

Map Lot R05-001

Account 551

Location 284 FEDERAL STREET

Card 1 Of 1 10/10/2023

JOHNSON, JOEY C JOHNSON, DEBORAH L 401 CUMBERLAND AVENUE PORTLAND ME 04101			Property Data			Assessment Record						
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	120,200	145,200	16,000	249,400		
			FARM LAND YEAR 0			2011	120,200	145,200	16,000	249,400		
			OPEN SPACE YEAR 0			2012	120,200	145,200	16,000	249,400		
B5880P285 Previous Owner HENDRICKSON, HOWARD A (J/T) HENDRICKSON, PATRICIA M			Zone/Land Use 21 RURAL			2013	120,200	145,200	16,000	249,400		
			Secondary Zone			2014	120,200	145,200	16,000	249,400		
						2015	120,200	145,200	16,000	249,400		
			Topography 3 Above Street			2016	120,200	145,200	21,000	244,400		
			WISCASSET ME 04578 Sale Date: 5/09/2022			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	120,200	145,200	26,000
2018	120,200	145,200							26,000	239,400		
2019	120,200	145,200							26,000	239,400		
Utilities 4 Drilled Well 6 Septic System						2020	120,200	145,200	31,000	234,400		
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	120,200	145,200	31,000	234,400		
						2022	120,200	145,200	29,760	235,640		
						2023	150,200	181,500	0	331,700		
Street 1 Paved 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 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	10.00	100	% 0						
			29	10.00	100	% 0						
			30	103.36	100	% 0						
				%								
				%								
Total Acreage		124.36										

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.
Notes: 2000 - TRANSFERRED 11 ACRES TO KENNETH SHERMAN 2002- ADDED HUSBAND TO PROPERTY AND ALSO RECEIVED VET. EX. PREVIOUS BK533 PG176 ALSO SOLD 8.64 AC TO DAUGHTER. 2007-PER DEED BK3686 PG285 SPLIT 1 ACRE TO LOT 4. THIS LOT NOW 124.36.		
WISCASSET		

WISCASSET

Map Lot R05-001

Account 551

Location 284 FEDERAL STREET

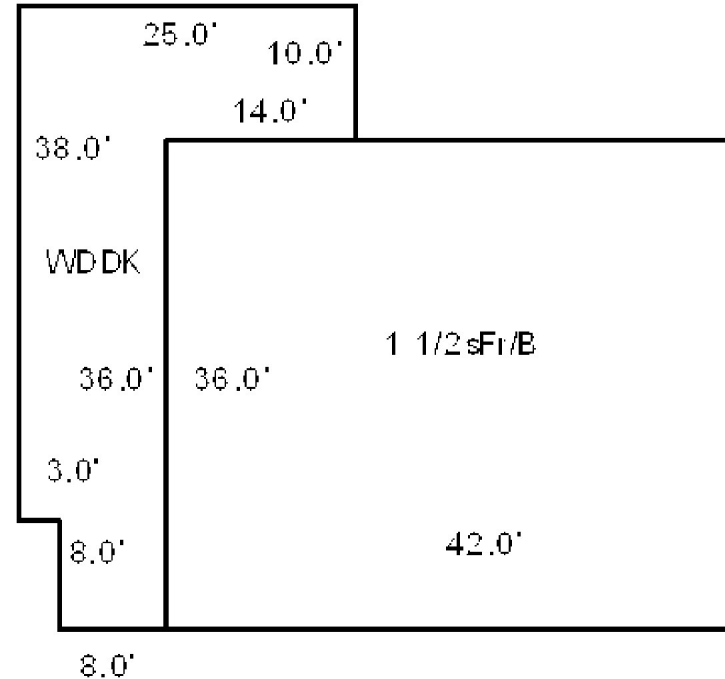
Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 30%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1512
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2002	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/20/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1989	622	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R05-001-A

Account 552

Location 14 CRONKS LANE

Card 1 Of 1 10/10/2023

SOULE, RAYMOND A
WISCASSET ME 04578

B4240P271

Previous Owner
JOHNSON, CRAIG B.

14 CRONKS LANE
WISCASSET ME 04578
Sale Date: 12/31/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2010-Previous owner: Craig B. Johnson BK2202 PG55.
Removed homestead exemption. Public foreclosure sale.
2013-Sold mobile home only to Charles & Tammy Fiore.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	12/31/2009		
Price	26,000		
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	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	47,900	17,100	0	65,000
2011	47,900	17,100	0	65,000
2012	47,900	17,100	0	65,000
2013	47,900	0	0	47,900
2014	47,900	0	0	47,900
2015	47,900	0	0	47,900
2016	47,900	0	0	47,900
2017	47,900	0	0	47,900
2018	47,900	0	0	47,900
2019	47,900	0	0	47,900
2020	47,900	0	0	47,900
2021	47,900	0	0	47,900
2022	47,900	0	0	47,900
2023	59,900	0	0	59,900

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		5.70				

WISCASSET

Map Lot R05-001-A

Account 552

Location 14 CRONKS LANE

Card 1 Of 1 10/10/2023

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 100%			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 100%			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 5 Estimated		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/16/2007								
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

PELLETIER, DONALD R
WISCASSET ME 04578

Property Data

Neighborhood **105 RURAL NORTH**

Assessment Record

Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total
			2010	52,500	84,600	10,000	127,100
Tree Growth Year 0			2011	52,500	84,600	10,000	127,100
FARM LAND YEAR 0							
OPEN SPACE YEAR 0			2012	52,500	84,600	10,000	127,100
Zone/Land Use 21 RURAL			2013	52,500	84,600	10,000	127,100
			2014	52,500	84,600	10,000	127,100
			2015	52,500	84,600	10,000	127,100
Secondary Zone							
Topography 1 Level			2016	52,500	84,600	15,000	122,100
			2017	52,500	84,600	20,000	117,100
1.Level	4.Below St	7.Steep	2018	52,500	84,600	20,000	117,100
2.Rolling	5.Low	8.Rough					
3.Above St	6.Swampy	9.	2019	52,500	84,600	20,000	117,100
Utilities 4 Drilled Well 6 Septic System			2020	52,500	84,600	25,000	112,100
			2021	52,500	84,600	25,000	112,100
1.Public	4.Dr Well	7.Cesspool	2022	52,500	84,600	24,000	113,100
2.Water	5.DUG/LAKE	8.					
3.Sewer	6.Septic	9.None	2023	65,600	105,700	25,000	146,300
Street 1 Paved							

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
Square Foot		Square Feet				9.Fract Share
16.Regular Lot				%		Acre
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-
Fract. Acre		Acreage/Sites				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfront	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	7.00	100	%	0	39.Hardwood
Acre				%		40.Wasteland
24.Base Waterfront				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		Total Acreage		8.00		

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

WISCASSET

Map Lot R05-001-B


Account 553

Location 15 CRONKS LANE

Card 1

Of 1

10/10/2023

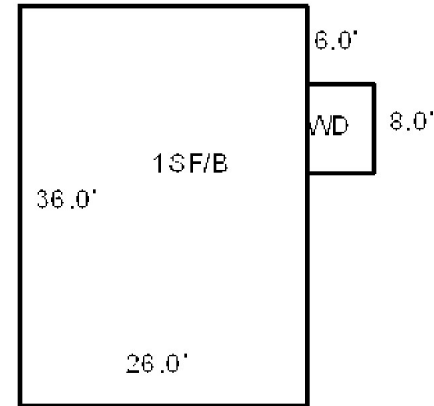
Building Style 8 Log	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 9 OTHER	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 936
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1980	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	576	3 100	3	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1980	48	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

2S SHED 24X24



Map Lot R05-001-C

Account 2487

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BICKFORD, ROBERT L JR
BICKFORD, JANET L
22 WEST ALNA ROAD
WISCASSET ME 04578

B2747P64 B5361P238

Previous Owner
JOHNSON SR., RANDOLPH W

23 ANDREWS ROAD
BATH ME 04530
Sale Date: 3/07/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	34,800	0	0	34,800		
Tree Growth Year 0			2011	34,800	0	0	34,800		
FARM LAND YEAR 0			2012	34,800	0	0	34,800		
OPEN SPACE YEAR 0			2013	34,800	0	0	34,800		
Zone/Land Use 21 RURAL			2014	34,800	0	0	34,800		
			2015	34,800	0	0	34,800		
Secondary Zone			2016	34,800	0	0	34,800		
Topography 2 Rolling 3 Above Street			2017	34,800	0	0	34,800		
			2018	34,800	0	0	34,800		
1.Level	4.Below St	7.Steep	2019	34,800	0	0	34,800		
2.Rolling	5.Low	8.Rough	2020	34,800	0	0	34,800		
3.Above St	6.Swampy	9.	2021	34,800	0	0	34,800		
Utilities 9 NoWater/NoSewer			2022	34,800	0	0	34,800		
			2023	43,400	0	0	43,400		
1.Public	4.Dr Well	7.Cesspool	Land Data						
2.Water	5.DUG/LAKE	8.							
3.Sewer	6.Septic	9.None	Front Foot	Type	Effective		Influence		Influence Codes
Street 1 Paved		Frontage			Depth	Factor	Code		
1.Paved	4.Proposed	7.	11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						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 Improveve 45.CAMP SITE
2.Semi Imp	5.Private	8.							
3.Gravel	6.Pub Eas	9.NoStreet							
TREE GROWTH PLAN 0									
CONSERV EASE 0									
Sale Data									
Sale Date 3/07/2019									
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 1 Arms Length Sale			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			20	1.00	75 %	3	
2.Related	5.Partial	8.Other			21	1.00	100 %	0	
3.Distress	6.Exempt	9.Foreclose			28	2.50	100 %	0	
Verified 5 Public Record			Acres						
1.Buyer	4.Agent	7.Family	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						
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							

WISCASSET

Map Lot R05-001-C

Account 2487

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
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

Map Lot R05-001-C-001-001

Account 555

Location 20 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

LEBOURDAIS, JANE
20 WEST ALNA ROAD
WISCASSET ME 04578

LEBOURDAIS, JANE 20 WEST ALNA ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	0	22,000	10,000	12,000			
			FARM LAND YEAR 0			2011	0	22,000	10,000	12,000			
			OPEN SPACE YEAR 0			2012	0	22,000	10,000	12,000			
			Zone/Land Use 21 RURAL			2013	0	22,000	10,000	12,000			
			Secondary Zone			2014	0	22,000	10,000	12,000			
						2015	0	22,000	10,000	12,000			
			Topography 1 Level			2016	0	22,000	15,000	7,000			
			1.Level 4.Below St 7.Steep			2017	0	22,000	20,000	2,000			
			2.Rolling 5.Low 8.Rough			2018	0	22,000	20,000	2,000			
			3.Above St 6.Swampy 9.			2019	0	22,000	20,000	2,000			
			Utilities 4 Drilled Well 6 Septic System			2020	0	22,000	22,000	0			
			1.Public 4.Dr Well 7.Cesspool			2021	0	22,000	22,000	0			
			2.Water 5.DUG/LAKE 8.			2022	0	22,000	22,000	0			
			3.Sewer 6.Septic 9.None			2023	0	27,500	25,000	2,500			
			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			11.Regular Lot					%		1.Open Space			
TREE GROWTH PLAN 0			12.Delta Triangle					%		2.Neighborhood A			
CONSERV EASE 0			13.Nabla Triangle					%		3.Topography			
X			Sale Date						%		4.Size/Shape		
			Price						%		5.Access		
Date			Sale Type						%		6.Restriction		
No./Date	Description		Date Insp.		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.		16.Regular Lot				%	9.Fract Share	
Notes:			Financing			18.Secondary Site						%	30.Rear 20+
			1.Convent 4.Seller 7.			19.Condominium						%	31.Waterfront Rea
			2.FHA/VA 5.Private 8.			20.Base Homesite						%	32.Open Space
			3.Assumed 6.Cash 9.Unknown			Fract. Acre		Acreage/Sites				%	33.RestrictEsm
			Validity			21.HS Size Adj						%	34.PASTURE 1
WISCASSET			1.Valid 4.Split 7.Renovate			22.Base Waterfron						%	35.HORTICULTURAL-
			2.Related 5.Partial 8.Other			23.Deep WF Size A						%	36.Pasture 3
			3.Distress 6.Exempt 9.Foreclose			Acres						%	37.Softwood
			Verified			24.Base Waterfron						%	38.Mixed Wood
			1.Buyer 4.Agent 7.Family			25.Shallow WF Siz						%	39.Hardwood
			2.Seller 5.Pub Rec 8.Other			26.Base Water Inf						%	40.Wasteland
			3.Lender 6.MLS 9.			27.Influence W Si						%	41.CAMP SITE
						28.Rear Land 1-10		Total Acreage 0.00				%	42.Mobile Home Si
						29.Rear Land 11-2						%	43.Condo Site
												%	44.Site Improve
												%	45.CAMP SITE
												%	46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET




WISCASSET

Map Lot R05-001-C-001-001

Account 555

Location 20 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

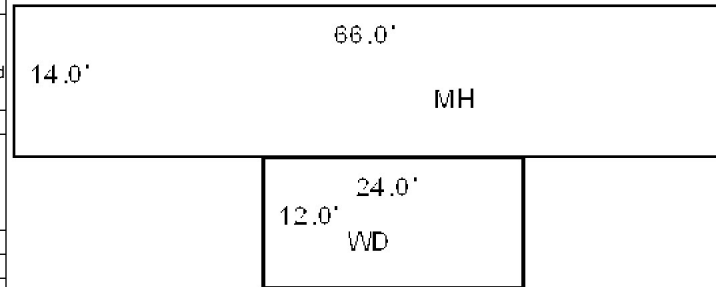
Building Style			SF Bsm Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsm Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 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 0%			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.
Bsm Gar # Cars						Entrance Code 1 Interior Inspect		
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 1 Owner		
						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.

Date Inspected 1/20/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1986	14x66	3 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	0	288	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2006	384	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

SHED 16X24



Map Lot R05-001-C1

Account 554

Location 22 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BICKFORD JR., ROBERT L J/T
BICKFORD, JANET L
WISCASSET ME 04578

B3680P312

Previous Owner
JOHNSON, RANDOLPH

83 SPLIT ROCK ROAD
JEFFERSON ME 04348
Sale Date: 5/24/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-DIVORCE DECREE PREVIOUS BOOK 1360 PG0051,
BOOK1325 PG0161
2004-REMOVED HOMESTEAD EX. - MOVED OUT OF TOWN.
2007-FORMER OWNER: RANDOLPH W. JOHNSON, SR.
BK2747 PG64,WHO RETAINED 3.5 ACRES. THIS LOT NOW 2.2
ACRES & HOUSE.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	2 Rolling	3 Above Street	
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	5/24/2006		
Price	170,000		
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	40,900	139,200	10,000	170,100
2011	40,900	139,200	10,000	170,100
2012	40,900	139,200	10,000	170,100
2013	40,900	139,200	10,000	170,100
2014	40,900	139,200	10,000	170,100
2015	40,900	139,200	10,000	170,100
2016	40,900	139,200	15,000	165,100
2017	40,900	139,200	20,000	160,100
2018	40,900	139,200	20,000	160,100
2019	40,900	139,200	20,000	160,100
2020	40,900	139,200	25,000	155,100
2021	40,900	139,200	25,000	155,100
2022	40,900	139,200	24,000	156,100
2023	51,100	174,000	25,000	200,100

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		2.20				

WISCASSET

Map Lot R05-001-C1


Account 554

Location 22 WEST ALNA ROAD

Card 1

Of 1

10/10/2023

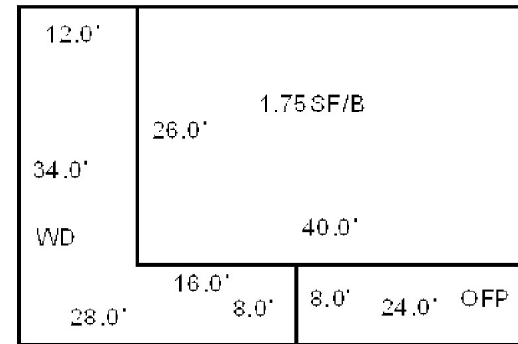
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1040
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1992	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/20/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	192	4 95	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1992	536	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1986	256	3 100	3	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 12X16



Map Lot		R05-001-D	Account	556	Location	18 HIGHLAND FARM ROAD		Card	1	Of	1	10/10/2023	
BENZ, MORGEN 81 STANPIPE ROAD DAMARISCOTTA ME 04553 B2018P96 B4884P119 B4925P2 Previous Owner THE BANK OF NEW YORK MELLON 8742LUCENT BLVD #300 HIGHLANDS RANCH CO 80129 Sale Date: 9/02/2015 Previous Owner JOHNSON, MARK E. JOHNSON, SANDRA M. WHITEFIELD ME 04353 Sale Date: 5/06/2015					Property Data		Assessment Record						
					Neighborhood 104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 0		2010	44,800	110,900	10,000	145,700		
					FARM LAND YEAR 0		2011	44,800	110,900	10,000	145,700		
					OPEN SPACE YEAR 0		2012	44,800	110,900	10,000	145,700		
Previous Owner THE BANK OF NEW YORK MELLON 8742LUCENT BLVD #300 HIGHLANDS RANCH CO 80129 Sale Date: 9/02/2015 Previous Owner JOHNSON, MARK E. JOHNSON, SANDRA M. WHITEFIELD ME 04353 Sale Date: 5/06/2015					Zone/Land Use 21 RURAL		2013	44,800	110,900	10,000	145,700		
					Secondary Zone		2014	44,800	110,900	10,000	145,700		
							2015	44,800	110,900	0	155,700		
					Topography 2 Rolling		2016	44,800	110,900	0	155,700		
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	44,800	110,900	0	155,700		
2018	44,800	110,900	0	155,700									
					Utilities 4 Drilled Well 6 Septic System		2019	44,800	110,900	0	155,700		
							2020	44,800	110,900	0	155,700		
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2021	44,800	113,300	0	158,100		
							2022	44,800	113,300	0	158,100		
					Street 1 Paved		2023	56,000	141,600	25,000	172,600		
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		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.										%		9.Fract Share	
										%		Acres	
					Square Foot			Square Feet				30.Rear 20+	
										%		31.Waterfront Rea	
										%		32.Open Space	
										%		33.RestrictEsm	
										%		34.PASTURE 1	
										%		35.HORTICULTURAL-	
Notes:					Fract. Acre			Acreage/Sites				36.Pasture 3	
										%	0	37.Softwood	
6/15/21 NAH- CALL GAR COMPLETE W/IN 5%. JULY 2001 - 911 ADDRESS CHANGE Received Complaint for Foreclosure of RE Mortgage 4/12/12 UNDER FORECLOSURE								20	1.00	100	%	0	38.Mixed Wood
								21	1.00	100	%	0	39.Hardwood
9/14-Changed address to Whitefled, removed homestead exemption.								28	7.00	100	%	0	40.Wasteland
										%		41.CAMP SITE	
										%		42.Mobile Home Si	
										%		43.Condo Site	
WISCASSET								Total Acreage 8.00				44.Site Improveveme	
										%		45.CAMP SITE	
										%		46.PAVING/00	
										%			

WISCASSET

Map Lot R05-001-D

Account 556

Location 18 HIGHLAND FARM ROAD

Card 1

Of 1

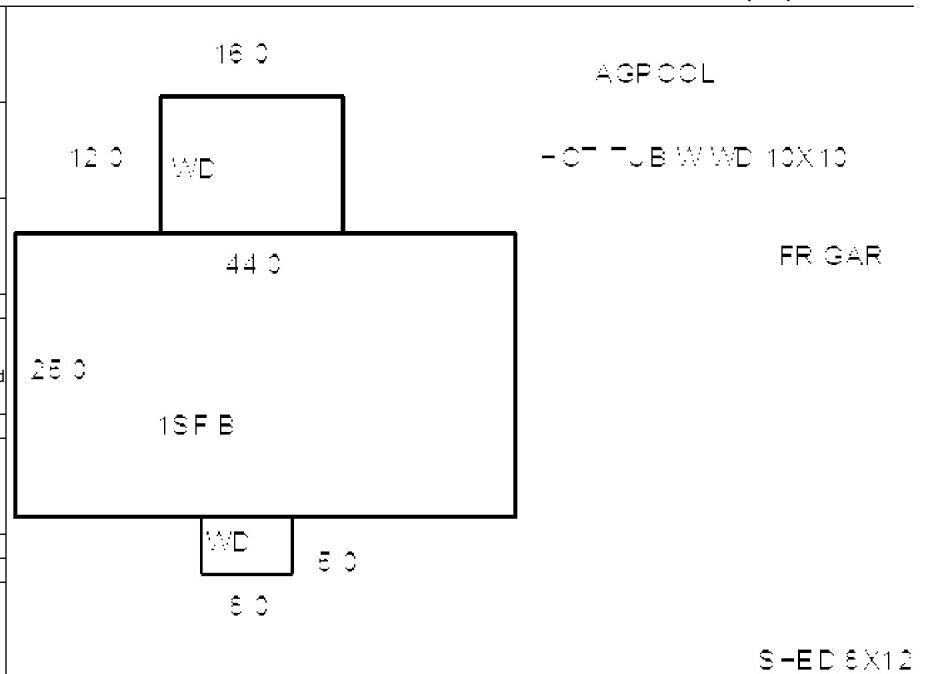
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1000
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1995	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	96	2 100	2	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2002	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
73 AB.GR. POOL.....	2004	1	3 100	4	99 %	100 %		3.THREE STORY FR
68 Wood Deck	2006	100	0 0	0	0 %	0 %		4.1 & 1/2 STORY
68 Wood Deck	2006	37	0 0	0	0 %	0 %		5.1 & 3/4 STORY
23 Frame Garage	2007	1008	3 100	4	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



Map Lot R05-001-E

Account 2190

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SHERMAN, NORMAN P
532 MAIN ROAD
WESTPORT ISLAND ME 04578

B2521P28 B3494P97

Previous Owner
SHERMAN, KENNETH (HEIRS)
C/O NORMAN SHERMAN
744 BATH ROAD
WISCASSET ME 04578
Sale Date: 5/26/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0			Year	Land		Buildings		Exempt	Total
			2010	21,500		0		0	21,500
			2011	21,500		0		0	21,500
			2012	21,500		0		0	21,500
Zone/Land Use 21 RURAL Secondary Zone			2013	21,500		0		0	21,500
			2014	21,500		0		0	21,500
			2015	21,500		0		0	21,500
Topography 1 Level 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	21,500		0		0	21,500
			2017	21,500		0		0	21,500
			2018	21,500		0		0	21,500
			2019	21,500		0		0	21,500
Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	21,500		0		0	21,500
			2021	21,500		0		0	21,500
			2022	21,500		0		0	21,500
			2023	26,900		0		0	26,900
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		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
					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								
	28	10.00	100	%	0				
	29	1.50	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		11.50				

WISCASSET

Map Lot R05-001-E

Account 2190

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
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

ATWOOD, FRANK J
ATWOOD, HILARY E
32 HIGHLAND FARM ROAD
WISCASSET ME 04578

B5638P22

Previous Owner
MASON, PAMELA V (J/T)
MASON, AMBER J
32 HIGHLAND FARM ROAD
WISCASSET ME 04578
Sale Date: 12/17/2020

Previous Owner
MEEHAN, TERRANCE (J/T)
MEEHAN, THERESA

WISCASSET ME 04578
Sale Date: 10/01/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-BOUGHT 8.64 AC FROM MOTHER AND BUILT NEW
MODULAR.

10/3/02-MRS. MEEHAN CAME IN TO SAY THAT SHE NEVER PAID THIS MUCH TAX EVEN IN CALIFORNIA. SHE QUESTIONED HER HOUSE VALUE AND I SUGGESTED SHE BRING IN COMPARABLES AND WE WOULD LOOK AT IT. ALSO GAVE HER A COPY OF HER PROPERTY VALUATION PRINTOUT.

2014-Former owners: Terrance & Theresa Meehan BK2685
WISCONSIN This is a homestead exemption from this property and
 put on new house the Meehan's purchased

Property Data

Neighborhood		104 RURAL NORTHWEST	
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	5 Private		
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		12/17/2020	
Price		337,000	
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	46,100	207,100	10,000	243,200
2011	46,100	207,100	10,000	243,200
2012	46,100	207,100	10,000	243,200
2013	46,100	207,100	10,000	243,200
2014	46,100	207,100	0	253,200
2015	46,100	207,100	0	253,200
2016	46,100	207,100	0	253,200
2017	46,100	207,100	0	253,200
2018	46,100	207,100	0	253,200
2019	46,100	207,100	0	253,200
2020	46,100	207,100	0	253,200
2021	46,100	207,100	0	253,200
2022	46,100	207,100	0	253,200
2023	57,600	258,900	0	316,500

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
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-
Fract. Acre		Acreage/Sites				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfront	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	7.64	100	%	0	39.Hardwood
Acres				%		40.Wasteland
24.Base Waterfront				%		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				%		
		Total Acreage	8.64			

WISCASSET

Map Lot R05-001-F


Account 2252

Location 32 HIGHLAND FARM ROAD

Card 1

Of 1

10/10/2023

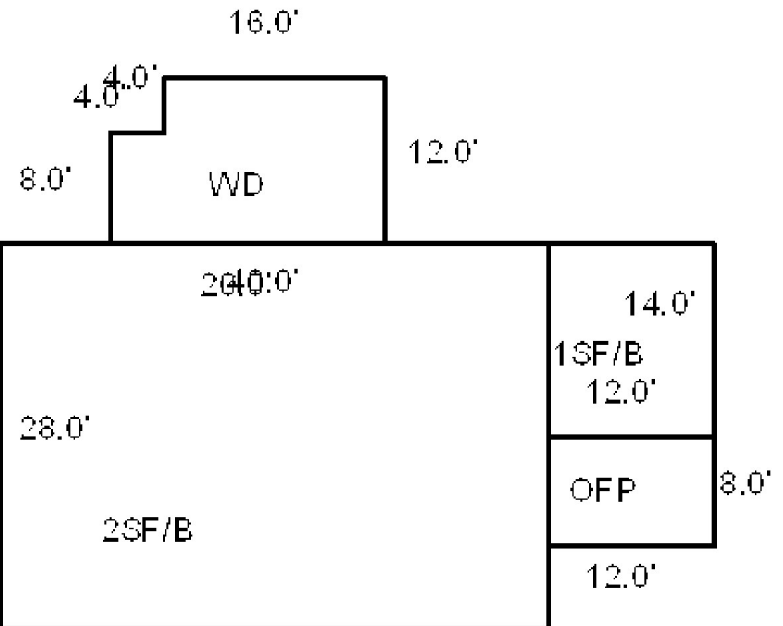
Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2001	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1	2001	168	4 100	4	0 %	100 %	
21 Open Frame	2001	96	4 100	4	0 %	100 %	
68 Wood Deck	2001	28	3 100	2	0 %	100 %	
47 2S Wood Deck	2008	224	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

SHED 8x8



Map Lot R05-002

Account 557

Location 294 FEDERAL STREET

Card 1 Of 1 10/10/2023

MACELMAN, MARY J/T MACELMAN, THOMAS E WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	40,500	71,100	10,000	101,600	
			FARM LAND YEAR 0			2011	40,500	71,100	10,000	101,600	
			OPEN SPACE YEAR 0			2012	40,500	71,100	10,000	101,600	
B4689P123 B4689P126			Zone/Land Use 21 RURAL			2013	40,500	71,100	10,000	101,600	
Previous Owner ROE, JR., JOHN A. (HEIRS) MACELMAN, MARY & ROE, JOHN F. C/O MARY & THOMAS E. MACELMAN WISCASSET ME 04578 Sale Date: 7/18/2013			Secondary Zone			2014	40,500	71,100	0	111,600	
			Topography 1 Level			2015	40,500	71,100	10,000	101,600	
						2016	40,500	71,100	15,000	96,600	
						2017	40,500	71,100	20,000	91,600	
						2018	40,500	71,100	20,000	91,600	
			Utilities 4 Drilled Well 6 Septic System			2019	40,500	71,100	20,000	91,600	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2020	40,500	71,100	25,000	86,600	
						2021	40,500	71,100	25,000	86,600	
						2022	40,500	71,100	24,000	87,600	
			Street 1 Paved			2023	50,600	88,800	25,000	114,400	
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		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					
TREE GROWTH PLAN 0			9.Fract Share								
CONSERV EASE 0			Acres								
Sale Data			30.Rear 20+								
Sale Date 7/18/2013			31.Waterfront Rea								
Price			32.Open Space								
Sale Type 2 Land & Buildings			33.RestrictEsm								
1.Land 4.Mobile 7.			34.PASTURE 1								
2.L & B 5.Other 8.			35.HORTICULTURAL-								
3.Building 6. 9.			36.Pasture 3								
Financing 9 Unknown			37.Softwood								
1.Convent 4.Seller 7.			38.Mixed Wood								
2.FHA/VA 5.Private 8.			39.Hardwood								
3.Assumed 6.Cash 9.Unknown			40.Wasteland								
Validity 2 Related Parties			41.CAMP SITE								
1.Valid 4.Split 7.Renovate			42.Mobile Home Si								
2.Related 5.Partial 8.Other			43.Condo Site								
3.Distress 6.Exempt 9.Foreclose			44.Site Improve								
Verified 5 Public Record			45.CAMP SITE								
1.Buyer 4.Agent 7.Family			46.PAVING/00								
2.Seller 5.Pub Rec 8.Other											
3.Lender 6.MLS 9.											

WISCASSET

Map Lot R05-002


Account 557

Location 294 FEDERAL STREET

Card 1

Of 1

10/10/2023

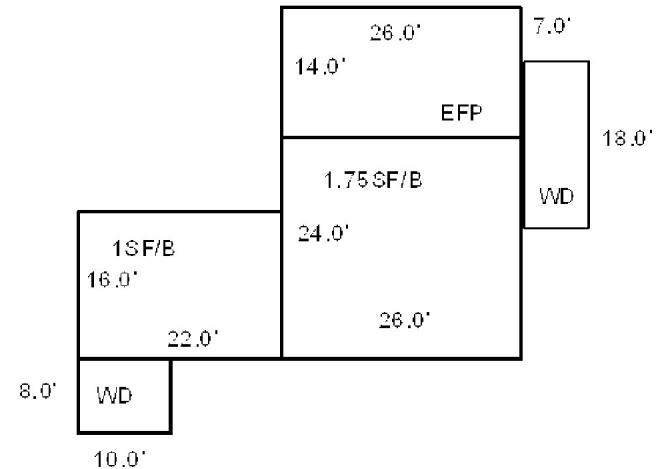
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 624
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 2 Fair
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 3 Information Only
Wet Basement 3 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1900	352	0 0	0	0 %	0 %		1.ONE STORY FRAM
22 Encl Frame Porch	2003	364	2 100	4	0 %	75 %		2.TWO STORY FRAM
23 Frame Garage	2003	896	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2006	126	1 90	1	0 %	90 %		4.1 & 1/2 STORY
68 Wood Deck	2000	80	1 70	1	0 %	25 %		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

GARAGE 28X32



Map Lot R05-003

Account 558

Location 34 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

FITCH, JOSEPH S
WISCASSET ME 04578

B4748P246 B4749P312

Previous Owner
REED, JOAN B.

22 OLD FARM LANE
WISCASSET ME 04578
Sale Date: 1/10/2014

Previous Owner
REED, CECIL H.
REED, JOAN B.

WISCASSET ME 04578
Sale Date: 2/06/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2009-Transferred veterans exemption to this account, then moved it to the house they live in.
2012-Cecil Reed passed away 2/6/12 leaving property to wife, Joan.
2014-Easement recorded for purpose of maintaining, repairing & replacing subsurface waste water system. BK4748 PG246.
Former Owner: Joan B. Reed BK535 PG58.

WISCASSET

Property Data

Neighborhood 105 RURAL NORTH		
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 1/10/2014		
Price 120,000		
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	36,500	90,100	0	126,600
2011	36,500	90,100	0	126,600
2012	36,500	90,100	0	126,600
2013	36,500	90,100	0	126,600
2014	36,500	90,100	0	126,600
2015	36,500	90,100	0	126,600
2016	36,500	90,100	15,000	111,600
2017	36,500	90,100	20,000	106,600
2018	36,500	90,100	20,000	106,600
2019	36,500	90,100	20,000	106,600
2020	36,500	90,100	25,000	101,600
2021	36,500	90,100	25,000	101,600
2022	36,500	90,100	24,000	102,600
2023	45,600	112,600	25,000	133,200

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
		Acres/Sites				
20		1.00	100	%	0	
21		0.42	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		0.42		

WISCASSET

Map Lot R05-003

Account 558

Location 34 WEST ALNA ROAD

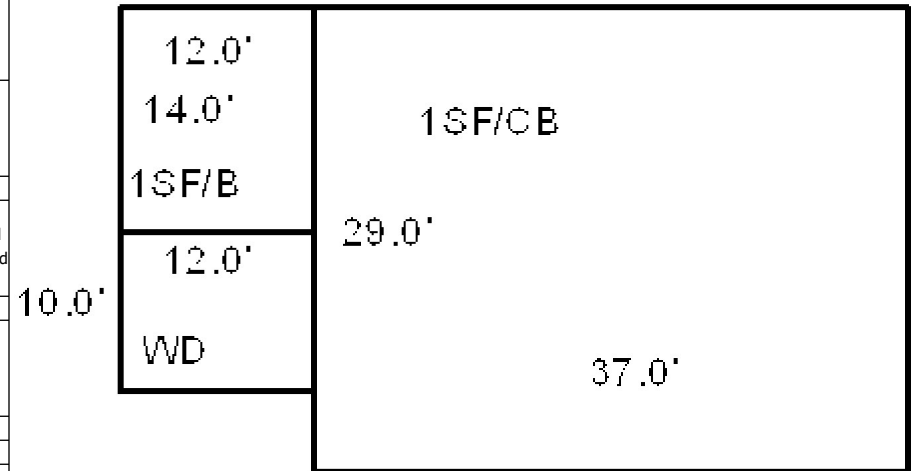
Card 1 Of 1 10/10/2023

Building Style	2 Ranch		SF Bsmt Living	0		Layout	1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	0 0		1.Typical	4.	7.	
2.Ranch	6.Split	10.Double	HEARTH	0		2.Inadeq	5.	8.	
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100%	5 Forced Warm Air	3.	6.	9.	
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	5 Floor & Stairs		
Dwelling Units	1		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.	
Other Units	0		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.	
Stories	1 One Story		4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None	
1.1	4.1.5	7.	Cool Type	0%	9 None	Insulation	1 Full		
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	8 ALUM/VINYL		3.H Pump	6.	9.None	3.Capped	6.	9.None	
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL		Unfinished %	0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	3 Average 105%		
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	1 Asphalt Shingles		Bath(s) Style	2 TYPICAL		3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	1073		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G	
SF Masonry Trim	0		# Rooms	5		2.Fair	5.Avg+	8.Exc	
OPEN-3-CUSTOM	0		# Bedrooms	3		3.Avg-	6.Good	9.Same	
OPEN-4-CUSTOM	0		# Full Baths	1		Phys. % Good	0%		
Year Built	1955		# Half Baths	0		Funct. % Good	100%		
Year Remodeled	0		# Addn Fixtures	0		Functional Code	9 None		
Foundation	2 Concrete Block		# Fireplaces	1		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	100%		
Basement	4 Full Basement					Economic Code	None		
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	0					Entrance Code	1 Interior Inspect		
Wet Basement	1 Dry 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	3 Tenant		

Date Inspected 3/28/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1955	168	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	1986	84	0 0	0	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



Map Lot R05-004

Account 559

Location 42 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

POOLE, CHRISTOPHER
WISCASSET ME 04578

B4670P216

Previous Owner
MARINO, MARK A.
C/O CHRISTOPHER POOLE
42 WEST ALNA ROAD
WISCASSET ME 04578
Sale Date: 6/05/2013

Previous Owner
MECHANICS SAVINGS BANK
C/O MARK MARINO
PO BOX 215
DRESDEN ME 04342
Sale Date: 8/25/2012

Previous Owner
WELLINGTON II, RUSSELL J. J/T
ASSELIN, YARDFON

WISCASSET ME 04578
Sale Date: 10/03/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-PREVIOUS OWNER: ROBERT & JANET BICKFORD
BK1865 PG133 BOUGHT 4/1993 FOR \$55,000. ALSO ADDED 1
ACRE FROM LOT 1 FOR \$2,000. THIS LOT NOW 2.32 ACRES.
7/12/07-Former owner: William & Laura Phelps who bought
4/06 for \$68,000, book 3664 page 185.
2012-Foreclosure now owned by Mechnaics Savings Bank who
bought 10/3/11 for \$80,000, previous owner: Russell
Wellington BK3882 PG314, who bought in 2007 for \$80,000.
2013-Bank sold 8/25/12 to Mark Marino for \$27,000.
WISCASSET ME 04578
Previous Owner: Mark Marino, BK 4445 PG180 and
BK4563 PG312 on 8/28/12 Per deed Pine Grove Mobile

Property Data

Neighborhood	105 RURAL NORTH		
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	6/05/2013		
Price	69,999		
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	34,100	30,500	0	64,600
2011	34,100	30,500	0	64,600
2012	34,100	30,500	0	64,600
2013	34,100	30,500	0	64,600
2014	34,100	30,500	0	64,600
2015	34,100	30,500	0	64,600
2016	34,100	30,500	0	64,600
2017	34,100	30,500	0	64,600
2018	34,100	30,500	0	64,600
2019	34,100	30,500	0	64,600
2020	34,100	30,500	0	64,600
2021	34,100	30,500	0	64,600
2022	34,100	30,500	0	64,600
2023	42,700	38,200	0	80,900

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		2.32				


WISCASSET

Map Lot R05-004

Account 559

Location 42 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

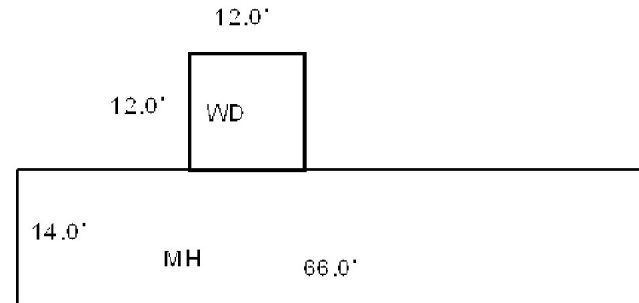
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	144	2 100	3	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	0	480	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1960	49	1 100	1	0 %	100 %		3.THREE STORY FR
998 14' Mobile	1984	14x66	3 105	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 7X7



GARAGE 20X24=480



MURPHY, HEATHER L
SHIPLEY, TOBBY J
70 WEST ALNA ROAD
WISCASSET ME 04578

B1886P13 B5301P293

Previous Owner
DORE, JUDITH

175 MAY STREET APT 3
BIDDEFORD ME 04007
Sale Date: 9/05/2018

MURPHY, HEATHER L SHIPLEY, TOBBY J 70 WEST ALNA ROAD WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	38,200	73,400	0	111,600	
			FARM LAND YEAR 0			2011	38,200	73,400	0	111,600	
B1886P13 B5301P293			OPEN SPACE YEAR 0			2012	38,200	73,400	0	111,600	
Previous Owner DORE, JUDITH			Zone/Land Use 21 RURAL			2013	38,200	73,400	0	111,600	
			Secondary Zone			2014	38,200	73,400	0	111,600	
						2015	38,200	73,400	0	111,600	
			175 MAY STREET APT 3 BIDDEFORD ME 04007 Sale Date: 9/05/2018			Topography 1 Level			2016	38,200	73,400
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.						2017	38,200	73,400	0	111,600	
						2018	38,200	73,400	0	111,600	
						Utilities 4 Drilled Well 6 Septic System			2019	38,200	73,400
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	38,200	73,400	0	111,600	
						2021	38,200	73,400	0	111,600	
						2022	38,200	73,400	0	111,600	
						Street 1 Paved			2023	47,800	91,700
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		
			14.Rear Land						4.Size/Shape		
Inspection Witnessed By:			15.Front Foot						5.Access		
									6.Restriction		
									7.Corner/Locatio		
									8.View/Environ		
									9.Fract Share		
									Acres		
X			Date			Square Foot		Square Feet			30.Rear 20+
											31.Waterfront Rea
No./Date			Description			Date Insp.					32.Open Space
											34.PASTURE 1
											36.Pasture 3
Notes:											38.Mixed Wood
											40.Wasteland
											42.Mobile Home Si
											44.Site Improveveme
WISCASSET											46.PAVING/00


WISCASSET

Map Lot R05-005

Account 560

Location 70 WEST ALNA ROAD

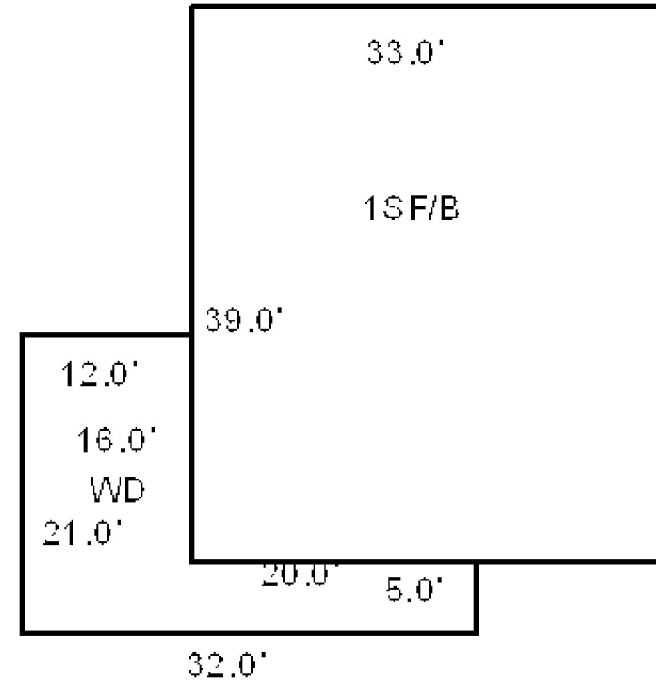
Card 1 Of 1 10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1287
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1920	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 3 Information Only
Wet Basement 2 Damp 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2003	352	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



Map Lot R05-006

Account 561

Location 78 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

MALDOVAN, MARC
MALDOVAN, RACHEL L
WISCASSET ME 04578

B2321P280 B4149P258

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2008-Changed 1.75 story garage to 1.75 story barn - 90% done.

06/01/09-Release deed recorded.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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			
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	37,000	117,800	10,000	144,800
2011	37,000	117,800	10,000	144,800
2012	37,000	117,800	10,000	144,800
2013	37,000	117,800	10,000	144,800
2014	37,000	117,800	10,000	144,800
2015	37,000	117,800	10,000	144,800
2016	37,000	117,800	15,000	139,800
2017	37,000	117,800	20,000	134,800
2018	37,000	117,800	20,000	134,800
2019	37,000	117,800	20,000	134,800
2020	37,000	117,800	25,000	129,800
2021	37,000	117,800	25,000	129,800
2022	37,000	117,800	24,000	130,800
2023	46,200	147,300	25,000	168,500

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		0.57				


WISCASSET

Map Lot R05-006

Account 561

Location 78 WEST ALNA ROAD

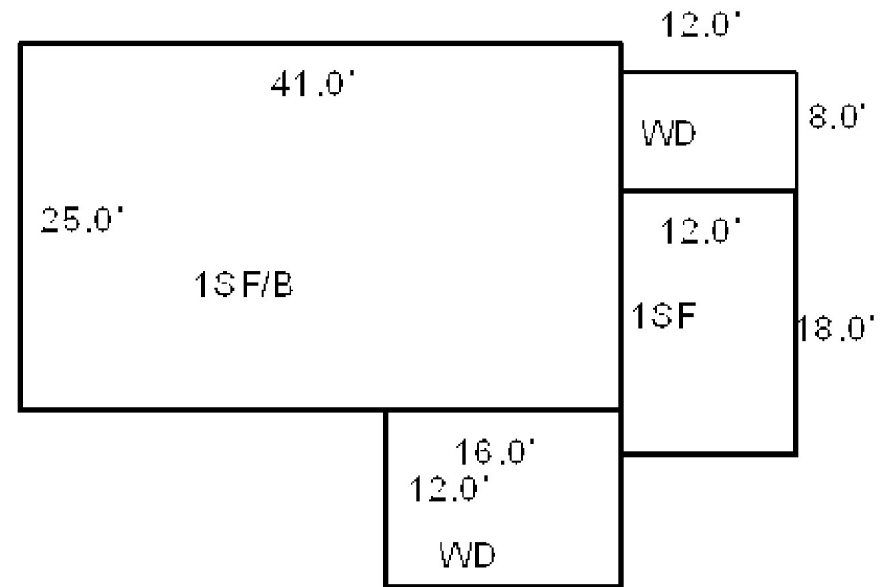
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 168	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 COMPOSITION	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1025
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1972	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	96	0 0	0	0 %	0 %		1.ONE STORY FRAM
1 ONE STORY	0	216	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	2005	192	0 0	0	0 %	0 %		3.THREE STORY FR
97 1.75 S Barn	2006	480	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



GARAGE 24X20



Property Data			Assessment Record							
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			2010	40,500	88,300	10,000	118,800			
Tree Growth Year 0			2011	40,500	88,300	10,000	118,800			
FARM LAND YEAR 0			2012	40,500	88,300	10,000	118,800			
OPEN SPACE YEAR 0			2013	40,500	88,300	10,000	118,800			
Zone/Land Use 21 RURAL			2014	40,500	88,300	10,000	118,800			
Secondary Zone			2015	40,500	88,300	10,000	118,800			
			2016	40,500	88,300	15,000	113,800			
Topography 1 Level			2017	40,500	88,300	20,000	108,800			
1.Level	4.Below St	7.Steep	2018	40,500	88,300	20,000	108,800			
2.Rolling	5.Low	8.Rough	2019	40,500	88,300	20,000	108,800			
3.Above St	6.Swampy	9.		40,500	88,300	25,000	103,800			
Utilities 4 Drilled Well 6 Septic System				40,500	88,300	25,000	103,800			
1.Public	4.Dr Well	7.Cesspool		40,500	88,300	24,000	104,800			
2.Water	5.DUG/LAKE	8.	2021	40,500	88,300	24,000	104,800			
3.Sewer	6.Septic	9.None	2022	40,500	88,300	24,000	104,800			
Street 1 Paved			2023	50,700	110,400	25,000	136,100			
1.Paved	4.Proposed	7.	Land Data					Influence Codes		
2.Semi Imp	5.Private	8.								
3.Gravel	6.Pub Eas	9.NoStreet	Front Foot	Type	Effective		Influence		Influence Codes	
TREE GROWTH PLAN 0					Frontage	Depth	Factor	Code		
CONSERV EASE 0							%			
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	5/01/1993		15.Front Foot				5.Access			
Price	75,000		Square Foot				6.Restriction			
Sale Type	2 Land & Buildings							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		
Financing	9 Unknown					%		30.Rear 20+		
	1.Convent	4.Seller				%		31.Waterfront Rea		
	2.FHA/VA	5.Private				%		32.Open Space		
3.Assumed	6.Cash	9.Unknown				%		33.RestrictEsm		
Validity	1 Arms Length Sale					%		34.PASTURE 1		
1.Valid	4.Split	7.Renovate	Fract. Acre		Acreage/Sites			35.HORTICULTURAL-		
2.Related	5.Partial	8.Other		20	1.00	100	%	0	36.Pasture 3	
3.Distress	6.Exempt	9.Foreclose		21	1.00	100	%	0	37.Softwood	
				28	1.02	100	%	0	38.Mixed Wood	
Verified	5 Public Record							39.Hardwood		
1.Buyer	4.Agent	7.Family				%		40.Wasteland		
2.Seller	5.Pub Rec	8.Other				%		41.CAMP SITE		
3.Lender	6.MLS	9.				%		42.Mobile Home Si		
			Total Acreage 2.02					43.Condo Site		
								44.Site Improve		
								45.CAMP SITE		
								46.PAVING/00		


WISCASSET

Map Lot R05-007

Account 562

Location 88 WEST ALNA ROAD

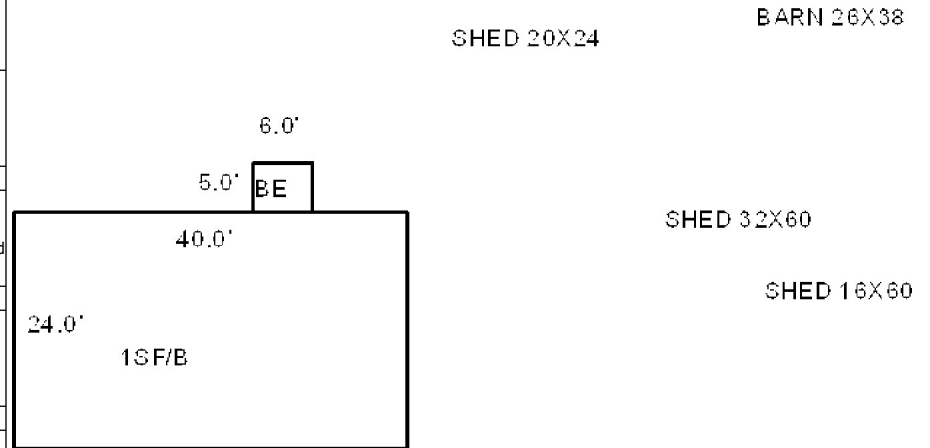
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 COMPOSITION	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1973	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1970	1920	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1970	480	1 100	1	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1990	960	2 100	2	0 %	100 %		3.THREE STORY FR
155 1 ST BARN.....	1974	988	2 100	3	0 %	100 %		4.1 & 1/2 STORY
90 BSMT ENTRY.....	1973	30	0 0	0	0 %	0 %		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		R05-008		Account		563		Location		16 BROOKSIDE LANE		Card		1		Of		1		10/10/2023	
ROBERTSON, JEFFREY T 16 BROOKSIDE LANE WISCASSET ME 04578 USA B5888P189				Property Data				Assessment Record													
				Neighborhood				105 RURAL NORTH				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		53,900		114,600		16,000		152,500	
				FARM LAND YEAR				0				2011		53,900		114,600		16,000		152,500	
OPEN SPACE YEAR				0				2012		53,900		114,600		16,000		152,500					
Previous Owner ROBERTSON, AUDREY 16 BROOKSIDE LANE WISCASSET ME 04578 Sale Date: 5/26/2022				Zone/Land Use				21 RURAL				2013		53,900		133,900		16,000		171,800	
				Secondary Zone				2014		53,900		133,900		16,000		171,800					
								2015		53,900		137,100		16,000		175,000					
				Topography				1 Level				2016		53,900		137,100		21,000		170,000	
				Previous Owner ROBERTSON, ALEXANDER J. ROBERTSON, AUDREY WISCASSET ME 04578 Sale Date: 5/05/2014				1.Level		4.Below St		7.Steep		2017		53,900		137,100		26,000	
2.Rolling		5.Low						8.Rough		2018		53,900		137,100		26,000		165,000			
3.Above St		6.Swampy						9.		2019		53,900		137,100		26,000		165,000			
Utilities								4 Drilled Well		6 Septic System		2020		53,900		137,100		31,000		160,000	
1.Public		4.Dr Well						7.Cesspool		2021		53,900		137,100		31,000		160,000			
2.Water		5.DUG/LAKE		8.		2022		53,900		137,100		29,760		161,240							
3.Sewer		6.Septic		9.None		2023		67,400		171,400		0		238,800							
Inspection Witnessed By: <																					


