIA L.  155 LOWELLTOWN ROAD WISCASSET ME 04578 Sale Date: 10/13/2005				Secondary Zone				2014		56,500		90,800		10,000		137,300											
								2015		56,500		90,800		10,000		137,300											
				Topography				2 Rolling				2016		56,500		90,800		15,000		132,300							
				1.Level				4.Below St				7.Steep				2017		56,500		90,800		20,000		127,300			
				2.Rolling				5.Low				8.Rough				2018		56,500		90,800		20,000		127,300			
3.Above St				6.Swampy				9.				2019		56,500		90,800		20,000		127,300							
				Utilities				4 Drilled Well				6 Septic System				2020		56,500		90,800		25,000		122,300			
				1.Public				4.Dr Well				7.Cesspool				2021		56,500		103,900		25,000		135,400			
				2.Water				5.DUG/LAKE				8.				2022		56,500		103,900		24,000		136,400			
				3.Sewer				6.Septic				9.None				2023		70,700		129,800		25,000		175,500			
				Street				1 Paved																			
1.Paved				4.Proposed				7.				Land Data															
2.Semi Imp				5.Private				8.																			
3.Gravel				6.Pub Eas				9.NoStreet																			
TREE GROWTH PLAN				0				Front Foot										Type		Effective		Influence		Influence Codes			
CONSERV EASE				0																Frontage		Depth				Factor	
Inspection Witnessed By:				Sale Data				11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot																			
X				Date				Square Foot												Square Feet							
No./Date		Description				Date Insp.		16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite																			
								Financing																			
								Validity																			
								1.Valid																			
								2.Related																			
								3.Distress																			
								Verified																			
								1.Buyer																			
								2.Seller																			
								3.Lender																			
								Fract. Acre												Acreage/Sites							
								21.HS Size Adj										20		1.00		100		%		0	
								22.Base Waterfron										21		1.00		100		%		0	
								23.Deep WF Size A										28		8.47		100		%		0	
								Acres																			
								24.Base Waterfron																			
								25.Shallow WF Siz																			
								26.Base Water Inf																			
								27.Influence W Si																			
								28.Rear Land 1-10																			
								29.Rear Land 11-2																			
								Total Acreage										9.47									
</																											



# WISCASSET

Map Lot R01-016-A


Account 2123

Location 2 LOBSTER LANE

Card 1

Of 1

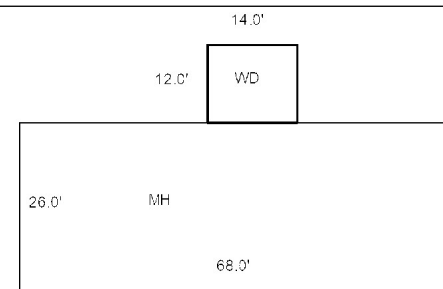
10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1768</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1996</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/22/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	168	3 100	4	0 %	100 %		1.ONE STORY FRAM
65 Barn 1S	2004	220	2 100	3	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2010	768	2 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2020	576	2 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



BARN 22X10=220





Card 1 Of 1 10/05/2023

# WISCASSET

Property Data			Assessment Record						
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			2010	41,600	100,300	10,000	131,900		
Tree Growth Year <b>0</b>			2011	41,600	97,300	10,000	128,900		
FARM LAND YEAR <b>0</b>			2012	41,600	86,900	10,000	118,500		
OPEN SPACE YEAR <b>0</b>			2013	41,600	86,900	10,000	118,500		
Zone/Land Use <b>21 RURAL</b>			2014	41,600	86,900	10,000	118,500		
Secondary Zone			2015	41,600	86,900	10,000	118,500		
			2016	41,600	86,900	15,000	113,500		
Topography <b>2 Rolling</b>			2017	41,600	86,900	20,000	108,500		
1.Level	4.Below St	7.Steep	2018	41,600	86,900	20,000	108,500		
2.Rolling	5.Low	8.Rough	2019	41,600	86,900	20,000	108,500		
3.Above St	6.Swampy	9.	2020	41,600	86,900	25,000	103,500		
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>			2021	41,600	86,900	25,000	103,500		
1.Public	4.Dr Well	7.Cesspool	2022	41,600	46,500	24,000	64,100		
2.Water	5.DUG/LAKE	8.	2023	52,000	57,500	0	109,500		
3.Sewer	6.Septic	9.None	Land Data					Influence Codes	
Street <b>1 Paved</b>			Front Foot	Type	Effective		Influence		
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code	
2.Semi Imp	5.Private	8.					%		
3.Gravel	6.Pub Eas	9.NoStreet					%		
TREE GROWTH PLAN <b>0</b>							%		
CONSERV EASE <b>0</b>							%		
Sale Data							%		
Sale Date	9/13/2007						%		
Price					%				
Sale Type	<b>1 Land Only</b>		Square Foot		Square Feet				
1.Land	4.Mobile	7.					%		
2.L & B	5.Other	8.					%		
3.Building	6.	9.					%		
Financing <b>9 Unknown</b>							%		
1.Convent	4.Seller	7.					%		
2.FHA/VA	5.Private	8.					%		
3.Assumed	6.Cash	9.Unknown					%		
Validity <b>2 Related Parties</b>			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0
2.Related	5.Partial	8.Other			21	1.00	100	%	0
3.Distress	6.Exempt	9.Foreclose			28	1.00	100	%	0
Verified <b>5 Public Record</b>							%		
1.Buyer	4.Agent	7.Family					%		
2.Seller	5.Pub Rec	8.Other					%		
3.Lender	6.MLS	9.					%		
			Total Acreage		2.00				




# WISCASSET

Map Lot R01-016-B

Account 2528

Location 5 LOBSTER LANE

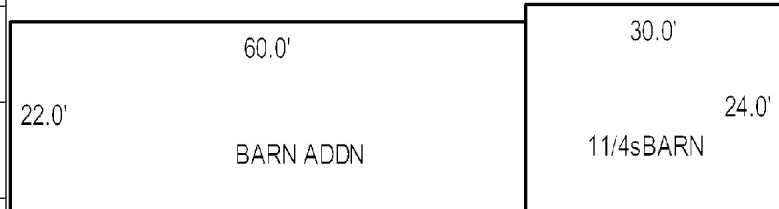
Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>1 Interior Inspect</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
95 1.25 S Barn	2009	720	3 100	4	0 %	100 %		1.ONE STORY FRAM
65 Barn 1S	2021	1320	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



GAR AND CNPY  
ASSESSED ON LOT 17



Property Data			Assessment Record							
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			2014	41,600	0	0	41,600			
Tree Growth Year    0			2015	41,600	67,400	0	109,000			
FARM LAND YEAR    0										
OPEN SPACE YEAR    0			2016	41,600	68,300	0	109,900			
Zone/Land Use    21 RURAL			2017	41,600	68,300	0	109,900			
Secondary Zone			2018	41,600	68,300	0	109,900			
			2019	41,600	68,300	0	109,900			
Topography    2 Rolling			2020	41,600	68,300	0	109,900			
1.Level	4.Below St	7.Steep	2021	41,600	68,300	0	109,900			
2.Rolling	5.Low	8.Rough	2022	41,600	68,300	0	109,900			
3.Above St	6.Swampy	9.								
Utilities    4 Drilled Well    6 Septic System			2023	52,000	85,400	0	137,400			
1.Public	4.Dr Well	7.Cesspool								
2.Water	5.DUG/LAKE	8.								
3.Sewer	6.Septic	9.None								
Street    1 Paved										
1.Paved	4.Proposed	7.	Land Data							
2.Semi Imp	5.Private	8.								
3.Gravel	6.Pub Eas	9.NoStreet								
TREE GROWTH PLAN    0			Front Foot	Type	Effective		Influence		Influence Codes	
CONSERV   EASE    0					Frontage	Depth	Factor	Code		
Sale Data				11.Regular Lot			%		1.Open Space	
				12.Delta Triangle			%		2.Neighborhood A	
				13.Nabla Triangle			%		3.Topography	
			14.Rear Land			%		4.Size/Shape		
Sale Date    10/02/2013			15.Front Foot			%		5.Access		
Price						%		6.Restriction		
Sale Type    1 Land Only			Square Foot		Square Feet				7.Corner/Locatio	
1.Land	4.Mobile	7.				%		8.View/Environ		
2.L & B	5.Other	8.				%		9.Fract   Share		
3.Building	6.	9.				%		Acres		
						%		30.Rear 20+		
Financing    9 Unknown			16.Regular Lot			%		31.Waterfront Rea		
1.Convent	4.Seller	7.	17.Secondary Site			%		32.Open Space		
2.FHA/VA	5.Private	8.	18.Secondary Site			%		33.RestrictEsm		
3.Assumed	6.Cash	9.Unknown	19.Condominium			%		34.PASTURE 1		
			20.Base Homesite			%		35.HORTICULTURAL-		
Validity    2 Related Parties			Fract. Acre		Acreage/Sites				36.Pasture 3	
1.Valid	4.Split	7.Renovate		21.HS Size Adj	20	1.00	100	%	0	37.Softwood
2.Related	5.Partial	8.Other		22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
3.Distress	6.Exempt	9.Foreclose		23.Deep WF Size A	28	1.00	100	%	0	39.Hardwood
				Acres			%			40.Wasteland
Verified    5 Public Record			24.Base Waterfron			%			41.CAMP SITE	
1.Buyer	4.Agent	7.Family	25.Shallow WF Siz			%			42.Mobile Home Si	
2.Seller	5.Pub Rec	8.Other	26.Base Water Inf			%			43.Condo Site	
3.Lender	6.MLS	9.	27.Influence W Si	Total Acreage    2.00					44.Site Improveveme	
			28.Rear Land 1-10						45.CAMP SITE	
			29.Rear Land 11-2						46.PAVING/00	

# WISCASSET

Map Lot R01-016-C

Account 15

Location 12 LOBSTER LANE

Card 1

Of 1

10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1456</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-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2015</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/30/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

D-Wide/Slab

56.0'

26.0'

Map Lot    R01-016-D

Account    2640

Location

Card    1    Of    1    10/05/2023

FAIRFIELD, PETER I, JR.  
FAIRFIELD, NOELLE G  
5 LOBSTER LANE  
WISCASSET ME 04578

B5015P251

Property Data

Neighborhood    **103 RURAL WEST**

Tree Growth Year    **0**

FARM LAND YEAR    **0**

OPEN SPACE YEAR    **0**

Zone/Land Use    **12 SHORE STREAM PRO**

Secondary Zone

Topography    **2 Rolling**

1.Level            4.Below St        7.Steep

2.Rolling        5.Low            8.Rough

3.Above St      6.Swampy        9.

