

Map Lot R07-071

Account 1002

Location 348 OLD BATH ROAD

Card 1 Of 1 10/11/2023

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

B4344P100

Previous Owner
CHENEY, DONNA L.

348 OLD BATH ROAD
WISCASSET ME 04578
Sale Date: 11/19/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2011-Previous owner: Donna L. Cheney BK2134 PG70.
(Added previous book/page to record.)
2012-All buildings removed.

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	11/19/2010		
Price	240,000		
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	34,400	95,400	10,000	119,800
2011	34,400	95,400	0	129,800
2012	34,400	0	0	34,400
2013	34,400	0	0	34,400
2014	34,400	0	0	34,400
2015	34,400	0	0	34,400
2016	34,400	0	0	34,400
2017	34,400	0	0	34,400
2018	34,400	0	0	34,400
2019	34,400	0	0	34,400
2020	34,400	0	0	34,400
2021	34,400	0	0	34,400
2022	34,400	0	0	34,400
2023	36,500	0	0	36,500

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		1.69				

WISCASSET

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Card 1 Of 1 10/11/2023

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 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 6/03/2010								
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 R07-072

Account 2016

Location BATH ROAD

Card 1 Of 1 10/11/2023

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

CENTRAL MAINE POWER

c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAX

PORTLAND ME 04101

Property Data

Neighborhood108 SOUTHWEST

Tree Growth Year0

FARM LAND YEAR0

OPEN SPACE YEAR0

Zone/Land Use23 UTILITY ROW

Secondary Zone

Topography2 Rolling

1.Level2.Rolling3.Above St

4.Below St5.Low6.Swampy

7.Steep8.Rough9.

Utilities

1.Public2.Water3.Sewer

4.Dr Well5.DUG/LAKE6.Septic

7.Cesspool8.9.None

Street1 Paved

1.Paved2.Semi Imp3.Gravel

4.Proposed5.Private6.Pub Eas

7.8.9.NoStreet

TREE GROWTH PLAN0

CONSERV EASE0

Sale Data

Sale Date

Price

Sale Type

1.Land2.L & B3.Building

4.Mobile5.Other6.

7.8.9.

Financing

1.Convent2.FHA/VA3.Assumed

4.Seller5.Private6.Cash

7.8.9.Unknown

Validity

1.Valid2.Related3.Distress

4.Split5.Partial6.Exempt

7.Renovate8.Other9.Foreclose

Verified

1.Buyer2.Seller3.Lender

4.Agent5.Pub Rec6.MLS

7.Family8.Other9.

Year

Land

Buildings

Exempt

Total

201070,0000070,000

201170,0000070,000

201270,0000070,000

201370,0000070,000

201470,0000070,000

201570,0000070,000

201670,0000070,000

201770,0000070,000

201870,0000070,000

201970,0000070,000

202070,0000070,000

202170,0000070,000

202270,0000070,000

202374,2000074,200

Land Data

Front Foot

Type

Effective

Depth

Influence

Factor

Code

Influence Codes

11.Regular Lot12.Delta Triangle13.Nabla Triangle14.Rear Land15.Front Foot

28

35.00

100

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0

1.Open Space2.Neighborhood A3.Topography4.Size/Shape5.Access6.Restriction7.Corner/Locatio8.View/Environ9.Fract ShareAcres30.Rear 20+31.Waterfront Rea32.Open Space33.RestrictEsm34.PASTURE 135.HORTICULTURAL-36.Pasture 337.Softwood38.Mixed Wood39.Hardwood40.Wasteland41.CAMP SITE42.Mobile Home Si43.Condo Site44.Site Improve45.CAMP SITE46.PAVING/00

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WISCASSET

Map Lot R07-072

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Location BATH ROAD

Card 1 Of 1 10/11/2023

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					
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		R07-073	Account	1003	Location	10 LINE DRIVE		Card	1	Of	1	10/11/2023	
GILBERT, JUBAL ALEXANDER GILBERT, CASEY 10 LINE DRIVE WISCASSET ME 04578 B5572P208 B5572P210					Property Data		Assessment Record						
					Neighborhood 108 SOUTHWEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 2008		2010	38,300	108,300	10,000	136,600		
					FARM LAND YEAR 0		2011	38,400	108,300	10,000	136,700		
					OPEN SPACE YEAR 0		2012	38,400	108,300	10,000	136,700		
Previous Owner HANSON, GERALD E. & JANICE M., TRUSTEES HANSON, GERALD E. & JANICE M. LIV. TRUST					Zone/Land Use 16 RESIDENTIAL		2013	38,500	108,300	10,000	136,800		
					Secondary Zone		2014	38,500	108,300	10,000	136,800		
							2015	38,600	108,300	10,000	136,900		
					Topography 2 Rolling		2016	39,200	108,300	15,000	132,500		
					WISCASSET ME 04578 Sale Date: 10/31/2018					1.Level 4.Below St 7.Steep		2017	47,000
2.Rolling 5.Low 8.Rough		2018	47,000	108,300						20,000	135,300		
3.Above St 6.Swampy 9.		2019	47,000	108,300						0	155,300		
Utilities 4 Drilled Well 6 Septic System		2020	47,000	108,300						0	155,300		
1.Public 4.Dr Well 7.Cesspool		2021	47,000	108,300						0	155,300		
WISCASSET ME 04578 Sale Date: 5/19/2006					2.Water 5.DUG/LAKE 8.		2022	47,000	108,300	0	155,300		
					3.Sewer 6.Septic 9.None		2023	58,800	135,400	0	194,200		
					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	
Inspection Witnessed By:					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	
					Sale Date 10/31/2018		15.Front Foot					5.Access	
X					Price 185,000							6.Restriction	
					Sale Type 2 Land & Buildings		Square Foot		Square Feet				7.Corner/Locatio
					1.Land 4.Mobile 7.		16.Regular Lot					8.View/Environ	
					2.L & B 5.Other 8.		17.Secondary Site					9.Fract Share	
					3.Building 6. 9.		18.Secondary Site					Acres	
Notes:					Financing 9 Unknown		19.C 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	20	1.00	100	%	0	33.RestrictEsm
					Validity 8 Other Non Valid		22.Base Waterfron	21	1.00	100	%	0	34.PASTURE 1
					1.Valid 4.Split 7.Renovate		23.Deep WF Size A	28	10.00	55	%	6	35.HORTICULTURAL-
					2.Related 5.Partial 8.Other		Acres	29	5.47	55	%	6	36.Pasture 3
					3.Distress 6.Exempt 9.Foreclose		24.Base Waterfron				%		37.Softwood
					Verified 5 Public Record		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				%		41.CAMP SITE
							29.Rear Land 11-2				%		42.Mobile Home Si
							Total Acreage		16.47				43.Condo Site
													44.Site Improve
											%		45.CAMP SITE
											%		46.PAVING/00
											%		
											%		
											%		

WISCASSET

Map Lot R07-073




Account 1003

Location 10 LINE DRIVE

Card 1

Of 1

10/11/2023

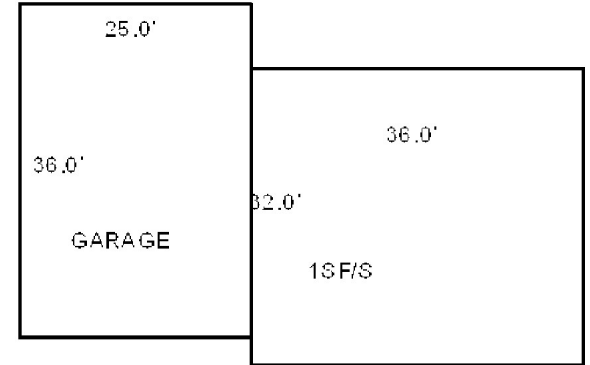
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 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 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) 1152
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 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 1982	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2004	# 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.Defmait 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2004	871	3 105	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	288	2 100	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 12X24



Map Lot R07-073-001

Account 1004

Location 448 OLD BATH ROAD

Card 1 Of 1 10/11/2023

HARTMAN, SETH T (J/T)
HARTMAN, ANDREA-MARIE N
WISCASSET ME 04578

B4604P70

Previous Owner
VROOMAN, DAVID C. (J/T)
VROOMAN, KATHLEEN A.

SCARBOROUGH ME 04074
Sale Date: 12/07/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

FORMER OWNER: KARL & JUDITH SIEGFRIED BK2002
PG0338

12/31/12-Changed mailing address per property owner.
2013-Previous owner: David & Kathleen Vrooman BK2552
PG235, bought in 2002 for \$127,500.

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	12/07/2012		
Price	144,000		
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.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	36,200	149,600	0	185,800
2011	36,200	150,600	0	186,800
2012	36,200	150,600	0	186,800
2013	36,200	150,600	0	186,800
2014	36,200	150,600	0	186,800
2015	36,200	150,600	0	186,800
2016	36,200	150,600	0	186,800
2017	36,200	150,600	0	186,800
2018	36,200	150,600	0	186,800
2019	36,200	150,600	20,000	166,800
2020	36,200	150,600	25,000	161,800
2021	36,200	150,600	25,000	161,800
2022	36,200	150,600	24,000	162,800
2023	45,300	188,300	25,000	208,600

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		2.60				

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 R07-073-001


Account 1004

Location 448 OLD BATH ROAD

Card 1

Of 1

10/11/2023

Building Style 3 Raised Ranch	SF Bsmt Living 874	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) 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 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 1994	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

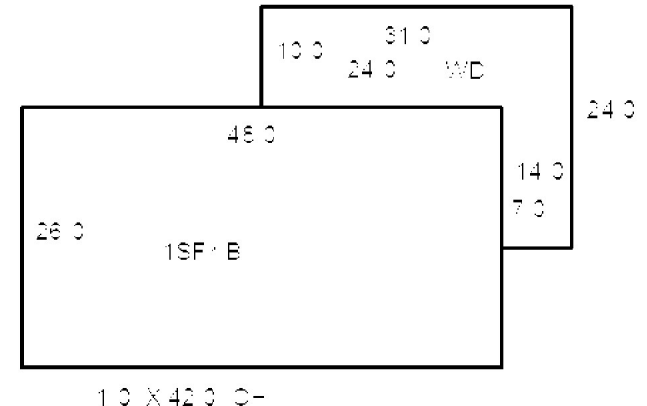
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
26 1SFr Overhang	0	42	0 0	0	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	144	2 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2001	408	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2003	80	1 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2010	192	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

S-ED 6X10

S-ED

12 X 16

S-ED 12X12



Map Lot R07-073-002

Account 1005

Location 440 OLD BATH ROAD

Card 1 Of 1 10/11/2023

SIDELINKER, LYNDON M
440 OLD BATH RD
WISCASSET ME 04578
USA

B5931P245

Previous Owner
SHERWOOD, SUZANNE

440 OLD BATH ROAD
WISCASSET ME 04578
Sale Date: 11/26/2016

Previous Owner
VAN NOTE, BARTLETT M.
440 OLD BATH ROAD

WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/16/21 NAH- ADD STORAGE CONTAINER AS SV SHED.
2004-PREVIOUS OWNER: BARTLETT VAN NOTE BK1970
PG325

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	11/26/2016		
Price	179,000		
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	34,200	139,300	10,000	163,500
2011	34,200	139,300	10,000	163,500
2012	34,200	139,300	10,000	163,500
2013	34,200	139,300	10,000	163,500
2014	34,200	139,300	10,000	163,500
2015	34,200	139,300	10,000	163,500
2016	34,200	139,300	15,000	158,500
2017	34,200	139,300	0	173,500
2018	34,200	139,300	0	173,500
2019	34,200	139,300	0	173,500
2020	34,200	139,300	0	173,500
2021	34,200	140,300	0	174,500
2022	34,200	140,300	0	174,500
2023	42,800	175,200	0	218,000

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		1.60				

WISCASSET

Map Lot R07-073-002


Account 1005

Location 440 OLD BATH ROAD

Card 1

Of 1

10/11/2023

Building Style 2 Ranch	SF Bsmt Living 144	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% 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) 1288
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 1994	# 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