WISCASSET

Map Lot R05-008

Account 563

Location 16 BROOKSIDE LANE

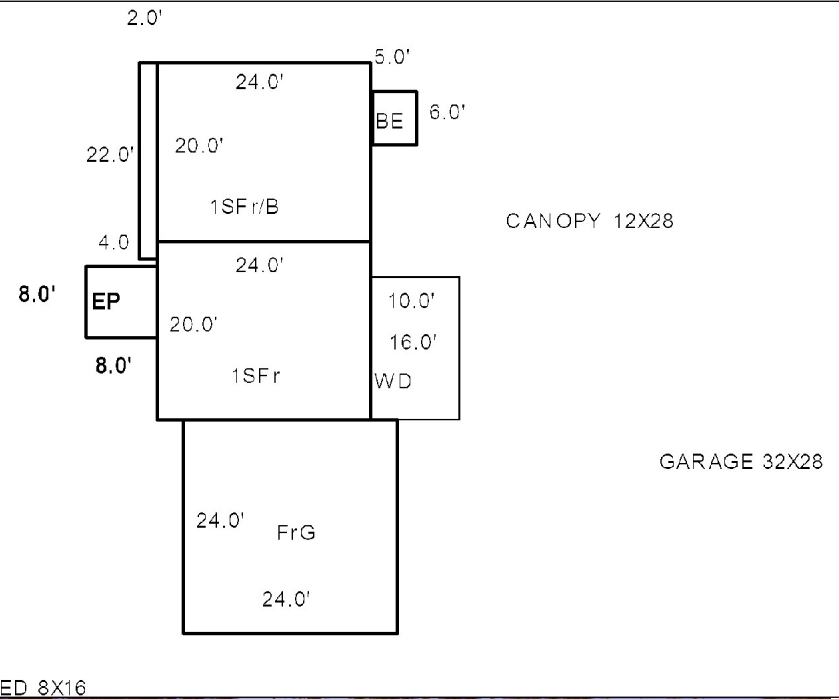
Card 1 Of 1 10/10/2023

Building Style 6 Split Level	SF Bsmt Living 280	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1987	# Half Baths 1	Funct. % Good 100%
Year Remodeled 2000	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 2 1/2 Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1987	480	0 0	0	0 %	0 %	
23 Frame Garage	1987	288	0 0	0	0 %	0 %	
26 1SFr Overhang	1987	44	0 0	0	0 %	0 %	
23 Frame Garage	1980	896	2 100	4	0 %	100 %	
61 Canopy	1980	336	1 100	2	0 %	100 %	
90 BSMT ENTRY.....	1987	30	0 0	0	0 %	0 %	
68 Wood Deck	1987	160	0 0	0	0 %	0 %	
22 Encl Frame Porch	2015	64	3 100	4	0 %	100 %	
					%	%	
					%	%	



Map Lot R05-008-A			Account 2286		Location 8 BROOKSIDE LANE		Card 1 Of 1		10/10/2023							
WANG, YAMING 5090 CRIBARI PLACE SAN JOSE CA 95135			Property Data			Assessment Record										
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total						
			Tree Growth Year 0			2010	39,100	206,100	10,000	235,200						
			FARM LAND YEAR 0			2011	39,100	206,100	10,000	235,200						
B5831P202			OPEN SPACE YEAR 0			2012	39,100	206,100	10,000	235,200						
Previous Owner ROBERTSON, TRACY L			Zone/Land Use 21 RURAL			2013	39,100	206,100	10,000	235,200						
			Secondary Zone			2014	39,100	206,100	10,000	235,200						
						2015	39,100	206,100	10,000	235,200						
			Topography 1 Level			2016	39,100	206,100	15,000	230,200						
8 BROOKSIDE LANE WISCASSET ME 04578 Sale Date: 12/29/2021			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	39,100	206,100	20,000	225,200						
						2018	39,100	206,100	20,000	225,200						
			Utilities 4 Drilled Well 6 Septic System			2019	39,100	206,100	20,000	225,200						
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	39,100	206,100	25,000	220,200						
						2021	39,100	206,100	25,000	220,200						
Street 1 Paved			2022	39,100	206,100	0	245,200									
			2023	48,900	257,600	0	306,500									
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							%						
										%						
X			Date			Square Foot		Square Feet				Acres				
No./Date	Description		Date Insp.							%						
										%						
										%						
Notes:			Price 375,000			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share				
			Sale Type 2 Land & Buildings													
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.													
			Financing 9 Unknown													
'22 Per court decision remove Jeffrey. 2003-7/7/03 CODED ONE STORY FRAME WRONG AND HAD TO CHANGE. CHANGED FROM CODE 1 TO CODE 11			1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite						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				
			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													
WISCASSET			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			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		Acreege/Sites								
								20	1.00	100	% 0					
								21	1.00	100	% 0					
								28	0.30	100	% 0					

WISCASSET

Map Lot R05-008-A

Account 2286

Location 8 BROOKSIDE LANE

Card 1 Of 1 10/10/2023

Building Style			4 Cape Cod			SF Bsmst Living			0			Layout			1 Typical											
1.Conv.			5.Colonial			9.Other			Fin Bsmst Grade			0 0			1.Typical			4.			7.					
2.Ranch			6.Split			10.Double			HEARTH			0			2.Inadeq			5.			8.					
3.R Ranch			7.Mod/Cont			11.Multi			Heat Type			100% 1 Hot Water BB			3.			6.			9.					
4.Cape			8.Log			12.Cot.			1.HWBB			5.FWA			9.No Heat			Attic			9 None					
Dwelling Units			1						2.HWCI			6.GravWA			10.			1.1/4 Fin			4.Full Fin			7.		
Other Units			0						3.H Pump			7.Electric			11.			2.1/2 Fin			5.F/Stair			8.		
Stories			5 One & 3/4 Story						4.Steam			8.F/Wall			12.			3.3/4 Fin			6.			9.None		
1.1			4.1.5			7.			Cool Type			0% 9 None						Insulation			1 Full					
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			8 ALUM/VINYL						3.H Pump			6.			9.None			3.Capped			6.			9.None		
1.CLAP			5.T-111			9.OTHER			Kitchen Style			2 TYPICAL						Unfinished %			0%					
2.WD SH			6.BR/STONE			10.			1.GOOD			4.Obsolete			7.			Grade & Factor			4 Good 100%					
3.COMP			7.NOY			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			1 Asphalt Shingles						Bath(s) Style			2 TYPICAL						3.C Grade			6.AA Grade			9.Same		
1.Asphalt			4.Composit			7.			1.GOOD			4.Obsolete			7.			SQFT (Footprint)			1008					
2.Slate			5.Wood			8.			2.TYPICAL			5.			8.			Condition			6 Good					
3.Metal			6.Other			9.			3.Old Type			6.			9.None			1.Poor			4.Avg			7.V G		
SF Masonry Trim			0						# Rooms			7						2.Fair			5.Avg+			8.Exc		
OPEN-3-CUSTOM			0						# Bedrooms			3						3.Avg-			6.Good			9.Same		
OPEN-4-CUSTOM			0						# Full Baths			2						Phys. % Good			0%					
Year Built			2002						# Half Baths			1						Funct. % Good			100%					
Year Remodeled			0						# Addn Fixtures			0						Functional Code			9 None					
Foundation			1 Concrete						# Fireplaces			0						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			100%					
Basement			4 Full Basement															Economic Code			None					
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.		
Bsmst Gar # Cars			0															Entrance Code			5 Estimated					
Wet Basement			1 Dry 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			5 Estimate					

TRIO

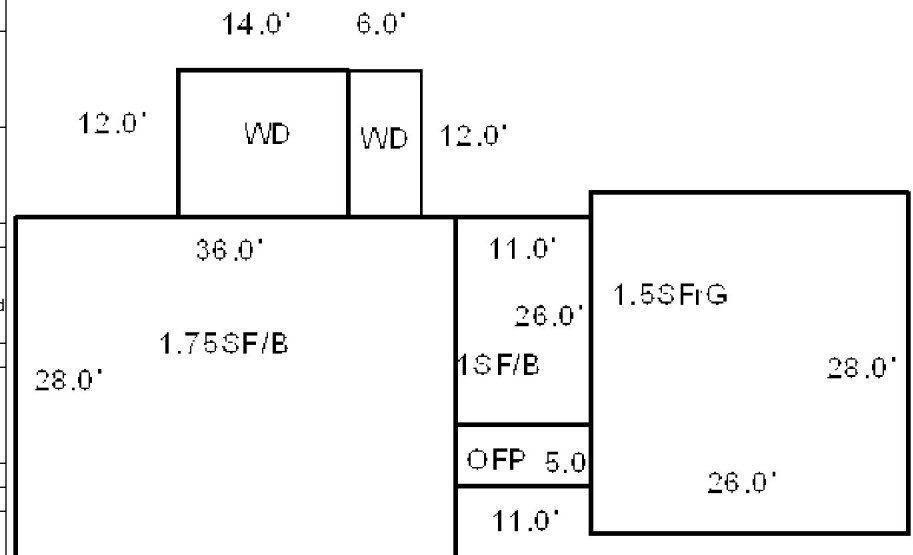
Software

A Division of Harris Computer Systems

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
77 1.50 ST	2002	728	3 100	4	0 %	100 %	
21 Open Frame	2002	55	3 100	4	0 %	100 %	
68 Wood Deck	2002	44	3 100	4	0 %	100 %	
11 1	2002	187	3 100	4	0 %	100 %	
68 Wood Deck	2003	168	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot		R05-009		Account		564		Location		WEST ALNA ROAD		Card		1		Of		1		10/10/2023									
SHERMAN, NORMAN P 532 MAIN ROAD WESTPORT ISLAND ME 04578								Property Data				Assessment Record																	
								Neighborhood 105 RURAL NORTH				Year		Land		Buildings		Exempt		Total									
								Tree Growth Year 0				2010		75,000		0		0		75,000									
								FARM LAND YEAR 0				2011		75,000		0		0		75,000									
								OPEN SPACE YEAR 0				2012		75,000		0		0		75,000									
B3494P97								Zone/Land Use 21 RURAL				2013		75,000		0		0		75,000									
Previous Owner SHERMAN, KENNETH								Secondary Zone				2014		75,000		0		0		75,000									
												2015		75,000		0		0		75,000									
18 DEER RUN SOMERVILLE ME 04348 Sale Date: 5/26/2005								Topography 2 Rolling				2016		75,000		0		0		75,000									
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		75,000		0		0		75,000									
												2018		75,000		0		0		75,000									
												2019		75,000		0		0		75,000									
								Utilities 9 NoWater/NoSewer				2020		75,000		0		0		75,000									
								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2021		75,000		0		0		75,000									
												2022		75,000		0		0		75,000									
												2023		93,800		0		0		93,800									
								Inspection Witnessed By:								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																									
		%		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		34.00																									

WISCASSET

Notes:
2006-PREVIOUS OWNER: KENNETH P. SHERMAN BK2297 PG310. THIS PROPERTY SPLIT TO TWO CHILDREN. THIS LOT IS NOW 34 ACRES AND NEW LOT 9A IS 22 ACRES.

18 DEER RUN
SOMERVILLE ME 04348
Sale Date: 5/26/2005

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 5/26/2005

Price

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 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.

WISCASSET

Map Lot R05-009

Account 564

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					

Date Inspected 1/12/2007

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

WISCASSET

Map Lot R05-009-A

Account 2040

Location HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/16/2007								
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


WISCASSET

Map Lot R05-010

Account 565

Location 126 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

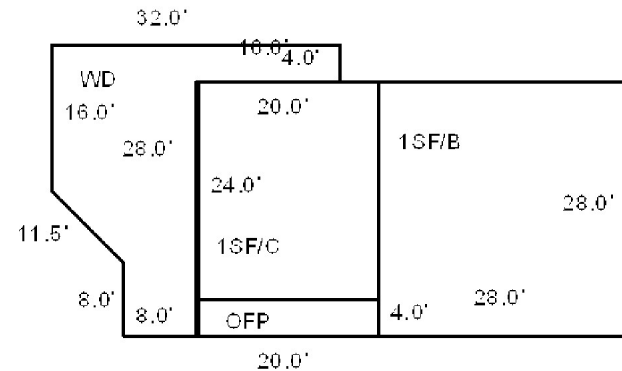
Building Style 6 Split Level	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 COMPOSITION	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 784
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 1		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2002	512	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	1975	192	3 100	3	0 %	100 %		2.TWO STORY FRAM
1 ONE STORY	1975	480	0 0	0	0 %	0 %		3.THREE STORY FR
77 1.50 ST	2006	864	3 100	4	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	0	80	0 0	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

GARAGE 24X36



SHED 12X16



01/12/2007

Map Lot R05-011

Account 566

Location 132 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

MARCUS, ROBERT G
MARCUS, PAULA E
WISCASSET ME 04578

B1863P155

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	3/01/1993		
Price	112,000		
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	38,800	156,400	10,000	185,200
2011	38,800	156,400	10,000	185,200
2012	38,800	156,400	10,000	185,200
2013	38,800	156,400	10,000	185,200
2014	38,800	156,400	10,000	185,200
2015	38,800	156,400	10,000	185,200
2016	38,800	156,400	15,000	180,200
2017	38,800	156,400	20,000	175,200
2018	38,800	156,400	20,000	175,200
2019	38,800	156,400	20,000	175,200
2020	38,800	156,400	25,000	170,200
2021	38,800	156,400	25,000	170,200
2022	38,800	156,400	24,000	171,200
2023	48,600	195,500	25,000	219,100

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		1.17				



WISCASSET

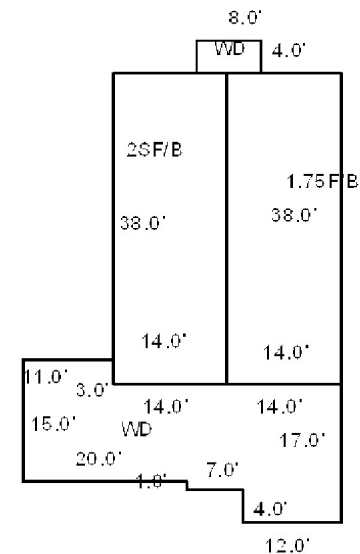
Map Lot R05-011

Account 566

Location 132 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 5 Colonial			SF Bsmt Living 3			Layout 1 Typical					
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 2 0			1.Typical 4. 7.					
			HEARTH 0			2.Inadeq 5. 8.					
			Heat Type 100% 5 Forced Warm Air			3. 6. 9.					
			1.HWBB 5.FWA 9.No Heat			Attic 9 None					
			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.					
			3.H Pump 7.Electric 11.			2.1/2 Fin 5.Fl/Stair 8.					
			4.Steam 8.Fl/Wall 12.			3.3/4 Fin 6. 9.None					
Dwelling Units 1			Cool Type 0% 9 None			Insulation 1 Full					
Other Units 0			1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.					
Stories 2 Two Story			2.Evapor 5. 8.			2.Heavy 5.Unknown 8.					
1.1 4.1.5 7.			3.H Pump 6. 9.None			3.Capped 6. 9.None					
2.2 5.1.75 8.			Kitchen Style 2 TYPICAL			Unfinished % 0%					
3.3 6.2.5 9.			1.GOOD 4.Obsolete 7.			Grade & Factor 4 Good 95%					
Exterior Walls 9 OTHER			2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad					
1.CLAP 5.T-111 9.OTHER			3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad					
2.WD SH 6.BR/STONE 10.			Bath(s) Style 2 TYPICAL			3.C Grade 6.AA Grade 9.Same					
3.COMP 7.NOV 11.			1.GOOD 4.Obsolete 7.			SQFT (Footprint) 532					
4.ASB/ASP 8.AL/VIN 12.			2.TYPICAL 5. 8.			Condition 5 Above Average					
Roof Surface 1 Asphalt Shingles			3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G					
1.Asphalt 4.Composit 7.			# Rooms 6			2.Fair 5.Avg+ 8.Exc					
2.Slate 5.Wood 8.			# Bedrooms 3			3.Avg- 6.Good 9.Same					
3.Metal 6.Other 9.			# Full Baths 2			Phys. % Good 0%					
SF Masonry Trim 0			# Half Baths 0			Funct. % Good 100%					
OPEN-3-CUSTOM 0			# Addn Fixtures 0			Functional Code 9 None					
OPEN-4-CUSTOM 0			# Fireplaces 1			1.Incomp 4.SMALL 7.LAYOUT					
Year Built 1985			<div><p>TRIO Software A Division of Harris Computer Systems</p></div>						2.O-Built 5.CDU 8.OTHER		
Year Remodeled 0									2.Defmaint 6.STYLE 9.None		
Foundation 1 Concrete									Econ. % Good 100%		
1.Concrete 4.Wood 7.			<div><p>TRIO Software A Division of Harris Computer Systems</p></div>						Economic Code None		
2.C Block 5.Slab 8.									0.None 3.Services 9.None		
3.Br/Stone 6.Piers 9.									1.Location 4.Traffic 8.		
Basement 4 Full Basement			<div><p>TRIO Software A Division of Harris Computer Systems</p></div>						2.Encroach 8.Other 9.		
1.1/4 Bmt 4.Full Bmt 7.									Entrance Code 5 Estimated		
2.1/2 Bmt 5.None 8.									1.Interior 4.Vacant 7.		
3.3/4 Bmt 6. 9.None			<div><p>TRIO Software A Division of Harris Computer Systems</p></div>						2.Refusal 5.Estimate 8.		
Bsmt Gar # Cars 0									3.Informed 6. 9.		
Wet Basement 1 Dry Basement									Information Code 5 Estimate		
1.Dry 4. 7.			<div><p>TRIO Software A Division of Harris Computer Systems</p></div>								
2.Damp 5. 8.											
3.Wet 6. 9.											



GARAGE 24 X 36

SHED

AGP



Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1985	864	3 100	4	0 %	100 %	
68 Wood Deck	2006	568	4 100	4	0 %	100 %	
73 AB.GR. POOL.....	0	1	3 100	4	99 %	100 %	
24 Frame Shed	2006	192	4 100	4	0 %	100 %	
11 1	1985	532	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

MARCUS, ROBERT G
WISCASSET ME 04578

Property Data			Assessment Record								
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total				
Tree Growth Year 0			2020	0	4,400	4,400	0				
FARM LAND YEAR			2021	0	4,100	4,100	0				
OPEN SPACE YEAR			2022	0	3,700	3,700	0				
Zone/Land Use 21 RURAL			2023	0	3,700	3,700	0				
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											
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			15.Front Foot			%		5.Access			
Price						%		6.Restriction			
Sale Type			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		
Financing					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					20.Base Homesite			%		34.PASTURE 1	
1.Valid	4.Split	7.Renovate			Fract. Acre	Acreeage/Sites			%		35.HORTICULTURAL-
2.Related	5.Partial	8.Renovate	21.HS Size Adj					%		36.Pasture 3	
3.Distress	6.Exempt	9.Foreclose	22.Base Waterfron					%		37.Softwood	
Verified			23.Deep WF Size A					%		38.Mixed Wood	
1.Buyer	4.Agent	7.Family	Acres					%		39.Hardwood	
2.Seller	5.Pub Rec	8.Other	24.Base Waterfron					%		40.Wasteland	
3.Lender	6.MLS	9.	25.Shallow WF Siz					%		41.CAMP SITE	
			26.Base Water Inf					%		42.Mobile Home Si	
			27.Influence W Si					%		43.Condo Site	
			28.Rear Land 1-10	Total Acreage			0.00		44.Site Improveme		
			29.Rear Land 11-2					45.CAMP SITE			
								46.PAVING/00			

Inspection Witnessed By:

X

Date

Notes:

'20 NEW SOLAR 'ON'

WISCASSET

WISCASSET

Map Lot R05-011-ON

Account 2702

Location 132 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
124 SOLAR PANELS	2013				%	%	3,700	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 R05-012

Account 567

Location 142 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

ROGERS, DAVID M
ROGERS, CINDY
WISCASSET ME 04578

B1892P55

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 NAH- MH GONE -MVR. ADD DW +MVR.
2004-24 X 26 GARAGE ADDED (HEATED)
2006-ADDED 12 X 12 SUNROOM (EFP)

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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			
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	38,400	62,200	10,000	90,600
2011	38,400	62,200	10,000	90,600
2012	38,400	62,200	10,000	90,600
2013	38,400	62,200	10,000	90,600
2014	38,400	62,200	10,000	90,600
2015	38,400	62,200	10,000	90,600
2016	38,400	62,200	15,000	85,600
2017	38,400	62,200	20,000	80,600
2018	38,400	62,200	20,000	80,600
2019	38,400	62,200	20,000	80,600
2020	38,400	62,200	25,000	75,600
2021	38,400	62,200	25,000	75,600
2022	38,400	111,500	24,000	125,900
2023	48,000	139,400	25,000	162,400

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		0.97				


WISCASSET

Map Lot R05-012

Account 567

Location 142 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

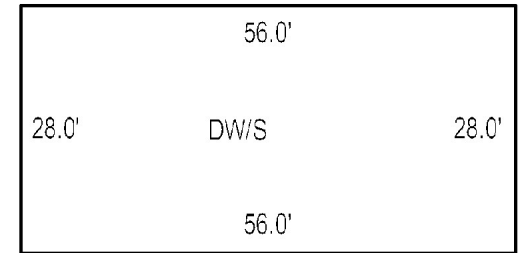
Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1568
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2021	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
43 2S Frame Garage	2003	624	4 100	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

2SGARAGE 24X26



Map Lot R05-013

Account 568

Location 146 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BOUDIN, KENNETH R JR
WISCASSET ME 04578

B2383P262

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-MOBILE HOME, SHED, GARAGE & WALKOUT
FOUNDATION.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	6/01/1993		
Price	27,000		
Sale Type	4 Mobile Home		
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	37,800	38,800	0	76,600
2011	37,800	38,800	0	76,600
2012	37,800	38,800	0	76,600
2013	37,800	38,800	0	76,600
2014	37,800	38,800	0	76,600
2015	37,800	38,800	0	76,600
2016	37,800	38,800	0	76,600
2017	37,800	38,800	0	76,600
2018	37,800	38,800	0	76,600
2019	37,800	38,800	0	76,600
2020	37,800	38,800	0	76,600
2021	37,800	38,800	0	76,600
2022	37,800	38,800	0	76,600
2023	47,200	49,200	0	96,400

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		0.79				




WISCASSET

Map Lot R05-013

Account 568

Location 146 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%	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 0%	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 3 Information Only
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

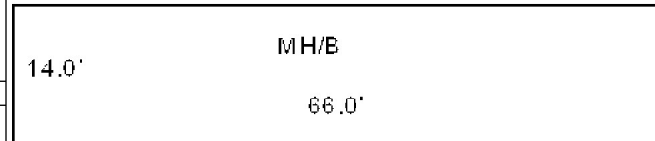
Date Inspected 1/30/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1968	384	3 100	3	0 %	100 %	
24 Frame Shed	1968	64	2 100	2	0 %	100 %	
998 14' Mobile	1979	14x66	3 100	4	0 %	50 %	
191 BASEMENT.....	2001	924	3 100	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 8X8



GARAGE 24X16



Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	137,800	264,200	0	402,000		
Tree Growth Year 0			2011	137,800	264,200	0	402,000		
FARM LAND YEAR 0			2012	137,800	264,200	0	402,000		
OPEN SPACE YEAR 0			2013	137,800	264,200	0	402,000		
Zone/Land Use 19 COMMERCIAL			2014	137,800	264,700	0	402,500		
Secondary Zone			2015	137,800	264,700	0	402,500		
			2016	137,800	264,700	0	402,500		
Topography 2 Rolling			2017	137,800	264,700	0	402,500		
1.Level	4.Below St	7.Steep	2018	137,800	264,700	0	402,500		
2.Rolling	5.Low	8.Rough	2019	137,800	264,700	0	402,500		
3.Above St	6.Swampy	9.	2020	137,800	264,700	0	402,500		
Utilities	4 Drilled Well	6 Septic System	2021	137,800	264,700	0	402,500		
1.Public	4.Dr Well	7.Cesspool	2022	137,800	264,700	0	402,500		
2.Water	5.DUG/LAKE	8.	2023	148,700	307,100	0	455,800		
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved									
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		%		
CONSERV EASE 0					12.Delta Triangle		%		
Sale Data					13.Nabla Triangle		%		
					14.Rear Land		%		
Sale Date					15.Front Foot		%		
Price					%				
Sate 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		47	1.00	100	% 0		
2.Related	5.Partial	8.Other		48	1.00	100	% 0		
3.Distress	6.Exempt	9.Foreclose		49	3.00	50	% 0		
Verified				28	7.00	100	% 0		
1.Buyer	4.Agent	7.Family				%			
2.Seller	5.Pub Rec	8.Other				%			
3.Lender	6.MLS	9.				%			
			Total Acreage 11.00						

WISCASSET

Map Lot R05-014


Account 569

Location 166 WEST ALNA ROAD

Card 1

Of 2

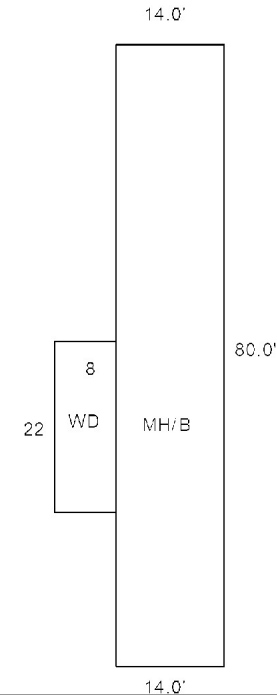
10/10/2023

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 100%	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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/30/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
248 MAN STEEL.....	1980	7232	3 100	3	0 %	60 %		1.ONE STORY FRAM
271 OFFICE MEZZ	0	960	3 100	3	0 %	60 %		2.TWO STORY FRAM
312 QUONSET.....	0	4048	3 100	3	0 %	60 %		3.THREE STORY FR
157 1.50 ST	2004	2520	3 110	4	0 %	100 %		4.1 & 1/2 STORY
152 GD POLE	2004	576	3 110	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2004	160	3 100	4	0 %	100 %		6.2 & 1/2 STORY
998 14' Mobile	1991	14x80	3 100	4	0 %	50 %		21.Open Frame Por
27 Unfin Basement	2004	1120	3 100	3	0 %	100 %		22.Encl Frame Por
155 1 ST BARN.....	2004	312	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 R05-014

Account 569

Location 166 WEST ALNA ROAD

Card 2 Of 2 10/10/2023

BOUDIN, KENNETH R JR
WISCASSET ME 04578

B2383P262

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2014-1985 mobile home moved onto foundation and E911 address is 144 West Alna Road.

WISCASSET

Property Data

Neighborhood 105 RURAL NORTH		
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	0	31,200	0	31,200
2011	0	31,200	0	31,200
2012	0	31,200	0	31,200
2013	0	31,200	0	31,200
2014	0	31,200	0	31,200
2015	0	31,200	0	31,200
2016	0	31,200	0	31,200
2017	0	31,200	0	31,200
2018	0	31,200	0	31,200
2019	0	31,200	0	31,200
2020	0	31,200	0	31,200
2021	0	31,200	0	31,200
2022	0	31,200	0	31,200
2023	0	39,000	0	39,000

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 R05-014

Account 569

Location 166 WEST ALNA ROAD

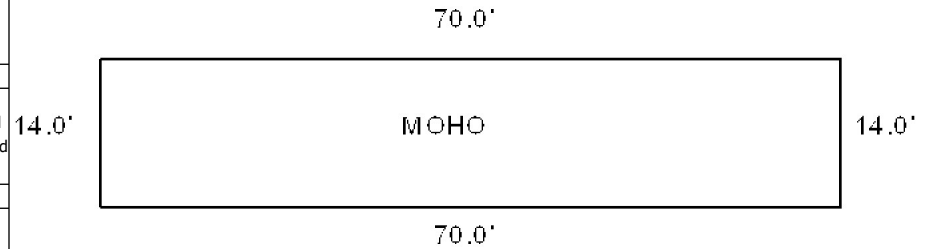
Card 2 Of 2 10/10/2023

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 100%	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 0%	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 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
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/30/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1985	14x72	2 100	4	0 %	50 %		1.ONE STORY FRAM
37 Unfin Basement	2008	1008	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2008	189	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2008	144	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 R05-015

Account 570

Location 176 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BOUDIN, DONNA L WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	49,900	314,600	10,000	354,500			
			FARM LAND YEAR 0			2011	49,900	314,600	10,000	354,500			
B2383P262			OPEN SPACE YEAR 0			2012	49,900	314,600	10,000	354,500			
			Zone/Land Use 21 RURAL			2013	49,900	314,600	10,000	354,500			
			Secondary Zone			2014	49,900	314,600	10,000	354,500			
						2015	49,900	314,600	10,000	354,500			
			Topography 2 Rolling			2016	49,900	314,600	15,000	349,500			
			1.Level 4.Below St 7.Steep			2017	49,900	314,600	20,000	344,500			
			2.Rolling 5.Low 8.Rough			2018	49,900	314,600	20,000	344,500			
			3.Above St 6.Swampy 9.			2019	49,900	314,600	20,000	344,500			
			Utilities 4 Drilled Well 6 Septic System			2020	49,900	314,600	25,000	339,500			
			1.Public 4.Dr Well 7.Cesspool			2021	49,900	314,600	25,000	339,500			
			2.Water 5.DUG/LAKE 8.			2022	49,900	314,600	24,000	340,500			
			3.Sewer 6.Septic 9.None			2023	62,400	393,300	25,000	430,700			
			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													
Inspection Witnessed By:			CONSERV EASE 0			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						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	
			Sale Data										
			Sale Date										
			Price										
X			Sale Type			Square Foot		Square Feet					
			1.Land 4.Mobile 7.										
			2.L & B 5.Other 8.										
			3.Building 6. 9.										
			Financing			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							
			1.Convent 4.Seller 7.										
			2.FHA/VA 5.Private 8.										
			3.Assumed 6.Cash 9.Unknown										
Notes:			Validity			Fract. Acre		Acreege/Sites					
			1.Valid 4.Split 7.Renovate										
			2.Related 5.Partial 8.Other										
			3.Distress 6.Exempt 9.Foreclose										
2010-Added 1.3 acres per property line adjustment, survey plan.			Verified			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							
			1.Buyer 4.Agent 7.Family										
			2.Seller 5.Pub Rec 8.Other										
			3.Lender 6.MLS 9.										
WISCASSET													

WISCASSET

Map Lot R05-015

Account 570

Location 176 WEST ALNA ROAD

Card 1

Of 1

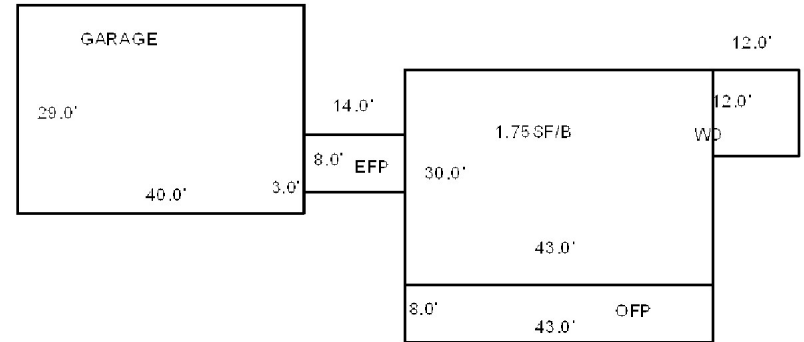
10/10/2023

Building Style 8 Log	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 9 OTHER	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1290
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1985	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	1985	336	0 0	0	0 %	0 %	
22 Encl Frame Porch	1985	112	0 0	0	0 %	0 %	
23 Frame Garage	1985	1160	0 0	0	0 %	0 %	
23 Frame Garage	1985	480	3 100	4	0 %	100 %	
78 1.75 ST	1985	1200	3 100	4	0 %	100 %	
61 Canopy	2006	144	3 100	4	0 %	100 %	
68 Wood Deck	2006	144	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	



GARAGE 24 X 50



Map Lot R05-016

Account 571

Location 24 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

ROGERS, ETHAN
C/O MARGARET HARRINGTON
WISCASSET ME 04578

B1939P356 B5104P80

Previous Owner
SOULE, RAYMOND A.
223 WEST ALNA ROAD

WISCASSET ME 04578
Sale Date: 2/07/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

4/1/2010-Per survey changed acreage from 5 to 3.71 and also 806.08' frontage.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	2/07/2017		
Price	60,000		
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	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	43,900	0	0	43,900
2011	43,900	0	0	43,900
2012	43,900	0	0	43,900
2013	43,900	0	0	43,900
2014	43,900	0	0	43,900
2015	43,900	0	0	43,900
2016	43,900	0	0	43,900
2017	43,900	0	0	43,900
2018	43,900	0	0	43,900
2019	43,900	0	0	43,900
2020	43,900	0	0	43,900
2021	43,900	0	0	43,900
2022	43,900	0	0	43,900
2023	54,900	0	0	54,900

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		3.71				

WISCASSET

Map Lot R05-016

Account 571

Location 24 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
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

Map Lot R05-017

Account 573

Location 3 RECYCLING WAY

Card 1 Of 2 10/10/2023

WISCASSET, TOWN OF
SNOWMOBILE CLUB, FIRE TRAIN, TRANSFER STATION
WISCASSET ME 04578

B1045P204

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

THIS IS TRANSFER STATION ADDRESS, 78 FOWLE HILL ROAD
FIRE TRAINING BUILDING ON THIS MAP/LOT ALSO, CARD #2.
TRAINING SITE ADDRESS IS 70 FOWLE HILL
Snowmobile club also on this lot and road needs to be named.
2/2011-NEW 911 ADDRESSES:
3 Recycling Way = Transfer Station
8 Recycling Way = Snowmobile Club building
WISCASSET = New fire training building
20 Recycling Way = Storage building

Property DataNeighborhood **104 RURAL NORTHWEST**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	1,201,500	487,100	1,688,600	0
2011	1,201,500	487,100	1,688,600	0
2012	1,201,500	487,100	1,688,600	0
2013	1,201,500	487,100	1,688,600	0
2014	1,201,500	487,100	1,688,600	0
2015	1,201,500	487,100	1,688,600	0
2016	1,201,500	487,100	1,688,600	0
2017	1,201,500	487,100	1,688,600	0
2018	1,201,500	487,100	1,688,600	0
2019	1,201,500	487,100	1,688,600	0
2020	1,201,500	487,100	1,688,600	0
2021	1,201,500	487,100	1,688,600	0
2022	1,201,500	487,100	1,688,600	0
2023	1,273,400	523,300	1,796,700	0

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		57.00		

WISCASSET

Map Lot R05-017

Account 573

Location 3 RECYCLING WAY

Card 1

Of 2

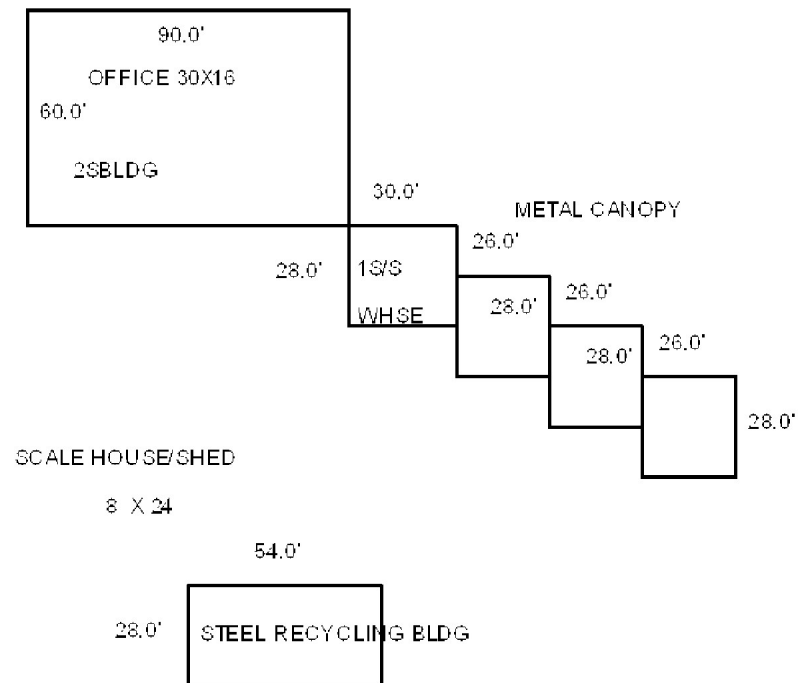
10/10/2023

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 100%	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 0%	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 3 Information Only
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 4 Agent
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
267 WAREHOUSE	1990	5400	5 100	5	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1990	1512	3 100	4	0 %	100 %		2.TWO STORY FRAM
267 WAREHOUSE	1990	840	3 100	4	0 %	100 %		3.THREE STORY FR
308 CANOPY	1990	2184	4 100	4	0 %	100 %		4.1 & 1/2 STORY
322 BSMT	1990	5400	4 100	5	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2005	192	3 100	4	0 %	100 %		6.2 & 1/2 STORY
53 2s Mason.	1990	600	3 100	4	0 %	100 %		21.Open Frame Por
24 Frame Shed	1990	200	2 100	2	0 %	100 %		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 R05-017

Account 573

Location 8 RECYCLING WAY

Card 2 Of 2 10/10/2023

WISCASSET, TOWN OF
SNOWMOBILE CLUB, FIRE TRAIN, TRANSFER STATION
WISCASSET ME 04578

B1045P204

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

This is where fire training site building is as well as the snowmobile club building. Road needs to be named and addresses issued.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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	0	81,400	81,400	0
2011	0	81,400	81,400	0
2012	0	81,400	81,400	0
2013	0	81,400	81,400	0
2014	0	81,400	81,400	0
2015	0	81,400	81,400	0
2016	0	81,400	81,400	0
2017	0	81,400	81,400	0
2018	0	81,400	81,400	0
2019	0	81,400	81,400	0
2020	0	81,400	81,400	0
2021	0	81,400	81,400	0
2022	0	81,400	81,400	0
2023	0	101,000	101,000	0

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 R05-017

Account 573

Location 8 RECYCLING WAY

Card 2 Of 2 10/10/2023

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 100%	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 0%	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 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
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1960	12x48	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1990	144	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2008	768	3 100	4	0 %	100 %		3.THREE STORY FR
371 CONCRETE	2008	768	3 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2007	1600	4 100	5	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

2s Training



20.0'

Att Wd 366 SQ

MH

14x58

Shed

8x25

MH

12x48

50.0'

32.0'

new Training
Center

32.0'

50.0'



Map Lot R05-018

Account 574

Location 108 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

GREEN, LEE J/T
GREEN, DOUGLAS
WISCASSET ME 04578

B3703P37

Previous Owner
BRYANT, LEE

PO BOX 812
WISCASSET ME 04578
Sale Date: 6/30/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-OLD MOBILE HOME MOVED AND NEW ONE ADDED.
FORMER OWNER: LEE BRYANT NOW LEE GREEN & DOUGLAS
GREEN BK1828 PG49 AND BK2313 PG14, BOUGHT LAND
ONLY 11/1992 FOR \$11,000.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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	6/30/2006		
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	30,200	128,400	10,000	148,600
2011	30,200	128,400	10,000	148,600
2012	30,200	128,400	10,000	148,600
2013	30,200	128,400	10,000	148,600
2014	30,200	128,400	10,000	148,600
2015	30,200	128,400	10,000	148,600
2016	30,200	128,400	15,000	143,600
2017	30,200	128,400	20,000	138,600
2018	30,200	128,400	20,000	138,600
2019	30,200	128,400	20,000	138,600
2020	30,200	128,400	25,000	133,600
2021	30,200	128,400	25,000	133,600
2022	30,200	128,400	24,000	134,600
2023	37,800	160,500	25,000	173,300

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
				%		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
20		1.00		100	%	0
21		0.80		100	%	0
				%		
				%		
				%		
				%		
				%		
				%		
				%		
Total Acreage		0.80				44.Site Improve
						45.CAMP SITE
						46.PAVING/00





WISCASSET

Map Lot R05-018

Account 574

Location 108 FOWLE HILL ROAD

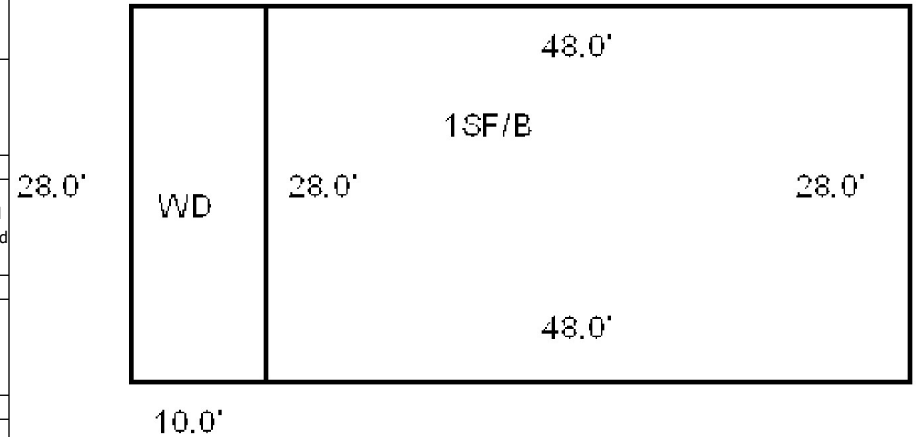
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1344
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2006	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1999	144	4 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2007	280	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



Map Lot R05-019

Account 575

Location 87 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

RICHARDSON, LAUREN J/T RICHARDSON, MICHAEL WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	29,600	125,700	10,000	145,300			
			FARM LAND YEAR 0			2011	29,600	125,700	10,000	145,300			
			OPEN SPACE YEAR 0			2012	29,600	125,700	10,000	145,300			
B3420P286			Zone/Land Use 21 RURAL			2013	29,600	125,700	10,000	145,300			
			Secondary Zone			2014	29,600	125,700	10,000	145,300			
			Topography 2 Rolling			2016	29,600	125,700	15,000	140,300			
Previous Owner TURCIO-GILMAN, CAROLYN 87 HUNTOON HILL ROAD			1.Level 4.Below St 7.Steep			2017	29,600	125,700	20,000	135,300			
			2.Rolling 5.Low 8.Rough			2018	29,600	125,700	20,000	135,300			
			3.Above St 6.Swampy 9.			2019	29,600	125,700	20,000	135,300			
			Utilities 4 Drilled Well 6 Septic System			2020	29,600	125,700	25,000	130,300			
			1.Public 4.Dr Well 7.Cesspool			2021	29,600	125,700	25,000	130,300			
WISCASSET ME 04578 Sale Date: 12/14/2004			2.Water 5.DUG/LAKE 8.			2022	29,600	125,700	24,000	131,300			
			3.Sewer 6.Septic 9.None			2023	37,000	157,200	25,000	169,200			
			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			11.Regular Lot					%	1.Open Space				
TREE GROWTH PLAN 0			12.Delta Triangle					%	2.Neighborhood A				
CONSERV EASE 0			13.Nabla Triangle					%	3.Topography				
Inspection Witnessed By:			Sale Data			14.Rear Land			%	4.Size/Shape			
			Sale Date 12/14/2004			15.Front Foot			%	5.Access			
			Price 170,075			Square Foot		Square Feet				6.Restriction	
			Sale Type 2 Land & Buildings							%	7.Corner/Locatio		
			1.Land 4.Mobile 7.							%	8.View/Environ		
2.L & B 5.Other 8.					%			9.Fract Share					
3.Building 6. 9.					%			30.Rear 20+					
Notes:			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			
			Validity 1 Arms Length Sale			20.Base Homesite			%	35.HORTICULTURAL-			
2005-FORMER OWNER: CAROLYN TURCIO-GILMAN BK2114 PG227			1.Valid 4.Split 7.Renovate			Fract. Acre		Acreage/Sites			36.Pasture 3		
			2.Related 5.Partial 8.Other					20	1.00	100	%	0	37.Softwood
			3.Distress 6.Exempt 9.Foreclose					21	0.57	100	%	0	38.Mixed Wood
			Verified 5 Public Record								%		39.Hardwood
			1.Buyer 4.Agent 7.Family					24.Base Waterfron			%		40.Wasteland
WISCASSET			2.Seller 5.Pub Rec 8.Other			25.Shallow WF Siz			%		41.CAMP SITE		
			3.Lender 6.MLS 9.			26.Base Water Inf			%		42.Mobile Home Si		
						27.Influence W Si			%		43.Condo Site		
						28.Rear Land 1-10	Total Acreage 0.57				44.Site Improve		
						29.Rear Land 11-2					45.CAMP SITE		
											46.PAVING/00		

WISCASSET

Map Lot R05-019



Account 575

Location 87 HUNTOON HILL ROAD

Card 1

Of 1

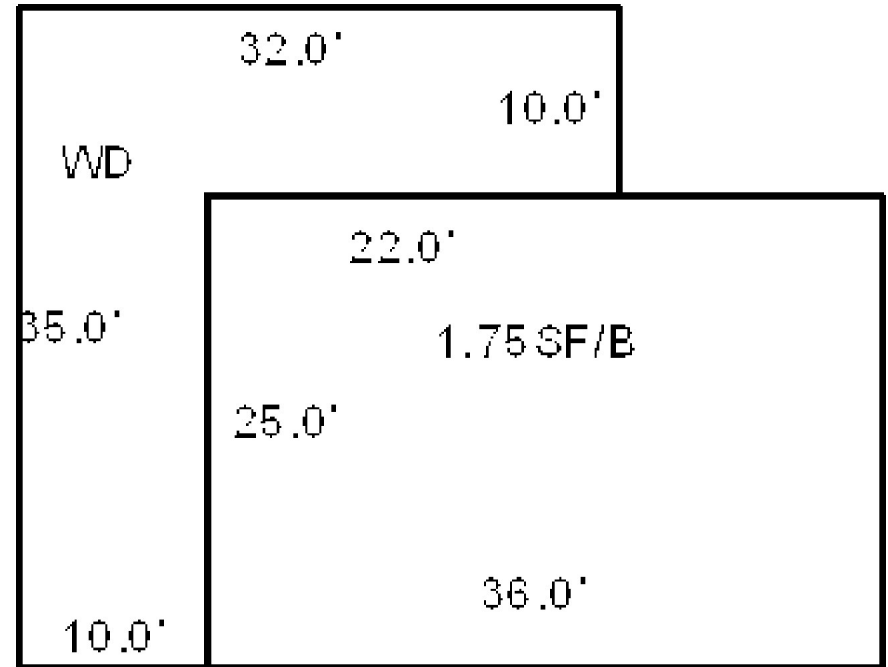
10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 900
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 7 Very Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1840	# Half Baths 2	Funct. % Good 100%
Year Remodeled 1940	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	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 95%
Basement 4 Full Basement		Economic Code Location
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 1		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/23/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1990	570	4 100	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



Map Lot R05-020

Account 576

Location 53 HUNTOON HILL ROAD

Card 1 Of 2 10/10/2023

WISCASSET, TOWN OF
OLD DUMP SITE
WISCASSET ME 04578

B239P407 B4392P123

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

old dump site

2012-Easement given to CMP (pole/pad 4). Also added date, book & page of original deed. Also recorded the book and page of lease with State of Maine in 2011.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST	
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	625,500	71,400	696,900	0
2011	625,500	71,400	696,900	0
2012	625,500	71,400	696,900	0
2013	625,500	71,400	696,900	0
2014	625,500	71,400	696,900	0
2015	625,500	71,400	696,900	0
2016	625,500	71,400	696,900	0
2017	625,500	71,400	696,900	0
2018	625,500	71,400	696,900	0
2019	625,500	71,400	696,900	0
2020	625,500	71,400	696,900	0
2021	625,500	71,400	696,900	0
2022	625,500	71,400	696,900	0
2023	662,900	77,700	740,600	0

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
47		1.00	100	%	0	37.Softwood
48		1.00	100	%	0	38.Mixed Wood
49		10.00	100	%	0	39.Hardwood
51		18.00	100	%	0	40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		29.00				

WISCASSET

Map Lot R05-020

Account 576

Location 53 HUNTOON HILL ROAD

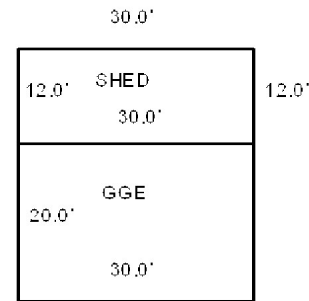
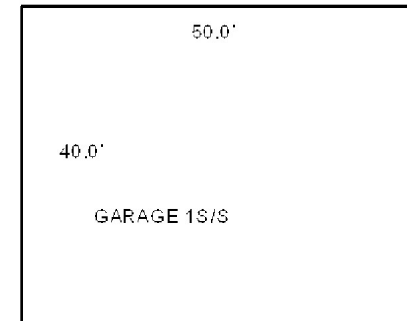
Card 1 Of 2 10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
267 WAREHOUSE	1960	2000	3 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	0	600	3 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	360	2 100	3	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 R05-020

Account 576

Location 53 HUNTOON HILL ROAD

Card 2 Of 2 10/10/2023

WISCASSET, TOWN OF
OLD DUMP SITE
WISCASSET ME 04578

B239P407 B4392P123

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

THIS CARD IS FOR THE FIRE TRAINING SITE AND BUILDINGS.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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
2012	0	0	0	0
2013	0	0	0	0
2014	0	0	0	0
2015	0	0	0	0
2016	0	0	0	0
2017	0	0	0	0
2018	0	0	0	0
2019	0	0	0	0
2020	0	0	0	0
2021	0	0	0	0
2022	0	0	0	0
2023	0	0	0	0

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 R05-020

Account 576

Location 53 HUNTOON HILL ROAD

Card 2 Of 2 10/10/2023

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 100%			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 0%			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 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		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected 1/24/2007

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 R05-020-001

Account 2611

Location 51 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

U. S. CUSTOMS
WISCASSET ME 04578

U. S. CUSTOMS WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2012	0	143,500	143,500	0			
			FARM LAND YEAR 0			2013	0	143,500	143,500	0			
			OPEN SPACE YEAR 0			2014	0	143,500	143,500	0			
			Zone/Land Use 21 RURAL			2015	0	143,500	143,500	0			
			Secondary Zone			2016	0	143,500	143,500	0			
						2017	0	143,500	143,500	0			
			Topography 2 Rolling			2018	0	143,500	143,500	0			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2019	0	143,500	143,500	0			
						2020	0	143,500	143,500	0			
			Utilities 9 NoWater/NoSew er			2021	0	143,500	143,500	0			
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	0	143,500	143,500	0			
						2023	0	152,100	152,100	0			
			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			Land Data							
			CONSERV EASE 0										
			Sale Data			Front Foot		Type	Effective		Influence		Influence Codes
									Frontage	Depth	Factor	Code	
			Sale Date						11.Regular Lot			%	
			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.						%		6.Restriction					
Financing						%		7.Corner/Locatio					
1.Convent 4.Seller 7.			Square Foot		Square Feet				8.View/Environ				
2.FHA/VA 5.Private 8.							%		9.Fract Share				
3.Assumed 6.Cash 9.Unknown							%		Acres				
Validity			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			Acres				%		33.RestrictEsm				
Verified							%		34.PASTURE 1				
1.Buyer 4.Agent 7.Family							%		35.HORTICULTURAL-				
2.Seller 5.Pub Rec 8.Other			Total Acreage 0.00						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				
									46.PAVING/00				

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
2012-180' TOWER ADDED.

