

Map Lot U11-001-A

Account 1630

Location 276 BATH ROAD

Card 1 Of 1 10/05/2023

PITCHER, HEATHER
754 BATH ROAD
WISCASSET ME 04578

B4433P298

Previous Owner
CUNNINGHAM, ELEANOR (DEVEISEES)
GREENLEAF,K.,COLBY,D.,SHAW,S.,& CUNNINGHAM, J.
C/O KAREN C. GREENLEAF
WESTPORT ISLAND ME 04578
Sale Date: 8/26/2011

Previous Owner
CUNNINGHAM, ELEANOR

PO BOX 133
WISCASSET ME 04578
Sale Date: 2/17/2009

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2009-Mrs. Cunningham passed away 02/17/09 leaving property to four children. Removed homestead and veterans exemptions.

WISCASSET

Property Data

| | | | |
|------------------|--------------------|-------------|--|
| Neighborhood | 200 U.S. RTE 1 | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 21 RURAL | | |
| Secondary Zone | | | |
| Topography | 1 Level | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 8/26/2011 | | |
| Price | 80,000 | | |
| 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 | 49,800 | 11,600 | 0 | 61,400 |
| 2011 | 49,800 | 11,600 | 0 | 61,400 |
| 2012 | 49,800 | 11,600 | 0 | 61,400 |
| 2013 | 49,800 | 11,600 | 0 | 61,400 |
| 2014 | 49,800 | 11,600 | 0 | 61,400 |
| 2015 | 49,800 | 11,600 | 0 | 61,400 |
| 2016 | 49,800 | 11,600 | 0 | 61,400 |
| 2017 | 49,800 | 11,600 | 0 | 61,400 |
| 2018 | 49,800 | 11,600 | 0 | 61,400 |
| 2019 | 49,800 | 11,600 | 0 | 61,400 |
| 2020 | 49,800 | 11,600 | 0 | 61,400 |
| 2021 | 49,800 | 11,600 | 0 | 61,400 |
| 2022 | 49,800 | 11,600 | 0 | 61,400 |
| 2023 | 62,200 | 14,500 | 0 | 76,700 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|-------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 2.00 | | | | |

WISCASSET

Map Lot U11-001-A

Account 1630

Location 276 BATH ROAD

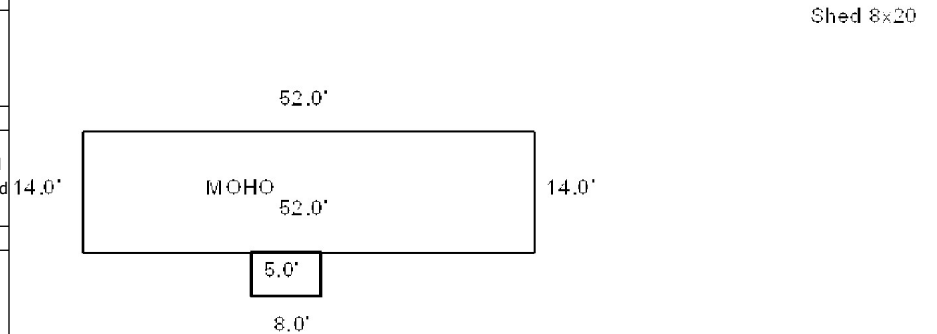
Card 1 Of 1 10/05/2023

| | | |
|-------------------------------|---|--------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 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 | |
|----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 998 14' Mobile | 1985 | 14x52 | 2 100 | 3 | 0 % | 50 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 2003 | 40 | 2 100 | 2 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 1985 | 160 | 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 |



Map Lot U11-001-B

Account 1631

Location 21 JOHNSON STREET

Card 1 Of 1 10/05/2023

LEMAR, KEVIN
BECKETT, PAULA L
21 JOHNSON STREET
WISCASSET ME 04578

B4716P71 B4861P199

Previous Owner
LEMAR, GREGORY L.

PO BOX 598
WISCASSET ME 04578
Sale Date: 1/20/2015

Previous Owner
CATON, JUNE

21 JOHNSON STREET
WISCASSET ME 04578
Sale Date: 9/18/2013

Previous Owner
CATON, CHARLES
CATON, JUNE

WISCASSET ME 04578
Sale Date: 7/26/2011

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'23 Per written request combine lot 1F with this lot.

'15 2.27 ACRES & HSE STAY TO NEW OWNERS. RETAINED LAND BECOMES NEW LOT 1-F.

2012-Mr. Caton passed away 7/26/11, leaving property to his wife, June as joint tenant. Sent veterans widow application as well.

2014-Previous owner: June E. Caton BK1672 PG351

WISCASSET**Property Data**Neighborhood **108 SOUTHWEST**Tree Growth Year **0**FARM LAND YEAR **0**OPEN SPACE YEAR **0**Zone/Land Use **21 RURAL**

Secondary Zone

Topography **2 Rolling**

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

Utilities **3 Public Sewer**

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 **1/20/2015**Price **50,000**Sale Type **2 Land & Buildings**

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

Financing **9 Unknown**

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

Validity **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 | 54,000 | 34,100 | 16,000 | 72,100 |
| 2011 | 54,000 | 34,100 | 16,000 | 72,100 |
| 2012 | 54,000 | 34,100 | 16,000 | 72,100 |
| 2013 | 54,000 | 34,100 | 16,000 | 72,100 |
| 2014 | 54,000 | 34,100 | 0 | 88,100 |
| 2015 | 35,500 | 34,100 | 0 | 69,600 |
| 2016 | 35,500 | 34,100 | 0 | 69,600 |
| 2017 | 35,500 | 34,100 | 0 | 69,600 |
| 2018 | 35,500 | 34,100 | 0 | 69,600 |
| 2019 | 35,500 | 34,100 | 20,000 | 49,600 |
| 2020 | 35,500 | 34,100 | 25,000 | 44,600 |
| 2021 | 35,500 | 34,100 | 25,000 | 44,600 |
| 2022 | 35,500 | 34,100 | 24,000 | 45,600 |
| 2023 | 47,200 | 42,700 | 25,000 | 64,900 |

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 |
| 20 | | 1.00 | 100 | % | 0 | 37.Softwood |
| 21 | | 1.00 | 100 | % | 0 | 38.Mixed Wood |
| 28 | | 2.36 | 100 | % | 0 | 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 | | 3.36 | | | | |

WISCASSET

Map Lot U11-001-B


Account 1631

Location 21 JOHNSON STREET

Card 1

Of 1

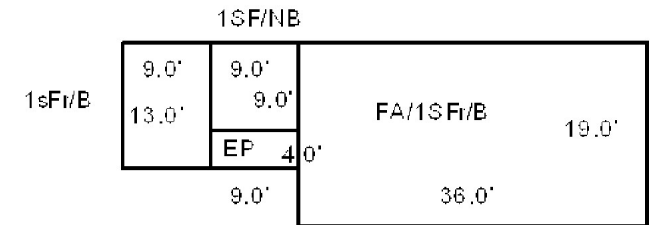
10/05/2023

| | | |
|--------------------------------------|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 1 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 1 1/4 Finished |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 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 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) 648 |
| 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 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1800 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 4 Wood | # 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 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 0 | 81 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 22 Encl Frame Porch | 0 | 36 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 11 1 | 0 | 117 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 24 Frame Shed | 0 | 304 | 2 100 | 3 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



SHED 16X19



| | | | | | | | | | | | | | | | |
|---|--|--|-----------------|--|--|--|--|-----------------------|-------------------|--------------|-----------|-----------------|-------------------|--|--|
| Map Lot U11-001-C | | | Account 1632 | | | Location 288 BATH ROAD | | | Card 1 | | Of 1 | | 10/05/2023 | | |
| E&S CAR WASH AND AUTO DETAILING, LLC. 446 EASTERN AVE AUGUSTA ME 04330 | | | | | | Property Data | | | Assessment Record | | | | | | |
| | | | | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | Buildings | Exempt | Total | | |
| | | | | | | Tree Growth Year 0 | | | 2010 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | FARM LAND YEAR 0 | | | 2011 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2012 | 165,000 | 116,100 | 0 | 281,100 | | |
| B5935P300 | | | | | | Zone/Land Use 19 COMMERCIAL | | | 2013 | 165,000 | 116,100 | 0 | 281,100 | | |
| Previous Owner EDDY, LLC | | | | | | Secondary Zone | | | 2014 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | | | | 2015 | 165,000 | 116,100 | 0 | 281,100 | | |
| 39 PLUMMER ROAD WESTPORT ISLAND ME 04578 Sale Date: 9/23/2022 | | | | | | Topography 1 Level | | | 2016 | 165,000 | 116,100 | 0 | 281,100 | | |
| Previous Owner FINISHING LINE, LLC C/O JAY FRENCH 299 MITCHELL ROAD CAPE ELIZABETH ME 04107 Sale Date: 12/15/2006 | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2017 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | Utilities 1 All Public | | | 2018 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2019 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | 2020 | | | 165,000 | 116,100 | 0 | 281,100 | | | |
| | | | | | | 2021 | | | 165,000 | 116,100 | 0 | 281,100 | | | |
| Previous Owner VILLAGE CAR CARE, INC. C/O JAY FRENCH 288 BATH ROAD WISCASSET ME 04578 Sale Date: 9/28/2004 | | | | | | Street 1 Paved | | | 2022 | 165,000 | 116,100 | 0 | 281,100 | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2023 | 174,300 | 125,900 | 0 | 300,200 | | |
| | | | | | | Land Data | | | | | | | | | |
| | | | | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | |
| | | | | | | | | | Frontage | Depth | Factor | Code | | | |
| Inspection Witnessed By: | | | | | | 11.Regular Lot | | | | | % | | 1.Open Space | | |
| | | | | | | 12.Delta Triangle | | | | | % | | 2.Neighborhood A | | |
| | | | | | | 13.Nabla Triangle | | | | | % | | 3.Topography | | |
| | | | | | | 14.Rear Land | | | | | % | | 4.Size/Shape | | |
| | | | | | | 15.Front Foot | | | | | % | | 5.Access | | |
| X | | | | | | | | | | | % | | 6.Restriction | | |
| | | | | | | | | | | | % | | 7.Corner/Locatio | | |
| | | | | | | | | | | | % | | 8.View/Environ | | |
| | | | | | | | | | | | % | | 9.Fract Share | | |
| | | | | | | | | | | | % | | Acres | | |
| No./Date | | | | | | Description | | Date Insp. | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| Notes: | | | | | | Sale Type 2 Land & Buildings | | | | | | | | | |
| 10/19/2004-PER DOUG KENNEDY NEW OWNER AS OF SEPT. 28, 2004 IS JAY FRENCH, MANAGER FINISHING LINE, LLC (DBA) VILLAGE CAR CARE, INC. 288 BATH ROAD WISCASSET 2005-FORMER OWNER: VILLAGE CAR CARE, INC. BK1875 PG342 2007-FORMER OWNER: FINISHING LINE, LLC BK3370 PG93. BOUGHT 9/28/04 FOR \$375,000. | | | | | | 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 | | | | | | | | | |
| WISCASSET | | | | | | Verified 5 Public Record | | | | | | | | | |
| | | | | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | Fract. Acre | | Acreage/Sites | | | | | | | |
| | | | | | | 21.HS Size Adj | | 47 | 1.00 | 100 | % | 0 | 36.Pasture 3 | | |
| | | | | | | 22.Base Waterfron | | 48 | 1.00 | 100 | % | 0 | 37.Softwood | | |
| | | | | | | 23.Deep WF Size A | | 50 | 1.00 | 100 | % | 0 | 38.Mixed Wood | | |
| | | | | | | Acres | | | | | % | | 39.Hardwood | | |
| | | | | | | 24.Base Waterfron | | | | | % | | 40.Wasteland | | |
| | | | | | | 25.Shallow WF Siz | | | | | % | | 41.CAMP SITE | | |
| | | | | | | 26.Base Water Inf | | | | | % | | 42.Mobile Home Si | | |
| | | | | | | 27.Influence W Si | | | | | % | | 43.Condo Site | | |
| | | | | | | 28.Rear Land 1-10 | | | | | | 44.Site Improve | | | |
| | | | | | | 29.Rear Land 11-2 | | | | | | 45.CAMP SITE | | | |
| | | | | | | | | Total Acreage 2.00 | | 46.PAVING/00 | | | | | |

WISCASSET

Map Lot U11-001-C




Account 1632

Location 288 BATH ROAD

Card 1

Of 1

10/05/2023

| | | |
|-------------------------------|--|------------------------------------|
| Building Style 0 | SF Bsmt Living 0 | Layout 0 |
| 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% 0 | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 0 |
| Dwelling Units 0 | 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 0 | 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 0 |
| 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 0 | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 0 | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 0 0% |
| 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 0 | Bath(s) Style 0 | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 0 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 0 |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 0 | Phys. % Good 0% |
| Year Built 0 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 0 | # 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 0 | | 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 0 | | 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. |

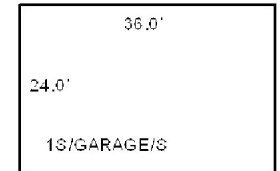
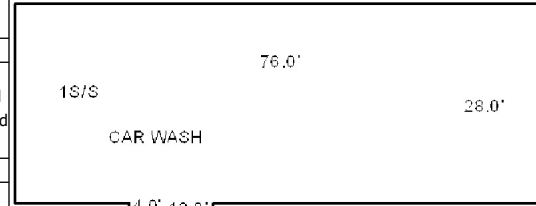
Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 187 CAR WASH | 1996 | 2176 | 3 100 | 4 | 0 % | 50 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 864 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 344 PAVING..... | 1996 | 15000 | 3 100 | 4 | 0 % | 50 % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

SELF SERVE CAR WASH

DETAIL SHOP



Map Lot U11-001-D

Account 1633

Location 298 BATH ROAD

Card 1 Of 2 10/05/2023

COHEN, ALLEN S
BOOTHBAY HARBOR ME 04538

B1902P236

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2003-60 X 80 ADDITION ADDED

2013-New 24 x 70 metal fireworks building, with electricity
and no water.

WISCASSET

Property Data

| | | |
|------------------------------------|------------|-------------|
| Neighborhood 200 U.S. RTE 1 | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR 0 | | |
| OPEN SPACE YEAR 0 | | |
| Zone/Land Use 19 COMMERCIAL | | |
| Secondary Zone | | |
| Topography 1 Level | | |
| 1.Level | 4.Below St | 7.Steep |
| 2.Rolling | 5.Low | 8.Rough |
| 3.Above St | 6.Swampy | 9. |
| Utilities 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date | | |
| 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 | 300,000 | 655,700 | 0 | 955,700 |
| 2011 | 300,000 | 655,700 | 0 | 955,700 |
| 2012 | 300,000 | 655,700 | 0 | 955,700 |
| 2013 | 300,000 | 655,700 | 0 | 955,700 |
| 2014 | 300,000 | 655,700 | 0 | 955,700 |
| 2015 | 300,000 | 655,700 | 0 | 955,700 |
| 2016 | 300,000 | 655,700 | 0 | 955,700 |
| 2017 | 300,000 | 655,700 | 0 | 955,700 |
| 2018 | 300,000 | 655,700 | 0 | 955,700 |
| 2019 | 300,000 | 655,700 | 0 | 955,700 |
| 2020 | 300,000 | 655,700 | 0 | 955,700 |
| 2021 | 300,000 | 655,700 | 0 | 955,700 |
| 2022 | 300,000 | 655,700 | 0 | 955,700 |
| 2023 | 317,100 | 695,100 | 0 | 1,012,200 |

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 | | 2.00 | | | | |

WISCASSET

Map Lot U11-001-D


Account 1633

Location 298 BATH ROAD

Card 1

Of 2

10/05/2023

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

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 220 STORE | 1994 | 9720 | 2 100 | 4 | 0 % | 75 % | | 1.ONE STORY FRAM |
| 309 CANOPY AV.....0 | | 810 | 2 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 267 WAREHOUSE | 2002 | 4800 | 2 100 | 4 | 0 % | 75 % | | 3.THREE STORY FR |
| 344 PAVING..... | 1994 | 16800 | 3 100 | 4 | 0 % | 50 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

60.0'

WAREHOUSE

81.0

120.0'

STORE

81.0'

10.0' 81.0' CANOPY



Map Lot U11-001-D

Account 1633

Location 300 BATH ROAD

Card 2 Of 2 10/05/2023

COHEN, ALLEN S
BOOTHBAY HARBOR ME 04538

B1902P236

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

This card is for fireworks store building. The 911 address is 300 Bath Road.
2013-New 24 x 70 metal fireworks building, with electricity and no water.

WISCASSET

Property Data

| | | | |
|------------------|----------------|-------------|--|
| Neighborhood | 200 U.S. RTE 1 | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 19 COMMERCIAL | | |
| Secondary Zone | | | |
| Topography | 1 Level | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | | | |
| Price | | | |
| Sale Type | | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | | | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|------|-----------|--------|---------|
| 2012 | 0 | 0 | 0 | 0 |
| 2013 | 0 | 113,300 | 0 | 113,300 |
| 2014 | 0 | 113,300 | 0 | 113,300 |
| 2015 | 0 | 113,300 | 0 | 113,300 |
| 2016 | 0 | 113,300 | 0 | 113,300 |
| 2017 | 0 | 113,300 | 0 | 113,300 |
| 2018 | 0 | 113,300 | 0 | 113,300 |
| 2019 | 0 | 113,300 | 0 | 113,300 |
| 2020 | 0 | 113,300 | 0 | 113,300 |
| 2021 | 0 | 113,300 | 0 | 113,300 |
| 2022 | 0 | 113,300 | 0 | 113,300 |
| 2023 | 0 | 120,100 | 0 | 120,100 |
| | | | | |
| | | | | |

Land Data

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



WISCASSET

Map Lot U11-001-D

Account 1633

Location 300 BATH ROAD

Card 2 Of 2 10/05/2023

| | | |
|-------------------------------|---|--------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 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 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 220 STORE | 2012 | 1680 | 2 100 | 4 | 0 % | 90 % | | 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 U11-001-E

Account 1634

Location 306 BATH ROAD

Card 1 Of 2 10/05/2023

JUNTURA, CECILIO
C/O SCHOONER INN
TOPSHAM ME 04086

B1917P47

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

5/15/20 ADD WD, SIZE PER PERMIT.

5/9/19 w/ mrs. new add

2012-Per owner added Schooner Inn to address.