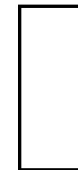
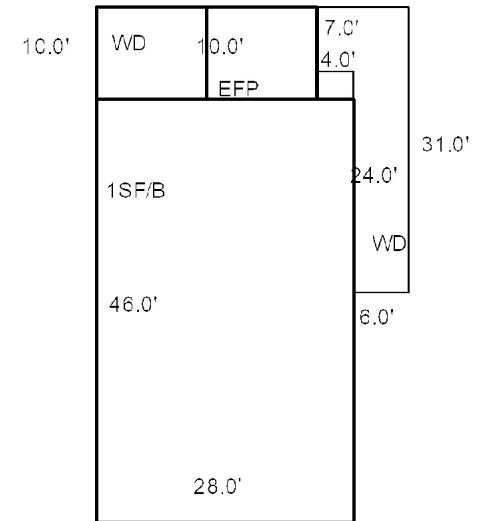
Date Inspected 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	214	0 0	0	0 %	0 %	
23 Frame Garage	0	576	0 0	0	0 %	0 %	
22 Encl Frame Porch	2005	120	0 0	0	0 %	0 %	
68 Wood Deck	0	120	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	1,000
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

- 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

12.0' 12.0' 10.0'



GARAGE 24X24

STORAGE
CONTAINER
AS SV SHED



02/20/2007

STROUT, ALEXANDER BURTON 430 OLD BATH ROAD WISCASSET ME 04578 B5962P22			Property Data			Assessment Record																																																																																																																																																										
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total																																																																																																																																																						
			Tree Growth Year 0			2010	33,200	148,500	0	181,700																																																																																																																																																						
			FARM LAND YEAR 0			2011	33,200	148,500	0	181,700																																																																																																																																																						
			OPEN SPACE YEAR 0			2012	33,200	148,500	0	181,700																																																																																																																																																						
Previous Owner WEST, JOHN A WEST, ALICIA M 430 OLD BATH ROAD WISCASSET ME 04578 Sale Date: 12/09/2022			Zone/Land Use 16 RESIDENTIAL			2013	33,200	148,500	0	181,700																																																																																																																																																						
			Secondary Zone			2014	33,200	148,500	0	181,700																																																																																																																																																						
			Topography 1 Level			2015	33,200	148,500	0	181,700																																																																																																																																																						
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	33,200	148,500	0	181,700																																																																																																																																																						
			Utilities 4 Drilled Well 6 Septic System			2017	33,200	148,500	0	181,700																																																																																																																																																						
Previous Owner LAKEVIEW LOAN SERVICING, LLC. 4425 PONCE DE LEON BOULEVARD MS5/251 CORAL GABLES FL 33146 Sale Date: 10/18/2018			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	33,200	148,500	0	181,700																																																																																																																																																						
			Street 1 Paved			2019	33,200	148,500	0	181,700																																																																																																																																																						
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	33,200	148,500	0	181,700																																																																																																																																																						
			TREE GROWTH PLAN 0			2021	33,200	148,500	0	181,700																																																																																																																																																						
			CONSERV EASE 0			2022	33,200	148,500	0	181,700																																																																																																																																																						
Previous Owner GARNER, GREGORY A J/T GARNER, ASHLEY A WOOLWICH ME 04579 Sale Date: 10/01/2018			Sale Date 12/09/2022			<div>Land Data</div> <table><tr><td rowspan="8">Front Foot</td><td rowspan="8">Type</td><td colspan="2">Effective</td><td colspan="2">Influence</td><td rowspan="8">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><td>1.Open Space</td></tr><tr><td></td><td></td><td>%</td><td></td><td>2.Neighborhood A</td></tr><tr><td></td><td></td><td>%</td><td></td><td>3.Topography</td></tr><tr><td></td><td></td><td>%</td><td></td><td>4.Size/Shape</td></tr><tr><td></td><td></td><td>%</td><td></td><td>5.Access</td></tr><tr><td></td><td></td><td>%</td><td></td><td>6.Restriction</td></tr><tr><td rowspan="8">Square Foot</td><td rowspan="8"></td><td colspan="2">Square Feet</td><td colspan="2"></td><td>7.Corner/Locatio</td></tr><tr><td></td><td></td><td>%</td><td></td><td>8.View/Environ</td></tr><tr><td></td><td></td><td>%</td><td></td><td>9.Fract Share</td></tr><tr><td></td><td></td><td>%</td><td></td><td>Acres</td></tr><tr><td></td><td></td><td>%</td><td></td><td>30.Rear 20+</td></tr><tr><td></td><td></td><td>%</td><td></td><td>31.Waterfront Rea</td></tr><tr><td></td><td></td><td>%</td><td></td><td>32.Open Space</td></tr><tr><td></td><td></td><td>%</td><td></td><td>33.RestrictEsm</td></tr><tr><td rowspan="8">Fract. Acre</td><td rowspan="8"></td><td colspan="2">Acreage/Sites</td><td colspan="2"></td><td>34.PASTURE 1</td></tr><tr><td>20</td><td>1.00</td><td>100</td><td>%</td><td>0</td><td>35.HORTICULTURAL-</td></tr><tr><td>21</td><td>1.00</td><td>100</td><td>%</td><td>0</td><td>36.Pasture 3</td></tr><tr><td>28</td><td>0.10</td><td>100</td><td>%</td><td>0</td><td>37.Softwood</td></tr><tr><td></td><td></td><td></td><td>%</td><td></td><td>38.Mixed Wood</td></tr><tr><td></td><td></td><td></td><td>%</td><td></td><td>39.Hardwood</td></tr><tr><td></td><td></td><td></td><td>%</td><td></td><td>40.Wasteland</td></tr><tr><td></td><td></td><td></td><td>%</td><td></td><td>41.CAMP SITE</td></tr><tr><td colspan="3" rowspan="5">Total Acreage 1.10</td><td colspan="2"></td><td>42.Mobile Home Si</td></tr><tr><td colspan="2"></td><td>43.Condo Site</td></tr><tr><td colspan="2"></td><td>44.Site Improve</td></tr><tr><td colspan="2"></td><td>45.CAMP SITE</td></tr><tr><td colspan="2"></td><td>46.PAVING/00</td></tr></table>					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	Square Foot		Square Feet				7.Corner/Locatio			%		8.View/Environ			%		9.Fract Share			%		Acres			%		30.Rear 20+			%		31.Waterfront Rea			%		32.Open Space			%		33.RestrictEsm	Fract. Acre		Acreage/Sites				34.PASTURE 1	20	1.00	100	%	0	35.HORTICULTURAL-	21	1.00	100	%	0	36.Pasture 3	28	0.10	100	%	0	37.Softwood				%		38.Mixed Wood				%		39.Hardwood				%		40.Wasteland				%		41.CAMP SITE	Total Acreage 1.10					42.Mobile Home Si			43.Condo Site			44.Site Improve			45.CAMP SITE			46.PAVING/00
			Front Foot	Type	Effective								Influence		Influence Codes																																																																																																																																																	
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Price 389,000																																																																																																																																																																
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.																																																																																																																																																																

X			Date		
No./Date	Description	Date Insp.			

Notes:
2005-FORMER OWNER: MATTHEW K. & PAULA L. JONES BK2480 PG348 - \$139,000.
2008-Former owner: Thomas & Stacy Burke BK3368 PG149 on 9/29/2004 for \$175,000, sold for \$168,000.
2014-Former owner: John & Alicia West BK4054 PG195 on 9/24/08 for \$168,000, sold for \$178,500.

WISCASSET


WISCASSET

Map Lot R07-073-003

Account 1006

Location 430 OLD BATH ROAD

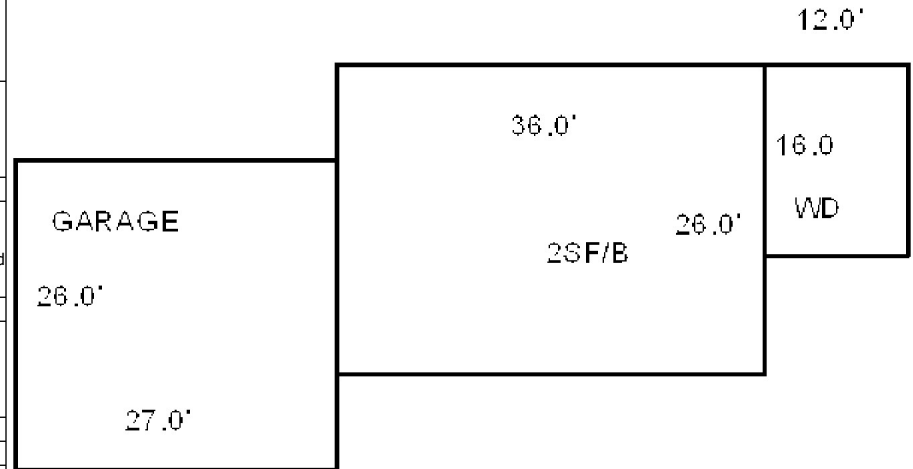
Card 1 Of 1 10/11/2023

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 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 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 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 1985	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	702	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	0	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



Map Lot R07-073-004

Account 1007

Location 17 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

HAEBERLE, ROBERT W
HAEBERLE, KIM
WISCASSET ME 04578

B1457P112

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-added 16 x 24 I.5 SF barn, no heat or electricity.

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	33,200	121,500	10,000	144,700
2011	33,200	121,500	10,000	144,700
2012	33,200	121,500	10,000	144,700
2013	33,200	137,500	10,000	160,700
2014	33,200	137,500	10,000	160,700
2015	33,200	137,500	10,000	160,700
2016	33,200	137,500	15,000	155,700
2017	33,200	137,500	20,000	150,700
2018	33,200	137,500	20,000	150,700
2019	33,200	137,500	20,000	150,700
2020	33,200	137,500	25,000	145,700
2021	33,200	137,500	25,000	145,700
2022	33,200	137,500	24,000	146,700
2023	41,500	171,900	25,000	188,400

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
Fract. Acre		Acreage/Sites				
21.HS Size Adj	20	1.00	100	%	0	
22.Base Waterfron	21	1.00	100	%	0	
23.Deep WF Size A	28	0.10	100	%	0	
Acres						
24.Base Waterfron				%		
25.Shallow WF Siz				%		
26.Base Water Inf				%		
27.Influence W Si				%		
28.Rear Land 1-10				%		
29.Rear Land 11-2				%		
Total Acreage		1.10				


WISCASSET

Map Lot R07-073-004

Account 1007

Location 17 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

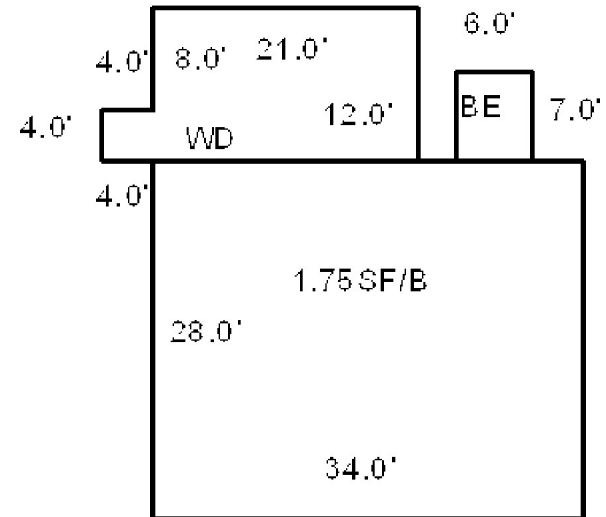
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 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) 952
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 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 3/08/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	264	0 0	0	0 %	0 %		1.ONE STORY FRAM
73 AB.GR. POOL.....	0	1	3 100	4	99 %	100 %		2.TWO STORY FRAM
90 BSMT ENTRY.....	0	42	0 0	0	0 %	0 %		3.THREE STORY FR
96 1.50 S Barn	2012	384	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

AG POOL



Map Lot R07-073-005

Account 1008

Location 21 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

JONES, RACHEL J
292 FOYE ROAD
WISCASSET ME 04578

B4439P92

Previous Owner
JONES, DOROTHY J.