WISCASSET

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-180' TOWER ADDED.

WISCASSET


WISCASSET

Map Lot R05-020-001

Account 2611

Location 51 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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		
						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	
360 TOWER.....	2011	180	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



Map Lot R05-021

Account 577

Location 17 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

BAILEY(HEIRS OF), CAROLYN A
C/O GERALD A. BAILEY & JOHN W. BAILEY
WANDA L. LITTLEFIELD 17 HUNTOON HILL ROAD
WISCASSET ME 04578

B5868P138

Previous Owner
BAILEY, WINTHROP
BAILEY, CAROLYN A.

WISCASSET ME 04578
Sale Date: 2/09/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-MR. BAILEY PASSED AWAY 2/9/06.

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			2010	28,600	62,600	16,000	75,200		
Tree Growth Year 0			2011	28,600	62,600	16,000	75,200		
FARM LAND YEAR 0			2012	28,600	62,600	16,000	75,200		
OPEN SPACE YEAR 0			2013	28,600	62,600	16,000	75,200		
Zone/Land Use 21 RURAL			2014	28,600	62,600	16,000	75,200		
			2015	28,600	62,600	16,000	75,200		
Secondary Zone			2016	28,600	62,600	21,000	70,200		
Topography 1 Level			2017	28,600	62,600	26,000	65,200		
			2018	28,600	62,600	26,000	65,200		
1.Level 4.Below St 7.Steep			2019	28,600	62,600	26,000	65,200		
2.Rolling 5.Low 8.Rough			2020	28,600	62,600	31,000	60,200		
3.Above St 6.Swampy 9.			2021	28,600	62,600	31,000	60,200		
Utilities 4 Drilled Well 6 Septic System			2022	28,600	62,600	29,760	61,440		
1.Public 4.Dr Well 7.Cesspool			2023	35,800	78,200	0	114,000		
2.Water 5.DUG/LAKE 8.			Land Data						
3.Sewer 6.Septic 9.None									
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 11/01/1994									
Price 15,000									
Sale Type 1 Land Only			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 1 Arms Length Sale			Fract. Acre	Acreage/Sites					
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.									
			Total Acreage		0.23				

- 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
- 46.PAVING/00

WISCASSET

Map Lot R05-021


Account 577

Location 17 HUNTOON HILL ROAD

Card 1

Of 1

10/10/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1456
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1994	# Half Baths 0	Funct. % Good 80%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

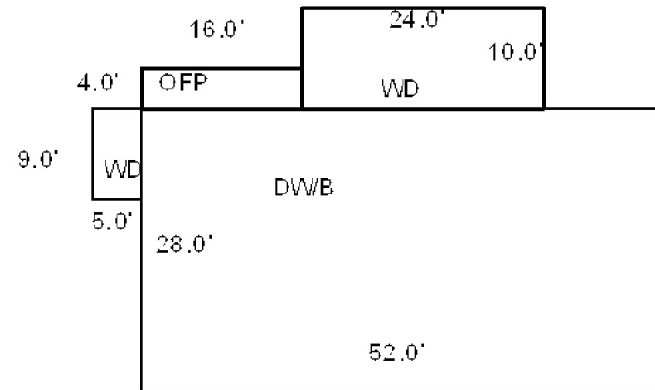
Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1994	288	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1994	96	2 100	3	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	1999	240	2 100	3	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1999	45	2 100	3	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	1999	528	2 100	3	0 %	100 %		5.1 & 3/4 STORY
21 Open Frame	1994	64	2 100	3	0 %	100 %		6.2 & 1/2 STORY
24 Frame Shed	1994	120	2 100	3	0 %	100 %		21.Open Frame Por
24 Frame Shed	1999	336	2 100	3	0 %	100 %		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

SHED 13X24
GARAGE 24X22



Map Lot R05-022

Account 578

Location 11 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

HUNTOON HILL GRANGE #398, INC.
WISCASSET ME 04578

B614P123

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record									
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total					
			2010	46,000	82,700	128,700	0					
Tree Growth Year 0			2011	46,000	82,700	128,700	0					
FARM LAND YEAR 0			2012	46,000	82,700	128,700	0					
OPEN SPACE YEAR 0			2013	46,000	82,700	128,700	0					
Zone/Land Use 21 RURAL			2014	46,000	82,700	128,700	0					
			2015	46,000	82,700	128,700	0					
Secondary Zone			2016	46,000	82,700	128,700	0					
Topography 1 Level			2017	46,000	82,700	128,700	0					
			2018	46,000	82,700	128,700	0					
1.Level	4.Below St	7.Steep	2019	46,000	82,700	128,700	0					
2.Rolling	5.Low	8.Rough		2020	46,000	82,700	128,700	0				
3.Above St	6.Swampy	9.	2021	46,000	82,700	128,700	0					
Utilities	4 Drilled Well	6 Septic System	2022	46,000	82,700	128,700	0					
1.Public	4.Dr Well	7.Cesspool	2023	48,800	87,800	136,600	0					
2.Water	5.DUG/LAKE	8.		Land Data								
3.Sewer	6.Septic	9.None	Front Foot	Type	Effective		Influence		Influence Codes			
Street 1 Paved	1.Paved	4.Proposed			7.	Frontage	Depth	Factor		Code		
				2.Semi Imp		5.Private	8.	11.Regular Lot			%	1.Open Space
				3.Gravel		6.Pub Eas	9.NoStreet	12.Delta Triangle			%	2.Neighborhood A
				TREE GROWTH PLAN		0	13.Nabla Triangle			%	3.Topography	
				CONSERV EASE		0	14.Rear Land			%	4.Size/Shape	
				Sale Data			15.Front Foot			%	5.Access	
				Sale Date							%	6.Restriction
Price						%	7.Corner/Locatio					
Sale Type				Square Foot	Square Feet				8.View/Environ			
1.Land	4.Mobile	7.				%		9.Fract Share				
2.L & B	5.Other	8.	16.Regular Lot				%	30.Rear 20+				
3.Building	6.	9.	17.Secondary Site				%	31.Waterfront Rea				
Financing			18.Secondary Site				%	32.Open Space				
1.Convent	4.Seller	7.	19.Condominium				%	33.RestrictEsm				
2.FHA/VA	5.Private	8.	20.Base Homesite				%	34.PASTURE 1				
3.Assumed	6.Cash	9.Unknown	Fract. Acre		Acreage/Sites				35.HORTICULTURAL-			
Validity				21.HS Size Adj	47	1.00	100	%	0	36.Pasture 3		
1.Valid	4.Split	7.Renovate		22.Base Waterfron	48	0.23	100	%	0	37.Softwood		
2.Related	5.Partial	8.Other		23.Deep WF Size A				%		38.Mixed Wood		
3.Distress	6.Exempt	9.Foreclose		Acres	24.Base Waterfron				%		39.Hardwood	
Verified					25.Shallow WF Siz				%		40.Wasteland	
1.Buyer	4.Agent	7.Family			26.Base Water Inf				%		41.CAMP SITE	
2.Seller	5.Pub Rec	8.Other			27.Influence W Si				%		42.Mobile Home Si	
3.Lender	6.MLS	9.	28.Rear Land 1-10		Total Acreage 0.23					43.Condo Site		
			29.Rear Land 11-2							44.Site Improveve		
										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
- 46.PAVING/00

WISCASSET

Map Lot R05-022


Account 578

Location 11 HUNTOON HILL ROAD

Card 1

Of 1

10/10/2023

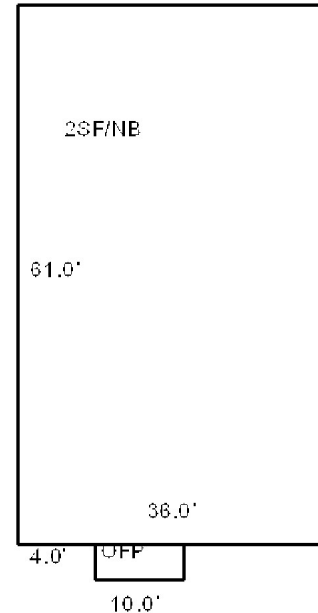
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
328 LODGE.....	1900	2196	3 100	3	0 %	70 %		1.ONE STORY FRAM
328 LODGE.....	1900	2196	3 100	3	0 %	50 %		2.TWO STORY FRAM
24 Frame Shed	0	48	3 100	3	0 %	100 %		3.THREE STORY FR
21 Open Frame	1900	40	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

\$HED 6X7



Map Lot R05-022-A

Account 579

Location 3 HUNTOON HILL ROAD

Card 1 Of 2 10/10/2023

DALTON, NANCY S

WISCASSET ME 04578

B1693P80

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

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

41,600

186,900

10,000

218,500

2011

41,600

186,900

10,000

218,500

2012

41,600

186,900

10,000

218,500

2013

41,600

188,700

10,000

220,300

2014

41,600

188,700

10,000

220,300

2015

41,600

188,700

10,000

220,300

2016

41,600

189,600

15,000

216,200

2017

41,600

189,600

20,000

211,200

2018

41,600

189,600

20,000

211,200

2019

41,600

189,600

20,000

211,200

2020

41,600

189,600

25,000

206,200

2021

41,600

189,600

25,000

206,200

2022

41,600

189,600

24,000

207,200

2023

52,000

237,100

25,000

264,100

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

20

21

28

1.00

1.00

1.00

100

100

100

%

%

%

0

0

0

Total Acreage

2.00

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:

6/1/23 ADD SHED FROM MISSED PERMIT.

'16 W/ MR. ADD SHED.

WISCASSET

WISCASSET

Map Lot R05-022-A


Account 579

Location 3 HUNTOON HILL ROAD

Card 1

Of 2

10/10/2023

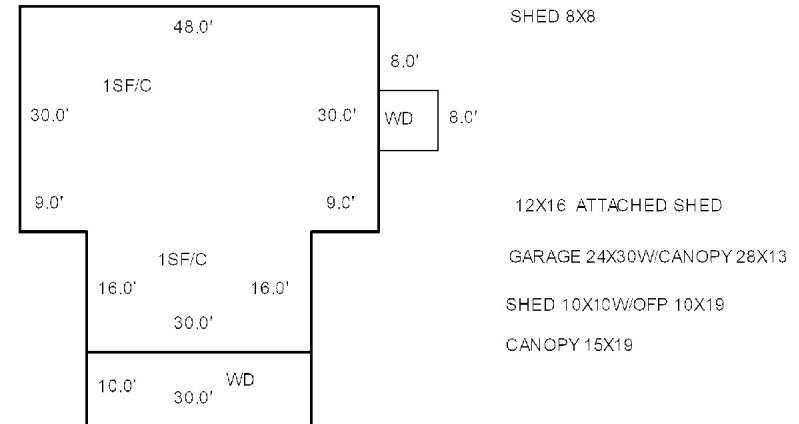
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 5 Floor & Stairs
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1920
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 3	Phys. % Good 0%
Year Built 1982	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2002	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 2 1/2 Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2002	300	3 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1982	720	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1982	100	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1982	64	0 0	0	0 %	0 %		4.1 & 1/2 STORY
61 Canopy	1982	364	2 100	2	0 %	100 %		5.1 & 3/4 STORY
61 Canopy	1982	285	2 100	2	0 %	100 %		6.2 & 1/2 STORY
21 Open Frame	1982	190	2 100	2	0 %	100 %		21.Open Frame Por
24 Frame Shed	1982	64	2 100	2	0 %	100 %		22.Encl Frame Por
24 Frame Shed	2012	320	3 100	4	0 %	100 %		23.Frame Garage
24 Frame Shed	2015	192	2 100	4	0 %	100 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic

20.0'
20.0'
SHED



WISCASSET




WISCASSET

Map Lot R05-022-A

Account 579

Location 3 HUNTOON HILL ROAD

Card 2 Of 2 10/10/2023

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 100%			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 0%			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 1/16/2007						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	
24 Frame Shed	2021	400	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

Map Lot R05-023

Account 580

Location 411 GARDINER ROAD

Card 1 Of 1 10/10/2023

KOEHLING, BENARD III
RECTOR, LAURIE A
KOEHLING, CHARLES W.
411 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
KOEHLING, BERNARD J/T
KOEHLING, BETTY

WISCASSET ME 04578
Sale Date: 2/25/2208

Previous Owner
KOEHLING, BERNARD

411 GARDINER ROAD
WISCASSET ME 04578
Sale Date: 10/13/2022

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2008-Mrs. Koehling passed away on 02/25/2008 leaving
Bernard Koehling the survivor of the property.

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	10/13/2022		
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	44,100	53,900	10,000	88,000
2011	44,100	53,900	10,000	88,000
2012	44,100	53,900	10,000	88,000
2013	44,100	53,900	10,000	88,000
2014	44,100	53,900	10,000	88,000
2015	44,100	53,900	10,000	88,000
2016	44,100	53,900	15,000	83,000
2017	44,100	53,900	20,000	78,000
2018	44,100	53,900	20,000	78,000
2019	44,100	53,900	20,000	78,000
2020	44,100	53,900	25,000	73,000
2021	44,100	53,900	25,000	73,000
2022	44,100	53,900	24,000	74,000
2023	55,100	67,400	0	122,500

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		3.24				

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

Effective**Frontage****Depth****Influence****Factor****Code****Type****Square Feet****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres**

WISCASSET

Map Lot R05-023


Account 580

Location 411 GARDINER ROAD

Card 1

Of 1

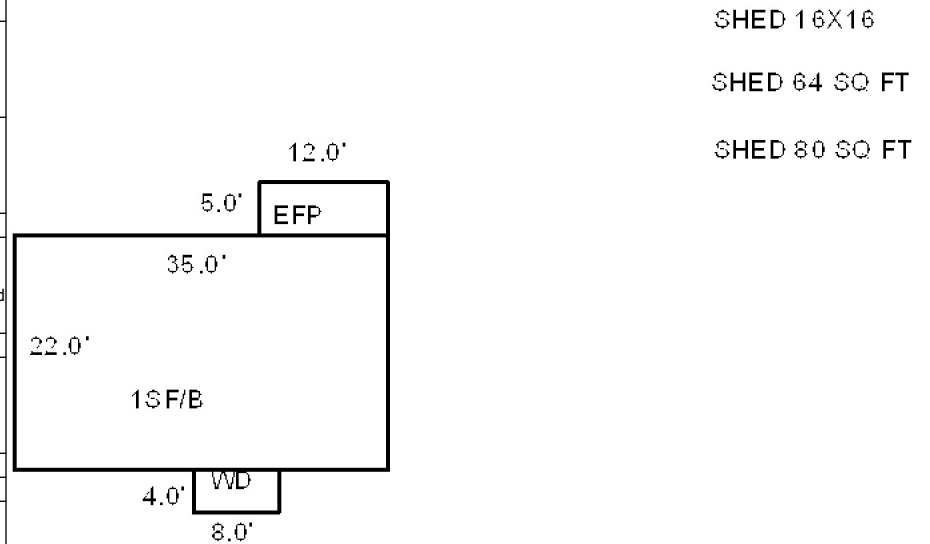
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 770
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1963	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 1	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	60	2 100	2	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1990	32	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	2005	256	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1963	64	1 100	1	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1963	80	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



Map Lot R05-024

Account 581

Location 373 GARDINER ROAD

Card 1 Of 1 10/10/2023

GARRICKS, VELMA
GARRICKS, LENAN
373 GARDINER ROAD
WISCASSET ME 04578

B4739P277 B4894P262 B4991P6

Previous Owner
MCLEOD, EDWARD W.
C/O VELMA GARRICKS
5 EVERGREEN STREET
WISCASSET ME 04578
Sale Date: 12/04/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 Per review lot scales 4 acres. Adjust

'22 SPLIT OF 1.18AC TO NEW LOT 24E W/2ND HOUSE START.

'18 w/ Mrs. n/c on dwelling add 2nd floor Wd.

'17 w/ Mr. dwelling is more complete

'16 2.60 acres to new lot 24-D. ADJSUT LIST & INC & FBA. ADD SHED &WD.

'15 vac add new hse start.

12/4/13-Former owner: Edward McLeod BK1270 PG202.

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 **12/04/2013**Price **19,000**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 **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	44,600	0	0	44,600
2011	44,600	0	0	44,600
2012	44,600	0	0	44,600
2013	44,600	0	0	44,600
2014	44,600	0	0	44,600
2015	44,600	94,900	0	139,500
2016	39,400	136,800	0	176,200
2017	39,400	242,900	0	282,300
2018	39,400	243,800	20,000	263,200
2019	39,400	243,800	20,000	263,200
2020	39,400	243,800	25,000	258,200
2021	39,400	243,800	25,000	258,200
2022	37,000	243,800	24,000	256,800
2023	52,500	304,800	25,000	332,300

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
				%		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		4.00				

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**Effective****Frontage****Depth****Factor****Code****%**

WISCASSET

Map Lot R05-024


Account 581

Location 373 GARDINER ROAD

Card 1

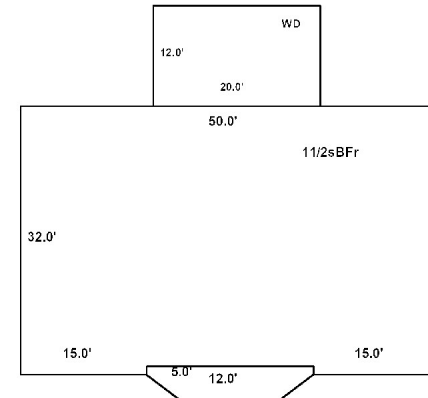
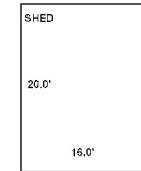
Of 1

10/10/2023

Building Style 1 Conventional	SF Bsmt Living 1400	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 3 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1648
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 3	Phys. % Good 0%
Year Built 2014	# Half Baths 0	Funct. % Good 85%
Year Remodeled 0	# Addn Fixtures 3	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 4 Unoccupied
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2015	240	9 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	2015	320	3 100	4	0 %	75 %		2.TWO STORY FRAM
68 Wood Deck	2017	68	9 100	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 R05-024-A

Account 582

Location 383 GARDINER ROAD

Card 1 Of 1 10/10/2023

DALTON,III, RAYMOND A. J/T DALTON, KAREN C WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	39,600	159,800	10,000	189,400			
			FARM LAND YEAR 0			2011	39,600	159,800	10,000	189,400			
			OPEN SPACE YEAR 0			2012	39,600	159,800	10,000	189,400			
B2894P313 Previous Owner DALTON,III, RAYMOND A. 383 GARDINER ROAD WISCASSET ME 04578			Zone/Land Use 21 RURAL			2013	39,600	159,800	10,000	189,400			
			Secondary Zone			2014	39,600	159,800	10,000	189,400			
						2015	39,600	159,800	10,000	189,400			
			Topography 1 Level			2016	39,600	159,800	15,000	184,400			
						1.Level 4.Below St 7.Steep			2017	39,600	159,800	20,000	179,400
2.Rolling 5.Low 8.Rough						2018	39,600	159,800	20,000	179,400			
3.Above St 6.Swampy 9.						2019	39,600	159,800	20,000	179,400			
Utilities 4 Drilled Well 6 Septic System						2020	39,600	159,800	25,000	174,400			
1.Public 4.Dr Well 7.Cesspool						2021	39,600	159,800	25,000	174,400			
			2.Water 5.DUG/LAKE 8.			2022	39,600	159,800	24,000	175,400			
			3.Sewer 6.Septic 9.None			2023	49,500	199,700	25,000	224,200			
			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				
X <div>Date</div>			Sale Data			13.Nabla Triangle			%	3.Topography			
			Sale Date 6/01/1995			14.Rear Land			%	4.Size/Shape			
			Price 62,500			15.Front Foot			%	5.Access			
			Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.Restriction	
			1.Land 4.Mobile 7.							%		7.Corner/Locatio	
2.L & B 5.Other 8.					%				8.View/Environ				
3.Building 6.					%				9.Fract Share				
Financing 9 Unknown					%				Acres				
Notes: 2003-CREATED JOINT TENANCY PREVIOUS BK2064 PG224			1.Convent 4.Seller 7.			Fract. Acre		Acreage/Sites			30.Rear 20+		
			2.FHA/VA 5.Private 8.					20	1.00	100	%	0	31.Waterfront Rea
			3.Assumed 6.Cash 9.Unknown					21	1.00	100	%	0	32.Open Space
			Validity 1 Arms Length Sale							%			33.RestrictEsm
			1.Valid 4.Split 7.Renovate							%			34.PASTURE 1
WISCASSET			2.Related 5.Partial 8.Other			Acres				%	35.HORTICULTURAL-		
			3.Distress 6.Exempt 9.Foreclose							%			36.Pasture 3
			Verified 5 Public Record							%			37.Softwood
			1.Buyer 4.Agent 7.Family							%			38.Mixed Wood
			2.Seller 5.Pub Rec 8.Other							%			39.Hardwood
			3.Lender 6.MLS 9.							%		40.Wasteland	
										%			41.CAMP SITE
										%			42.Mobile Home Si
										%			43.Condo Site
										%			44.Site Improve
								Total Acreage 1.00			45.CAMP SITE		
										%			46.PAVING/00
										%			
										%			
										%			


WISCASSET

Map Lot R05-024-A

Account 582

Location 383 GARDINER ROAD

Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1568
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1970	676	3 100	4	0 %	100 %	
24 Frame Shed	2005	192	3 100	4	0 %	100 %	
68 Wood Deck	2006	288	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



GARAGE 26X26

SHED 12X16



Map Lot R05-024-B

Account 583

Location 367 GARDINER ROAD

Card 1 Of 1 10/10/2023

DLW PROPERTIES, LLC.
12 BLAGDON RIDGE ROAD
WISCASSET ME 04578

B2232P230 B5352P265

Previous Owner
DALTON, CONNIE

PO BOX 474
WISCASSET ME 04578
Sale Date: 2/08/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

PUT FACTOR AT 100% IN 2002

WISCASSET

Property Data			Assessment Record				
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 2/08/2019 Price 125,000 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.			Year	Land	Buildings	Exempt	Total
			2010	46,900	102,800	16,000	133,700
			2011	46,900	102,800	16,000	133,700
			2012	46,900	102,800	16,000	133,700
2013	46,900	102,800	16,000	133,700			
2014	46,900	102,800	16,000	133,700			
2015	46,900	102,800	16,000	133,700			
2016	46,900	102,800	21,000	128,700			
2017	46,900	102,800	26,000	123,700			
2018	46,900	102,800	26,000	123,700			
2019	46,900	102,800	0	149,700			
2020	46,900	102,800	0	149,700			
2021	46,900	102,800	0	149,700			
2022	46,900	102,800	0	149,700			
2023	58,600	128,500	0	187,100			
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	
		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	3.63	100	% 0		
				%			
				%			
				%			
				%			
				%			
Total Acreage		4.63					

WISCASSET

Map Lot R05-024-B

Account 583

Location 367 GARDINER ROAD

Card 1 Of 1 10/10/2023

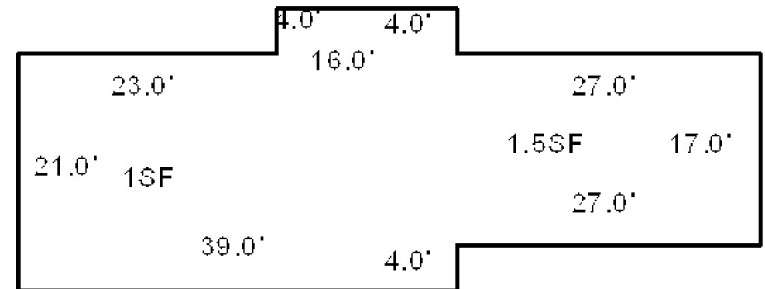
Building Style	1 Conventional		SF Bsmst Living	0		Layout	1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmst Grade	0 0		1.Typical	4.	7.	
2.Ranch	6.Split	10.Double	HEARTH	0		2.Inadeq	5.	8.	
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100%	5 Forced Warm Air	3.	6.	9.	
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	9 None		
Dwelling Units	1		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.	
Other Units	0		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.	
Stories	4 One & 1/2 Story		4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None	
1.1	4.1.5	7.	Cool Type	0%	9 None	Insulation	1 Full		
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	1 CLAPBOARD		3.H Pump	6.	9.None	3.Capped	6.	9.None	
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL		Unfinished %	0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	3 Average 100%		
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	1 Asphalt Shingles		Bath(s) Style	2 TYPICAL		3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	459		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	5 Above Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G	
SF Masonry Trim	0		# Rooms	7		2.Fair	5.Avg+	8.Exc	
OPEN-3-CUSTOM	0		# Bedrooms	3		3.Avg-	6.Good	9.Same	
OPEN-4-CUSTOM	0		# Full Baths	2		Phys. % Good	0%		
Year Built	1800		# Half Baths	0		Funct. % Good	85%		
Year Remodeled	0		# Addn Fixtures	0		Functional Code	9 None		
Foundation	3 Brick &/or Stone		# Fireplaces	0		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	100%		
Basement	2 1/2 Basement					Economic Code	None		
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.	
Bsmst Gar # Cars	0					Entrance Code	1 Interior Inspect		
Wet Basement	1 Dry 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	1 Owner		

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1952	888	0 0	0	0 %	0 %		2.TWO STORY FRAM
22 Encl Frame Porch	2000	16	0 0	0	0 %	0 %		3.THREE STORY FR
155 1 ST BARN.....	1960	1156	3 100	4	100 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2001	80	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

BARN 32X34



WISCASSET

Map Lot R05-024-D

Account 2627

Location GARDINER ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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.	

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

WISCASSET

WISCASSET

Map Lot R05-024-E



Account 2738

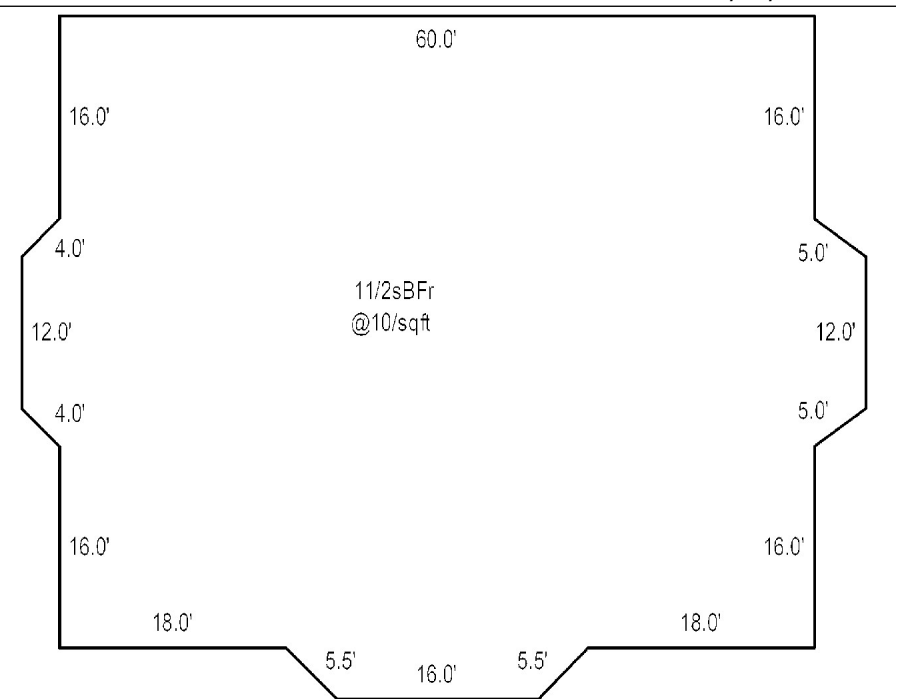
Location 371 GARDINER ROAD

Card 1

Of 1

10/10/2023

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 100%	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 0%	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
		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	
99 Field Price	2021				%	%	31,850	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 R05-025

Account 4

Location 357 GARDINER ROAD (SUBSTATION)

Card 1 Of 1

10/10/2023

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

B546P497

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

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 1 All Public		
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 9/01/1959		
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	37,200	0	0	37,200
2011	37,200	0	0	37,200
2012	37,200	0	0	37,200
2013	37,200	0	0	37,200
2014	37,200	0	0	37,200
2015	37,200	0	0	37,200
2016	37,200	0	0	37,200
2017	37,200	0	0	37,200
2018	37,200	0	0	37,200
2019	37,200	0	0	37,200
2020	37,200	0	0	37,200
2021	37,200	0	0	37,200
2022	37,200	0	0	37,200
2023	39,400	0	0	39,400

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		0.34				

WISCASSET

Map Lot R05-025

Account 4

Location 357 GARDINER ROAD (SUBSTATION)

Card 1

Of 1

10/10/2023

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 100%			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 0%			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 4 Unoccupied			1.Interior		
Wet Basement			1.Dry			4.Vacant	7.	
2.Damp	5.	8.	2.Refusal			5.Estimate	8.	
3.Wet	6.	9.	3.Informed			6.	9.	
Date Inspected 1/16/2007			Information Code 5 Estimate			1.Owner		
			2.Relative			5.Estimate	8.	
			3.Tenant			6.Other	9.	

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

Map Lot R05-025-A

Account 584

Location 347 GARDINER ROAD

Card 1 Of 1 10/10/2023

WHITEBEAR, LINDA & HEYDON, C.
HOLT,K.,OLIVER,J.(D.STRANGFELD)
WISCASSET ME 04578

B2217P223 B4204P5

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

09/25/09-Divorce decree recorded for one of the owners.

WISCASSET

Property Data			Assessment Record				
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total
			2010	41,600	110,300	10,000	141,900
Tree Growth Year 0			2011	41,600	110,300	10,000	141,900
FARM LAND YEAR 0			2012	41,600	110,300	10,000	141,900
OPEN SPACE YEAR 0			2013	41,600	110,300	10,000	141,900
Zone/Land Use 21 RURAL			2014	41,600	110,300	10,000	141,900
Secondary Zone			2015	41,600	110,300	10,000	141,900
			2016	41,600	110,300	15,000	136,900
Topography 2 Rolling			2017	41,600	110,300	20,000	131,900
1.Level	4.Below St	7.Steep	2018	41,600	110,300	20,000	131,900
2.Rolling	5.Low	8.Rough	2019	41,600	110,300	20,000	131,900
3.Above St	6.Swampy	9.		41,600	110,300	25,000	126,900
Utilities	4 Drilled Well	6 Septic System	2020	41,600	110,300	25,000	126,900
1.Public	4.Dr Well	7.Cesspool	2021	41,600	110,300	24,000	127,900
2.Water	5.DUG/LAKE	8.	2022	41,600	110,300	25,000	127,900
3.Sewer	6.Septic	9.None	2023	52,000	137,800	25,000	164,800
Street 1 Paved			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 0			11.Regular Lot				
CONSERV EASE 0							
Sale Data			12.Delta Triangle				
Sale Date			13.Nabla Triangle				
Price							
Sale Type			14.Rear Land				
1.Land							
2.L & B			Square Foot				
3.Building							
Financing			17.Secondary Site				
1.Convent							
2.FHA/VA			19.Condominium				
3.Assumed							
Validity			Fract. Acre				
1.Valid							
2.Related			22.Base Waterfron				
3.Distress							
Verified			Acres				
1.Buyer							
2.Seller			25.Shallow WF Siz				
3.Lender							
			27.Influence W Si				
			29.Rear Land 11-2				

WISCASSET

Map Lot R05-025-A

Account 584

Location 347 GARDINER ROAD

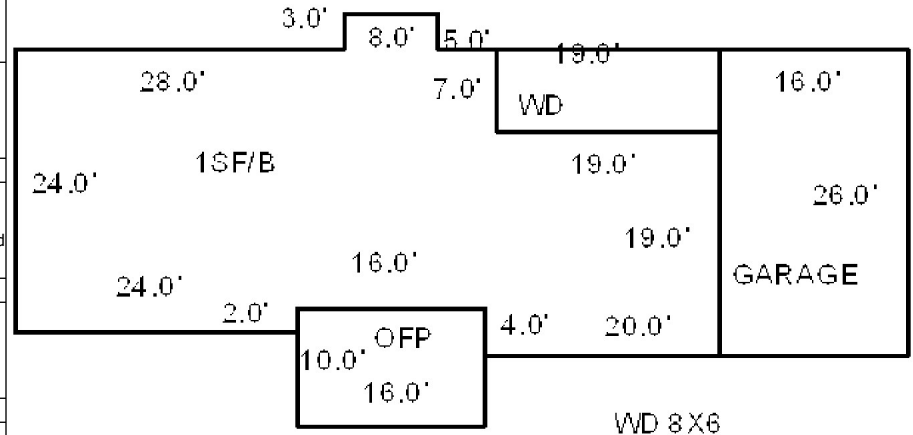
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1454
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1974	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	1970	160	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1970	192	0 0	0	0 %	0 %		2.TWO STORY FRAM
23 Frame Garage	1970	416	2 100	2	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1970	48	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 R05-025-B			Account 585			Location 327 GARDINER ROAD			Card 1 Of 1		10/10/2023	
VITTI, ANTHONY D WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	34,600	100,200	0	134,800		
			FARM LAND YEAR 0			2011	34,600	100,200	0	134,800		
			OPEN SPACE YEAR 0			2012	34,600	100,200	0	134,800		
B4775P163			Zone/Land Use 21 RURAL			2013	34,600	100,200	0	134,800		
Previous Owner VITTI, ANTHONY D. J/T VITTI, SANDRA L.			Secondary Zone			2014	34,600	100,200	0	134,800		
						2015	34,600	100,200	0	134,800		
						2016	34,600	100,200	0	134,800		
HAVERHILL MA 01832 Sale Date: 4/28/2009			Topography 4 Below Street			2017	34,600	100,200	0	134,800		
Previous Owner LOCKE, RORY A. C/O ANTHONY & SANDRA VITTI 28 COUNTY MEADOW ROAD HAVERHILL MA 01832 Sale Date: 4/28/2009			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	34,600	100,200	0	134,800		
			Utilities 4 Drilled Well 6 Septic System			2019	34,600	100,200	0	134,800		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	34,600	100,200	0	134,800		
			Street 1 Paved			2021	34,600	100,200	25,000	109,800		
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	34,600	100,200	24,000	110,800		
Previous Owner MORGAN, RYAN G.						2023	43,300	125,200	25,000	143,500		
			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					%		1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share		
Inspection Witnessed By:			Sale Data									
			Sale Date 4/28/2009									
			Price 125,000									
			Sale Type 2 Land & Buildings									
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.									
Notes: 2007-FORMER OWNER: RYAN G. MORGAN BK2366 PG111 2009-Former owner: Rory A. Locke bought in 2006 for \$135,000, previous BK3697 PG296.			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									
WISCASSET			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.									

WISCASSET

Map Lot R05-025-B


Account 585

Location 327 GARDINER ROAD

Card 1

Of 1

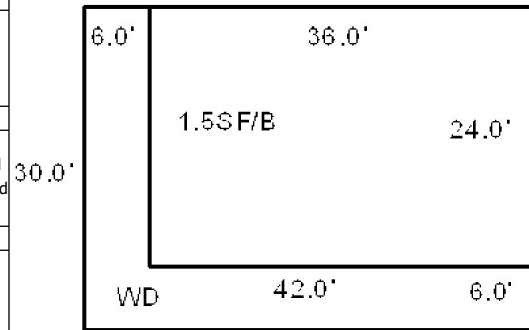
10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 864
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1986	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1986	396	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1986	264	3 100	3	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 11X24



Map Lot		R05-026	Account	586	Location	475 GARDINER ROAD		Card	1	Of	2	10/10/2023	
475 GARDINER, LLC. 81 GLENRIDGE DRIVE #16 AUGUSTA ME 04330					Property Data		Assessment Record						
					Neighborhood 103 RURAL WEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 0		2010	46,600	211,400	0	258,000		
					FARM LAND YEAR 0		2011	51,400	211,600	0	263,000		
					OPEN SPACE YEAR 0		2012	51,400	211,600	0	263,000		
B5753P218					Zone/Land Use 19 COMMERCIAL		2013	51,400	211,600	0	263,000		
Previous Owner HUMPHREY, GEORGE EA HUMPHREY, SAMATHA M 63 HODGKINS HILL ROAD JEFFERSON ME 04348 Sale Date: 8/04/2021					Secondary Zone		2014	51,400	211,600	0	263,000		
							2015	51,400	211,600	0	263,000		
568 GARDINER ROAD WISCASSET ME 04578 Sale Date: 12/02/2015					Topography 1 Level		2016	51,400	211,600	0	263,000		
					1.Level 4.Below St 7.Steep		2017	51,400	211,600	0	263,000		
					2.Rolling 5.Low 8.Rough		2018	51,400	211,600	0	263,000		
					3.Above St 6.Swampy 9.		2019	51,400	211,600	0	263,000		
					Utilities 4 Drilled Well 6 Septic System		2020	51,400	211,600	0	263,000		
Previous Owner BARNES, WILLIAM W. 568 GARDINER ROAD WISCASSET ME 04578 Sale Date: 12/02/2015					1.Public 4.Dr Well 7.Cesspool		2021	51,400	211,600	0	263,000		
					2.Water 5.DUG/LAKE 8.		2022	51,400	211,600	0	263,000		
					3.Sewer 6.Septic 9.None		2023	55,300	224,700	0	280,000		
					Street 1 Paved		Land Data						
					1.Paved 4.Proposed 7.		Front Foot		Type	Effective		Influence	
2.Semi Imp 5.Private 8.		11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot	Frontage	Depth	Factor	Code							
3.Gravel 6.Pub Eas 9.NoStreet					%		1.Open Space						
TREE GROWTH PLAN 0					%		2.Neighborhood A						
CONSERV EASE 0					%		3.Topography						
Sale Date 8/04/2021					%		4.Size/Shape						
Inspection Witnessed By:					Sale Data				%		5.Access		
					Price 300,000				%		6.Restriction		
X _____ Date _____					Sale Type 2 Land & Buildings				%		7.Corner/Locatio		
					1.Land 4.Mobile 7.		Square Foot		Square Feet				8.View/Environ
No./Date					Description	Date Insp.			%		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		
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WISCASSET

Map Lot R05-026




Account 586

Location 475 GARDINER ROAD

Card 1

Of 2

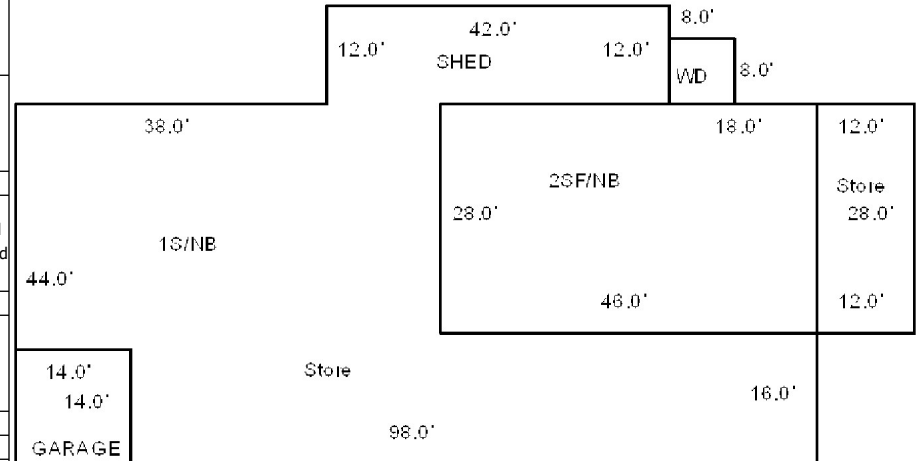
10/10/2023

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 100%	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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
220 STORE	1959	4648	2 100	2	0 %	100 %		1.ONE STORY FRAM
201 APT	1959	1288	2 100	2	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1959	504	2 100	2	0 %	100 %		3.THREE STORY FR
22 Encl Frame Porch	1959	16	2 100	2	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	1959	64	2 100	2	0 %	100 %		5.1 & 3/4 STORY
344 PAVING.....	1959	5000	3 100	4	0 %	50 %		6.2 & 1/2 STORY
24 Frame Shed	1999	72	1 100	2	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 R05-026			Account 586			Location 475 GARDINER ROAD			Card 2		Of 2		10/10/2023		
475 GARDINER, LLC. 81 GLENRIDGE DRIVE #16 AUGUSTA ME 04330						Property Data			Assessment Record						
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	0	71,200	0	71,200		
						FARM LAND YEAR 0			2012	0	71,200	0	71,200		
						OPEN SPACE YEAR 0			2013	0	71,200	0	71,200		
B5753P218						Zone/Land Use 19 COMMERCIAL			2014	0	71,200	0	71,200		
Previous Owner HUMPHREY, GEORGE EA HUMPHREY, SAMATHA M 63 HODGKINS HILL ROAD JEFFERSON ME 04348 Sale Date: 8/04/2021						Secondary Zone			2015	0	71,200	0	71,200		
						Topography 1 Level			2016	0	71,200	0	71,200		
Previous Owner BARNES, WILLIAM W.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	0	71,200	0	71,200		
						Utilities 4 Drilled Well 6 Septic System			2018	0	71,200	0	71,200		
568 GARDINER ROAD WISCASSET ME 04578 Sale Date: 12/02/2015						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	0	71,200	0	71,200		
						Street 1 Paved			2020	0	71,200	0	71,200		
Previous Owner CLAFFEY, JOSEPH H. CLAFFEY, ANN E. C/O WILLIAM W. BARNES WISCASSET ME 04578 Sale Date: 11/17/2010						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	0	71,200	0	71,200		
						TREE GROWTH PLAN 0 CONSERV EASE 0			2022	0	71,200	0	71,200		
Inspection Witnessed By:						Sale Date 8/04/2021			2023	0	89,000	0	89,000		
						Price 300,000									
X						Sale Data			Land Data						
						Sale Type 2 Land & Buildings			Front Foot		Type	Effective		Influence	
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			Frontage	Depth	Factor	Code									
Notes:						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 1 Arms Length Sale			Fract. Acre		Acres				
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose									
						Verified 5 Public Record			Acres		Acres				
						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.									
WISCASSET											Total Acreage		0.00		

WISCASSET

Map Lot R05-026

Account 586

Location 475 GARDINER ROAD

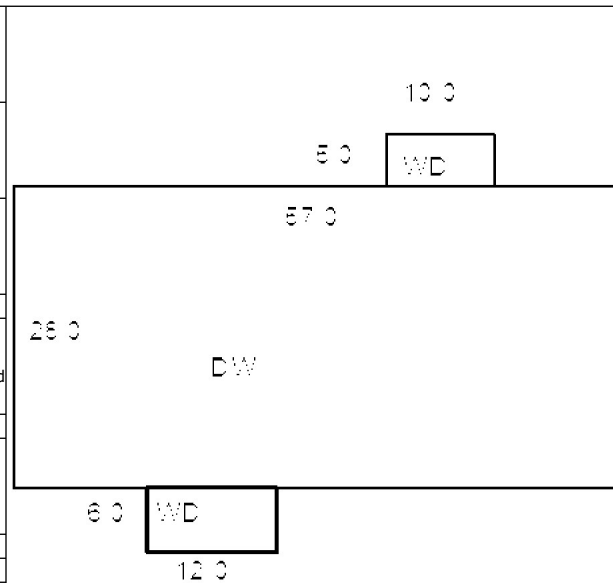
Card 2 Of 2 10/10/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 2 Inadequate
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1596
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code None
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 0		Entrance Code 0
Wet Basement 9 No 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
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1998	72	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1998	48	2 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1998	50	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



S-ED 6X6



Map Lot R05-028

Account 589

Location 463 GARDINER ROAD

Card 1 Of 1 10/10/2023

PLANT, IRENE M
463 GARDINER ROAD
WISCASSET ME 04578

B1605P2 B1163P77

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

1/6/03-THIS PROPERTY IS TO BE FORECLOSED BY FHA IN MARCH. 2006 HOUSED BURNED. UNDER REPAIR.

2008-New home added.

2009-Owner has no intention of finishing off 2nd fl. Changed "Unfin %" to 33; and "% Heated" to 67. No need to revisit.

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	38,500	95,800	10,000	124,300
2011	38,500	95,800	10,000	124,300
2012	38,500	95,800	10,000	124,300
2013	38,500	95,800	10,000	124,300
2014	38,500	95,800	10,000	124,300
2015	38,500	95,800	10,000	124,300
2016	38,500	95,800	15,000	119,300
2017	38,500	95,800	20,000	114,300
2018	38,500	95,800	20,000	114,300
2019	38,500	95,800	20,000	114,300
2020	38,500	95,800	25,000	109,300
2021	38,500	95,800	25,000	109,300
2022	38,500	95,800	24,000	110,300
2023	48,100	119,700	25,000	142,800

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		0.69				

WISCASSET

Map Lot R05-028

Account 589

Location 463 GARDINER ROAD

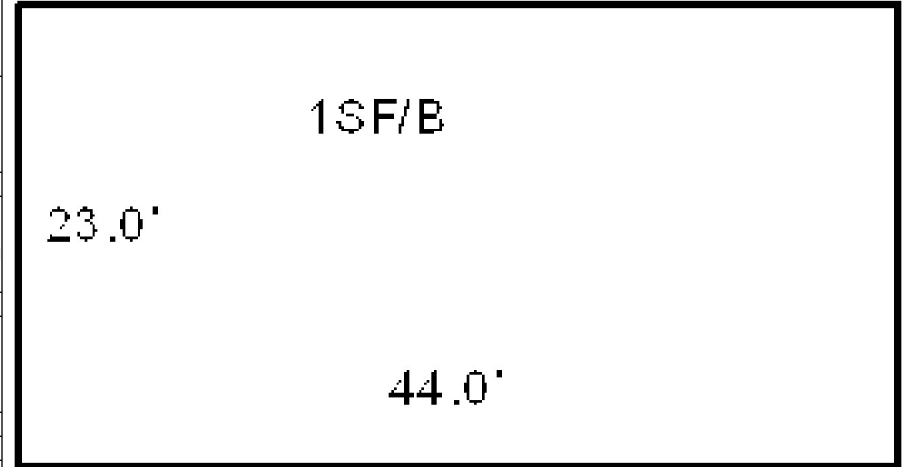
Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 67% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 33%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1080
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2008	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 5 Crawl Space		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
10 BSMT	1974	1012	3 85	2	0 %	75 %		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 R05-030

Account 590

Location 4 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

DORR, CHESTER G
DRESDEN ME 04342

B2348P121

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			2010	37,200	86,500	0	123,700		
Tree Growth Year 0			2011	37,200	86,500	0	123,700		
FARM LAND YEAR 0			2012	37,200	86,500	0	123,700		
OPEN SPACE YEAR 0			2013	37,200	86,500	0	123,700		
Zone/Land Use 21 RURAL			2014	37,200	86,500	0	123,700		
			2015	37,200	86,500	0	123,700		
Secondary Zone			2016	37,200	86,500	0	123,700		
Topography 1 Level			2017	37,200	86,500	0	123,700		
1.Level	4.Below St	7.Steep	2018	37,200	86,500	0	123,700		
2.Rolling	5.Low	8.Rough	2019	37,200	86,500	0	123,700		
3.Above St	6.Swampy	9.	2020	37,200	86,500	0	123,700		
Utilities	4 Drilled Well	6 Septic System	2021	37,200	86,500	0	123,700		
1.Public	4.Dr Well	7.Cesspool	2022	37,200	86,500	0	123,700		
2.Water	5.DUG/LAKE	8.	2023	46,500	108,100	0	154,600		
3.Sewer	6.Septic	9.None	Land Data						
Street	1 Paved								
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		11.Regular Lot			%	1.Open Space	
TREE GROWTH PLAN	0			12.Delta Triangle			%	2.Neighborhood A	
CONSERV EASE	0			13.Nabla Triangle			%	3.Topography	
Sale Data				14.Rear Land			%	4.Size/Shape	
				15.Front Foot			%	5.Access	
Sale Date						%	6.Restriction		
Price						%	7.Corner/Locatio		
Sale Type						%	8.View/Enviro		
1.Land	4.Mobile	7.	Square Foot	Square Feet				9.Fract Share	
2.L & B	5.Other	8.					%	Acres	
3.Building	6.	9.					%		30.Rear 20+
Financing				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	
Validity			20.Base Homesite				35.HORTICULTURAL-		
1.Valid	4.Split	7.Renovate	Fract. Acre	Acreage/Sites				36.Pasture 3	
2.Related	5.Partial	8.Other		21				37.Softwood	
3.Distress	6.Exempt	9.Foreclose	22.Base Waterfron	20	1.00	100	%	0	38.Mixed Wood
Verified			23.Deep WF Size A	21	0.34	100	%	0	39.Hardwood
			Acres					%	40.Wasteland
1.Buyer			24.Base Waterfron				%	41.CAMP SITE	
			25.Shallow WF Siz				%	42.Mobile Home Si	
2.Seller			26.Base Water Inf				%	43.Condo Site	
			27.Influence W Si				%	44.Site Improve	
3.Lender			28.Rear Land 1-10	Total Acreage 0.34					45.CAMP SITE
			29.Rear Land 11-2						

- 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
- 46.PAVING/00





WISCASSET

Map Lot R05-030

Account 590

Location 4 HUNTOON HILL ROAD

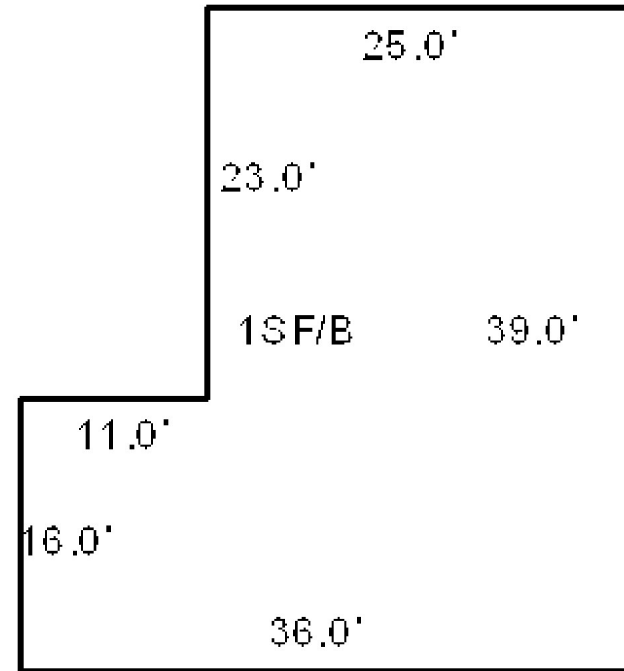
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1151
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1960	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 1	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 3 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/20/2007

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 R05-031

Account 591

Location 457 GARDINER ROAD

Card 1 Of 1 10/10/2023

MORRIS, F JASON
WISCASSET ME 04578

B3345P171

Previous Owner
MORRIS, F. JASON
MORRIS, WINONA JENNY BARRY

WISCASSET ME 04578
Sale Date: 8/18/2004

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-NEW 2 STORY GARAGE AND CARPORT ADDED, GARAGE GRADED 105 AS IT HAS ELECTRICITY.
2005-RELEASE DEED PREVIOUS BK2547 PG58.