2013-Added 10 x 16 OFP

WISCASSET

Property Data

| | | |
|------------------------------------|------------|-------------|
| Neighborhood 200 U.S. RTE 1 | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR 0 | | |
| OPEN SPACE YEAR 0 | | |
| Zone/Land Use 19 COMMERCIAL | | |
| Secondary Zone | | |
| Topography 1 Level | | |
| 1.Level | 4.Below St | 7.Steep |
| 2.Rolling | 5.Low | 8.Rough |
| 3.Above St | 6.Swampy | 9. |
| Utilities 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date | | |
| 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 | 310,500 | 634,100 | 0 | 944,600 |
| 2011 | 310,500 | 634,100 | 0 | 944,600 |
| 2012 | 310,500 | 634,100 | 0 | 944,600 |
| 2013 | 310,500 | 634,100 | 0 | 944,600 |
| 2014 | 310,500 | 634,100 | 0 | 944,600 |
| 2015 | 310,500 | 634,100 | 0 | 944,600 |
| 2016 | 310,500 | 634,100 | 0 | 944,600 |
| 2017 | 310,500 | 634,100 | 0 | 944,600 |
| 2018 | 310,500 | 634,100 | 0 | 944,600 |
| 2019 | 310,500 | 633,900 | 0 | 944,400 |
| 2020 | 310,500 | 633,900 | 0 | 944,400 |
| 2021 | 310,500 | 633,900 | 0 | 944,400 |
| 2022 | 310,500 | 633,900 | 0 | 944,400 |
| 2023 | 328,200 | 674,300 | 0 | 1,002,500 |

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 | | 2.07 | | | | |

WISCASSET

Map Lot U11-001-E

Account 1634

Location 306 BATH ROAD

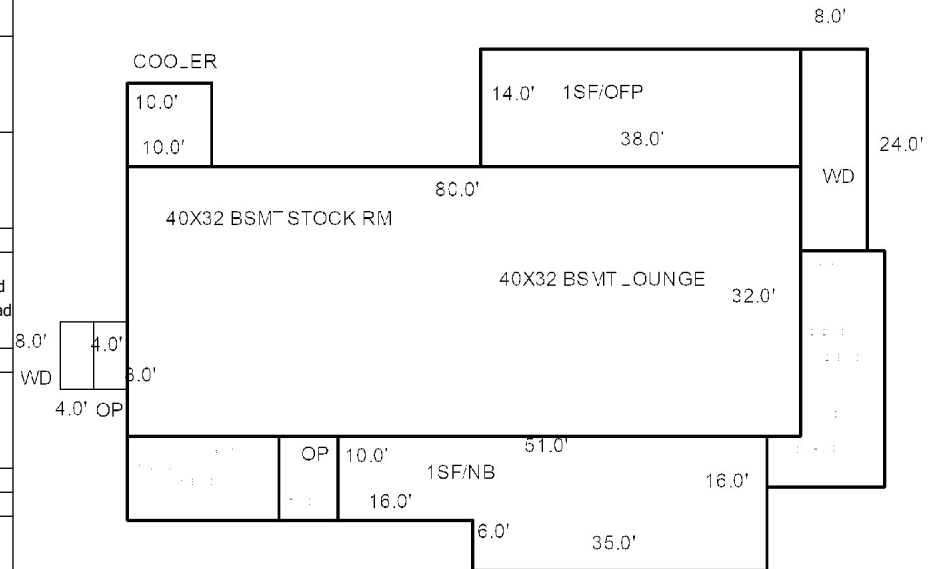
Card 1 Of 2 10/05/2023

| | | | | | | | | |
|---|------------|-----------|--|------------|-----------|------------------|------------|------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical | 4. | 7. |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq | 5. | 8. |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 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. | <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 | | | | | | | | |
| 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 | | | | | | | | |
| Wet Basement | | | | | | | | |
| 1.Dry | 4. | 7. | | | | | | |
| 2.Damp | 5. | 8. | | | | | | |
| 3.Wet | 6. | 9. | | | | | | |
| Economic Code | | | | | | 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 3/20/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 236 RESTAURANT | 1995 | 3280 | 3 100 | 4 | 0 % | 55 % | | 2.TWO STORY FRAM |
| 236 RESTAURANT | 2001 | 532 | 3 100 | 4 | 0 % | 55 % | | 3.THREE STORY FR |
| 337 COOLER..... | 1995 | 100 | 3 100 | 4 | 0 % | 55 % | | 4.1 & 1/2 STORY |
| 21 Open Frame | 1995 | 70 | 3 100 | 4 | 0 % | 55 % | | 5.1 & 3/4 STORY |
| 211 MOTEL..... | 1999 | 5280 | 3 100 | 4 | 0 % | 50 % | | 6.2 & 1/2 STORY |
| 21 Open Frame | 1999 | 534 | 3 100 | 4 | 0 % | 50 % | | 21.Open Frame Por |
| 21 Open Frame | 1999 | 700 | 3 100 | 4 | 0 % | 50 % | | 22.Encl Frame Por |
| 287 OFFICE | 1999 | 336 | 3 100 | 4 | 0 % | 50 % | | 23.Frame Garage |
| 211 MOTEL..... | 1999 | 5280 | 3 100 | 4 | 0 % | 50 % | | 24.Frame Shed |
| 222 BSMT | 2001 | 2180 | 3 100 | 4 | 0 % | 55 % | | 25.Frame Bay Wind |



Map Lot U11-001-E

Account 1634

Location 306 BATH ROAD

Card 2 Of 2 10/05/2023

| | | | | | | | | | | | | | |
|--|--|--|--|--------------|-------------------|---------------------------|-------------------|----------------------|------------------|-------------------|-------------------|------------------|------------------------|
| JUNTURA, CECILIO C/O SCHOONER INN TOPSHAM ME 04086 | | | Property Data | | | Assessment Record | | | | | | | |
| | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | 2010 | 0 | 43,800 | 0 | 43,800 | | | |
| | | | | | | 2011 | 0 | 43,800 | 0 | 43,800 | | | |
| | | | B1917P47 | | | Tree Growth Year 0 | | | 2012 | 0 | 43,800 | 0 | 43,800 |
| FARM LAND YEAR 0 | | | | | | 2013 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | OPEN SPACE YEAR 0 | | | 2014 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | Zone/Land Use 19 COMMERCIAL | | | 2015 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | Secondary Zone | | | 2016 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | Topography 1 Level | | | 2017 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | 1.Level 4.Below St 7.Steep | | | 2018 | 0 | 45,600 | 0 | 45,600 | | | |
| | | | 2.Rolling 5.Low 8.Rough | | | 2019 | 0 | 56,000 | 0 | 56,000 | | | |
| | | | 3.Above St 6.Swampy 9. | | | 2020 | 0 | 59,000 | 0 | 59,000 | | | |
| | | | Utilities 1 All Public | | | 2021 | 0 | 59,000 | 0 | 59,000 | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool | | | 2022 | 0 | 59,000 | 0 | 59,000 | | | |
| | | | 2.Water 5.DUG/LAKE 8. | | | 2023 | 0 | 66,600 | 0 | 66,600 | | | |
| | | | 3.Sewer 6.Septic 9.None | | | Land Data | | | | | | | |
| | | | Street 1 Paved | | | | | | | | | | |
| | | | 1.Paved 4.Proposed 7. | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| 2.Semi Imp 5.Private 8. | | | Frontage | Depth | Factor | | | | Code | | | | |
| 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 | | | | | 5.Access | | |
| X | | | Price | | | 15.Front Foot | | | | | 6.Restriction | | |
| | | | Sale Type | | | Square Foot | | | | | | 7.Corner/Locatio | |
| 1.Land 4.Mobile 7. | | | | | | | | | 8.View/Environ | | | | |
| No./Date | | | Description | Date Insp. | 16.Regular Lot | | | | | | 9.Fract Share | | |
| | | | | | 17.Secondary Site | | | | | | Acres | | |
| | | | | | 18.Secondary Site | | | | | | 30.Rear 20+ | | |
| | | | | | 19.Condominium | | | | | | 31.Waterfront Rea | | |
| Notes: | | | Financing | | | 20.Base Homesite | | | | | | 32.Open Space | |
| | | | 1.Convent 4.Seller 7. | | | Fract. Acre | | Acreage/Sites | | | | | 33.RestrictEsm |
| | | | 2.FHA/VA 5.Private 8. | | | | | | | | | | 34.PASTURE 1 |
| | | | 3.Assumed 6.Cash 9.Unknown | | | 21.HS Size Adj | | | | | | | 35.HORTICULTURAL- |
| | | | Validity | | | | | | | 22.Base Waterfron | | | |
| | | | 1.Valid 4.Split 7.Renovate | | | 23.Deep WF Size A | | | | | | | |
| | | | 2.Related 5.Partial 8.Other | | | | | | | Acres | | | |
| | | | 3.Distress 6.Exempt 9.Foreclose | | | 24.Base Waterfron | | | | | | | |
| | | | Verified | | | | | | | 25.Shallow WF Siz | | | |
| | | | 1.Buyer 4.Agent 7.Family | | | 26.Base Water Inf | | | | | | | |
| 2.Seller 5.Pub Rec 8.Other | | | 27.Influence W Si | | | | | | | | | | 42.Mobile Home Si |
| 3.Lender 6.MLS 9. | | | | | | | 28.Rear Land 1-10 | | | | | | |
| | | | 29.Rear Land 11-2 | | | | | | | | | | |
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WISCASSET

Map Lot U11-001-E

Account 1634

Location 306 BATH ROAD

Card 2

Of 2

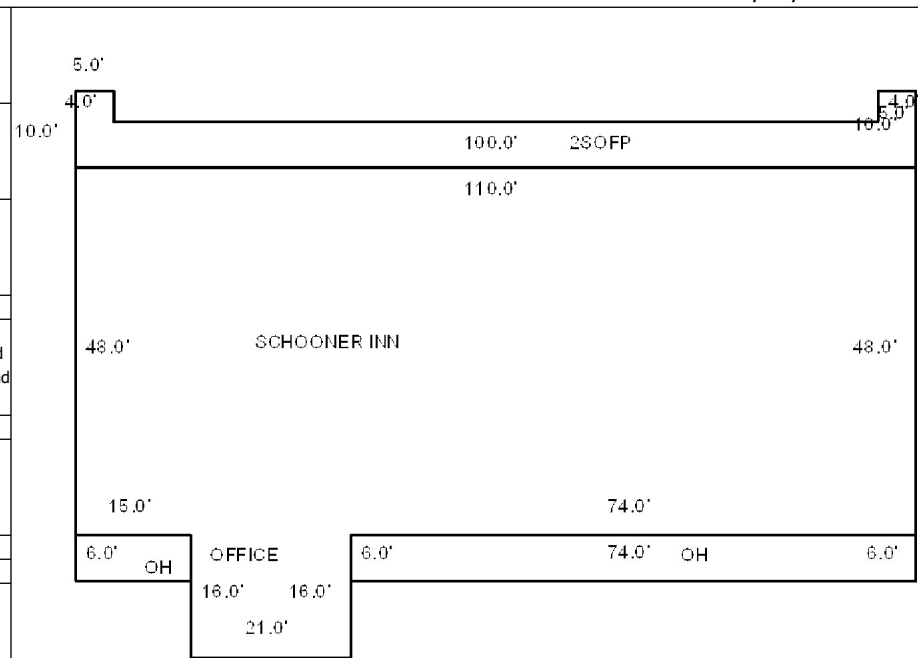
10/05/2023

| | | |
|-------------------------------|---|---|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic |
| Dwelling Units | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% | Insulation |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style | Unfinished % |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface | Bath(s) Style | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim | # Rooms | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM | # Bedrooms | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM | # Full Baths | Phys. % Good |
| Year Built | # Half Baths | Funct. % Good |
| Year Remodeled | # Addn Fixtures | Functional Code |
| Foundation | # Fireplaces | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good |
| Basement | | Economic Code |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars | | Entrance Code 1 Interior Inspect |
| Wet Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 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 | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 239 BSMT | 1995 | 2180 | 3 100 | 4 | 0 % | 55 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 2000 | 481 | 3 100 | 4 | 0 % | 55 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 2000 | 192 | 3 100 | 4 | 0 % | 55 % | | 3.THREE STORY FR |
| 21 Open Frame | 2000 | 32 | 3 100 | 4 | 0 % | 55 % | | 4.1 & 1/2 STORY |
| 344 PAVING..... | 1995 | 30000 | 3 100 | 4 | 0 % | 50 % | | 5.1 & 3/4 STORY |
| 21 Open Frame | 2012 | 160 | 3 100 | 4 | 0 % | 55 % | | 6.2 & 1/2 STORY |
| 1 ONE STORY | 2018 | 180 | 3 100 | 4 | 0 % | 100 % | | 21.Open Frame Por |
| 68 Wood Deck | 2020 | 304 | 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 |



Map Lot

U11-001-G

Account

2636

Location

22 JOHNSON STREET

Card

1

Of

1

10/05/2023

BAILEY, MELISSA A

BAILEY, JOHN E JR

22 JOHNSON STREET

WISCASSET ME 04578

B4999P232

Property Data

Neighborhood

107 RURAL NORTHEAST

Tree Growth Year

0

FARM LAND YEAR

0

OPEN SPACE YEAR

0

Zone/Land Use

21 RURAL

Secondary Zone

Topography

2 Rolling

1.Level

4.Below St

7.Steep

2.Rolling

5.Low

8.Rough

3.Above St

6.Swampy

9.

Utilities

4 Drilled Well

3 Public Sewer

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

2017

56,900

75,100

0

132,000

2018

56,900

185,400

0

242,300

2019

56,900

185,400

20,000

222,300

2020

56,900

185,400

25,000

217,300

2021

56,900

185,400

25,000

217,300

2022

56,900

185,400

24,000

218,300

2023

71,100

231,700

25,000

277,800

Land Data

Front Foot

Type

Effective

Influence

Influence Codes

11.Regular Lot

%

12.Delta Triangle

%

13.Nabla Triangle

%

14.Rear Land

%

15.Front Foot

%

Square Foot

Square Feet

%

16.Regular Lot

%

17.Secondary Site

%

18.Secondary Site

%

19.Condominium

%

20.Base Homesite

%

Fract. Acre

Acreage/Sites

%

21.HS Size Adj

20

1.00

100

%

0

22.Base Waterfron

21

1.00

100

%

0

23.Deep WF Size A

28

2.31

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

3.31

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

Date

X

No./Date

Description

Date Insp.

Notes:

'18 estimate complete

'17 w/ mr add hse start & LI.

'17 3.31 ACRES FROM LOT 1-F.

WISCASSET

WISCASSET

Map Lot U11-001-G


Account 2636

Location 22 JOHNSON STREET

Card 1

Of 1

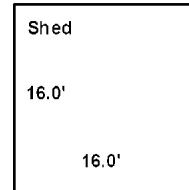
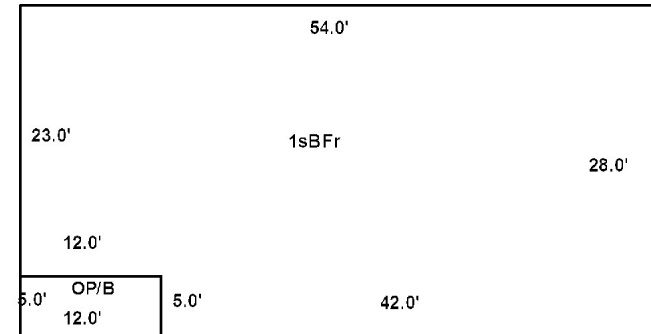
10/05/2023

| | | |
|-------------------------------------|---|-----------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 600 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 3 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 3 COMPOSITION | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 3 Sheet Metal | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1452 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2016 | # 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 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. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 60 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 27 Unfin Basement | 0 | 60 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 2016 | 256 | 4 100 | 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 U11-001-H

Account 2637

Location 35 JOHNSON STREET

Card 1 Of 1 10/05/2023

| | | | | | | | | | | | | | |
|--|--|--|---|--|--|-------------------|--------|-----------|----------------|---------|-------------------|------|-----------------|
| BOWERS, ANDREW M 941 GARDINER ROAD WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | | | |
| | | | Neighborhood 108 SOUTHWEST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | Tree Growth Year 0 | | | 2017 | 37,400 | 0 | 0 | 37,400 | | | |
| | | | FARM LAND YEAR 0 | | | 2018 | 37,400 | 118,800 | 0 | 156,200 | | | |
| | | | OPEN SPACE YEAR 0 | | | 2019 | 37,400 | 118,800 | 20,000 | 136,200 | | | |
| B5066P234 B5160P115 B5734P141 | | | Zone/Land Use 21 RURAL | | | 2020 | 37,400 | 118,800 | 25,000 | 131,200 | | | |
| | | | Secondary Zone | | | 2021 | 37,400 | 118,800 | 25,000 | 131,200 | | | |
| | | | | | | 2022 | 37,400 | 118,800 | 24,000 | 132,200 | | | |
| | | | Topography 2 Rolling | | | 2023 | 46,800 | 148,500 | 25,000 | 170,300 | | | |
| | | | | | | | | | | | | | |
| Previous Owner LEMAR, NIKITA BOWERS, ANDREW M 35 JOHNSON STREET WISCASSET ME 04578 Sale Date: 5/14/2021 | | | 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 4 Proposed | | | | | | | | | | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | | | | |
| Inspection Witnessed By: | | | TREE GROWTH PLAN 0 | | | Land Data | | | | | | | |
| | | | CONSERV EASE 0 | | | | | | | | | | |
| | | | Sale Data | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | Sale Date 5/14/2021 | | | | | | Frontage | Depth | Factor | Code | |
| | | | Price | | | | | | 11.Regular Lot | | | % | |
| X | | | Sale Type 2 Land & Buildings | | | 12.Delta Triangle | | | % | | 2.Neighborhood A | | |
| | | | 1.Land 4.Mobile 7. | | | 13.Nabla Triangle | | | % | | 3.Topography | | |
| | | | 2.L & B 5.Other 8. | | | 14.Rear Land | | | % | | 4.Size/Shape | | |
| | | | 3.Building 6. 9. | | | 15.Front Foot | | | % | | 5.Access | | |
| | | | Financing 9 Unknown | | | | | | % | | 6.Restriction | | |
| Notes: '18 new hse '17 3.20 ACRES FROM LOT 1-F. | | | 1.Convent 4.Seller 7. | | | | | | % | | 7.Corner/Locatio | | |
| | | | 2.FHA/VA 5.Private 8. | | | | | | % | | 8.View/Environ | | |
| | | | 3.Assumed 6.Cash 9.Unknown | | | | | | % | | 9.Fract Share | | |
| | | | Validity 2 Related Parties | | | | | | % | | Acres | | |
| | | | 1.Valid 4.Split 7.Renovate | | | | | | % | | 30.Rear 20+ | | |
| WISCASSET | | | 2.Related 5.Partial 8.Other | | | | | | % | | 31.Waterfront Rea | | |
| | | | 3.Distress 6.Exempt 9.Foreclose | | | | | | % | | 32.Open Space | | |
| | | | Verified 5 Public Record | | | | | | % | | 33.RestrictEsm | | |
| | | | 1.Buyer 4.Agent 7.Family | | | | | | % | | 34.PASTURE 1 | | |
| | | | 2.Seller 5.Pub Rec 8.Other | | | | | | % | | 35.HORTICULTURAL- | | |
| | | | 3.Lender 6.MLS 9. | | | | | | % | | 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 | | |
| | | | | | | Total Acreage | | 3.20 | | | 46.PAVING/00 | | |
| | | | | | | | | | | | | | |
| | | | | | | | | | | | | | |
| | | | | | | | | | | | | | |
| | | | | | | | | | | | | | |


WISCASSET

Map Lot U11-001-H

Account 2637

Location 35 JOHNSON STREET

Card 1 Of 1 10/05/2023

| | | |
|--|---|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1344 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2017 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 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 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. |

Date Inspected

Additions, Outbuildings & Improvements

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

28.0'

1sBFr

48.0'


WISCASSET

Map Lot U11-001-I

Account 2730

Location 29 JOHNSON STREET

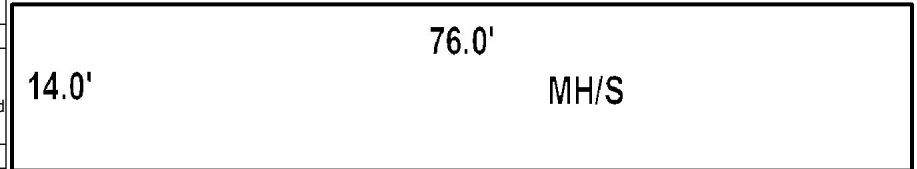
Card 1 Of 1 10/05/2023

| | | |
|-------------------------------|---|--------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 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 | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 758 Commodore | 2020 | 14x76 | 3 100 | 4 | 0 % | 50 % | | 1.ONE STORY FRAM |
| 103 SLAB..... | 2020 | 1064 | 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 U11-002

Account 1635

Location 30 JOHNSON STREET

Card 1 Of 1 10/05/2023

WYCKOFF, KATHERINE E
WISCASSET ME 04578

B783P174

Previous Owner
WYCKOFF, RICHARD D. J/T
WYCKOFF, KATHERINE E.

WISCASSET ME 04578
Sale Date: 2/14/2012

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2012-Mr. Wyckoff passed away 2/14/12, leaving property to joint tenant. Sent veterans widow application as well.