21 TWIN OAK ROAD
WISCASSET ME 04578
Sale Date: 9/14/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-Removed homestead exemption as no life estate granted in the deed.

WISCASSET

Property Data			Assessment Record							
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	33,200	148,500	10,000	171,700			
Tree Growth Year 0			2011	33,200	156,500	10,000	179,700			
FARM LAND YEAR 0			2012	33,200	156,500	0	189,700			
OPEN SPACE YEAR 0			2013	33,200	156,500	0	189,700			
Zone/Land Use 16 RESIDENTIAL			2014	33,200	156,500	0	189,700			
			2015	33,200	156,500	0	189,700			
Secondary Zone			2016	33,200	156,500	0	189,700			
Topography 1 Level			2017	33,200	156,500	0	189,700			
1.Level	4.Below St	7.Steep	2018	33,200	156,500	0	189,700			
2.Rolling	5.Low	8.Rough	2019	33,200	156,500	0	189,700			
3.Above St	6.Swampy	9.	2020	33,200	156,500	0	189,700			
Utilities	4 Drilled Well	6 Septic System	2021	33,200	156,500	0	189,700			
1.Public	4.Dr Well	7.Cesspool	2022	33,200	156,500	0	189,700			
2.Water	5.DUG/LAKE	8.	2023	41,500	195,600	0	237,100			
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	9/14/2011									6.Restriction
Price							7.Corner/Locatio			
Sale Type	2 Land & Buildings		Square Foot		Square Feet			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	2 Related Parties		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	0.10	100	%	0	38.Mixed Wood
Verified	5 Public Record		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 Improve		
								45.CAMP SITE		


WISCASSET

Map Lot R07-073-005

Account 1008

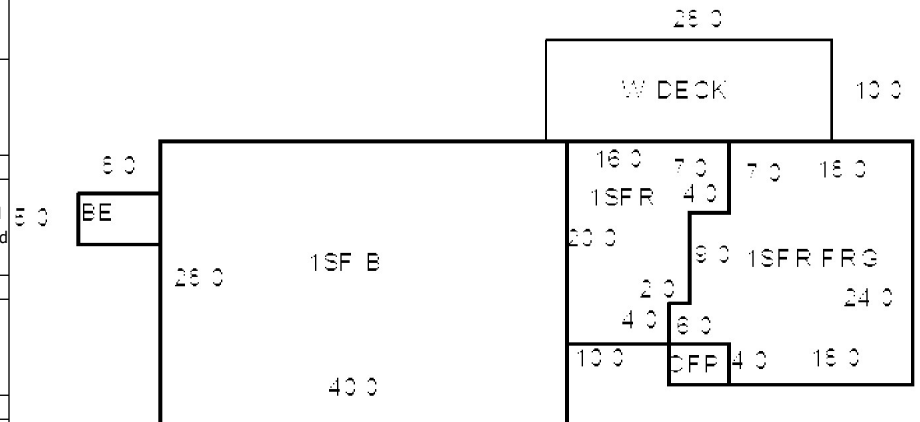
Location 21 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

Building Style 2 Ranch			SF Bsmt Living 288			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.Fl/Stair 8.		
Stories 1 One Story			4.Steam	8.Fl/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 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 4			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1988			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 2010			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p>TRIO Software <i>A Division of Harris Computer Systems</i></p></div>					
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.							
Econ. % Good 100%						Economic Code None		
0.None 3.Services 9.None						1.Location 4.Traffic 8.		
2.Encroach 8.Other 9.						Entrance Code 1 Interior Inspect		
1.Interior 4.Vacant 7.						2.Refusal 5.Estimate 8.		
3.Informed 6. 9.						Information Code 1 Owner		

Date Inspected 6/03/2010

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
68 Wood Deck	0	160	0 0	0	0 %	0 %		3.THREE STORY FR
90 BSMT ENTRY.....	0	40	0 0	0	0 %	0 %		4.1 & 1/2 STORY
1 ONE STORY	2009	246	4 100	4	0 %	100 %		5.1 & 3/4 STORY
91 1S AD/GAR.....	2009	492	4 100	4	0 %	100 %		6.2 & 1/2 STORY
21 Open Frame	2009	24	3 100	4	0 %	100 %		21.Open Frame Por
68 Wood Deck	2010	280	3 100	4	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



LINEHAN, DAVID C LINEHAN, JANICE N LINEHAN, BENJAMIN W. 19 EAST BOULEVARD ROCHESTER NY 14610 B5883P144			Property Data			Assessment Record				
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total
			Tree Growth Year 0			2010	33,800	178,600	10,000	202,400
			FARM LAND YEAR 0			2011	33,800	178,600	10,000	202,400
			OPEN SPACE YEAR 0			2012	33,800	178,600	10,000	202,400
Previous Owner TROTTER, CONRAD A 422 OLD BATH ROAD WISCASSET ME 04578 Sale Date: 5/11/2022			Zone/Land Use 16 RESIDENTIAL			2013	33,800	178,600	10,000	202,400
			Secondary Zone			2014	33,800	178,600	10,000	202,400
						2015	33,800	178,600	10,000	202,400
			Topography 1 Level			2016	33,800	178,600	15,000	197,400
			Previous Owner TROTTER, CONRAD A. TROTTER, DEBORAH S. WISCASSET ME 04578 Sale Date: 1/27/2006			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	33,800
						2018	33,800	178,600	20,000	192,400
Utilities 4 Drilled Well 6 Septic System						2019	33,800	178,600	20,000	192,400
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	33,800	178,600	25,000	187,400
						2021	33,800	178,600	25,000	187,400
			Street 1 Paved			2022	33,800	178,600	24,000	188,400
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	42,300	223,200	0	265,500
			Land Data							
			Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes 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
						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	0.40	100%	0				
					%					
WISCASSET				%						
				%						
				%						
			Total Acreage		1.40					

WISCASSET

Map Lot R07-073-006


Account 1009

Location 422 OLD BATH ROAD

Card 1

Of 1

10/11/2023

Building Style 2 Ranch	SF Bsmt Living 837	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 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 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 1 GOOD	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1317
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 1989	# 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

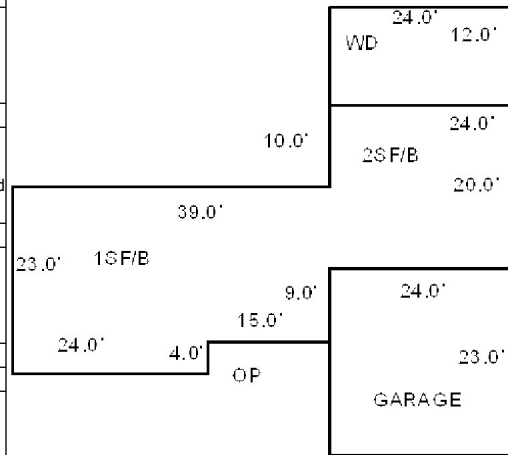
Date Inspected 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	552	0 0	0	0 %	0 %		1.ONE STORY FRAM
21 Open Frame	0	60	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	2006	372	0 0	0	0 %	0 %		3.THREE STORY FR
86 2 STORY	0	320	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 16X24

2SSHED 16X20



Map Lot R07-073-007

Account 1010

Location 16 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

SHERLOCK, DAVID J
SHERLOCK, THERESA M
WISCASSET ME 04578

B2363P87

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

5/15/20 ADD GAR SIZE PER PERMIT

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	33,600	121,800	10,000	145,400
2011	33,600	121,800	10,000	145,400
2012	33,600	121,800	10,000	145,400
2013	33,600	121,800	10,000	145,400
2014	33,600	121,800	10,000	145,400
2015	33,600	121,800	10,000	145,400
2016	33,600	121,800	15,000	140,400
2017	33,600	121,800	20,000	135,400
2018	33,600	121,800	20,000	135,400
2019	33,600	121,800	26,000	129,400
2020	33,600	130,500	31,000	133,100
2021	33,600	130,500	31,000	133,100
2022	33,600	130,500	29,760	134,340
2023	42,000	163,200	31,000	174,200

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		1.30				


WISCASSET

Map Lot R07-073-007

Account 1010

Location 16 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

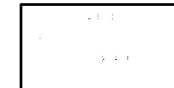
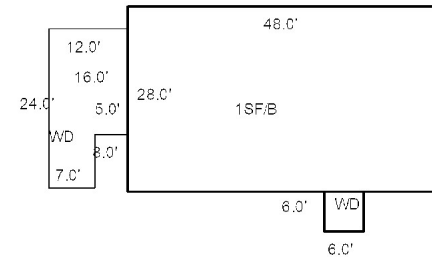
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 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 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 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 1998	# 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1998	36	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1998	248	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1998	120	3 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2020	338	2 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 10X12



Map Lot R07-073-008

Account 1011

Location 20 TWIN OAK ROAD

Card 1 Of 1 10/11/2023

BLUEJACKET, FAWANDA K
P.O. BOX 354
WYANDOTTE OK 74370

B1323P153 B4874P19

Previous Owner
KELLEY, DONALD E.
KELLEY, CAROLE F.

WISCASSET ME 04578
Sale Date: 3/30/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'15 per info from Town remove Exemption.

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	3/30/2015		
Price	153,500		
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	36,000	136,200	10,000	162,200
2011	36,000	136,200	10,000	162,200
2012	36,000	136,200	10,000	162,200
2013	36,000	136,200	10,000	162,200
2014	36,000	137,100	10,000	163,100
2015	36,000	137,100	0	173,100
2016	36,000	137,100	0	173,100
2017	36,000	137,100	0	173,100
2018	36,000	137,100	0	173,100
2019	36,000	137,100	0	173,100
2020	36,000	137,100	0	173,100
2021	36,000	137,100	0	173,100
2022	36,000	137,100	0	173,100
2023	45,000	171,400	0	216,400

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		2.50				

WISCASSET

Map Lot R07-073-008


Account 1011

Location 20 TWIN OAK ROAD

Card 1

Of 1

10/11/2023

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 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) 1394
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 4	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 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 3/20/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	360	0 0	0	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	100	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2000	80	1 100	3	0 %	100 %		3.THREE STORY FR
22 Encl Frame Porch	0	40	0 0	0	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	0	15	0 0	0	0 %	100 %		5.1 & 3/4 STORY
75 1 STORY	1999	648	3 100	4	0 %	100 %		6.2 & 1/2 STORY
68 Wood Deck	1999	126	3 100	4	0 %	100 %		21.Open Frame Por
63 Swimming Pool	0	1	3 100	4	99 %	100 %		22.Encl Frame Por
24 Frame Shed	2013	160	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