Utilities

1.Public            4.Dr Well        7.Cesspool

2.Water            5.DUG/LAKE      8.

3.Sewer            6.Septic        9.None

Street

1.Paved            4.Proposed        7.

2.Semi Imp        5.Private        8.

3.Gravel            6.Pub Eas        9.NoStreet

TREE GROWTH PLAN    **0**

CONSERV EASE    **0**

Sale Data

Sale Date    **6/13/2016**

Price    **10,000**

Sale Type    **1 Land Only**

1.Land            4.Mobile        7.

2.L & B            5.Other        8.

3.Building        6.            9.

Financing    **9 Unknown**

1.Convent        4.Seller        7.

2.FHA/VA        5.Private        8.

3.Assumed        6.Cash        9.Unknown

Validity    **8 Other Non Valid**

1.Valid            4.Split            7.Renovate

2.Related        5.Partial        8.Other

3.Distress        6.Exempt        9.Foreclose

Verified    **5 Public Record**

1.Buyer            4.Agent        7.Family

2.Seller            5.Pub Rec        8.Other

3.Lender            6.MLS            9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2017            3,000            0            0            3,000

2018            3,000            0            0            3,000

2019            3,000            0            0            3,000

2020            3,000            0            0            3,000

2021            3,000            0            0            3,000

2022            3,000            0            0            3,000

2023            3,800            0            0            3,800

Land Data

Front Foot

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Square Foot

16.Regular Lot

17.Secondary Site

18.Secondary Site

19.Condominium

20.Base Homesite

Fract. Acre

21.HS Size Adj

22.Base Waterfron

23.Deep WF Size A

Acres

24.Base Waterfron

25.Shallow WF Siz

26.Base Water Inf

27.Influence W Si

28.Rear Land 1-10

29.Rear Land 11-2

Type

Effective

Influence

Influence Codes

Frontage

Depth

Factor

Code

Square Feet

Acres

29

3.00

100

%

0

Total Acreage

3.00

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

'17    3 ACRES +- OF LANDLOCKED LAND FROM LOT 16

WISCASSET



**WISCASSET**

Map Lot R01-016-D

Account 2640

Location

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>0</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

# WISCASSET

Property Data			Assessment Record						
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year        0			2017	41,900	0	0	41,900		
FARM LAND YEAR        0			2018	41,900	0	0	41,900		
OPEN SPACE YEAR        0			2019	41,900	0	0	41,900		
Zone/Land Use        21 RURAL			2020	41,900	0	0	41,900		
Secondary Zone			2021	41,900	0	0	41,900		
			2022	41,900	0	0	41,900		
Topography        2 Rolling			2023	52,400	0	0	52,400		
1.Level        4.Below St        7.Steep									
2.Rolling        5.Low        8.Rough									
3.Above St        6.Swampy        9.									
Utilities									
1.Public        4.Dr Well        7.Cesspool									
2.Water        5.DUG/LAKE        8.									
3.Sewer        6.Septic        9.None									
Street        1 Paved									
1.Paved        4.Proposed        7.			Land Data						
2.Semi Imp        5.Private        8.									
3.Gravel        6.Pub Eas        9.NoStreet									
TREE GROWTH PLAN        0			Front Foot	Type	Effective		Influence		Influence Codes
CONSERV EASE        0					Frontage	Depth	Factor	Code	
Sale Date									
Price									
Sale Type									
1.Land        4.Mobile        7.			Square Foot	Square Feet				Acres	
2.L & B        5.Other        8.									
3.Building        6.        9.									
Financing									
1.Convent        4.Seller        7.									
2.FHA/VA        5.Private        8.			Fract. Acre	Acreege/Sites				Total Acreege    2.14	
3.Assumed        6.Cash        9.Unknown									
Validity									
1.Valid        4.Split        7.Renovate									
2.Related        5.Partial        8.Other									
3.Distress        6.Exempt        9.Foreclose									
Verified			Acres						
1.Buyer        4.Agent        7.Family									
2.Seller        5.Pub Rec        8.Other									
3.Lender        6.MLS        9.									

**WISCASSET**

Map Lot R01-016-E

Account 2650

Location 2 LOBSTER LANE

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>0</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Card 1 Of 1 10/05/2023

2001 SPLIT OFF 1 ACRE TO LOT 17B (ROY COWAN)  
2002 SPLIT OFF 4 ACRES TO CLEVELAND ASHTON NOW LOT 17C  
2004-PREVIOUS OWNER: NORMAN CHANCELLOR BK1656 PG144 (DIRECT SALE)  
OPEN PASTURE/FOR SALE.  
2008-Release deed recorded. New address could be: PO Box 1144  
**WISCONSIN**  
2009-Former Owner: Winthrop Staples BK 3208 P152 bought

Property Data			Assessment Record									
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total					
			2010	78,600	0	0	78,600					
Tree Growth Year        0			2011	78,600	0	0	78,600					
FARM LAND YEAR            0			2012	78,600	0	0	78,600					
OPEN SPACE YEAR            0			2013	78,600	0	0	78,600					
Zone/Land Use    12 SHORE STREAM PRO			2014	78,600	0	0	78,600					
Secondary Zone    21 RU			2015	78,600	0	0	78,600					
Topography                    1 Level			2016	78,600	0	0	78,600					
1.Level	4.Below St	7.Steep	2017	78,600	19,100	0	97,700					
2.Rolling	5.Low	8.Rough	2018	78,600	19,100	0	97,700					
3.Above St	6.Swampy	9.	2019	78,600	122,000	0	200,600					
Utilities    4 Drilled Well    6 Septic System			2020	78,600	147,800	0	226,400					
1.Public	4.Dr Well	7.Cesspool	2021	78,600	147,800	0	226,400					
2.Water	5.DUG/LAKE	8.	2022	78,600	147,800	24,000	202,400					
3.Sewer	6.Septic	9.None	2023	98,300	184,700	25,000	258,000					
Street            1 Paved			Land Data									
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes			
2.Semi Imp	5.Private	8.			Frontage	Depth	Factor	Code				
3.Gravel	6.Pub Eas	9.NoStreet										
TREE GROWTH PLAN            0		11.Regular Lot					%			1.Open Space		
CONSERV EASE            0		12.Delta Triangle					%			2.Neighborhood A		
Sale Data		13.Nabla Triangle					%			3.Topography		
		14.Rear Land					%			4.Size/Shape		
Sale Date	1/07/2016		15.Front Foot			%		5.Access				
Price	100,000					%		6.Restriction				
Sale Type	1 Land Only					%		7.Corner/Locatio				
1.Land	4.Mobile	7.	Square Foot		Square Feet				Acres			
2.L & B	5.Other	8.								%		
3.Building	6.	9.								%		
Financing            9 Unknown		18.Secondary Site								%		
1.Convent	4.Seller	7.								%		
2.FHA/VA	5.Private	8.								%		
3.Assumed	6.Cash	9.Unknown								%		
Validity            1 Arms Length Sale			Fract. Acre		Acreage/Sites							
1.Valid	4.Split	7.Renovate			20	1.00				100	%	0
2.Related	5.Partial	8.Other			21	1.00				100	%	0
3.Distress	6.Exempt	9.Foreclose			28	10.00				100	%	0
Verified            5 Public Record		29.Deep WF Size A			29	10.00				100	%	0
1.Buyer	4.Agent	7.Family			30	18.00				100	%	0
2.Seller	5.Pub Rec	8.Other								%		
3.Lender	6.MLS	9.	Total Acreage		39.00							
			24.Base Waterfron				45.CAMP SITE					
			25.Shallow WF Siz				46.PAVING/00					
			26.Base Water Inf									
			27.Influence W Si									
			28.Rear Land 1-10									
			29.Rear Land 11-2									

# WISCASSET

Map Lot R01-017

Account 80

Location 125 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1458</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-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2018</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Canopy	Garage
32.0'	32.0'
10.0'	24.0'

27.0'	1sBFr
	54.0'

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2016	768	2 100	4	0 %	100 %		1.ONE STORY FRAM
61 Canopy	2016	320	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-017-A

Account 83

Location 145 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

PENATZER, PAUL A  
145 LOWELLTOWN RD  
WISCASSET ME 04578  
USA

B5445P12

Previous Owner  
ALBRITTON, SARAH

1404 W. BLISS STREET  
AVON PARK FL 33825  
Sale Date: 10/14/2019

Previous Owner  
BOUCHER, ROBIN CHANCELLOR  
C/O SARAH ALBRITTON  
1404 W. BLISS STREET  
AVON PARK FL 33825  
Sale Date: 5/07/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/20/22 ADD NEW DW/S +MVR.

'22 .11 ACRES LAND SWAP WITH LOT 16B

2014-All buildings were removed summer of 2013.