WISCASSET

Property Data

| | | | |
|------------------|--------------------|----------------|--|
| Neighborhood | 109 SOUTHEAST | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 21 RURAL | | |
| Secondary Zone | | | |
| Topography | 2 Rolling | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 4 Drilled Well | 3 Public Sewer | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 2/14/2012 | | |
| Price | | | |
| Sale Type | 2 Land & Buildings | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | 9 Unknown | | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | 2 Related Parties | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|--------|-----------|--------|---------|
| 2010 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2011 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2012 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2013 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2014 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2015 | 48,100 | 115,000 | 16,000 | 147,100 |
| 2016 | 48,100 | 115,000 | 21,000 | 142,100 |
| 2017 | 48,100 | 115,000 | 26,000 | 137,100 |
| 2018 | 48,100 | 115,000 | 26,000 | 137,100 |
| 2019 | 48,100 | 115,000 | 26,000 | 137,100 |
| 2020 | 48,100 | 115,000 | 31,000 | 132,100 |
| 2021 | 48,100 | 115,000 | 31,000 | 132,100 |
| 2022 | 48,100 | 115,000 | 29,760 | 133,340 |
| 2023 | 60,100 | 143,700 | 31,000 | 172,800 |

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 | | 6.89 | | | | |

WISCASSET

Map Lot U11-002



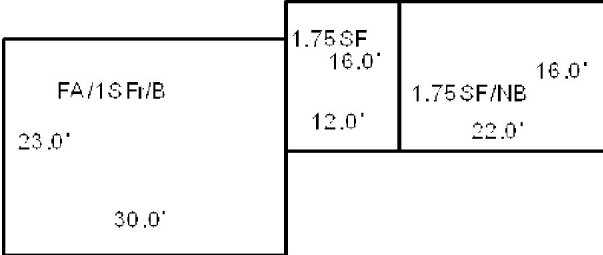
Account 1635

Location 30 JOHNSON STREET

Card 1

Of 1

10/05/2023

| | | |
|--|--|---|
| 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 4 Full Finished |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 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% 4 Warm & Cool Air | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 690 |
| 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 8 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1800 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 2 | Functional Code 9 None |
| Foundation 3 Brick &/or Stone | # Fireplaces 1 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 2 1/2 Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/15/2007

Additions, Outbuildings & Improvements

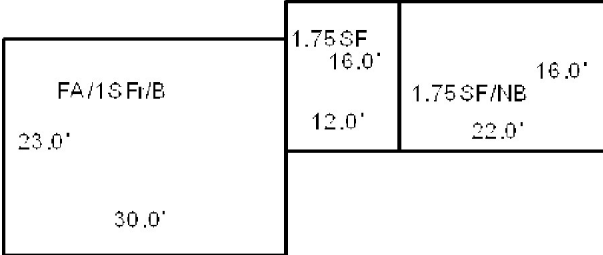
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|--------------------|------|-------|-------|------|-------|--------|-------------|
| 5 1 & 3/4 STORY FR | 0 | 192 | 0 0 | 0 | 0 % | 0 % | |
| 5 1 & 3/4 STORY FR | 0 | 352 | 0 0 | 0 | 0 % | 0 % | |
| 24 Frame Shed | 0 | 416 | 2 100 | 2 | 0 % | 100 % | |
| 158 1.75 ST | 0 | 600 | 3 100 | 2 | 0 % | 65 % | |
| 24 Frame Shed | 0 | 300 | 2 100 | 2 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |

- ONE STORY FRAM
- TWO STORY FRAM
- THREE STORY FR
- 4.1 & 1/2 STORY
- 5.1 & 3/4 STORY
- 6.2 & 1/2 STORY
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic

SHED 16X26

SHED 15X20

1.75 SBARN 20X30



WISCASSET

Map Lot U11-003

Account 1636

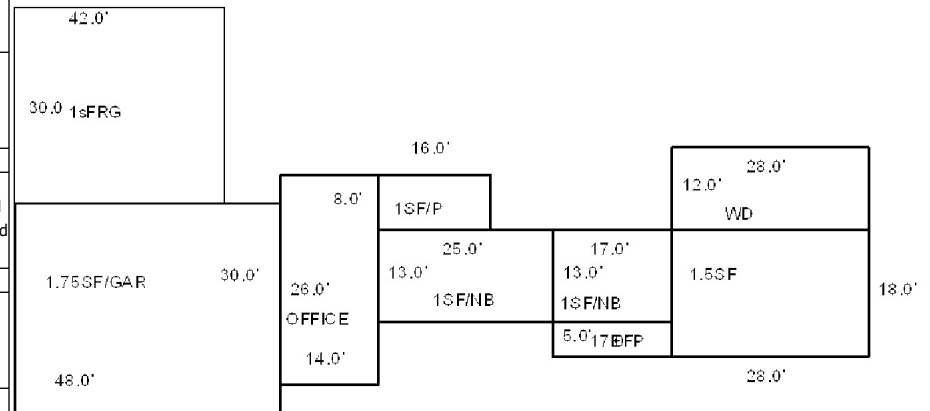
Location 320 BATH ROAD

Card 1 Of 2 10/05/2023

| | | | | | | | | | |
|------------------|-------------------------------|-----------|-----------------|------------------|-----------------------|------------------|---------------------------|------------|--|
| Building Style | 1 Conventional | | SF Bsmst Living | 0 | | Layout | 1 Typical | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmst Grade | 0 0 | | 1.Typical | 4. | 7. | |
| 2.Ranch | 6.Split | 10.Double | HEARTH | 0 | | 2.Inadeq | 5. | 8. | |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type | 100% | 1 Hot Water BB | 3. | 6. | 9. | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB | 5.FWA | 9.No Heat | Attic | 9 None | | |
| Dwelling Units | 1 | | 2.HWCI | 6.GravWA | 10. | 1.1/4 Fin | 4.Full Fin | 7. | |
| Other Units | 0 | | 3.H Pump | 7.Electric | 11. | 2.1/2 Fin | 5.F/Stair | 8. | |
| Stories | 4 One & 1/2 Story | | 4.Steam | 8.F/Wall | 12. | 3.3/4 Fin | 6. | 9.None | |
| 1.1 | 4.1.5 | 7. | Cool Type | 0% | 9 None | Insulation | 9 None | | |
| 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 | 1 GOOD | | Unfinished % | 0% | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD | 4.Obsolete | 7. | Grade & Factor | 3 Average 95% | | |
| 3.COMP | 7.NOv | 11. | 2.TYPICAL | 5. | 8. | 1.E Grade | 4.B Grade | 7.AA+ Grad | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE | 6. | 9.None | 2.D Grade | 5.A Grade | 8.AA++Grad | |
| Roof Surface | 1 Asphalt Shingles | | Bath(s) Style | 2 TYPICAL | | 3.C Grade | 6.AA Grade | 9.Same | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD | 4.Obsolete | 7. | SQFT (Footprint) | 504 | | |
| 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 | 1900 | | # Half Baths | 0 | | Funct. % Good | 100% | | |
| Year Remodeled | 0 | | # Addn Fixtures | 0 | | Functional Code | 1 Incomplete | | |
| Foundation | 3 Brick &/or Stone | | # Fireplaces | 0 | | 1.Incomp | 4.SMALL | 7.LAYOUT | |
| 1.Concrete | 4.Wood | 7. | | | | 2.O-Built | 5.CDU | 8.OTHER | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint | 6.STYLE | 9.None | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | 100% | | |
| Basement | 4 Full Basement | | | | | Economic Code | None | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None | 3.Services | 9.None | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location | 4.Traffic | 8. | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach | 8.Other | 9. | |
| Bsmst Gar # Cars | 0 | | | | | Entrance Code | 1 Interior Inspect | | |
| Wet Basement | 3 Wet Basement | | | | | 1.Interior | 4.Vacant | 7. | |
| 1.Dry | 4. | 7. | | | | 2.Refusal | 5.Estimate | 8. | |
| 2.Damp | 5. | 8. | | | | 3.Informed | 6. | 9. | |
| 3.Wet | 6. | 9. | | | | Information Code | 2 Relative | | |

Date Inspected 6/07/2010

| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
|--|------|-------|-------|------|-------|--------|-------------|-------------------|
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 1 ONE STORY | 1890 | 325 | 0 0 | 0 | 0 % | 75 % | | 3.THREE STORY FR |
| 1 ONE STORY | 1890 | 221 | 0 0 | 0 | 0 % | 75 % | | 4.1 & 1/2 STORY |
| 22 Encl Frame Porch | 1890 | 85 | 0 0 | 0 | 0 % | 75 % | | 5.1 & 3/4 STORY |
| 68 Wood Deck | 1980 | 336 | 0 0 | 0 | 0 % | 75 % | | 6.2 & 1/2 STORY |
| 1 ONE STORY | 2006 | 128 | 0 0 | 0 | 0 % | 50 % | | 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 U11-003

Account 1636

Location 320 BATH ROAD

Card 2 Of 2 10/05/2023

BOU BARN, LLC
30 JOHNSON STREET
WISCASSET ME 04578

B5695P152

Previous Owner
SEIGARS, GERALD W
228 ALNA ROAD

WISCASSET ME 04578
Sale Date: 9/24/2021

Previous Owner
SEIGARS, JAMES A
SEIGARS, MARY B
C/O BOU BARN LLC / ELIZABETH J BOUINATCHOVA & IVAN
WISCASSET ME 04578
Sale Date: 4/12/2021

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

WISCASSET

| Property Data | | | Assessment Record | | | | |
|--|------|---------------|-------------------|-----------|-----------|---|--------|
| Neighborhood 200 U.S. RTE 1 Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0 Zone/Land Use 19 COMMERCIAL Secondary Zone Topography 2 Rolling 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. Utilities 1 All Public 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet TREE GROWTH PLAN 0 CONSERV EASE 0 Sale Data Sale Date 9/24/2021 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 1 Arms Length Sale 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose Verified 5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | Year | Land | Buildings | Exempt | Total |
| | | | 2010 | 0 | 78,000 | 0 | 78,000 |
| | | | 2011 | 0 | 78,000 | 0 | 78,000 |
| | | | 2012 | 0 | 78,000 | 0 | 78,000 |
| 2013 | 0 | 78,000 | 0 | 78,000 | | | |
| 2014 | 0 | 78,000 | 0 | 78,000 | | | |
| 2015 | 0 | 78,000 | 0 | 78,000 | | | |
| 2016 | 0 | 78,000 | 0 | 78,000 | | | |
| 2017 | 0 | 78,000 | 0 | 78,000 | | | |
| 2018 | 0 | 78,000 | 0 | 78,000 | | | |
| 2019 | 0 | 78,000 | 0 | 78,000 | | | |
| 2020 | 0 | 78,000 | 0 | 78,000 | | | |
| 2021 | 0 | 78,000 | 0 | 78,000 | | | |
| 2022 | 0 | 78,000 | 0 | 78,000 | | | |
| 2023 | 0 | 83,300 | 0 | 83,300 | | | |
| 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 Improveve 45.CAMP SITE | |
| | | Frontage | Depth | Factor | Code | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | Square Feet | | | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2 | | Acreage/Sites | | | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Total Acreage | | 0.00 | | | | | |


WISCASSET

Map Lot U11-003

Account 1636

Location 320 BATH ROAD

Card 2 Of 2 10/05/2023

| | | | | | | | | |
|-----------------|------------|-----------|---|------------|-----------|---------------------------|------------|-------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical | 4. | 7. |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq | 5. | 8. |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 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 6/07/2010

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 228 GARAGE FRAME | 1890 | 1440 | 2 100 | 4 | 0 % | 75 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 1890 | 1080 | 2 100 | 4 | 0 % | 75 % | | 2.TWO STORY FRAM |
| 228 GARAGE FRAME | 1999 | 1260 | 2 100 | 4 | 0 % | 90 % | | 3.THREE STORY FR |
| 287 OFFICE | 1999 | 420 | 2 100 | 4 | 0 % | 90 % | | 4.1 & 1/2 STORY |
| 24 Frame Shed | 1990 | 80 | 3 95 | 3 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 24 Frame Shed | 2009 | 120 | 2 95 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



| | | | | | | | | | | | | | | | | | | | | | |
|---|-------|-----------|------|---------|--|------|--|-----------------------------|--|-------------------|-----------|-------------------|-----------|---------------|-----------------|-----------|---|---------|--|------------|--|
| Map Lot | | U11-003-A | | Account | | 1637 | | Location | | 326 BATH ROAD | | Card | | 1 | | Of | | 1 | | 10/05/2023 | |
| MEADOW WOODS REALTY, LLC 326 BATH ROAD WISCASSET ME 04578 | | | | | | | | Property Data | | | | Assessment Record | | | | | | | | | |
| | | | | | | | | Neighborhood 200 U.S. RTE 1 | | | | Year | | Land | | Buildings | | Exempt | | Total | |
| | | | | | | | | Tree Growth Year 0 | | | | 2010 | | 165,000 | | 62,900 | | 0 | | 227,900 | |
| | | | | | | | | FARM LAND YEAR 0 | | | | 2011 | | 165,000 | | 62,900 | | 0 | | 227,900 | |
| | | | | | | | | OPEN SPACE YEAR 0 | | | | 2012 | | 165,000 | | 62,900 | | 0 | | 227,900 | |
| B2937P28 B3092P231 B4960P289 | | | | | | | | Zone/Land Use 19 COMMERCIAL | | | | 2013 | | 165,000 | | 62,900 | | 0 | | 227,900 | |
| Previous Owner AMRESCO RESIDENTIAL SECURITIES CORP. 3 ADA, BUILDING #1 IRVINE CA 92618 | | | | | | | | Secondary Zone | | | | 2014 | | 165,000 | | 62,900 | | 0 | | 227,900 | |
| | | | | | | | | 2015 | | | | 165,000 | | 62,900 | | 0 | | 227,900 | | | |
| | | | | | | | | Topography 4 Below Street | | | | 2016 | | 165,000 | | 65,300 | | 0 | | 230,300 | |
| | | | | | | | | 2017 | | | | 165,000 | | 65,300 | | 0 | | 230,300 | | | |
| | | | | | | | | 2018 | | | | 165,000 | | 65,300 | | 0 | | 230,300 | | | |
| Previous Owner DELANO, JR., ARTHUR R. DELANO, MARGARET M. WISCASSET ME 04578 | | | | | | | | Utilities 3 Public Sewer | | | | 2019 | | 165,000 | | 66,500 | | 0 | | 231,500 | |
| | | | | | | | | 2020 | | | | 165,000 | | 68,600 | | 0 | | 233,600 | | | |
| | | | | | | | | 2021 | | | | 165,000 | | 68,600 | | 0 | | 233,600 | | | |
| | | | | | | | | 2022 | | | | 165,000 | | 68,600 | | 0 | | 233,600 | | | |
| | | | | | | | | 2023 | | | | 174,300 | | 85,700 | | 0 | | 260,000 | | | |
| Inspection Witnessed By: | | | | | | | | Land Data | | | | | | | | | | | | | |
| | | | | | | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | | | | |
| Frontage | Depth | Factor | Code | | | | | | | | | | | | | | | | | | |
| 11.Regular Lot | | | % | | | | | | | | | | | | | | | | | | |
| 12.Delta Triangle | | | % | | | | | | | | | | | | | | | | | | |
| 13.Nabla Triangle | | | % | | | | | | | | | | | | | | | | | | |
| X | | | | | | | | 14.Rear Land | | | | | % | | 1.Open Space | | | | | | |
| | | | | | | | | | | 15.Front Foot | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| No./Date | | | | | | | | Square Foot | | Square Feet | | | | Acres | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| Description | | | | | | | | 16.Regular Lot | | | | | % | | 30.Rear 20+ | | | | | | |
| | | | | | | | | | | 17.Secondary Site | | | % | | | | | | | | |
| | | | | | | | | | | 18.Secondary Site | | | % | | | | | | | | |
| | | | | | | | | | | 19.C Condominium | | | % | | | | | | | | |
| | | | | | | | | | | 20.Base Homesite | | | % | | | | | | | | |
| Date Insp. | | | | | | | | Fract. Acre | | Acreage/Sites | | | | 43.Condo Site | | | | | | | |
| | | | | | | | | | | 47 | 1.00 | 100 | % | | | | 0 | | | | |
| | | | | | | | | | | 48 | 1.00 | 100 | % | | | | 0 | | | | |
| | | | | | | | | | | 50 | 1.00 | 100 | % | | | | 0 | | | | |
| | | | | | | | | | | | | | % | | | | | | | | |
| Notes: | | | | | | | | 24.Base Waterfron | | | | | % | | 44.Site Improve | | | | | | |
| | | | | | | | | | | 25.Shallow WF Siz | | | % | | | | | | | | |
| | | | | | | | | | | 26.Base Water Inf | | | % | | | | | | | | |
| | | | | | | | | | | 27.Influence W Si | | | % | | | | | | | | |
| | | | | | | | | | | 28.Rear Land 1-10 | | | % | | | | | | | | |
| WISCASSET | | | | | | | | 29.Rear Land 11-2 | | Total Acreage | | 2.00 | | 45.CAMP SITE | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| 2ND BUILDING 2004-ADDED OTHER UNIT FOR BUSINESS AND | | | | | | | | | | | | | | 46.PAVING/00 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | |

WISCASSET

Map Lot U11-003-A


Account 1637

Location 326 BATH ROAD

Card 1

Of 1

10/05/2023

| | | |
|--|---|---|
| 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 1 | 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) 768 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1985 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmait 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 3 Tenant |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 2/10/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 0 | 144 | 3 100 | 3 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 0 | 144 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 0 | 80 | 2 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 24 Frame Shed | 0 | 80 | 2 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 85 1.75 ST SHED.... | 0 | 100 | 3 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 24 Frame Shed | 0 | 144 | 0 0 | 0 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| 24 Frame Shed | 2016 | 1152 | 1 100 | 4 | 0 % | 75 % | | 21.Open Frame Por |
| 61 Canopy | 2020 | 288 | 1 100 | 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 |

SHED 8X10

SHED 8X10

SHED 10X10

| | |
|-------|-------|
| 12.0' | 24.0' |
| 12.0' | |
| WD | |
| 12.0' | 32.0' |
| 12.0' | |
| 1SF/B | 1SF/B |



Map Lot U11-004

Account 1638

Location 334 BATH ROAD

Card 1 Of 1 10/05/2023

DELANO, TIMOTHY D (J/T)
DELANO, PAMELA J
WISCASSET ME 04578 0177

B2659P287

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2001 CREATED J/T PREVIOUS BK1054 PG0130

WISCASSET

Property Data

| | | | |
|------------------|------------|----------------|--|
| Neighborhood | | 200 U.S. RTE 1 | |
| Tree Growth Year | | 0 | |
| FARM LAND YEAR | | 0 | |
| OPEN SPACE YEAR | | 0 | |
| Zone/Land Use | | 21 RURAL | |
| Secondary Zone | | | |
| Topography | | 1 Level | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | | 3 Public Sewer | |
| 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 | 50,600 | 55,100 | 0 | 105,700 |
| 2011 | 50,600 | 55,100 | 0 | 105,700 |
| 2012 | 50,600 | 55,100 | 0 | 105,700 |
| 2013 | 50,600 | 55,100 | 0 | 105,700 |
| 2014 | 50,600 | 55,100 | 0 | 105,700 |
| 2015 | 50,600 | 55,100 | 0 | 105,700 |
| 2016 | 50,600 | 55,100 | 0 | 105,700 |
| 2017 | 50,600 | 55,100 | 0 | 105,700 |
| 2018 | 50,600 | 55,100 | 0 | 105,700 |
| 2019 | 50,600 | 55,100 | 0 | 105,700 |
| 2020 | 50,600 | 55,100 | 0 | 105,700 |
| 2021 | 50,600 | 55,100 | 0 | 105,700 |
| 2022 | 50,600 | 55,100 | 0 | 105,700 |
| 2023 | 63,200 | 68,800 | 0 | 132,000 |

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 | | 1.29 | | | | |




WISCASSET

Map Lot U11-004

Account 1638

Location 334 BATH ROAD

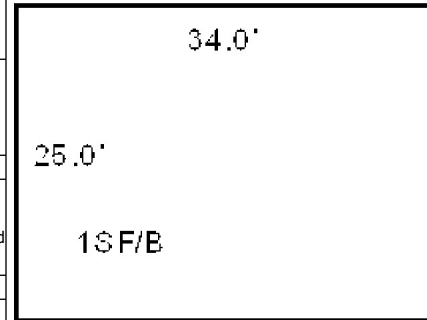
Card 1 Of 1 10/05/2023

| | | |
|--|--|---|
| Building Style 3 Raised Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 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) 850 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 4 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1955 | # 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 2/10/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 26 1SFr Overhang | 0 | 28 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 576 | 2 100 | 2 | 0 % | 100 % | | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



GARAGE 24X24



| | | | | | | | | | | | | | | | | |
|---|-----------|------------|-----------------|--|------|--------------------------------|------------|-------------|-------------------|-----------------|-------------|--------|------------|-------------------|---|---------|
| Map Lot U11-005 | | | Account 1639 | | | Location 342 BATH ROAD | | | Card 1 | | Of 1 | | 10/05/2023 | | | |
| GROVER, DANIEL L WISCASSET ME 04578 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2010 | 159,200 | 76,000 | 0 | 235,200 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2011 | 159,200 | 76,000 | 0 | 235,200 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2012 | 159,200 | 76,000 | 0 | 235,200 | | | |
| B222P524 B1180P222 B4960P287 | | | | | | Zone/Land Use 19 COMMERCIAL | | | 2013 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | Secondary Zone | | | 2014 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | | | | 2015 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | Topography | | | 1 Level | | | 2016 | 172,800 | 146,100 | 0 | 318,900 |
| | | | | | | 1.Level | 4.Below St | 7.Steep | 2017 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | 2.Rolling | 5.Low | 8.Rough | 2018 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | 3.Above St | 6.Swampy | 9. | | | | | | | | |
| | | | | | | Utilities | | | 1 All Public | | | 2019 | 172,800 | 146,100 | 0 | 318,900 |
| | | | | | | 1.Public | 4.Dr Well | 7.Cesspool | 2020 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | 2.Water | 5.DUG/LAKE | 8. | 2021 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | 3.Sewer | 6.Septic | 9.None | 2022 | 172,800 | 146,100 | 0 | 318,900 | | | |
| | | | | | | Street | | | 1 Paved | | | 2023 | 184,100 | 165,600 | 0 | 349,700 |
| | | | | | | 1.Paved | 4.Proposed | 7. | Land Data | | | | | | | |
| | | | | | | 2.Semi Imp | 5.Private | 8. | | | | | | | | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | | | | |
| TREE GROWTH PLAN 0 | | | | | | Frontage | Depth | Factor | Code | | | | | | | |
| CONSERV EASE 0 | | | | | | | | % | | | | | | | | |
| Sale Data | | | | | | | | % | | | | | | | | |
| Price | | | | | | | | % | | | | | | | | |
| X | | | | | | Sale Type | | | | | | | | | | |
| | | | | | | 1.Land | 4.Mobile | 7. | Square Foot | | Square Feet | | | | | |
| | | | | | | 2.L & B | 5.Other | 8. | | | | | % | | | |
| | | | | | | 3.Building | 6. | 9. | | | | | % | | | |
| | | | | | | Financing | | | | | | | % | | | |
| 1.Convent | 4.Seller | 7. | % | | | | | | | | | | | | | |
| Notes: '16 LAND SWAP W LOT 3A .08 ACRES. 2013-Added 4.31 acres from Map U-11 Lot 5A to this record. Added new garage. Will be used for repairs, will have lift and alignment rack in 2014. | | | | | | 2.FHA/VA | 5.Private | 8. | | | | | | | | |
| | | | | | | 3.Assumed | 6.Cash | 9.Unknown | | | | | | | | |
| | | | | | | Validity | | | | | | | | | | |
| | | | | | | 1.Valid | 4.Split | 7.Renovate | | | | | | | | |
| | | | | | | 2.Related | 5.Partial | 8.Other | | | | | | | | |
| | | | | | | 3.Distress | 6.Exempt | 9.Foreclose | | | | | | | | |
| | | | | | | Verified | | | | | | | | | | |
| | | | | | | 1.Buyer | 4.Agent | 7.Family | | | | | | | | |
| | | | | | | 2.Seller | 5.Pub Rec | 8.Other | | | | | | | | |
| | | | | | | 3.Lender | 6.MLS | 9. | | | | | | | | |
| WISCASSET | | | | | | Fract. Acre | | Acres/Sites | | | | | | | | |
| | | | | | | 21.HS Size Adj | | | 47 | 1.00 | 100 | % | 0 | | | |
| | | | | | | 22.Base Waterfron | | | 48 | 1.00 | 100 | % | 0 | | | |
| | | | | | | 23.Deep WF Size A | | | 50 | 1.00 | 100 | % | 0 | | | |
| | | | | | | Acres | | | 28 | 3.92 | 100 | % | 0 | | | |
| | | | | | | 24.Base Waterfron | | | | | | % | | | | |
| | | | | | | 25.Shallow WF Siz | | | | | | % | | | | |
| | | | | | | 26.Base Water Inf | | | | | | % | | | | |
| | | | | | | 27.Influence W Si | | | | | | % | | | | |
| | | | | | | 28.Rear Land 1-10 | | | Total Acreage | | 5.92 | | | | | |
| 29.Rear Land 11-2 | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | 1.Open Space | | |
| | | | | | | | | | | | | | | 2.Neighborhood A | | |
| | | | | | | | | | | | | | | 3.Topography | | |
| | | | | | | | | | | | | | | 4.Size/Shape | | |
| | | | | | | | | | | | | | | 5.Access | | |
| | | | | | | | | | | | | | | 6.Restriction | | |
| | | | | | | | | | | | | | | 7.Corner/Locatio | | |
| | | | | | | | | | | | | | | 8.View/Environ | | |
| | | | | | | | | | | | | | | 9.Fract Share | | |
| | | | | | | | | | | | | | | 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 U11-005