SHED 8X10

SHED

10X10

I/G POOL

SHED

10 X 16



Map Lot		R07-073-A		Account		2355		Location		7 LINE DRIVE		Card		1		Of		1		10/11/2023			
WALLACE, MELISSA WISCASSET ME 04578 B4458P108								Property Data				Assessment Record											
								Neighborhood 108 SOUTHWEST				Year		Land		Buildings		Exempt		Total			
								Tree Growth Year 0				2010		33,800		105,800		0		139,600			
								FARM LAND YEAR 0				2011		33,800		105,800		0		139,600			
								OPEN SPACE YEAR 0				2012		33,800		105,800		0		139,600			
Previous Owner BENNETT, LUCIUS M. J/T BENNETT, LAURA								Zone/Land Use 16 RESIDENTIAL				2013		33,800		105,800		0		139,600			
								Secondary Zone				2014		33,800		105,800		0		139,600			
												2015		33,800		105,800		0		139,600			
								Topography 1 Level				2016		33,800		105,800		0		139,600			
								WISCASSET ME 04578 Sale Date: 11/09/2011				1.Level		4.Below St		7.Steep		2017		33,800		124,100	
2.Rolling		5.Low		8.Rough		2018						33,800		124,100		0		157,900					
3.Above St		6.Swampy		9.		2019						33,800		124,100		20,000		137,900					
Utilities 4 Drilled Well 6 Septic System				2020		33,800						124,100		25,000		132,900							
1.Public		4.Dr Well		7.Cesspool		2021						33,800		124,100		25,000		132,900					
2.Water		5.DUG/LAKE		8.		2022		33,800		124,100		24,000		133,900									
3.Sewer		6.Septic		9.None		2023		42,300		155,200		25,000		172,500									
Inspection Witnessed By:								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											
CONSERV EASE 0				12.Delta Triangle										2.Neighborhood A									
X								Sale Date 11/09/2011				13.Nabla Triangle									3.Topography		
								Price 132,000				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.						8.View/Environ													
Financing 9 Unknown												9.Fract Share											
1.Convent		4.Seller		7.		Fract. Acre		Acreage/Sites						Acres									
2.FHA/VA		5.Private		8.										30.Rear 20+									
3.Assumed		6.Cash		9.Unknown										31.Waterfront Rea									
Validity 1 Arms Length Sale														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		22.Base Waterfron		21	1.00	100	%	0	34.PASTURE 1										
3.Distress		6.Exempt		9.Foreclose		23.Deep WF Size A		28	0.40	100	%	0	35.HORTICULTURAL-										
Verified 5 Public Record														36.Pasture 3									
1.Buyer		4.Agent		7.Family		24.Base Waterfron							37.Softwood										
2.Seller		5.Pub Rec		8.Other		25.Shallow WF Siz							38.Mixed Wood										
3.Lender		6.MLS		9.		26.Base Water Inf							39.Hardwood										
WISCASSET								27.Influence W Si								40.Wasteland							
								28.Rear Land 1-10												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

WISCASSET

Map Lot R07-073-A


Account 2355

Location 7 LINE DRIVE

Card 1

Of 1

10/11/2023

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 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 1 One 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 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) 1152
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 2	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 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 6/02/2009

Additions, Outbuildings & Improvements

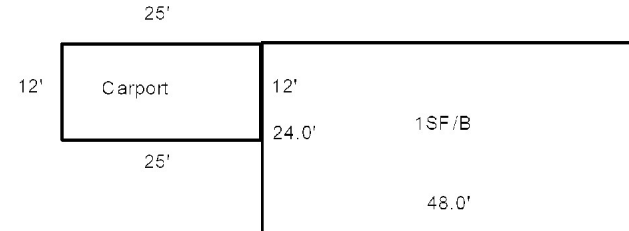
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	48	0 0	0	0 %	0 %		1.ONE STORY FRAM
71 CARPORT.....	2009	300	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2016	728	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		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

26.0'

28.0'

SHED 6X8



Map Lot		R07-074		Account		1013		Location		6 MONTSWEAG VALLEY ROAD		Card		1		Of		1		10/11/2023	
<div>BALTAZAR, JONATHAN D</div> <div>BALTAZAR, LINDA C</div> <div>6 MONTWEAG VALLEY ROAD</div> <div>WISCASSET ME 04578</div> <div>B5942P191</div> <div>Previous Owner</div> <div>CHUBBUCK, KENNETH T</div> <div>CHUBBUCK, RITA C</div> <div>6 MONTSWEAG VALLEY ROAD</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 10/11/2022</div> <div>Previous Owner</div> <div>CLARK, FRANK A.</div> <div>6 MONTSWEAG VALLEY ROAD</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 7/19/2016</div> <div>Previous Owner</div> <div>KINNEY, WENDALL B.</div> <div>KINNEY, MONA G.</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 8/30/2012</div>								Property Data				Assessment Record									
								Neighborhood 108 SOUTHWEST				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		37,000		172,500		10,000		199,500	
								FARM LAND YEAR 0				2011		37,000		172,500		10,000		199,500	
								OPEN SPACE YEAR 0				2012		37,000		172,500		10,000		199,500	
<div>Zone/Land Use 12 SHORE STREAM PRO</div> <div>Secondary Zone 16 RES</div> <div>Topography 2 Rolling</div> <div>1.Level 4.Below St 7.Steep</div> <div>2.Rolling 5.Low 8.Rough</div> <div>3.Above St 6.Swampy 9.</div> <div>Utilities 4 Drilled Well 6 Septic System</div> <div>1.Public 4.Dr Well 7.Cesspool</div> <div>2.Water 5.DUG/LAKE 8.</div> <div>3.Sewer 6.Septic 9.None</div> <div>Street 1 Paved</div> <div>1.Paved 4.Proposed 7.</div> <div>2.Semi Imp 5.Private 8.</div> <div>3.Gravel 6.Pub Eas 9.NoStreet</div>								2013				37,000		185,100		0		222,100			
								2014				37,000		224,000		0		261,000			
								2015				37,000		224,000		0		261,000			
								2016				37,000		224,000		0		261,000			
								2017				37,000		224,000		0		261,000			
<div>1.Level 4.Below St 7.Steep</div> <div>2.Rolling 5.Low 8.Rough</div> <div>3.Above St 6.Swampy 9.</div> <div>Utilities 4 Drilled Well 6 Septic System</div> <div>1.Public 4.Dr Well 7.Cesspool</div> <div>2.Water 5.DUG/LAKE 8.</div> <div>3.Sewer 6.Septic 9.None</div> <div>Street 1 Paved</div> <div>1.Paved 4.Proposed 7.</div> <div>2.Semi Imp 5.Private 8.</div> <div>3.Gravel 6.Pub Eas 9.NoStreet</div>								2018				37,000		224,000		26,000		235,000			
								2019				37,000		224,000		26,000		235,000			
								2020				37,000		224,000		31,000		230,000			
								2021				37,000		224,000		31,000		230,000			
								2022				37,000		224,000		29,760		231,240			
<div>Inspection Witnessed By:</div> <div>X</div> <div>Date</div> <div>No./Date</div> <div>Description</div> <div>Date Insp.</div>								2023				46,300		280,000		0		326,300			
								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																	
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												
Fract. Acre			Acreage/Sites																		
			21.HS Size Adj		%				34.PASTURE 1												
			22.Base Waterfron		%				35.HORTICULTURAL-												
			23.Deep WF Size A		%				36.Pasture 3												
			24.Base Waterfron		%				37.Softwood												
Acres			25.Shallow WF Siz		%																
			26.Base Water Inf		%				38.Mixed Wood												
			27.Influence W Si		%				39.Hardwood												
			28.Rear Land 1-10		%				40.Wasteland												
			29.Rear Land 11-2		%				41.CAMP SITE												
Total Acreage								3.00													

WISCASSET

2013-Previous owner: Wendall & Mona Kinney BK1074 PG32.

2013-Remodeled, old garage is now living space, metal roof, deck reinforced.

2014-Garage added.

WISCASSET

Map Lot R07-074


Account 1013

Location 6 MONTSWEAG VALLEY ROAD

Card 1

Of 1

10/11/2023

Building Style 2 Ranch	SF Bsmt Living 1064	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 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 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 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) 1252
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 1	Funct. % Good 100%
Year Remodeled 2013	# 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 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.

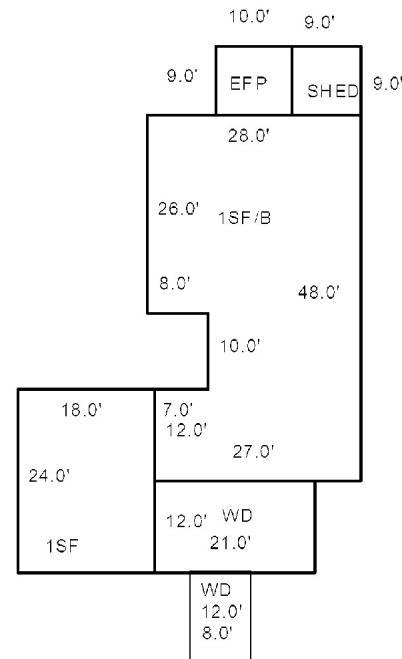
Date Inspected 3/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	2013	432	0 0	0	0 %	0 %	
24 Frame Shed	0	81	0 0	0	0 %	0 %	
22 Encl Frame Porch	0	90	0 0	0	0 %	0 %	
68 Wood Deck	0	96	0 0	0	0 %	0 %	
68 Wood Deck	0	252	0 0	0	0 %	0 %	
21 Open Frame	0	40	0 0	0	0 %	0 %	
77 1.50 ST	2013	728	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	

GARAGE-1.5SF

28 X 26



Map Lot R07-074-A

Account 1014

Location 32 MONTSWEAG VALLEY ROAD

Card 1 Of 1 10/11/2023

BANKER, TERRI L
32 MONTSWEAG VALLEY ROAD
WISCASSET ME 04578

B1493P222

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	12 SHORE STREAM PRO		
Secondary Zone	16 RES		
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	35,000	57,400	10,000	82,400
2011	35,000	57,400	10,000	82,400
2012	35,000	57,400	10,000	82,400
2013	35,000	57,400	10,000	82,400
2014	35,000	57,400	10,000	82,400
2015	35,000	57,400	10,000	82,400
2016	35,000	57,400	15,000	77,400
2017	35,000	57,400	20,000	72,400
2018	35,000	57,400	20,000	72,400
2019	35,000	57,400	20,000	72,400
2020	35,000	57,400	25,000	67,400
2021	35,000	57,400	25,000	67,400
2022	35,000	57,400	24,000	68,400
2023	43,800	71,700	25,000	90,500

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		2.00				


WISCASSET

Map Lot R07-074-A

Account 1014

Location 32 MONTSWEAG VALLEY ROAD

Card 1 Of 1 10/11/2023

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% 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 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 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) 925
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 1967	# 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	60	0 0	2	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	140	2 100	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

10.0'
6.0' EFP

37.0'
25.0' 1SF/S

SHED 10X14



Property Data			Assessment Record						
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total		
			2010	600	0	0	600		
Tree Growth Year 0			2011	600	0	0	600		
FARM LAND YEAR 0			2012	600	0	0	600		
OPEN SPACE YEAR 0			2013	600	0	0	600		
Zone/Land Use 21 RURAL			2014	600	0	0	600		
Secondary Zone			2015	600	0	0	600		
			2016	600	0	0	600		
Topography 4 Below Street			2017	600	0	0	600		
1.Level	4.Below St	7.Steep	2018	600	0	0	600		
2.Rolling	5.Low	8.Rough	2019	600	0	0	600		
3.Above St	6.Swampy	9.	2020	600	0	0	600		
Utilities 9 NoWater/NoSewer			2021	600	0	0	600		
1.Public	4.Dr Well	7.Cesspool	2022	600	0	0	600		
2.Water	5.DUG/LAKE	8.	2023	800	0	0	800		
3.Sewer	6.Septic	9.None							
Street 1 Paved			Land Data						
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes
2.Semi Imp	5.Private	8.			Frontage	Depth	Factor	Code	
3.Gravel	6.Pub Eas	9.NoStreet					%		
TREE GROWTH PLAN 0		11.Regular Lot					%	1.Open Space	
CONSERV EASE 0		12.Delta Triangle					%	2.Neighborhood A	
Sale Data		13.Nabla Triangle					%	3.Topography	
		14.Rear Land					%	4.Size/Shape	
Sale Date	1/01/2001				15.Front Foot		%	5.Access	
Price					%	6.Restriction			
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			28	0.32		100	0
2.Related	5.Partial	8.						%	
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		0.32				

WISCASSET

Map Lot R07-075

Account 2138

Location GORHAM ROAD

Card 1 Of 1 10/11/2023

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					
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 R07-075-001