WISCASSET

**Property Data**

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	10/14/2019		
Price	16,000		
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	3 Distressed Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

**Assessment Record**

Year	Land	Buildings	Exempt	Total
2010	39,600	15,700	0	55,300
2011	39,600	15,700	0	55,300
2012	39,600	15,700	0	55,300
2013	39,600	15,700	0	55,300
2014	39,600	0	0	39,600
2015	39,600	0	0	39,600
2016	39,600	0	0	39,600
2017	39,600	0	0	39,600
2018	39,600	0	0	39,600
2019	39,600	0	0	39,600
2020	39,600	0	0	39,600
2021	39,600	0	0	39,600
2022	39,600	54,800	0	94,400
2023	49,500	68,600	0	118,100

**Land Data**

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
<b>Total Acreage</b>		1.00				

**Front Foot**

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

**Square Foot**

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

**Fract. Acre**

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

**Acres**

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

**Type**

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

**Square Feet**

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

**Fract. Acre**

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

**Acres**

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

**Effective**

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

**Square Feet**

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

**Fract. Acre**

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

**Acres**

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

**Influence**

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

**Square Feet**

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

**Fract. Acre**

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

**Acres**

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2

**Influence Codes**

11.Regular Lot  
12.Delta Triangle  
13.Nabla Triangle  
14.Rear Land  
15.Front Foot

**Square Feet**

16.Regular Lot  
17.Secondary Site  
18.Secondary Site  
19.Condominium  
20.Base Homesite

**Fract. Acre**

21.HS Size Adj  
22.Base Waterfron  
23.Deep WF Size A

**Acres**

24.Base Waterfron  
25.Shallow WF Siz  
26.Base Water Inf  
27.Influence W Si  
28.Rear Land 1-10  
29.Rear Land 11-2


# WISCASSET

Map Lot R01-017-A

Account 83

Location 145 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>966</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-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2021</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	48	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	100	2 100	4	0 %	100 %		2.TWO STORY FRAM
61 Canopy	0	80	2 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

8.0' CNPY

10.0'

10.0' SHED

6.0'

8.0' WD

23.0'

42.0'

DW/SLAB



CHASE, EMILY LORING  
129 LOWELLTOWN RD  
WISCASSET ME 04578  
USA

B2687P11 B5229P124 B5233P80

Previous Owner  
SMITH, MATHEW M.  
SMITH, EMILY L  
129 LOWELLTOWN ROAD  
WISCASSET ME 04578  
Sale Date: 2/03/2021

Previous Owner  
FEDERAL NATIONAL MORTGAGE ASSOCIATION  
14221 DALLAS PARKWAY, SUITE 1000

DALLAS TX 75254 4425  
Sale Date: 9/25/2018

Previous Owner  
CARLSON, NORMAN E.

129 LOWELLTOWN ROAD  
WISCASSET ME 04578 4425  
Sale Date: 12/14/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

FORMERLY GIVEN TO ROY & WENDY COWAN IN MAY 2000,  
JANUARY 2001 TO ROY COWAN  
2002-ROY SOLD TO NORMAN CARLSON PREVIOUS BK2637  
PG202. 2002-3-CAR GARAGE ON SLAB IN 2002 AND  
SHED(QUONSET). CHECK FOR NEW SLAB & BUILDING IN  
2003.

8/30/02 MR. CARLSON CAME IN TO ASK ABOUT TAX ON QUONSET HUT AND I TOLD HIM THEY ARE TREATED AS SHEDS. JIM GEORGE SAID THAT HE ALSO ASKED FOR AN

7/30/07-FOUO 2003 TAY VEAR AND HOW ICE

## Property Data

Neighborhood	<b>103 RURAL WEST</b>
Tree Growth Year	<b>0</b>
FARM LAND YEAR	<b>0</b>
OPEN SPACE YEAR	<b>0</b>

Zone/Land Use	<b>21 RURAL</b>
Secondary Zone	

Topography		1 Level
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.

Utilities	4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Sepctic	9.None

Street	1 Paved
1.Paved	4.Proposed
2.Semi Imp	5.Private
3.Gravel	6.Dub.Fee
	7.No Street

3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN		0
CONSERV EASE		0

## Sale Data

Sale Date	2/03/2021
-----------	-----------

Price		
Sale Type	2 Land & Buildings	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3 Building	6	9

1. Convent	4. Seller	7.
2. FHA/VA	5. Private	8.
3. Assumed	6. Cash	9. Unknown

Validity	8 Other Non Valid	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose

Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

## Assessment Record

Year	Land	Buildings	Exempt	Total
2010	40,400	87,800	16,000	112,200
2011	40,400	87,800	16,000	112,200
2012	40,400	87,800	16,000	112,200
2013	40,400	87,800	16,000	112,200
2014	40,400	87,800	16,000	112,200
2015	40,400	87,800	16,000	112,200
2016	40,400	87,800	21,000	107,200
2017	40,400	87,800	26,000	102,200
2018	40,400	87,800	0	128,200
2019	40,400	87,800	0	128,200
2020	40,400	87,800	0	128,200
2021	40,400	87,800	0	128,200
2022	40,400	87,800	0	128,200
2023	50,600	109,700	0	160,300

## Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
<b>Square Foot</b>		<b>Square Feet</b>				8.View/Envirn
16.Regular Lot				%		9.Fract Share
17.Secondary Site				%		<b>Acres</b>
18.Secondary Site				%		30.Rear 20+
19.Condominium				%		31.Waterfront Rea
20.Base Homesite				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
<b>Fract. Acre</b>		<b>Acreege/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	0.42	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						
		<b>Total Acreage</b>		1.42		


# WISCASSET

Map Lot R01-017-B

Account 2210

Location 129 LOWELLTOWN ROAD

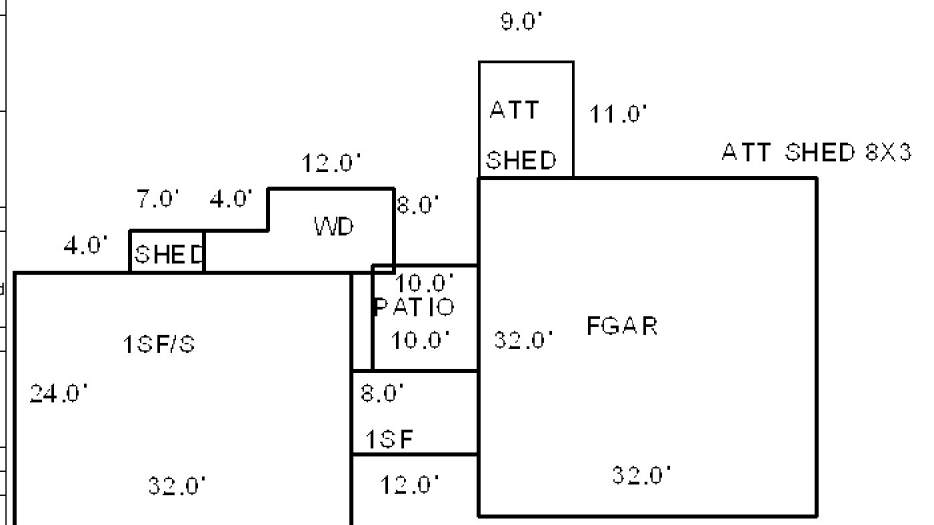
Card 1 Of 1 10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>5 T-111</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>768</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>3</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2002</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2003</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2001	1024	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2001	99	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2003	120	2 100	4	0 %	100 %		3.THREE STORY FR
1 ONE STORY	2003	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
62 Patio	2001	100	2 100	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2003	28	2 100	4	0 %	100 %		6.2 & 1/2 STORY
24 Frame Shed	2003	24	2 100	4	0 %	100 %		21.Open Frame Por
					%	%		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



Map Lot		R01-017-C		Account		82		Location		121 LOWELLTOWN ROAD		Card		1		Of		1		10/05/2023									
GONYOU, RONALD 263 POOLER PIT ROAD WISCASSET ME 04578				Property Data				Assessment Record																					
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total									
				Tree Growth Year				0				2010		45,600		7,400		10,000		43,000									
				FARM LAND YEAR				0				2011		45,600		7,400		10,000		43,000									
B5588P294				OPEN SPACE YEAR				0				2012		45,600		7,400		10,000		43,000									
Previous Owner LEMAR REALTY, LLC, P.O. BOX 598				Zone/Land Use				12 SHORE STREAM PRO				2013		45,600		7,400		10,000		43,000									
				Secondary Zone				21 RU				2014		45,600		7,400		10,000		43,000									
												2015		45,600		7,400		10,000		43,000									
WISCASSET ME 04578				Topography				1 Level				2016		45,600		7,400		0		53,000									
Sale Date: 9/21/2020				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		45,600		7,400		0		53,000													
Previous Owner ASHTON, MELANIE A (TRUSTEE) MACKENDRA K. CHANCELLOR TRUST								2018		45,600		7,400		0		53,000													
								2019		45,600		7,400		0		53,000													
WISCASSET ME 04578 4425 Sale Date: 3/19/2018				Utilities				4 Drilled Well 6 Septic System				2020		45,600		7,400		0		53,000									
				1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2021		45,600		7,400		0		53,000													
								2022		45,600		7,400		0		53,000													
Previous Owner ASHTON, CLEVELAND				Street				1 Paved				2023		57,000		9,300		0		66,300									
				1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				Land Data																					
Inspection Witnessed By:				TREE GROWTH PLAN				0				Front Foot		Type		Effective		Influence		Influence Codes									
				CONSERV EASE				0								Frontage		Depth				Factor		Code					
				Sale Data																									
				Sale Date				9/21/2020								Factor		Code											
				Price				55,000								Depth		Code											
X				Sale Type				2 Land & Buildings				Square Foot		Square Feet															
				1.Land 4.Mobile 7.																									
				2.L & B 5.Other 8.																									
No./Date				Description				Date Insp.				16.Regular Lot																	
				3.Building 6. 9.				Financing		9 Unknown				16.Secondary Site															
Notes: 2002-BOUGHT 4 ACRES FROM NORMAN CHANCELLOR - NOW M/H ALSO-CHANGED MAP/LOT TO R-1-17C His sister came in 1/4/16 to pay off 2013 tax expenses to prevent foreclosure				Validity						4 Split/Assemblage												18.Secondary Site							
				1.Valid 4.Split 7.Renovate																									
				2.Related 5.Partial 8.Other								20.Base Homesite																	
				3.Distress 6.Exempt 9.Foreclose																Fract. Acre		Acres							
								Verified				5 Public Record				21.HS Size Adj													
1.Buyer 4.Agent 7.Family								22.Base Waterfron																					
2.Seller 5.Pub Rec 8.Other																23.Deep WF Size A													
3.Lender 6.MLS 9.								Acres																					
																24.Base Waterfron													
								25.Shallow WF Siz																					
																26.Base Water Inf													
								27.Influence W Si																					
																28.Rear Land 1-10													
								29.Rear Land 11-2																					