Account 1639

Location 342 BATH ROAD

Card 1

Of 1

10/05/2023

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

Date Inspected 12/08/2006

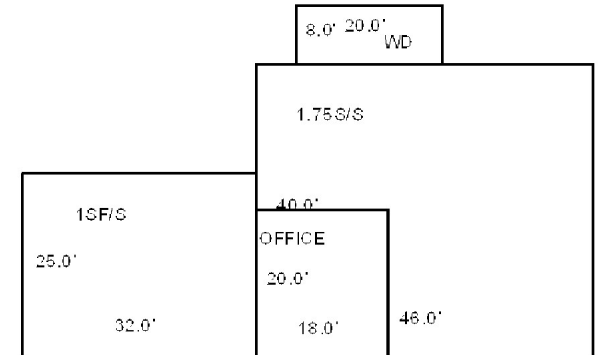
Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 228 GARAGE FRAME | 1990 | 1840 | 3 100 | 4 | 0 % | 75 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 2000 | 80 | 3 100 | 4 | 0 % | 50 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 1990 | 160 | 3 100 | 4 | 0 % | 50 % | | 3.THREE STORY FR |
| 271 OFFICE MEZZ | 1990 | 360 | 3 100 | 4 | 0 % | 50 % | | 4.1 & 1/2 STORY |
| 228 GARAGE FRAME | 1960 | 800 | 2 100 | 4 | 0 % | 50 % | | 5.1 & 3/4 STORY |
| 24 Frame Shed | 1960 | 63 | 2 100 | 3 | 0 % | 50 % | | 6.2 & 1/2 STORY |
| 261 WAREHOUSE | 1990 | 1380 | 3 100 | 4 | 0 % | 50 % | | 21.Open Frame Por |
| 344 PAVING..... | 1990 | 5000 | 3 100 | 4 | 0 % | 50 % | | 22.Encl Frame Por |
| 76 1.25 ST | 2013 | 2000 | 3 100 | 4 | 0 % | 75 % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | | | | 25.Frame Bay Wind |
| | | | | | | | | 26.1SFr Overhang |
| | | | | | | | | 27.Unfin Basement |
| | | | | | | | | 28.Unfinished Att |
| | | | | | | | | 29.Finished Attic |

24.0'

21.0'

A/1 SF/B



Map Lot U11-005-001

Account 2309

Location 342 BATH ROAD

Card 1 Of 1 10/05/2023

GROVER, ELAINE E.-LIFE ESTATE
WISCASSET ME 04578

B4516P209

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2012-Mr. Grover passed away 11/30/11, removed homestead and veterans exemption. (wife's name not on property)

WISCASSET

Property Data

| | | | |
|------------------|---------------|-------------|--|
| Neighborhood | 108 SOUTHWEST | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 19 COMMERCIAL | | |
| Secondary Zone | | | |
| Topography | 1 Level | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | | | |
| Price | | | |
| Sale Type | | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | | | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|------|-----------|--------|--------|
| 2010 | 0 | 29,900 | 16,000 | 13,900 |
| 2011 | 0 | 29,900 | 16,000 | 13,900 |
| 2012 | 0 | 29,900 | 0 | 29,900 |
| 2013 | 0 | 29,900 | 16,000 | 13,900 |
| 2014 | 0 | 29,900 | 16,000 | 13,900 |
| 2015 | 0 | 29,900 | 16,000 | 13,900 |
| 2016 | 0 | 29,900 | 21,000 | 8,900 |
| 2017 | 0 | 29,900 | 26,000 | 3,900 |
| 2018 | 0 | 29,900 | 26,000 | 3,900 |
| 2019 | 0 | 29,900 | 26,000 | 3,900 |
| 2020 | 0 | 29,900 | 29,900 | 0 |
| 2021 | 0 | 29,900 | 29,900 | 0 |
| 2022 | 0 | 29,900 | 29,760 | 140 |
| 2023 | 0 | 37,400 | 31,000 | 6,400 |

Land Data

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

WISCASSET

Map Lot U11-005-001


Account 2309

Location 342 BATH ROAD

Card 1

Of 1

10/05/2023

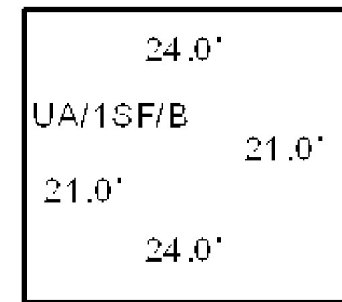
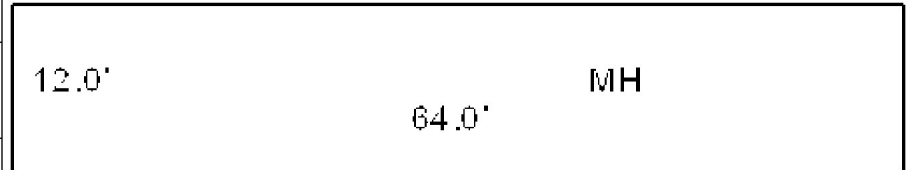
| | | |
|--|---|---|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 2 Inadequate |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 5 Floor & Stairs |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 9 None |
| 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 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 3 Old Style | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 504 |
| 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 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 1940 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 2 Damp Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|----------------|------|-------|-------|------|-------|--------|-------------|
| 997 12' Mobile | 1970 | 12x64 | 2 100 | 2 | 0 % | 50 % | |
| 24 Frame Shed | 2003 | 96 | 3 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |

1.ONE STORY FRAM
2.TWO STORY FRAM
3.THREE STORY FR
4.1 & 1/2 STORY
5.1 & 3/4 STORY
6.2 & 1/2 STORY
21.Open Frame Por
22.Encl Frame Por
23.Frame Garage
24.Frame Shed
25.Frame Bay Wind
26.1SFr Overhang
27.Unfin Basement
28.Unfinished Att
29.Finished Attic



GROVER, DANIEL L
WISCASSET ME 04578

Property Data

Neighborhood **108 SOUTHWEST**

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|--------|-----------|--------|--------|
| 2010 | 38,100 | 19,500 | 0 | 57,600 |
| 2011 | 38,100 | 19,500 | 0 | 57,600 |
| 2012 | 38,100 | 19,500 | 0 | 57,600 |
| 2013 | 0 | 19,500 | 0 | 19,500 |
| 2014 | 0 | 19,500 | 0 | 19,500 |
| 2015 | 0 | 19,500 | 0 | 19,500 |
| 2016 | 0 | 19,500 | 0 | 19,500 |
| 2017 | 0 | 19,500 | 0 | 19,500 |
| 2018 | 0 | 19,500 | 0 | 19,500 |
| 2019 | 0 | 19,500 | 0 | 19,500 |
| 2020 | 0 | 19,500 | 0 | 19,500 |
| 2021 | 0 | 19,500 | 0 | 19,500 |
| 2022 | 0 | 19,500 | 0 | 19,500 |
| 2023 | 0 | 24,300 | 0 | 24,300 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------|-------------|----------------------|--------------|------------------|-------------|------------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | | | 8.View/Environ |
| Square Foot | | Square Feet | | | | 9.Fract Share |
| 16.Regular Lot | | | | % | | Acre |
| 17.Secondary Site | | | | % | | 30.Rear 20+ |
| 18.Secondary Site | | | | % | | 31.Waterfront Rea |
| 19.Condominium | | | | % | | 32.Open Space |
| 20.Base Homesite | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| Fract. Acre | | Acreage/Sites | | | | 36.Pasture 3 |
| 21.HS Size Adj | 20 | 0.00 | 95 % | 0 | | 37.Softwood |
| 22.Base Waterfron | 21 | 0.00 | 100 % | 0 | | 38.Mixed Wood |
| 23.Deep WF Size A | 28 | 0.00 | 100 % | 0 | | 39.Hardwood |
| Acres | | | % | | | 40.Wasteland |
| 24.Base Waterfron | | | % | | | 41.CAMP SITE |
| 25.Shallow WF Siz | | | % | | | 42.Mobile Home Si |
| 26.Base Water Inf | | | % | | | 43.Condo Site |
| 27.Influence W Si | | | % | | | 44.Site Improve |
| 28.Rear Land 1-10 | | | | | | 45.CAMP SITE |
| 29.Rear Land 11-2 | | | | | | 46.PAVING/00 |
| | | Total Acreage | | 0.00 | | |

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2003-LAND AND 1990 M/H ONLY

2013-Land on this account combined for tax purposes only with Map U-11 Lot 5.

WISCASSET


WISCASSET

Map Lot U11-005-A

Account 1640

Location BATH ROAD

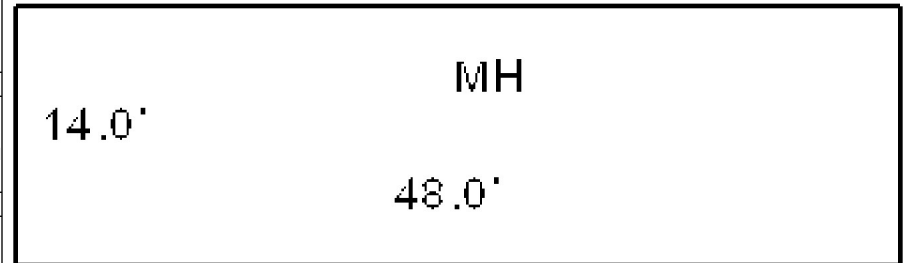
Card 1 Of 1 10/05/2023

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

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 998 14' Mobile | 1990 | 14x48 | 3 100 | 4 | 0 % | 50 % | | 1.ONE STORY FRAM |
| | | | | | % | % | | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



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|--|--|---|---|--|--------------------|------------------------|-----------------|-----------|-------------------|-----------------|------|--|------------|--|
| Map Lot U11-005-B | | | Account 1641 | | | Location 338 BATH ROAD | | | Card 1 | | Of 1 | | 10/05/2023 | |
| GROVER, HEIDI A WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | | | | |
| | | | Neighborhood 108 SOUTHWEST | | | Year | Land | Buildings | Exempt | Total | | | | |
| | | | Tree Growth Year 0 | | | 2010 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | FARM LAND YEAR 0 | | | 2011 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | OPEN SPACE YEAR 0 | | | 2012 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| B2489P164 | | | Zone/Land Use 21 RURAL | | | 2013 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | Secondary Zone | | | 2014 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | | | | 2015 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | Topography 2 Rolling | | | 2016 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2017 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | | | | 2018 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | Utilities 2 Public Water 3 Public Sewer | | | 2019 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2020 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | | | | 2021 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | Street 9 No Street | | | 2022 | 33,400 | 39,000 | 0 | 72,400 | | | | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2023 | 41,800 | 48,700 | 0 | 90,500 | | | | |
| Land Data | | | | | | | | | | | | | | |
| Inspection Witnessed By: | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | | |
| | | | 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | Frontage | Depth | Factor | Code | 1.Open Space | | | | | |
| | | | | | | | % | | 2.Neighborhood A | | | | | |
| | | | | | | | % | | 3.Topography | | | | | |
| | | | | | | | % | | 4.Size/Shape | | | | | |
| | | % | | | | 5.Access | | | | | | | | |
| X | | | | | | | % | | 6.Restriction | | | | | |
| | | | | | | | % | | 7.Corner/Locatio | | | | | |
| | | | | | | | % | | 8.View/Environ | | | | | |
| | | | | | | | % | | 9.Fract Share | | | | | |
| | | | | | | | % | | Acres | | | | | |
| No./Date | | | Square Foot | | Square Feet | | | | 30.Rear 20+ | | | | | |
| | | | 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | | | % | | 31.Waterfront Rea | | | | | |
| | | | | | | | % | | 32.Open Space | | | | | |
| | | | | | | | % | | 33.RestrictEsm | | | | | |
| | | | | | | | % | | 34.PASTURE 1 | | | | | |
| | | % | | | | 35.HORTICULTURAL- | | | | | | | | |
| Notes: | | | Fract. Acre | | Acres/Sites | | | | 36.Pasture 3 | | | | | |
| | | | 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 | | 20 | 1.00 | 95 % | 0 | 37.Softwood | | | | | |
| | | | | | 21 | 1.00 | 90 % | 0 | 38.Mixed Wood | | | | | |
| | | | | | 28 | 1.12 | 100 % | 0 | 39.Hardwood | | | | | |
| | | | | | | | % | | 40.Wasteland | | | | | |
| | | % | | | | 41.CAMP SITE | | | | | | | | |
| 2000- ADDED 1986 14 X 56 TITAN, 3 BEDROOMS SER# RAD338262 - ON WRONG LOT - MOVED TO U-11 LOT 5 IN 2001. 2001- MOVED 1970 12 X 64 M/H TO U-11 LOT 5 2001- ADDED 1973 OLYMPIAN TO THIS LOT IN PLACE OF 1970 12' M/H DESTROYED 2002- ADD 1990 ASTRO 14 X 48 M/H SER#AP91-0537, THIS REPLACES THE 12' M/H 2003-2 M/H'S ONLY - 1973 & 1986 | | | | | | | % | | 42.Mobile Home Si | | | | | |
| | | | | | Total Acreage 2.12 | | 43.Condo Site | | | | | | | |
| | | | | | | | 44.Site Improve | | | | | | | |
| | | | | | | | 45.CAMP SITE | | | | | | | |
| | | | | | | | 46.PAVING/00 | | | | | | | |
| WISCASSET | | | | | | | | | | | | | | |

WISCASSET

Map Lot U11-005-B

Account 1641

Location 338 BATH ROAD

Card 1

Of 1

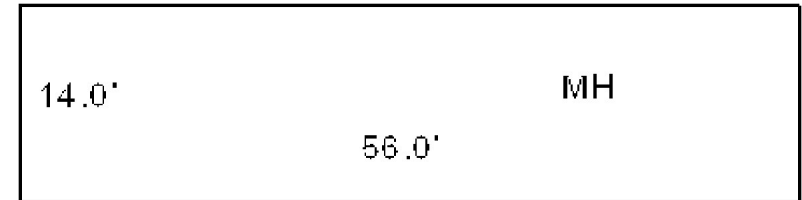
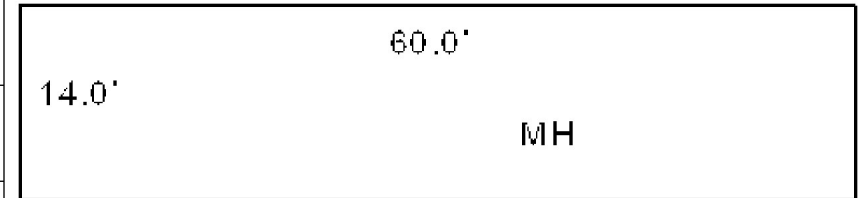
10/05/2023

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

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 998 14' Mobile | 1973 | 14x60 | 3 100 | 4 | 0 % | 50 % | | 1.ONE STORY FRAM |
| 998 14' Mobile | 1986 | 14x56 | 3 100 | 4 | 0 % | 50 % | | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



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|---|--|--|--------------|--|--|--|--|-------------|-------------------|---------|-----------|-------------|---|-----------|-------|-----------------|
| Map Lot U11-006 | | | Account 1646 | | | Location 323 BATH ROAD | | | Card 1 | | Of 1 | | 10/05/2023 | | | |
| BENNER, BRUCE M 7 LUCKY LANE WESTPORT ISLAND ME 04578 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2010 | 268,500 | 142,800 | 0 | 411,300 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2011 | 268,500 | 142,800 | 0 | 411,300 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2012 | 268,500 | 115,000 | 0 | 383,500 | | | |
| B1343P236 B3038P315 | | | | | | Zone/Land Use 19 COMMERCIAL | | | 2013 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | Secondary Zone | | | 2014 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | Topography 4 Below Street | | | 2015 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2016 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | Utilities 3 Public Sewer | | | 2017 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2018 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | Street 1 Paved | | | 2019 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2020 | 268,500 | 153,800 | 0 | 422,300 | | | |
| | | | | | | TREE GROWTH PLAN 0 | | | 2021 | 140,300 | 97,900 | 0 | 238,200 | | | |
| | | | | | | CONSERV EASE 0 | | | 2022 | 140,300 | 97,900 | 0 | 238,200 | | | |
| | | | | | | Sale Date | | | 2023 | 148,100 | 122,400 | 0 | 270,500 | | | |
| Inspection Witnessed By: | | | | | | Sale Price | | | Land Data | | | | | | | |
| | | | | | | Sale Type | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | | 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. | | | | | | Frontage | Depth | Factor | Code | |
| | | | | | | Financing | | | | | | | | | | |
| | | | | | | 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown | | | | | | | | | | |
| Notes: '21 SPLIT OF P/O LOT TO LOT 7 AND NEW LOT 7A W/CARD 2 BLDGs TO LOT 7. UPON ENTRY, DELETE 840SqFt ADDN IN OB. DOES NOT EXIST 2002-ADDED 30 X 60 4-BAY GARAGE 2003-NEW SIDING ON HOUSE 2013-Per owner, two apartments are now complete all renovations completed. New vinyl siding, now 2SF with 2 dwellings, 2 baths, 2 kitchens 2 bedrooms each. (Added Additional Fixture for extra kitchen.) WISCASSET | | | | | | Validity | | | | | | Square Foot | | | Acres | |
| | | | | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | Acres | | | | | | | |
| | | | | | | Verified | | | Acres | | | | | | | |
| | | | | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | Acres | | | | | | | |
| | | | | | | | | | Acres | | | | | | | |
| | | | | | | Fract. Acre | | Acres/Sites | | | | | | | | |
| | | | | | | 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A | | 47 | 1.00 | 100 | % | 0 | 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 | | | |
| | | | | | | 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 | | 48 | 0.35 | 100 | % | 0 | | | | |
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WISCASSET

Map Lot U11-006

Account 1646

Location 323 BATH ROAD

Card 1

Of 1

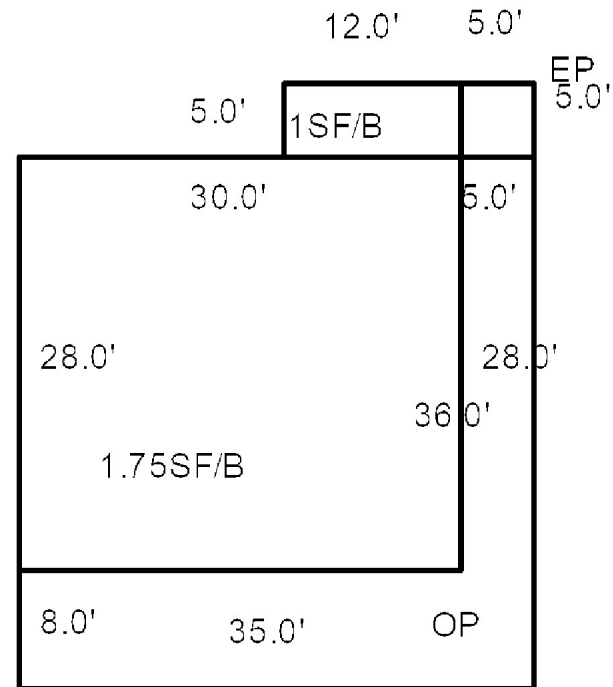
10/05/2023

| | | |
|--|---|---|
| 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% 4 Steam | 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 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) 840 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1900 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 2012 | # 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 3 Information Only |
| Wet Basement 3 Wet Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 1900 | 420 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 11 1 | 1900 | 60 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 1900 | 480 | 2 100 | 3 | 0 % | 100 % | | 3.THREE STORY FR |
| 22 Encl Frame Porch | 1900 | 25 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-006-A

Account 1647

Location 335 BATH ROAD

Card 1 Of 1 10/05/2023

MORSE, JESSICA B.
335 BATH ROAD
WISCASSET ME 04578

B5926P72

Previous Owner
CHARTOM LLC
15 HANNAH DRIVE

TOPSHAM ME 04086
Sale Date: 8/29/2022

Previous Owner
BENNER, BRUCE M

323 BATH ROAD
WISCASSET ME 04578
Sale Date: 7/12/2021

Previous Owner
ONORATO, DARRYL
ONORATO, KATHLEEN A.