Account 1016

Location 25 GORHAM ROAD

Card 1 Of 1 10/11/2023

ALMASI, CRYSTAL ESTES
ALMASI, STEPHEN D
STEPHANIE T CHENEY
WISCASSET ME 04578

B5914P260

			Zone/Land Use			16 RESIDENTIAL			2013	32,600	133,300	10,000	155,900						
			Secondary Zone			2014	32,600	121,700	10,000	144,300									
						2015	32,600	121,700	10,000	144,300									
						Topography			2 Rolling			2016	32,600	121,700	15,000	139,300			
			1.Level 2.Rolling 3.Above St			4.Below St 5.Low 6.Swampy			7.Steep 8.Rough 9.			2017	32,600	121,700	20,000	134,300			
						Utilities			4 Drilled Well			6 Septic System			2018	32,600	121,700	20,000	134,300
						1.Public 2.Water 3.Sewer			4.Dr Well 5.DUG/LAKE 6.Septic			7.Cesspool 8. 9.None			2019	32,600	121,700	20,000	134,300
						Street			1 Paved			2020	32,600	121,700	25,000	129,300			
						1.Paved 2.Semi Imp 3.Gravel			4.Proposed 5.Private 6.Pub Eas			7. 8. 9.NoStreet			2021	32,600	121,700	25,000	129,300
						TREE GROWTH PLAN			0			2022	32,600	121,700	24,000	130,300			
Inspection Witnessed By: <																			

WISCASSET

Map Lot R07-075-001

Account 1016

Location 25 GORHAM ROAD

Card 1

Of 1

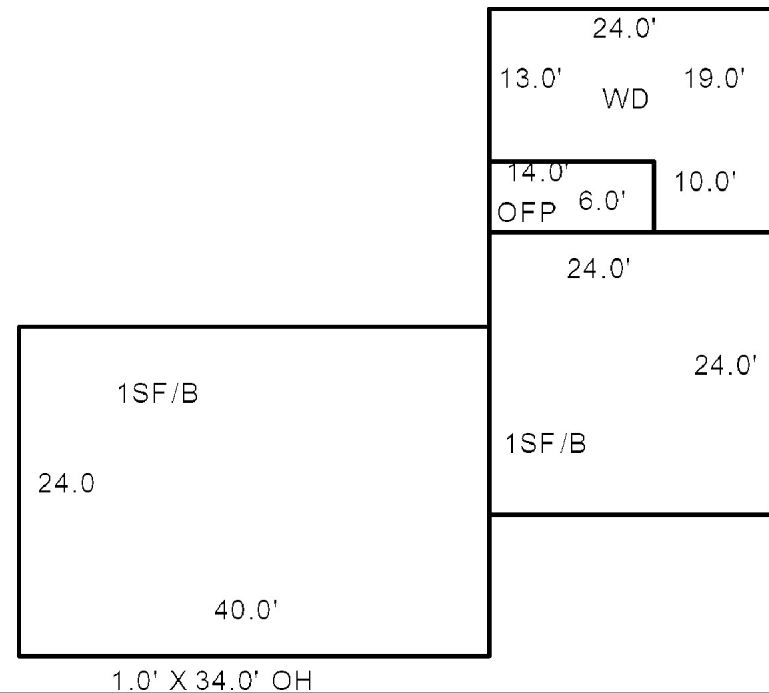
10/11/2023

Building Style 3 Raised Ranch	SF Bsmt Living 200	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 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) 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 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 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.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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
26 1SFr Overhang	0	34	0 0	0	0 %	0 %		1.ONE STORY FRAM
11 1	0	576	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	0	372	0 0	0	0 %	0 %		3.THREE STORY FR
21 Open Frame	2006	84	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



Map Lot R07-075-002			Account 1017			Location 17 PINE ROAD			Card 1 Of 1 10/11/2023					
SLACK, JEFFERSON A SLACK, STACEY COLE WISCASSET ME 04578						Property Data			Assessment Record					
						Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2010	32,900	94,700	10,000	117,600	
						FARM LAND YEAR 0			2011	32,900	94,700	10,000	117,600	
						OPEN SPACE YEAR 0			2012	32,900	94,700	10,000	117,600	
B2016P112 B5610P47						Zone/Land Use 16 RESIDENTIAL			2013	32,900	94,700	10,000	117,600	
						Secondary Zone			2014	32,900	94,700	10,000	117,600	
									2015	32,900	94,700	10,000	117,600	
						Topography 3 Above Street			2016	32,900	94,700	15,000	112,600	
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	32,900	94,700	20,000	107,600	
						Utilities 4 Drilled Well 6 Septic System			2018	32,900	94,700	20,000	107,600	
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	32,900	94,700	20,000	107,600	
						Street 1 Paved			2020	32,900	94,700	25,000	102,600	
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	32,900	94,700	25,000	102,600	
Inspection Witnessed By:									2022	32,900	94,700	24,000	103,600	
									2023	41,100	118,300	25,000	134,400	
									Land Data					
									Front Foot		Type	Effective		Influence
			11.Regular Lot			Frontage	Depth	Factor	Code	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	0.95	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		0.95						

WISCASSET

Map Lot R07-075-002


Account 1017

Location 17 PINE ROAD

Card 1

Of 1

10/11/2023

Building Style 3 Raised Ranch	SF Bsmt Living 600	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 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 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) 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 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	0	34	0 0	0	0 %	0 %	
68 Wood Deck	2003	200	3 100	4	0 %	100 %	
24 Frame Shed	0	96	3 100	4	0 %	100 %	
73 AB.GR. POOL.....	2004	1	3 100	4	99 %	100 %	
68 Wood Deck	2004	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

AGPOOL

WD 8X10

SHED 8X12

10.0'

WD

1SF/B

23.0'

40.0'

1' X 34' OH



Map Lot R07-075-003

Account 1018

Location 36 MONTSWEAG VALLEY ROAD

Card 1 Of 1 10/11/2023

HARDWICK, JODI S J/T
HARDWICK, KEVIN A
WISCASSET ME 04578

B3796P218 B4666P138

Previous Owner
MONEBRAKE, JODI S. J/T

17 LARRY LANE
BRUNSWICK ME 04011
Sale Date: 1/03/2007

Previous Owner
NOTTINGHAM, ELLEN M.

17 LARRY LANE
BRUNSWICK ME 04011
Sale Date: 1/03/2007

Previous Owner
NOTTINGHAM, SCOTT A. J/T
NOTTINGHAM, ELLEN M.

WISCASSET ME 04578
Sale Date: 1/03/2007

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

2005-FORMER OWNER: JANEL K. & RICHARD A. JESELSKIS
BK2330 PG128 - \$80,000.
2007-FORMER OWNER: SCOTT/ELLEN NOTTINGHAM BK3348
PG133 BOUGHT 8/2004 FOR 169,000. DIVORCE DECREE
BK3792 PG81 AND BK3796 PG216. THEN SOLD01/03/2007.
2014-Name change.

WISCASSET

Property Data			Assessment Record				
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total
			2010	35,900	148,700	10,000	174,600
Tree Growth Year 0			2011	35,900	148,700	10,000	174,600
FARM LAND YEAR 0			2012	35,900	148,700	10,000	174,600
OPEN SPACE YEAR 0			2013	35,900	148,700	10,000	174,600
Zone/Land Use 12 SHORE STREAM PRO			2014	35,900	148,700	10,000	174,600
Secondary Zone 16 RES			2015	35,900	148,700	10,000	174,600
Topography 1 Level			2016	35,900	148,700	15,000	169,600
1.Level	4.Below St	7.Steep	2017	35,900	148,700	20,000	164,600
2.Rolling	5.Low	8.Rough	2018	35,900	148,700	20,000	164,600
3.Above St	6.Swampy	9.	2019	35,900	148,700	20,000	164,600
Utilities	4 Drilled Well	6 Septic System	2020	35,900	148,700	25,000	159,600
1.Public	4.Dr Well	7.Cesspool	2021	35,900	148,700	25,000	159,600
2.Water	5.DUG/LAKE	8.	2022	35,900	148,700	24,000	160,600
3.Sewer	6.Septic	9.None	2023	44,900	185,800	25,000	205,700
Street 2 Semi-Improved			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							
Sale Date 1/03/2007							
Price 183,000							
Sale Type 2 Land & Buildings							
1.Land 4.Mobile 7.							
2.L & B 5.Other 8.			Square Foot				
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			Fract. Acre				
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 2.47				

WISCASSET

Map Lot R07-075-003


Account 1018

Location 36 MONTSWEAG VALLEY ROAD

Card 1

Of 1

10/11/2023

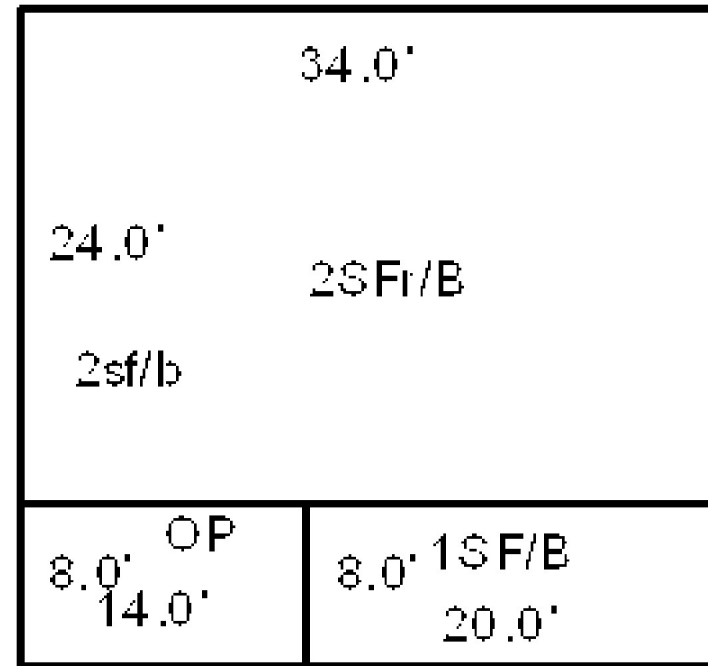
Building Style 8 Log	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 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 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) 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 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 1987	# 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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1	0	160	0 0	0	0 %	0 %	
31 OPEN	0	112	0 0	0	0 %	0 %	
68 Wood Deck	0	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 R07-075-005			Account 1019			Location 56 MONTSWEAG VALLEY ROAD			Card 1		Of 2		10/11/2023										
THIBOUTOT, HEIDI L J/T THIBOUTOT, MICHAEL J WISCASSET ME 04578						Property Data			Assessment Record														
						Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total										
						Tree Growth Year 0			2010	38,800	116,300	10,000	145,100										
						FARM LAND YEAR 0			2011	38,800	116,300	10,000	145,100										
						OPEN SPACE YEAR 0			2012	38,800	116,300	10,000	145,100										
B2919P51						Zone/Land Use 12 SHORE STREAM PRO			2013	38,800	116,300	10,000	145,100										
Previous Owner LAROCHELLE SR., NEIL E. LAROCHELLE JR., NEIL E.						Secondary Zone 16 RES			2014	38,800	116,300	10,000	145,100										
									2015	38,800	137,900	10,000	166,700										
						WOOLWICH ME 04579 Sale Date: 9/20/2002						Topography 2 Rolling			2016	38,800	143,600	15,000	167,400				
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	38,800	143,600	20,000	162,400										
									2018	38,800	143,600	20,000	162,400										
									2019	38,800	145,800	20,000	164,600										
									2020	38,800	145,800	25,000	159,600										
									2021	38,800	145,800	25,000	159,600										
						Utilities 4 Drilled Well 6 Septic System			2022	38,800	145,800	24,000	160,600										
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2023	48,500	182,200	25,000	205,700										
									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																		
X																4.Size/Shape							
																		14.Rear Land					5.Access
																		15.Front Foot					6.Restriction
																							7.Corner/Locatio
																							8.View/Environ
Inspection Witnessed By:																9.Fract Share							
																		TREE GROWTH PLAN 0					Acres
																		CONSERV EASE 0					30.Rear 20+
																		Sale Data					31.Waterfront Rea
																		Sale Date 9/20/2002					32.Open Space
Date																33.RestrictEsm							
																		Price 29,000					34.PASTURE 1
																		Sale Type 1 Land Only					35.HORTICULTURAL-
																		1.Land 4.Mobile 7.					36.Pasture 3
																		2.L & B 5.Other 8.					37.Softwood
																38.Mixed Wood							
																		3.Building 6. 9.					39.Hardwood
																		Financing 9 Unknown					40.Wasteland
																		1.Convent 4.Seller 7.					41.CAMP SITE
																		2.FHA/VA 5.Private 8.					42.Mobile Home Si
Notes:																43.Condo Site							
																		3.Assumed 6.Cash 9.Unknown					44.Site Improve
																		Validity 1 Arms Length Sale					45.CAMP SITE
																		1.Valid 4.Split 7.Renovate					46.PAVING/00
																		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					
ISSUED 911 # IN 2001- HOUSE TO BE BUILT FALL 2001 COMBINED INTO ONE LOT IN 2000 2003-FORMER OWNER: NEIL, SR. & NEIL, JR. BK2544 PG APRIL 2, 2003 HOUSE NOT COMPLETE, ABOUT 30% DONE 2004-HOUSE FINISHED, BASEMENT UNFINISHED. CHECK IN WISCASSET																							
																		3.Lender 6.MLS 9.					
2005-ADDED DECKS																							