# WISCASSET

Map Lot R01-017-C

Account 82

Location 121 LOWELLTOWN ROAD

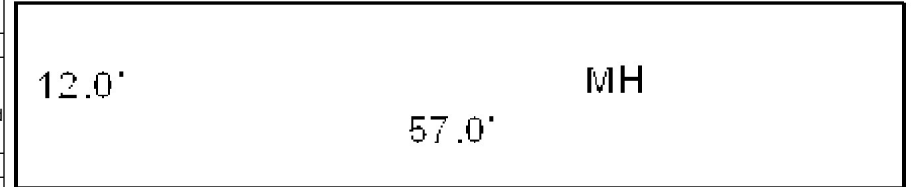
Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>1 Interior Inspect</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1970	12x57	2 100	2	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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





Map Lot		R01-017-C01		Account		2306		Location		123 LOWELLTOWN ROAD		Card		1		Of		1		10/05/2023							
GONYOU, RONALD 263 POOLER PIT ROAD WISCASSET ME 04578  B5588P294								Property Data				Assessment Record															
								Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total							
								Tree Growth Year 0				2010		0		7,500		0		7,500							
								FARM LAND YEAR 0				2011		0		0		0		0							
								OPEN SPACE YEAR 0				2012		0		11,300		0		11,300							
Previous Owner LEMAR REALTY, LLC, P.O. BOX 598								Zone/Land Use 12 SHORE STREAM PRO				2013		0		11,300		0		11,300							
								Secondary Zone 21 RU				2014		0		11,300		0		11,300							
												2015		0		11,300		0		11,300							
												2016		0		11,300		0		11,300							
								Topography 1 Level				2017		0		11,300		0		11,300							
Previous Owner ASHTON, MELANIE A (TRUSTEE) MACKENDRA K. CHANCELLOR TRUST								1.Level		4.Below St		7.Steep		2018		0		11,300		0		11,300					
								2.Rolling		5.Low		8.Rough		2019		0		11,300		0		11,300					
								3.Above St		6.Swampy		9.		2020		0		11,300		0		11,300					
								Utilities 4 Drilled Well 6 Septic System				2021		0		10,100		0		10,100							
								1.Public		4.Dr Well		7.Cesspool		2022		0		10,100		0		10,100					
WISCASSET ME 04578 4425 Sale Date: 3/19/2018								2.Water		5.DUG/LAKE		8.		2023		0		12,600		0		12,600					
								3.Sewer		6.Septic		9.None															
								Street 1 Paved																			
								1.Paved		4.Proposed		7.															
								2.Semi Imp		5.Private		8.															
Previous Owner ASHTON, CLEVELAND								3.Gravel		6.Pub Eas		9.NoStreet															
								TREE GROWTH PLAN 0																			
								CONSERV EASE 0																			
								Sale Date 9/21/2020																			
								Price 55,000																			
123 LOWELLTOWN ROAD WISCASSET ME 04578 4425 Sale Date: 4/01/2016								Sale Type 2 Land & Buildings				Front Foot		Type		Effective		Influence		Influence Codes							
								1.Land		4.Mobile		7.		11.Regular Lot				Frontage		Depth		Factor		Code			
								2.L & B		5.Other		8.		12.Delta Triangle								%					
								3.Building		6.		9.		13.Nabla Triangle								%					
														14.Rear Land								%					
Inspection Witnessed By:								Financing 9 Unknown				15.Front Foot															
								1.Convent		4.Seller		7.										%					
								2.FHA/VA		5.Private		8.										%					
								3.Assumed		6.Cash		9.Unknown										%					
								Validity 4 Split/Assemblage																			
Notes: 6/7/21 NAH ADJ VALUE TO MATCH 17-C Nov. 2010-Tree went through roof, mobile home is being dismantled and a new one will go in effective April 1, 2011. 2011-Removed all buildings for this year. Check April 2012 for anything new. 2012-added 1989 Jay 14 x 48 2-bedroom. 1 bath mobile home. His sister came in 1/4/16 to pay off 2013 taxes to avoid foreclosure. ELJ WISCASSET								1.Valid		4.Split		7.Renovate		Square Foot				Square Feet									
								2.Related		5.Partial		8.Other		16.Regular Lot								%					
								3.Distress		6.Exempt		9.Foreclose		17.Secondary Site								%					
								Verified 5 Public Record								18.Secondary Site								%			
								1.Buyer		4.Agent		7.Family		19.Condominium										%			
								2.Seller		5.Pub Rec		8.Other		20.Base Homesite													
								3.Lender		6.MLS		9.		Fract. Acre				Acreage/Sites									
														21.HS Size Adj								%					
														22.Base Waterfron								%					
														23.Deep WF Size A								%					
														Acres													
														24.Base Waterfron								%					
														25.Shallow WF Siz								%					
														26.Base Water Inf								%					
														27.Influence W Si								%					
														28.Rear Land 1-10													
														29.Rear Land 11-2								%					
																Total Acreage		0.00									
												</															


# WISCASSET

Map Lot R01-017-C01

Account 2306

Location 123 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>5 Estimated</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1970	14x48	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

480

140



Property Data			Assessment Record							
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total			
			2010	40,500	96,000	10,000	126,500			
Tree Growth Year <b>0</b>			2011	40,500	96,000	10,000	126,500			
FARM LAND YEAR <b>0</b>										
OPEN SPACE YEAR <b>0</b>			2012	40,500	96,000	10,000	126,500			
Zone/Land Use <b>21 RURAL</b>			2013	40,500	96,000	10,000	126,500			
Secondary Zone			2014	40,500	96,000	10,000	126,500			
			2015	40,500	96,000	10,000	126,500			
Topography <b>2 Rolling</b>			2016	40,500	96,000	15,000	121,500			
1.Level	4.Below St	7.Steep	2017	40,500	96,000	20,000	116,500			
2.Rolling	5.Low	8.Rough	2018	40,500	96,000	20,000	116,500			
3.Above St	6.Swampy	9.	2019	40,500	96,000	20,000	116,500			
Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>										
1.Public	4.Dr Well	7.Cesspool	2020	40,500	96,000	25,000	111,500			
2.Water	5.DUG/LAKE	8.	2021	40,500	96,000	25,000	111,500			
3.Sewer	6.Septic	9.None	2022	40,500	96,000	24,000	112,500			
Street <b>1 Paved</b>			2023	50,600	120,000	25,000	145,600			
1.Paved	4.Proposed	7.	Land Data							
2.Semi Imp	5.Private	8.	Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel	6.Pub Eas	9.NoStreet			Frontage	Depth	Factor	Code		
TREE GROWTH PLAN <b>0</b>				11.Regular Lot			%		1.Open Space	
CONSERV   EASE <b>0</b>				12.Delta Triangle			%		2.Neighborhood A	
Sale Data				13.Nabla Triangle			%		3.Topography	
Sale Date				14.Rear Land			%		4.Size/Shape	
Price				15.Front Foot			%		5.Access	
Sale Type							%		6.Restriction	
1.Land	4.Mobile	7.	Square Foot	Square Feet					7.Corner/Locatio	
2.L & B	5.Other	8.				%		8.View/Environ		
3.Building	6.	9.				%		9.Fract   Share		
Financing						%		<b>Acrees</b>		
1.Convent	4.Seller	7.				%		30.Rear 20+		
2.FHA/VA	5.Private	8.				%		31.Waterfront Rea		
3.Assumed	6.Cash	9.Unknown				%		32.Open Space		
Validity						%		33.RestrictEsm		
1.Valid	4.Split	7.Renovate	Fract. Acre	Acreege/Sites				34.PASTURE 1		
2.Related	5.Partial	8.Other			20	1.00	100	%	0	35.HORTICULTURAL-
3.Distress	6.Exempt	9.Foreclose			21	1.00	100	%	0	36.Pasture 3
Verified					28	0.43	100	%	0	37.Softwood
1.Buyer	4.Agent	7.Family	24.Base Waterfron			%		38.Mixed Wood		
2.Seller	5.Pub Rec	8.Other	25.Shallow WF Siz			%		39.Hardwood		
3.Lender	6.MLS	9.	26.Base Water Inf			%		40.Wasteland		
			27.Influence W Si			%		41.CAMP SITE		
			28.Rear Land 1-10	Total Acreage   1.43					42.Mobile Home Si	
			29.Rear Land 11-2						43.Condo Site	
								44.Site Improveme		
								45.CAMP SITE		
								46.PAVING/00		

# WISCASSET

Map Lot R01-018


Account 84

Location 111 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1040</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1920</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/21/2007

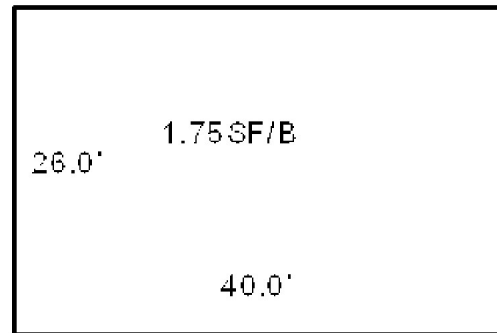
## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1990	100	3 100	4	0 %	100 %	
73 AB.GR. POOL.....	1990	1	3 100	4	99 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

1.ONE STORY FRAM  
2.TWO STORY FRAM  
3.THREE STORY FR  
4.1 & 1/2 STORY  
5.1 & 3/4 STORY  
6.2 & 1/2 STORY  
21.Open Frame Por  
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