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	9/01/1996		
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
2010	53,600	148,700	0	202,300
2011	53,600	148,700	0	202,300
2012	53,600	148,700	0	202,300
2013	53,600	148,700	0	202,300
2014	53,600	148,700	0	202,300
2015	53,600	148,700	0	202,300
2016	53,600	148,700	0	202,300
2017	53,600	148,700	0	202,300
2018	53,600	148,700	0	202,300
2019	53,600	148,700	20,000	182,300
2020	53,600	148,700	25,000	177,300
2021	53,600	148,700	25,000	177,300
2022	53,600	148,700	24,000	178,300
2023	67,000	185,900	25,000	227,900

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		8.00				

WISCASSET

Map Lot R05-031

Account 591

Location 457 GARDINER ROAD

Card 1

Of 1

10/10/2023

Building Style 3 Raised Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1000
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1971	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/26/1998

Additions, Outbuildings & Improvements

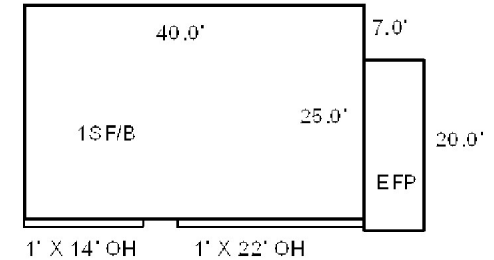
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	1971	22	0 0	0	0 %	0 %	
22 Encl Frame Porch	1971	140	0 0	0	0 %	0 %	
23 Frame Garage	1971	896	3 100	5	0 %	100 %	
24 Frame Shed	1971	884	2 100	4	0 %	100 %	
79 2 STORY	2001	840	3 105	4	0 %	100 %	
71 CARPORT.....	2001	240	3 100	4	0 %	100 %	
24 Frame Shed	2006	180	3 100	4	0 %	100 %	
26 1SFr Overhang	0	14	0 0	0	0 %	0 %	
					%	%	
					%	%	

GARAGE 28X32

GARAGE 28X30

CARPORT 24X10

SHED 26X34



SHED 12X15



Card 1 Of 1 10/10/2023

WISCASSET ME 04578

Property Data			Assessment Record							
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	32,800	83,800	0	116,600			
Tree Growth Year 0			2011	32,800	83,800	0	116,600			
FARM LAND YEAR 0										
OPEN SPACE YEAR 0			2012	32,800	83,800	0	116,600			
Zone/Land Use 21 RURAL			2013	32,800	83,800	0	116,600			
Secondary Zone			2014	32,800	83,800	0	116,600			
			2015	32,800	83,800	0	116,600			
Topography 1 Level			2016	32,800	83,800	0	116,600			
1.Level	4.Below St	7.Steep	2017	32,800	83,800	20,000	96,600			
2.Rolling	5.Low	8.Rough								
3.Above St	6.Swampy	9.	2018	32,800	83,800	20,000	96,600			
Utilities	4 Drilled Well	6 Septic System	2019	32,800	83,800	20,000	96,600			
1.Public	4.Dr Well	7.Cesspool	2020	32,800	114,700	25,000	122,500			
2.Water	5.DUG/LAKE	8.	2021	32,800	114,700	25,000	122,500			
3.Sewer	6.Septic	9.None	2022	32,800	117,900	24,000	126,700			
Street 1 Paved										
1.Paved	4.Proposed	7.	2023	41,000	147,300	25,000	163,300			
2.Semi Imp	5.Private	8.								
3.Gravel	6.Pub Eas	9.NoStreet	Land Data							
TREE GROWTH PLAN 0 CONSERV EASE 0 Sale Data Sale Date 11/01/1993 Price 36,000 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.			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 Improveve 45.CAMP SITE
						Frontage	Depth	Factor	Code	
			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			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	1.00	100	%	0			
						%				
			%							
			%							
			%							
			Total Acreage 2.00							

No./Date	Description	Date Insp.

WISCASSET

WISCASSET

Map Lot R05-031-B

Account 593

Location 24 HUNTOON HILL ROAD

Card 1

Of 1

10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 870
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 1	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

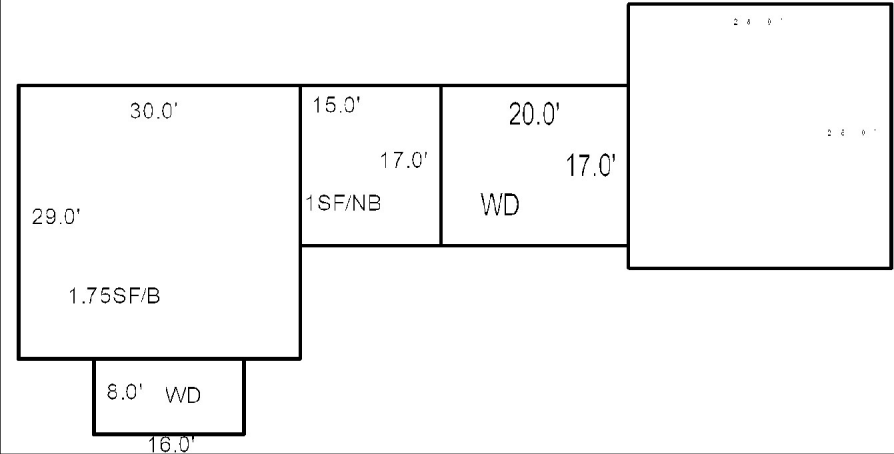
Date Inspected 1/26/1997

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1900	255	0 0	0	0 %	0 %	
68 Wood Deck	1980	128	0 0	0	0 %	0 %	
24 Frame Shed	1980	100	3 100	4	0 %	100 %	
76 1.25 ST	2019	784	3 100	4	0 %	100 %	
68 Wood Deck	2021	340	0 0	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 10X10



WEST, JULIE M J/T
TALBOT, DAVID C
WISCASSET ME 04578

B3263P19 B5484P218 B5484P220

Previous Owner
GLIDDEN, VERA A.
WEST, JULIE M.

WISCASSET ME 04578
Sale Date: 3/02/2004

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-FORMER OWNER: VERNA GLIDDEN & JULIE WEST
BK2269 PG280 - \$17,500. QUITCLAIM TO JULIE WEST
BK3263 PG20 THEN DEED TO CREATE JOINT TENANCY.
2012-Release deed recorded.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST
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	2/21/2025

Sale Date	9/01/1996
Price	17,500

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	7 Renovations	
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	30,800	65,200	10,000	86,000
2011	30,800	65,200	10,000	86,000
2012	30,800	65,200	10,000	86,000
2013	30,800	65,200	10,000	86,000
2014	30,800	65,200	10,000	86,000
2015	30,800	65,200	10,000	86,000
2016	30,800	65,200	15,000	81,000
2017	30,800	65,200	20,000	76,000
2018	30,800	65,200	20,000	76,000
2019	30,800	65,200	20,000	76,000
2020	30,800	65,200	25,000	71,000
2021	30,800	65,200	25,000	71,000
2022	30,800	65,200	24,000	72,000
2023	38,500	81,500	25,000	95,000

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-
Fract. Acre		Acres/Sites				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				%		39.Hardwood
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				%		44.Site Improveve
28.Rear Land 1-10				%		45.CAMP SITE
29.Rear Land 11-2				%		
		Total Acreage		1.00		


WISCASSET

Map Lot R05-031-C

Account 594

Location 12 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1620
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1997	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2003	100	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2003	192	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

SHED 12X16=192

10.0'

10.0'

WD

60.0'

27.0'

DWB



Map Lot R05-032

Account 595

Location 54 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

LINCOLN COUNTY, INHABITANTS OF WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year 0			2010	158,200	387,200	545,400	0				
			FARM LAND YEAR 0			2011	158,200	387,200	545,400	0				
B1726P163			OPEN SPACE YEAR 0			2012	158,200	387,200	545,400	0				
			Zone/Land Use 21 RURAL			2013	158,200	387,200	545,400	0				
			Secondary Zone			2014	158,200	387,200	545,400	0				
			2015			158,200	387,200	545,400	0					
			Topography 2 Rolling			2016	158,200	387,200	545,400	0				
			1.Level 4.Below St 7.Steep			2017	158,200	387,200	545,400	0				
			2.Rolling 5.Low 8.Rough			2018	158,200	387,200	545,400	0				
			3.Above St 6.Swampy 9.			2019	158,200	387,200	545,400	0				
			Utilities 4 Drilled Well 6 Septic System			2020	158,200	387,200	545,400	0				
			1.Public 4.Dr Well 7.Cesspool			2021	158,200	387,200	545,400	0				
			2.Water 5.DUG/LAKE 8.			2022	158,200	387,200	545,400	0				
			3.Sewer 6.Septic 9.None			2023	167,400	410,600	578,000	0				
			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		
Inspection Witnessed By:			CONSERV EASE 0			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		
X			Sale Type			Square Foot		Square Feet				6.Restriction		
			1.Land 4.Mobile 7.			16.Regular Lot				%		7.Corner/Locatio		
			2.L & B 5.Other 8.			17.Secondary Site				%		8.View/Environ		
			3.Building 6. 9.			18.Secondary Site				%		9.Fract Share		
			Financing			19.Condominium				%		30.Rear 20+		
			1.Convent 4.Seller 7.			20.Base Homesite				%		31.Waterfront Rea		
			2.FHA/VA 5.Private 8.			Fract. Acre				Acreage/Sites		32.Open Space		
			3.Assumed 6.Cash 9.Unknown			21.HS Size Adj		47	1.00	100	%	0	33.RestrictEsm	
Notes:			Validity			22.Base Waterfron		48	1.00	100	%	0	34.PASTURE 1	
			1.Valid 4.Split 7.Renovate			23.Deep WF Size A		49	1.00	100	%	0	35.HORTICULTURAL-	
			2.Related 5.Partial 8.Other			Acres		50	13.15	100	%	0	36.Pasture 3	
			3.Distress 6.Exempt 9.Foreclose			24.Base Waterfron				%			37.Softwood	
WISCASSET			Verified			25.Shallow WF Siz				%			38.Mixed Wood	
			1.Buyer 4.Agent 7.Family			26.Base Water Inf				%			39.Hardwood	
			2.Seller 5.Pub Rec 8.Other			27.Influence W Si				%			40.Wasteland	
			3.Lender 6.MLS 9.			28.Rear Land 1-10		Total Acreage 15.15						41.CAMP SITE
						29.Rear Land 11-2								42.Mobile Home Si
												43.Condo Site		
												44.Site Improve		
												45.CAMP SITE		
												46.PAVING/00		

WISCASSET

Map Lot R05-032


Account 595

Location 54 HUNTOON HILL ROAD

Card 1

Of 1

10/10/2023

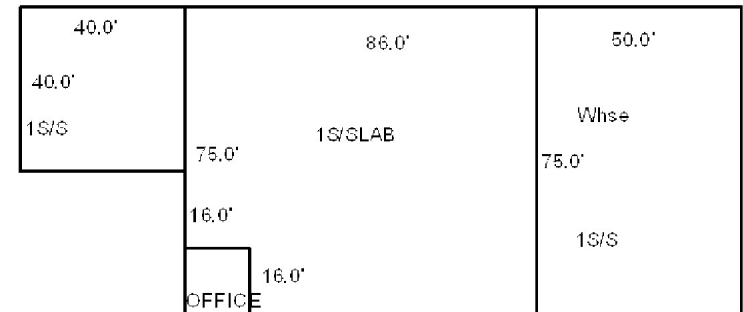
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 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 0%	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 3 Information Only
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 4 Agent
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
267 WAREHOUSE	1980	6450	3 100	4	0 %	80 %		1.ONE STORY FRAM
267 WAREHOUSE	0	3750	0 0	0	0 %	80 %		2.TWO STORY FRAM
24 Frame Shed	1998	80	3 100	4	0 %	80 %		3.THREE STORY FR
267 WAREHOUSE	2006	1500	3 100	4	0 %	80 %		4.1 & 1/2 STORY
287 OFFICE	1980	256	3 100	4	0 %	80 %		5.1 & 3/4 STORY
267 WAREHOUSE	1980	1600	3 100	4	0 %	80 %		6.2 & 1/2 STORY
24 Frame Shed	2007	120	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

NEW WHSE 50X30



Map Lot R05-033

Account 596

Location 82 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

REED, JODY A
REED, JODI-RAE J
82 HUNTOON HILL ROAD
WISCASSET ME 04578

B4426P210 B5382P204

Previous Owner
BREWER, ALLEN RICHARD

7 PINKHAM ROAD
EDGECOMB ME 04556
Sale Date: 5/07/2019

Previous Owner
REED, ARTHUR

PO BOX 205
WISCASSET ME 04578
Sale Date: 2/23/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-PHYLLIS REED PASSED AWAY 5/7/06 (REMOVED NAME).

2012-Arthur Reed passed away 7/21/11, property now owned by Allen Richard Brewer, former BK636 PG189.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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	5/07/2019		
Price	112,000		
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	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	35,800	76,400	16,000	96,200
2011	35,800	76,400	16,000	96,200
2012	35,800	76,400	0	112,200
2013	35,800	76,400	0	112,200
2014	35,800	76,400	0	112,200
2015	35,800	76,400	0	112,200
2016	35,800	76,400	0	112,200
2017	35,800	76,400	0	112,200
2018	35,800	76,400	0	112,200
2019	35,800	76,400	0	112,200
2020	35,800	76,400	0	112,200
2021	35,800	76,400	0	112,200
2022	35,800	76,400	0	112,200
2023	44,800	95,500	0	140,300

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
				%		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		3.50				

WISCASSET

Map Lot R05-033

Account 596

Location 82 HUNTOON HILL ROAD

Card 1

Of 1

10/10/2023

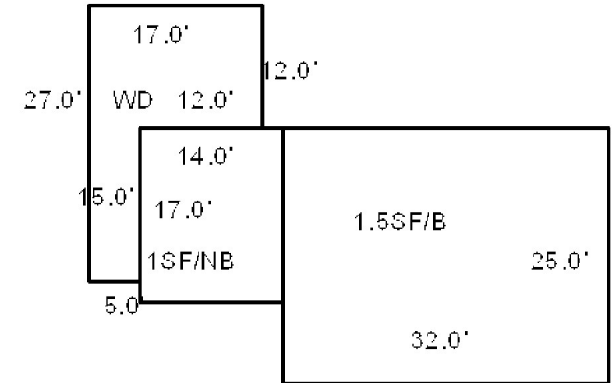
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 20%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 800
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1750	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1750	238	0 0	0	0 %	0 %		1.ONE STORY FRAM
28 Unfinished Attic	1750	238	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	1985	279	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1970	468	2 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2002	96	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 8X12



SHED 18X26=468



Map Lot R05-034			Account 597			Location 92 HUNTOON HILL ROAD			Card 1 Of 1 10/10/2023				
TALBERT, KELLY R TALBERT, MICHAEL J 92 HUNTOON HILL ROAD WISCASSET ME 04578 B4279P142 B4858P180 Previous Owner ROYMAR CORPORATION PO BOX 3 ISLAND FALLS ME 04747 Sale Date: 1/21/2015 Previous Owner FEDERAL NATIONAL MORTGAGE ASSOCIATION 3900 WISCONSIN AVENUE, NW WASHINGTON DC 20016 2892 Sale Date: 5/21/2010 Previous Owner REUMAN, CHRISTOPHER PO BOX 13 NEWCASTLE ME 04553 Sale Date: 10/28/2009			Property Data			Assessment Record							
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	31,500	36,000	0	67,500			
			FARM LAND YEAR 0			2011	31,500	36,000	0	67,500			
			OPEN SPACE YEAR 0			2012	31,500	36,000	0	67,500			
Previous Owner ROYMAR CORPORATION PO BOX 3 ISLAND FALLS ME 04747 Sale Date: 1/21/2015 Previous Owner FEDERAL NATIONAL MORTGAGE ASSOCIATION 3900 WISCONSIN AVENUE, NW WASHINGTON DC 20016 2892 Sale Date: 5/21/2010 Previous Owner REUMAN, CHRISTOPHER PO BOX 13 NEWCASTLE ME 04553 Sale Date: 10/28/2009			Zone/Land Use 21 RURAL			2013	31,500	37,000	0	68,500			
			Secondary Zone			2014	31,500	37,000	0	68,500			
			Topography 2 Rolling			2015	31,500	37,000	0	68,500			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	31,500	37,000	0	68,500			
			Utilities 4 Drilled Well 6 Septic System			2017	31,500	37,000	20,000	48,500			
Inspection Witnessed By: X No./Date Description Date Insp.			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	31,500	37,000	20,000	48,500			
			Street 1 Paved			2019	31,500	37,000	20,000	48,500			
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	31,500	37,000	25,000	43,500			
			TREE GROWTH PLAN 0 CONSERV EASE 0			2021	31,500	37,000	25,000	43,500			
			Sale Data			2022	31,500	37,000	24,000	44,500			
Notes: 2004-PREVIOUS OWNER: BRIAN LUCE & BONNIE MERRILL BK2073 PG320 2006-20 X 50 MODULAR, 3 BEDROOM, 2 BATH ADDED - 80% DONE. CHECK IN 2007. 2010-Former owner: Christopher Reuman BK3182 PG109, bought land 10/30/03 for \$12,250. Conveyed 10/2009 BK4219 PG307 to Federal National Mortgage Assoc.			Sale Date 1/21/2015 Price 41,000			2023	39,300	46,300	25,000	60,600			
			Sale Type 2 Land & Buildings			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
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Frontage	Depth	Factor	Code	
			Financing 9 Unknown			Square Foot			Square Feet				
			1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							
Validity 1 Arms Length Sale			Fract. Acre										
WISCASSET			1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose			21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A		1.00 100 % 0					
			Verified 5 Public Record			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		0.33 100 % 0					
			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.					Total Acreage 1.33					

WISCASSET

Map Lot R05-034

Account 597

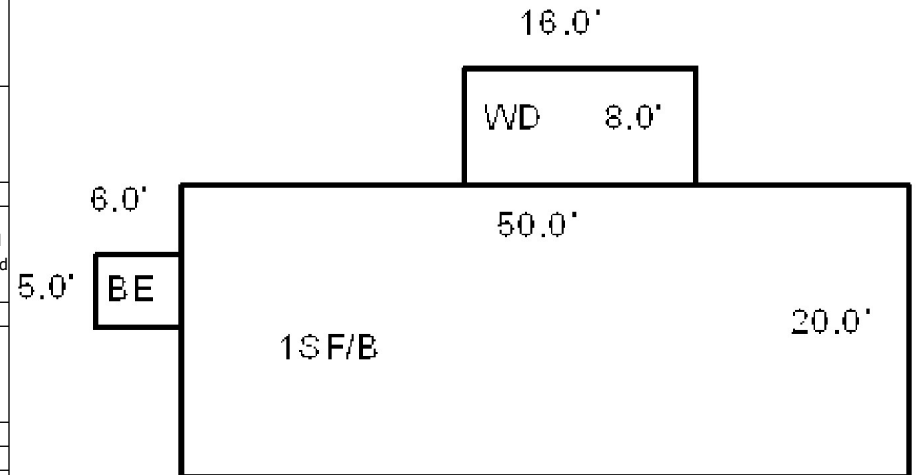
Location 92 HUNTOON HILL ROAD

Card 1 Of 1 10/10/2023

Building Style	10 Double Wide		SF Bsmt Living	0		Layout	1 Typical	
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	0 0		1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH	0		2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100%	8 Floor/Wall Unit	3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	9 None	
Dwelling Units	1		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units	0		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories	1 One Story		4.Steam	8.FI/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type	0%	9 None	Insulation	4 Minimal	
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	8 ALUM/VINYL		3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL		Unfinished %	0%	
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	1 Low 100%	
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	3 Sheet Metal		Bath(s) Style	2 TYPICAL		3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	1000	
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	3 Below Average	
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim	0		# Rooms	6		2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM	0		# Bedrooms	3		3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM	0		# Full Baths	1		Phys. % Good	0%	
Year Built	2005		# Half Baths	0		Funct. % Good	100%	
Year Remodeled	0		# Addn Fixtures	0		Functional Code	9 None	
Foundation	1 Concrete		# Fireplaces	0		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	95%	
Basement	4 Full Basement					Economic Code	Location	
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	0					Entrance Code	5 Estimated	
Wet Basement	1 Dry 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	5 Estimate	

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

[illegible]

Map Lot R05-035			Account 598			Location 137 FOWLE HILL ROAD			Card 1 Of 1 10/10/2023		
COLSON, MICHELE L 137 FOWLE HILL ROAD WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	29,500	59,200	10,000	78,700	
			FARM LAND YEAR 0			2011	29,500	59,200	10,000	78,700	
			OPEN SPACE YEAR 0			2012	29,500	59,200	0	88,700	
B5531P162			Zone/Land Use 21 RURAL			2013	29,500	59,200	0	88,700	
Previous Owner DOWNING, JASON C			Secondary Zone			2014	29,500	59,200	0	88,700	
7 SUNFLOWER LANE WEST BATH ME 04530 Sale Date: 6/07/2020			Topography 1 Level			2015	29,500	59,200	0	88,700	
Previous Owner DOWNING, NANCY L. J/T DOWNING, JASON C.			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	29,500	59,200	0	88,700	
			Utilities 4 Drilled Well 6 Septic System			2017	29,500	59,200	0	88,700	
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	29,500	59,200	0	88,700	
			Street 1 Paved			2019	29,500	59,200	0	88,700	
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	29,500	59,200	0	88,700	
WISCASSET ME 04578 Sale Date: 5/05/2011						2021	29,500	59,200	0	88,700	
Previous Owner DOWNING, NANCY LORRAINE						2022	29,500	86,000	24,000	91,500	
137 FOWLE HILL ROAD WISCASSET ME 04578 Sale Date: 1/07/2005						2023	36,800	107,500	25,000	119,300	
Inspection Witnessed By:			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				
		</									



WISCASSET

Map Lot R05-035

Account 598

Location 137 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

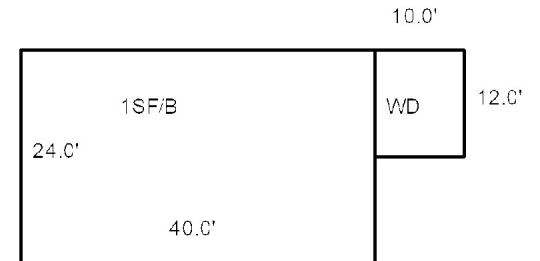
Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1970	120	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	1970	160	1 100	1	0 %	100 %		2.TWO STORY FRAM
76 1.25 ST	2021	800	3 100	4	0 %	90 %		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 10X16

20.0'
40.0'
11/4sGAR



Map Lot R05-036

Account 599

Location 38 SHEA ROAD

Card 1 Of 1 10/10/2023

JAMES, WILMER H
JAMES, ELLEN L
WISCASSET ME 04578

B546P323

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2011-added 9 x 7 walk in closet,added sf to main house.

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
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			
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	31,800	127,800	10,000	149,600
2011	31,800	130,900	10,000	152,700
2012	31,800	130,900	10,000	152,700
2013	31,800	130,900	10,000	152,700
2014	31,800	130,900	10,000	152,700
2015	31,800	130,900	10,000	152,700
2016	31,800	130,900	15,000	147,700
2017	31,800	130,900	20,000	142,700
2018	31,800	130,900	20,000	142,700
2019	31,800	130,900	20,000	142,700
2020	31,800	130,900	25,000	137,700
2021	31,800	130,900	25,000	137,700
2022	31,800	130,900	24,000	138,700
2023	39,800	163,600	25,000	178,400

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		1.50				

WISCASSET


Map Lot R05-036

Account 599

Location 38 SHEA ROAD

Card 1 Of 1 10/10/2023

Building Style	2 Ranch	SF Bsmt Living	0	Layout	1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	0 0	1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH	0	2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100% 5 Forced Warm Air	3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat		
Dwelling Units	1		2.HWCi	6.GravWA	10.		
Other Units	0		3.H Pump	7.Electric	11.		
Stories	1 One Story		4.Steam	8.Fl/Wall	12.		
1.1	4.1.5	7.	Cool Type	0% 9 None			
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.		
3.3	6.2.5	9.	2.Evapor	5.	8.		
Exterior Walls	8 ALUM/VINYL		3.H Pump	6.	9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL			
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None		
Roof Surface	1 Asphalt Shingles		Bath(s) Style	2 TYPICAL			
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.		
3.Metal	6.Other	9.	3.Old Type	6.	9.None		
SF Masonry Trim	0		# Rooms	5			
OPEN-3-CUSTOM	0		# Bedrooms	3			
OPEN-4-CUSTOM	0		# Full Baths	2			
Year Built	1970		# Half Baths	0			
Year Remodeled	0		# Addn Fixtures	0			
Foundation	1 Concrete		# Fireplaces	0			
1.Concrete	4.Wood	7.					
2.C Block	5.Slab	8.					
3.Br/Stone	6.Piers	9.					
Basement	4 Full Basement						
1.1/4 Bmt	4.Full Bmt	7.					
2.1/2 Bmt	5.None	8.					
3.3/4 Bmt	6.	9.None					
Bsmt Gar # Cars	0						
Wet Basement	1 Dry Basement						
1.Dry	4.	7.					
2.Damp	5.	8.					
3.Wet	6.	9.					



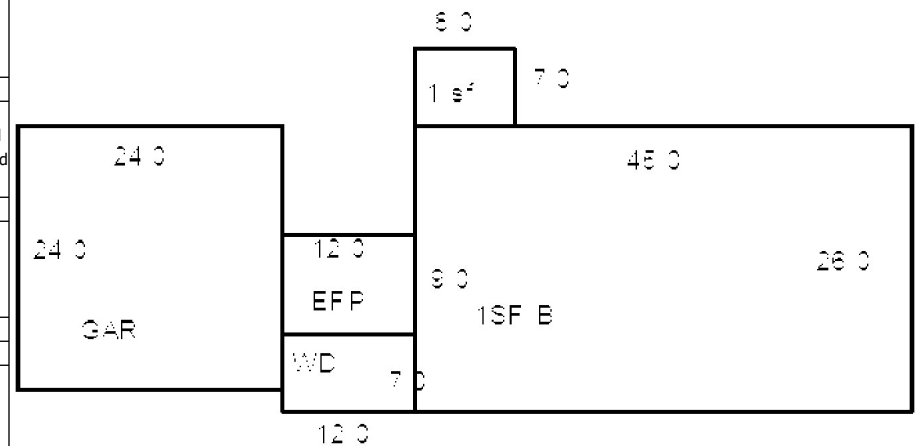
A Division of Harris Computer Systems

Date Inspected 3/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	576	0 0	0	0 %	0 %	
22 Encl Frame Porch	0	108	0 0	0	0 %	0 %	
71 CARPORT.....	2003	336	3 100	4	0 %	100 %	
68 Wood Deck	1970	430	0 0	0	0 %	0 %	
68 Wood Deck	1970	84	0 0	0	0 %	0 %	
44 2S Frame Shed	0	168	3 100	4	0 %	100 %	
24 Frame Shed	0	96	3 100	4	0 %	100 %	
1 ONE STORY	2010	56	3 100	4	0 %	100 %	
					%	%	
					%	%	

LCF S-ED 12X14 S-ED 8X12



Map Lot R05-037

Account 600

Location 60 SHEA ROAD

Card 1 Of 1 10/10/2023

JAMES, MELVA G (DEVISEES)
JAMES, KEVIN J P/R
C/O KEVIN J. JAMES
WISCASSET ME 04578

B1015P141 B3820P123 B4385P146

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
2007-MELVA JAMES PASSED AWAY 10/01/2006.
2011-Release deed recorded from Town to Kevin James
03/23/2011.

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land		Buildings		Exempt	Total
			2010	119,800		32,100		0	151,900
Tree Growth Year 0			2011	119,800		32,100		0	151,900
FARM LAND YEAR 0			2012	119,800		32,100		0	151,900
OPEN SPACE YEAR 0			2013	119,800		32,100		0	151,900
Zone/Land Use 21 RURAL			2014	119,800		32,100		0	151,900
			2015	119,800		32,100		0	151,900
Secondary Zone			2016	119,800		32,100		0	151,900
Topography 1 Level 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	119,800		32,100		0	151,900
			2018	119,800		32,100		0	151,900
			2019	119,800		32,100		0	151,900
Utilities 4 Drilled Well 6 Septic System			2020	119,800		32,100		0	151,900
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	119,800		32,100		0	151,900
			2022	119,800		32,100		0	151,900
Street 1 Paved			2023	149,800		40,100		0	189,900
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		Influence Codes
Frontage	Depth	Factor			Code				
				%		1.Open Space			
				%		2.Neighborhood A			
				%		3.Topography			
				%		4.Size/Shape			
				%		5.Access			
				%		6.Restriction			
TREE GROWTH PLAN 0			Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite	Square Feet				7.Corner/Locatio	
CONSERV EASE 0						%		8.View/Environ	
Sale Data						%		9.Fract Share	
						%		Acres	
Sale Date						%		30.Rear 20+	
Price						%		31.Waterfront Rea	
Sale Type						%		32.Open Space	
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.						%		33.RestrictEsm	
Financing					%		34.PASTURE 1		
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown					%		35.HORTICULTURAL-		
Validity			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				36.Pasture 3	
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				29	10.00	100	%	0	
1.Buyer 4.Agent 7.Family				30	118.00	100	%	0	
2.Seller 5.Pub Rec 8.Other						%			
3.Lender 6.MLS 9.						%			
			Total Acreage 139.00					44.Site Improve	
								45.CAMP SITE	

WISCASSET

Map Lot R05-037



Account 600

Location 60 SHEA ROAD

Card 1

Of 1

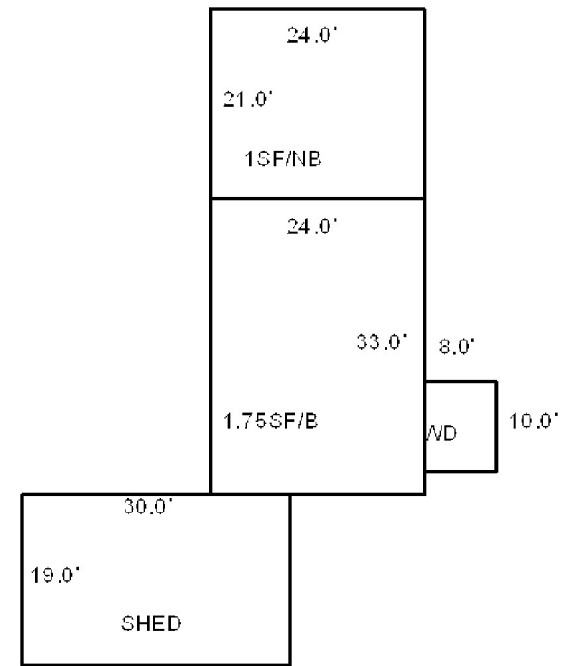
10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 9 Not Heated	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 792
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 1 Poor
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1900	504	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	1900	570	2 100	1	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1960	800	2 100	1	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1960	80	0 0	0	0 %	0 %		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



GARAGE 40X20





WISCASSET

Map Lot R05-037-"ON"

Account 601

Location 66 SHEA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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.

2005 Pine Grove
MH/S

76.0'

14.0'

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
899 Pine Grove	2005	14x76	3 100	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

WISCASSET

Map Lot R05-037-A


Account 605

Location 45 SHEA ROAD

Card 1

Of 1

10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 864
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 3	Phys. % Good 0%
Year Built 1993	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

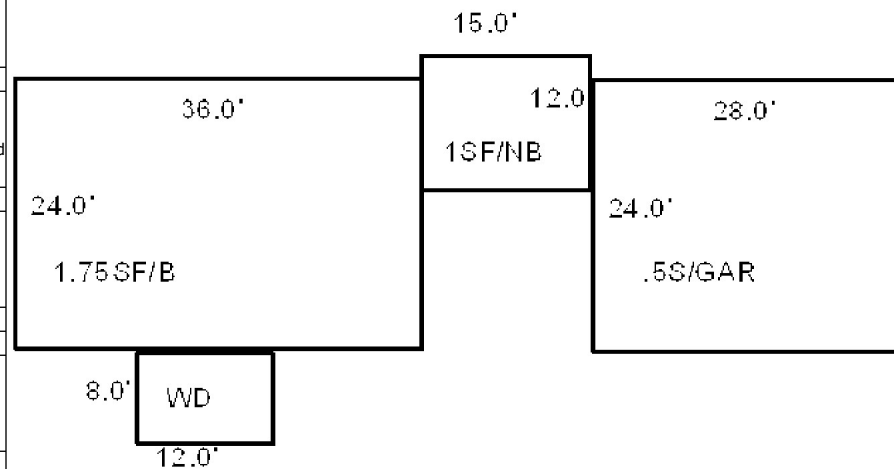
Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1993	180	0 0	0	0 %	0 %	
93 1/2S AD/GAR....	0	696	0 0	0	0 %	0 %	
24 Frame Shed	1993	80	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 8X10



Map Lot		R05-037-B		Account	606	Location	145 FOWLE HILL ROAD		Card	1	Of	1	10/10/2023								
HARRINGTON JR., PHILIP M 898 GARDINER ROAD WISCASSET ME 04578 B3395P4						Property Data		Assessment Record													
						Neighborhood		105 RURAL NORTH		Year	Land	Buildings	Exempt	Total							
						Tree Growth Year		0		2010	36,800	43,800	10,000	70,600							
						FARM LAND YEAR		0		2011	36,800	43,800	10,000	70,600							
						OPEN SPACE YEAR		0		2012	36,800	43,800	10,000	70,600							
Previous Owner HARRINGTON SR., PHILIP M. HARRINGTON, DOROTHY L.						Zone/Land Use		21 RURAL		2013	36,800	43,800	10,000	70,600							
						Secondary Zone		2014	36,800	43,800	10,000	70,600									
								2015	36,800	43,800	10,000	70,600									
						Topography		1 Level		2016	36,800	43,800	15,000	65,600							
								2017	36,800	43,800	20,000	60,600									
WOOLWICH ME 04579 Sale Date: 11/15/2004						1.Level		4.Below St		7.Steep		2018	36,800	43,800	20,000	60,600					
						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.		2019	36,800	43,800	25,000	55,600					
						3.Sewer		6.Septic		9.None											
						Street		1 Paved									2020	36,800	43,800	24,000	56,600
						1.Paved		4.Proposed		7.											
						2.Semi Imp		5.Private		8.											
3.Gravel		6.Pub Eas		9.NoStreet																	
Inspection Witnessed By:						TREE GROWTH PLAN		0				2021	36,800	43,800	25,000	55,600					
						CONSERV EASE		0													
						Sale Data											2022	36,800	43,800	25,000	56,600
						Sale Date		11/15/2004													
						Price															
Sale Type		2 Land & Buildings																			
X						1.Land		4.Mobile		7.		2023	46,000	54,700	25,000	75,700					
						2.L & B		5.Other		8.											
						3.Building		6.		9.											
						Financing		9 Unknown													
						1.Convent		4.Seller		7.											
Notes: 2002- OLDER M/H, 1975 GONE IN SPRING OF 2001. 2002-ADDED 1.5 STORY FRAME GARAGE, 24 X 32 WITH 12 X 16 DECK 2005-FORMER OWNER: PHILIP & DOROTHY HARRINGTON BK1913 PG336						2.FHA/VA		5.Private		8.		2024	46,000	54,700	25,000	75,700					
						3.Assumed		6.Cash		9.Unknown											
						Validity		2 Related Parties													
						1.Valid		4.Split		7.Renovate											
						2.Related		5.Partial		8.Other											
WISCASSET						3.Distress		6.Exempt		9.Foreclose		2025	46,000	54,700	25,000	75,700					
						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 R05-037-B


Account 606

Location 145 FOWLE HILL ROAD

Card 1

Of 1

10/10/2023

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 100%	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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
77 1.50 ST	2001	768	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2001	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
105 MH ST	2003	12	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1990	144	0 0	0	0 %	0 %		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



24.0'

32.0'

1.5\$/GARAGE

9.0'

16.0'

WD

MH

66.0'

14.0'

Map Lot R05-037-C

Account 607

Location 127 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

OSGOOD, CARL
424 MURPHY'S CORNER ROAD
WOOLWICH ME 04579

B5624P105

Previous Owner
JAMES, RICHARD (HEIRS)
C/O BERNADINE BAILEY
127 FOWLE HILL ROAD
WISCASSET ME 04578
Sale Date: 11/19/2020

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

DIVORCE JUDGMENT PREVIOUS BK1015 PG0141
Park Model here now.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	5 Low		
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	11/19/2020		
Price	49,500		
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	30,400	3,200	10,000	23,600
2011	30,400	3,200	0	33,600
2012	30,400	3,200	0	33,600
2013	30,400	4,400	0	34,800
2014	30,400	4,400	0	34,800
2015	30,400	4,400	0	34,800
2016	30,400	4,400	0	34,800
2017	30,400	4,400	0	34,800
2018	30,400	4,400	0	34,800
2019	30,400	4,400	0	34,800
2020	30,400	4,400	0	34,800
2021	30,400	4,400	0	34,800
2022	30,400	4,400	0	34,800
2023	38,000	5,500	0	43,500

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		0.86				


WISCASSET

Map Lot R05-037-C

Account 607

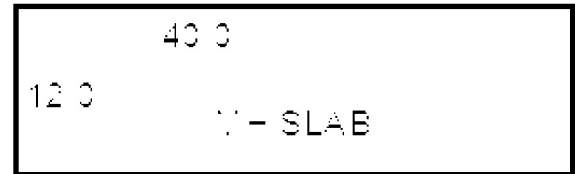
Location 127 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

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 100%	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 0%	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 3 Information Only
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

S-ED 14X12

S-ED 12X20



Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2012	192	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1978	240	1 100	1	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2005	168	3 100	4	0 %	100 %		3.THREE STORY FR
103 SLAB.....	2008	480	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 R05-037-D

Account 609

Location 52 SHEA ROAD

Card 1 Of 1 10/10/2023

HINKLEY, VALERIE G
WISCASSET ME 04578

B1849P229

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 Per owner info remove homestead Exemption.
'15 add shed.

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
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			
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	30,800	144,400	10,000	165,200
2011	30,800	144,400	10,000	165,200
2012	30,800	144,400	10,000	165,200
2013	30,800	144,400	10,000	165,200
2014	30,800	144,400	10,000	165,200
2015	30,800	145,100	10,000	165,900
2016	30,800	145,100	15,000	160,900
2017	30,800	145,100	20,000	155,900
2018	30,800	145,100	20,000	155,900
2019	30,800	145,100	20,000	155,900
2020	30,800	145,100	25,000	150,900
2021	30,800	145,100	25,000	150,900
2022	30,800	145,100	24,000	151,900
2023	38,600	181,400	0	220,000

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		1.02				

WISCASSET

Map Lot R05-037-D

Account 609

Location 52 SHEA ROAD

Card 1

Of 1

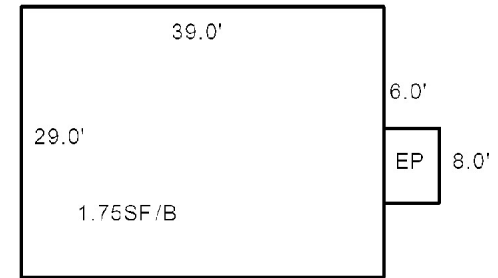
10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1131
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1990	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	1990	48	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	1980	768	4 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2014	128	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



GARAGE 32X24

Shed

8.0'
16.0'



Map Lot R05-037-E

Account 2137

Location 46 SHEA ROAD

Card 1 Of 1 10/10/2023

HINKLEY, NICHOLAS
46 SHEA ROAD
WISCASSET ME 04578

B2063P77 B5255P68

Previous Owner
HINKLEY, VALERIE G
52 SHEA ROAD

WISCASSET ME 04578
Sale Date: 5/08/2018

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'19 nah new hse

'17 new MH On at 46 Shea road

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
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		5/08/2018	
Price		30,800	
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		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	30,800	0	0	30,800
2011	30,800	0	0	30,800
2012	30,800	0	0	30,800
2013	30,800	0	0	30,800
2014	30,800	0	0	30,800
2015	30,800	0	0	30,800
2016	30,800	0	0	30,800
2017	30,800	0	0	30,800
2018	30,800	0	0	30,800
2019	30,800	144,800	0	175,600
2020	30,800	144,800	0	175,600
2021	30,800	144,800	0	175,600
2022	30,800	144,800	0	175,600
2023	38,600	181,000	0	219,600

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		1.02				

WISCASSET

Map Lot R05-037-E

Account 2137

Location 46 SHEA ROAD

Card 1 Of 1 10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1064
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2018	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 4 Unoccupied
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

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

28.0'

2sBFr

38.0'

Map Lot R05-037-F

Account 2125

Location 149 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

JAMES, KEVIN
WISCASSET ME 04578

B2254P67 B5380P284

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003-LAND WAS INCORRECTLY LISTED AND WAS
CORRECTED. Unfinished Cape behind the Garage

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
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			
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	41,600	22,500	0	64,100
2011	41,600	22,500	0	64,100
2012	41,600	22,500	0	64,100
2013	41,600	22,500	0	64,100
2014	41,600	22,500	0	64,100
2015	41,600	22,500	0	64,100
2016	41,600	22,500	0	64,100
2017	41,600	22,500	0	64,100
2018	41,600	22,500	0	64,100
2019	41,600	22,500	0	64,100
2020	41,600	22,500	0	64,100
2021	41,600	22,500	0	64,100
2022	41,600	22,500	0	64,100
2023	52,000	28,100	0	80,100

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		6.40				

WISCASSET

Map Lot R05-037-F


Account 2125

Location 149 FOWLE HILL ROAD

Card 1

Of 1

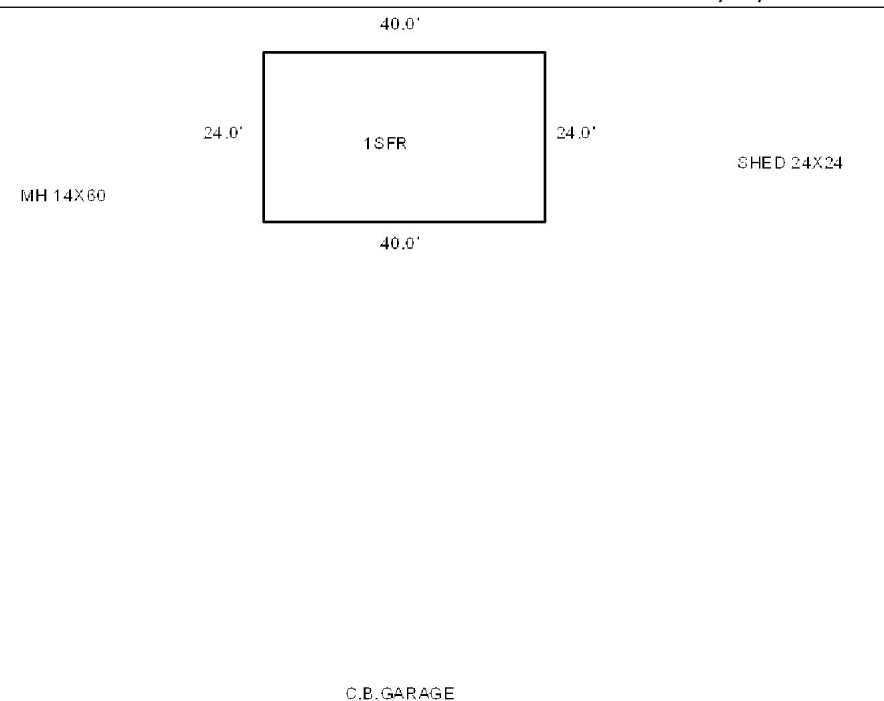
10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 2 Inadequate
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 0% 9 Not Heated	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 5 Floor & Stairs
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 5 T-111	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 9 None	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 1 Poor
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 0	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 10%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 6 Piers	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 4 Unoccupied
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1970	1520	2 100	1	0 %	90 %		1.ONE STORY FRAM
24 Frame Shed	1970	540	2 100	1	0 %	50 %		2.TWO STORY FRAM
24 Frame Shed	1970	432	2 100	1	0 %	50 %		3.THREE STORY FR
24 Frame Shed	1970	96	2 100	1	0 %	100 %		4.1 & 1/2 STORY
998 14' Mobile	1970	14x60	2 100	2	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 R05-037-G			Account 2127			Location 4 SHEA ROAD			Card 1 Of 1			10/10/2023			
JAMES, DONALD R WISCASSET ME 04578 B4828P297						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	31,400	7,400	0	38,800		
						FARM LAND YEAR 0			2011	31,400	7,400	0	38,800		
						OPEN SPACE YEAR 0			2012	31,400	7,400	0	38,800		
Previous Owner JAMES, ERNEST E. JAMES, ROSE MARIE						Zone/Land Use 21 RURAL			2013	31,400	800	0	32,200		
						Secondary Zone			2014	31,400	800	0	32,200		
									2015	31,400	800	0	32,200		
						Topography 2 Rolling			2016	31,400	800	0	32,200		
									2017	31,400	800	0	32,200		
INVERNESS FL 34450 Sale Date: 10/14/2014						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	31,400	800	0	32,200		
						Utilities 4 Drilled Well 6 Septic System			2019	31,400	800	0	32,200		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	31,400	800	0	32,200		
						Street 1 Paved			2021	31,400	800	0	32,200		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	31,400	800	0	32,200		
Inspection Witnessed By:									2023	39,200	900	0	40,100		
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
											%				
		%													
Square Foot		Square Feet													
				%											
				%											
				%											
Fract. Acre		Acres/Sites													
		20	1.00	100 %	0										
		21	1.00	100 %	0										
		28	0.28	100 %	0										
Acres				%											
				%											
				%											
				%											
Total Acreage 1.28															
Notes: 2004-ADDED DECK. (M/H IS ACTUALLY A PARK MODEL CAMPER REGISTERED EACH MAY.) 2013-No decks, ramps, or park models on this site anymore, only one shed. 2015-Former owner: Rose Marie James BK2264 PG311.						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.									
WISCASSET															


WISCASSET

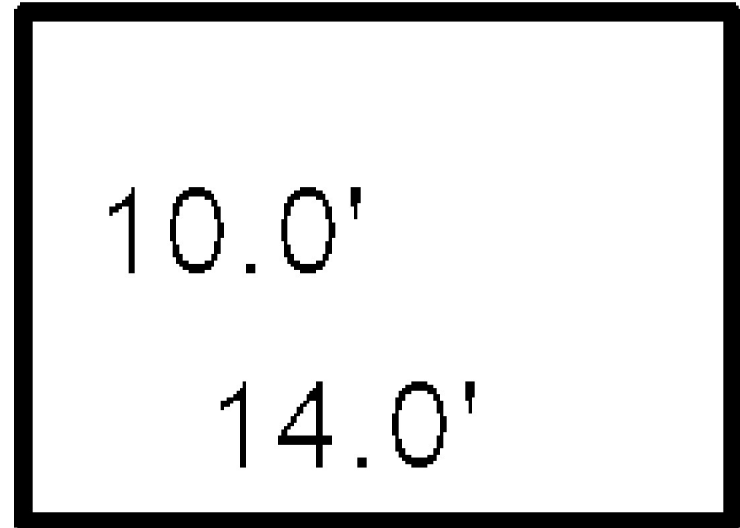
Map Lot R05-037-G

Account 2127

Location 4 SHEA ROAD

Card 1 Of 1 10/10/2023

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 0%			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 0%			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 5 Estimated			1.Interior		
Wet Basement			1.Dry			4.Vacant	7.	
2.Damp	5.	8.	2.Refusal			5.Estimate	8.	
3.Wet	6.	9.	3.Informed			6.	9.	
Date Inspected 1/10/2007			Information Code 5 Estimate			1.Owner		
			2.Relative			5.Estimate	8.	
			3.Tenant			6.Other	9.	