WISCASSET

Map Lot R07-075-005

Account 1019

Location 56 MONTSWEAG VALLEY ROAD

Card 1 Of 2 10/11/2023

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 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) 560
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 2003	# 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2004	104	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2004	240	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2004	120	3 100	4	0 %	100 %		3.THREE STORY FR
11 1	2004	560	0 0	0	0 %	0 %		4.1 & 1/2 STORY
73 AB.GR. POOL.....	2004	1	3 100	4	99 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2006	240	3 100	4	0 %	100 %		6.2 & 1/2 STORY
76 1.25 ST	2014	512	3 110	4	0 %	100 %		21.Open Frame Por
24 Frame Shed	2014	48	2 100	4	0 %	100 %		22.Encl Frame Por
61 Canopy	2014	336	1 100	4	0 %	100 %		23.Frame Garage
61 Canopy	2019	512	1 100	4	0 %	100 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic



WISCASSET


WISCASSET

Map Lot R07-075-005

Account 1019

Location

Card 2 Of 2 10/11/2023

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 2/22/2007								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
65 Barn 1S	2018	900	1 100	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 R07-075-007

Account 1021

Location 21 PINE ROAD

Card 1 Of 1 10/11/2023

SMITH, MATTHEW W
SMITH, AMANDA E
21 PINE RD
WISCASSET ME 04578

B5350P11 B5439P249

Previous Owner
SMITH, AILEEN M

21 PINE ROAD
WISCASSET ME 04578
Sale Date: 9/26/2019

Previous Owner
SMITH, WILLIAM D.
SMITH, AILEEN M.

WISCASSET ME 04578
Sale Date: 10/04/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-DIVORCE DECREE. PREVIOUS BK1880 PG149

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	9/26/2019		
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	37,300	152,300	10,000	179,600
2011	37,300	152,300	10,000	179,600
2012	37,300	152,300	10,000	179,600
2013	37,300	152,300	10,000	179,600
2014	37,300	152,300	10,000	179,600
2015	37,300	152,300	10,000	179,600
2016	37,300	152,300	15,000	174,600
2017	37,300	152,300	20,000	169,600
2018	37,300	152,300	20,000	169,600
2019	37,300	152,300	20,000	169,600
2020	37,300	152,300	0	189,600
2021	37,300	152,300	0	189,600
2022	37,300	152,300	0	189,600
2023	46,600	190,300	25,000	211,900

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		3.15				

WISCASSET

Map Lot R07-075-007

Account 1021

Location 21 PINE ROAD

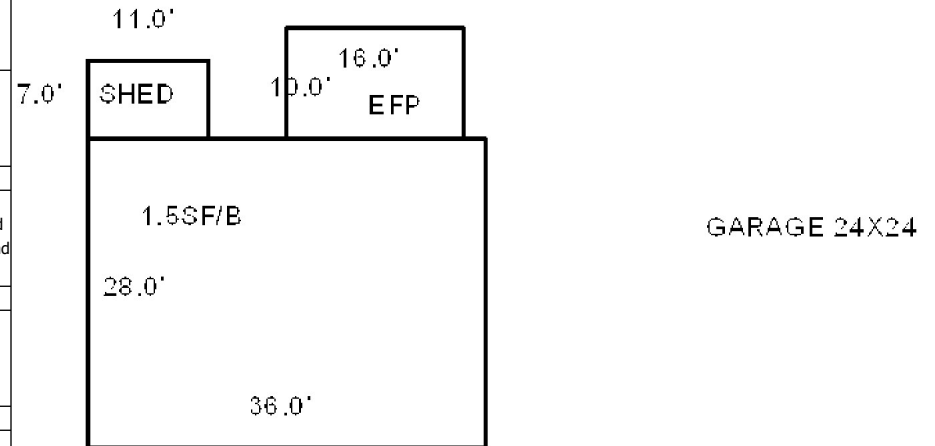
Card 1 Of 1 10/11/2023

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 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 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) 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 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 1985	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	160	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	77	0 0	0	0 %	0 %		2.TWO STORY FRAM
77 1.50 ST	0	576	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R07-075-008

Account 1022

Location 14 PINE ROAD

Card 1 Of 1 10/11/2023

NORCROSS, SUZANNE J
WISCASSET ME 04578

B2421P200

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record							
Neighborhood 108 SOUTHWEST			Year	Land		Buildings		Exempt	Total	
			2010	33,900		107,700		10,000	131,600	
Tree Growth Year 0			2011	33,900		107,700		10,000	131,600	
FARM LAND YEAR 0			2012	33,900		107,700		10,000	131,600	
OPEN SPACE YEAR 0			2013	33,900		107,700		10,000	131,600	
Zone/Land Use 16 RESIDENTIAL			2014	33,900		107,700		10,000	131,600	
Secondary Zone			2015	33,900		107,700		10,000	131,600	
			2016	33,900		107,700		15,000	126,600	
Topography 1 Level			2017	33,900		107,700		20,000	121,600	
1.Level	4.Below St	7.Steep	2018	33,900		107,700		20,000	121,600	
2.Rolling	5.Low	8.Rough	2019	33,900		107,700		20,000	121,600	
3.Above St	6.Swampy	9.	2020	33,900		107,700		25,000	116,600	
Utilities	4 Drilled Well	6 Septic System	2021	33,900		107,700		25,000	116,600	
1.Public	4.Dr Well	7.Cesspool	2022	33,900		107,700		24,000	117,600	
2.Water	5.DUG/LAKE	8.	2023	42,300		134,700		25,000	152,000	
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			%		
TREE GROWTH PLAN 0					12.Delta Triangle			%		
CONSERV EASE 0					13.Nabla Triangle			%		
Sale Data					14.Rear Land			%		
					15.Front Foot			%		
Sale Date	12/01/1998		Square Foot		Square Feet					
Price	92,000						%			
Sale Type	2 Land & Buildings						%			
1.Land	4.Mobile	7.					%			
2.L & B	5.Other	8.					%			
3.Building	6.	9.					%			
Financing							%			
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					28	0.43	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 1.43					
1.Buyer	4.Agent	7.Family								
2.Seller	5.Pub Rec	8.Other								
3.Lender	6.MLS	9.								

- 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 R07-075-008


Account 1022

Location 14 PINE ROAD

Card 1

Of 1

10/11/2023

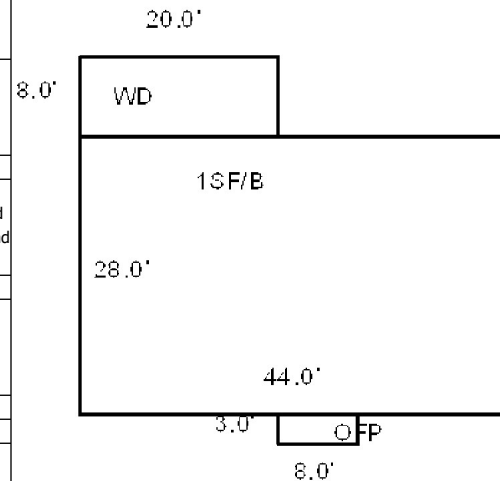
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 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 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) 1232
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 1983	# 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 3/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	160	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	0	400	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	64	2 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	0	24	0 0	0	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 8X8



GARAGE 20X20



Map Lot		R07-075-7A		Account		1023		Location		29 MONTSWEAG VALLEY ROAD		Card		1		Of		1		10/11/2023	
THERIAULT, THOMAS F J/T THERIAULT, DANUTA B WISCASSET ME 04578 B2037P26 B4509P43 Previous Owner THERIAULT, THOMAS F. 29 MONTSWEAG VALLEY ROAD WISCASSET ME 04578 Sale Date: 4/02/2012								Property Data				Assessment Record									
								Neighborhood 108 SOUTHWEST				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		51,600		167,700		0		219,300	
								FARM LAND YEAR 0				2011		51,600		195,400		0		247,000	
								OPEN SPACE YEAR 0				2012		51,600		195,400		10,000		237,000	
Inspection Witnessed By: <																					

WISCASSET

Map Lot R07-075-7A

Account 1023

Location 29 MONTSWEAG VALLEY ROAD

Card 1

Of 1

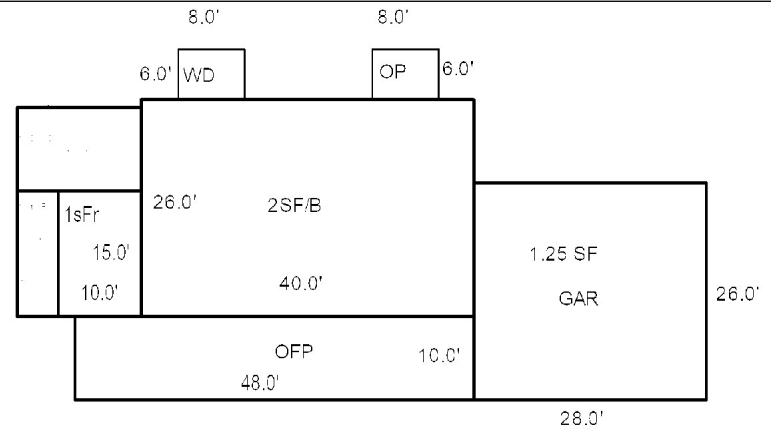
10/11/2023

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 2	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 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) 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 10	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 2	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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	48	0 0	0	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	2001	480	0 0	0	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2002	120	0 0	0	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2003	240	4 100	4	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	1987	48	0 0	0	0 %	100 %		5.1 & 3/4 STORY
76 1.25 ST	2010	728	0 0	0	0 %	100 %		6.2 & 1/2 STORY
1 ONE STORY	2017	150	9 100	4	0 %	100 %		21.Open Frame Por
2 TWO STORY	2018	150	9 100	4	0 %	100 %		22.Encl Frame Por
1 ONE STORY	2015	75	9 100	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