WISCASSET ME 04578
Sale Date: 4/11/2016

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

WISCASSET

| Property Data | | | Assessment Record | | | | |
|--|--------|---------------|-------------------|-----------|-----------|-----------------|---------|
| Neighborhood 200 U.S. RTE 1 Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0 Zone/Land Use 21 RURAL Secondary Zone Topography 2 Rolling 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. Utilities 4 Drilled Well 3 Public Sewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet TREE GROWTH PLAN 0 CONSERV EASE 0 Sale Data Sale Date 8/29/2022 Price 297,000 Sale Type 2 Land & Buildings 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. Financing 9 Unknown 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown Validity 1 Arms Length Sale 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose Verified 5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | Year | Land | Buildings | Exempt | Total |
| | | | 2010 | 52,000 | 72,600 | 10,000 | 114,600 |
| | | | 2011 | 52,000 | 72,600 | 10,000 | 114,600 |
| | | | 2012 | 52,000 | 72,600 | 10,000 | 114,600 |
| 2013 | 52,000 | 72,600 | 10,000 | 114,600 | | | |
| 2014 | 52,000 | 72,600 | 10,000 | 114,600 | | | |
| 2015 | 52,000 | 72,600 | 10,000 | 114,600 | | | |
| 2016 | 52,000 | 72,600 | 15,000 | 109,600 | | | |
| 2017 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2018 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2019 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2020 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2021 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2022 | 52,000 | 72,600 | 0 | 124,600 | | | |
| 2023 | 64,000 | 90,800 | 0 | 154,800 | | | |
| Land Data | | | | | | | |
| Front Foot | Type | Effective | | Influence | | Influence Codes | |
| | | Frontage | Depth | Factor | Code | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Square Foot | | Square Feet | | | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Fract. Acre | | Acreage/Sites | | | | | |
| | | 20 | 1.00 | 100 | % | 0 | |
| | | 21 | 1.00 | 100 | % | 0 | |
| | | 28 | 0.60 | 100 | % | 0 | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Total Acreage | | | | | 1.60 | | |

WISCASSET

Map Lot U11-006-A

Account 1647

Location 335 BATH ROAD

Card 1

Of 1

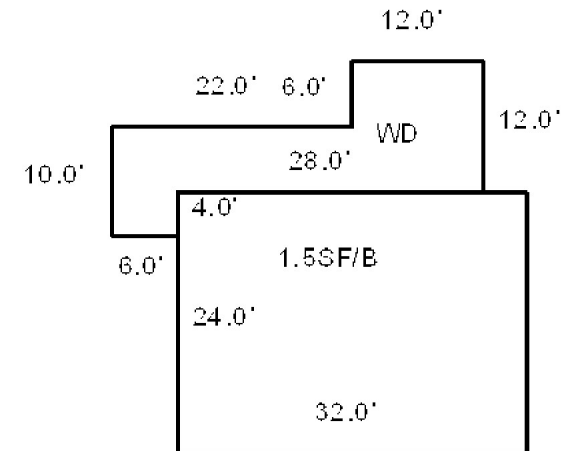
10/05/2023

| | | |
|--|---|---|
| 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 4 One & 1/2 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 768 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 7 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1833 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 3 Brick &/or Stone | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaitn 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 2 Damp Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 2/10/2007

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 |
| 23 Frame Garage | 1980 | 576 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



GARAGE 24X24



Map Lot U11-007

Account 1648

Location 313 BATH ROAD

Card 1

Of 2

10/05/2023

FAIR WINDS HOLDINGS, LLC
323 BATH ROAD
WISCASSET ME 04578

B5530P272

Previous Owner
BENNER, BRUCE M

323 BATH ROAD
WISCASSET ME 04578
Sale Date: 6/09/2020

Previous Owner
BMB VENTURE, LLC.
323 BATH ROAD

WISCASSET ME 04578
Sale Date: 6/09/2020

Previous Owner
CALLAHAN, THOMAS

313 BATH ROAD
WISCASSET ME 04578
Sale Date: 2/02/2017

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'21 SPLIT OF P/O THIS LOT AND P/O LOT 6, CREATING NEW 3RD LOT AND NEW AC OF EXISTING LOTS.
1/23/01 ISSUED ABATEMENT FOR \$8000 VALUATION (FOR THE PAST 3 YEARS) IT WAS DISCOVERED THAT HE ONLY HAS 5.5 ACRES AND NOT 9.5 ACRES. ALL RECORDS WERE CORRECTED.
2003-DIVORCE DECREE PREVIOUS BK1298 PG222
2003-SOLD 302 AC TO LEIGH PROPERTY AND CHANGED THIS REMAINING LAND TO 100%
WISCASSET

Property Data

| | | |
|---|------------|-------------|
| Neighborhood 200 U.S. RTE 1 | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR 0 | | |
| OPEN SPACE YEAR 0 | | |
| Zone/Land Use 19 COMMERCIAL | | |
| Secondary Zone | | |
| Topography 1 Level | | |
| 1.Level | 4.Below St | 7.Steep |
| 2.Rolling | 5.Low | 8.Rough |
| 3.Above St | 6.Swampy | 9. |
| Utilities 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date 6/09/2020 | | |
| Price 900,000 | | |
| 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 | 169,500 | 27,900 | 0 | 197,400 |
| 2011 | 169,500 | 27,900 | 0 | 197,400 |
| 2012 | 169,500 | 27,900 | 0 | 197,400 |
| 2013 | 169,500 | 27,900 | 0 | 197,400 |
| 2014 | 169,500 | 27,900 | 0 | 197,400 |
| 2015 | 169,500 | 27,900 | 0 | 197,400 |
| 2016 | 169,500 | 27,900 | 0 | 197,400 |
| 2017 | 169,500 | 27,900 | 0 | 197,400 |
| 2018 | 169,500 | 27,900 | 0 | 197,400 |
| 2019 | 169,500 | 27,900 | 0 | 197,400 |
| 2020 | 169,500 | 27,900 | 0 | 197,400 |
| 2021 | 163,100 | 27,900 | 0 | 191,000 |
| 2022 | 163,100 | 27,900 | 0 | 191,000 |
| 2023 | 172,200 | 30,700 | 0 | 202,900 |

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 | | 1.87 | | | | |

WISCASSET

Map Lot U11-007

Account 1648

Location 313 BATH ROAD

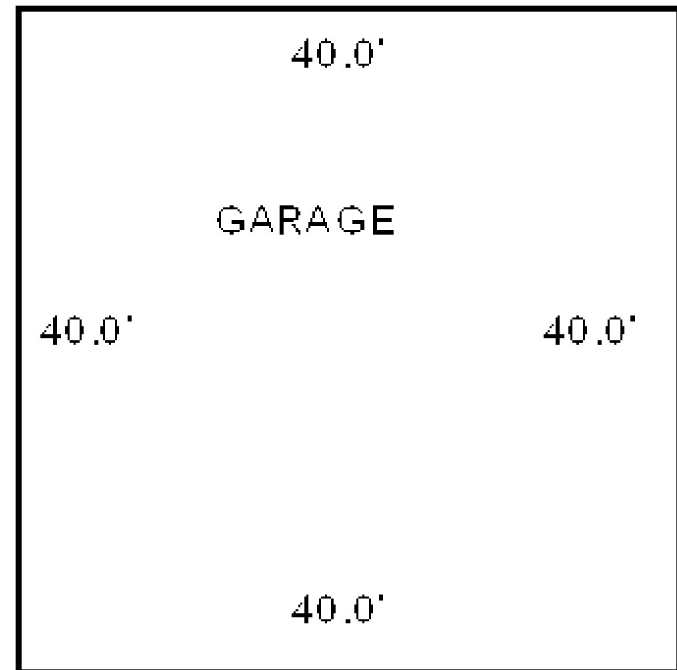
Card 1 Of 2 10/05/2023

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

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 228 GARAGE FRAME | 1945 | 1600 | 2 100 | 2 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 29 Finished Attic | 1945 | 800 | 2 100 | 2 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 28 Unfinished Attic | 1945 | 800 | 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 |



Map Lot U11-007

Account 1648

Location 323 BATH ROAD

Card 2 Of 2 10/05/2023

| | | | | | | | | | | | | | | | |
|---|--|--|---|--|--|-------------------|------|---------------|-----------|-----------|--------|-----------|------|-----------------|--|
| FAIR WINDS HOLDINGS, LLC 323 BATH ROAD WISCASSET ME 04578 B5530P272 Previous Owner BENNER, BRUCE M | | | Property Data | | | Assessment Record | | | | | | | | | |
| | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | | Buildings | | Exempt | Total | | | |
| | | | Tree Growth Year 0 | | | 2021 | 0 | | 281,900 | | 0 | 281,900 | | | |
| | | | FARM LAND YEAR 0 | | | 2022 | 0 | | 281,900 | | 0 | 281,900 | | | |
| | | | OPEN SPACE YEAR 0 | | | 2023 | 0 | | 299,100 | | 0 | 299,100 | | | |
| 323 BATH ROAD WISCASSET ME 04578 Sale Date: 6/09/2020 Previous Owner BMB VENTURE, LLC. 323 BATH ROAD WISCASSET ME 04578 Sale Date: 6/09/2020 Previous Owner CALLAHAN, THOMAS | | | Zone/Land Use 19 COMMERCIAL | | | | | | | | | | | | |
| | | | Secondary Zone | | | | | | | | | | | | |
| | | | Topography 1 Level | | | | | | | | | | | | |
| | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | | | | | | | | | | |
| | | | Utilities 1 All Public | | | | | | | | | | | | |
| 313 BATH ROAD WISCASSET ME 04578 Sale Date: 2/02/2017 | | | 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 | | | Land Data | | | | | | | | | |
| | | | CONSERV EASE 0 | | | | | | | | | | | | |
| Inspection Witnessed By: X Date | | | Sale Data | | | Front Foot | | Type | | Effective | | Influence | | Influence Codes | |
| | | | Sale Date 6/09/2020 | | | | | | | Frontage | Depth | Factor | Code | | |
| | | | Price 900,000 | | | | | | | | | | | | |
| | | | Sale Type 2 Land & Buildings | | | | | | | | | | | | |
| | | | 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. | | | | | | | | | | | | |
| Notes: | | | Financing 9 Unknown | | | Square Foot | | Square Feet | | | | | | | |
| | | | 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown | | | | | | | | | | | | |
| | | | Validity 1 Arms Length Sale | | | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | | | |
| | | | Verified 5 Public Record | | | | | | | | | | | | |
| WISCASSET | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | Fract. Acre | | Acreage/Sites | | | | | | | |
| | | | 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A | | | | | | | | | | | | |
| | | | Acres | | | | | | | | | | | | |
| | | | 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2 | | | | | | | | | | | | |
| | | | Total Acreage 0.00 | | | | | | | | | | | | |

WISCASSET

Map Lot U11-007




Account 1648

Location 323 BATH ROAD

Card 2

Of 2

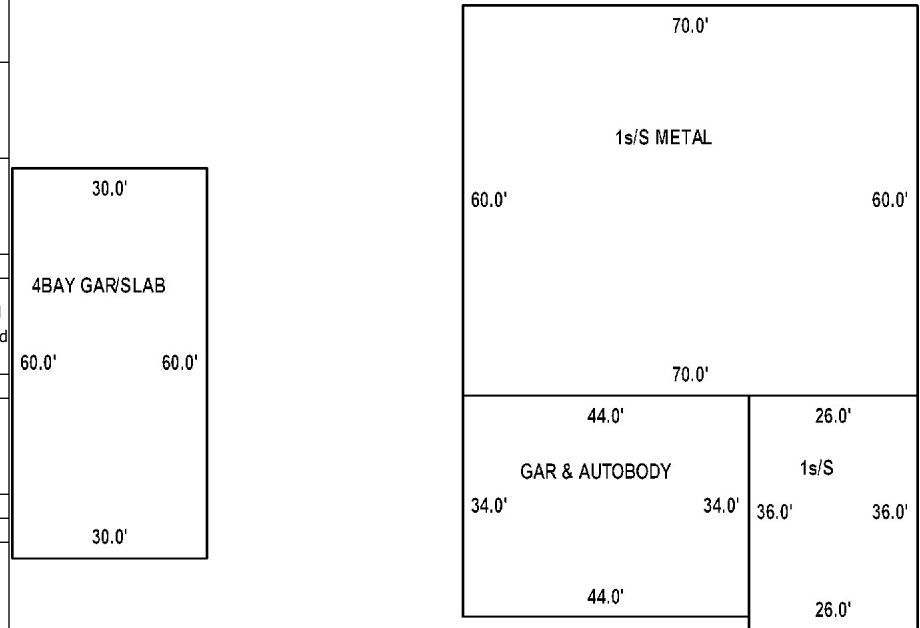
10/05/2023

| | | |
|-------------------------------|---|--------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 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 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 228 GARAGE FRAME | 1996 | 4200 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 228 GARAGE FRAME | 1960 | 1496 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 228 GARAGE FRAME | 2001 | 1800 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 287 OFFICE | 1960 | 936 | 3 100 | 5 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 24 Frame Shed | 1960 | 312 | 3 100 | 5 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-007-A

Account 2277

Location 3 HERITAGE LANE

Card 1 Of 2 10/05/2023

MURRAY HILL PROPERTIES, INC.
EAST BOOTHBAY ME 04544

B4070P65 B4629P217

Previous Owner
LEIGH PROPERTY MANAGEMENT, INC.

PO BOX 147
DAMARISCOTTA ME 04543
Sale Date: 10/14/2008

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

10/27/03-TAXED ONLY FOR 3.2 ACRES BUT ACTUALLY OWNS 20 ACRES. SUPPLEMENTAL TAX BILL WILL BE SENT. 2004-5 APT. BUILDINGS-2 DONE 100%, 1 @ 60%, 1 @ 50%, 1 @ 30% GARAGE DONE 100%. ENTERED AT 200 % FUNCTIONAL THOSE THAT ARE FINISHED SIMILAR TO THE WAY DEER RIDGE WAS ENTERED IN TRIO TO TAKE INTO CONSIDERATION THE 2ND FLOOR APTS. 60% FUNCT. = 120%, 50% FUNCT. = 100%, AND 30% FUNCT. = 60%. CHECK IN 2005
~~WISCONSIN~~ BUILDINGS COMPLETED. TOTAL NOW = 10 4-APT. BUILDING UNITS

Property Data

| | | | |
|------------------|--------------------|-------------|--|
| Neighborhood | 108 SOUTHWEST | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 21 RURAL | | |
| Secondary Zone | | | |
| Topography | 1 Level | 1 Level | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 10/14/2008 | | |
| 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 | 1,207,400 | 823,800 | 0 | 2,031,200 |
| 2011 | 1,207,400 | 823,800 | 0 | 2,031,200 |
| 2012 | 1,207,400 | 823,800 | 0 | 2,031,200 |
| 2013 | 1,207,400 | 823,800 | 0 | 2,031,200 |
| 2014 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2015 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2016 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2017 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2018 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2019 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2020 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2021 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2022 | 1,207,400 | 576,600 | 0 | 1,784,000 |
| 2023 | 1,279,800 | 619,600 | 0 | 1,899,400 |

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 | | 3.20 | | | | |

WISCASSET

Map Lot U11-007-A


Account 2277

Location 3 HERITAGE LANE

Card 1

Of 2

10/05/2023

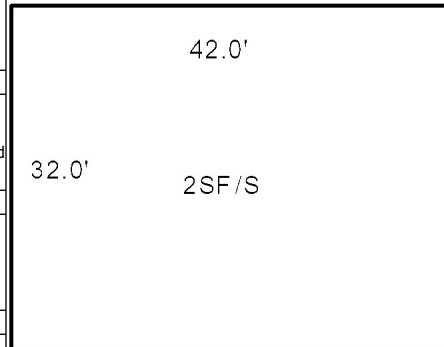
| | | |
|-------------------------------|---|------------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% |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

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 1.ONE STORY FRAM |
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 2.TWO STORY FRAM |
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 3.THREE STORY FR |
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 4.1 & 1/2 STORY |
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 5.1 & 3/4 STORY |
| 201 APT | 2003 | 1344 | 3 105 | 5 | 0 % | 70 % | | 6.2 & 1/2 STORY |
| 23 Frame Garage | 2003 | 2624 | 3 105 | 5 | 0 % | 70 % | | 21.Open Frame Por |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 22.Encl Frame Por |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 23.Frame Garage |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 24.Frame Shed |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 25.Frame Bay Wind |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 26.1SFr Overhang |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 27.Unfin Basement |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 28.Unfinished Att |
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 29.Finished Attic |

10 BUILDINGS (4) APTS EACH BLDG (1) BDRM EACH UNIT



Map Lot U11-007-A

Account 2277

Location 3 HERITAGE LANE

Card 2 Of 2 10/05/2023

MURRAY HILL PROPERTIES, INC.
EAST BOOTHBAY ME 04544

B4070P65 B4629P217

Previous Owner
LEIGH PROPERTY MANAGEMENT, INC.

PO BOX 147
DAMARISCOTTA ME 04543
Sale Date: 10/14/2008

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 | | 85,000 | 0 | 85,000 | |
| Tree Growth Year 0 | | | 2011 | 0 | | 85,000 | 0 | 85,000 | |
| FARM LAND YEAR 0 | | | 2012 | 0 | | 85,000 | 0 | 85,000 | |
| OPEN SPACE YEAR 0 | | | 2013 | 0 | | 85,000 | 0 | 85,000 | |
| Zone/Land Use 21 RURAL | | | 2014 | 0 | | 59,500 | 0 | 59,500 | |
| | | | 2015 | 0 | | 59,500 | 0 | 59,500 | |
| Secondary Zone | | | 2016 | 0 | | 59,500 | 0 | 59,500 | |
| Topography 1 Level | | | 2017 | 0 | | 59,500 | 0 | 59,500 | |
| | | | 2018 | 0 | | 59,500 | 0 | 59,500 | |
| 1.Level 4.Below St 7.Steep | | | 2019 | 0 | | 59,500 | 0 | 59,500 | |
| 2.Rolling 5.Low 8.Rough | | | 2020 | 0 | | 59,500 | 0 | 59,500 | |
| 3.Above St 6.Swampy 9. | | | 2021 | 0 | | 59,500 | 0 | 59,500 | |
| Utilities 1 All Public | | | 2022 | 0 | | 59,500 | 0 | 59,500 | |
| 1.Public 4.Dr Well 7.Cesspool | | | 2023 | 0 | | 63,100 | 0 | 63,100 | |
| 2.Water 5.DUG/LAKE 8. | | | Land Data | | | | | | |
| 3.Sewer 6.Septic 9.None | | | | | | | | | |
| Street 1 Paved | | | Front Foot | Type | Effective | | Influence | | Influence Codes |
| 1.Paved 4.Proposed 7. | | | | | Frontage | Depth | Factor | Code | |
| 2.Semi Imp 5.Private 8. | | | | | | | % | | |
| 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | % | | |
| TREE GROWTH PLAN 0 | | | | | | | % | | |
| CONSERV EASE 0 | | | | | | | % | | |
| Sale Data | | | | | | | % | | |
| Sale Date 10/14/2008 | | | | | % | | | | |
| Price | | | | | % | | | | |
| Sale Type 2 Land & Buildings | | | Square Foot | | Square Feet | | | | |
| 1.Land 4.Mobile 7. | | | | | | | % | | |
| 2.L & B 5.Other 8. | | | | | | | % | | |
| 3.Building 6. 9. | | | | | | | % | | |
| Financing 9 Unknown | | | | | | | % | | |
| 1.Convent 4.Seller 7. | | | | | | | % | | |
| 2.FHA/VA 5.Private 8. | | | | | | | % | | |
| 3.Assumed 6.Cash 9.Unknown | | | | | % | | | | |
| Validity 2 Related Parties | | | Fract. Acre | | Acreage/Sites | | | | |
| 1.Valid 4.Split 7.Renovate | | | | | | | % | | |
| 2.Related 5.Partial 8.Other | | | | | | | % | | |
| 3.Distress 6.Exempt 9.Foreclose | | | | | | | % | | |
| Verified 5 Public Record | | | | | | | % | | |
| 1.Buyer 4.Agent 7.Family | | | | | | | % | | |
| 2.Seller 5.Pub Rec 8.Other | | | | | | | % | | |
| 3.Lender 6.MLS 9. | | | | | % | | | | |
| | | | | | Total Acreage 0.00 | | | | |