Additions, Outbuildings & Improvements								Sound Value
Type	Year	Units	Grade	Cond	Phys.	Funct.		
24 Frame Shed	1999	140	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

JAMES, SCOTT 52 INDIAN ROAD WISCASSET ME 04578			Property Data			Assessment Record																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
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Inspection Witnessed By:			TREE GROWTH PLAN 0			<div>Land Data</div> <table><tr><td rowspan="5">Front Foot</td><td rowspan="5">Type</td><td colspan="2">Effective</td><td colspan="2">Influence</td><td rowspan="5">Influence Codes</td></tr><tr><td>Frontage</td><td>Depth</td><td>Factor</td><td>Code</td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td colspan="2">Square Foot</td><td colspan="2">Square Feet</td><td></td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td colspan="2"></td><td>%</td><td></td></tr><tr><td colspan="2"></td><td 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- 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 R05-037-G ON

Account 2630

Location 4 SHEA ROAD

Card 1

Of 1

10/10/2023

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 0%			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 0%			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		
						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	
996 10' Mobile	2000	12x56	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2008	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

12.0'	MH
	56.0'
8.0'	WD
12.0'	

Map Lot R05-038			Account 611			Location 39 SHEA ROAD			Card 1		Of 1		10/10/2023			
BENNETT, JAMES B 39 SHEA ROAD WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	36,800	48,100	0	84,900			
						FARM LAND YEAR 0			2011	36,800	48,100	0	84,900			
						OPEN SPACE YEAR 0			2012	36,800	42,500	0	79,300			
B493P587 B1003P279 B4045P313						Zone/Land Use 21 RURAL			2013	36,800	42,500	0	79,300			
						Secondary Zone			2014	36,800	42,500	0	79,300			
						Topography 2 Rolling			2015	36,800	53,900	0	90,700			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	36,800	53,900	0	90,700			
						Utilities 9 NoWater/NoSewer			2017	36,800	52,700	0	89,500			
Previous Owner BENNETT, DONALD 17 FLINT AVENUE						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	36,800	52,700	0	89,500			
						Street 1 Paved			2019	36,800	52,700	0	89,500			
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	36,800	52,700	0	89,500			
						TREE GROWTH PLAN 0 CONSERV EASE 0			2021	36,800	52,700	0	89,500			
						Sale Date 8/18/2008			2022	36,800	52,700	0	89,500			
Inspection Witnessed By:						Sale Date 8/18/2008			2023	46,000	65,800	0	111,800			
						Price			Land Data							
						Sale Type 2 Land & Buildings			Front Foot		Type	Effective		Influence		Influence Codes
						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.						Frontage	Depth	Factor	Code	
						Financing 9 Unknown						Square Feet				
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown																
Notes: '18 Remove Donald (Deceased) '17 nah remove WD adjust shed to inc bunkhouse add sv TT as shed. '15 nah est more complete adjust list and add shed replacement. 2009-ADDED JOINT TENANT-JAMES B. BENNETT, PO BOX 234, TILTON, NH 03276						Validity 2 Related Parties			Square Foot			Acres				
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose						Acreege/Sites				
						Verified 5 Public Record										
						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.										
						WISCASSET						Fract. Acre				
21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A			20	1.00	100							%	0			
Acres			21	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			28	3.00	100							%	0			

WISCASSET

Map Lot R05-038


Account 611

Location 39 SHEA ROAD

Card 1

Of 1

10/10/2023

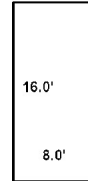
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 576
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2007	# Half Baths 0	Funct. % Good 90%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 5 Concrete Slab	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

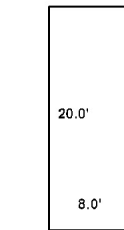
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2015	96	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2011	96	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2011	128	3 100	4	0 %	75 %		3.THREE STORY FR
24 Frame Shed	0				%	%	400	4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		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

Bunkhouse

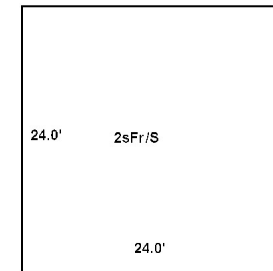


Shed

12.0'
8.0'



T.T. as Sv shed



Property Data			Assessment Record							
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	30,300	50,600	0	80,900			
Tree Growth Year 0			2011	30,300	50,600	0	80,900			
FARM LAND YEAR 0			2012	30,300	63,900	0	94,200			
OPEN SPACE YEAR 0			2013	30,300	63,900	0	94,200			
Zone/Land Use 21 RURAL			2014	30,300	63,900	0	94,200			
Secondary Zone			2015	30,300	63,900	0	94,200			
			2016	30,300	63,900	0	94,200			
Topography 3 Above Street			2017	30,300	63,900	0	94,200			
1.Level	4.Below St	7.Steep	2018	30,300	63,900	0	94,200			
2.Rolling	5.Low	8.Rough	2019	30,300	63,900	0	94,200			
3.Above St	6.Swampy	9.	2020	30,300	63,200	0	93,500			
Utilities	4 Drilled Well	6 Septic System	2021	30,300	64,700	0	95,000			
1.Public	4.Dr Well	7.Cesspool	2022	30,300	64,700	0	95,000			
2.Water	5.DUG/LAKE	8.	2023	37,900	80,900	0	118,800			
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 Date							%			
Price					%					
Sale Type			Square Foot		Square Feet				Acres	
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	0.82	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 0.82							

WISCASSET

Map Lot R05-038-A


Account 612

Location 31 SHEA ROAD

Card 1

Of 1

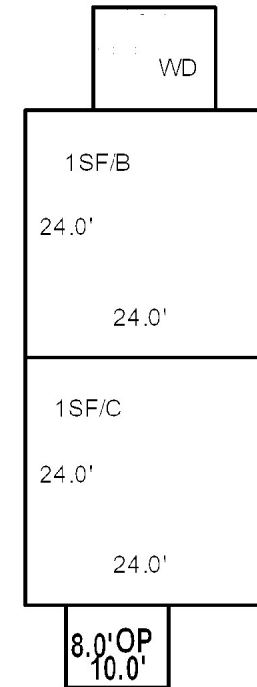
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 288	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 2 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 5 T-111	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 576
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1960	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2019	120	3 100	0	0 %	100 %		1.ONE STORY FRAM
1 ONE STORY	2004	576	3 95	3	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2020	80	0 0	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		R05-039		Account		613		Location		69 FOWLE HILL ROAD		Card		1		Of		1		10/10/2023			
HUGO-VIDAL, VICTORIA J 69 FOWLE HILL ROAD WISCASSET ME 04578 B5893P126				Property Data				Assessment Record															
				Neighborhood				104 RURAL NORTHWEST				Year		Land		Buildings		Exempt		Total			
				Tree Growth Year				0				2010		39,700		29,900		10,000		59,600			
				FARM LAND YEAR				0				2011		39,700		29,900		10,000		59,600			
				OPEN SPACE YEAR				0				2012		39,700		29,900		10,000		59,600			
Previous Owner MERRY, ANN M 69 FOWLE HILL RD WISCASSET ME 04578 Sale Date: 6/06/2022				Zone/Land Use				21 RURAL				2013		39,700		29,900		10,000		59,600			
				Secondary Zone				2014		39,700		29,900		10,000		59,600							
								2015		39,700		29,900		10,000		59,600							
				Topography				1 Level				2016		39,700		29,900		15,000		54,600			
								1.Level		4.Below St		7.Steep		2017		39,700		29,900		20,000		49,600	
2.Rolling		5.Low						8.Rough		2018		39,700		29,900		20,000		49,600					
3.Above St		6.Swampy						9.		2019		39,700		29,900		20,000		49,600					
Utilities								4 Drilled Well 6 Septic System				2020		39,700		29,900		25,000		44,600			
1.Public		4.Dr Well						7.Cesspool		2021		39,700		29,900		25,000		44,600					
2.Water		5.DUG/LAKE						8.		2022		39,700		29,900		24,000		45,600					
3.Sewer		6.Septic						9.None		2023		41,700		37,400		0		79,100					
Street								1 Paved				Land Data											
1.Paved		4.Proposed						7.															
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				Sale Date		6/06/2022		13.Nabla Triangle								3.Topography							
				Price		147,500		14.Rear Land								4.Size/Shape							
Sale Type				2 Land & Buildings				15.Front Foot								5.Access							
1.Land		4.Mobile		7.		Square Foot		Square Feet								6.Restriction							
2.L & B		5.Other		8.														7.Corner/Locatio					
3.Building		6.		9.		16.Regular Lot										8.View/Environ							
Financing				9 Unknown				17.Secondary Site								9.Fract Share							
1.Convent		4.Seller		7.		18.Secondary Site										Acres							
2.FHA/VA		5.Private		8.		19.Condominium										30.Rear 20+							
3.Assumed		6.Cash		9.Unknown		20.Base Homesite										31.Waterfront Rea							
Validity				1 Arms Length Sale				Fract. Acre		Acreage/Sites								32.Open Space					
1.Valid		4.Split		7.Renovate		21.HS Size Adj								20		1.00		100 %		0		33.RestrictEsm	
2.Related		5.Partial		8.Other		23.Deep WF Size A		21		1.00		100 %		0		34.PASTURE 1							
3.Distress		6.Exempt		9.Foreclose		Acres		28		0.99		100 %		0		35.HORTICULTURAL-							
Verified				5 Public Record				24.Base Waterfron								36.Pasture 3							
1.Buyer		4.Agent		7.Family		25.Shallow WF Siz										37.Softwood							
2.Seller		5.Pub Rec		8.Other		26.Base Water Inf										38.Mixed Wood							
3.Lender		6.MLS		9.		27.Influence W Si										39.Hardwood							
WISCASSET								28.Rear Land 1-10		Total Acreage				1.99								40.Wasteland	
								29.Rear Land 11-2															
																						42.Mobile Home Si	
																						43.Condo Site	
																						44.Site Improve	
																						45.CAMP SITE	
																						46.PAVING/00	

WISCASSET

Map Lot R05-039

Account 613

Location 69 FOWLE HILL ROAD

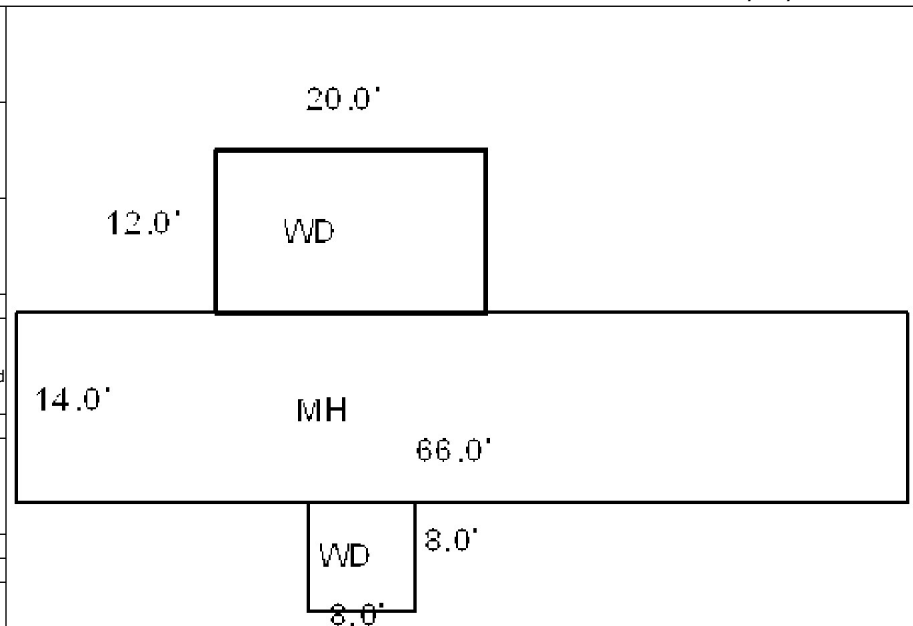
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1993	240	3 100	3	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2000	64	3 100	3	0 %	100 %		2.TWO STORY FRAM
997 12' Mobile	1993	14x66	3 100	4	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



Map Lot R05-039-001

Account 614

Location 109 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

FAIRFIELD, CASSANDRA M
FKA-BICKFORD, CASSANDRA M
WISCASSET ME 04578

B4519P261

Previous Owner
COLLAMORE, WILSON REX J/T
COLLAMORE, CYNTHIA
C/O TONY M. & CASSANDRA M. BICKFORD
WISCASSET ME 04578
Sale Date: 4/30/2012

Previous Owner
SPARKS, ANN M.

107 FOWLE HILL ROAD
WISCASSET ME 04578
Sale Date: 12/21/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'17 REMOVE TONY (DIVORCE DECREE)
2012-Corrected ownership on this property.
2013-Previous owner Wilson Rex & Cynthia Collamore BK4239 PG51.

WISCASSET

Property Data

Neighborhood **104 RURAL NORTHWEST**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 **4/30/2012**

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	30,500	57,100	0	87,600
2011	30,500	57,100	0	87,600
2012	30,500	59,400	0	89,900
2013	30,500	59,400	0	89,900
2014	30,500	59,400	10,000	79,900
2015	30,500	59,400	10,000	79,900
2016	30,500	59,400	15,000	74,900
2017	30,500	59,400	20,000	69,900
2018	30,500	59,400	20,000	69,900
2019	30,500	59,400	20,000	69,900
2020	30,500	59,400	25,000	64,900
2021	30,500	59,400	25,000	64,900
2022	30,500	59,400	24,000	65,900
2023	38,100	74,300	25,000	87,400

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
20		1.00	100	%	0	37.Softwood
21		0.89	100	%	0	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		0.89				

WISCASSET

Map Lot R05-039-001

Account 614

Location 109 FOWLE HILL ROAD

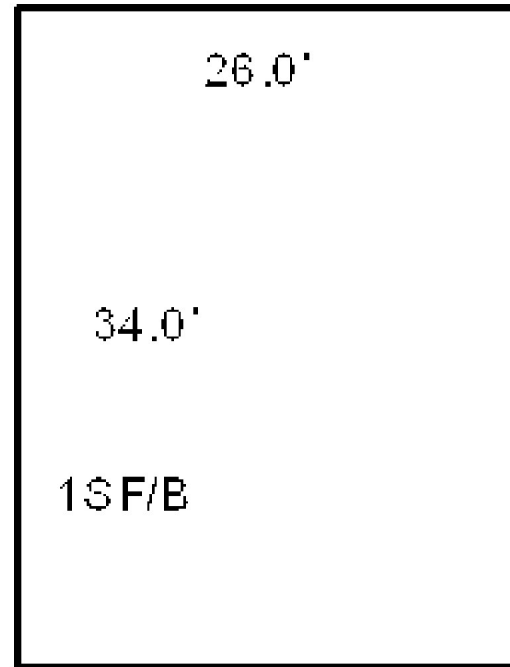
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 884
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1965	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2011	240	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



Map Lot R05-039-002

Account 615

Location 107 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

GAGNON, JOSEPH
WISCASSET ME 04578

B4728P111

Previous Owner
SPARKS, ANN M.107 FOWLE HILL ROAD
WISCASSET ME 04578
Sale Date: 10/29/2013Previous Owner
SPARKS, ANN M.107 FOWLE HILL ROAD
WISCASSET ME 04578
Sale Date: 12/21/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2010-Former Owner: Ann M. Sparks BK968 PG257, bought 08/19/1978. Removed homestead ex.

2012-This property was incorrectly changed to the Collamore's who bought property next door. Both have been corrected now.

2014-Former owner: Ann M. Sparks, deeded to son Joseph Gagnon, reserving life estate.

WISCASSET**Property Data**

Neighborhood	105 RURAL NORTH		
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	10/29/2013		
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	38,600	63,900	0	102,500
2011	38,600	63,900	0	102,500
2012	38,600	63,900	10,000	92,500
2013	38,600	63,900	10,000	92,500
2014	38,600	63,900	10,000	92,500
2015	38,600	63,900	10,000	92,500
2016	38,600	63,900	15,000	87,500
2017	38,600	63,900	20,000	82,500
2018	38,600	63,900	20,000	82,500
2019	38,600	63,900	20,000	82,500
2020	38,600	63,900	25,000	77,500
2021	38,600	63,900	25,000	77,500
2022	38,600	63,900	24,000	78,500
2023	48,300	79,800	25,000	103,100

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		1.05				

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 R05-039-002




Account 615

Location 107 FOWLE HILL ROAD

Card 1

Of 1

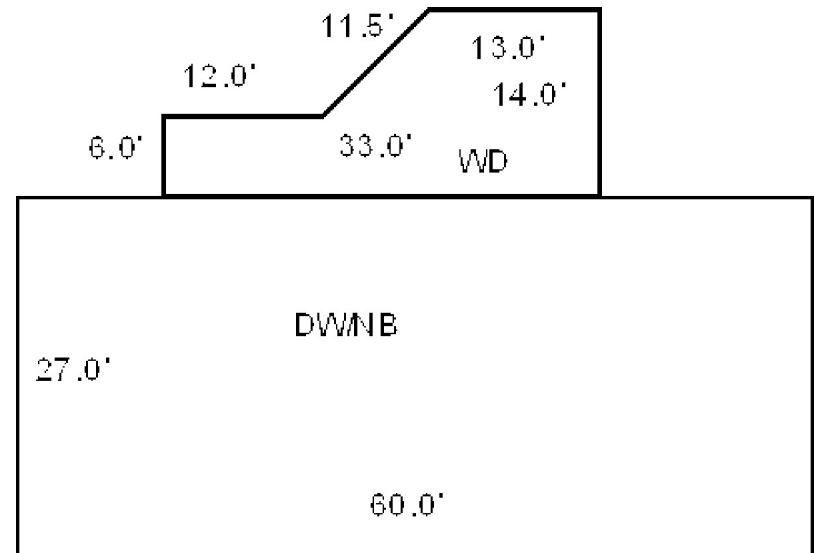
10/10/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1620
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1996	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/07/2009

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1996	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



CEMENT PATIO



Map Lot R05-039-003

Account 616

Location 105 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

GAGNON, JOSEPH S
WISCASSET ME 04578

B1642P127

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-REMOVED DWELLING AND CODED AS GARAGE WITH
APARTMENT UPSTAIRS, ALSO DECK
2013-Added 28 x 40 garage to original garage, now 28 x 72.

WISCASSET

Property Data

Neighborhood **104 RURAL NORTHWEST**

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	30,600	47,300	0	77,900
2011	30,600	47,300	0	77,900
2012	30,600	47,300	10,000	67,900
2013	30,600	106,200	10,000	126,800
2014	30,600	106,200	10,000	126,800
2015	30,600	106,200	10,000	126,800
2016	30,600	106,200	15,000	121,800
2017	30,600	106,200	20,000	116,800
2018	30,600	106,200	20,000	116,800
2019	30,600	106,200	20,000	116,800
2020	30,600	106,200	25,000	111,800
2021	30,600	106,200	25,000	111,800
2022	30,600	106,200	24,000	112,800
2023	38,200	132,800	25,000	146,000

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		0.92				

WISCASSET

Map Lot R05-039-003

Account 616

Location 105 FOWLE HILL ROAD

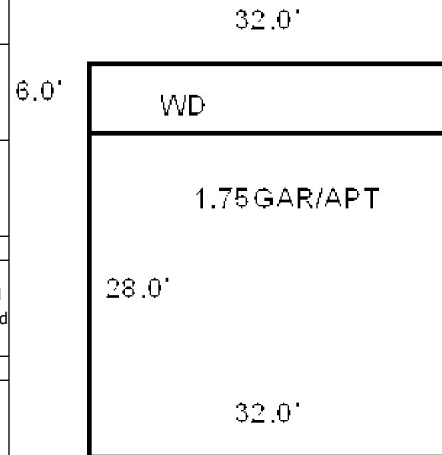
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/07/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1999	192	3 105	4	0 %	100 %		1.ONE STORY FRAM
92 3/4S AD/GAR.....	1999	896	3 105	4	0 %	100 %		2.TWO STORY FRAM
92 3/4S AD/GAR.....	2012	1120	3 105	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1999	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



SHED 8X12



Map Lot R05-039-004

Account 617

Location 91 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

JONES, GLORIA J
JONES, RONALD A
91 FOWLE HILL ROAD
WISCASSET ME 04578

B1538P40 B5302P124

Previous Owner
HICKEY, DEBORAH L

91 FOWLE HILL ROAD
WISCASSET ME 04578
Sale Date: 9/07/2018

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	38,400	60,600	0	99,000		
Tree Growth Year 0			2011	38,400	60,600	0	99,000		
FARM LAND YEAR 0			2012	38,400	60,600	0	99,000		
OPEN SPACE YEAR 0			2013	38,400	60,600	0	99,000		
Zone/Land Use 21 RURAL			2014	38,400	60,600	0	99,000		
			2015	38,400	60,600	0	99,000		
Secondary Zone			2016	38,400	60,600	0	99,000		
Topography 2 Rolling			2017	38,400	60,600	0	99,000		
			2018	38,400	60,600	0	99,000		
1.Level 4.Below St 7.Steep			2019	38,400	60,600	0	99,000		
2.Rolling 5.Low 8.Rough			2020	38,400	60,600	0	99,000		
3.Above St 6.Swampy 9.			2021	38,400	60,600	0	99,000		
Utilities 4 Drilled Well 6 Septic System			2022	38,400	60,600	0	99,000		
1.Public 4.Dr Well 7.Cesspool			2023	48,000	75,700	0	123,700		
2.Water 5.DUG/LAKE 8.			Land Data						
3.Sewer 6.Septic 9.None									
Street 1 Paved			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
				14.Rear Land			%		4.Size/Shape
				15.Front Foot			%		5.Access
							%		6.Restriction
							%		7.Corner/Locatio
							%		8.View/Environ
TREE GROWTH PLAN 0			Square Foot	Square Feet				9.Fract Share	
CONSERV EASE 0						%		Acres	
Sale Data						%			30.Rear 20+
						%			31.Waterfront Rea
Sale Date 9/07/2018						%			32.Open Space
Price 141,500						%			33.RestrictEsm
Sale Type 2 Land & Buildings						%		34.PASTURE 1	
1.Land 4.Mobile 7.						%		35.HORTICULTURAL-	
2.L & B 5.Other 8.						%		36.Pasture 3	
3.Building 6. 9.						%		37.Softwood	
Financing 9 Unknown					%		38.Mixed Wood		
1.Convent 4.Seller 7.					%		39.Hardwood		
2.FHA/VA 5.Private 8.					%		40.Wasteland		
3.Assumed 6.Cash 9.Unknown					%		41.CAMP SITE		
Validity 1 Arms Length Sale			Fract. Acre	Acreage/Sites				42.Mobile Home Si	
1.Valid 4.Split 7.Renovate				20	1.00	100	%	0	43.Condo Site
2.Related 5.Partial 8.Other				21	0.97	100	%	0	44.Site Improveve
3.Distress 6.Exempt 9.Foreclose							%		45.CAMP SITE
Verified 5 Public Record							%		
1.Buyer 4.Agent 7.Family							%		
2.Seller 5.Pub Rec 8.Other							%		
3.Lender 6.MLS 9.							%		
							%		
				Total Acreage		0.97			

WISCASSET

Map Lot R05-039-004



Account 617

Location 91 FOWLE HILL ROAD

Card 1

Of 1

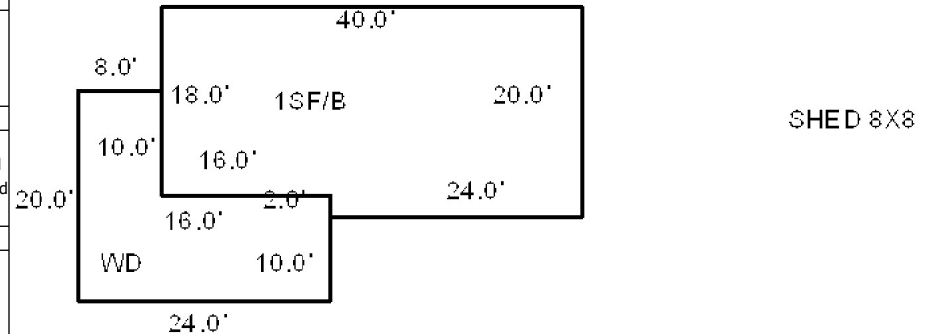
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1955	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1980	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/23/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2006	320	4 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1998	64	1 100	1	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



WISCASSET

Map Lot R05-039-005



Account 618

Location 85 FOWLE HILL ROAD

Card 1

Of 1

10/10/2023

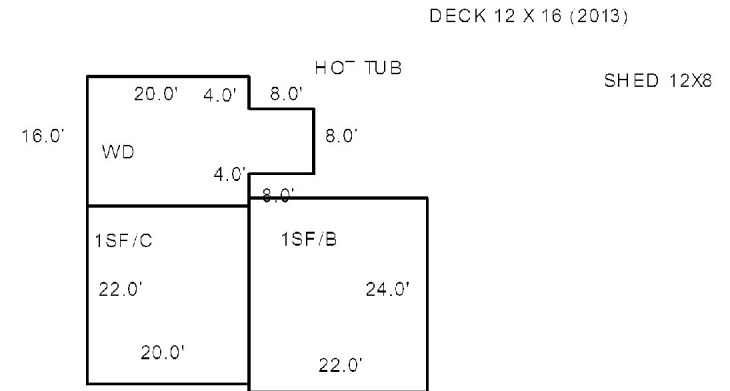
Building Style 6 Split Level	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 968
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1990	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 2 1/2 Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	1990	44	0 0	0	0 %	0 %	
24 Frame Shed	2012	192	3 100	5	0 %	100 %	
24 Frame Shed	2006	96	3 100	4	0 %	100 %	
68 Wood Deck	2006	384	0 0	0	0 %	0 %	
24 Frame Shed	2012	192	3 105	5	0 %	100 %	
68 Wood Deck	2013	192	3 105	5	0 %	100 %	
24 Frame Shed	2018	140	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	

SHED 8X10



SHED

12 X 16

01/09/2007

Map Lot R05-039-006

Account 619

Location 79 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

CURTIS, GREGORY A
CURTIS, KIMBERLY A
WISCASSET ME 04578

B919P12

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			2010	30,700	153,000	10,000	173,700		
Tree Growth Year 0			2011	30,700	153,000	16,000	167,700		
FARM LAND YEAR 0			2012	30,700	153,000	16,000	167,700		
OPEN SPACE YEAR 0			2013	30,700	153,000	16,000	167,700		
Zone/Land Use 21 RURAL			2014	30,700	153,000	16,000	167,700		
Secondary Zone			2015	30,700	153,000	16,000	167,700		
			2016	30,700	153,000	21,000	162,700		
Topography 1 Level			2017	30,700	153,000	26,000	157,700		
1.Level	4.Below St	7.Steep	2018	30,700	153,000	26,000	157,700		
2.Rolling	5.Low	8.Rough	2019	30,700	153,000	26,000	157,700		
3.Above St	6.Swampy	9.							
Utilities	4 Drilled Well	6 Septic System	2020	30,700	153,000	31,000	152,700		
1.Public	4.Dr Well	7.Cesspool	2021	30,700	153,000	31,000	152,700		
2.Water	5.DUG/LAKE	8.	2022	30,700	153,000	29,760	153,940		
3.Sewer	6.Septic	9.None	2023	38,400	191,300	31,000	198,700		
Street 1 Paved			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				
TREE GROWTH PLAN 0			Square Foot	Square Feet			8.View/Environ		
						%		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			
Validity			Fract. Acre	Acreage/Sites			35.HORTICULTURAL-		
								36.Pasture 3	
1.Valid	4.Split	7.Renovate		20	1.00	100	%	0	37.Softwood
2.Related	5.Partial	8.Other		21	0.96	100	%	0	38.Mixed Wood
3.Distress	6.Exempt	9.Foreclose					%		39.Hardwood
							%		40.Wasteland
							%		41.CAMP SITE
Verified			Acres				%		42.Mobile Home Si
1.Buyer	4.Agent	7.Family					%		43.Condo Site
2.Seller	5.Pub Rec	8.Other					%		44.Site Improve
3.Lender	6.MLS	9.					%		45.CAMP SITE
							%		
							%		
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WISCASSET

Map Lot R05-039-006

Account 619

Location 79 FOWLE HILL ROAD

Card 1

Of 1

10/10/2023

Building Style 3 Raised Ranch	SF Bsmt Living 460	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 920
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1976	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 6.Other 9.
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

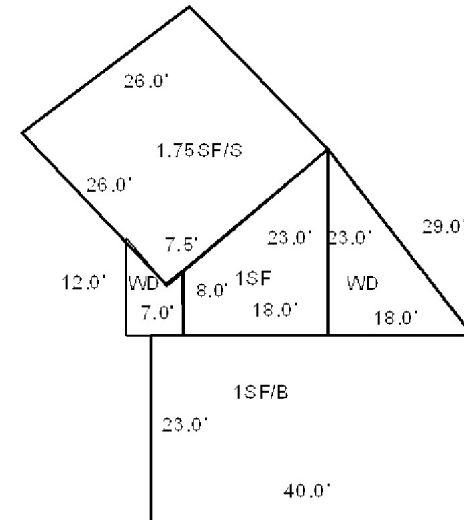
Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	0	279	0 0	0	0 %	0 %	
26 1SFr Overhang	0	34	0 0	0	0 %	0 %	
68 Wood Deck	0	218	0 0	0	0 %	0 %	
68 Wood Deck	2005	72	0 0	0	0 %	0 %	
24 Frame Shed	2001	256	3 100	3	0 %	100 %	
5 1 & 3/4 STORY FR	0	676	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

SHED 16X16





WISCASSET

Map Lot R05-039-007

Account 620

Location 73 FOWLE HILL ROAD

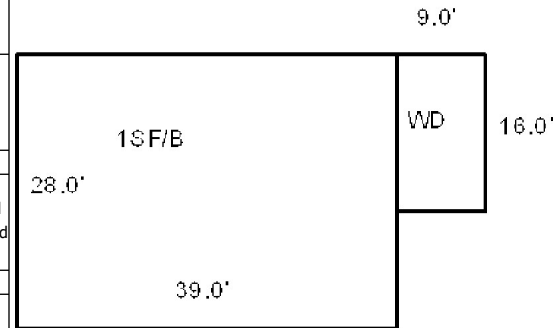
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1092
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1990	144	3 100	3	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1995	624	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



GARAGE 26 X24



Map Lot R05-039-A

Account 621

Location 23 SHEA ROAD

Card 1 Of 1 10/10/2023

GROVER, ANNA L WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	32,000	93,500	10,000	115,500		
			FARM LAND YEAR 0			2011	32,000	93,500	10,000	115,500		
			OPEN SPACE YEAR 0			2012	32,000	93,500	10,000	115,500		
B1969P176 B3826P84			Zone/Land Use 21 RURAL			2013	32,000	93,500	10,000	115,500		
			Secondary Zone			2014	32,000	93,500	10,000	115,500		
						2015	32,000	93,500	10,000	115,500		
Previous Owner GROVER SR., PAUL A. & ANNA L. GROVER III, CHESTER B.			Topography 1 Level			2016	32,000	93,500	15,000	110,500		
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	32,000	93,500	20,000	105,500		
WISCASSET ME 04578 Sale Date: 3/20/2007			Utilities 4 Drilled Well 6 Septic System			2018	32,000	93,500	20,000	105,500		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	32,000	93,500	20,000	105,500		
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	32,000	93,500	25,000	100,500		
			TREE GROWTH PLAN 0			2021	32,000	93,500	25,000	100,500		
Inspection Witnessed By:			CONSERV EASE 0			2022	32,000	93,500	24,000	101,500		
			Sale Data			2023	40,100	116,800	25,000	131,900		
X												

WISCASSET

Map Lot R05-039-A


Account 621

Location 23 SHEA ROAD

Card 1

Of 1

10/10/2023

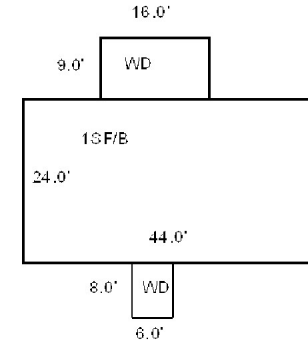
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1056
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1974	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1974	144	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1974	48	0 0	0	0 %	0 %		2.TWO STORY FRAM
76 1.25 ST	1974	528	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1960	168	2 100	1	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1960	170	2 100	1	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 10X17



GARAGE 22X24

SHED 12X14



Map Lot R05-039-A1

Account 2253

Location 21 SHEA ROAD

Card 1 Of 1 10/10/2023

JACOB, ELIJAH B
JACOB, ELIZABETH R
21 SHEA ROAD
WISCASSET ME 04578

B5931P130

Previous Owner
GROVER, CHESTER B III
GROVER, MICHELLE M

WISCASSET ME 04578
Sale Date: 9/12/2022

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-SOLD HOUSE & 2.49 AC TO BASSETT. THIS IS
RESERVED LAND.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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			
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	5 Private		
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	9/12/2022		
Price	32,500		
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	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	32,800	0	0	32,800
2011	32,800	0	0	32,800
2012	32,800	0	0	32,800
2013	32,800	0	0	32,800
2014	32,800	0	0	32,800
2015	32,800	0	0	32,800
2016	32,800	0	0	32,800
2017	32,800	0	0	32,800
2018	32,800	0	0	32,800
2019	32,800	0	0	32,800
2020	32,800	0	0	32,800
2021	32,800	0	0	32,800
2022	32,800	0	0	32,800
2023	41,100	0	0	41,100

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		2.02				

WISCASSET

Map Lot R05-039-A1

Account 2253

Location 21 SHEA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/10/2007								
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

Map Lot R05-039-A2

Account 623

Location 81 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

CURTIS, CHRISTOPHER H
CURTIS, VALERY L
WISCASSET ME 04578

B2367P183

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			2010	34,500	72,700	10,000	97,200		
Tree Growth Year 0			2011	34,500	72,700	10,000	97,200		
FARM LAND YEAR 0			2012	34,500	72,700	10,000	97,200		
OPEN SPACE YEAR 0			2013	34,500	72,700	10,000	97,200		
Zone/Land Use 21 RURAL			2014	34,500	72,700	10,000	97,200		
			2015	34,500	72,700	10,000	97,200		
Secondary Zone			2016	34,500	72,700	15,000	92,200		
Topography 2 Rolling			2017	34,500	72,700	20,000	87,200		
			2018	34,500	72,700	20,000	87,200		
1.Level	4.Below St	7.Steep	2019	34,500	72,700	20,000	87,200		
2.Rolling	5.Low	8.Rough							
3.Above St	6.Swampy	9.	2020	34,500	72,700	25,000	82,200		
Utilities 4 Drilled Well 6 Septic System			2021	34,500	72,700	25,000	82,200		
1.Public	4.Dr Well	7.Cesspool	2022	34,500	72,700	24,000	83,200		
2.Water	5.DUG/LAKE	8.							
3.Sewer	6.Septic	9.None	2023	43,100	90,800	31,000	102,900		
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		11.Regular Lot			%		
TREE GROWTH PLAN 0				12.Delta Triangle			%		
CONSERV EASE 0				13.Nabla Triangle			%		
Sale Data				14.Rear Land			%		
				15.Front Foot			%		
Sale Date	2/01/1996		Square Foot	Square Feet					
Price	15,000								
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.	Fract. Acre	Acreage/Sites					
2.FHA/VA	5.Private	8.		20		1.00	100	%	0
3.Assumed	6.Cash	9.Unknown		21		1.00	100	%	0
Validity 7 Renovations				28		1.83	100	%	0
1.Valid	4.Split	7.Renovate						%	
2.Related	5.Partial	8.Other						%	
3.Distress	6.Exempt	9.Foreclose						%	
Verified 5 Public Record			Acres	Total Acreage 2.83					
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							


WISCASSET

Map Lot R05-039-A2

Account 623

Location 81 FOWLE HILL ROAD

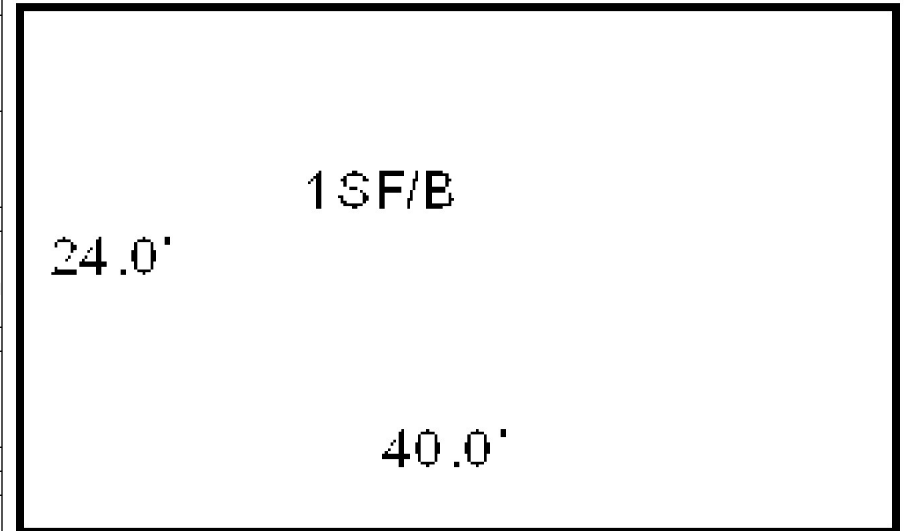
Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 20%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1996	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/13/2007

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 R05-039-A3			Account 622			Location 19 SHEA ROAD			Card 1		Of 1		10/10/2023		
BASSETT, CHARLES S (J/T) BASSETT, KELLY R WISCASSET ME 04578 B2711P48						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	33,800	123,200	10,000	147,000		
						FARM LAND YEAR 0			2011	33,800	123,200	10,000	147,000		
						OPEN SPACE YEAR 0			2012	33,800	123,200	10,000	147,000		
						Zone/Land Use 21 RURAL			2013	33,800	123,200	10,000	147,000		
						Secondary Zone			2014	33,800	123,200	10,000	147,000		
									2015	33,800	123,200	10,000	147,000		
						Topography 1 Level			2016	33,800	123,200	15,000	142,000		
						1.Level 4.Below St 7.Steep	2017	33,800	123,200	20,000	137,000				
						2.Rolling 5.Low 8.Rough	2018	33,800	123,200	20,000	137,000				
						3.Above St 6.Swampy 9.	2019	33,800	123,200	20,000	137,000				
						Utilities 4 Drilled Well 6 Septic System	2020	33,800	123,200	25,000	132,000				
						1.Public 4.Dr Well 7.Cesspool	2021	33,800	123,200	25,000	132,000				
						2.Water 5.DUG/LAKE 8.	2022	33,800	123,200	24,000	133,000				
						3.Sewer 6.Septic 9.None	2023	42,200	154,100	25,000	171,300				
						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/Locatio								
					%		8.View/Environ								
					%		9.Fract Share								
					%		Acres								
					%		30.Rear 20+								
					%		31.Waterfront Rea								
Fract. Acre			Acreege/Sites				32.Open Space								
			20	1.00	100 %	0	33.RestrictEsm								
			21	1.00	100 %	0	34.PASTURE 1								
			28	1.49	100 %	0	35.HORTICULTURAL-								
					%		36.Pasture 3								
					%		37.Softwood								
					%		38.Mixed Wood								
Total Acreage 2.49					%		39.Hardwood								
					%		40.Wasteland								
					%		41.CAMP SITE								
					%		42.Mobile Home Si								
					%		43.Condo Site								
					%		44.Site Improve								
					%		45.CAMP SITE								
								46.PAVING/00							
WISCASSET															

WISCASSET

Map Lot R05-039-A3

Account 622

Location 19 SHEA ROAD

Card 1 Of 1 10/10/2023

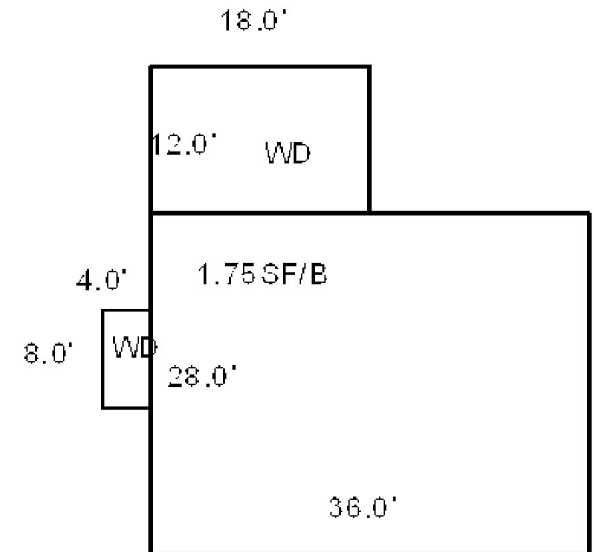
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1008
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1995	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1995	216	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	2006	32	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

SHED 8X12



Map Lot R05-039-B

Account 624

Location 17 SHEA ROAD

Card 1 Of 1 10/10/2023

MILES, MICHAEL J
WISCASSET ME 04578

B4067P29

Previous Owner
PACK, CASSIE

17 SHEA ROAD
WISCASSET ME 04578
Sale Date: 10/30/2008

Previous Owner
MARTIN, JOHN D.

17 SHEA ROAD
WISCASSET ME 04578
Sale Date: 3/25/2004

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-FORMER OWNER: EDWARD E. & FLORA M. DUNHAM
PREVIOUS BK1377 PG0276

2005-FORMER OWNER: JOHN D. MARTIN BK2688 PG313
-\$122,900

2009 TAX YEAR - CORRECTED YEAR OF HOUSE FROM 1990
TO 1978

2009-Former owner: Cassie Pack who bought for \$154,200 in
2004 BK3262 PG24.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	4 Below Street		
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	10/30/2008		
Price	140,000		
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	30,700	132,000	0	162,700
2011	30,700	132,000	0	162,700
2012	30,700	132,000	0	162,700
2013	30,700	132,000	0	162,700
2014	30,700	132,000	0	162,700
2015	30,700	132,000	0	162,700
2016	30,700	132,000	0	162,700
2017	30,700	132,000	0	162,700
2018	30,700	132,000	0	162,700
2019	30,700	132,000	20,000	142,700
2020	30,700	132,000	25,000	137,700
2021	30,700	132,000	25,000	137,700
2022	30,700	132,000	24,000	138,700
2023	38,400	165,100	25,000	178,500

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		0.98				

WISCASSET

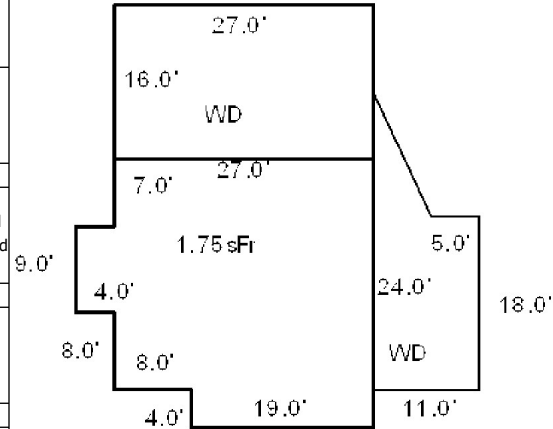
Map Lot R05-039-B

Account 624

Location 17 SHEA ROAD

Card 1 Of 1 10/10/2023

Building Style 7 Modern/Contemp.	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 760
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1978	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



SHED 10X16=160

1.75 S/GAR 24X32=768

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1992	708	3 100	4	0 %	100 %	
24 Frame Shed	1992	160	3 100	4	0 %	100 %	
78 1.75 ST	1992	768	3 110	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



Map Lot R05-039-C			Account 625		Location 113 FOWLE HILL ROAD		Card 1 Of 1		10/10/2023		
MURPHY, SARAH N 113 FOWLE HILL ROAD WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	30,100	94,400	16,000	108,500	
			FARM LAND YEAR 0			2011	30,100	94,400	16,000	108,500	
			OPEN SPACE YEAR 0			2012	30,100	94,400	16,000	108,500	
B3561P34 B4468P306 B4980P127			Zone/Land Use 21 RURAL			2013	30,100	94,400	16,000	108,500	
Previous Owner AVERSANO, CHARLOTTE F. J/T AVERSANO, CHRISTOPHER J.			Secondary Zone			2014	30,100	94,400	16,000	108,500	
						2015	30,100	94,400	16,000	108,500	
WISCASSET ME 04578 Sale Date: 2/22/2016			Topography 1 Level			2016	30,100	84,000	0	114,100	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	30,100	84,000	0	114,100	
Previous Owner AVERSANO, PHILIP J/T AVERSANO, CHARLOTT F.			Utilities 4 Drilled Well 6 Septic System			2018	30,100	84,000	0	114,100	
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	30,100	84,000	20,000	94,100	
WISCASSET ME 04578 Sale Date: 9/28/2005			Street 1 Paved			2020	30,100	84,000	25,000	89,100	
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	30,100	84,000	25,000	89,100	
Previous Owner COOK, RANDY T. COOK, MIRIAM J.			TREE GROWTH PLAN 0			2022	30,100	84,000	24,000	90,100	
			CONSERV EASE 0			2023	37,700	106,900	25,000	119,600	
WISCASSET ME 04578 Sale Date: 9/28/2005			Sale Data			Land Data					
			Sale Date 2/22/2016 Price 103,000			Front Foot		Type	Effective		Influence
Inspection Witnessed By:			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Frontage	Depth	Factor	Code		
			Square Foot			Square Feet					
X			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share	
			Fract. Acre			Acreege/Sites					
Date			21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A			20	1.00	100	%	0	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
			Validity 1 Arms Length Sale			21	0.76	100	%	0	
No./Date			1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose								
			Verified 5 Public Record								
Description			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.								
Date Insp.											
Notes:											
6/1/23 NAH- EST HALF BATH ADDED (2 PIPES). 2006-PREVIOUS OWNER: RANDY & MIRIAM COOK BK2166 PG98 7/96 FOR \$72,900.											
2012-Mr. Aversano passed away 10/11/2011 leaving property to wife, Charlotte, who added Christopher J. Aversano, 32 High Street, Auburn, ME to the deed.											
WISCASSET											

WISCASSET

Map Lot R05-039-C


Account 625

Location 113 FOWLE HILL ROAD

Card 1

Of 1

10/10/2023

Building Style 2 Ranch	SF Bsmt Living 576	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1974	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

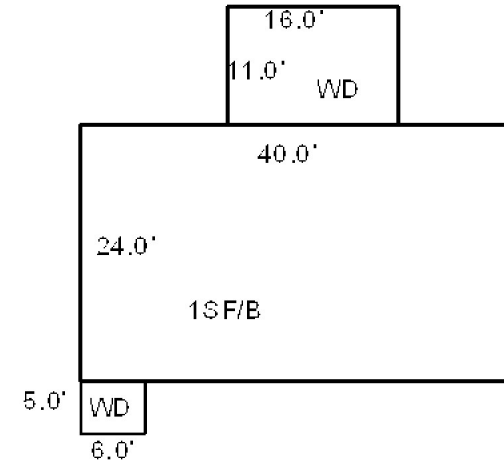
Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1994	30	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1974	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2006	64	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1974	176	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

\$HED 12X16=192

\$HED 8X8=64



Map Lot R05-039-D

Account 626

Location 9 SHEA ROAD

Card 1 Of 1 10/10/2023

SMALL, TERENCE A
SMALL, CYNTHIA K
W. MELBOURNE FL 32904

B2014P84

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2/1/11-Removed homestead exemption as the Small's now receive it in Florida.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
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	30,100	75,300	10,000	95,400
2011	30,100	75,300	0	105,400
2012	30,100	75,300	0	105,400
2013	30,100	75,300	0	105,400
2014	30,100	75,300	0	105,400
2015	30,100	75,300	0	105,400
2016	30,100	75,300	0	105,400
2017	30,100	75,300	0	105,400
2018	30,100	75,300	0	105,400
2019	30,100	75,300	0	105,400
2020	30,100	75,300	0	105,400
2021	30,100	75,300	0	105,400
2022	30,100	75,300	0	105,400
2023	37,600	94,100	0	131,700

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		0.74				





WISCASSET

Map Lot R05-039-D

Account 626

Location 9 SHEA ROAD

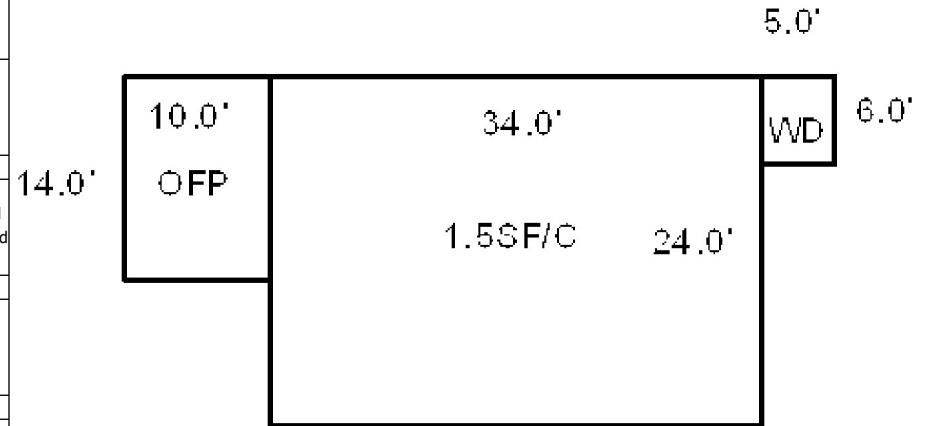
Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 816
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	1970	140	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1970	30	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	2009	120	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



WISCASSET

Map Lot R05-039-E

Account 2764

Location OFF FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 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.		
			2.Relative 5.Estimate 8.			3.Tenant 6.Other 9.		
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

Map Lot R05-040

Account 627

Location 55 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

BRANN, RICHARD F
WISCASSET ME 04578

B1055P236

Property Data

Neighborhood **104 RURAL NORTHWEST**

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

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 36,800 67,700 10,000 94,500

2011 36,800 67,700 10,000 94,500

2012 36,800 67,700 10,000 94,500

2013 36,800 67,700 16,000 88,500

2014 36,800 67,700 16,000 88,500

2015 36,800 67,700 16,000 88,500

2016 36,800 67,700 21,000 83,500

2017 36,800 67,700 26,000 78,500

2018 36,800 67,700 26,000 78,500

2019 36,800 67,700 26,000 78,500

2020 36,800 67,700 31,000 73,500

2021 36,800 67,700 31,000 73,500

2022 36,800 67,700 29,760 74,740

2023 46,000 84,600 31,000 99,600

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

4.00

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:

WISCASSET





WISCASSET

Map Lot R05-040

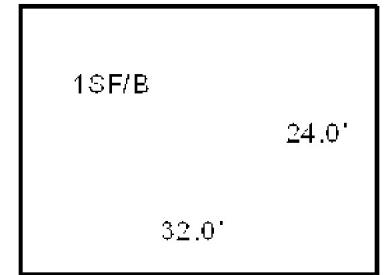
Account 627

Location 55 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1980	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

GARAGE 24X24



Date Inspected 3/09/2007

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1980	576	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



WISCASSET



WISCASSET

Map Lot R05-041

Account 628

Location 21 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

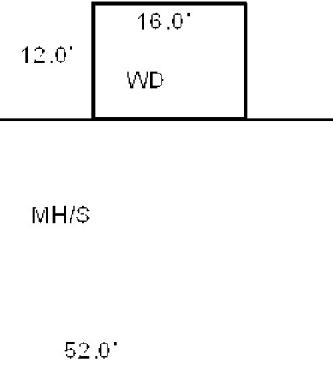
Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1456
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2003	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 9 No 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2003	256	4 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2003	35	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2003	192	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2006	128	2 100	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

COOP



SHED 16X16=256

01/09/2007

Map Lot R05-042

Account 629

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SOULE, RAYMOND A
WISCASSET ME 04578

B1581P286

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record							
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	53,400	154,500	0	207,900			
Tree Growth Year 0			2011	53,400	154,500	0	207,900			
FARM LAND YEAR 0			2012	53,400	154,500	0	207,900			
OPEN SPACE YEAR 0			2013	53,400	154,500	0	207,900			
Zone/Land Use 21 RURAL			2014	53,400	154,500	0	207,900			
			2015	53,400	154,500	0	207,900			
Secondary Zone			2016	53,400	154,500	0	207,900			
Topography 2 Rolling			2017	53,400	154,500	0	207,900			
			2018	53,400	154,500	0	207,900			
1.Level	4.Below St	7.Steep	2019	53,400	154,500	0	207,900			
2.Rolling	5.Low	8.Rough		2020	53,400	154,500	0	207,900		
3.Above St	6.Swampy	9.	2021	53,400	154,500	0	207,900			
Utilities 9 NoWater/NoSewer			2022	53,400	154,500	0	207,900			
1.Public	4.Dr Well	7.Cesspool	2023	56,600	164,400	0	221,000			
2.Water	5.DUG/LAKE	8.		Land Data						
3.Sewer	6.Septic	9.None	Front Foot	Type	Effective		Influence		Influence Codes	
Street 1 Paved		Frontage			Depth	Factor	Code			
1.Paved	4.Proposed	7.					%			1.Open Space
2.Semi Imp	5.Private	8.					%			2.Neighborhood A
3.Gravel	6.Pub Eas	9.NoStreet					%			3.Topography
TREE GROWTH PLAN 0							%			4.Size/Shape
CONSERV EASE 0							%			5.Access
Sale Data					%		6.Restriction			
					%		7.Corner/Locatio			
Sale Date					%		8.View/Environ			
Price					%		9.Fract Share			
Sale Type					%		Acres			
1.Land	4.Mobile	7.	Square Foot	Square Feet				30.Rear 20+		
2.L & B	5.Other	8.				%		31.Waterfront Rea		
3.Building	6.	9.				%		32.Open Space		
Financing						%		33.RestrictEsm		
1.Convent	4.Seller	7.				%		34.PASTURE 1		
2.FHA/VA	5.Private	8.				%		35.HORTICULTURAL-		
3.Assumed	6.Cash	9.Unknown				%		36.Pasture 3		
Validity			Fract. Acre	Acreage/Sites				37.Softwood		
1.Valid	4.Split	7.Renovate		20	1.00	100	%	0	38.Mixed Wood	
2.Related	5.Partial	8.Other		21	1.00	100	%	0	39.Hardwood	
3.Distress	6.Exempt	9.Foreclose		28	10.00	100	%	0	40.Wasteland	
Verified				29	2.60	100	%	0	41.CAMP SITE	
1.Buyer	4.Agent	7.Family						%		42.Mobile Home Si
2.Seller	5.Pub Rec	8.Other						%		43.Condo Site
3.Lender	6.MLS	9.					%		44.Site Improveve	
							%		45.CAMP SITE	
							%			
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- 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
- 46.PAVING/00

WISCASSET

Map Lot R05-042


Account 629

Location WEST ALNA ROAD

Card 1

Of 1

10/10/2023

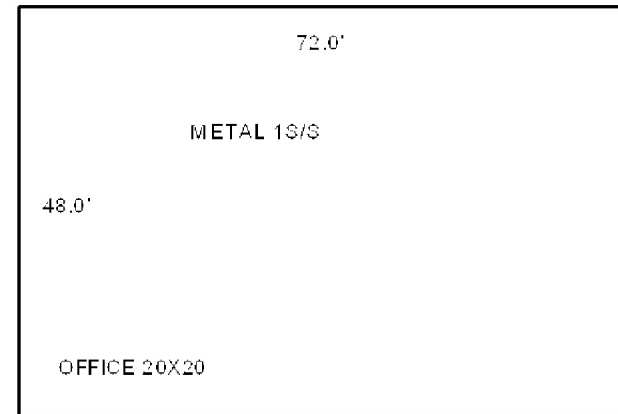
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1999	720	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1999	64	1 100	1	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1999	64	1 100	1	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1999	100	1 100	1	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1999	64	1 100	1	0 %	100 %		5.1 & 3/4 STORY
267 WAREHOUSE	2005	3456	3 100	4	0 %	100 %		6.2 & 1/2 STORY
271 OFFICE MEZZ	1999	400	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

24X30= LUMBER



Map Lot R05-042-001

Account 630

Location 35 FOWLE HILL ROAD

Card 1 Of 1 10/10/2023

SOULE, RAYMOND
WISCASSET ME 04578

SOULE, RAYMOND WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	0	15,700	0	15,700		
			FARM LAND YEAR 0			2011	0	15,700	0	15,700		
			OPEN SPACE YEAR 0			2012	0	15,700	0	15,700		
			Zone/Land Use 21 RURAL			2013	0	15,700	0	15,700		
			Secondary Zone			2014	0	15,700	0	15,700		
						2015	0	15,700	0	15,700		
			Topography 1 Level			2016	0	15,700	0	15,700		
						1.Level 4.Below St 7.Steep	2017	0	15,700	0	15,700	
2.Rolling 5.Low 8.Rough	2018	0				15,700	0	15,700				
3.Above St 6.Swampy 9.	2019	0				15,700	0	15,700				
Utilities 4 Drilled Well 6 Septic System	2020	0				15,700	0	15,700				
1.Public 4.Dr Well 7.Cesspool	2021	0				15,700	0	15,700				
			2.Water 5.DUG/LAKE 8.	2022	0	15,700	0	15,700				
			3.Sewer 6.Septic 9.None	2023	0	19,600	0	19,600				
			Street 1 Paved			Land Data						
			1.Paved 4.Proposed 7.	Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot	Type	Effective		Influence		Influence Codes		
			2.Semi Imp 5.Private 8.			Frontage	Depth	Factor	Code	1.Open Space		
3.Gravel 6.Pub Eas 9.NoStreet							2.Neighborhood A					
TREE GROWTH PLAN 0							3.Topography					
CONSERV EASE 0							4.Size/Shape					
X <div>Date</div>			Sale Data							5.Access		
			Sale Date							6.Restriction		
			Price							7.Corner/Locatio		
			Sale Type							8.View/Environ		
			1.Land 4.Mobile 7.	Square Foot		Square Feet				9.Fract Share		
			2.L & B 5.Other 8.	Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite						Acres		
			3.Building 6. 9.							30.Rear 20+		
			Financing							31.Waterfront Rea		
			1.Convent 4.Seller 7.							32.Open Space		
			2.FHA/VA 5.Private 8.							33.RestrictEsm		
			3.Assumed 6.Cash 9.Unknown					34.PASTURE 1				
			Validity							35.HORTICULTURAL-		
			1.Valid 4.Split 7.Renovate	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				36.Pasture 3			
			2.Related 5.Partial 8.Other						37.Softwood			
			3.Distress 6.Exempt 9.Foreclose						38.Mixed Wood			
Verified								39.Hardwood				
1.Buyer 4.Agent 7.Family							40.Wasteland					
WISCASSET			2.Seller 5.Pub Rec 8.Other					41.CAMP SITE				
			3.Lender 6.MLS 9.					42.Mobile Home Si				
										43.Condo Site		
										44.Site Improveveme		
										45.CAMP SITE		
						Total Acreage	0.00	46.PAVING/00				


WISCASSET

Map Lot R05-042-001

Account 630

Location 35 FOWLE HILL ROAD

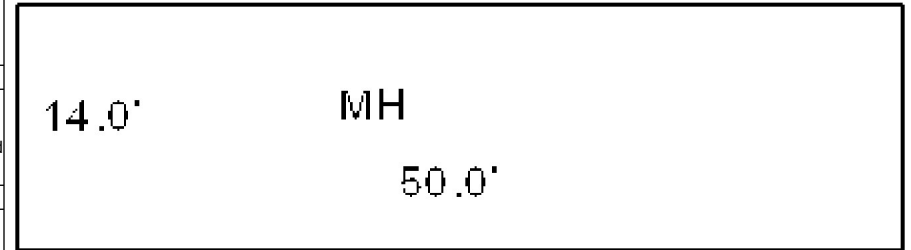
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 3 Information Only
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1996	14x50	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



Map Lot R05-042-A

Account 631

Location 5 DOW ROAD

Card 1 Of 1 10/10/2023

CANADA, KYLE N
CANADA, ASHLEY M
5 DOW ROAD
WISCASSET ME 04578

B5924P305

Previous Owner
LINDEMANN, MATHEW C
LINDEMANN, ASHLEY M
5 DOW ROAD
WISCASSET ME 04578
Sale Date: 8/24/2022

Previous Owner
BRADFORD, LUCINDA

28 GOOSE ROCK ROAD
WESTPORT ISLAND ME 04578
Sale Date: 8/04/2020

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'16 W/MRS ADD WD.
2008-old shed (1970) was removed. Removed decks as well-no longer there. Mobile home moved off property mid April, new modular should be there for April 2009.

WISCASSET

Property Data

Neighborhood **104 RURAL NORTHWEST**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 **8/24/2022**Price **296,000**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	31,800	111,800	0	143,600
2011	31,800	111,800	0	143,600
2012	31,800	111,800	0	143,600
2013	31,800	111,800	0	143,600
2014	31,800	111,800	0	143,600
2015	31,800	111,800	0	143,600
2016	31,800	113,000	0	144,800
2017	31,800	113,000	0	144,800
2018	31,800	113,000	0	144,800
2019	31,800	113,000	0	144,800
2020	31,800	113,000	0	144,800
2021	31,800	113,000	0	144,800
2022	31,800	113,000	0	144,800
2023	39,800	141,300	0	181,100

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		1.50		

WISCASSET

Map Lot R05-042-A


Account 631

Location 5 DOW ROAD

Card 1

Of 1

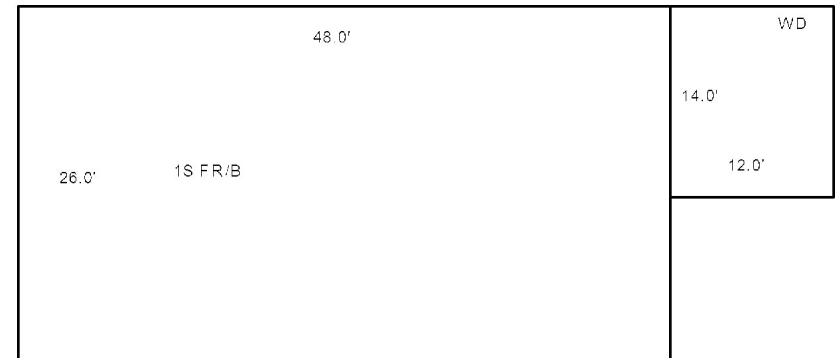
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1248
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2008	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 2 Relative
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2005	112	4 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2015	168	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



SHED 8X14



Map Lot R05-042-B

Account 632

Location 15 DOW ROAD

Card 1 Of 1 10/10/2023

FRENCH, RONALD A
WISCASSET ME 04578

B2445P14

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-SPLIT OFF SON'S M/H ETC. TO HIM SO THAT HE
WOULD NOW RECEIVE BILL.
2009-Sold 1.8 acres to son who put new mobile home on land.
This property now 1.9 acres.

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
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			
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	32,600	164,600	10,000	187,200
2011	32,600	164,600	10,000	187,200
2012	32,600	164,600	10,000	187,200
2013	32,600	164,600	10,000	187,200
2014	32,600	164,600	10,000	187,200
2015	32,600	164,600	10,000	187,200
2016	32,600	164,600	15,000	182,200
2017	32,600	164,600	20,000	177,200
2018	32,600	164,600	20,000	177,200
2019	32,600	164,600	20,000	177,200
2020	32,600	164,600	25,000	172,200
2021	32,600	164,600	25,000	172,200
2022	32,600	164,600	24,000	173,200
2023	40,800	205,800	25,000	221,600

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		1.90				


WISCASSET

Map Lot R05-042-B

Account 632

Location 15 DOW ROAD

Card 1 Of 1 10/10/2023

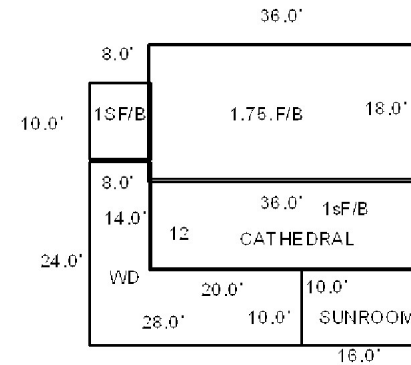
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 9 OTHER	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 648
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1991	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	1991	160	0 0	0	0 %	0 %		1.ONE STORY FRAM
11 1	1991	80	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	1991	392	0 0	0	0 %	0 %		3.THREE STORY FR
78 1.75 ST	1991	616	3 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1991	200	3 100	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2005	336	3 100	4	0 %	100 %		6.2 & 1/2 STORY
11 1	1991	432	0 0	0	0 %	0 %		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

1.75SF/B



SHED 16X20

1.75SGGARAGE 22X28

SHOP ADDITION 12X28



Map Lot R05-042-D			Account 1962			Location 25 DOW ROAD			Card 1		Of 1		10/10/2023		
FRENCH, JEFFREY A T/C FRENCH, TRACEY L WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	32,400	34,000	0	66,400		
						FARM LAND YEAR 0			2011	32,400	34,000	0	66,400		
						OPEN SPACE YEAR 0			2012	32,400	34,000	0	66,400		
B4070P37						Zone/Land Use 21 RURAL			2013	32,400	34,000	0	66,400		
						Secondary Zone			2014	32,400	34,000	0	66,400		
									2015	32,400	34,000	0	66,400		
						Topography 1 Level			2016	32,400	34,000	0	66,400		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	32,400	34,000	0	66,400		
									2018	32,400	34,000	0	66,400		
									2019	32,400	34,000	0	66,400		
						Utilities 4 Drilled Well 6 Septic System			2020	32,400	38,800	0	71,200		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	32,400	38,800	0	71,200		
									2022	32,400	43,500	0	75,900		
						Street 1 Paved			2023	40,500	54,400	0	94,900		
						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	
11.Regular Lot			Frontage	Depth	Factor	Code									
12.Delta Triangle					%										
13.Nabla Triangle					%										
14.Rear Land					%										
15.Front Foot					%										
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WISCASSET

Map Lot R05-042-D

Account 1962

Location 25 DOW ROAD

Card 1 Of 1 10/10/2023

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 100%	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 0%	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 3 Information Only
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2008	14x72	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1981	192	2 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1981	192	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2009	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2019	384	2 100	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 12X16

SHED 12X16

WD 8X12



GOUD, EDWARD C
GOUD, DUANE E
WISCASSET ME 04578

B1904P89 B3031P228

Previous Owner
BROWNLEE, DAVID L.
C/O SHARON SPICER
7115 ALDERWOOD DRIVE
SARASOTA FL 34243

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'19 Per info dwelling razed.
2004-BOUGHT BY ED & DUANE GOUD - MOBILE HOME LOT
IS 242 WEST ALNA ROAD PREVIOUS OWNER: DAVID
BROWNEE BK1904 PG89

WISCASSET

Property Data

Neighborhood		105 RURAL NORTH	
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	
2.Rolling		5.Low	
3.Above St		6.Swampy	
7.Steep		8.Rough	
9.			
Utilities		4 Drilled Well	
6 Septic System			
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
7.Cesspool		8.	
9.None			
Street		1 Paved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
7.		8.	
9.NoStreet			
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
7.		8.	
9.			
Financing			
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
7.		8.	
9.Unknown			
Validity			
1.Valid		4.Split	
2.Related		5.Partial	
3.Distress		6.Exempt	
7.Renovate		8.Other	
9.Foreclose			
Verified			
1.Buyer		4.Agent	
2.Seller		5.Pub Rec	
3.Lender		6.MLS	
7.Family		8.Other	
9.			

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	41,100	50,900	0	92,000
2011	41,100	50,900	0	92,000
2012	41,100	50,900	0	92,000
2013	41,100	50,900	0	92,000
2014	41,100	50,900	0	92,000
2015	41,100	50,900	0	92,000
2016	41,100	50,900	0	92,000
2017	41,100	50,900	0	92,000
2018	41,100	50,900	0	92,000
2019	41,100	4,000	0	45,100
2020	41,100	4,000	0	45,100
2021	41,100	4,000	0	45,100
2022	41,100	4,000	0	45,100
2023	51,400	4,900	0	56,300

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
						8.View/Environ
Square Foot		Square Feet				9.Fract Share
16.Regular Lot				%		Acre
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-
Fract. Acre		Acreage/Sites				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	1.30	100	%	0	39.Hardwood
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				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		Total Acreage		2.30		


WISCASSET

Map Lot R05-043

Account 633

Location 244 WEST ALNA ROAD

Card 1 Of 2 10/10/2023

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 100%	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 0%	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 3 Information Only
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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1970	240	2 100	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

GARAGE 12X20=240



Map Lot R05-043

Account 633

Location 242 WEST ALNA ROAD

Card 2 Of 2 10/10/2023

GOUD, EDWARD C
GOUD, DUANE E
WISCASSET ME 04578

B1904P89 B3031P228

Previous Owner
BROWNEE, DAVID L.
C/O SHARON SPICER
7115 ALDERWOOD DRIVE
SARASOTA FL 34243

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

1/2/2013-Owner: Duane Goud called to say that the mobile home is completely demolished on the inside, destroyed by tenants. He plans to rebuild it in the next couple of weeks. Check out 4/1/2013 to see condition then.

WISCASSET

Property Data

Neighborhood		105 RURAL NORTH	
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	
2.Rolling		5.Low	
3.Above St		6.Swampy	
7.Steep		8.Rough	
9.			
Utilities		4 Drilled Well	
6 Septic System			
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
7.Cesspool		8.	
9.None			
Street		1 Paved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
7.		8.	
9.NoStreet			
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
7.		8.	
9.			
Financing			
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
7.		8.	
9.Unknown			
Validity			
1.Valid		4.Split	
2.Related		5.Partial	
3.Distress		6.Exempt	
7.Renovate		8.Other	
9.Foreclose			
Verified			
1.Buyer		4.Agent	
2.Seller		5.Pub Rec	
3.Lender		6.MLS	
7.Family		8.Other	
9.			

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	12,900	0	12,900
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	13,600	0	13,600
2020	0	13,600	0	13,600
2021	0	13,600	0	13,600
2022	0	13,600	0	13,600
2023	0	16,900	0	16,900

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				

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 R05-043

Account 633

Location 242 WEST ALNA ROAD

Card 2 Of 2 10/10/2023

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 100%	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 0%	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 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
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1986	14x70	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

14

70

MOHO



Map Lot R05-044

Account 634

Location 258 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

HAMLIN, DALE H
HAMLIN, RHONDA C
WISCASSET ME 04578

B1261P81

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-ADDED 18 X 18 BARN

WISCASSET

Property Data

Neighborhood		105 RURAL NORTH	
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			
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	37,500	79,100	10,000	106,600
2011	37,500	79,100	10,000	106,600
2012	37,500	79,100	10,000	106,600
2013	37,500	79,100	10,000	106,600
2014	37,500	79,100	10,000	106,600
2015	37,500	79,100	10,000	106,600
2016	37,500	79,100	15,000	101,600
2017	37,500	79,100	20,000	96,600
2018	37,500	79,100	20,000	96,600
2019	37,500	79,100	20,000	96,600
2020	37,500	79,100	25,000	91,600
2021	37,500	79,100	25,000	91,600
2022	37,500	79,100	24,000	92,600
2023	46,900	98,800	25,000	120,700

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		0.72				

WISCASSET

Map Lot R05-044

Account 634

Location 258 WEST ALNA ROAD

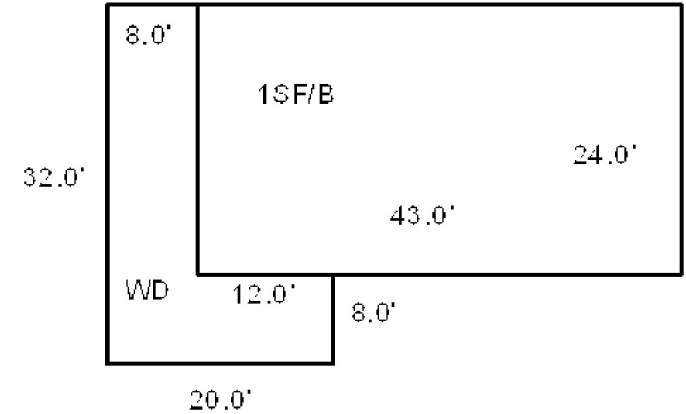
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1032
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1940	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
158 1.75 ST	2005	324	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2006	352	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



BARN 18X18



WISCASSET

Map Lot R05-046





Account 636

Location 274 WEST ALNA ROAD

Card 1

Of 2

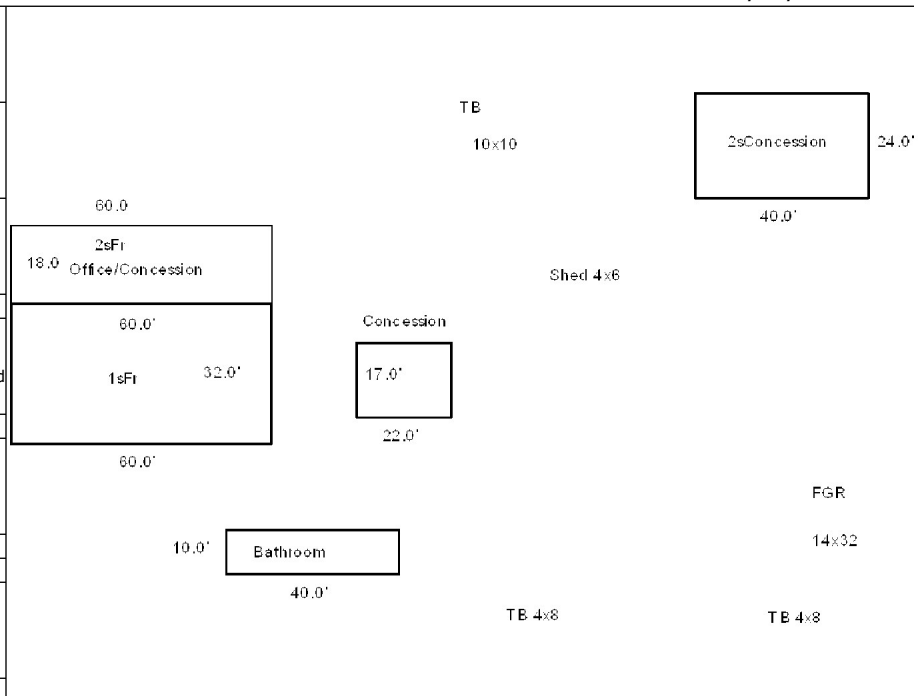
10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
130 SCORING	1990	2160	2 100	3	0 %	50 %		1.ONE STORY FRAM
131 SOUVENIR	1993	1320	2 100	3	0 %	50 %		2.TWO STORY FRAM
132 RESTROOMS	1960	400	2 100	3	0 %	50 %		3.THREE STORY FR
133 MAIN GATE TB	1960	48	2 100	3	0 %	100 %		4.1 & 1/2 STORY
134 ELECTRIC SHED	1960	24	2 100	3	0 %	100 %		5.1 & 3/4 STORY
135 WILFORD	1990	374	2 100	3	0 %	50 %		6.2 & 1/2 STORY
136 PIT	1993	960	2 100	3	0 %	50 %		21.Open Frame Por
137 TECH SHACK	1991	448	2 100	4	0 %	100 %		22.Encl Frame Por
138 PHOTO BOOTH	1960	80	2 100	3	0 %	100 %		23.Frame Garage
140 TOOL SHED	1960	260	2 100	3	0 %	100 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic



Map Lot R05-046			Account 636			Location 274 WEST ALNA ROAD			Card 2		Of 2		10/10/2023					
WISCASSET SPEEDWAY, LLC C/O RICHARD & VANESSA JORDAN KINGFIELD ME 04947						Property Data			Assessment Record									
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total					
						Tree Growth Year 0			2013	0	24,100	0	24,100					
						FARM LAND YEAR 0			2014	0	24,100	0	24,100					
						OPEN SPACE YEAR 0			2015	0	24,100	0	24,100					
B4562P158 B4562P287						Zone/Land Use 19 COMMERCIAL			2016	0	24,100	0	24,100					
Previous Owner THE BANK OF MAINE C/O RICHARD & VANESSA JORDAN 354 MAIN STREET KINGFIELD ME 04947 Sale Date: 8/23/2012						Secondary Zone			2017	0	24,100	0	24,100					
									2018	0	24,100	0	24,100					
									2019	0	24,100	0	24,100					
Previous Owner WISCASSET RACEWAY, LLC C/O RICHARD & VANESSA JORDAN 354 MAIN STREET KINGFIELD ME 04947 Sale Date: 8/20/2012						Topography 2 Rolling			2020	0	38,200	0	38,200					
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2021	0	38,200	0	38,200					
						Utilities 4 Drilled Well 6 Septic System			2022	0	38,200	0	38,200					
									2023	0	142,300	0	142,300					
Previous Owner ST. CLAIR, DAVID W. J/T ST. CLAIR, SANDRA L. C/O WISCASSET RACEWAY, LLC GARDINER ME 04345 Sale Date: 7/24/2007																		
						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			Land Data					Influence Codes				
						CONSERV EASE 0												
Inspection Witnessed By:						Sale Data			Front Foot		Type		Effective		Influence		Influence Codes	
X						Sale Date												
Date						Price			Square Foot									
No./Date						Sale Type												
Description						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite									
Date Insp.						Financing												
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			Fract. Acre									
						Validity												
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose			Acres									
						Verified												
Notes:						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			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									Total Acreage		0.00							

WISCASSET



Map Lot R05-046

Account 636

Location 274 WEST ALNA ROAD

Card 2 Of 2

10/10/2023

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 100%			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 0%			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 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 1/24/2007			1.Owner			4.Agent	7.	
			2.Relative			5.Estimate	8.	
			3.Tenant			6.Other	9.	

8/29/2013 SITE VISIT. NAMED BUILDINGS AND MEASURED FOR CORRECT SQUARE FOOTAGES.

GRANDSTAND BUILDING 2SF, 18 X 60 = 2160 SF
 GRANDSTAND BUILDING 1SF, 22 X 60 = 1320 SF
 BATHROOM BUILDING, 1SF, 10 X 40 = 400 SF
 WILFORD CONCESSION, 1SF, 17 X 22 = 374 SF
 PHOTO BOOTH, 1SF, 8 X 10 = 80 SF
 MAIN GATE TICKET BOOTH, 1SF, 6 X 8 = 48 SF
 ELECTRICAL SHED, 1SF, 4 X 6 = 24 SF
 TECH SHACK, 1SF, 16 X 28 = 448 SF
 PIT CONCESSION, 2SF, 16 X 30 = 960 SF
 TOOL SHED, 1SF, 10 X 26 = 260 SF
 TIRE BARN & TICKET BOOTH, 1SF, 24 X 48 = 1152 SF

12 bay

Garage

196.0'

30.0'

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
139 TIRE BARN/TB	2013	1152	3 100	4	0 %	100 %		1.ONE STORY FRAM
139 TIRE BARN/TB	2020	672	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2022	5880	2 100	4	0 %	75 %		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 SPEEDWAY, LLC C/O RICHARD & VANESSA JORDAN KINGFIELD ME 04947			Property Data			Assessment Record							
			Neighborhood 105 RURAL NORTH			Year	Land		Buildings		Exempt	Total	
			Tree Growth Year 0			2010	0		46,000		0	46,000	
			FARM LAND YEAR 0			2011	0		46,000		0	46,000	
			OPEN SPACE YEAR 0			2012	0		46,000		0	46,000	
B4562P158 B4562P287			Zone/Land Use 21 RURAL			2013	0		46,000		0	46,000	
Previous Owner THE BANK OF MAINE C/O RICHARD & VANESSA JORDAN 354 MAIN STREET KINGFIELD ME 04947 Sale Date: 8/23/2012			Secondary Zone			2014	0		46,000		0	46,000	
						2015	0		46,000		0	46,000	
			Topography 1 Level			2016	0		46,000		0	46,000	
			1.Level 4.Below St 7.Steep			2017	0		46,000		0	46,000	
			2.Rolling 5.Low 8.Rough			2018	0		46,000		0	46,000	
Previous Owner WISCASSET RACEWAY, LLC C/O RICHARD & VANESSA JORDAN 354 MAIN STREET KINGFIELD ME 04947 Sale Date: 7/24/2007			3.Above St 6.Swampy 9.			2019	0		46,000		0	46,000	
			Utilities 4 Drilled Well 6 Septic System			2020	0		46,000		0	46,000	
			1.Public 4.Dr Well 7.Cesspool			2021	0		46,000		0	46,000	
			2.Water 5.DUG/LAKE 8.			2022	0		46,000		0	46,000	
			3.Sewer 6.Septic 9.None			2023	0		57,500		0	57,500	
Previous Owner ST. CLAIR, DAVID W. J/T ST. CLAIR, SANDRA L. C/O WISCASSET RACEWAY, LLC GARDINER ME 04345 Sale Date: 7/24/2007			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					%								
Inspection Witnessed By: <													

WISCASSET										
Map Lot	R05-046-001	Account	635	Location	274 WEST ALNA ROAD	Card	1	Of	1	10/10/2023

28.0°

20.0°

2S F/B

A photograph of a two-story house with dark grey horizontal siding and white window frames. The house has five windows on the second floor and four on the first floor, including a central door with a transom. A yellow date stamp '01/12/2007' is in the bottom right corner.

Date Inspected 1/12/2007

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

Map Lot R05-047

Account 638

Location 298 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

WEST ALNA ROAD, LLC.
42 COVE LANE
KINGFIELD ME 04947

B936P221 B3940P38 B4882P2

Previous Owner
SHEA, BEATRICE C. (DEWISEES)
SHEA, HAROLD, RUSSELL, SUSAN, SANDRA, & LUCINDA
C/O HAROLD A. SHEA, JR.
WISCASSET ME 04578
Sale Date: 4/30/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003-PER DEED ADDED .77 AC TO LOT 47A
2008-MRS. SHEA PASSED AWAY 10/31/07 LEAVING
PROPERTY TO ALL CHILDREN IN EQUAL SHARES. REMOVED
HOMESTEAD AND BLIND EXEMPTIONS.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	4/30/2015		
Price	50,000		
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	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	57,000	47,200	0	104,200
2011	57,000	47,200	0	104,200
2012	57,000	47,200	0	104,200
2013	57,000	47,200	0	104,200
2014	57,000	47,200	0	104,200
2015	57,000	47,200	0	104,200
2016	60,100	47,200	0	107,300
2017	60,100	47,200	0	107,300
2018	60,100	47,200	0	107,300
2019	60,100	47,200	0	107,300
2020	60,100	47,200	0	107,300
2021	60,100	47,200	0	107,300
2022	60,100	47,200	0	107,300
2023	75,200	59,000	0	134,200

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		12.62				

WISCASSET

Map Lot R05-047

Account 638

Location 298 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style			4 Cape Cod			SF Bsmst Living			0			Layout			1 Typical											
1.Conv.			5.Colonial			9.Other			Fin Bsmst Grade			0 0			1.Typical			4.			7.					
2.Ranch			6.Split			10.Double			HEARTH			0			2.Inadeq			5.			8.					
3.R Ranch			7.Mod/Cont			11.Multi			Heat Type			100%			5 Forced Warm Air			3.			6.			9.		
4.Cape			8.Log			12.Cot.			1.HWBB			5.FWA			9.No Heat			Attic			9 None					
Dwelling Units			1						2.HWCI			6.GravWA			10.			1.1/4 Fin			4.Full Fin			7.		
Other Units			0						3.H Pump			7.Electric			11.			2.1/2 Fin			5.F/Stair			8.		
Stories			5 One & 3/4 Story						4.Steam			8.F/Wall			12.			3.3/4 Fin			6.			9.None		
1.1			4.1.5			7.			Cool Type			0%			9 None			Insulation			1 Full					
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			4 ASBESTOS/ASPHALT						3.H Pump			6.			9.None			3.Capped			6.			9.None		
1.CLAP			5.T-111			9.OTHER			Kitchen Style			2 TYPICAL						Unfinished %			0%					
2.WD SH			6.BR/STONE			10.			1.GOOD			4.Obsolete			7.			Grade & Factor			3 Average 100%					
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			1 Asphalt Shingles						Bath(s) Style			2 TYPICAL						3.C Grade			6.AA Grade			9.Same		
1.Asphalt			4.Composit			7.			1.GOOD			4.Obsolete			7.			SQFT (Footprint)			726					
2.Slate			5.Wood			8.			2.TYPICAL			5.			8.			Condition			2 Fair					
3.Metal			6.Other			9.			3.Old Type			6.			9.None			1.Poor			4.Avg			7.V G		
SF Masonry Trim			0						# Rooms			7						2.Fair			5.Avg+			8.Exc		
OPEN-3-CUSTOM			0						# Bedrooms			3						3.Avg-			6.Good			9.Same		
OPEN-4-CUSTOM			0						# Full Baths			1						Phys. % Good			0%					
Year Built			1940						# Half Baths			0						Funct. % Good			100%					
Year Remodeled			0						# Addn Fixtures			0						Functional Code			9 None					
Foundation			1 Concrete						# Fireplaces			0						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			95%					
Basement			4 Full Basement															Economic Code			Location					
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.		
Bsmst Gar # Cars			0															Entrance Code			5 Estimated					
Wet Basement			1 Dry 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			5 Estimate					

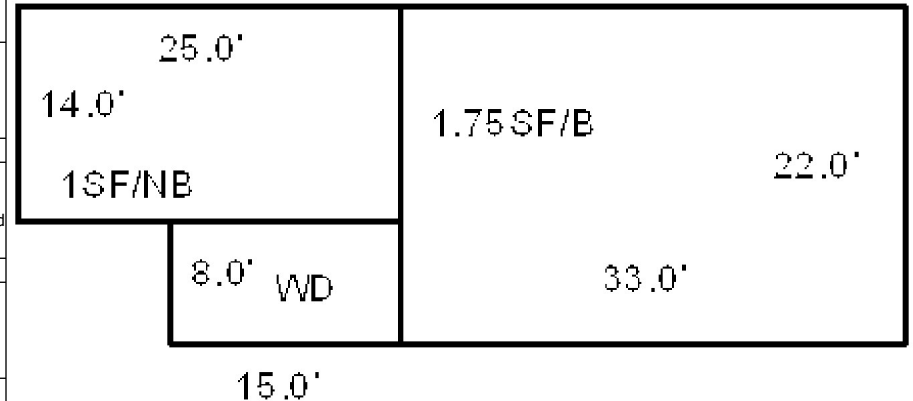
TRIO

Software

A Division of Harris Computer Systems

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
1 ONE STORY	1940	350	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	1986	120	3 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2003	104	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



Map Lot R05-047-A

Account 639

Location 308 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SHEA, JR., HAROLD A.
SHEA, ALICE L
WISCASSET ME 04578

B2950P94

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003-ADDED .77 AC FROM MOTHER PREVIOUS BK924 PG9
2009- garage added

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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			
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	41,800	88,300	10,000	120,100
2011	41,800	88,300	10,000	120,100
2012	41,800	88,300	10,000	120,100
2013	41,800	89,300	10,000	121,100
2014	41,800	89,300	10,000	121,100
2015	41,800	89,300	10,000	121,100
2016	41,800	89,300	15,000	116,100
2017	41,800	89,300	20,000	111,100
2018	41,800	89,300	20,000	111,100
2019	41,800	89,300	20,000	111,100
2020	41,800	89,300	25,000	106,100
2021	41,800	89,300	25,000	106,100
2022	41,800	89,300	24,000	107,100
2023	52,200	111,600	25,000	138,800

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		2.64				

WISCASSET

Map Lot R05-047-A


Account 639

Location 308 WEST ALNA ROAD

Card 1

Of 1

10/10/2023

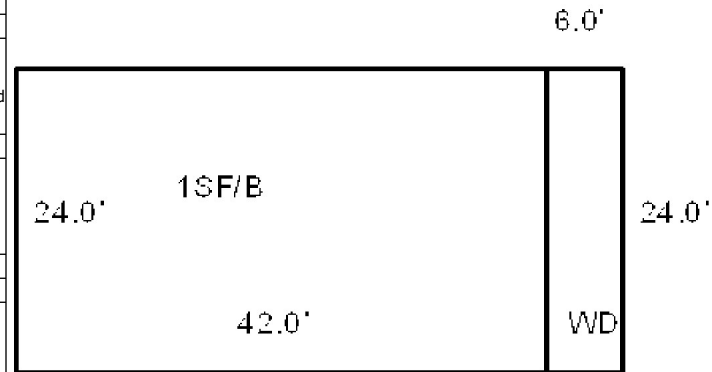
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 COMPOSITION	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1008
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1978	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1985	144	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1960	60	1 100	1	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2008	864	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2012	192	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

SHED 10X6



Map Lot R05-047-A01

Account 1956

Location 306 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SHEA, BRANDON
WISCASSET ME 04578

SHEA, BRANDON WISCASSET ME 04578			Property Data			Assessment Record				
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total
			Tree Growth Year 0			2010	0	10,000	0	10,000
			FARM LAND YEAR 0			2011	0	10,000	0	10,000
			OPEN SPACE YEAR 0			2012	0	10,000	0	10,000
			Zone/Land Use 21 RURAL			2013	0	10,000	0	10,000
			Secondary Zone			2014	0	10,000	0	10,000
						2015	0	1,700	0	1,700
			Topography 1 Level			2016	0	1,700	0	1,700
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.						2017	0	1,700	0	1,700
						2018	0	1,700	0	1,700
						2019	0	1,700	0	1,700
Utilities 4 Drilled Well 6 Septic System						2020	0	1,700	0	1,700
						2021	0	1,700	0	1,700
						2022	0	1,700	0	1,700
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2023	0	1,800	0	1,800
						Land Data				
						Front Foot		Type	Effective	
		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				%						
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						
Inspection Witnessed By:										
X			Date							
No./Date	Description		Date Insp.							
Notes: '15 adjust mh to shed value not liveable.			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.								
WISCASSET										

WISCASSET

Map Lot R05-047-A01

Account 1956

Location 306 WEST ALNA ROAD

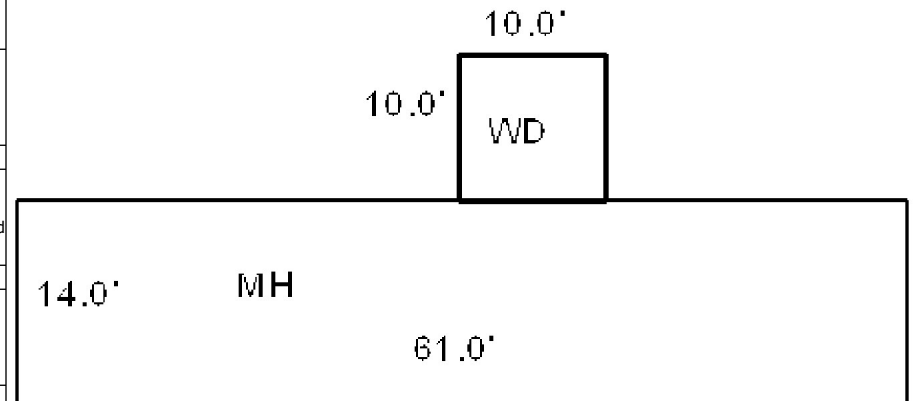
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1976				%	%	1,500	1.ONE STORY FRAM
68 Wood Deck	2006	100	2 100	2	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	2006	80	1 100	1	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 R05-047-B

Account 640

Location 300 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

CHURCHILL, BRADLEY C CHURCHILL, DANIELLE M 300 WEST ANLA ROAD WISCASSET ME 04578 B1649P150 B5285P133 Previous Owner RICHARDS, STEPHEN E 314 WEST ALNA ROAD WISCASSET ME 04578 Sale Date: 7/26/2018			Property Data			Assessment Record					
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	36,600	72,900	0	109,500	
			FARM LAND YEAR 0			2011	36,600	72,900	0	109,500	
			OPEN SPACE YEAR 0			2012	36,600	72,900	0	109,500	
			Zone/Land Use 21 RURAL			2013	36,600	72,900	0	109,500	
			Secondary Zone			2014	36,600	72,900	0	109,500	
						2015	36,600	72,900	0	109,500	
			Topography 1 Level			2016	36,600	72,900	0	109,500	
						1.Level 4.Below St 7.Steep	2017	36,600	72,900	0	109,500
2.Rolling 5.Low 8.Rough	2018	36,600				72,900	0	109,500			
3.Above St 6.Swampy 9.	2019	36,600				72,900	20,000	89,500			
Utilities 4 Drilled Well 6 Septic System	2020	36,600				72,900	25,000	84,500			
1.Public 4.Dr Well 7.Cesspool	2021	36,600				72,900	25,000	84,500			
2.Water 5.DUG/LAKE 8.	2022	36,600				72,900	24,000	85,500			
3.Sewer 6.Septic 9.None	2023	45,800				91,100	25,000	111,900			
Land Data											
Front Foot		Type				Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
					%						
					%						
					%						
Square Foot			Square Feet				Acres				
					%						
					%						
					%						
					%						
					%						
					%						
					%						
					%						
					%						
Fract. Acre		Acreage/Sites									
		20	1.00	100	%		0				
		21	0.47	100	%		0				
				%							
				%							
Acres											
				%							
				%							
				%							
				%							
				%							
				%							
				%							
				%							
				%							
Total Acreage			0.47								

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

Notes:
1/19/07-no longer lives in Wiscasset - changed address and removed homestead.

WISCASSET



WISCASSET

Map Lot R05-047-B

Account 640

Location 300 WEST ALNA ROAD

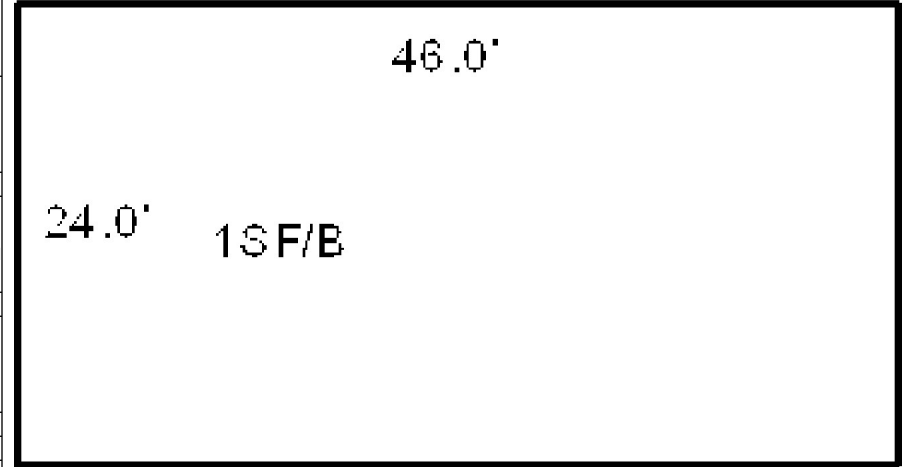
Card 1 Of 1 10/10/2023

Building Style 3 Raised Ranch	SF Bsmt Living 144	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 9 Not Heated	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 COMPOSITION	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1104
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1974	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 1		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
26 1SFr Overhang	1974	14	0 0	0	0 %	0 %		1.ONE STORY FRAM
26 1SFr Overhang	1974	16	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



Map Lot R05-047-C

Account 642

Location 296 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

GRINDLE, ANTHONY C
296 W ALNA RD
WISCASSET ME 04578
USA

B4046P286 B5412P78 B5412P168

Previous Owner
SPILLANE, SUSAN M (HEIRS)
SPILLANE, LISA M. & MICHAEL A.
C/O LISA A. SPILLANE
DAMARISCOTT ME 04543
Sale Date: 7/26/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/29/20 NAH ADD NEW MH SIZE PER PERMIT, YEAR EST.
+MVR

2009-Ms. Spillane passed away 8/14/08 leaving property to
her son & daughter. Removed homestead exemption.
2012-lowered mobile home function to 25% for 2012 as
guttled. Being moved 7/10/12 to different location in town.
For 2013 Steven Corliss will own the mobile home only.

WISCASSET**Property Data**

Neighborhood	105 RURAL NORTH		
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	7/26/2019		
Price	20,000		
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	38,500	14,100	0	52,600
2011	38,500	14,100	0	52,600
2012	38,500	9,200	0	47,700
2013	38,500	2,500	0	41,000
2014	38,500	2,500	0	41,000
2015	38,500	2,500	0	41,000
2016	38,500	2,500	0	41,000
2017	38,500	2,500	0	41,000
2018	38,500	2,500	0	41,000
2019	38,500	2,500	0	41,000
2020	38,500	34,500	25,000	48,000
2021	38,500	34,500	25,000	48,000
2022	38,500	34,500	24,000	49,000
2023	48,200	43,200	25,000	66,400

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		1.01				

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 R05-047-C

Account 642

Location 296 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2000	14x66	2 100	3	50 %	100 %		1.ONE STORY FRAM
103 SLAB.....	1979	924	3 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1985	169	2 100	3	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 13X13



Map Lot R05-048

Account 643

Location 328 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

MIETE, JR., PAUL H.

MIETE, SHIRLEY E

WISCASSET ME 04578

Property Data

Neighborhood **105 RURAL NORTH**

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

74,500

103,100

10,000

167,600

2011

74,500

103,100

10,000

167,600

2012

74,500

103,100

10,000

167,600

2013

74,500

103,100

10,000

167,600

2014

74,500

103,100

10,000

167,600

2015

74,500

103,100

10,000

167,600

2016

74,500

103,100

15,000

162,600

2017

74,500

103,100

20,000

157,600

2018

74,500

103,100

20,000

157,600

2019

74,500

103,100

20,000

157,600

2020

74,500

103,100

25,000

152,600

2021

74,500

103,100

25,000

152,600

2022

74,500

103,100

24,000

153,600

2023

93,100

128,800

25,000

196,900

Land Data

Front Foot

Type

Effective

Influence

Influence Codes

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Frontage

Depth

Factor

Code

%

%

%

%

%

%

%

Square Foot

Square Feet

%

%

%

%

%

%

%

Fract. Acre

Acreage/Sites

%

%

%

%

%

%

%

20

1.00

100

%

0

21

1.00

100

%

0

28

10.00

100

%

0

29

10.00

100

%

0

30

12.00

100

%

0

%

%

%

Total Acreage 33.00

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:

WISCASSET


WISCASSET

Map Lot R05-048

Account 643

Location 328 WEST ALNA ROAD

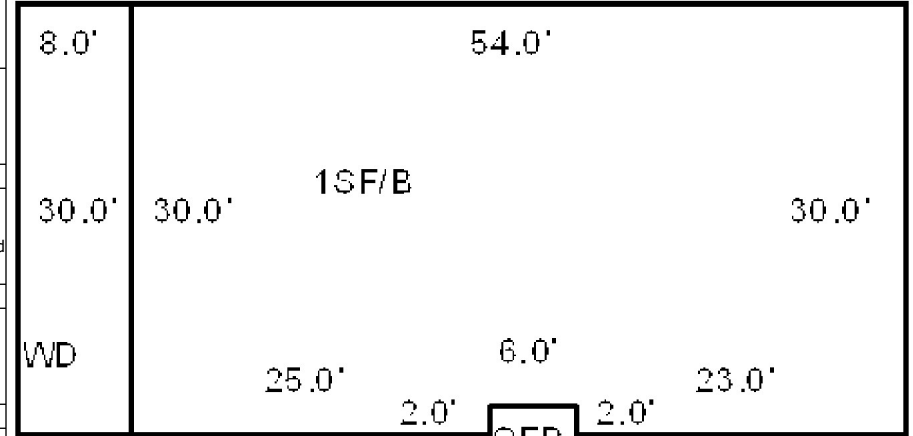
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1608
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1963	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1963	240	0 0	0	0 %	0 %		1.ONE STORY FRAM
21 Open Frame	1963	12	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



RICHARDS, STEPHEN E
WISCASSET ME 04578

Property Data

Neighborhood **105 RURAL NORTH**

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	37,800	146,500	0	184,300
2011	37,800	146,500	0	184,300
2012	37,800	106,900	0	144,700
2013	37,800	106,900	10,000	134,700
2014	37,800	106,900	10,000	134,700
2015	37,800	106,900	10,000	134,700
2016	37,800	106,900	15,000	129,700
2017	37,800	106,900	20,000	124,700
2018	37,800	106,900	20,000	124,700
2019	37,800	106,900	20,000	124,700
2020	37,800	106,900	25,000	119,700
2021	37,800	106,900	25,000	119,700
2022	37,800	106,900	24,000	120,700
2023	47,300	133,700	25,000	156,000

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/Envirn
						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-
Fract. Acre		Acres/Sites				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfron	21	0.80	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
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				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						
		Total Acreage		0.80		

B4434P167

Previous Owner
SECRETARY OF VETERANS AFFAIRS

275 CHESTNUT STREET
MANCHESTER NH 03101
Sale Date: 8/26/2011

Previous Owner
SUNTRUST MORTGAGE, INC.
C/O SECRETARY OF VETERANS AFFAIRS
275 CHESTNUT STREET
MANCHESTER NH 03101
Sale Date: 1/06/2011

Previous Owner
JUNTURA, ARCHIE H. J/T
JUNTURA, ANH T.
C/O SECRETARY OF VETERANS AFFAIRS
MANCHESTER NH 03101
Sale Date: 1/06/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-PREVIOUS OWNER: STANLEY & KIMBERLY LENOVER
BK2544 PG226 - BOUGHT IN 2/2000 FOR \$49,500 THEN
SOLD 2/2006 FOR \$192,000.