AGPOOL 18X24

5X20 M TL DECK



Map Lot    R01-019			Account    85			Location    101 LOWELLTOWN ROAD			Card    1		Of    1		10/05/2023		
NEIN, JANICE L WISCASSET ME 04578  B872P261						Property Data			Assessment Record						
						Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year    0			2010	39,900	77,900	10,000	107,800		
						FARM LAND YEAR    0			2011	39,900	77,900	10,000	107,800		
						OPEN SPACE YEAR    0			2012	39,900	77,900	10,000	107,800		
Previous Owner NEIN, PHILLIP L. NEIN, JANICE L.  WISCASSET ME 04578						Zone/Land Use    21 RURAL			2013	39,900	77,900	10,000	107,800		
						Secondary Zone			2014	39,900	77,900	10,000	107,800		
									2015	39,900	77,900	10,000	107,800		
						Topography    1 Level			2016	39,900	77,900	15,000	102,800		
						1.Level                      4.Below St                      7.Steep 2.Rolling                      5.Low                      8.Rough 3.Above St                      6.Swampy                      9.			2017	39,900	97,600	20,000	117,500		
2018	39,900	97,600	20,000	117,500											
Utilities    4 Drilled Well    6 Septic System			2019	39,900	97,600				20,000	117,500					
1.Public                      4.Dr Well                      7.Cesspool 2.Water                      5.DUG/LAKE                      8. 3.Sewer                      6.Septic                      9.None			2020	39,900	97,600				25,000	112,500					
			2021	39,900	97,600				25,000	112,500					
						Street    1 Paved			2022	39,900	97,600	24,000	113,500		
									2023	49,900	122,000	25,000	146,900		
						1.Paved                      4.Proposed                      7. 2.Semi Imp                      5.Private                      8. 3.Gravel                      6.Pub Eas                      9.NoStreet			Land Data						
									Front Foot		Type	Effective		Influence	
									Frontage	Depth	Factor	Code			
Inspection Witnessed By:						11.Regular Lot						1.Open Space			
						12.Delta Triangle						2.Neighborhood A			
						13.Nabla Triangle						3.Topography			
						14.Rear Land						4.Size/Shape			
						15.Front Foot						5.Access			
X						Square Foot			Square Feet			6.Restriction			
						16.Regular Lot						7.Corner/Locatio			
						17.Secondary Site						8.View/Environ			
						18.Secondary Site						9.Fract    Share			
						19.Condominium						Acre			
Notes: '17 W/ mRS. ADJSUT CONDITION 2004-REMOVED PHILIP NEIN NAME ON PROPERTY - DECEASED 3/30/04.						20.Base Homesite						30.Rear 20+			
						Fract. Acre			Acreage/Sites				31.Waterfront Rea		
						21.HS Size Adj		20	1.00	100	%	0	32.Open Space		
						22.Base Waterfron		21	1.00	100	%	0	33.RestrictEsm		
						23.Deep WF Size A		28	0.15	100	%	0	34.PASTURE 1		
WISCASSET						Acres						35.HORTICULTURAL-			
						24.Base Waterfron							36.Pasture 3		
						25.Shallow WF Siz							37.Softwood		
						26.Base Water Inf							38.Mixed Wood		
						27.Influence W Si							39.Hardwood		
						28.Rear Land 1-10						40.Wasteland			
						29.Rear Land 11-2							41.CAMP SITE		
						Total Acreage		1.15					42.Mobile Home Si		
													43.Condo Site		
													44.Site Improve		
												45.CAMP SITE			
													46.PAVING/00		



# WISCASSET

Map Lot R01-019


Account 85

Location 101 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

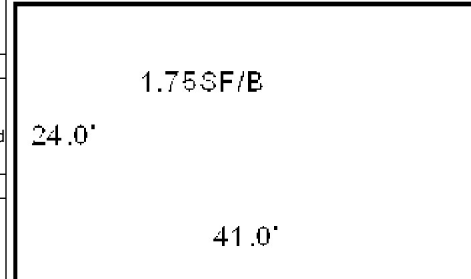
Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>984</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above 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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1967</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2001	96	3 100	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

SHED 8X12=96





Map Lot R01-020			Account 2211			Location 95 LOWELLTOWN ROAD			Card 1		Of 1		10/05/2023		
LUTES, NANCY G WISCASSET ME 04578  B2585P117 B3935P161						Property Data			Assessment Record						
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	73,100	107,600	16,000	164,700		
						FARM LAND YEAR 0			2011	73,100	107,600	16,000	164,700		
						OPEN SPACE YEAR 0			2012	73,100	112,900	16,000	170,000		
Previous Owner LUTES, RICHARD A LUTES, NANCY G  WISCASSET ME 04578 Sale Date: 9/11/2021						Zone/Land Use 21 RURAL			2013	73,100	112,900	16,000	170,000		
						Secondary Zone			2014	73,100	112,900	16,000	170,000		
									2015	73,100	112,900	16,000	170,000		
						Topography 2 Rolling			2016	73,100	112,900	21,000	165,000		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	73,100	112,900	26,000	160,000		
2018	72,400	112,900	26,000	159,300											
Utilities 4 Drilled Well 6 Septic System			2019	72,400	112,900				26,000	159,300					
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	72,400	138,900				31,000	180,300					
			2021	72,400	138,900				31,000	180,300					
						Street 1 Paved			2022	72,400	138,900	29,760	181,540		
									2023	89,500	173,600	31,000	232,100		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data						
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
11.Regular Lot				1.Open Space											
12.Delta Triangle				2.Neighborhood A											
13.Nabla Triangle				3.Topography											
Square Foot			Square Feet				4.Size/Shape								
			14.Rear Land				5.Access								
			15.Front Foot				6.Restriction								
							7.Corner/Locatio								
							8.View/Environ								
16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite					%		9.Fract Share								
							Acres								
							30.Rear 20+								
							31.Waterfront Rea								
							32.Open Space								
Fract. Acre			Acreege/Sites				33.RestrictEsm								
			20				34.PASTURE 1								
			21				35.HORTICULTURAL-								
			28				36.Pasture 3								
			29				37.Softwood								
24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			7.99		50	%	3	38.Mixed Wood							
							39.Hardwood								
							40.Wasteland								
							41.CAMP SITE								
							42.Mobile Home Si								
				Total Acreage 28.99				43.Condo Site							
								44.Site Improve							
								45.CAMP SITE							
								46.PAVING/00							

# WISCASSET

Map Lot R01-020


Account 2211

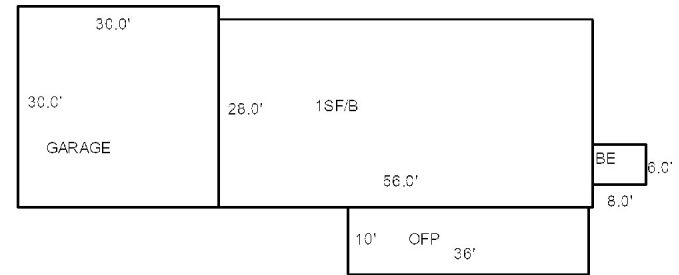
Location 95 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>1</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1568</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>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2000</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</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. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



GAR  
20' X 24'



Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2000	900	9 100	9	0 %	100 %		1.ONE STORY FRAM
90 BSMT ENTRY.....	2000	48	9 100	9	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2008	360	3 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	1980	480	2 100	1	0 %	100 %		4.1 & 1/2 STORY
998 14' Mobile	2000	14x70	2 100	4	0 %	50 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot		R01-020A		Account	86	Location		89 LOWELLTOWN ROAD		Card	1	Of	1	10/05/2023	
SPIESE, SAMUEL JACOB III SPIESE, KELLY ANNE 3534 CEDARBROOK CT FAYETTEVILLE PA 17222  B4209P30 B4896P255 B4896P258 B4941P21						Property Data			Assessment Record						
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	39,600	150,600	0	190,200		
						FARM LAND YEAR 0			2011	39,600	150,600	0	190,200		
						OPEN SPACE YEAR 0			2012	39,600	150,600	0	190,200		
Previous Owner 89 LOWELL TOWN ROAD RESIDENTIAL LAND TRST 14 EASTFIELD ROAD						Zone/Land Use 21 RURAL			2013	39,600	150,600	10,000	180,200		
						Secondary Zone			2014	39,600	150,600	10,000	180,200		
									2015	39,600	150,600	10,000	180,200		
CAPE ELIZABETH ME 04107 Sale Date: 10/16/2015						Topography 1 Level			2016	39,600	55,200	0	94,800		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	39,600	71,000	0	110,600		
Previous Owner SAVAGE, JAMES E.  89 LOWELLTOWN ROAD WISCASSET ME 04578 Sale Date: 6/12/2015						Utilities 4 Drilled Well 6 Septic System			2018	39,600	71,000	0	110,600		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	39,600	71,000	0	110,600		
						Street 1 Paved  1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	39,600	71,000	0	110,600		
									2021	39,600	71,000	0	110,600		
									2022	39,600	71,000	0	110,600		
						TREE GROWTH PLAN 0 CONSERV EASE 0			2023	49,500	249,000	0	298,500		
									Land Data						
Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
X						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					%		1.Open Space		
											%		2.Neighborhood A		
Date											%		3.Topography		
											%		4.Size/Shape		
No./Date											%		5.Access		
											%		6.Restriction		
Description											%		7.Corner/Locatio		
											%		8.View/Environ		
Date Insp.								Square Feet				9.Fract Share			
										%		<b>Acres</b>			
											%		30.Rear 20+		
											%		31.Waterfront Rea		
											%		32.Open Space		
											%		33.RestrictEsm		
											%		34.PASTURE 1		
											%		35.HORTICULTURAL-		
Notes:								Acreege/Sites				36.Pasture 3			
								20	1.00	100	%	0	37.Softwood		
5/30/23 NAH- HOUSE APPEARS TO BE LIVED IN AND HAS HAD WORK DONE SINCE LAST PHOTO. CALL 100% FUNC AND ADJ COND. NEW PHOTO.									21	1.00	100	%	0	38.Mixed Wood	
									28	0.01	100	%	0	39.Hardwood	
'17 ADJUST FUNCTIONAL REMOVE SHED & EP '16 Per review of reports of inspection sent by new owner ans ite inspection house appears to be in fair condition not above average with functional obsolescence.											%		40.Wasteland		
											%		41.CAMP SITE		
WISCASSET											%		42.Mobile Home Si		
											%		43.Condo Site		
JAMES RICHARD & NANCY LUTES BK0704 DE0030 BK0661 DE0037 THIS PIECE IS 1.01 ACRE AND HAS								Total Acreege 1.01					44.Site Improve		
													45.CAMP SITE		
													46.PAVING/00		