WISCASSET

Map Lot U11-007-A

Account 2277

Location 3 HERITAGE LANE

Card 2 Of 2 10/05/2023

| | | | | | | | | |
|---------------------------|------------|-----------|---|------------|-----------|---------------------------|------------|------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical | 4. | 7. |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq | 5. | 8. |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 100% | | | 3. | 6. | 9. |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB | 5.FWA | 9.No Heat | Attic | | |
| Dwelling Units | | | 2.HWCI | 6.GravWA | 10. | 1.1/4 Fin | 4.Full Fin | 7. |
| Other Units | | | 3.H Pump | 7.Electric | 11. | 2.1/2 Fin | 5.F/Stair | 8. |
| Stories | | | 4.Steam | 8.F/Wall | 12. | 3.3/4 Fin | 6. | 9.None |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig | 4.W&C Air | 7. | 1.Full | 4.Minimal | 7. |
| 3.3 | 6.2.5 | 9. | 2.Evapor | 5. | 8. | 2.Heavy | 5.Unknown | 8. |
| Exterior Walls | | | 3.H Pump | 6. | 9.None | 3.Capped | 6. | 9.None |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD | 4.Obsolete | 7. | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL | 5. | 8. | 1.E Grade | 4.B Grade | 7.AA+ Grad |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE | 6. | 9.None | 2.D Grade | 5.A Grade | 8.AA++Grad |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade | 6.AA Grade | 9.Same |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD | 4.Obsolete | 7. | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL | 5. | 8. | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type | 6. | 9.None | 1.Poor | 4.Avg | 7.V G |
| SF Masonry Trim | | | # Rooms | | | 2.Fair | 5.Avg+ | 8.Exc |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- | 6.Good | 9.Same |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp | 4.SMALL | 7.LAYOUT |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built | 5.CDU | 8.OTHER |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmait | 6.STYLE | 9.None |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. |  | | | 0.None | 3.Services | 9.None |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location | 4.Traffic | 8. |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach | 8.Other | 9. |
| Bsmt Gar # Cars | | | | | | Entrance Code 0 | | |
| Wet Basement | | |  | | | 1.Interior | 4.Vacant | 7. |
| 1.Dry | 4. | 7. | | | | 2.Refusal | 5.Estimate | 8. |
| 2.Damp | 5. | 8. | | | | 3.Informed | 6. | 9. |
| 3.Wet | 6. | 9. | | | | Information Code 0 | | |
| Date Inspected 12/06/2006 | | | | | | 1.Owner | 4.Agent | 7. |
| | | | | | | 2.Relative | 5.Estimate | 8. |
| | | | | | | 3.Tenant | 6.Other | 9. |

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 201 APT | 2005 | 1344 | 3 105 | 5 | 0 % | 70 % | | 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 U11-007-B

Account 2726

Location

Card 1 Of 1 10/05/2023

BENNER, BRUCE M
7 LUCKY LANE
WESTPORT ISLAND ME 04578

B5530P270

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

WISCASSET

| Property Data | | | Assessment Record | | | | | | |
|--|--|--|----------------------|---------------|-----------|-----------|-----------|--------|-----------------|
| Neighborhood 108 SOUTHWEST | | | Year | Land | | Buildings | | Exempt | Total |
| | | | 2021 | 31,300 | | 0 | | 0 | 31,300 |
| Tree Growth Year 0 | | | 2022 | 31,300 | | 0 | | 0 | 31,300 |
| FARM LAND YEAR | | | | | | | | | |
| OPEN SPACE YEAR | | | 2023 | 39,100 | | 0 | | 0 | 39,100 |
| Zone/Land Use 21 RURAL | | | | | | | | | |
| Secondary Zone | | | | | | | | | |
| | | | | | | | | | |
| Topography 2 Rolling | | | | | | | | | |
| 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | | | | | | | |
| | | | | | | | | | |
| Utilities | | | | | | | | | |
| 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 | | | <div>Land Data</div> | | | | | | |
| CONSERV EASE 0 | | | | | | | | | |
| <div>Sale Data</div> | | | Front Foot | Type | Effective | | Influence | | Influence Codes |
| Sale Date | | | | | Frontage | Depth | Factor | Code | |
| 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 | | | Square Foot | Square Feet | | | | | |
| Validity 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |
| Verified | | | Fract. Acre | Acreage/Sites | | | | | |
| 1.Buyer 4.Agent 7.Family | | | | 20 | 1.00 | 90 % | 0 | | |
| 2.Seller 5.Pub Rec 8.Other | | | | 21 | 1.00 | 90 % | 0 | | |
| 3.Lender 6.MLS 9. | | | | 28 | 0.87 | 90 % | 0 | | |
| | | | | | | % | | | |
| | | | | | | % | | | |
| | | | | | % | | | | |
| | | | | | % | | | | |
| | | | Total Acreage | | 1.87 | | | | |

WISCASSET

Map Lot U11-007-B

Account 2726

Location

Card 1 Of 1 10/05/2023

| | | | | | | | | |
|---|------------|-----------|---|------|-------|--------------------------------|-------------|-------------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical 4. 7. | | |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq 5. 8. | | |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmoint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 0 | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | 3.Informed 6. 9. | | | | | |
| 3.Wet | 6. | 9. | Information Code 0 | | | | | |
| Date Inspected | | | 1.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 U11-008

Account 1649

Location 28 PAGE AVENUE

Card 1 Of 1 10/05/2023

GENG, PAULA F
PAULA GENG
C/O PAM MURRAY 5 PAGE STREET
BATH ME 04530

B2067P24 B5334P59

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 | 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 | | 3 Public Sewer | |
| 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 | 33,100 | 108,900 | 0 | 142,000 |
| 2011 | 33,100 | 108,900 | 0 | 142,000 |
| 2012 | 33,100 | 108,900 | 0 | 142,000 |
| 2013 | 33,100 | 108,900 | 0 | 142,000 |
| 2014 | 33,100 | 108,900 | 0 | 142,000 |
| 2015 | 33,100 | 108,900 | 0 | 142,000 |
| 2016 | 33,100 | 108,900 | 0 | 142,000 |
| 2017 | 33,100 | 108,900 | 0 | 142,000 |
| 2018 | 33,100 | 108,900 | 0 | 142,000 |
| 2019 | 33,100 | 108,900 | 0 | 142,000 |
| 2020 | 33,100 | 108,900 | 0 | 142,000 |
| 2021 | 33,100 | 108,900 | 0 | 142,000 |
| 2022 | 33,100 | 108,900 | 0 | 142,000 |
| 2023 | 41,400 | 136,100 | 0 | 177,500 |

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 | | 1.05 | | | | |


WISCASSET

Map Lot U11-008

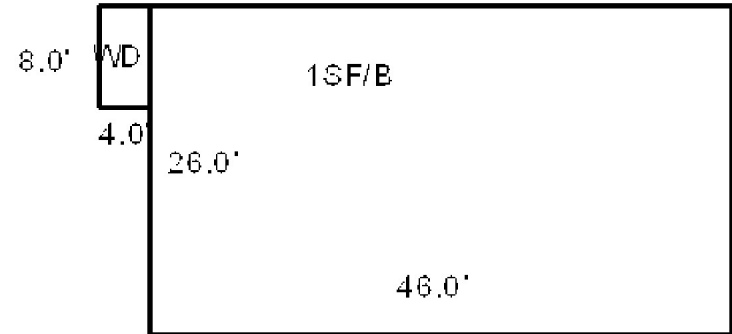
Account 1649

Location 28 PAGE AVENUE

Card 1 Of 1 10/05/2023

| | | |
|--|---|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1196 |
| 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 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. |

GARAGE 24X28



Date Inspected 12/05/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 0 | 32 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 672 | 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 U11-009

Account 1650

Location 32 PAGE AVENUE

Card 1 Of 1 10/05/2023

SHUMAN, RICHARD F
WISCASSET ME 04578

B1563P44

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. Utilities 3 Public Sewer 4 Drilled Well 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. | | | Year | Land | Buildings | Exempt | Total |
| | | | 2010 | 33,100 | 126,600 | 16,000 | 143,700 |
| | | | 2011 | 33,100 | 126,600 | 16,000 | 143,700 |
| | | | 2012 | 33,100 | 126,600 | 16,000 | 143,700 |
| 2013 | 33,100 | 126,600 | 16,000 | 143,700 | | | |
| 2014 | 33,100 | 126,600 | 16,000 | 143,700 | | | |
| | 2015 | 33,100 | 126,600 | 16,000 | 143,700 | | |
| 2016 | 33,100 | 126,600 | 21,000 | 138,700 | | | |
| 2017 | 33,100 | 126,600 | 26,000 | 133,700 | | | |
| 2018 | 33,100 | 126,600 | 26,000 | 133,700 | | | |
| 2019 | 33,100 | 126,600 | 26,000 | 133,700 | | | |
| 2020 | 33,100 | 126,600 | 31,000 | 128,700 | | | |
| 2021 | 33,100 | 126,600 | 31,000 | 128,700 | | | |
| 2022 | 33,100 | 126,600 | 29,760 | 129,940 | | | |
| 2023 | 41,300 | 158,200 | 31,000 | 168,500 | | | |
| 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 Improve 45.CAMP SITE | |
| | | Frontage | Depth | Factor | Code | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| | | | | % | | | |
| Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | Square Feet | | | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2 | Acreage/Sites | | | | | | |
| | 20 | 1.00 | 100 | % | 0 | | |
| | 21 | 1.00 | 100 | % | 0 | | |
| | 28 | 0.03 | 100 | % | 0 | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| | | | % | | | | |
| Total Acreage | | | 1.03 | | | | |

WISCASSET

Map Lot U11-009


Account 1650

Location 32 PAGE AVENUE

Card 1

Of 1

10/05/2023

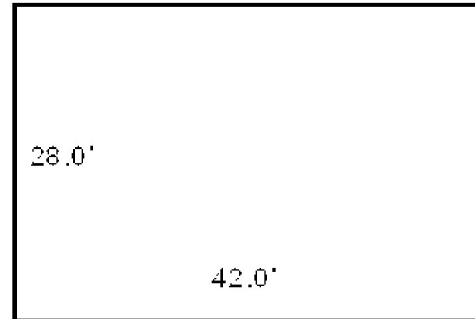
| | | |
|--|---|---|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 3 COMPOSITION | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1176 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1975 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 2 Damp Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

GARAGE 18X24

SHED 8X8

GARAGE 26X30

IG POOL



Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 23 Frame Garage | 1996 | 432 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 1990 | 780 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 1990 | 64 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 63 Swimming Pool | 1975 | 1 | 3 100 | 4 | 99 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-010

Account 1651

Location 36 PAGE AVENUE

Card 1 Of 1 10/05/2023

BELL, KATHRYN H
BELL, CHELSIE
36 PAGE AVE
WISCASSET ME 04578
USA
B809P175 B5360P48

Previous Owner
SOULE, DEAN A
SOULE, EDNA N
C/O DEAN SOULE
ZEPHYRHILLS FL 33540
Sale Date: 3/01/2019

Inspection Witnessed By:

X

No./Date

Description

Date Insp.

Notes:

2002-8 X 10 SHED ADDED

WISCASSET

| Property Data | | | Assessment Record | | | | | | | |
|---|----|---------------|-------------------|-------------------|-------------|-------------------|-----------|------|-------------------|------------------|
| Neighborhood 108 SOUTHWEST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | 2010 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| Tree Growth Year 0 | | | 2011 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| FARM LAND YEAR 0 | | | | | | | | | | |
| OPEN SPACE YEAR 0 | | | 2012 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| Zone/Land Use 21 RURAL | | | 2013 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| | | | 2014 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| | | | 2015 | 33,100 | 102,400 | 16,000 | 119,500 | | | |
| Secondary Zone | | | 2016 | 33,100 | 102,400 | 21,000 | 114,500 | | | |
| Topography 1 Level | | | | | | | | | | |
| 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2017 | 33,100 | 102,400 | 26,000 | 109,500 | | | |
| | | | 2018 | 33,100 | 102,400 | 26,000 | 109,500 | | | |
| Utilities 3 Public Sewer | | | 2019 | 33,100 | 102,400 | 0 | 135,500 | | | |
| | | | 2020 | 33,100 | 102,400 | 0 | 135,500 | | | |
| 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 33,100 | 102,400 | 0 | 135,500 | | | |
| | | | 2022 | 33,100 | 102,400 | 0 | 135,500 | | | |
| Street 1 Paved | | | 2023 | 41,300 | 128,000 | 0 | 169,300 | | | |
| | | | Land Data | | | | | | | |
| <div>Sale Data</div> <div>Sale Date 3/01/2019</div> <div>Price 157,000</div> <div>Sale Type 2 Land & Buildings</div> <div>1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.</div> <div>Financing 9 Unknown</div> <div>1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown</div> <div>Validity 1 Arms Length Sale</div> <div>1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose</div> <div>Verified 5 Public Record</div> <div>1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.</div> | | | 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 |
| | | | Square Foot | | | | % | | 6.Restriction | |
| | | | | | | | % | | 7.Corner/Location | |
| | | | | | Square Feet | | | | 8.View/Environ | |
| | | | | | | % | | | 9.Fract Share | |
| | | | | | | % | | | Acres | |
| | | | | | | % | | | 30.Rear 20+ | |
| | | | | | | % | | | 31.Waterfront Rea | |
| | | | | | | % | | | 32.Open Space | |
| Fract. Acre | | Acreage/Sites | | | | 33.RestrictEsm | | | | |
| | | | | | | 34.PASTURE 1 | | | | |
| | 20 | 1.00 | 100 | % | 0 | 35.HORTICULTURAL- | | | | |
| | 21 | 1.00 | 100 | % | 0 | 36.Pasture 3 | | | | |
| | 28 | 0.03 | 100 | % | 0 | 37.Softwood | | | | |
| | | | | % | | 38.Mixed Wood | | | | |
| | | | | % | | 39.Hardwood | | | | |
| Total Acreage 1.03 | | | | % | | 40.Wasteland | | | | |
| | | | | % | | 41.CAMP SITE | | | | |
| | | | | % | | 42.Mobile Home Si | | | | |
| | | | | % | | 43.Condo Site | | | | |
| | | | | % | | 44.Site Improveve | | | | |
| | | | | | | 45.CAMP SITE | | | | |

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

WISCASSET

Map Lot U11-010

Account 1651

Location 36 PAGE AVENUE

Card 1

Of 1

10/05/2023

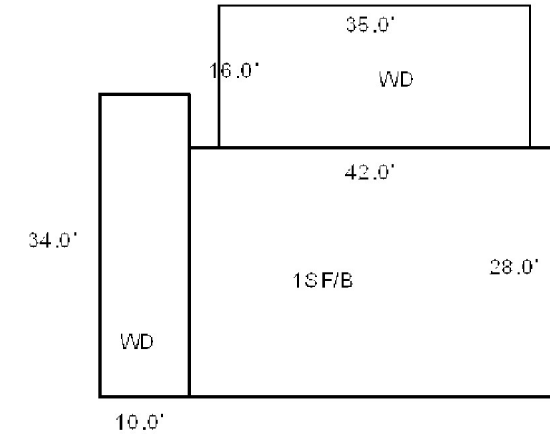
| | | |
|--|---|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 7 Electric | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 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) 1176 |
| 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 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 2/10/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 0 | 350 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 1999 | 560 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 73 AB.GR. POOL..... | 1999 | 1 | 3 100 | 4 | 99 % | 100 % | | 3.THREE STORY FR |
| 24 Frame Shed | 2001 | 80 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

\$HED 8X10



AG POOL



| Property Data | | | Assessment Record | | | | |
|------------------------------|------------|-------------|-------------------|--------|-----------|--------|---------|
| Neighborhood 108 SOUTHWEST | | | Year | Land | Buildings | Exempt | Total |
| Tree Growth Year 0 | | | 2010 | 33,100 | 123,400 | 10,000 | 146,500 |
| FARM LAND YEAR 0 | | | 2011 | 33,100 | 123,400 | 10,000 | 146,500 |
| OPEN SPACE YEAR 0 | | | 2012 | 33,100 | 123,400 | 10,000 | 146,500 |
| Zone/Land Use 21 RURAL | | | 2013 | 33,100 | 123,400 | 10,000 | 146,500 |
| Secondary Zone | | | 2014 | 33,100 | 123,400 | 10,000 | 146,500 |
| | | | 2015 | 33,100 | 123,400 | 10,000 | 146,500 |
| Topography 1 Level | | | 2016 | 33,100 | 123,400 | 15,000 | 141,500 |
| 1.Level | 4.Below St | 7.Steep | 2017 | 33,100 | 123,400 | 20,000 | 136,500 |
| 2.Rolling | 5.Low | 8.Rough | 2018 | 33,100 | 123,400 | 20,000 | 136,500 |
| 3.Above St | 6.Swampy | 9. | 2019 | 33,100 | 123,400 | 20,000 | 136,500 |
| Utilities 3 Public Sewer | | | 2020 | 33,100 | 123,400 | 25,000 | 131,500 |
| 1.Public | 4.Dr Well | 7.Cesspool | 2021 | 33,100 | 123,400 | 25,000 | 131,500 |
| 2.Water | 5.DUG/LAKE | 8. | 2022 | 33,100 | 123,400 | 24,000 | 132,500 |
| 3.Sewer | 6.Septic | 9.None | 2023 | 41,300 | 154,300 | 25,000 | 170,600 |
| Street 1 Paved | | | | | | | |
| 1.Paved | 4.Proposed | 7. | | | | | |
| 2.Semi Imp | 5.Private | 8. | | | | | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | | | | | |
| TREE GROWTH PLAN 0 | | | | | | | |
| CONSERV EASE 0 | | | | | | | |
| Sale Data | | | | | | | |
| Sale Date 6/01/2007 | | | | | | | |
| 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. | | | | | |
| | | | | | | | |

WISCASSET

Map Lot U11-011


Account 1652

Location 40 PAGE AVENUE

Card 1

Of 1

10/05/2023

| | | |
|--|---|---|
| Building Style 2 Ranch | SF Bsmt Living 144 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 7 Electric | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 9 OTHER | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1238 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 5 Above Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1975 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 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 | 112 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 2005 | 576 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

14.0'

8.0'

WD

1SF/B

28.0'

44.0'

GARAGE 24X24



Map Lot U11-012

Account 1653

Location 44 PAGE AVENUE

Card 1 Of 1 10/05/2023

GOUD, EDWARD C
GOUD, DUANE E
C/O DUANE GOUD
WISCASSET ME 04578

B3982P35

Previous Owner
KOESTER, SEAN D.
C/O DUANE & EDWARD GOUD
442 GARDINER ROAD
WISCASSET ME 04578
Sale Date: 3/25/2008

Previous Owner
KOESTER, KRISTEN J. J/T
KOESTER, SEAN D.

WISCASSET ME 04578
Sale Date: 11/09/2006

Previous Owner
RICE, CELESTIA A.

44 PAGE AVENUE
WISCASSET ME 04578

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2004-PREVIOUS OWNER: CELISTA RICE BK1688 PG292
2007-DIVORCE DECREE. PREVIOIUS BK3133 PG211, BOUGHT
8/18/2003 FOR \$127,000.
2008-NOTICE FROM ATTORNEY THAT PROPERTY SOLD
03/25/08. FORMER OWNER: SEAN D. KOESTER BK3771
PG192 - SOLD TO STEPHEN MONAGHAN, JR. FOR \$86,000
BK3982 PG33 WHO SOLD SAME DAY TO EDWARD C. GOUD &
DUANE E. GOUD FOR \$105,000.