SHED 10 X 12

SHED 12 X 20



Map Lot R07-075-A			Account 1024			Location 45 GORHAM ROAD			Card 1 Of 1			10/11/2023			
DOTSON, MATTHEW L 45 GORHAM ROAD WISCASSET ME 04578 B4834P145 B4927P155						Property Data			Assessment Record						
						Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	32,400	141,400	10,000	163,800		
						FARM LAND YEAR 0			2011	32,400	141,400	10,000	163,800		
						OPEN SPACE YEAR 0			2012	32,400	141,400	0	173,800		
Previous Owner JACKSON, MICHAEL B. J/T JACKSON, CINDY L. SMITH						Zone/Land Use 16 RESIDENTIAL			2013	32,400	141,400	10,000	163,800		
						Secondary Zone			2014	32,400	141,400	10,000	163,800		
									2015	32,400	141,400	0	173,800		
									Topography 1 Level			2016	32,400	141,400	0
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	32,400	141,400	0	173,800		
2018	32,400	141,400	0	173,800											
Utilities 4 Drilled Well 6 Septic System			2019	32,400	141,400				20,000	153,800					
45 GORHAM ROAD WISCASSET ME 04578 Sale Date: 11/03/2014						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	32,400	141,400	25,000	148,800		
									2021	32,400	141,400	25,000	148,800		
									2022	32,400	141,400	24,000	149,800		
						Street 1 Paved			2023	40,500	176,800	25,000	192,300		
						3 MONTSWEAG VALLEY ROAD WISCASSET ME 04578 Sale Date: 6/10/2011									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							
Inspection Witnessed By:										%	4.Size/Shape				
										%	5.Access				
										%	6.Restriction				
										%	7.Corner/Locatio				
										%	8.View/Environ				
X Date										%	9.Fract Share				
										%	Acres				
										%	30.Rear 20+				
										%	31.Waterfront Rea				
										%	32.Open Space				
Notes: 2003-FORMER OWNER JEREMY GRENIER BK2548 PG110 who sold for \$175,000 in 2002. 2/18/14-E911 address changed from 3 Montsweag Valley Road to 45 Gorham Road due to relocation of front door of the residence. 2015-Former owner: Geoffrey T. Groleau BK4408 PG1.										%	33.RestrictEsm				
										%	34.PASTURE 1				
										%	35.HORTICULTURAL-				
										%	36.Pasture 3				
										%	37.Softwood				
WISCASSET						20		1.00	100	%	0	38.Mixed Wood			
						21		0.80	100	%	0	39.Hardwood			
										%		40.Wasteland			
										%		41.CAMP SITE			
										%		42.Mobile Home Si			
										%		43.Condo Site			
										%		44.Site Improveveme			
										%		45.CAMP SITE			
										%		46.PAVING/00			
										%					
						Total Acreage		0.80							

WISCASSET

Map Lot R07-075-A

Account 1024

Location 45 GORHAM ROAD

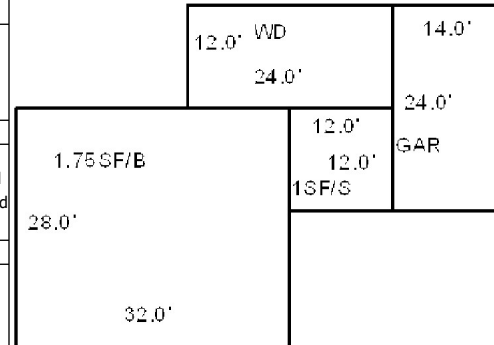
Card 1 Of 1 10/11/2023

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% 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 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) 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 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	144	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	0	288	0 0	0	0 %	0 %		2.TWO STORY FRAM
23 Frame Garage	0	336	0 0	0	0 %	0 %		3.THREE STORY FR
156 1.25 ST	0	960	3 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	0	240	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



1.25 SF BARN 24X50



Map Lot R07-075-B

Account 1025

Location 11 MONTSWEAG VALLEY ROAD

Card 1 Of 1 10/11/2023

CLAYPOOL, WALTER J
CLAYPOOL, GAIL A
206 CENTRE STREET
BATH ME 04530

B5721P218

Previous Owner
DURGAN, JR., RAYMOND E.
DURGAN, VIVIAN J
206 CENTRE STREET
BATH ME 04530
Sale Date: 6/02/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2001-Adjusted acres per Montsweag Valley Plan (Was 1.38 AC)

2003-Adjusted acreage per deed BK2917 PG238
7/2/07-Viv Durgan called to say the house is now on the foundation. Will be assessed of of 4/1/08.

10/3/12-letter sent to Durgan's requesting whether or not they plan to keep residency in Wiscasset for voting as well as homestead exemption purposes. 10/8/12-call received from Vivian Durgan stating that they do plan to keep residency in

WISCASSET**Property Data**

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	12 SHORE STREAM PRO		
Secondary Zone	16 RES		
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	6/02/2021		
Price	300,000		
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	34,900	186,600	10,000	211,500
2011	34,900	186,600	10,000	211,500
2012	34,900	186,600	10,000	211,500
2013	34,900	186,600	10,000	211,500
2014	34,900	186,600	10,000	211,500
2015	34,900	186,600	10,000	211,500
2016	34,900	186,600	15,000	206,500
2017	34,900	186,600	20,000	201,500
2018	34,900	186,600	20,000	201,500
2019	34,900	186,600	20,000	201,500
2020	34,900	186,600	25,000	196,500
2021	34,900	186,600	25,000	196,500
2022	34,900	186,600	0	221,500
2023	43,700	233,200	0	276,900

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		1.96				

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****Acres****Square Feet****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres****Acres**

WISCASSET

Map Lot R07-075-B


Account 1025

Location 11 MONTSWEAG VALLEY ROAD

Card 1

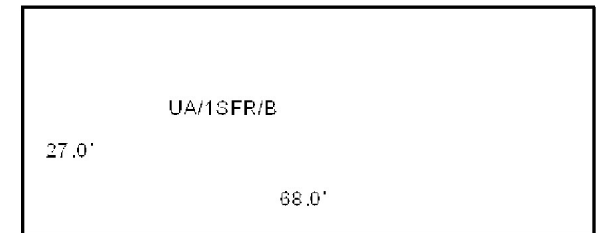
Of 1

10/11/2023

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) 2046
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 2	Phys. % Good 0%
Year Built 2007	# 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 0
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 0
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Shed 24x14

Shed 12x16



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	336	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2003	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
28 Unfinished Attic	0	826	0 0	0	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 R07-075-C

Account 1015

Location GORHAM ROAD

Card 1 Of 1 10/11/2023

ROLLINS, DAVID S
51 BATH ROAD
WISCASSET ME 04578

B2160P273

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data

Neighborhood		108 SOUTHWEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		12 SHORE STREAM PRO	
Secondary Zone		12 S-SP	
Topography		1 Level	
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		6.Swampy	
Utilities		9 NoWater/NoSewer	
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
Street		1 Paved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land			
2.L & B			
3.Building			
Financing			
1.Convent			
2.FHA/VA			
3.Assumed			
Validity			
1.Valid			
2.Related			
3.Distress			
Verified			
1.Buyer			
2.Seller			
3.Lender			

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	29,400	0	0	29,400
2011	29,400	0	0	29,400
2012	29,400	0	0	29,400
2013	29,400	0	0	29,400
2014	29,400	0	0	29,400
2015	29,400	0	0	29,400
2016	29,400	0	0	29,400
2017	29,400	0	0	29,400
2018	29,400	0	0	29,400
2019	29,400	0	0	29,400
2020	29,400	0	0	29,400
2021	29,400	0	0	29,400
2022	29,400	0	0	29,400
2023	36,800	0	0	36,800

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		0.80				

WISCASSET

Map Lot R07-075-C

Account 1015

Location GORHAM ROAD

Card 1 Of 1 10/11/2023

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					
Date Inspected 2/22/2007			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

Map Lot R07-076

Account 1026

Location 15 GORHAM ROAD

Card 1 Of 1 10/11/2023

HANSON, WILLIAM E
HANSON, LINDA L
WISCASSET ME 04578

B1519P303

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record							
Neighborhood 108 SOUTHWEST Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0 Zone/Land Use 16 RESIDENTIAL Secondary Zone Topography 2 Rolling 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			Year	Land	Buildings	Exempt	Total			
			2010	35,900	188,600	10,000	214,500			
			2011	35,900	188,600	10,000	214,500			
			2012	35,900	188,600	10,000	214,500			
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			2013	35,900	188,600	10,000	214,500			
			2014	35,900	188,600	10,000	214,500			
			2015	35,900	188,600	10,000	214,500			
			2016	35,900	188,600	15,000	209,500			
Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2017	35,900	188,600	20,000	204,500			
			2018	35,900	188,600	20,000	204,500			
			2019	35,900	188,600	20,000	204,500			
			2020	35,900	188,600	25,000	199,500			
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.			2021	35,900	188,600	25,000	199,500			
			2022	35,900	188,600	24,000	200,500			
			2023	44,900	235,800	25,000	255,700			
			Land Data							
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			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	
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			Square Foot	Square Feet				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	
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.			Fract. Acre		Acreage/Sites				38.Mixed Wood	
					20	1.00	100	%	0	39.Hardwood
					21	1.00	100	%	0	40.Wasteland
					28	1.47	100	%	0	41.CAMP SITE
								%		42.Mobile Home Si
								%		43.Condo Site
								%		44.Site Improve
								%		45.CAMP SITE
								%		
								%		
			Total Acreage		2.47					

WISCASSET

Map Lot R07-076

Account 1026

Location 15 GORHAM ROAD

Card 1

Of 1

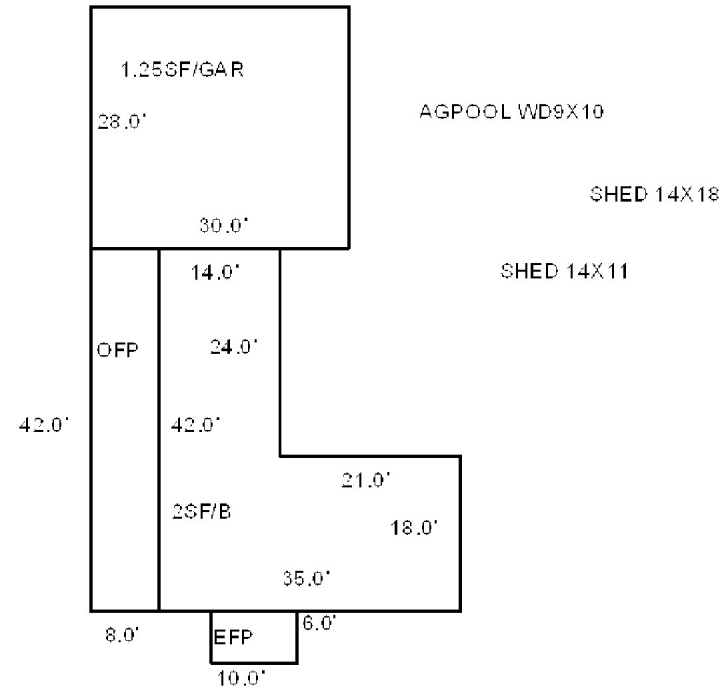
10/11/2023

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 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 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 3 OLD STYLE	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) 966
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 1800	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 4	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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	60	0 0	0	0 %	0 %		1.ONE STORY FRAM
76 1.25 ST	1994	840	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	0	90	0 0	0	0 %	0 %		3.THREE STORY FR
24 Frame Shed	1960	154	3 100	2	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1960	252	3 100	3	0 %	100 %		5.1 & 3/4 STORY
1 ONE STORY	0	60	0 0	0	0 %	0 %		6.2 & 1/2 STORY
21 Open Frame	1998	336	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



Map Lot R07-077

Account 1027

Location 439 OLD BATH ROAD

Card 1 Of 1 10/11/2023

HANSON, EVELYN G L/T HANSON, WILLIAM E. & LINDA L. J/T WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	41,000	104,100	16,000	129,100	
			FARM LAND YEAR 0			2011	41,000	104,100	16,000	129,100	
B2861P173			OPEN SPACE YEAR 0			2012	41,000	104,100	16,000	129,100	
Previous Owner HANSON, JR., MILLARD HANSON, EVELYN G. WISCASSET ME 04578			Zone/Land Use 16 RESIDENTIAL			2013	41,000	104,100	16,000	129,100	
			Secondary Zone			2014	41,000	104,100	16,000	129,100	
						2015	41,000	104,100	16,000	129,100	
						Topography 1 Level			2016	41,000	104,100
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.						2017	41,000	104,100	26,000	119,100	
						2018	41,000	104,100	26,000	119,100	
						2019	41,000	104,100	26,000	119,100	
Utilities 4 Drilled Well 6 Septic System						2020	41,000	104,100	31,000	114,100	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	41,000	104,100	31,000	114,100	
						2022	41,000	104,100	29,760	115,340	
Street 1 Paved						2023	51,200	130,100	31,000	150,300	
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						Land Data					
						Front Foot	Type	Effective		Influence	
			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					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	1.00	100 %	0	38.Mixed Wood
							28	3.99	100 %	0	39.Hardwood
							Acreage/Sites				40.Wasteland
									%		41.CAMP SITE
									%		42.Mobile Home Si
									%		43.Condo Site
									%		44.Site Improve
									%		45.CAMP SITE
									%		46.PAVING/00
							Total Acreage		4.99		

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
2003-WARRANTY DEED TO WILLIAM E. & LINDA J. HANSON WITH LIFE ESTATE GRANTED TO MILLARD E. & EVELYN G. HANSON PRESIOUS BK563 PG4 KEEP ALL EXEMPTIONS. 2012-Mr. Hanson passed away 10/11/11 leaving property to wife, Evelyn. Sent veterans widow application as well.