11/19/2010-Foreclosure auction from Archie H. & Anh T. Juntura to SunTrust Mortgage, Inc. BK4361 PG132 then sold to Secretary of Veterans Affairs BK4361 PG134, recorded on 1/6/2011 for \$192,000.

2012-Met with taxpayer and removed finished basement as none and adjusted the home condition from good to below average. Also application for homestead for 2013 for him to file

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Map Lot R05-048-A

Account 644

Location 314 WEST ALNA ROAD

Card 1

Of 1

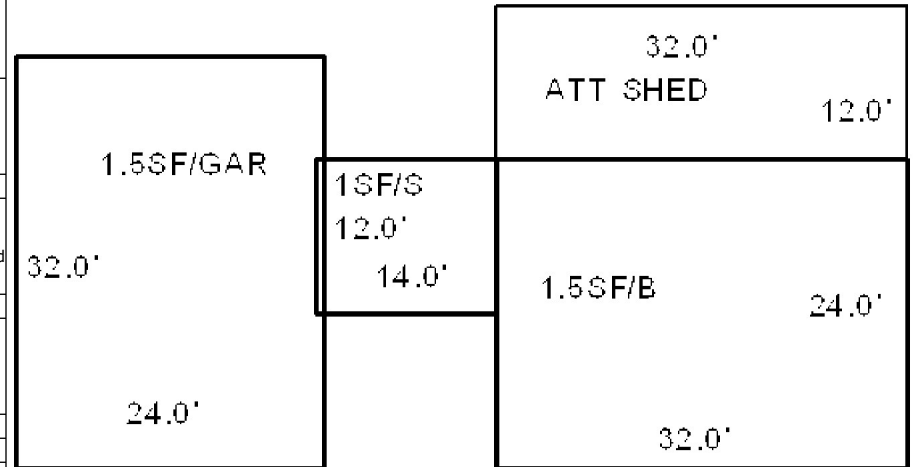
10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1975	168	3 100	5	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1975	384	3 100	5	0 %	100 %		2.TWO STORY FRAM
93 1/2S AD/GAR.....	1975	768	3 100	5	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



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Map Lot R05-049

Account 645

Location 346 WEST ALNA ROAD

Card 1

Of 1

10/10/2023

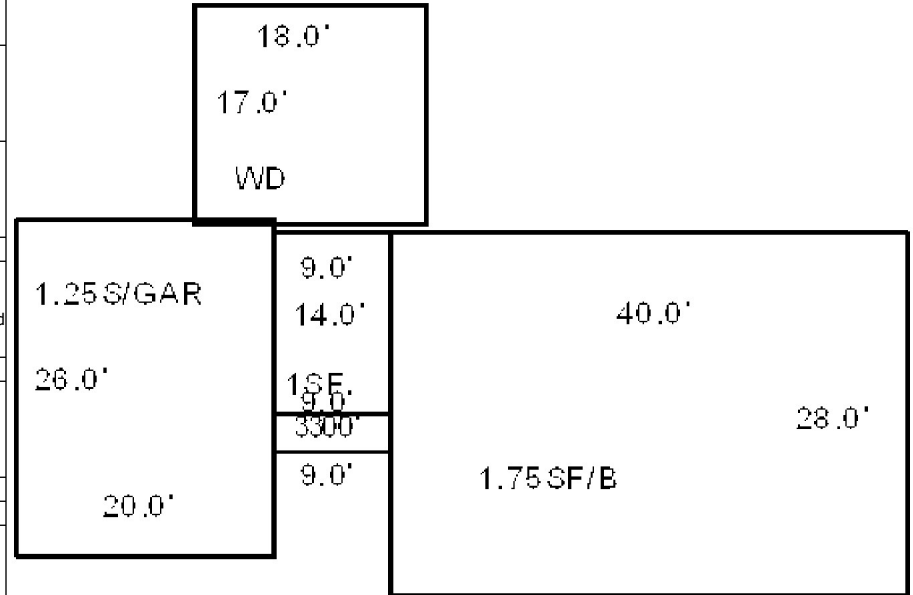
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1950	# Half Baths 0	Funct. % Good 95%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 1	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1950	126	4 95	4	0 %	100 %		1.ONE STORY FRAM
76 1.25 ST	1950	520	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2006	306	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2006	27	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 R05-050

Account 646

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

DONATO, STEVEN J
DONATO, MARK F
W. NEWTON MA 02165

B1946P308

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	21,900	0	0	21,900		
			2011	21,900	0	0	21,900		
Tree Growth Year 0			2012	21,900	0	0	21,900		
FARM LAND YEAR 0			2013	21,900	0	0	21,900		
OPEN SPACE YEAR 0			2014	21,900	0	0	21,900		
Zone/Land Use 21 RURAL			2015	21,900	0	0	21,900		
			2016	21,900	0	0	21,900		
			2017	21,900	0	0	21,900		
Secondary Zone			2018	21,900	0	0	21,900		
Topography 1 Level			2019	21,900	0	0	21,900		
			2020	21,900	0	0	21,900		
			2021	21,900	0	0	21,900		
1.Level 4.Below St 7.Steep	Utilities 9 NoWater/NoSewer		2022	21,900	0	0	21,900		
2.Rolling 5.Low 8.Rough			2023	27,400	0	0	27,400		
3.Above St 6.Swampy 9.			Land Data						
1.Public 4.Dr Well 7.Cesspool			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
2.Water 5.DUG/LAKE 8.									1.Open Space
									2.Neighborhood A
									3.Topography
3.Sewer 6.Septic 9.None									4.Size/Shape
									5.Access
									6.Restriction
Street 1 Paved									7.Corner/Locatio
									8.View/Environ
									9.Fract Share
1.Paved 4.Proposed 7.			Square Foot	Square Feet				Acres	
2.Semi Imp 5.Private 8.									30.Rear 20+
									31.Waterfront Rea
									32.Open Space
3.Gravel 6.Pub Eas 9.NoStreet									33.RestrictEsm
									34.PASTURE 1
									35.HORTICULTURAL-
TREE GROWTH PLAN 0									36.Pasture 3
CONSERV EASE 0									37.Softwood
Sale Data									38.Mixed Wood
									39.Hardwood
									40.Wasteland
Sale Date									41.CAMP SITE
Price									42.Mobile Home Si
Sale Type									43.Condo Site
1.Land 4.Mobile 7.									44.Site Improve
2.L & B 5.Other 8.									45.CAMP SITE
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			21.HS Size Adj		20	1.00	50	%	5
2.Related 5.Partial 8.Other			22.Base Waterfron		21	1.00	100	%	0
3.Distress 6.Exempt 9.Foreclose			23.Deep WF Size A		28	0.46	100	%	0
Verified			Acres						
1.Buyer 4.Agent 7.Family			24.Base Waterfron						
2.Seller 5.Pub Rec 8.Other			25.Shallow WF Siz						
3.Lender 6.MLS 9.			26.Base Water Inf						
			27.Influence W Si						
			28.Rear Land 1-10						
			29.Rear Land 11-2						

WISCASSET

Map Lot R05-050

Account 646

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/11/2007								
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

Map Lot		R05-051	Account	647	Location	50 RINES ROAD		Card	1	Of	1	10/10/2023				
COWING, EMILY A 50 RINES ROAD WISCASSET ME 04578					Property Data		Assessment Record									
					Neighborhood		105 RURAL NORTH		Year	Land	Buildings	Exempt	Total			
					Tree Growth Year		0		2010	73,100	67,700	0	140,800			
					FARM LAND YEAR		0		2011	73,100	67,700	0	140,800			
					OPEN SPACE YEAR		0		2012	73,100	67,700	0	140,800			
B5669P153					Zone/Land Use		21 RURAL		2013	73,100	67,700	0	140,800			
Previous Owner HINDS, SAMUEL 50 RINES ROAD					Secondary Zone		2014	73,100	67,700	0	140,800					
							2015	73,100	67,700	0	140,800					
							2016	73,100	67,700	0	140,800					
WISCASSET ME 04578 Sale Date: 2/22/2021					Topography		1 Level		2017	73,100	67,700	0	140,800			
Previous Owner PEASLEE, GUY F					1.Level		4.Below St		7.Steep		2018	73,100	67,700	0	140,800	
					2.Rolling		5.Low		8.Rough		2019	73,100	55,900	0	129,000	
					3.Above St		6.Swampy		9.		2020	73,100	40,200	0	113,300	
65 TOWNLINE ROAD BOOTHBAY ME 04537 Sale Date: 12/18/2020					Utilities		4 Drilled Well		6 Septic System		2021	73,100	40,200	0	113,300	
					1.Public		4.Dr Well		7.Cesspool		2022	73,100	40,200	0	113,300	
					2.Water		5.DUG/LAKE		8.		2023	91,400	50,200	0	141,600	
Previous Owner FREEMAN, ELIZABETH L. C/O GUY F. PEASLEE 65 TOWNLINE ROAD BOOTHBAY ME 04537 Sale Date: 4/05/2006					Street		3 Gravel									
					1.Paved		4.Proposed		7.							
					2.Semi Imp		5.Private		8.							
Inspection Witnessed By:					3.Gravel		6.Pub Eas		9.NoStreet							
					TREE GROWTH PLAN		0									
					CONSERV EASE		0									
					Sale Date		2/22/2021									
					Price		145,000									
X					Sale Type		2 Land & Buildings									
					1.Land		4.Mobile		7.							
					2.L & B		5.Other		8.							
					3.Building		6.		9.							
					Financing		9 Unknown									
Notes: '20 Per MH Moving certificate, MH gone '19 MH Still there 4/1/2019 adjust functional to 25(unhooked) 2003-FORMER OWNER: STEPHEN & SUSAN RINES BK1601 PG1 2003-CHANGED ACREAGE PER DEED TO 47.78 FROM 40 ACRES 2006-PREVIOUS OWNER: ELIZABETH FREEMAN BK2907 PG99 BOUGHT IN 8/02 FOR \$70,900.					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							
WISCASSET					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.							




WISCASSET

Map Lot R05-051

Account 647

Location 50 RINES ROAD

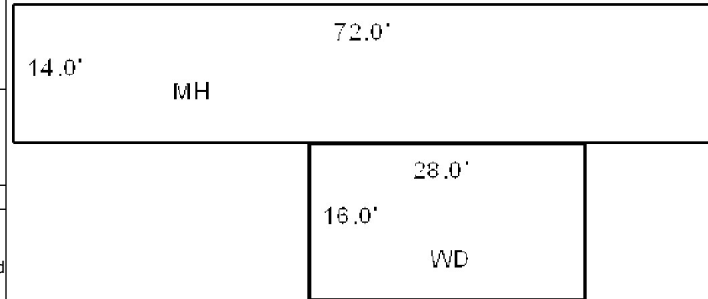
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 3 Information Only
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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1990	448	3 100	4	0 %	100 %		1.ONE STORY FRAM
157 1.50 ST	2003	1020	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



BARN 30X34=1020



Map Lot R05-051-A			Account 649			Location 20 BUMPA LANE			Card 1 Of 1			10/10/2023												
RINES, ALBERT L. & RACHEL-ETTA L/T WISCASSET ME 04578						Property Data			Assessment Record															
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total											
						Tree Growth Year 0			2010	59,500	7,400	10,000	56,900											
						FARM LAND YEAR 0			2011	59,500	7,400	10,000	56,900											
						OPEN SPACE YEAR 0			2012	59,500	7,600	10,000	57,100											
B1383P268 B3803P75						Zone/Land Use 21 RURAL			2013	59,500	7,600	10,000	57,100											
Previous Owner RINES, ALBERT L. RINES, RACHEL-ETTA						Secondary Zone			2014	59,500	7,600	10,000	57,100											
						Topography 1 Level			2015	59,500	7,600	10,000	57,100											
						1.Level 4.Below St 7.Steep			2016	59,500	7,600	15,000	52,100											
						2.Rolling 5.Low 8.Rough			2017	59,500	7,600	20,000	47,100											
						3.Above St 6.Swampy 9.			2018	59,500	7,600	20,000	47,100											
WISCASSET ME 04578 Sale Date: 1/23/2007						Utilities 4 Drilled Well 6 Septic System			2019	59,500	7,600	20,000	47,100											
						1.Public 4.Dr Well 7.Cesspool			2020	59,500	9,000	25,000	43,500											
						2.Water 5.DUG/LAKE 8.			2021	59,500	9,000	25,000	43,500											
						3.Sewer 6.Septic 9.None			2022	59,500	9,000	24,000	44,500											
						Street 1 Paved			2023	74,400	11,200	25,000	60,600											
Inspection Witnessed By:						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			Square Foot															
						CONSERV EASE 0																		
X						Sale Data			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		17.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		21.Open Space 22.Neighborhood A 23.Topography 24.Size/Shape 25.Access 26.Restriction 27.Corner/Locatio 28.View/Environ 29.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 46.PAVING/00					
Date						Sale Date 1/23/2007															Square Feet			
No./Date		Description			Date Insp.	Price			Square Feet															
						Sale Type 2 Land & Buildings																		
						1.Land 4.Mobile 7.																		
						2.L & B 5.Other 8.																		
						3.Building 6. 9.																		
Notes: 5/18/20 ADD INC NEW SHED, SIZE PER PERMIT. 2004-BUMPA (WILLIAM) LIVES HERE. OWNED BY GILBERT RINES BUT PARENTS, ALBERT & RACHEL SAID TO PUT IN GILBERT'S NAME AND MAIL TO THEM. A NEW TAX CARD WILL BE PREPARED TO SHOW THAT FACT. 2007-PROPERTY DEED TO CHILDREN RESERVING LIFE ESTATE/LIFE TENANCY PREVIOUS BK1383 PG268. LIST OF CHILDREN: GILBERT H. RINES 177 OLD BATH ROAD, HEIDI L. WALL 372 WEST ALNA ROAD, WILLIAM L. RINES 374 WEST WISCASSET ME 04578, CHARLES R. RINES 372 WEST ALNA ROAD & KATHLEEN C. CROWNOVER 20706 DEANVILLE DRIVE						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																		
WISCASSET ME 04578						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 R05-051-A

Account 649

Location 20 BUMPA LANE

Card 1 Of 1 10/10/2023

Building Style	SF Bsmt Living	Layout	SHED 8X8=64
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.	
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.	SHED 8X8
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.	
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic	SHED 10X12
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 0%	Insulation	12.0' 47.0'
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.	MH
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 1 Interior Inspect	
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 1 Owner	
		1.Owner 4.Agent 7.	
		2.Relative 5.Estimate 8.	
		3.Tenant 6.Other 9.	

Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1985	64	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1985	64	2 100	2	0 %	100 %		2.TWO STORY FRAM
997 12' Mobile	1970	12x47	2 100	2	0 %	50 %		3.THREE STORY FR
24 Frame Shed	2007	120	2 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2011	48	2 100	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2020	560	2 100	4	0 %	50 %		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

R05-051-A1

Account

650

Location

372 WEST ALNA ROAD

Card

1

Of

1

10/10/2023

WALL, HEIDI

372 WEST ALNA ROAD

WISCASSET ME 04578

Property Data

Neighborhood

105 RURAL NORTH

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

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

0

8,700

0

8,700

2011

0

8,700

0

8,700

2012

0

8,700

0

8,700

2013

0

8,700

0

8,700

2014

0

8,700

0

8,700

2015

0

8,700

0

8,700

2016

0

8,700

0

8,700

2017

0

8,700

0

8,700

2018

0

8,700

0

8,700

2019

0

8,700

8,700

0

2020

0

8,700

8,700

0

2021

0

8,700

8,700

0

2022

0

8,700

8,700

0

2023

0

10,900

10,900

0

Land Data

Front Foot

Type

Effective

Influence

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

%

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

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:

Date

X

No./Date

Description

Date Insp.

Notes:

HEIDI'S NAME USED TO BE WEBSTER

2005-ADDED SECOND M/H AT 50%, NOT USUABLE YET

WISCASSET



WISCASSET

Map Lot R05-051-A1

Account 650

Location 372 WEST ALNA ROAD

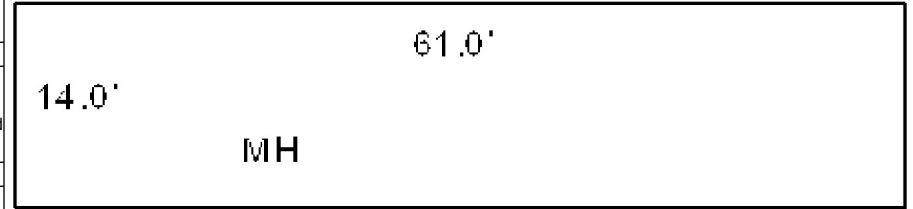
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1972	14x61	2 100	1	0 %	50 %		1.ONE STORY FRAM
997 12' Mobile	1975	12x61	2 100	1	0 %	25 %		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


WISCASSET

Map Lot R05-052

Account 651

Location 384 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 3 Capped Only
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 95%
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 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 378
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 2 Fair
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1935	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/22/2007

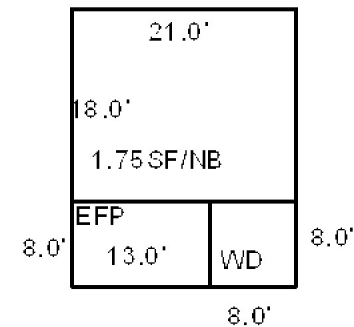
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	1940	104	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1980	64	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	1970	126	2 100	2	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1970	64	2 100	2	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	1972	572	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 8X8

GARAGE 20X200

SHED 7X18



Card 1 Of 1 10/10/2023

B577P304

Assessment Record

WISCASSET





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Map Lot R05-053

Account 652

Location 410 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 300	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 105	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 956
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1978	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	160	2 100	1	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 10X16

SHED 10X12+24X18



HALL, JAMES A J/T
HALL, JACQUELINE L
ALNA ME 04535

B3844P83

Previous Owner
FAIRSERVICE, STANLEY & JANE
HALL, JAMES A. & JACQUELINE L.
C/O JAMES A. & JACQUELINE L. HALL
EDGEComb ME 04556
Sale Date: 4/27/2007

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-PER ATTORNEY ELIOT FIELD STANLEY & JANE
FAIRSERVICE SOLD PROPERTY TO JAMES A. & JACQUELINE
L. HALL PREVIOUS BK1420 PG62 BOUGHT 08/31/87.

WISCASSET

Property Data

Neighborhood		105 RURAL NORTH	
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		9 NoWater/NoSewer	
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		4/27/2007	
Price			
Sale Type		1 Land Only	
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		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	38,800	0	0	38,800
2011	38,800	0	0	38,800
2012	38,800	0	0	38,800
2013	38,800	0	0	38,800
2014	38,800	0	0	38,800
2015	38,800	0	0	38,800
2016	38,800	0	0	38,800
2017	38,800	0	0	38,800
2018	38,800	0	0	38,800
2019	38,800	0	0	38,800
2020	38,800	0	0	38,800
2021	38,800	0	0	38,800
2022	38,800	0	0	38,800
2023	48,500	0	0	48,500

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	
Square Foot		Square Feet				8.View/Environ	
	16.Regular Lot			%		9.Fract Share	
	17.Secondary Site			%		Acres	
	18.Secondary Site			%		30.Rear 20+	
	19.Condominium			%		31.Waterfront Rea	
	20.Base Homesite			%		32.Open Space	
				%		33.RestrictEsm	
				%		34.PASTURE 1	
Fract. Acre		Acreage/Sites				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	0.15	100	%	0	38.Mixed Wood
	Acres				%		39.Hardwood
	24.Base Waterfron				%		40.Wasteland
	25.Shallow WF Siz				%		41.CAMP SITE
	26.Base Water Inf				%		42.Mobile Home Si
	27.Influence W Si				%		43.Condo Site
	28.Rear Land 1-10	Total Acreage		1.15			44.Site Improve
	29.Rear Land 11-2						45.CAMP SITE
							46.PAVING/00

WISCASSET

Map Lot R05-054

Account 653

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/11/2007								
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

Map Lot R05-055

Account 654

Location 415 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

HORNE, JR., ROBERT W.
CINCINNATI OH 45223

B1453P160

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

1/22/07-Due to fact had abatement request corrections were made to this account as follows: Removed the 312, 336 and 384 sf sheds and corrected the 1 story/basement to be 1 story/no basement.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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			
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	70,500	67,600	0	138,100
2011	70,500	67,600	0	138,100
2012	70,500	67,600	0	138,100
2013	70,500	67,600	0	138,100
2014	70,500	67,600	0	138,100
2015	70,500	67,600	0	138,100
2016	70,500	67,600	0	138,100
2017	70,500	67,600	0	138,100
2018	70,500	67,600	0	138,100
2019	70,500	67,600	0	138,100
2020	70,500	67,600	0	138,100
2021	70,500	67,600	0	138,100
2022	70,500	67,600	0	138,100
2023	88,100	84,500	0	172,600

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		23.00				

WISCASSET

Map Lot R05-055

Account 654

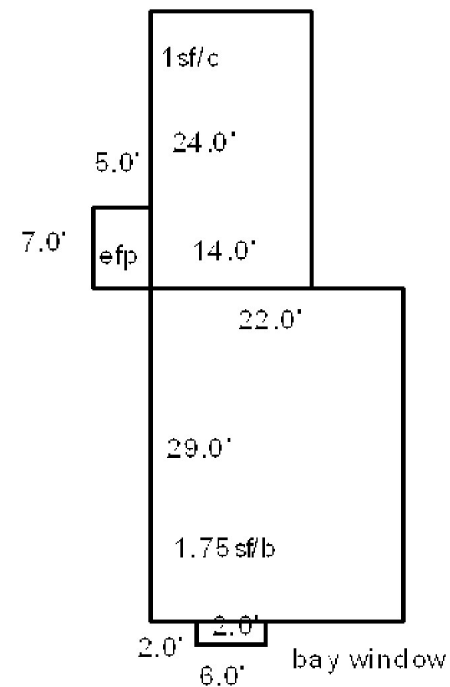
Location 415 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style	1 Conventional		SF Bsmst Living	0		Layout	1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmst Grade	0 0		1.Typical	4.	7.	
2.Ranch	6.Split	10.Double	HEARTH	0		2.Inadeq	5.	8.	
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100%	1 Hot Water BB	3.	6.	9.	
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	9 None		
Dwelling Units	1		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.	
Other Units	0		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.	
Stories	5 One & 3/4 Story		4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None	
1.1	4.1.5	7.	Cool Type	0%	9 None	Insulation	4 Minimal		
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	8 ALUM/VINYL		3.H Pump	6.	9.None	3.Capped	6.	9.None	
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL		Unfinished %	0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	3 Average 105%		
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	1 Asphalt Shingles		Bath(s) Style	2 TYPICAL		3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	638		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G	
SF Masonry Trim	0		# Rooms	8		2.Fair	5.Avg+	8.Exc	
OPEN-3-CUSTOM	0		# Bedrooms	2		3.Avg-	6.Good	9.Same	
OPEN-4-CUSTOM	0		# Full Baths	1		Phys. % Good	0%		
Year Built	1900		# Half Baths	0		Funct. % Good	100%		
Year Remodeled	0		# Addn Fixtures	0		Functional Code	9 None		
Foundation	3 Brick &/or Stone		# Fireplaces	0		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	95%		
Basement	4 Full Basement					Economic Code	Location		
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.	
Bsmst Gar # Cars	0					Entrance Code	1 Interior Inspect		
Wet Basement	3 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	1 Owner		

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
25 Frame Bay	1900	12	0 0	0	0 %	0 %		3.THREE STORY FR
22 Encl Frame Porch	1900	35	0 0	0	0 %	0 %		4.1 & 1/2 STORY
1 ONE STORY	1900	336	0 0	0	0 %	0 %		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		R05-056		Account		655		Location		397 WEST ALNA ROAD		Card		1		Of		1		10/10/2023	
HUNTER, KEITH A 233 GARDINER ROAD WISCASSET ME 04578				Property Data				Assessment Record													
				Neighborhood				105 RURAL NORTH				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		71,800		115,100		10,000		176,900	
				FARM LAND YEAR				0				2011		71,800		115,100		10,000		176,900	
B5961P81				OPEN SPACE YEAR				0				2012		71,800		51,600		10,000		113,400	
Previous Owner HUNTER, KEITH A. J/T HUNTER, KIMBERLY A.				Zone/Land Use				21 RURAL				2013		71,800		51,600		10,000		113,400	
				Secondary Zone				2014		71,800		38,700		10,000		100,500					
								2015		71,800		38,700		10,000		100,500					
				WISCASSET ME 04578 Sale Date: 9/12/2005				Topography				3 Above Street 2 Rolling				2016		71,800		38,700	
Previous Owner HUNTER, DONALD T. (DEWISEE) BOWERS, MARY ELLEN C/O KEITH A. & KIMBERLY A. HUNTER WISCASSET ME 04578 Sale Date: 9/12/2005				1.Level		4.Below St		7.Steep		2017		71,800		38,700		20,000		90,500			
				2.Rolling		5.Low		8.Rough		2018		71,800		38,700		20,000		90,500			
				3.Above St		6.Swampy		9.		2019		71,800		38,700		20,000		90,500			
				Utilities				4 Drilled Well 6 Septic System				2020		71,800		38,700		25,000		85,500	
				1.Public		4.Dr Well		7.Cesspool		2021		71,800		38,700		25,000		85,500			
Previous Owner HUNTER, DONALD T. (HEIRS OF) HUNTER, DEBORAH (HEIRS OF)				2.Water		5.DUG/LAKE		8.		2022		71,800		38,700		24,000		86,500			
				3.Sewer		6.Septic		9.None		2023		89,700		48,400		25,000		113,100			
				Street				1 Paved													
				1.Paved		4.Proposed		7.													
				2.Semi Imp		5.Private		8.													
WISCASSET ME 04578 Sale Date: 3/24/2005				3.Gravel		6.Pub Eas		9.NoStreet													
Inspection Witnessed By:				TREE GROWTH PLAN				0				Land Data									
				CONSERV EASE				0													
				Sale Data																	
				Sale Date				9/12/2005													
X				Price				200,000				Front Foot		Type		Effective		Influence		Influence Codes	


WISCASSET

Map Lot R05-056

Account 655

Location 397 WEST ALNA ROAD

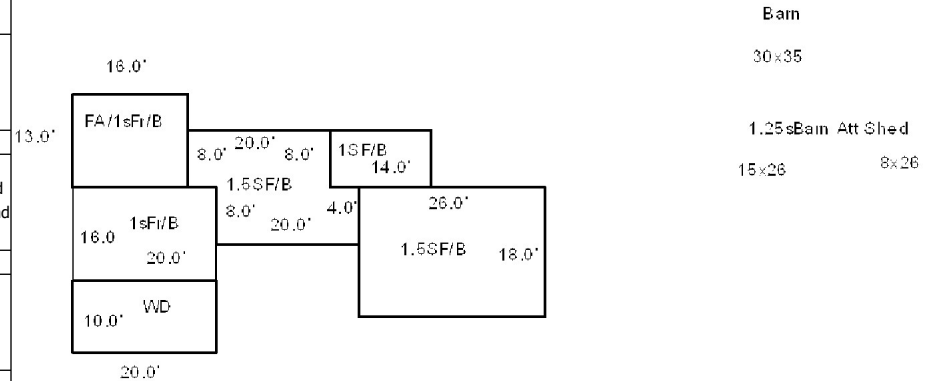
Card 1 Of 1 10/10/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 1 GOOD	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 468
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 1 Poor
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1850	# Half Baths 0	Funct. % Good 30%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 3 Brick &/or Stone	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1	1850	320	4 95	1	0 %	30 %	
68 Wood Deck	1990	200	3 100	4	0 %	100 %	
76 1.25 ST	1960	390	2 100	2	0 %	100 %	
24 Frame Shed	1960	208	2 100	2	0 %	100 %	
158 1.75 ST	1950	1050	2 100	2	0 %	100 %	
11 1	1850	260	4 95	1	0 %	30 %	
11 1	1850	260	4 95	1	0 %	30 %	
29 Finished Attic	1850	208	4 95	1	0 %	30 %	
					%	%	
					%	%	



Map Lot R05-056-A			Account 657			Location 8 HURRICANE HILL PASS			Card 1		Of 1		10/10/2023		
CAMPBELL, MATHEW MCCABE, JULIE 8 HURRICANE HILL PASS WISCASSETT ME 04578 B5942P186						Property Data			Assessment Record						
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	38,900	89,600	0	128,500		
						FARM LAND YEAR 0			2011	38,900	89,600	0	128,500		
						OPEN SPACE YEAR 0			2012	38,900	89,600	0	128,500		
Previous Owner YORK, JESSICA LYN MARIE J/T YORK, ROBERT CLIFTON C/O JULIE MCCABE LEWISTON ME 04240 Sale Date: 9/30/2022						Zone/Land Use 21 RURAL			2013	38,900	89,600	0	128,500		
						Secondary Zone			2014	38,900	89,600	0	128,500		
									2015	38,900	89,600	0	128,500		
						Topography 1 Level			2016	38,900	89,600	0	128,500		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	38,900	89,600	0	128,500		
2018	38,900	89,600	0	128,500											
Previous Owner KILKELLY, MARJORIE L. C/O ROBERT YORK PO BOX 635 WISCASSET ME 04578 Sale Date: 5/31/2005						Utilities 4 Drilled Well 6 Septic System			2019	38,900	89,600	0	128,500		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	38,900	89,600	0	128,500		
									2021	38,900	89,600	0	128,500		
						Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	38,900	89,600	0	128,500		
									2023	48,600	112,100	0	160,700		
Inspection Witnessed By:						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/Location 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			
											%				
											%				
		%													
X No./DateDescriptionDate Insp.						Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet							
									%						
									%						
									%						
									%						
Notes: 2006-FORMER OWNER: MARJORIE KILKELLY BK1233 PG292						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	0.19	100	%	0			
										%					
WISCASSET						Total Acreage 1.19									

WISCASSET


WISCASSET

Map Lot R05-056-A

Account 657

Location 8 HURRICANE HILL PASS

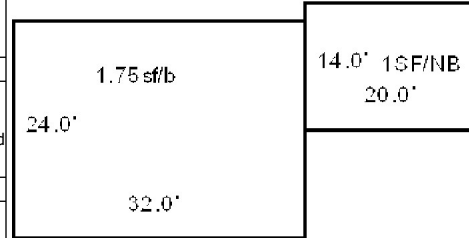
Card 1 Of 1 10/10/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1970	280	2 100	3	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1970	480	2 100	1	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 12X40=480



WISCASSET

Map Lot R05-056-B

Account 656

Location 15 HURRICANE HILL PASS

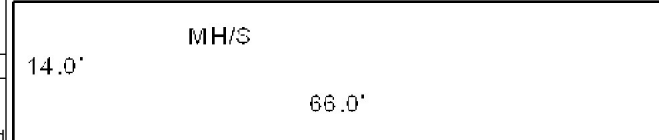
Card 1 Of 1 10/10/2023

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 100%	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 0%	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 5 Estimated
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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1979	14x66	2 100	2	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1998	160	4 100	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



SHED 10X16



Map Lot R05-056-C

Account 2254

Location 16 HURRICANE HILL PASS

Card 1 Of 1 10/10/2023

HUNTER, JEFFREY
WISCASSET ME 04578

B2814P208

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	38,900	226,700	0	265,600		
Tree Growth Year 0			2011	38,900	226,700	0	265,600		
FARM LAND YEAR 0			2012	38,900	226,700	10,000	255,600		
OPEN SPACE YEAR 0			2013	38,900	226,700	10,000	255,600		
Zone/Land Use 21 RURAL			2014	38,900	226,700	10,000	255,600		
Secondary Zone			2015	38,900	226,700	10,000	255,600		
			2016	38,900	226,700	15,000	250,600		
Topography 1 Level			2017	38,900	226,700	20,000	245,600		
1.Level	4.Below St	7.Steep	2018	38,900	226,700	20,000	245,600		
2.Rolling	5.Low	8.Rough	2019	38,900	226,700	20,000	245,600		
3.Above St	6.Swampy	9.	2020	38,900	226,700	25,000	240,600		
Utilities	4 Drilled Well	6 Septic System	2021	38,900	226,700	25,000	240,600		
1.Public	4.Dr Well	7.Cesspool	2022	38,900	226,700	24,000	241,600		
2.Water	5.DUG/LAKE	8.	2023	48,600	283,300	25,000	306,900		
3.Sewer	6.Septic	9.None	Land Data						
Street	5 Private								
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		11.Regular Lot			%		
TREE GROWTH PLAN 0				12.Delta Triangle			%		
CONSERV EASE 0				13.Nabla Triangle			%		
Sale Data				14.Rear Land			%		
				15.Front Foot			%		
Sale Date	2/01/2002		Square Foot		Square Feet				
Price	10,000						%		
Sale Type	1 Land Only			16.Regular Lot			%		
1.Land	4.Mobile	7.		17.Secondary Site			%		
2.L & B	5.Other	8.		18.Secondary Site			%		
3.Building	6.	9.		19.Condominium			%		
Financing	9 Unknown			20.Base Homesite			%		
1.Convent	4.Seller	7.	Fract. Acre		Acreage/Sites				
2.FHA/VA	5.Private	8.			21.HS Size Adj	20	1.00	100	%
3.Assumed	6.Cash	9.Unknown		22.Base Waterfron	21	1.00	100	%	0
Validity	2 Related Parties			23.Deep WF Size A	28	0.20	100	%	0
1.Valid	4.Split	7.Renovate		Acres				%	
2.Related	5.Partial	8.Other			24.Base Waterfron				%
3.Distress	6.Exempt	9.Foreclose		25.Shallow WF Siz				%	
Verified	5 Public Record		26.Base Water Inf				%		
1.Buyer	4.Agent	7.Family	27.Influence W Si				%		
2.Seller	5.Pub Rec	8.Other	28.Rear Land 1-10	Total Acreage 1.20					
3.Lender	6.MLS	9.	29.Rear Land 11-2						



WISCASSET

Map Lot R05-056-C

Account 2254

Location 16 HURRICANE HILL PASS

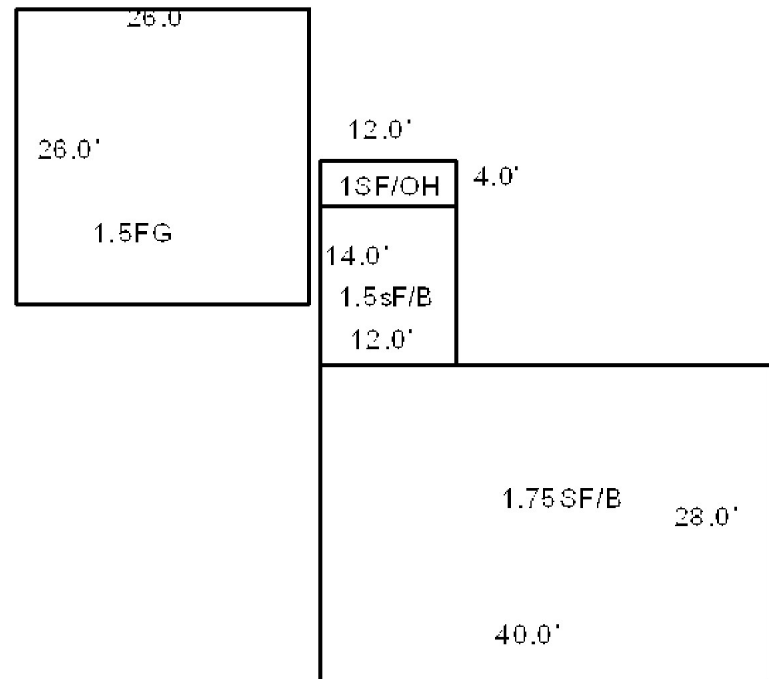
Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 9	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 3	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 1		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
14 1.5 Story/BSMT	2002	168	4 100	4	0 %	100 %		1.ONE STORY FRAM
77 1.50 ST	2002	676	4 100	4	0 %	100 %		2.TWO STORY FRAM
26 1SFr Overhang	2002	48	0 0	0	0 %	0 %		3.THREE STORY FR
57 Brick Deck	2002	600	4 100	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 R05-057

Account 658

Location 317 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

DONATO, STEVEN J
DONATO, MARK F
W. NEWTON MA 02165

B1946P308

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land		Buildings		Exempt	Total
			2010	80,000		0	0	80,000	
Tree Growth Year 0			2011	80,000		0	0	80,000	
FARM LAND YEAR 0			2012	80,000		0	0	80,000	
OPEN SPACE YEAR 0			2013	80,000		0	0	80,000	
Zone/Land Use 21 RURAL			2014	80,000		0	0	80,000	
Secondary Zone			2015	80,000		0	0	80,000	
			2016	80,000		0	0	80,000	
Topography 2 Rolling			2017	80,000		0	0	80,000	
1.Level	4.Below St	7.Steep	2018	80,000		0	0	80,000	
2.Rolling	5.Low	8.Rough	2019	80,000		0	0	80,000	
3.Above St	6.Swampy	9.	2020	80,000		0	0	80,000	
Utilities 9 NoWater/NoSewer			2021	80,000		0	0	80,000	
1.Public	4.Dr Well	7.Cesspool	2022	80,000		0	0	80,000	
2.Water	5.DUG/LAKE	8.	2023	100,000		0	0	100,000	
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved									
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		11.Regular Lot			%		1.Open Space
TREE GROWTH PLAN 0				12.Delta Triangle			%		2.Neighborhood A
CONSERV EASE 0				13.Nabla Triangle			%		3.Topography
Sale Data			14.Rear Land			%		4.Size/Shape	
			15.Front Foot			%		5.Access	
Sale Date						%		6.Restriction	
Price						%		7.Corner/Locatio	
Sale Type						%		8.View/Environ	
1.Land	4.Mobile	7.	Square Foot	Square Feet				9.Fract Share	
2.L & B	5.Other	8.					%	Acres	
3.Building	6.	9.					%		
Financing							%		
1.Convent	4.Seller	7.					%		
2.FHA/VA	5.Private	8.				%			
3.Assumed	6.Cash	9.Unknown				%		30.Rear 20+	
Validity			Fract. Acre	Acreage/Sites				31.Waterfront Rea	
1.Valid	4.Split	7.Renovate		20	1.00		100 %	0	32.Open Space
2.Related	5.Partial	8.Other		21	1.00		100 %	0	33.RestrictEsm
3.Distress	6.Exempt	9.Foreclose		28	10.00		100 %	0	34.PASTURE 1
Verified				29	10.00		100 %	0	35.HORTICULTURAL-
1.Buyer			30	23.00		100 %	0	36.Pasture 3	
2.Seller						%		37.Softwood	
3.Lender						%		38.Mixed Wood	
			Total Acreage 44.00					39.Hardwood	
								40.Wasteland	
								41.CAMP SITE	
								42.Mobile Home Si	
								43.Condo Site	
								44.Site Improveme	
								45.CAMP SITE	

WISCASSET

Map Lot R05-057

Account 658

Location 317 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 100%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/11/2007								
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

Map Lot		R05-058	Account	659	Location	15 BOULDER DRIVE		Card	1	Of	1	10/10/2023		
EZZELL, CHRISTOPHER S 15 BOULDER DRIVE WISCASSET ME 04578					Property Data		Assessment Record							
					Neighborhood 105 RURAL NORTH		Year	Land	Buildings	Exempt	Total			
					Tree Growth Year 0		2010	70,500	99,500	16,000	154,000			
					FARM LAND YEAR 0		2011	70,500	99,500	16,000	154,000			
					OPEN SPACE YEAR 0		2012	70,500	99,500	16,000	154,000			
B5583P59					Zone/Land Use 21 RURAL		2013	70,500	99,500	16,000	154,000			
Previous Owner SPINNEY, JEFFRY 126 GOLDEN RIDGE ROAD					Secondary Zone		2014	70,500	99,500	16,000	154,000			
							2015	70,500	99,500	16,000	154,000			
ALNA ME 04535 Sale Date: 9/11/2020					Topography 1 Level		2016	70,500	99,500	21,000	149,000			
Previous Owner FEDERAL NATIONAL MORTGAGE ASSOCIATION 3900 WISCONSIN AVE, NW					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	70,500	99,500	26,000	144,000			
					Utilities 4 Drilled Well 6 Septic System		2018	70,500	99,500	26,000	144,000			
WASHINGTON DC 20016 Sale Date: 6/08/2020					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2019	70,500	99,500	0	170,000			
					Street 1 Paved		2020	42,800	97,200	0	140,000			
Previous Owner EZZELL, VIRGINIA M					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2021	42,800	97,200	0	140,000			
					TREE GROWTH PLAN 0 CONSERV EASE 0		2022	42,800	97,200	0	140,000			
Inspection Witnessed By:					Sale Data		2023	53,500	121,500	0	175,000			
					Sale Date 9/11/2020 Price 60,000		Land Data							
X					Sale Type 2 Land & Buildings		Front Foot		Type	Effective		Influence		Influence Codes
					1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.		11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Frontage	Depth	Factor	Code	
Notes:					Financing 9 Unknown		Square Foot		Square Feet					
					1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown		16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							
'20 per review of survey remianing lot is not part of lot on Alna line and scales 3.16 acres adjust. Sheds Gone 2002-SOLD 3 ACRES TO DAUGHTER 2007-SPLIT 2 ACRES TO DAUGHTER. THIS LOT NOW 23 ACRES.					Validity 8 Other Non Valid		Fract. Acre		Acreage/Sites					
					1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose		21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres							
WISCASSET					Verified 5 Public Record		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							
					1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.									
							Total Acreage		3.16					



WISCASSET

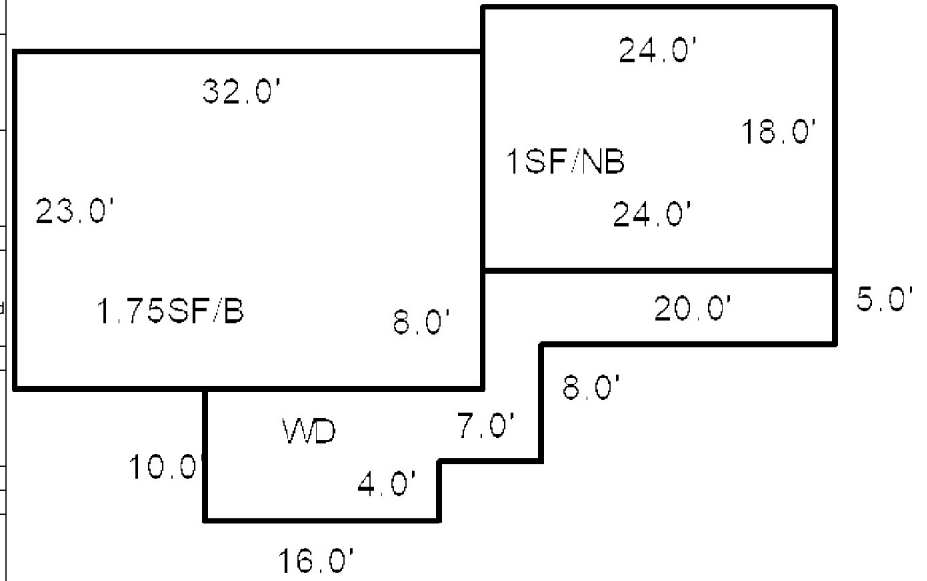
Map Lot R05-058

Account 659

Location 15 BOULDER DRIVE

Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 736
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1860	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	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 95%
Basement 3 3/4 Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 3 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2000	316	0 0	0	0 %	0 %		1.ONE STORY FRAM
1 ONE STORY	1860	432	0 0	0	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

01/11/2007

Map Lot R05-058-A

Account 660

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BROWN, SR., LOUIS H. 105 WALKER ROAD WOOLWICH ME 04579			Property Data			Assessment Record					
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	35,000	0	0	35,000	
			FARM LAND YEAR 0			2011	35,000	0	0	35,000	
			OPEN SPACE YEAR 0			2012	35,000	0	0	35,000	
B1532P14			Zone/Land Use 21 RURAL			2013	35,000	0	0	35,000	
			Secondary Zone			2014	35,000	0	0	35,000	
						2015	35,000	0	0	35,000	
			Topography 2 Rolling			2016	35,000	0	0	35,000	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	35,000	0	0	35,000	
2018	35,000	0				0	35,000				
Utilities 9 NoWater/NoSewer						2019	35,000	0	0	35,000	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	35,000	0	0	35,000	
						2021	35,000	0	0	35,000	
			Street 9 No Street			2022	35,000	0	0	35,000	
						2023	43,800	0	0	43,800	
			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					
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			
Fract. Acre			Acreage/Sites								
			28	10.00	100	%		0	37.Softwood		
			29	10.00	100	%		0	38.Mixed Wood		
			30	10.00	100	%		0	39.Hardwood		
								40.Wasteland			
								41.CAMP SITE			
								42.Mobile Home Si			
								43.Condo Site			
Acres			Total Acreage		30.00						
								44.Site Improveme			
								45.CAMP SITE			
								46.PAVING/00			

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

Notes:		
</		

WISCASSET


WISCASSET

Map Lot R05-058-A

Account 660

Location WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected 1/11/2007

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

EZZELL, DANIEL W
WISCASSET ME 04578

Property Data

Neighborhood **105 RURAL NORTH**

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	40,500	49,400	10,000	79,900
2011	40,500	49,400	10,000	79,900
2012	40,500	49,400	10,000	79,900
2013	40,500	49,400	10,000	79,900
2014	40,500	49,400	10,000	79,900
2015	40,500	64,300	10,000	94,800
2016	40,500	71,800	15,000	97,300
2017	40,500	71,800	20,000	92,300
2018	40,500	71,800	20,000	92,300
2019	40,500	71,800	20,000	92,300
2020	40,500	71,800	25,000	87,300
2021	40,500	71,800	25,000	87,300
2022	40,500	71,800	24,000	88,300
2023	50,600	89,800	25,000	115,400

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
Square Foot		Square Feet				9.Fract Share
16.Regular Lot				%		Acre
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-
Fract. Acre		Acreage/Sites				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	1.00	100	%	0	39.Hardwood
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				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		Total Acreage		2.00		

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'16 MORE DONE

'15 nah add incomplete 40x40 Quanset Garage.

WISCASSET

WISCASSET

Map Lot R05-058-B



Account 661

Location 22 BOULDER DRIVE

Card 1

Of 1

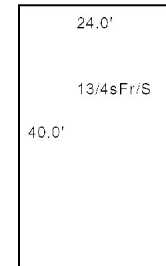
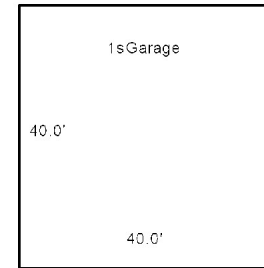
10/10/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 5 T-111	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1973	# Half Baths 0	Funct. % Good 70%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 95%
Basement 9 No Basement		Economic Code Location
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1980	224	2 100	2	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	2014	1600	2 100	4	0 %	75 %		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

R05-058-C

Account

662

Location

EASY STREET

Card

1

Of

1

10/10/2023

EZZELL, CHRISTOPHER S

15 BOULDER DRIVE

WISCASSET ME 04578

B1572P335 B5281P214

Previous Owner

PINKHAM, CHERYL A

104 HART ROAD

ATKINSON ME 04426

Sale Date: 7/16/2018

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

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.

Property Data

Neighborhood

105 RURAL NORTH

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

9 NoWater/NoSewer

1.Public

4.Dr Well

7.Cesspool

2.Water

5.DUG/LAKE

8.