# WISCASSET

Map Lot R01-020A

Account 86

Location 89 LOWELLTOWN ROAD

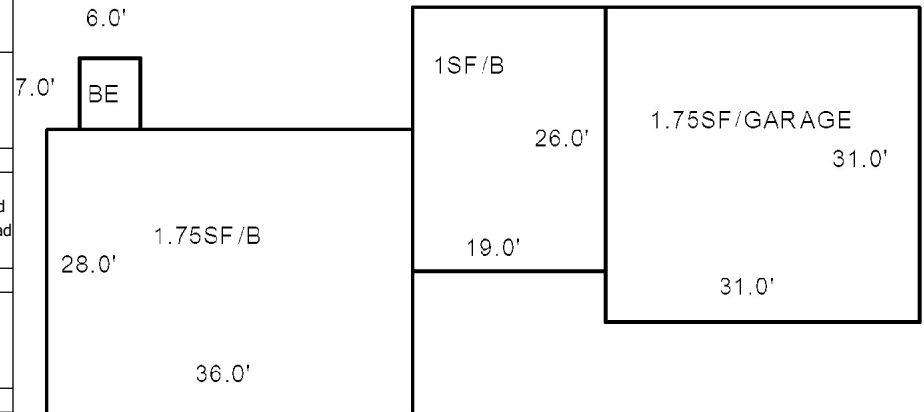
Card 1 Of 1 10/05/2023

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1008</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</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>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1780</b>	# Half Baths <b>0</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.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1780	494	4 95	9	0 %	0 %		1.ONE STORY FRAM
78 1.75 ST	1980	961	2 100	9	0 %	0 %		2.TWO STORY FRAM
90 BSMT ENTRY.....	1975	42	3 100	9	0 %	0 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Property Data			Assessment Record								
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total				
			2018	43,500	0	0	43,500				
Tree Growth Year <b>0</b>			2019	43,500	0	0	43,500				
FARM LAND YEAR <b>0</b>			2020	43,500	0	0	43,500				
OPEN SPACE YEAR <b>0</b>			2021	43,500	0	0	43,500				
Zone/Land Use <b>21 RURAL</b>			2022	43,500	0	0	43,500				
Secondary Zone			2023	54,300	0	0	54,300				
Topography <b>2 Rolling</b>											
1.Level	4.Below St	7.Steep									
2.Rolling	5.Low	8.Rough									
3.Above St	6.Swampy	9.									
Utilities											
1.Public	4.Dr Well	7.Cesspool									
2.Water	5.DUG/LAKE	8.									
3.Sewer	6.Septic	9.None									
Street <b>1 Paved</b>											
1.Paved	4.Proposed	7.	<b>Land Data</b>								
2.Semi Imp	5.Private	8.									
3.Gravel	6.Pub Eas	9.NoStreet									
TREE GROWTH PLAN <b>0</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>		
CONSERV EASE <b>0</b>					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>			
<b>Sale Data</b>					11.Regular Lot			%			1.Open Space
					12.Delta Triangle			%			2.Neighborhood A
					13.Nabla Triangle			%			3.Topography
			14.Rear Land			%		4.Size/Shape			
Sale Date <b>5/09/2017</b>			15.Front Foot			%		5.Access			
Price						%		6.Restriction			
Sale Type <b>1 Land Only</b>			<b>Square Foot</b>	<b>Square Feet</b>					7.Corner/Locatio		
1.Land	4.Mobile	7.				%		8.View/Environ			
2.L & B	5.Other	8.				%		9.Fract Share			
3.Building	6.	9.				%		<b>Acres</b>			
Financing <b>9 Unknown</b>				16.Regular Lot			%		30.Rear 20+		
1.Convent	4.Seller	7.		17.Secondary Site			%		31.Waterfront Rea		
2.FHA/VA	5.Private	8.		18.Secondary Site			%		32.Open Space		
3.Assumed	6.Cash	9.Unknown		19.Condominium			%		33.RestrictEsm		
Validity <b>2 Related Parties</b>			20.Base Homesite			%		34.PASTURE 1			
3.Distress			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					35.HORTICULTURAL-		
				21.HS Size Adj	20	1.00	100 %	0	36.Pasture 3		
				22.Base Waterfron	21	1.00	100 %	0	37.Softwood		
				23.Deep WF Size A	28	1.93	100 %	0	38.Mixed Wood		
3.Verified			<b>Acres</b>			%		39.Hardwood			
				24.Base Waterfron			%		40.Wasteland		
				25.Shallow WF Siz			%		41.CAMP SITE		
				26.Base Water Inf			%		42.Mobile Home Si		
3.1.Buyer			<b>Total Acreage</b>	2.93				43.Condo Site			
3.2.Seller	3.3.Lender						44.Site Improveme				
3.4.Verified	3.5.Verified						45.CAMP SITE				
3.6.Verified	3.7.Verified						46.PAVING/00				



**WISCASSET**

Map Lot R01-020B

Account 2656

Location LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>0</b>					
Date Inspected			1.Owner 4.Agent 7.			2.Relative 5.Estimate 8.		
			3.Tenant 6.Other 9.					
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Card 1 Of 1 10/05/2023

Property Data			Assessment Record								
Neighborhood    103 RURAL WEST			Year	Land	Buildings	Exempt	Total				
			2010	0	14,700	0	14,700				
Tree Growth Year        0			2011	0	8,200	0	8,200				
FARM LAND YEAR            0			2012	0	0	0	0				
OPEN SPACE YEAR            0			2013	0	0	0	0				
Zone/Land Use        12 SHORE STREAM PRO			2014	0	0	0	0				
Secondary Zone			2015	0	0	0	0				
			2016	0	0	0	0				
Topography                    1 Level			2017	0	152,600	0	152,600				
1.Level	4.Below St	7.Steep	2018	0	152,600	0	152,600				
2.Rolling	5.Low	8.Rough	2019	0	152,600	0	152,600				
3.Above St	6.Swampy	9.	2020	0	133,800	0	133,800				
Utilities    4 Drilled Well    6 Septic System			2021	0	133,800	0	133,800				
1.Public	4.Dr Well	7.Cesspool	2022	0	133,800	0	133,800				
2.Water	5.DUG/LAKE	8.	2023	54,700	196,800	0	251,500				
3.Sewer	6.Septic	9.None	Land Data								
Street            1 Paved			Front Foot	Type	Effective		Influence		Influence Codes		
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code			
2.Semi Imp	5.Private	8.					%				
3.Gravel	6.Pub Eas	9.NoStreet					%				
TREE GROWTH PLAN            0							%				
CONSERV   EASE            0							%				
Sale Data							%				
Sale Date	3/22/2023						%				
Price					%						
Sale Type            1 Land Only			Square Foot		Square Feet						
1.Land	4.Mobile	7.				%					
2.L & B	5.Other	8.				%					
3.Building	6.	9.				%					
Financing            9 Unknown						%					
1.Convent	4.Seller	7.				%					
2.FHA/VA	5.Private	8.				%					
3.Assumed	6.Cash	9.Unknown				%					
Validity            2 Related Parties			Fract. Acre		Acreage/Sites						
1.Valid	4.Split	7.Renovate			20	1.00			100	%	0
2.Related	5.Partial	8.Other			21	1.00			100	%	0
3.Distress	6.Exempt	9.Foreclose			28	2.08			100	%	0
Verified            5 Public Record									%		
1.Buyer	4.Agent	7.Family							%		
2.Seller	5.Pub Rec	8.Other							%		
3.Lender	6.MLS	9.							%		
			Total Acreage		3.08						

# WISCASSET

Map Lot R01-020C


Account 87

Location 87 LOWELLTOWN ROAD

Card 1

Of 1

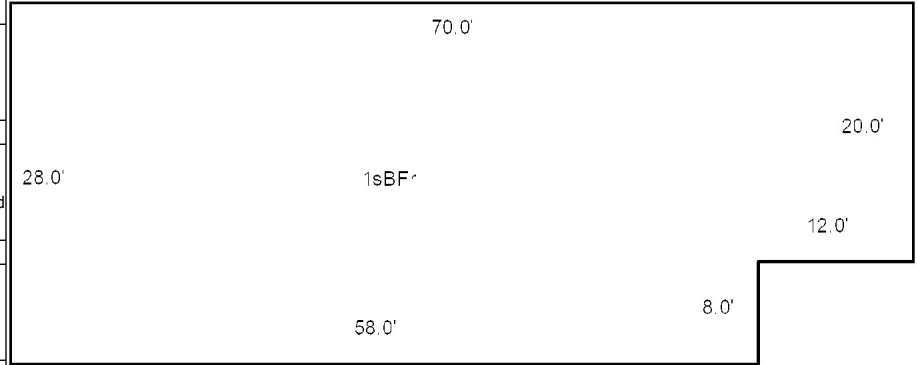
10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1864</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-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2016</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>2</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot R01-020-ON