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 3 Public Sewer | | |
| 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 3/25/2008 | | |
| Price 105,000 | | |
| 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 | 33,000 | 94,700 | 0 | 127,700 |
| 2011 | 33,000 | 94,700 | 0 | 127,700 |
| 2012 | 33,000 | 94,700 | 0 | 127,700 |
| 2013 | 33,000 | 94,700 | 0 | 127,700 |
| 2014 | 33,000 | 94,700 | 0 | 127,700 |
| 2015 | 33,000 | 94,700 | 0 | 127,700 |
| 2016 | 33,000 | 94,700 | 0 | 127,700 |
| 2017 | 33,000 | 94,700 | 0 | 127,700 |
| 2018 | 33,000 | 94,700 | 0 | 127,700 |
| 2019 | 33,000 | 94,700 | 0 | 127,700 |
| 2020 | 33,000 | 94,700 | 0 | 127,700 |
| 2021 | 33,000 | 94,700 | 0 | 127,700 |
| 2022 | 33,000 | 94,700 | 0 | 127,700 |
| 2023 | 41,300 | 118,300 | 0 | 159,600 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|----------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 1.02 | | | | |

| 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 |


WISCASSET

Map Lot U11-012

Account 1653

Location 44 PAGE AVENUE

Card 1 Of 1 10/05/2023

| | | |
|--|--|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 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 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1972 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 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. |

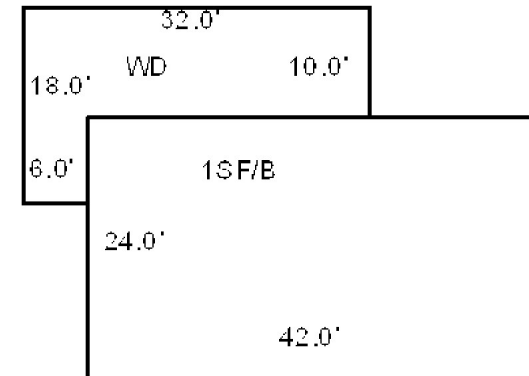
Date Inspected 12/05/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 0 | 372 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 672 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 0 | 96 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

SHED 8X12

GARAGE 24X28



10/05/2023

24.Base Waterfront
25.Shallow WF Size
26.Base Water Influence
27.Influence Water Size
28.Rear Land 1-10
29.Rear Land 11-20


WISCASSET

Map Lot U11-013

Account 1654

Location 37 PAGE AVENUE

Card 1 Of 1 10/05/2023

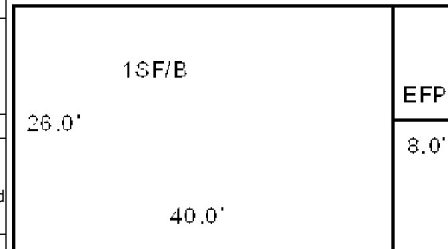
| | | |
|--|--|--------------------------------------|
| Building Style 3 Raised Ranch | SF Bsmt Living 312 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 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 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1975 | # 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.Defmaitn 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 12/05/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 26 1SFr Overhang | 0 | 40 | 0 0 | 0 | 0 % | 0 % | |
| 26 1SFr Overhang | 0 | 32 | 0 0 | 0 | 0 % | 0 % | |
| 23 Frame Garage | 0 | 576 | 3 100 | 4 | 0 % | 100 % | |
| 24 Frame Shed | 0 | 80 | 3 100 | 4 | 0 % | 100 % | |
| 24 Frame Shed | 0 | 60 | 3 100 | 4 | 0 % | 100 % | |
| 22 Encl Frame Porch | 2003 | 96 | 3 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |

- ONE STORY FRAM
- TWO STORY FRAM
- THREE STORY FR
- 4.1 & 1/2 STORY
- 5.1 & 3/4 STORY
- 6.2 & 1/2 STORY
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic



SHED 8X10=80

GARAGE 24X24=576

SHED 6X10=60

01/01/2006

Map Lot U11-014

Account 1655

Location 31 PAGE AVENUE

Card 1 Of 1 10/05/2023

BRUCE, ROBERT J
PO BOX 6321
CHINA VILLAGE ME 04926

B2101P263

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

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|--------|-----------|--------|---------|
| 2010 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2011 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2012 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2013 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2014 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2015 | 31,700 | 106,400 | 10,000 | 128,100 |
| 2016 | 31,700 | 106,400 | 15,000 | 123,100 |
| 2017 | 31,700 | 106,400 | 20,000 | 118,100 |
| 2018 | 31,700 | 106,400 | 20,000 | 118,100 |
| 2019 | 31,700 | 106,400 | 20,000 | 118,100 |
| 2020 | 31,700 | 106,400 | 25,000 | 113,100 |
| 2021 | 31,700 | 106,400 | 25,000 | 113,100 |
| 2022 | 31,700 | 106,400 | 24,000 | 114,100 |
| 2023 | 39,600 | 133,000 | 25,000 | 147,600 |

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 |
| 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 | | Acres/Sites | | | | |
| 21.HS Size Adj | 20 | 1.00 | 100 | % | 0 | |
| 22.Base Waterfron | 21 | 0.57 | 100 | % | 0 | |
| 23.Deep WF Size A | | | | % | | |
| Acres | | | | | | |
| 24.Base Waterfron | | | | % | | |
| 25.Shallow WF Siz | | | | % | | |
| 26.Base Water Inf | | | | % | | |
| 27.Influence W Si | | | | % | | |
| 28.Rear Land 1-10 | | | | % | | |
| 29.Rear Land 11-2 | | | | % | | |
| Total Acreage | | 0.57 | | | | |

WISCASSET

Map Lot U11-014

Account 1655

Location 31 PAGE AVENUE

Card 1

Of 1

10/05/2023

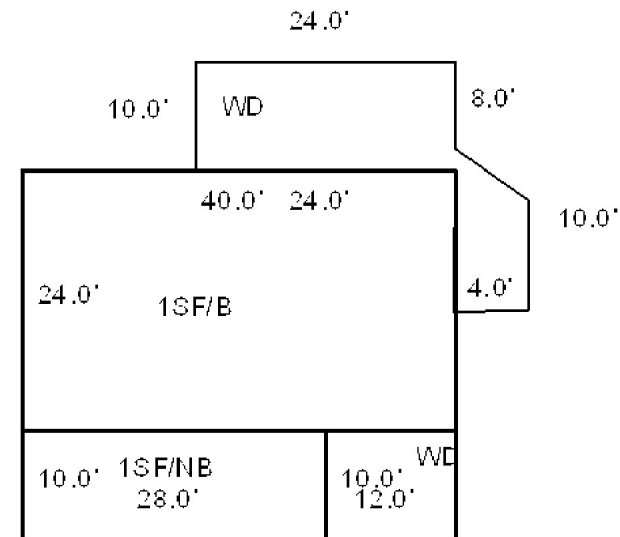
| | | | | | | | | | |
|------------------|---------------------------|-----------|-----------------|------------------|-----------------------|------------------|---------------------------|------------|--|
| Building Style | 2 Ranch | | SF Bsmst Living | 0 | | Layout | 1 Typical | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmst Grade | 0 0 | | 1.Typical | 4. | 7. | |
| 2.Ranch | 6.Split | 10.Double | HEARTH | 0 | | 2.Inadeq | 5. | 8. | |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type | 100% | 1 Hot Water BB | 3. | 6. | 9. | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB | 5.FWA | 9.No Heat | Attic | 9 None | | |
| Dwelling Units | 1 | | 2.HWCI | 6.GravWA | 10. | 1.1/4 Fin | 4.Full Fin | 7. | |
| Other Units | 0 | | 3.H Pump | 7.Electric | 11. | 2.1/2 Fin | 5.F/Stair | 8. | |
| Stories | 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) | 960 | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL | 5. | 8. | Condition | 4 Average | | |
| 3.Metal | 6.Other | 9. | 3.Old Type | 6. | 9.None | 1.Poor | 4.Avg | 7.V G | |
| SF Masonry Trim | 0 | | # Rooms | 5 | | 2.Fair | 5.Avg+ | 8.Exc | |
| OPEN-3-CUSTOM | 0 | | # Bedrooms | 3 | | 3.Avg- | 6.Good | 9.Same | |
| OPEN-4-CUSTOM | 0 | | # Full Baths | 1 | | Phys. % Good | 0% | | |
| Year Built | 1972 | | # 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. | |
| Bsmst Gar # Cars | 0 | | | | | Entrance Code | 1 Interior Inspect | | |
| Wet Basement | 1 Dry Basement | | | | | 1.Interior | 4.Vacant | 7. | |
| 1.Dry | 4. | 7. | | | | 2.Refusal | 5.Estimate | 8. | |
| 2.Damp | 5. | 8. | | | | 3.Informed | 6. | 9. | |
| 3.Wet | 6. | 9. | | | | Information Code | 1 Owner | | |

Date Inspected 2/10/2007

Additions, Outbuildings & Improvements

[illegible]

GARAGE 24X28



68



Map Lot U11-015

Account 1656

Location 23 PAGE AVENUE

Card 1 Of 1 10/05/2023

HEALD, STEPHEN L J/T
HEALD, SUKITTA
WISCASSET ME 04578

B5303P97 B5553P303

Previous Owner
LABAREE, JR., BENJAMIN
C/O STEPHEN L. HEALD
664 MAIN ROAD
WESTPORT ISLAND ME 04578
Sale Date: 5/21/2009

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2013-Added Sukitta Heald as 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 | | | |
| | | | 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 | 3 Public Sewer | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 5/21/2009 | | |
| Price | 125,000 | | |
| Sale Type | 2 Land & Buildings | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | 9 Unknown | | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | 1 Arms Length Sale | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|--------|-----------|--------|---------|
| 2010 | 31,600 | 108,300 | 6,000 | 133,900 |
| 2011 | 31,600 | 108,300 | 16,000 | 123,900 |
| 2012 | 31,600 | 108,300 | 16,000 | 123,900 |
| 2013 | 31,600 | 108,300 | 16,000 | 123,900 |
| 2014 | 31,600 | 108,300 | 16,000 | 123,900 |
| 2015 | 31,600 | 108,300 | 16,000 | 123,900 |
| 2016 | 31,600 | 108,300 | 21,000 | 118,900 |
| 2017 | 31,600 | 108,300 | 26,000 | 113,900 |
| 2018 | 31,600 | 108,300 | 26,000 | 113,900 |
| 2019 | 31,600 | 108,300 | 26,000 | 113,900 |
| 2020 | 31,600 | 108,300 | 31,000 | 108,900 |
| 2021 | 31,600 | 108,300 | 31,000 | 108,900 |
| 2022 | 31,600 | 108,300 | 29,760 | 110,140 |
| 2023 | 39,500 | 135,300 | 31,000 | 143,800 |

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 | | 0.54 | | | | |

WISCASSET

Map Lot U11-015


Account 1656

Location 23 PAGE AVENUE

Card 1

Of 1

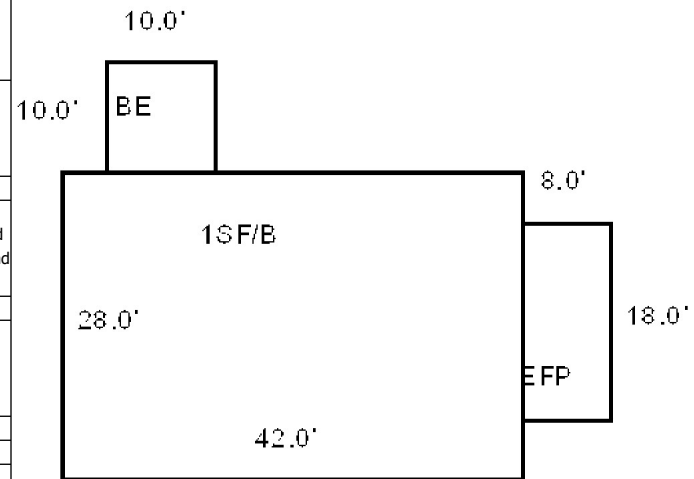
10/05/2023

| | | |
|--|---|---|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1176 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1975 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 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 12/05/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 22 Encl Frame Porch | 0 | 144 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 624 | 3 100 | 3 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 90 BSMT ENTRY..... | 0 | 100 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-016

Account 1657

Location 46 PAGE AVENUE

Card 1 Of 1 10/05/2023

GILMORE(HEIRS OF), DANIEL J
5 LOCUST ST
AMESBURY MA 01913

B3658P214

Previous Owner
PAGE, CELISTA
C/O DANIEL J. GILMORE
247 MECHANIC STREET
LEOMINSTER MA 01353
Sale Date: 4/07/2006

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2006-PREVIOUS OWNER: CELISTA PAGE

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 9 NoWater/NoSewer | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date 4/07/2006 | | |
| Price 4,500 | | |
| Sale Type 1 Land Only | | |
| 1.Land | 4.Mobile | 7. |
| 2.L & B | 5.Other | 8. |
| 3.Building | 6. | 9. |
| Financing 9 Unknown | | |
| 1.Convent | 4.Seller | 7. |
| 2.FHA/VA | 5.Private | 8. |
| 3.Assumed | 6.Cash | 9.Unknown |
| Validity 8 Other Non Valid | | |
| 1.Valid | 4.Split | 7.Renovate |
| 2.Related | 5.Partial | 8.Other |
| 3.Distress | 6.Exempt | 9.Foreclose |
| Verified 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family |
| 2.Seller | 5.Pub Rec | 8.Other |
| 3.Lender | 6.MLS | 9. |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|-------|-----------|--------|--------|
| 2010 | 3,000 | 13,800 | 0 | 16,800 |
| 2011 | 3,000 | 14,000 | 0 | 17,000 |
| 2012 | 3,000 | 14,000 | 0 | 17,000 |
| 2013 | 3,000 | 14,000 | 0 | 17,000 |
| 2014 | 3,000 | 14,000 | 0 | 17,000 |
| 2015 | 3,000 | 14,000 | 0 | 17,000 |
| 2016 | 3,000 | 14,000 | 0 | 17,000 |
| 2017 | 3,000 | 14,000 | 0 | 17,000 |
| 2018 | 3,000 | 14,000 | 0 | 17,000 |
| 2019 | 3,000 | 14,000 | 0 | 17,000 |
| 2020 | 3,000 | 14,000 | 0 | 17,000 |
| 2021 | 3,000 | 14,000 | 0 | 17,000 |
| 2022 | 3,000 | 14,000 | 0 | 17,000 |
| 2023 | 3,800 | 17,500 | 0 | 21,300 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|-------------------|------|----------------------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| | | Total Acreage | | 0.13 | | |

WISCASSET

Map Lot U11-016

Account 1657

Location 46 PAGE AVENUE

Card 1

Of 1

10/05/2023

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

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 23 Frame Garage | 2005 | 520 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 2010 | 32 | 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 |

S-ED

4 X 6

400

130



Map Lot U11-016-009

Account 1658

Location 48 PAGE AVENUE

Card 1 Of 1 10/05/2023

WILLIAMS, LORI A
48 PAGE AVE
WISCASSET ME 04578

B2706P116 B4720P156 B5276P139

Previous Owner
APPLEBEE, DEBORAH E

945 PIEDMONT ROAD
VENICE FL 34293
Sale Date: 6/26/2018

Previous Owner
APPLEBEE, WAYNE R. (J/T)
APPLEBEE, DEBORAH E.

SARASOTA FL 34238
Sale Date: 9/23/2013

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2002 FORMER OWNER: RUTH A. STROUT BK0911 PG0253
2014-Former owner: Wayne R. Applebee & Deborah E.
Applebee BK2706 PG116. 9/29/14-Address change received.

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 | 3 Public Sewer | |
| 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 | 6/26/2018 | | |
| Price | 165,000 | | |
| 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 | 32,100 | 145,600 | 0 | 177,700 |
| 2011 | 32,100 | 145,600 | 0 | 177,700 |
| 2012 | 32,100 | 145,600 | 0 | 177,700 |
| 2013 | 32,100 | 145,600 | 0 | 177,700 |
| 2014 | 32,100 | 145,600 | 0 | 177,700 |
| 2015 | 32,100 | 145,600 | 0 | 177,700 |
| 2016 | 32,100 | 145,600 | 0 | 177,700 |
| 2017 | 32,100 | 145,600 | 0 | 177,700 |
| 2018 | 32,100 | 145,600 | 0 | 177,700 |
| 2019 | 32,100 | 145,600 | 20,000 | 157,700 |
| 2020 | 32,100 | 145,600 | 25,000 | 152,700 |
| 2021 | 32,100 | 145,600 | 25,000 | 152,700 |
| 2022 | 32,100 | 145,600 | 24,000 | 153,700 |
| 2023 | 40,100 | 182,000 | 25,000 | 197,100 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|-------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.70 | | | | |

WISCASSET

Map Lot U11-016-009



Account 1658

Location 48 PAGE AVENUE

Card 1

Of 1

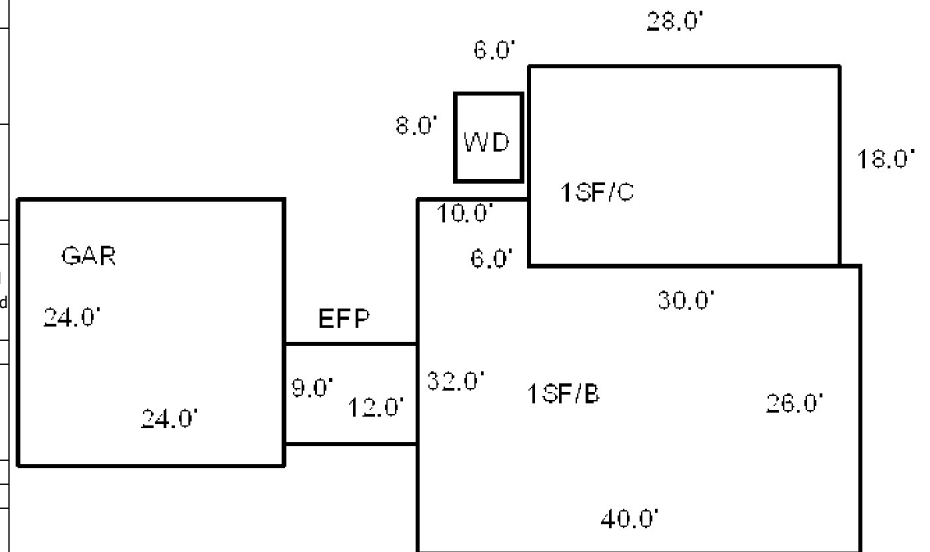
10/05/2023

| | | |
|--|--|---|
| 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 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) 1100 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 6 Good |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 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 1975 | # 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 3 Wet Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/08/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 22 Encl Frame Porch | 0 | 108 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 576 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 1 ONE STORY | 2002 | 504 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 68 Wood Deck | 1975 | 48 | 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 U11-016-010

Account 1659

Location 59 PAGE AVENUE

Card 1 Of 1 10/05/2023

BAILEY, LESLIE E
59 PAGE AVENUE
WISCASSET ME 04578

B5458P64

Previous Owner
SOULE, THOMAS K J/T
SOULE, LINDA L

WISCASSET ME 04578
Sale Date: 11/18/2019

Previous Owner
SOULE, LINDA L.

59 PAGE AVENUE
WISCASSET ME 04578
Sale Date: 11/25/2014

Previous Owner
SOULE, THOMAS K.
SOULE, LINDA L.

WISCASSET ME 04578
Sale Date: 3/02/2007

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2000-CORRECTED 1976 DEED GIVING TOWN OF WISCASSET
0.04 ACRES, 36'FRONT.
2007-FORMER OWNER: THOMAS K. & LINDA L. SOULE
BK1681 PG274.
2012-Added 26 x 28 garage.
2013-added 8 X 16 1sf breezeway
2015-Deed recorded creating joint tenancy.

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 | 3 Public Sewer | |
| 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 | 11/18/2019 | | |
| Price | 239,900 | | |
| 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 | 32,800 | 97,100 | 10,000 | 119,900 |
| 2011 | 32,800 | 97,100 | 10,000 | 119,900 |
| 2012 | 32,800 | 136,400 | 10,000 | 159,200 |
| 2013 | 32,800 | 136,400 | 10,000 | 159,200 |
| 2014 | 32,800 | 140,600 | 10,000 | 163,400 |
| 2015 | 32,800 | 140,600 | 16,000 | 157,400 |
| 2016 | 32,800 | 140,600 | 21,000 | 152,400 |
| 2017 | 32,800 | 140,600 | 26,000 | 147,400 |
| 2018 | 32,800 | 140,600 | 26,000 | 147,400 |
| 2019 | 32,800 | 140,600 | 26,000 | 147,400 |
| 2020 | 32,800 | 140,600 | 0 | 173,400 |
| 2021 | 32,800 | 140,600 | 25,000 | 148,400 |
| 2022 | 32,800 | 140,600 | 24,000 | 149,400 |
| 2023 | 41,000 | 175,800 | 25,000 | 191,800 |

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 | | 0.93 | | | | |

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

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

Square Feet

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

Fract. Acre

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

Acres

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

Effective

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence Codes

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

Square Feet

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

Fract. Acre

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

Acres

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

WISCASSET

Map Lot U11-016-010


Account 1659

Location 59 PAGE AVENUE

Card 1

Of 1

10/05/2023

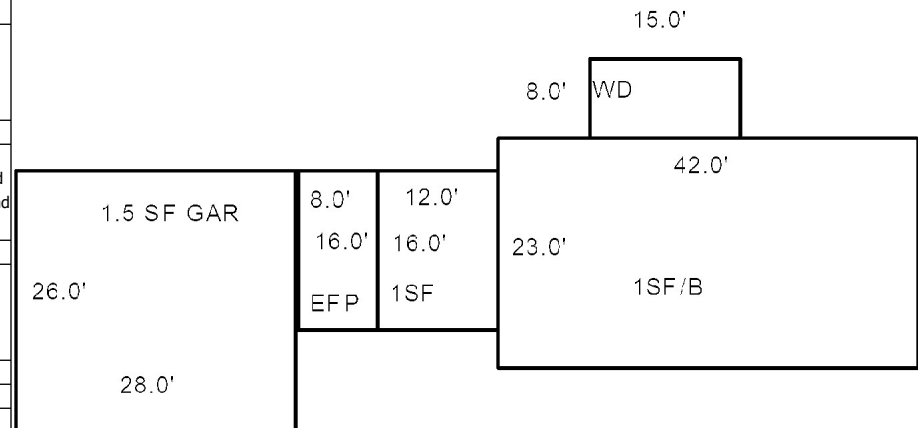
| | | |
|--|---|---|
| Building Style 2 Ranch | SF Bsmt Living 192 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 3 105 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 3 COMPOSITION | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 966 |
| 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 1975 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 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 2/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 0 | 120 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 26 1SFr Overhang | 0 | 42 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 2001 | 160 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 1 ONE STORY | 2002 | 192 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 77 1.50 ST | 2011 | 728 | 3 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 22 Encl Frame Porch | 2013 | 128 | 3 100 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

SHED 10X16



Map Lot U11-016-011

Account 1660

Location 15 PAGE AVENUE

Card 1 Of 1 10/05/2023

GRIFFIN, MICHAEL J JR
GRIFFIN, NIKKI L
15 PAGE AVENUE
WISCASSET ME 04578

B5434P128

Previous Owner
TONRY, SONDR A.
8 FOX RUN ROAD

WESTPORT ISLAND ME 04578
Sale Date: 9/06/2019

Previous Owner
FAIT, JASON T

15 PAGE AVENUE
WISCASSET ME 04578
Sale Date: 3/15/2018

Previous Owner
LONGFELLOW, NANCY P.
C/O JASON T. FAIT
15 PAGE AVENUE
WISCASSET ME 04578
Sale Date: 9/27/2013

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

PREVIOUS BK1524 PG0269
2007-PREVIOUS OWNER: DANIEL ZEHLER BK2630 PG175.
1/10/12-Abatement issued due to culvert flooding basement.
No longer finished basement, also removed 1/2 bathroom and one of the bedrooms.
2014-Previous owner: Nancy Longfellow, bought 1/07 for \$193,000, BK3795 PG190.