3.Sewer

6.Septic

9.None

Street

9 No 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

7/16/2018

Price

12,500

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

2010

38,800

0

0

38,800

2011

38,800

0

0

38,800

2012

38,800

0

0

38,800

2013

38,800

0

0

38,800

2014

38,800

0

0

38,800

2015

38,800

0

0

38,800

2016

38,800

0

0

38,800

2017

38,800

0

0

38,800

2018

38,800

0

0

38,800

2019

38,800

0

0

38,800

2020

38,800

0

0

38,800

2021

38,800

0

0

38,800

2022

38,800

0

0

38,800

2023

48,400

0

0

48,400

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

Acres

Acres

20

1.00

95

%

5

21

1.00

100

%

0

28

1.00

100

%

0

Total Acreage

2.00

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

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

WISCASSET

Map Lot R05-058-C

Account 662

Location EASY STREET

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 4 Unoccupied		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/11/2007								
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

Map Lot R05-058-D			Account 663			Location 39 EASY STREET			Card 1		Of 1		10/10/2023			
ABBOTT, JAMES M ABBOTT, CARYL A 970 GARDINER RD LOT #19 WISCASSET ME 04578 B5972P209						Property Data			Assessment Record							
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	40,500	0	0	40,500			
						FARM LAND YEAR 0			2011	40,500	0	0	40,500			
						OPEN SPACE YEAR 0			2012	40,500	0	0	40,500			
Previous Owner HALLMARK HOMES CORP 619 LEWISTON ROAD						Zone/Land Use 21 RURAL			2013	40,500	0	0	40,500			
						Secondary Zone			2014	40,500	0	0	40,500			
									2015	40,500	0	0	40,500			
						Topography 2 Rolling			2016	40,500	0	0	40,500			
						TOPSHAM ME 04086 Sale Date: 1/24/2023						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	40,500
Utilities 4 Drilled Well 6 Septic System			2018	40,500	0										0	40,500
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None									2019	40,500	0	0	40,500
												2020	40,500	0	0	40,500
Previous Owner COWAN, ROBERT T SCHUKAY-COWAN, MICHELLE L 562 SPRING ROAD HAMMONTON NJ 08037 Sale Date: 3/04/2022												Street 9 No Street			2021	40,500
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	40,500	0				0	40,500
									2023			50,600	166,600	0	217,200	
									Land Data							
						Inspection Witnessed By:			Front Foot		Type	Effective		Influence		Influence Codes
11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		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							
				%					9.Fract Share							
X Date			Square Foot		Square Feet				Acres							
			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite				%		30.Rear 20+							
							%		31.Waterfront Rea							
							%		32.Open Space							
							%		33.RestrictEsm							
							%		34.PASTURE 1							
							%		35.HORTICULTURAL-							
							%		36.Pasture 3							
							%		37.Softwood							
							%		38.Mixed Wood							
Notes: 6/1/23 UNFRIENDLY DOG, SON EVENTUALLY CAME TO DOOR-NO INFO- ADD NEW HSE (INFO FROM PERMIT) +MVR. 2010-Former owner: Faith E. Flaherty, bought 9/6/89 BK1572 PG0337.			Fract. Acre		Acreage/Sites				Acres							
			21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A		20	1.00	100	%	0	39.Hardwood						
					21	1.00	100	%	0	40.Wasteland						
					28	1.00	100	%	0	41.CAMP SITE						
								%		42.Mobile Home Si						
								%		43.Condo Site						
								%		44.Site Improve						
								%		45.CAMP SITE						
								%		46.PAVING/00						
								Total Acreage		2.00						

WISCASSET

WISCASSET

WISCASSET

Map Lot R05-058-D


Account 663

Location 39 EASY STREET

Card 1

Of 1

10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1512
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2022	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 4 Unoccupied
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

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

R05-058-E

Account

664

Location

31 EASY STREET

Card

1

Of

1

10/10/2023

EZZELL, MARK A

31 EASY STREET

WISCASSET ME 04578

B1572P339 B5406P236

Property Data

Neighborhood

105 RURAL NORTH

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

9 No 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

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

40,500

9,900

0

50,400

2011

40,500

9,900

0

50,400

2012

40,500

9,900

0

50,400

2013

40,500

9,900

0

50,400

2014

40,500

9,900

0

50,400

2015

40,500

9,900

0

50,400

2016

40,500

100

0

40,600

2017

40,500

100

0

40,600

2018

40,500

100

0

40,600

2019

40,500

9,900

0

50,400

2020

40,500

9,900

0

50,400

2021

40,500

9,900

0

50,400

2022

40,500

9,900

0

50,400

2023

50,600

12,400

0

63,000

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

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

Type

Effective

Influence

Influence Codes

Frontage

Depth

Factor

Code

20

1.00

100

%

0

21

1.00

100

%

0

28

1.00

100

%

0

Total Acreage

2.00

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acre

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:

'19 mobile home and " on" to this acct.

'16 Mobile home & 2 sheds owned by Bradley Churchill(as New ON).

2002-TINA SANDERS M/H TO BE MOVED OFF THIS PROPERTY IN JULY 2002. 2002-FLAHERTY M/H NOW MARK'S. OTHER MOBILE HOME BURNED.

WISCASSET


WISCASSET

Map Lot R05-058-E

Account 664

Location 31 EASY STREET

Card 1 Of 1 10/10/2023

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 100%			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 0%			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 5 Estimated		
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 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
82 Shed.....	0	80	1 100	1	0 %	100 %		1.ONE STORY FRAM
997 12' Mobile	1974	12x46	2 100	2	0 %	50 %		2.TWO STORY FRAM
24 Frame Shed	1990	550	3 100	3	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2006	364	1 100	1	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 R05-058-F

Account 665

Location 19 BOULDER DRIVE

Card 1 Of 1 10/10/2023

MERRILL, LORI A WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	40,500	93,600	10,000	124,100	
			FARM LAND YEAR 0			2011	40,500	93,600	10,000	124,100	
			OPEN SPACE YEAR 0			2012	40,500	93,600	10,000	124,100	
B1639P100 B3940P35 B3963P312			Zone/Land Use 21 RURAL			2013	40,500	93,600	10,000	124,100	
			Secondary Zone			2014	40,500	93,600	10,000	124,100	
						2015	40,500	93,600	10,000	124,100	
			Topography 1 Level			2016	40,500	93,600	15,000	119,100	
			Previous Owner EZZELL, DAVID (HEIRS) C/O LORI A. EZZELL PO BOX 167 WISCASSET ME 04578 Sale Date: 2/04/2008			1.Level 4.Below St 7.Steep	2017	40,500	93,600	20,000	114,100
2.Rolling 5.Low 8.Rough	2018	40,500				93,600	20,000	114,100			
3.Above St 6.Swampy 9.	2019	40,500				93,600	20,000	114,100			
Utilities 4 Drilled Well 6 Septic System	2020	40,500				93,600	25,000	109,100			
1.Public 4.Dr Well 7.Cesspool	2021	40,500				93,600	25,000	109,100			
			2.Water 5.DUG/LAKE 8.	2022	40,500	93,600	24,000	110,100			
			3.Sewer 6.Septic 9.None	2023	50,600	117,000	25,000	142,600			
			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											
CONSERV EASE 0											
Sale Data			11.Regular Lot								
Sale Date 2/04/2008			12.Delta Triangle								
Price			13.Nabla Triangle								
Sale Type 2 Land & Buildings			14.Rear Land								
1.Land 4.Mobile 7.			15.Front Foot								
2.L & B 5.Other 8.			Square Foot								
3.Building 6. 9.			16.Regular Lot								
Financing 9 Unknown			17.Secondary Site								
1.Convent 4.Seller 7.			18.Secondary Site								
2.FHA/VA 5.Private 8.			19.Condominium								
3.Assumed 6.Cash 9.Unknown			20.Base Homesite								
Validity 2 Related Parties			Fract. Acre								
1.Valid 4.Split 7.Renovate			21.HS Size Adj								
2.Related 5.Partial 8.Other			22.Base Waterfron								
3.Distress 6.Exempt 9.Foreclose			23.Deep WF Size A								
Verified 5 Public Record			Acres								
1.Buyer 4.Agent 7.Family			24.Base Waterfron								
2.Seller 5.Pub Rec 8.Other			25.Shallow WF Siz								
3.Lender 6.MLS 9.			26.Base Water Inf								
			27.Influence W Si								
			28.Rear Land 1-10								
			29.Rear Land 11-2								
Inspection Witnessed By:			Total Acreage 2.00								
X											
Date											
No./Date	Description	Date Insp.									
Notes:											
'15 shed just started. 2008-DAVID EZZELL PASSED AWAY 11/20/07. 2009-New mobile home, old one moved out of town. 2014-Per Marriage Certificate, changed name to reflect new marriage/name.											
WISCASSET											


WISCASSET

Map Lot R05-058-F

Account 665

Location 19 BOULDER DRIVE

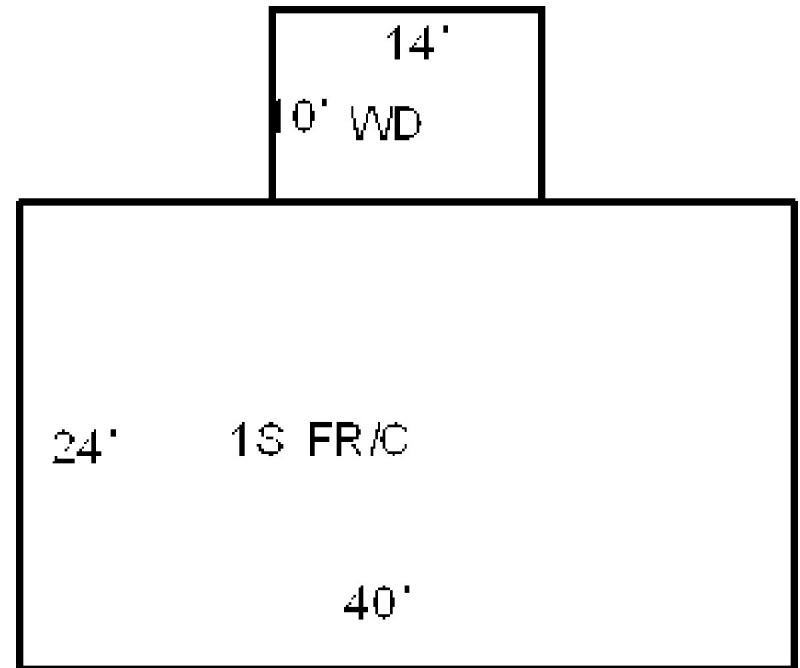
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2008	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 5 Crawl Space		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2008	140	3 100	4	0 %	100 %		1.ONE STORY FRAM
75 1 STORY	2008	576	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



Map Lot

R05-058-G

Account

666

Location

46 EASY STREET

Card

1

Of

2

10/10/2023

EZZELL, PAUL A

EZZELL, KIMBERLY S

WISCASSET ME 04578

Property Data

Neighborhood

105 RURAL NORTH

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

5 Private

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

40,500

33,200

10,000

63,700

2011

40,500

33,200

10,000

63,700

2012

40,500

33,200

10,000

63,700

2013

40,500

33,200

10,000

63,700

2014

40,500

33,200

10,000

63,700

2015

40,500

33,200

10,000

63,700

2016

40,500

33,200

15,000

58,700

2017

40,500

33,200

20,000

53,700

2018

40,500

33,200

20,000

53,700

2019

40,500

33,200

20,000

53,700

2020

40,500

33,200

25,000

48,700

2021

40,500

33,200

25,000

48,700

2022

40,500

33,200

24,000

49,700

2023

50,600

41,500

25,000

67,100

Land Data

Front Foot

Type

Effective

Influence

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

20

1.00

100

%

0

22.Base Waterfron

21

1.00

100

%

0

23.Deep WF Size A

28

1.00

100

%

0

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

2.00

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acre

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:

2011-New 911 numbers. House is 46 Easy Street and small mobile home is 45 Easy Street.

WISCASSET

WISCASSET

Map Lot R05-058-G


Account 666

Location 46 EASY STREET

Card 1

Of 2

10/10/2023

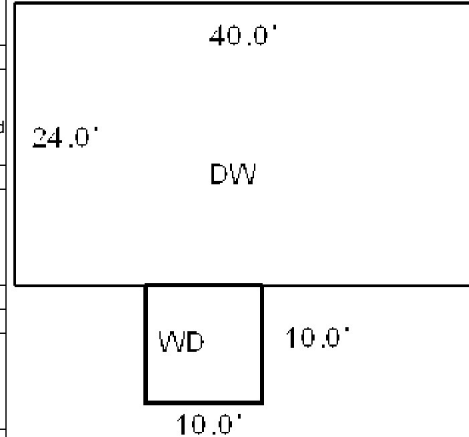
Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 960
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1990	# Half Baths 0	Funct. % Good 80%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	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 100%
Basement 5 Crawl Space		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
73 AB.GR. POOL.....	2001	1	3 100	4	99 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2000	240	2 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1990	100	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

AGPOOL



SHED 20X12



WISCASSET

Map Lot R05-058-G

Account 666

Location 45 EASY STREET

Card 2 Of 2 10/10/2023

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 100%			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 0%			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 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		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1985	12x24	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



Card 1 Of 1 10/10/2023

Property Data			Assessment Record							
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			2010	42,500	132,400	10,000	164,900			
Tree Growth Year 0			2011	42,500	158,400	10,000	190,900			
FARM LAND YEAR 0			2012	42,500	158,400	10,000	190,900			
OPEN SPACE YEAR 0			2013	42,500	158,400	10,000	190,900			
Zone/Land Use 21 RURAL			2014	42,500	158,400	10,000	190,900			
Secondary Zone			2015	42,500	158,600	10,000	191,100			
Topography 1 Level			2016	42,500	158,600	15,000	186,100			
1.Level	4.Below St	7.Steep	2017	42,500	158,600	20,000	181,100			
2.Rolling	5.Low	8.Rough	2018	42,500	158,900	20,000	181,400			
3.Above St	6.Swampy	9.	2019	42,500	158,900	20,000	181,400			
Utilities 4 Drilled Well 6 Septic System			2020	42,500	158,900	25,000	176,400			
1.Public	4.Dr Well	7.Cesspool	2021	42,500	158,900	25,000	176,400			
2.Water	5.DUG/LAKE	8.	2022	42,500	158,900	24,000	177,400			
3.Sewer	6.Septic	9.None	2023	53,100	198,400	25,000	226,500			
Street 1 Paved			Land Data							
1.Paved	4.Proposed	7.								
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
					14.Rear Land					4.Size/Shape
Sale Date					15.Front Foot					5.Access
Price										6.Restriction
Sale Type							7.Corner/Locatio			
1.Land	4.Mobile	7.	Square Foot	Square Feet				8.View/Environ		
2.L & B	5.Other	8.					%	9.Fract Share		
3.Building	6.	9.					%	Acres		
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		
							%	34.PASTURE 1		
Validity			Fract. Acre	Acreage/Sites				35.HORTICULTURAL-		
1.Valid	4.Split	7.Renovate		20	1.00		100 %	0	36.Pasture 3	
2.Related	5.Partial	8.Other		21	1.00		100 %	0	37.Softwood	
3.Distress	6.Exempt	9.Foreclose		28	2.00		100 %	0	38.Mixed Wood	
Verified			Acres				%	39.Hardwood		
1.Buyer	4.Agent	7.Family					%	40.Wasteland		
2.Seller	5.Pub Rec	8.Other					%	41.CAMP SITE		
3.Lender	6.MLS	9.					%	42.Mobile Home Si		
							%	43.Condo Site		
							%	44.Site Improveme		
							%	45.CAMP SITE		
							%	46.PAVING/00		
			Total Acreage			3.00				

WISCASSET

Map Lot R05-058-H



Account 667

Location 4 BOULDER DRIVE

Card 1

Of 1

10/10/2023

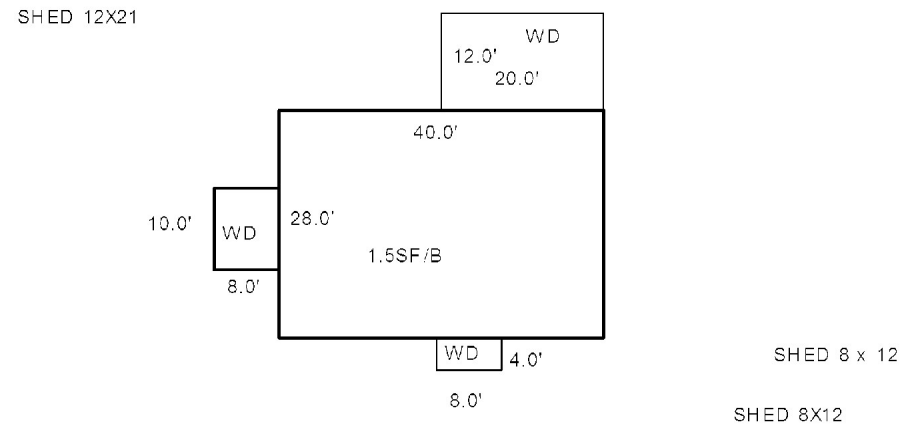
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 2 1/2 Finished
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1064
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1999	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 2 1/2 Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1999	299	2 100	1	0 %	100 %	
24 Frame Shed	1999	252	2 100	1	0 %	100 %	
24 Frame Shed	2014				%	%	800
24 Frame Shed	1999	96	2 100	2	0 %	100 %	
68 Wood Deck	2000	240	2 100	4	0 %	100 %	
68 Wood Deck	2000	80	2 100	4	0 %	100 %	
68 Wood Deck	2000	32	2 100	4	0 %	100 %	
28 Unfinished Attic	2010	840	3 100	4	0 %	100 %	
23 Frame Garage	2010	840	3 100	4	0 %	100 %	
1 ONE STORY	2010	56	3 100	4	0 %	100 %	

SHED 13X23
GARAGE 28 x 30 WITH
1SF ON BACK - 14 x 4



Map Lot		R05-058-J	Account	2255	Location	EASY STREET		Card	1	Of	1	10/10/2023		
SNYDER, JOSHUA D SNYDER, NICOLE 44 EASY STREET WISCASSET ME 04578 B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					Property Data		Assessment Record							
					Neighborhood 105 RURAL NORTH		Year	Land	Buildings	Exempt	Total			
					Tree Growth Year 0		2010	42,400	0	0	42,400			
					FARM LAND YEAR 0		2011	42,400	0	0	42,400			
					OPEN SPACE YEAR 0		2012	42,400	0	0	42,400			
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					Zone/Land Use 21 RURAL		2013	42,400	0	0	42,400			
					Secondary Zone		2014	42,400	0	0	42,400			
					Topography 2 Rolling		2015	42,400	0	0	42,400			
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2016	42,400	0	0	42,400			
					Utilities 4 Drilled Well 6 Septic System		2017	42,400	0	0	42,400			
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2018	42,400	63,300	0	105,700			
					Street 5 Private		2019	42,400	63,300	0	105,700			
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2020	42,400	63,300	0	105,700			
					TREE GROWTH PLAN 0 CONSERV EASE 0		2021	42,400	63,300	0	105,700			
					Sale Data		2022	42,400	63,300	0	105,700			
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					Sale Date 9/05/2017		2023	53,000	79,200	0	132,200			
					Price 12,500		Land Data							
					Sale Type 1 Land Only		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 Improveveme 45.CAMP SITE 46.PAVING/00
					1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.					Frontage	Depth	Factor	Code	
					Financing 9 Unknown		11.Regular Lot					%		
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown		12.Delta Triangle					%							
Validity 1 Arms Length Sale		13.Nabla Triangle					%							
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose		14.Rear Land					%							
Verified 5 Public Record		15.Front Foot					%							
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					Fract. Acre		Square Foot		Square Feet					
					21.HS Size Adj		16.Regular Lot				%			
					22.Base Waterfron		17.Secondary Site				%			
					23.Deep WF Size A		18.Secondary Site				%			
					Acres		19.Condominium				%			
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					24.Base Waterfron		Acres/Sites							
					25.Shallow WF Siz		20			1.00	100	%	0	
					26.Base Water Inf		21			1.00	100	%	0	
					27.Influence W Si		28			1.94	100	%	0	
					28.Rear Land 1-10							%		
B2682P210 B4645P130 B4750P144 B4750P146 B5176P267 Previous Owner HUNTER, KEITH 233 GARDINER ROAD WISCASSET ME 04578 Sale Date: 9/05/2017 Previous Owner EZZELL, JANNETTE (HEIRS) HUNTER, KEITH & JASON C/O KEITH HUNTER WISCASSET ME 04578 Sale Date: 1/15/2014					29.Rear Land 11-2		Total Acreage		2.94					

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.
Notes: 08/10/2018 W/ Mrs. add new hse 2002-LAND AND STORAGE M/H 2005-M/H GONE 2005-SENT DEED OUT FOR PLANIMETER CHECK. MAP COMPANY REPORTED THAT PER THE DIMENSIONS IN THE DEED IT PLOTS OUT TO 2.94 ACRES - WILL CHANGE TO THAT ACREAGE. 2013-Ms. Ezzell passed away 1/18/2013, leaving property to both sons as Heirs. Also deed of distribution recorded to both sons. BK4750 PG144. Then a deed from Jason Hunter to Keith WISCASSET ME 04578 PG146.		

WISCASSET

Map Lot R05-058-J

Account 2255

Location EASY STREET

Card 1 Of 1 10/10/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1344
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2017	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	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 100%
Basement 9 No Basement		Economic Code None
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 0		Entrance Code 4 Unoccupied
Wet Basement 9 No 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

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

2017 Pine View D-Wide/ Slab

28.0'

48.0'

Map Lot

R05-059

Account

668

Location

279 WEST ALNA ROAD

Card

1

Of

1

10/10/2023

LEWIS, JR., HARRY A.

LEWIS, CATHLEEN E

WISCASSET ME 04578

Property Data

Neighborhood

105 RURAL NORTH

Tree Growth Year

0

FARM LAND YEAR

0

OPEN SPACE YEAR

0

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

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

2/01/1998

Price

83,000

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

54,500

58,000

0

112,500

2011

54,500

58,000

0

112,500

2012

54,500

58,000

0

112,500

2013

54,500

58,000

0

112,500

2014

54,500

58,000

0

112,500

2015

54,500

56,300

0

110,800

2016

54,500

57,000

0

111,500

2017

54,500

57,700

0

112,200

2018

54,500

57,700

0

112,200

2019

54,500

57,700

0

112,200

2020

54,500

57,700

0

112,200

2021

54,500

57,700

0

112,200

2022

54,500

57,700

0

112,200

2023

68,100

72,200

0

140,300

Land Data

Front Foot

Type

Effective

Influence

Influence Codes

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Frontage

Depth

Factor

Code

%

%

%

%

%

%

%

Square Foot

Square Feet

%

%

%

%

%

%

%

Fract. Acre

Acreage/Sites

20

21

28

%

%

%

%

%

%

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

Acres

%

%

%

%

%

%

%

Total Acreage

9.00

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:

'16 NAH MORE DONE

'15 W/ Mr. add new shed Inc & adjust functional on old barn and remove shed.

WISCASSET

WISCASSET

Map Lot R05-059


Account 668

Location 279 WEST ALNA ROAD

Card 1

Of 1

10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 777
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 2 Fair
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1850	# Half Baths 0	Funct. % Good 90%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 3 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/11/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1850	234	0 0	0	0 %	0 %		1.ONE STORY FRAM
157 1.50 ST	1850	648	2 100	2	0 %	50 %		2.TWO STORY FRAM
158 1.75 ST	1850	1080	2 100	1	0 %	25 %		3.THREE STORY FR
1 ONE STORY	1850	294	0 0	0	0 %	0 %		4.1 & 1/2 STORY
24 Frame Shed	2000	64	3 100	3	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2014	720	1 100	4	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

1.55SF BARN 18X36

1.75SF BARN 17X42 + 30X36

Shed

36.0'

20.0'



01/11/2007

Map Lot R05-060			Account 669			Location 241 WEST ALNA ROAD			Card 1 Of 1 10/10/2023													
BLOOM JR., GLADE O WISCASSET ME 04578						Property Data			Assessment Record													
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total									
						Tree Growth Year 0			2010	39,200	164,100	10,000	193,300									
						FARM LAND YEAR 0			2011	39,200	181,300	10,000	210,500									
						OPEN SPACE YEAR 0			2012	39,200	181,300	10,000	210,500									
B3205P261 B3941P68 B4188P187 B4629P221						Zone/Land Use 21 RURAL			2013	39,200	181,300	10,000	210,500									
Previous Owner BLOOM, GLADE O. J/T BLOOM, KAREN L.						Secondary Zone			2014	39,200	181,300	10,000	210,500									
									2015	39,200	181,300	10,000	210,500									
WISCASSET ME 04578 Sale Date: 12/04/2007						Topography 2 Rolling			2016	39,200	181,300	15,000	205,500									
Previous Owner SOULE, RAYMOND 223 WEST ALNA ROAD						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	39,200	181,300	20,000	200,500									
									2018	39,200	181,300	20,000	200,500									
WISCASSET ME 04578 Sale Date: 12/05/2003						Utilities 4 Drilled Well 6 Septic System			2019	39,200	181,300	20,000	200,500									
									2020	39,200	181,300	25,000	195,500									
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	39,200	181,300	25,000	195,500									
									2022	39,200	181,300	24,000	196,500									
						Street 1 Paved			2023	49,000	226,700	25,000	250,700									
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet																
Inspection Witnessed By:						TREE GROWTH PLAN 0			Land Data													
						CONSERV EASE 0																
						Sale Data																
						Sale Date 12/04/2007																
						Price																
X						Sale Type 2 Land & Buildings			Front Foot		Type		Effective		Influence		Influence Codes					
													Frontage		Depth				Factor		Code	
No./Date						Description			Date Insp.													
Notes: 2004-PREVIOUS OWNER: RAYMOND SOULE BK1831 PG38, 39 ADDED MOBILE HOME TO THIS RECORD AND DELETED #670 2006-NEW HOUSE, 40% DONE - 3 BEDROOM, 3 BATH WHEN COMPLETE. 2/1/07-THE MOBILE HOME ON THIS LOT HAS BEEN MOVED TO 760-762 BATH ROAD ACCOUNT. 2008-DIVORCE DECREE RECORDED 12/4/07 REMOVING WIFE'S NAME FROM PROPERTY. (BOUGHT LAND ONLY FOR WISCASSET). 2013-Release deed recorded						Financing 9 Unknown			Square Foot				Square Feet									
						1.Convent 4.Seller 7.			16.Regular Lot												1.Open Space	
						2.FHA/VA 5.Private 8.			17.Secondary Site												2.Neighborhood A	
						3.Assumed 6.Cash 9.Unknown			18.Secondary Site												3.Topography	
						Validity 2 Related Parties			19.Condominium												4.Size/Shape	
						1.Valid 4.Split 7.Renovate			20.Base Homesite												5.Access	
						2.Related 5.Partial 8.Other															6.Restriction	
						3.Distress 6.Exempt 9.Foreclose															7.Corner/Locatio	
						Verified 5 Public Record															8.View/Environ	
1.Buyer 4.Agent 7.Family						Fract. Acre		Acres		Acreege/Sites												
2.Seller 5.Pub Rec 8.Other																						
3.Lender 6.MLS 9.																						
						21.HS Size Adj		20		1.00		100 %		0		30.Rear 20+						
						22.Base Waterfron		21		1.00		100 %		0		31.Waterfront Rea						
						23.Deep WF Size A		28		0.35		100 %		0		32.Open Space						
						Acres										33.RestrictEsm						
						24.Base Waterfron										34.PASTURE 1						
						25.Shallow WF Siz										35.HORTICULTURAL-						
						26.Base Water Inf										36.Pasture 3						
						27.Influence W Si										37.Softwood						
						28.Rear Land 1-10										38.Mixed Wood						
						29.Rear Land 11-2										39.Hardwood						
																40.Wasteland						
																41.CAMP SITE						
																42.Mobile Home Si						
																43.Condo Site						
																44.Site Improveme						
																45.CAMP SITE						
																46.PAVING/00						


WISCASSET

Map Lot R05-060

Account 669

Location 241 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1260
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2006	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 100%
Basement 4 Full Basement		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 1 Dry 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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
73 AB.GR. POOL.....	0	1	3 100	4	99 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2002	144	3 100	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2006	336	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2009	144	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

S-ED 12X12

AGPOOL

S-ED 12X12



Map Lot R05-061

Account 671

Location 225 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SPROUL, DOROTHY B
WISCASSET ME 04578

B636P148 B3661P65

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-DEED ADDING .07 TO THIS LOT, NOW 1.28 ACRES.

WISCASSET

Property Data			Assessment Record						
Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			2010	39,100	93,600	10,000	122,700		
Tree Growth Year 0			2011	39,100	93,600	10,000	122,700		
FARM LAND YEAR 0			2012	39,100	93,600	10,000	122,700		
OPEN SPACE YEAR 0			2013	39,100	93,600	10,000	122,700		
Zone/Land Use 21 RURAL			2014	39,100	93,600	10,000	122,700		
			2015	39,100	93,600	10,000	122,700		
Secondary Zone			2016	39,100	93,600	15,000	117,700		
Topography 2 Rolling			2017	39,100	93,600	20,000	112,700		
			2018	39,100	93,600	20,000	112,700		
1.Level 4.Below St 7.Steep			2019	39,100	93,600	20,000	112,700		
2.Rolling 5.Low 8.Rough			2020	39,100	93,600	25,000	107,700		
3.Above St 6.Swampy 9.			2021	39,100	93,600	25,000	107,700		
Utilities 4 Drilled Well 6 Septic System			2022	39,100	93,600	24,000	108,700		
1.Public 4.Dr Well 7.Cesspool			2023	48,800	117,000	25,000	140,800		
2.Water 5.DUG/LAKE 8.			Land Data						
3.Sewer 6.Septic 9.None									
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									
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	0.28	100	%	0
Verified								%	
1.Buyer 4.Agent 7.Family								%	
2.Seller 5.Pub Rec 8.Other								%	
3.Lender 6.MLS 9.								%	
			Total Acreage		1.28				


WISCASSET

Map Lot R05-061

Account 671

Location 225 WEST ALNA ROAD

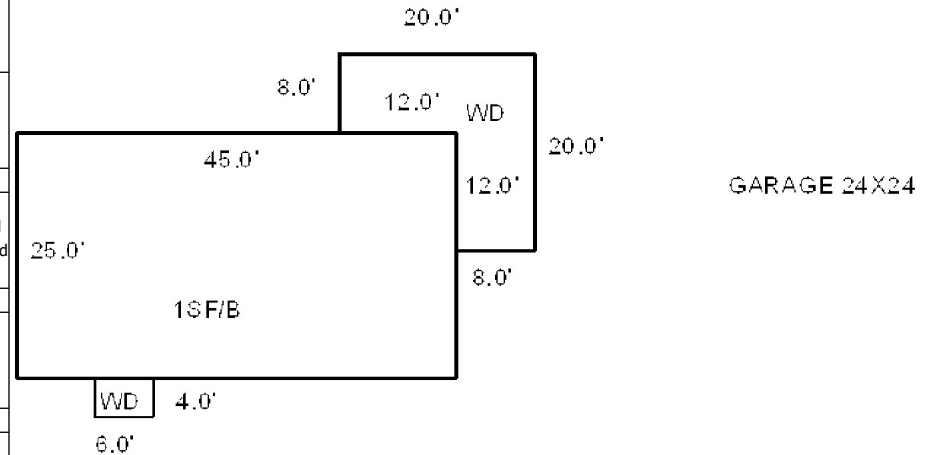
Card 1 Of 1 10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1125
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1967	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 3 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/13/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1990	256	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	1969	576	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1967	24	0 0	0	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



Map Lot R05-062

Account 672

Location 223 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SOULE, RAYMOND A
223 WEST ALNA ROAD
WISCASSET ME 04578

B1099P77

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-SPLIT .07 ACRES TO LOT 61. THIS LOT NOW 2.35 ACRES.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	41,200	150,400	10,000	181,600
2011	41,200	150,400	10,000	181,600
2012	41,200	150,400	10,000	181,600
2013	41,200	150,400	10,000	181,600
2014	41,200	150,400	10,000	181,600
2015	41,200	150,400	10,000	181,600
2016	41,200	150,400	15,000	176,600
2017	41,200	150,400	26,000	165,600
2018	41,200	150,400	26,000	165,600
2019	41,200	150,400	26,000	165,600
2020	41,200	150,400	31,000	160,600
2021	41,200	150,400	31,000	160,600
2022	41,200	150,400	29,760	161,840
2023	51,500	188,000	31,000	208,500

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
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		2.35				

WISCASSET

Map Lot R05-062


Account 672

Location 223 WEST ALNA ROAD

Card 1

Of 1

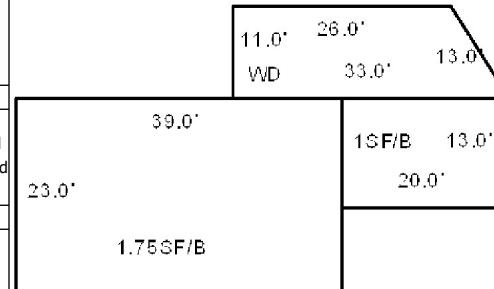
10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 897
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1982	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 3 Tenant
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1982	260	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1982	321	0 0	0	0 %	0 %		2.TWO STORY FRAM
76 1.25 ST	1990	1008	3 100	4	0 %	100 %		3.THREE STORY FR
11 1	1982	14	0 0	0	0 %	0 %		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



1.25S/GARAGE 28X36



Map Lot R05-063

Account 673

Location 207 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

SCHUBERT, IAN E
207 WEST ALNA ROAD
WISCASSET ME 04578

B4800P221

Previous Owner
SMITH, TIMOTHY PHILIP J/T
SMITH, JAMIE ANN
C/O IAN E. SCHUBERT
BOOTHBAY ME 04537
Sale Date: 7/16/2014

Previous Owner
SMALL, BARBARA L.

20 OAK GROVE AVENUE
BATH ME 04530
Sale Date: 1/30/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/1/23 NAH- ADD GAR, ADJ ROOF.

2012-Previous owner: Barbara Small BK1698 PG272, sold for \$154,600. Deed stated sale of 16 acres, based on a survey, changed record to reflect that fact.

2015-Previous owner: Timothy & Jamie Smith BK4487 PG76, sold for \$170,000. Removed homestead exemption.

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	5 Private		
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	7/16/2014		
Price	170,000		
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	59,500	137,900	0	197,400
2011	59,500	137,900	0	197,400
2012	63,500	137,900	0	201,400
2013	63,500	139,600	10,000	193,100
2014	63,500	139,600	10,000	193,100
2015	63,500	139,600	0	203,100
2016	63,500	139,600	0	203,100
2017	63,500	139,600	0	203,100
2018	63,500	139,600	0	203,100
2019	63,500	139,600	0	203,100
2020	63,500	139,600	0	203,100
2021	63,500	139,600	0	203,100
2022	63,500	139,600	0	203,100
2023	79,400	218,000	0	297,400

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		16.00				

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

Effective

Frontage

Depth

Factor

Code

Influence

Codes

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

Acres

WISCASSET

Map Lot R05-063


Account 673

Location 207 WEST ALNA ROAD

Card 1

Of 1

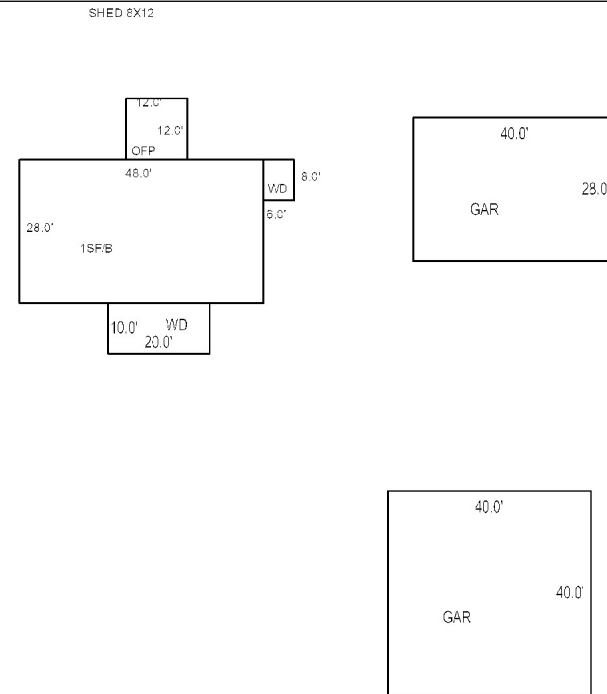
10/10/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1344
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1992	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/07/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	1992	144	3 100	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	1992	1120	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1992	96	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2005	48	3 100	0	0 %	0 %		4.1 & 1/2 STORY
68 Wood Deck	2012	200	3 100	4	0 %	100 %		5.1 & 3/4 STORY
23 Frame Garage	2022	1600	3 100	4	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



Map Lot		R05-063-A		Account		674		Location		213 WEST ALNA ROAD		Card		1		Of		1		10/10/2023	
CHAPMAN, CARLA M WISCASSET ME 04578 B4056P244								Property Data				Assessment Record									
								Neighborhood 105 RURAL NORTH				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		58,500		333,800		10,000		382,300	
								FARM LAND YEAR 0				2011		58,500		333,800		10,000		382,300	
								OPEN SPACE YEAR 0				2012		58,500		325,500		10,000		374,000	
Previous Owner MOOERS, JENNIFER L. 963 SUMMER CITY ROAD PIKEVILLE TN 37367 Sale Date: 10/01/2008								Zone/Land Use 12 SHORE STREAM PRO				2013		58,500		325,500		10,000		374,000	
								Secondary Zone 21 RU				2014		58,500		327,500		10,000		376,000	
												2015		58,500		327,500		10,000		376,000	
								Topography 2 Rolling				2016		58,500		349,400		15,000		392,900	
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		58,500		349,400		20,000		387,900	
2018		58,500		349,400		20,000						387,900									
Previous Owner CARLETON, LEROY M CARLETON, JENNIFER L M WISCASSET ME 04578								Utilities 4 Drilled Well 6 Septic System				2019		58,500		349,400		20,000		387,900	
								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2020		58,500		349,400		25,000		382,900	
												2021		58,500		349,400		25,000		382,900	
								Street 1 Paved				2022		58,500		349,400		24,000		383,900	
								1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2023		73,100		422,100		25,000		470,200	
Land Data																					
Inspection Witnessed By:								Front Foot		Type	Effective		Influence		Influence Codes						
											Frontage		Depth			Factor		Code			
																%					
																%					
																%					
X								Square Foot		Square Feet				Acres							
												%									
												%									
												%									
												%									
Notes: '18 minor remod n/c '16 w/CARLA ADD ADNT TO STORE & COOLER. 2004-PREVIOUS OWNER: LEROY M. & JENNIFER L.M. CARLETON BK2256 PG108. DIVORCE THEN BOUGHT BY JENNIFER MOOERS (CARLETON). BK3248 PG279 2007-Deleted homestead ex. - moved to Tennessee. 2009-Former Owner: Jennifer Mooers BK2256 PG108 & BK3248 PG279, bought in 1997 for \$180,000. Barn added in WISCASSET								Fract. Acre		Acreage/Sites				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							
										20		1.00			100		%		0		
										21		1.00			100		%		0		
										28		10.00			100		%		0		
																	%				
No.												%									
												%									
												%									
												%									
												%									
No./Date		Description				Date Insp.															
Sale Date						10/01/2008															
Price						250,000															
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.																	


WISCASSET

Map Lot R05-063-A

Account 674

Location 213 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 4 Cape Cod	SF Bsmt Living 520	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 2 95	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1040
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1992	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 3 Information Only
Wet Basement 1 Dry 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 4 Agent
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

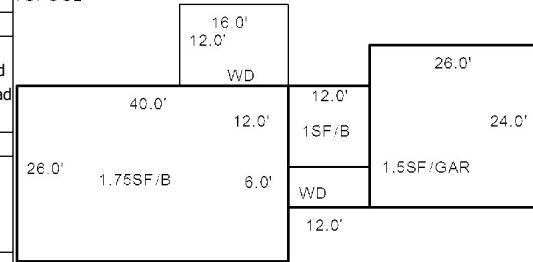
Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1992	144	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1992	72	3 100	0	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1992	192	3 100	0	0 %	100 %		3.THREE STORY FR
233 CONVENIENCE	1992	1008	3 100	4	0 %	100 %		4.1 & 1/2 STORY
156 1.25 ST	1992	924	3 100	3	0 %	100 %		5.1 & 3/4 STORY
77 1.50 ST	1992	624	0 0	0	0 %	0 %		6.2 & 1/2 STORY
155 1 ST BARN.....	2009	1800	4 100	4	0 %	100 %		21.Open Frame Por
309 CANOPY AV.....	2009	680	2 100	3	0 %	100 %		22.Encl Frame Por
309 CANOPY AV.....	2009	240	2 100	3	0 %	100 %		23.Frame Garage
1 ONE STORY	2015	400	3 100	4	0 %	100 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic

BARN 1.5S 22X42&30x60 HorseBarn

1GPOOL



GARAGE 28X36

Map Lot R05-064

Account 676

Location 221 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

BRAWN, TONI P
221 WEST ALNA ROAD
WISCASSET ME 04578

B1028P76

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-ADJUSTED LAND VALUE BECAUSE ONLY ACCESS IS
BETWEEN TWO LOTS

WISCASSET

Property Data

Neighborhood	105 RURAL NORTH		
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	5 Private		
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	75,500	116,800	10,000	182,300
2011	75,500	116,800	10,000	182,300
2012	75,500	116,800	10,000	182,300
2013	75,500	116,800	10,000	182,300
2014	75,500	116,800	10,000	182,300
2015	75,500	116,800	10,000	182,300
2016	75,500	116,800	15,000	177,300
2017	75,500	116,800	20,000	172,300
2018	75,500	116,800	20,000	172,300
2019	75,500	116,800	20,000	172,300
2020	75,500	116,800	25,000	167,300
2021	75,500	116,800	25,000	167,300
2022	75,500	116,800	24,000	168,300
2023	94,400	146,000	25,000	215,400

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		35.00				

WISCASSET

Map Lot R05-064

Account 676

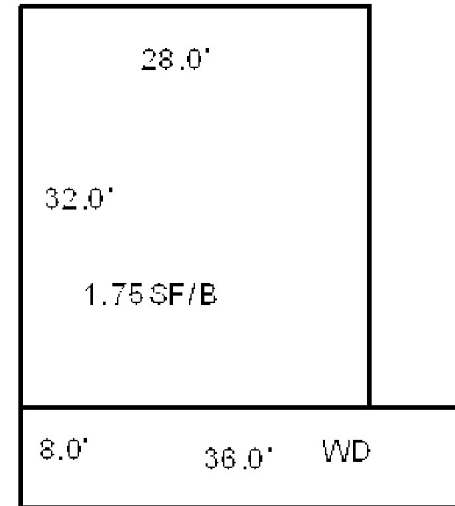
Location 221 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 896
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1972	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

SHED 20X32

SHED 12X16



AGPOOL

Date Inspected 1/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1972	640	2 100	2	0 %	100 %	
24 Frame Shed	1972	192	2 100	2	0 %	100 %	
73 AB.GR. POOL.....	0	1	3 100	4	99 %	100 %	
68 Wood Deck	1972	288	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

01/10/2007

Map Lot		R05-065	Account	677	Location	201 WEST ALNA ROAD		Card	1	Of	1	10/10/2023
POIRIER, CECILE G J/T POIRIER, ANNETTE WISCASSET ME 04578					Property Data		Assessment Record					
					Neighborhood 105 RURAL NORTH		Year	Land	Buildings	Exempt	Total	
					Tree Growth Year 0		2010	33,700	162,600	0	196,300	
					FARM LAND YEAR 0		2011	33,700	164,200	10,000	187,900	
					OPEN SPACE YEAR 0		2012	33,700	132,200	10,000	155,900	
B4174P243					Zone/Land Use 21 RURAL		2013	33,700	134,000	10,000	157,700	
Previous Owner LEMAY, SUZANNE N. J/T ANDREWS, CHAD P. C/O CECILE POIRIER WISCASSET ME 04578 Sale Date: 7/13/2009					Secondary Zone		2014	33,700	134,000	10,000	157,700	
							2015	33,700	128,600	10,000	152,300	
Previous Owner FOSTER, BRADLEY H. FOSTER, SHERI ANN WISCASSET ME 04578 Sale Date: 6/01/2005					Topography 1 Level		2016	33,700	128,600	15,000	147,300	
					1.Level 4.Below St 7.Steep		2017	33,700	128,600	20,000	142,300	
					2.Rolling 5.Low 8.Rough		2018	33,700	128,600	20,000	142,300	
					3.Above St 6.Swampy 9.		2019	33,700	128,600	20,000	142,300	
					Utilities 4 Drilled Well 6 Septic System		2020	33,700	128,600	25,000	137,300	
					1.Public 4.Dr Well 7.Cesspool		2021	33,700	128,600	25,000	137,300	
					2.Water 5.DUG/LAKE 8.		2022	33,700	128,600	24,000	138,300	
					3.Sewer 6.Septic 9.None		2023	42,100	160,800	25,000	177,900	
					Street 1 Paved		Land Data					
					1.Paved 4.Proposed 7.		Front Foot		Type	Effective		Influence
2.Semi Imp 5.Private 8.		11.Regular Lot			Frontage	Depth	Factor	Code	1.Open Space			
3.Gravel 6.Pub Eas 9.NoStreet		12.Delta Triangle							2.Neighborhood A			
TREE GROWTH PLAN 0		13.Nabla Triangle							3.Topography			
CONSERV EASE 0		14.Rear Land							4.Size/Shape			
Sale Data		15.Front Foot							5.Access			
Sale Date 7/13/2009				Square Foot	Square Feet				6.Restriction			
Price 161,500									7.Corner/Locatio			
Sale Type 2 Land & Buildings									8.View/Environ			
1.Land 4.Mobile 7.									9.Fract Share			
2.L & B 5.Other 8.									Acres			
3.Building 6. 9.									30.Rear 20+			
Financing 9 Unknown									31.Waterfront Rea			
1.Convent 4.Seller 7.									32.Open Space			
2.FHA/VA 5.Private 8.									33.RestrictEsm			
3.Assumed 6.Cash 9.Unknown									34.PASTURE 1			
Validity 1 Arms Length Sale				Fract. Acre		Acreage/Sites		35.HORTICULTURAL-				
1.Valid 4.Split 7.Renovate				21.HS Size Adj		20	1.00	90 %	7	36.Pasture 3		
2.Related 5.Partial 8.Other				22.Base Waterfron		21	0.62	100 %	0	37.Softwood		
3.Distress 6.Exempt 9.Foreclose				23.Deep WF Size A				%		38.Mixed Wood		
Verified 5 Public Record				Acres				%		39.Hardwood		
1.Buyer 4.Agent 7.Family				24.Base Waterfron				%		40.Wasteland		
2.Seller 5.Pub Rec 8.Other				25.Shallow WF Siz				%		41.CAMP SITE		
3.Lender 6.MLS 9.				26.Base Water Inf				%		42.Mobile Home Si		
				27.Influence W Si				%		43.Condo Site		
				28.Rear Land 1-10						44.Site Improve		
				29.Rear Land 11-2						45.CAMP SITE		
						Total Acreage		0.62	46.PAVING/00			

WISCASSET

Map Lot R05-065


Account 677

Location 201 WEST ALNA ROAD

Card 1

Of 1

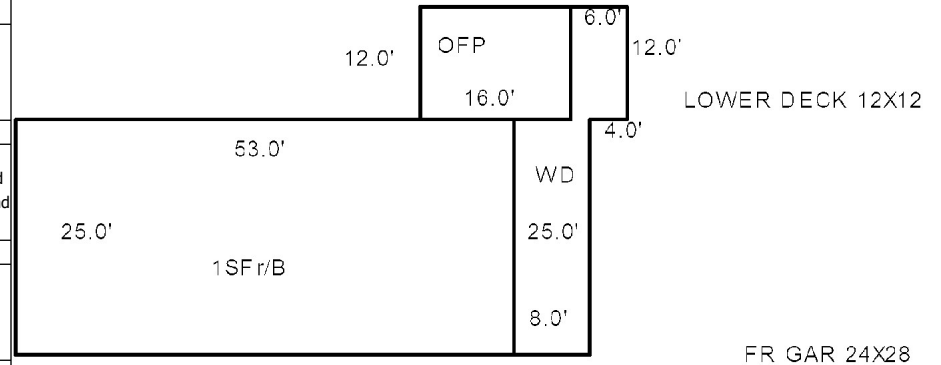
10/10/2023

Building Style 3 Raised Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
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 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1325
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1989	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1995	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	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 95%
Basement 4 Full Basement		Economic Code Location
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 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
26 1SFr Overhang	1989	47	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1989	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2004	216	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2005	144	3 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2009	672	3 100	4	0 %	100 %		5.1 & 3/4 STORY
68 Wood Deck	2012	192	3 100	4	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



Map Lot R05-066			Account 678			Location 181 WEST ALNA ROAD			Card 1 Of 1 10/10/2023				
MURRAY, DAVID R MURRAY, J LYNN 175 WEST ALNA ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	37,200	27,400	0	64,600			
			FARM LAND YEAR 0			2011	37,200	27,400	0	64,600			
			OPEN SPACE YEAR 0			2012	37,200	38,400	10,000	65,600			
B5575P185			Zone/Land Use 21 RURAL			2013	37,200	38,400	10,000	65,600			
Previous Owner DUFFY, KATHLEEN			Secondary Zone			2014	37,200	38,400	10,000	65,600			
						2015	37,200	40,500	10,000	67,700			
181 WEST ALNA ROAD WISCASSET ME 04578 Sale Date: 8/31/2020			Topography 1 Level			2016	37,200	40,500	15,000	62,700			
						2017	37,200	40,500	20,000	57,700			
Previous Owner FARMER, CAROLYN G., HEIRS FARMER, ROY E. PO BOX 267 WISCASSET ME 04578 Sale Date: 5/02/2002			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	37,200	40,500	20,000	57,700			
			Utilities 4 Drilled Well 6 Septic System			2019	37,200	40,500	20,000	57,700			
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	37,200	40,500	25,000	52,700			
			Street 1 Paved			2021	37,200	40,500	0	77,700			
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	37,200	40,500	0	77,700			
Inspection Witnessed By:			Sale Data			2023	46,500	50,600	0	97,100			
						Land Data							
						Front Foot	Type	Effective		Influence		Influence Codes	
								Frontage	Depth	Factor	Code		
										%			
		%											
X			Date			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		
No./Date			Description			Date Insp.					%	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
Notes:											%	35.HORTICULTURAL-	
												%	36.Pasture 3
												%	37.Softwood
												%	38.Mixed Wood
												%	39.Hardwood
'15 Nah add new WD and adjust op to ep. 2002-CAROLYN FARMER DECEASED 4/30/2001 SON, ROY E. FARMER P/R ALL FAMILY LISTED: ROY E. FARMER, WESLEY E. FARMER, WILFORD S. CRONK, JR. JACQUELINE C. BAILEY, DAVID R. CRONK, TERRI C. MISIEWICZ, & NELS C. PAULSON (JUNE F. PAULSON ESTATE) 2003-SOLD TO KATHLEEN DUFFY PREVIOUS BK2731 PG296											%	40.Wasteland	
												%	41.CAMP SITE
												%	42.Mobile Home Si
												%	43.Condo Site
												%	44.Site Improve
WISCASSET											%	45.CAMP SITE	
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WISCASSET

Map Lot R05-066

Account 678

Location 181 WEST ALNA ROAD

Card 1 Of 1 10/10/2023

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 100%			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.Fl/Stair	8.			
Stories			4.Steam	8.Fl/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1.5	7.	Cool Type 0%			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.	<div><p>TRIO Software A Division of Harris Computer Systems</p></div>						2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.							3.Defaint	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 5 Estimated		
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 5 Estimate								
			1.Owner	4.Agent	7.						
			2.Relative	5.Estimate	8.						
			3.Tenant	6.Other	9.						

Date Inspected 1/12/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
997 12' Mobile	1972	12x56	2 100	2	0 %	50 %		3.THREE STORY FR
23 Frame Garage	0	280	2 100	3	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2003	720	2 100	3	0 %	100 %		5.1 & 3/4 STORY
1 ONE STORY	2011	240	2 100	3	0 %	100 %		6.2 & 1/2 STORY
22 Encl Frame Porch	2011	80	2 100	3	0 %	100 %		21.Open Frame Por
68 Wood Deck	2014	148	2 100	4	0 %	100 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.ISFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