Account 2710

Location 91 LOWELLTOWN ROAD

Card 1 Of 1 10/05/2023

LUTES, HEATHER  
91 LOWELLTOWN ROAD  
WISCASSET ME 04578

LUTES, HEATHER 91 LOWELLTOWN ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year <b>0</b>			2020	0	40,700	25,000	15,700			
			FARM LAND YEAR			2021	0	37,500	25,000	12,500			
			OPEN SPACE YEAR			2022	0	37,500	24,000	13,500			
			Zone/Land Use <b>21 RURAL</b>			2023	0	46,900	25,000	21,900			
			Secondary Zone										
			Topography <b>2 Rolling</b>										
			1.Level           4.Below St       7.Steep 2.Rolling       5.Low           8.Rough 3.Above St      6.Swampy       9.										
			Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>										
			1.Public       4.Dr Well       7.Cesspool 2.Water       5.DUG/LAKE   8. 3.Sewer       6.Septic       9.None										
			Street <b>1 Paved</b>										
			1.Paved       4.Proposed       7. 2.Semi Imp   5.Private       8. 3.Gravel      6.Pub Eas      9.NoStreet			Land Data							
			TREE GROWTH PLAN <b>0</b>			Front Foot		Type	Effective		Influence		Influence Codes
			CONSERV EASE <b>0</b>						Frontage	Depth	Factor	Code	
			Sale Date			11.Regular Lot							1.Open Space
Price			12.Delta Triangle							2.Neighborhood A			
Sale Type			13.Nabla Triangle							3.Topography			
1.Land   4.Mobile   7.			14.Rear Land							4.Size/Shape			
2.L & B   5.Other   8.			15.Front Foot							5.Access			
3.Building   6.   9.			Square Foot							6.Restriction			
Financing										7.Corner/Locatio			
1.Convent   4.Seller   7.			16.Regular Lot							8.View/Environ			
2.FHA/VA   5.Private   8.			17.Secondary Site							9.Fract Share			
3.Assumed   6.Cash   9.Unknown			18.Secondary Site							<b>Acres</b>			
Validity			19.Condominium							30.Rear 20+			
1.Valid   4.Split   7.Renovate			20.Base Homesite							31.Waterfront Rea			
2.Related   5.Partial   8.Other			Fract. Acre							32.Open Space			
3.Distress   6.Exempt   9.Foreclose										33.RestrictEsm			
Verified			24.Base Waterfron							34.PASTURE 1			
1.Buyer   4.Agent   7.Family			21.HS Size Adj							35.HORTICULTURAL-			
2.Seller   5.Pub Rec   8.Other			22.Base Waterfron							36.Pasture 3			
3.Lender   6.MLS   9.			23.Deep WF Size A							37.Softwood			
			<b>Acres</b>							38.Mixed Wood			
			24.Base Waterfron							39.Hardwood			
			25.Shallow WF Siz							40.Wasteland			
			26.Base Water Inf							41.CAMP SITE			
			27.Influence W Si							42.Mobile Home Si			
			28.Rear Land 1-10							43.Condo Site			
			29.Rear Land 11-2							44.Site Improve			
										45.CAMP SITE			
										46.PAVING/00			

# WISCASSET

Map Lot R01-020-ON

Account 2710

Location 91 LOWELLTOWN ROAD

Card 1

Of 1

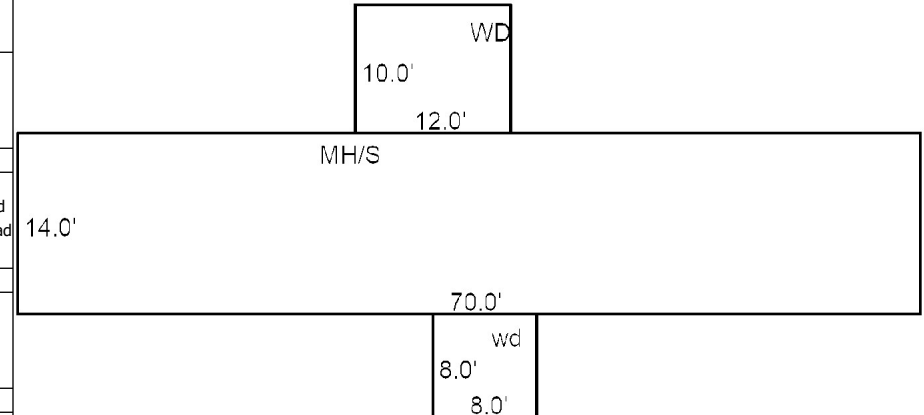
10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>0</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2002	14x70	3 100	3	0 %	50 %		1.ONE STORY FRAM
103 SLAB.....	2019	980	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2019	120	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2002	64	3 100	3	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



Map Lot		R01-021	Account	88	Location	51 LOWELLTOWN ROAD		Card	1	Of	1	10/05/2023
OLSEN, JULIA A 51 LOWELLTOWN ROAD WISCASSET ME 04578					<b>Property Data</b>		<b>Assessment Record</b>					
					Neighborhood <b>103 RURAL WEST</b>		Year	Land	Buildings	Exempt	Total	
					Tree Growth Year <b>0</b>		2010	41,600	65,700	0	107,300	
					FARM LAND YEAR <b>0</b>		2011	41,600	65,700	0	107,300	
					OPEN SPACE YEAR <b>0</b>		2012	41,600	65,700	0	107,300	
B4449P204 B4927P42					Zone/Land Use <b>21 RURAL</b>		2013	41,600	65,700	0	107,300	
Previous Owner WILKEY, JENNIFER  51 LOWELLTOWN ROAD WISCASSET ME 04578 Sale Date: 9/04/2015					Secondary Zone		2014	41,600	65,700	0	107,300	
					Topography <b>3 Above Street</b>		2015	41,600	65,700	0	107,300	
							2016	41,600	65,700	0	107,300	
Previous Owner KOSAKOWSKI, REBECCA W.  51 LOWELLTOWN ROAD WISCASSET ME 04578 Sale Date: 9/30/2011					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	41,600	65,700	0	107,300	
							2018	41,600	65,700	0	107,300	
							2019	41,600	65,700	0	107,300	
Previous Owner CLARK, CHET J/T CLARK, SUSAN J.  WISCASSET ME 04578 Sale Date: 6/23/2006					Utilities <b>4 Drilled Well 6 Septic System</b>		2020	41,600	65,700	25,000	82,300	
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2021	41,600	65,700	25,000	82,300	
							2022	41,600	65,700	24,000	83,300	
Inspection Witnessed By:					Street <b>1 Paved</b>		2023	52,000	82,100	25,000	109,100	
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet							
					TREE GROWTH PLAN <b>0</b>							
					CONSERV EASE <b>0</b>							
X					<b>Sale Data</b>							
No./Date		Description		Date Insp.	Sale Date <b>9/04/2015</b>							
Price <b>116,500</b>		Sale Type <b>2 Land &amp; Buildings</b>										
1.Land 4.Mobile 7.		2.L & B 5.Other 8.										
3.Building 6. 9.		Financing <b>9 Unknown</b>										
1.Convent 4.Seller 7.		2.FHA/VA 5.Private 8.										
3.Assumed 6.Cash 9.Unknown		Validity <b>1 Arms Length Sale</b>										
1.Valid 4.Split 7.Renovate		2.Related 5.Partial 8.Other										
3.Distress 6.Exempt 9.Foreclose		Verified <b>5 Public Record</b>										
1.Buyer 4.Agent 7.Family		2.Seller 5.Pub Rec 8.Other										
3.Lender 6.MLS 9.												
Notes: 2004-PER SURVEY BROUGHT IN CHANGED ACREAGE TO 20.79 AC 2006-MRS. MITCHELL PASSED AWAY 4/8/05. PREVIOUS BK1992 PG200. 2006-PURCHASED BY CHET CLARK WHO THEN SUBDIVIDED INTO TWO ADDITIONAL LOTS. THIS LOT IS NOW 2 ACRES AND LOT #2 ON SUB. PLAN. ALSO LOT 21-1 IS 1.41 ACRES AND LOT 21-3 IS 14.07. 6/27/06-FORMER OWNER: CHET & SUSAN CLARK BK3585 WISCASSET MIGHT ALL LAND 10/05 FOR \$185,000 THEN SUBDIVIDED					<b>Fract. Acre</b>		<b>Acres</b>					
					21.HS Size Adj		24.Base Waterfron					
					22.Base Waterfron		25.Shallow WF Siz					
					23.Deep WF Size A		26.Base Water Inf					
							27.Influence W Si					
							28.Rear Land 1-10					
							29.Rear Land 11-2					



# WISCASSET

Map Lot R01-021

Account 88

Location 51 LOWELLTOWN ROAD

Card 1

Of 1

10/05/2023

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>5 Floor &amp; Stairs</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>758</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below 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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1960</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

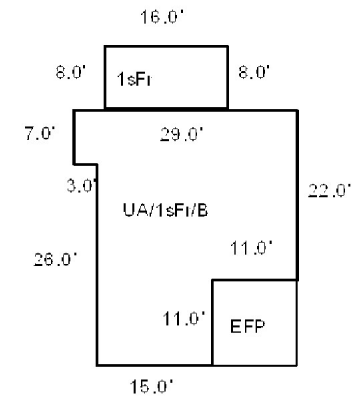
Date Inspected 3/29/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1960	128	4 95	5	0 %	100 %		1.ONE STORY FRAM
22 Encl Frame Porch	1960	121	4 95	5	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1960	576	4 95	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1980	140	3 100	2	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1960	150	3 100	1	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1960	168	4 95	1	0 %	100 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

Shed 10x15

Shed 12x14



Shed 10x14

FRG 24x24



Map Lot		R01-021-001	Account	2030	Location	65 LOWELLTOWN ROAD		Card	1	Of	1	10/05/2023			
SHINGLETON, SUSAN J WISCASSET ME 04578					Property Data			Assessment Record							
					Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
					Tree Growth Year 0			2010	41,200	108,900	0	150,100			
					FARM LAND YEAR 0			2011	41,200	108,900	0	150,100			
					OPEN SPACE YEAR 0			2012	41,200	129,000	10,000	160,200			
B3585P130 B4374P182					Zone/Land Use 21 RURAL			2013	41,200	129,000	10,000	160,200			
Previous Owner CLARK, CHET J/T CLARK, SUSAN J.					Secondary Zone			2014	41,200	129,000	10,000	160,200			
								2015	41,200	129,100	10,000	160,300			
EDGECOMB ME 04556					Topography 1 Level			2016	41,200	129,100	15,000	155,300			
Sale Date: 2/14/2011					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	41,200	129,100	20,000	150,300			
								2018	41,200	129,100	20,000	150,300			
								2019	41,200	129,100	20,000	150,300			
								2020	41,200	129,100	25,000	145,300			
								2021	41,200	129,100	25,000	145,300			
					Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	41,200	129,100	24,000	146,300			
								2023	51,500	161,300	25,000	187,800			
								Land Data							
								Front Foot		Type	Effective		Influence		Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00
										Frontage	Depth	Factor	Code		
11.Regular Lot				%											
12.Delta Triangle				%											
13.Nabla Triangle				%											
14.Rear Land				%											
15.Front Foot				%											
					Square Foot		Square Feet								
					16.Regular Lot				%						
					17.Secondary Site				%						
					18.Secondary Site				%						
					19.Condominium				%						
					20.Base Homesite				%						
									%						
									%						
					Fract. Acre		Acreage/Sites								
					21.HS Size Adj		20	1.00	100	%	0				
					22.Base Waterfron		21	1.00	100	%	0				
					23.Deep WF Size A		28	0.80	100	%	0				
					Acres						%				
					24.Base Waterfron						%				
					25.Shallow WF Siz						%				
					26.Base Water Inf						%				
					27.Influence W Si										
					28.Rear Land 1-10										
					29.Rear Land 11-2										
					Total Acreage		1.80								