WISCASSET

WISCASSET

Map Lot R07-077



Account 1027

Location 439 OLD BATH ROAD

Card 1

Of 1

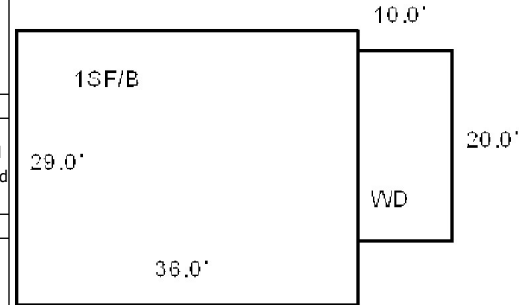
10/11/2023

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 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) 1044
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 1960	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	200	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	1992	168	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1989	672	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R07-078

Account 1028

Location 425 OLD BATH ROAD

Card 1 Of 2 10/11/2023

SPRAGUE(HEIRS OF), THELMA
C/O MARVIN SPRAGUE
WISCASSET ME 04578

B636P104

Previous Owner
SPRAGUE, GROVER A. (HEIRS)
SPRAGUE, THELMA

WISCASSET ME 04578
Sale Date: 1/23/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2013-Removed Grover Sprague name as passed away, now owned by surviving joint tenant.

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	16 RESIDENTIAL		
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	1/23/2013		
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	45,000	224,000	16,000	253,000
2011	45,000	224,000	16,000	253,000
2012	45,000	224,000	16,000	253,000
2013	45,000	224,000	16,000	253,000
2014	45,000	225,100	16,000	254,100
2015	45,000	225,100	16,000	254,100
2016	45,000	225,100	21,000	249,100
2017	45,000	225,100	26,000	244,100
2018	45,000	225,100	26,000	244,100
2019	45,000	225,100	0	270,100
2020	45,000	225,100	0	270,100
2021	45,000	225,100	0	270,100
2022	45,000	225,100	0	270,100
2023	56,300	281,300	0	337,600

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		7.00				

WISCASSET

Map Lot R07-078


Account 1028

Location 425 OLD BATH ROAD

Card 1

Of 2

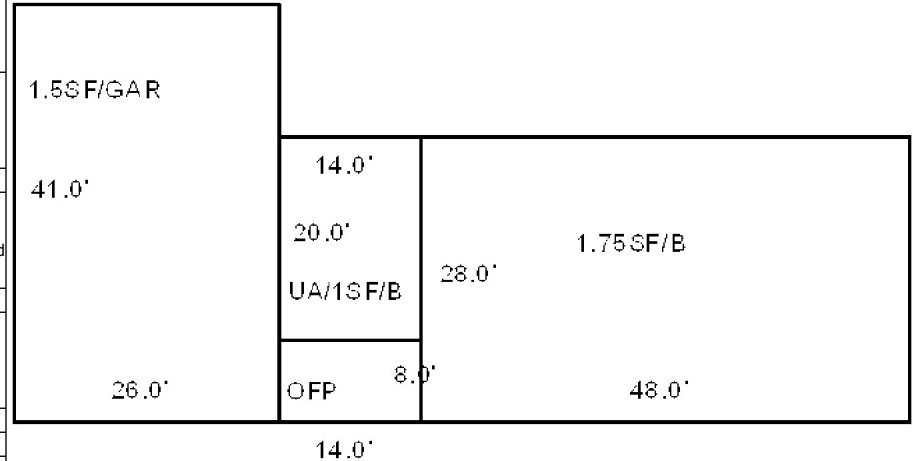
10/11/2023

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 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 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 2	Phys. % Good 0%
Year Built 1972	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	280	0 0	0	0 %	0 %		1.ONE STORY FRAM
28 Unfinished Attic	0	280	0 0	0	0 %	0 %		2.TWO STORY FRAM
77 1.50 ST	0	1066	0 0	0	0 %	0 %		3.THREE STORY FR
21 Open Frame	0	112	0 0	0	0 %	0 %		4.1 & 1/2 STORY
68 Wood Deck	2013	112	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 R07-078

Account 1028

Location 425 OLD BATH ROAD

Card 2 Of 2 10/11/2023

SPRAGUE(HEIRS OF), THELMA
C/O MARVIN SPRAGUE
WISCASSET ME 04578

B636P104

Previous Owner
SPRAGUE, GROVER A. (HEIRS)
SPRAGUE, THELMA

WISCASSET ME 04578
Sale Date: 1/23/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record							
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	0	96,500	0	96,500			
Tree Growth Year 0			2011	0	96,500	0	96,500			
FARM LAND YEAR 0			2012	0	96,500	0	96,500			
OPEN SPACE YEAR 0			2013	0	96,500	0	96,500			
Zone/Land Use 16 RESIDENTIAL			2014	0	96,500	0	96,500			
			2015	0	96,500	0	96,500			
Secondary Zone			2016	0	96,500	0	96,500			
Topography 1 Level			2017	0	96,500	0	96,500			
			2018	0	96,500	0	96,500			
1.Level 4.Below St 7.Steep			2019	0	96,500	0	96,500			
2.Rolling 5.Low 8.Rough			2020	0	96,500	0	96,500			
3.Above St 6.Swampy 9.			2021	0	96,500	0	96,500			
Utilities 4 Drilled Well 6 Septic System			2022	0	96,500	0	96,500			
1.Public 4.Dr Well 7.Cesspool			2023	0	120,700	0	120,700			
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
TREE GROWTH PLAN 0			Square Foot		Square Feet			6.Restriction		
CONSERV EASE 0							%	7.Corner/Locatio		
Sale Data							%	8.View/Environ		
							%	9.Fract Share		
Sale Date 1/23/2013							%	Acres		
Price							%	30.Rear 20+		
Sale Type 2 Land & Buildings							%	31.Waterfront Rea		
1.Land 4.Mobile 7.					%	32.Open Space				
2.L & B 5.Other 8.					%	33.RestrictEsm				
3.Building 6. 9.					%	34.PASTURE 1				
Financing 9 Unknown					%	35.HORTICULTURAL-				
1.Convent 4.Seller 7.			Fract. Acre		Acreage/Sites			36.Pasture 3		
2.FHA/VA 5.Private 8.							%	37.Softwood		
3.Assumed 6.Cash 9.Unknown							%	38.Mixed Wood		
Validity 2 Related Parties							%	39.Hardwood		
1.Valid 4.Split 7.Renovate							%	40.Wasteland		
2.Related 5.Partial 8.Other							%	41.CAMP SITE		
3.Distress 6.Exempt 9.Foreclose							%	42.Mobile Home Si		
Verified 5 Public Record					%	43.Condo Site				
1.Buyer 4.Agent 7.Family			Acres		Total Acreage		0.00	44.Site Improve		
2.Seller 5.Pub Rec 8.Other							45.CAMP SITE			
3.Lender 6.MLS 9.										

WISCASSET

Map Lot R07-078


Account 1028

Location 425 OLD BATH ROAD

Card 2

Of 2

10/11/2023

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

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	1230	3 100	3	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	0	1440	3 100	3	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	0	48	3 100	3	0 %	100 %		3.THREE STORY FR
158 1.75 ST	1978	3280	3 100	3	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

30.0'	GARAGE	
41.0'		
41.0'		18.0'
80.0'		80.0'
1.75 SF/\$		GARAGE



Map Lot R07-079

Account 1029

Location 373 OLD BATH ROAD

Card 1 Of 1 10/11/2023

CROXFORD, WAYNE
CROXFORD, KATHY GRACE
WISCASSET ME 04578

B1950P62

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data

Neighborhood	108 SOUTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	12 SHORE STREAM PRO		
Secondary Zone	16 RES		
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	73,500	24,100	10,000	87,600
2011	73,500	24,100	10,000	87,600
2012	73,500	24,100	10,000	87,600
2013	73,500	24,100	10,000	87,600
2014	73,500	24,100	10,000	87,600
2015	73,500	24,100	10,000	87,600
2016	73,500	24,100	15,000	82,600
2017	73,500	24,100	20,000	77,600
2018	73,500	24,100	20,000	77,600
2019	73,500	24,100	20,000	77,600
2020	73,500	24,100	25,000	72,600
2021	73,500	24,100	25,000	72,600
2022	73,500	24,100	24,000	73,600
2023	91,900	30,100	25,000	97,000

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		42.00				


WISCASSET

Map Lot R07-079

Account 1029

Location 373 OLD BATH ROAD

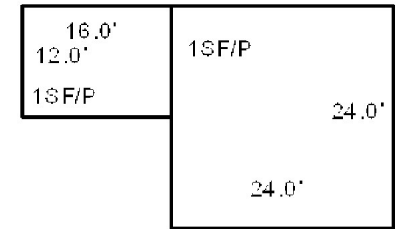
Card 1 Of 1 10/11/2023

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 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 4 ASBESTOS/ASPHALT	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 3 OLD STYLE	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 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 3 Old Style	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 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 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 1954	# 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 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 2/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	378	2 100	4	0 %	100 %		1.ONE STORY FRAM
121 CAMP OR	1950	168	2 100	2	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	0	72	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



SHED 21X18



WISCASSET

Property Data			Assessment Record				
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total
			2010	122,000	0	0	122,000
Tree Growth Year 0			2011	122,000	0	0	122,000
FARM LAND YEAR 0			2012	122,000	0	0	122,000
OPEN SPACE YEAR 0			2013	122,000	0	0	122,000
Zone/Land Use 23 UTILITY ROW			2014	122,000	0	0	122,000
Secondary Zone			2015	122,000	0	0	122,000
			2016	122,000	0	0	122,000
Topography 2 Rolling			2017	122,000	0	0	122,000
1.Level	4.Below St	7.Steep	2018	122,000	0	0	122,000
2.Rolling	5.Low	8.Rough	2019	122,000	0	0	122,000
3.Above St	6.Swampy	9.	2020	122,000	0	0	122,000
Utilities 9 NoWater/NoSewer			2021	122,000	0	0	122,000
1.Public	4.Dr Well	7.Cesspool	2022	122,000	0	0	122,000
2.Water	5.DUG/LAKE	8.	2023	129,300	0	0	129,300
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.					

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
	Square Feet				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 Improveme		
			%		45.CAMP SITE		
			%		46.PAVING/00		
		Total Acreage 61.00					

WISCASSET

Map Lot R07-080

Account 2017

Location OLD BATH ROAD

Card 1 Of 1 10/11/2023

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 4.Vacant 7.		
Wet Basement			1.Refusal 5.Estimate 8.			2.Informed 6. 9.		
1.Dry	4.	7.	Information Code 5 Estimate			1.Owner 4.Agent 7.		
2.Damp	5.	8.	1.Relative 5.Estimate 8.			2.Tenant 6.Other 9.		
3.Wet	6.	9.	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