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.
Notes:		
'15 nah 1sfr to ep add ops.		
2006-LOT #1 ON SUBDIVISION PLAN.		
\WOODS.		
2008-Per survey plan acreage was 1.41 and is now 1.8.		
2010-Divorce decree - property now in Susan Clark aka Susan Shingleton name.		
2012-added 6 x 14 breezeway and 24 x 24 garage		
WISCASSET		

# WISCASSET

Map Lot R01-021-001


Account 2030

Location 65 LOWELLTOWN ROAD

Card 1

Of 1

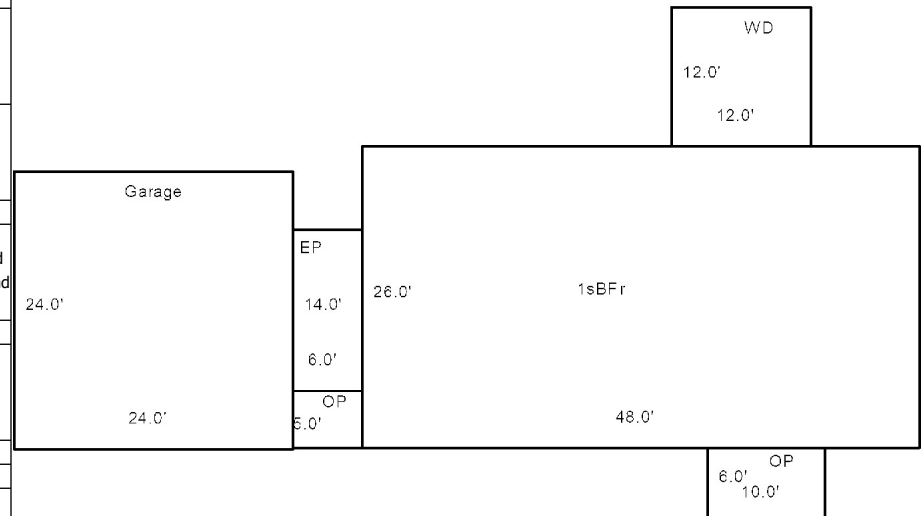
10/05/2023

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1248</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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2007</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2007	144	3 100	4	0 %	100 %		1.ONE STORY FRAM
22 Encl Frame Porch	2011	84	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2011	576	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2011	30	3 100	4	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	2014	60	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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



# WISCASSET



# WISCASSET

Map Lot R01-021-003

Account 2031

Location 21 LOWELLTOWN ROAD

Card 1

Of 1

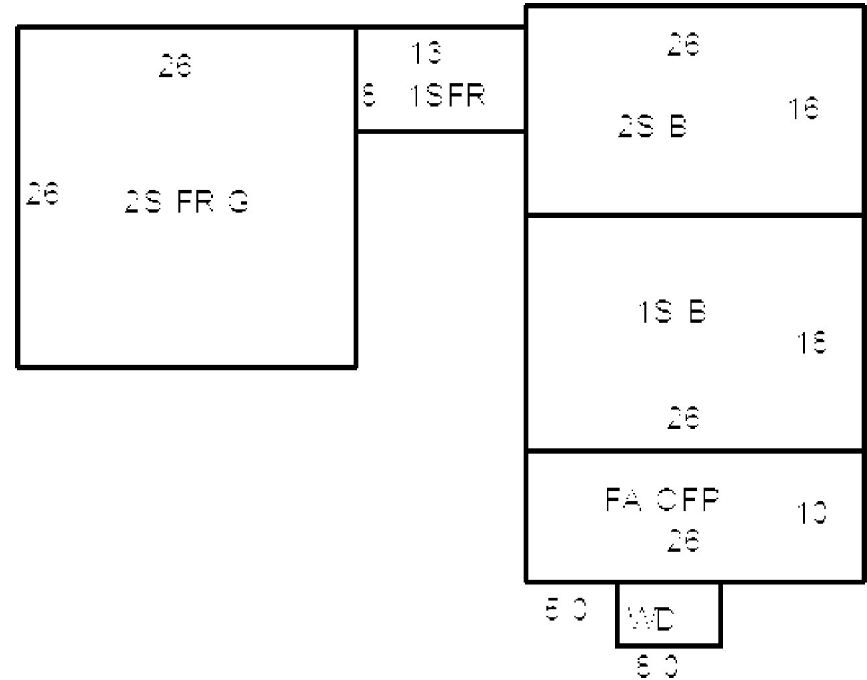
10/05/2023

Building Style <b>8 Log</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>25% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>9 OTHER</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>468</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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2008</b>	# Half Baths <b>0</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>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 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 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2008	152	3 100	4	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	2008	40	3 100	4	0 %	100 %		2.TWO STORY FRAM
61 Canopy	2008	128	3 100	4	0 %	100 %		3.THREE STORY FR
43 2S Frame Garage	2008	676	4 95	4	0 %	100 %		4.1 & 1/2 STORY
12 2	2008	390	4 105	4	0 %	100 %		5.1 & 3/4 STORY
1 ONE STORY	2008	104	4 105	4	0 %	100 %		6.2 & 1/2 STORY
29 Finished Attic	2008	260	4 105	4	0 %	100 %		21.Open Frame Por
21 Open Frame	2008	260	4 105	4	0 %	100 %		22.Encl Frame Por
68 Wood Deck	2009	40	3 100	4	0 %	100 %		23.Frame Garage
					%	%		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic



Map Lot R01-022

Account 89

Location 347 BRADFORD ROAD

Card 1 Of 1 10/05/2023

ERSKINE, STEVEN T  
WISCASSET ME 04578

B2042P358

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood <b>103 RURAL WEST</b>			Year	Land	Buildings	Exempt	Total		
			2010	40,600	59,900	10,000	90,500		
Tree Growth Year <b>0</b>			2011	40,600	59,900	10,000	90,500		
FARM LAND YEAR <b>0</b>									
OPEN SPACE YEAR <b>0</b>			2012	40,600	59,900	10,000	90,500		
Zone/Land Use <b>21 RURAL</b>			2013	40,600	59,900	10,000	90,500		
Secondary Zone			2014	40,600	59,900	10,000	90,500		
			2015	40,600	59,900	10,000	90,500		
Topography <b>1 Level</b>			2016	40,600	59,900	15,000	85,500		
1.Level	4.Below St	7.Steep	2017	40,600	59,900	20,000	80,500		
2.Rolling	5.Low	8.Rough							
3.Above St	6.Swampy	9.	2018	40,600	59,900	20,000	80,500		
Utilities	<b>4 Drilled Well</b>	<b>6 Septic System</b>	2019	40,600	59,900	20,000	80,500		
1.Public	4.Dr Well	7.Cesspool	2020	40,600	59,900	25,000	75,500		
2.Water	5.DUG/LAKE	8.							
3.Sewer	6.Septic	9.None	2021	40,600	59,900	25,000	75,500		
Street	<b>1 Paved</b>		2022	40,600	59,900	24,000	76,500		
			2023	50,800	74,900	25,000	100,700		
1.Paved			Land Data						
2.Semi Imp									
3.Gravel			Front Foot	Type	Effective		Influence		Influence Codes
TREE GROWTH PLAN <b>0</b>					Frontage	Depth	Factor	Code	
CONSERV EASE <b>0</b>				11.Regular Lot			%		1.Open Space
Sale Data				12.Delta Triangle			%		2.Neighborhood A
				13.Nabla Triangle			%		3.Topography
				14.Rear Land			%		4.Size/Shape
				15.Front Foot			%		5.Access
						%		6.Restriction	
Sale Date						%		7.Corner/Locatio	
Price						%		8.View/Environ	
Sale Type			Square Foot	Square Feet				9.Fract Share	
1.Land						%		Acres	
2.L & B						%			
3.Building						%			
Financing						%			
1.Convent						%			30.Rear 20+
2.FHA/VA						%		31.Waterfront Rea	
3.Assumed						%		32.Open Space	
Validity						%		33.RestrictEsm	
1.Valid						%		34.PASTURE 1	
2.Related					%		35.HORTICULTURAL-		
3.Distress					%		36.Pasture 3		
Verified			Fract. Acre	Acreage/Sites				37.Softwood	
1.Buyer				20	1.00	100	%	0	38.Mixed Wood
2.Seller				21	1.00	100	%	0	39.Hardwood
3.Lender				28	0.50	100	%	0	40.Wasteland
							%		41.CAMP SITE
							%		42.Mobile Home Si
							%		43.Condo Site
							%		44.Site Improveme
			Total Acreage 1.50					45.CAMP SITE	

- 1.Open Space
- 2.Neighborhood A
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Corner/Locatio
- 8.View/Environ
- 9.Fract Share
- 30.Rear 20+
- 31.Waterfront Rea
- 32.Open Space
- 33.RestrictEsm
- 34.PASTURE 1
- 35.HORTICULTURAL-
- 36.Pasture 3
- 37.Softwood
- 38.Mixed Wood
- 39.Hardwood
- 40.Wasteland
- 41.CAMP SITE
- 42.Mobile Home Si
- 43.Condo Site
- 44.Site Improve
- 45.CAMP SITE



# WISCASSET

Map Lot R01-022

Account 89

Location 347 BRADFORD ROAD

Card 1

Of 1

10/05/2023

Building Style <b>9 Other</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	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.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	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 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>3 OLD STYLE</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>880</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above 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>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1968</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>6 Piers</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/11/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	480	3 100	3	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		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