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 3 Public Sewer | | |
| 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 9/06/2019 | | |
| Price 169,000 | | |
| Sale Type 2 Land & Buildings | | |
| 1.Land | 4.Mobile | 7. |
| 2.L & B | 5.Other | 8. |
| 3.Building | 6. | 9. |
| Financing 9 Unknown | | |
| 1.Convent | 4.Seller | 7. |
| 2.FHA/VA | 5.Private | 8. |
| 3.Assumed | 6.Cash | 9.Unknown |
| Validity 1 Arms Length Sale | | |
| 1.Valid | 4.Split | 7.Renovate |
| 2.Related | 5.Partial | 8.Other |
| 3.Distress | 6.Exempt | 9.Foreclose |
| Verified 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family |
| 2.Seller | 5.Pub Rec | 8.Other |
| 3.Lender | 6.MLS | 9. |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|--------|-----------|--------|---------|
| 2010 | 31,600 | 153,800 | 0 | 185,400 |
| 2011 | 31,600 | 153,800 | 0 | 185,400 |
| 2012 | 31,600 | 109,200 | 0 | 140,800 |
| 2013 | 31,600 | 109,200 | 0 | 140,800 |
| 2014 | 31,600 | 109,200 | 0 | 140,800 |
| 2015 | 31,600 | 109,200 | 0 | 140,800 |
| 2016 | 31,600 | 109,200 | 0 | 140,800 |
| 2017 | 31,600 | 109,200 | 0 | 140,800 |
| 2018 | 31,600 | 109,200 | 0 | 140,800 |
| 2019 | 31,600 | 109,200 | 0 | 140,800 |
| 2020 | 31,600 | 109,200 | 0 | 140,800 |
| 2021 | 31,600 | 109,200 | 0 | 140,800 |
| 2022 | 31,600 | 109,200 | 0 | 140,800 |
| 2023 | 39,500 | 136,500 | 0 | 176,000 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|----------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.54 | | | | |

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 U11-016-011

Account 1660

Location 15 PAGE AVENUE

Card 1 Of 1 10/05/2023

| | | | | | | | | | | | | | | | | | | | | | | | | | | |
|-----------------|--|--|---------------------------|--|--|----------------|--|--|-----------------|--|--|----------------------------|--|--|------------------|--|--|------------------|--|--|---------------------------|--|--|------------|--|--|
| Building Style | | | 2 Ranch | | | SF Bsmt Living | | | 0 | | | Layout | | | 1 Typical | | | | | | | | | | | |
| 1.Conv. | | | 5.Colonial | | | 9.Other | | | Fin Bsmt Grade | | | 0 0 | | | 1.Typical | | | 4. | | | 7. | | | | | |
| 2.Ranch | | | 6.Split | | | 10.Double | | | HEARTH | | | 0 | | | 2.Inadeq | | | 5. | | | 8. | | | | | |
| 3.R Ranch | | | 7.Mod/Cont | | | 11.Multi | | | Heat Type | | | 100% 1 Hot Water BB | | | 3. | | | 6. | | | 9. | | | | | |
| 4.Cape | | | 8.Log | | | 12.Cot. | | | 1.HWB | | | 5.FWA | | | 9.No Heat | | | Attic | | | 9 None | | | | | |
| Dwelling Units | | | 1 | | | | | | 2.HWC | | | 6.GravWA | | | 10. | | | 1.1/4 Fin | | | 4.Full Fin | | | 7. | | |
| Other Units | | | 0 | | | | | | 3.H Pump | | | 7.Electric | | | 11. | | | 2.1/2 Fin | | | 5.F/Stair | | | 8. | | |
| Stories | | | 1 One Story | | | | | | 4.Steam | | | 8.F/Wall | | | 12. | | | 3.3/4 Fin | | | 6. | | | 9.None | | |
| 1.1 | | | 4.1.5 | | | 7. | | | Cool Type | | | 0% 9 None | | | | | | Insulation | | | 1 Full | | | | | |
| 2.2 | | | 5.1.75 | | | 8. | | | 1.Refrig | | | 4.W&C Air | | | 7. | | | 1.Full | | | 4.Minimal | | | 7. | | |
| 3.3 | | | 6.2.5 | | | 9. | | | 2.Evapor | | | 5. | | | 8. | | | 2.Heavy | | | 5.Unknown | | | 8. | | |
| Exterior Walls | | | 3 COMPOSITION | | | | | | 3.H Pump | | | 6. | | | 9.None | | | 3.Capped | | | 6. | | | 9.None | | |
| 1.CLAP | | | 5.T-111 | | | 9.OTHER | | | Kitchen Style | | | 2 TYPICAL | | | | | | Unfinished % | | | 0% | | | | | |
| 2.WD SH | | | 6.BR/STONE | | | 10. | | | 1.GOOD | | | 4.Obsolete | | | 7. | | | Grade & Factor | | | 3 Average 105% | | | | | |
| 3.COMP | | | 7.NOV | | | 11. | | | 2.TYPICAL | | | 5. | | | 8. | | | 1.E Grade | | | 4.B Grade | | | 7.AA+ Grad | | |
| 4.ASB/ASP | | | 8.AL/VIN | | | 12. | | | 3.OLD TYPE | | | 6. | | | 9.None | | | 2.D Grade | | | 5.A Grade | | | 8.AA++Grad | | |
| Roof Surface | | | 1 Asphalt Shingles | | | | | | Bath(s) Style | | | 2 TYPICAL | | | | | | 3.C Grade | | | 6.AA Grade | | | 9.Same | | |
| 1.Asphalt | | | 4.Composit | | | 7. | | | 1.GOOD | | | 4.Obsolete | | | 7. | | | SQFT (Footprint) | | | 1008 | | | | | |
| 2.Slate | | | 5.Wood | | | 8. | | | 2.TYPICAL | | | 5. | | | 8. | | | Condition | | | 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 | | | 1975 | | | | | | # Half Baths | | | 0 | | | | | | Funct. % Good | | | 100% | | | | | |
| Year Remodeled | | | 0 | | | | | | # Addn Fixtures | | | 0 | | | | | | Functional Code | | | 9 None | | | | | |
| Foundation | | | 1 Concrete | | | | | | # Fireplaces | | | 0 | | | | | | 1.Incomp | | | 4.SMALL | | | 7.LAYOUT | | |
| 1.Concrete | | | 4.Wood | | | 7. | | | | | | | | | | | | 2.O-Built | | | 5.CDU | | | 8.OTHER | | |
| 2.C Block | | | 5.Slab | | | 8. | | | | | | | | | | | | 3.Defmoint | | | 6.STYLE | | | 9.None | | |
| 3.Br/Stone | | | 6.Piers | | | 9. | | | | | | | | | | | | Econ. % Good | | | 100% | | | | | |
| Basement | | | 4 Full Basement | | | | | | | | | | | | | | | Economic Code | | | None | | | | | |
| 1.1/4 Bmt | | | 4.Full Bmt | | | 7. | | | | | | | | | | | | 0.None | | | 3.Services | | | 9.None | | |
| 2.1/2 Bmt | | | 5.None | | | 8. | | | | | | | | | | | | 1.Location | | | 4.Traffic | | | 8. | | |
| 3.3/4 Bmt | | | 6. | | | 9.None | | | | | | | | | | | | 2.Encroach | | | 8.Other | | | 9. | | |
| Bsmt Gar # Cars | | | 0 | | | | | | | | | | | | | | | Entrance Code | | | 1 Interior Inspect | | | | | |
| Wet Basement | | | 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 | | | | | |

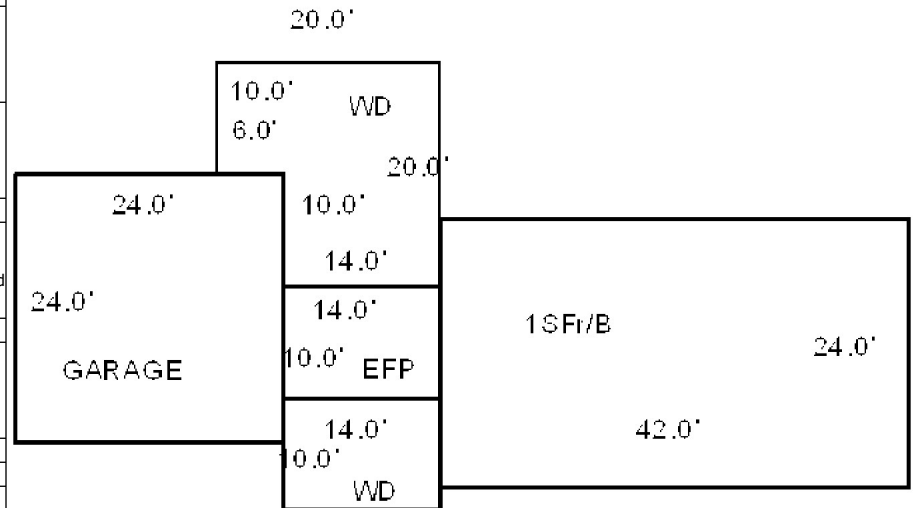
TRIO

Software

A Division of Harris Computer Systems

Date Inspected 2/10/2007

| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
|--|------|-------|-------|------|-------|--------|-------------|-------------------|
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 22 Encl Frame Porch | 0 | 140 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 0 | 340 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 68 Wood Deck | 0 | 140 | 0 0 | 0 | 0 % | 0 % | | 5.1 & 3/4 STORY |
| 23 Frame Garage | 0 | 576 | 0 0 | 0 | 0 % | 0 % | | 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 U11-016-012

Account 1661

Location 11 PAGE AVENUE

Card 1 Of 1 10/05/2023

ROY, SHAWNA L
WISCASSET ME 04578

B2285P304 B5193P173

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2011-Added second story and bath, now coded as colonial,
rather than ranch.
2012-Added shed.

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 3 Public Sewer | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date 10/01/1997 | | |
| Price 89,500 | | |
| 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 | 32,100 | 126,100 | 10,000 | 148,200 |
| 2011 | 32,100 | 181,500 | 10,000 | 203,600 |
| 2012 | 32,100 | 182,000 | 10,000 | 204,100 |
| 2013 | 32,100 | 182,000 | 10,000 | 204,100 |
| 2014 | 32,100 | 182,000 | 10,000 | 204,100 |
| 2015 | 32,100 | 182,000 | 10,000 | 204,100 |
| 2016 | 32,100 | 182,000 | 15,000 | 199,100 |
| 2017 | 32,100 | 182,000 | 20,000 | 194,100 |
| 2018 | 32,100 | 182,000 | 20,000 | 194,100 |
| 2019 | 32,100 | 182,000 | 20,000 | 194,100 |
| 2020 | 32,100 | 182,000 | 25,000 | 189,100 |
| 2021 | 32,100 | 182,000 | 25,000 | 189,100 |
| 2022 | 32,100 | 182,000 | 24,000 | 190,100 |
| 2023 | 40,100 | 227,500 | 25,000 | 242,600 |

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 | | 0.70 | | |

WISCASSET

Map Lot U11-016-012


Account 1661

Location 11 PAGE AVENUE

Card 1

Of 1

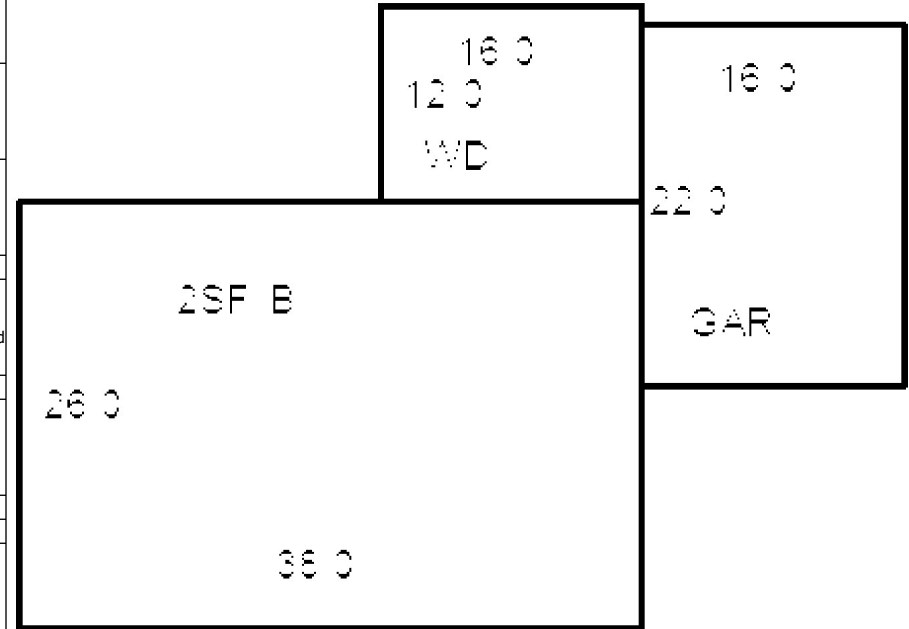
10/05/2023

| | | |
|--|---|--------------------------------------|
| Building Style 5 Colonial | SF Bsmt Living 988 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 3 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 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) 988 |
| 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 1978 | # Half Baths 1 | 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. |  | 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 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 0 | 192 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 352 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 2011 | 96 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-016-013

Account 1662

Location 307 BATH ROAD

Card 1 Of 1 10/05/2023

DDAP II, LLC
WISCASSET ME 04578

B4074P12 B4434P315

Previous Owner
BELANGER, SCOTT W.
TRUSTEE OF BELANGER WISCASSET TRUST

NEWCASTLE ME 04553
Sale Date: 8/30/2011

Previous Owner
BELANGER, JEANNINE P & WILFRED W
TRUSTEES/JEANNINE P. BELANGER LIVING
C/O SCOTT BELANGER
NEWCASTLE ME 04553
Sale Date: 11/25/2008

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2009-Property deed to son into trust.

2012-Previous owner:Scott Belanger, sold to DDAP II, LLC and this lot combined with Lot 17 for total acreage of 1.06 with 422' frontage.

WISCASSET

Property Data

| | | | |
|------------------|----------------|--------------------|--|
| Neighborhood | 200 U.S. RTE 1 | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | 0 | | |
| OPEN SPACE YEAR | 0 | | |
| Zone/Land Use | 19 COMMERCIAL | | |
| Secondary Zone | | | |
| Topography | | 1 Level | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | | 1 All Public | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | | 0 | |
| CONSERV EASE | | 0 | |
| Sale Data | | | |
| Sale Date | | 8/30/2011 | |
| Price | | | |
| Sale Type | | 1 Land Only | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | | 9 Unknown | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | | 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 | 142,400 | 4,500 | 0 | 146,900 |
| 2011 | 142,400 | 4,500 | 0 | 146,900 |
| 2012 | 0 | 0 | 0 | 0 |
| 2013 | 0 | 0 | 0 | 0 |
| 2014 | 0 | 0 | 0 | 0 |
| 2015 | 0 | 0 | 0 | 0 |
| 2016 | 0 | 0 | 0 | 0 |
| 2017 | 0 | 0 | 0 | 0 |
| 2018 | 0 | 0 | 0 | 0 |
| 2019 | 0 | 0 | 0 | 0 |
| 2020 | 0 | 0 | 0 | 0 |
| 2021 | 0 | 0 | 0 | 0 |
| 2022 | 0 | 0 | 0 | 0 |
| 2023 | 0 | 0 | 0 | 0 |

Land Data

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

WISCASSET

Map Lot U11-016-013

Account 1662

Location 307 BATH ROAD

Card 1 Of 1 10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

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



Map Lot U11-016-A

Account 2179

Location PAGE AVENUE

Card 1 Of 1 10/05/2023

WISCASSET, TOWN OF
WISCASSET ME 04578

B886P116

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2000 - CORRECTED 1976 DEED .04 ACRES, 36' FRONTAGE

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 | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 7/01/1976 | | |
| Price | | | |
| Sale Type | 1 Land Only | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | 9 Unknown | | |
| 1.Convent | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | 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 | 3,100 | 0 | 3,100 | 0 |
| 2011 | 3,100 | 0 | 3,100 | 0 |
| 2012 | 3,100 | 0 | 3,100 | 0 |
| 2013 | 3,100 | 0 | 3,100 | 0 |
| 2014 | 3,100 | 0 | 3,100 | 0 |
| 2015 | 3,100 | 0 | 3,100 | 0 |
| 2016 | 3,100 | 0 | 3,100 | 0 |
| 2017 | 3,100 | 0 | 3,100 | 0 |
| 2018 | 3,100 | 0 | 3,100 | 0 |
| 2019 | 3,100 | 0 | 3,100 | 0 |
| 2020 | 3,100 | 0 | 3,100 | 0 |
| 2021 | 3,100 | 0 | 3,100 | 0 |
| 2022 | 3,100 | 0 | 3,100 | 0 |
| 2023 | 3,900 | 0 | 3,900 | 0 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|-------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.04 | | | | |

WISCASSET

Map Lot U11-016-A

Account 2179

Location PAGE AVENUE

Card 1 Of 1 10/05/2023

| | | | | | | | | |
|---|------------|-----------|---|------|-------|----------------------------------|-------------|-------------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical 4. 7. | | |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq 5. 8. | | |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 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 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 | | | | | |
| Date Inspected | | | 1.Owner 4.Agent 7. | | | 2.Relative 5.Estimate 8. | | |
| | | | 3.Tenant 6.Other 9. | | | | | |
| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

Map Lot U11-017

Account 1663

Location 303 BATH ROAD

Card 1 Of 1 10/05/2023

LMR REALTY TRUST, LLC
12 ATHERSTONE LANE
BEDFORD NH 03110

B4434P315 B5077P115

Previous Owner
DDAP II, LLC

303 BATH ROAD
WISCASSET ME 04578
Sale Date: 11/17/2016

Previous Owner
BELANGER, SCOTT W.
TRUSTEE OF BELANGER WISCASSET TRUST

NEWCASTLE ME 04553
Sale Date: 8/30/2011

Previous Owner
BELANGER, WILFRED W.
BELANGER, JEANNINE
C/O SCOTT BELANGER
NEWCASTLE ME 04553
Sale Date: 11/25/2008

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'18 new deck and slight remodel
2009-Deeded to son in trust.
2012-Sold lots 16-13 & 17 to DDAP II, LLC for 350,000 and combined lot 16-13 with this lot 17 per deed for a total acreage from .57 to 1.06 with 422' frontage. Added paving from lot 16-13 to this lot.

WISCASSET

Property Data

| | | |
|---|------------|-------------|
| Neighborhood 200 U.S. RTE 1 | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR 0 | | |
| OPEN SPACE YEAR 0 | | |
| Zone/Land Use 19 COMMERCIAL | | |
| Secondary Zone | | |
| Topography 1 Level | | |
| 1.Level | 4.Below St | 7.Steep |
| 2.Rolling | 5.Low | 8.Rough |
| 3.Above St | 6.Swampy | 9. |
| Utilities 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool |
| 2.Water | 5.DUG/LAKE | 8. |
| 3.Sewer | 6.Septic | 9.None |
| Street 1 Paved | | |
| 1.Paved | 4.Proposed | 7. |
| 2.Semi Imp | 5.Private | 8. |
| 3.Gravel | 6.Pub Eas | 9.NoStreet |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date 11/17/2016 | | |
| Price 470,000 | | |
| 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 | 143,600 | 264,200 | 0 | 407,800 |
| 2011 | 143,600 | 264,200 | 0 | 407,800 |
| 2012 | 150,900 | 268,600 | 0 | 419,500 |
| 2013 | 150,900 | 268,600 | 0 | 419,500 |
| 2014 | 150,900 | 268,600 | 0 | 419,500 |
| 2015 | 150,900 | 268,600 | 0 | 419,500 |
| 2016 | 150,900 | 268,600 | 0 | 419,500 |
| 2017 | 150,900 | 268,600 | 0 | 419,500 |
| 2018 | 150,900 | 274,000 | 0 | 424,900 |
| 2019 | 150,900 | 274,000 | 0 | 424,900 |
| 2020 | 150,900 | 274,000 | 0 | 424,900 |
| 2021 | 150,900 | 274,000 | 0 | 424,900 |
| 2022 | 150,900 | 274,000 | 0 | 424,900 |
| 2023 | 159,300 | 291,700 | 0 | 451,000 |

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 | | 1.06 | | | | |



WISCASSET

Map Lot U11-017

Account 1663

Location 303 BATH ROAD

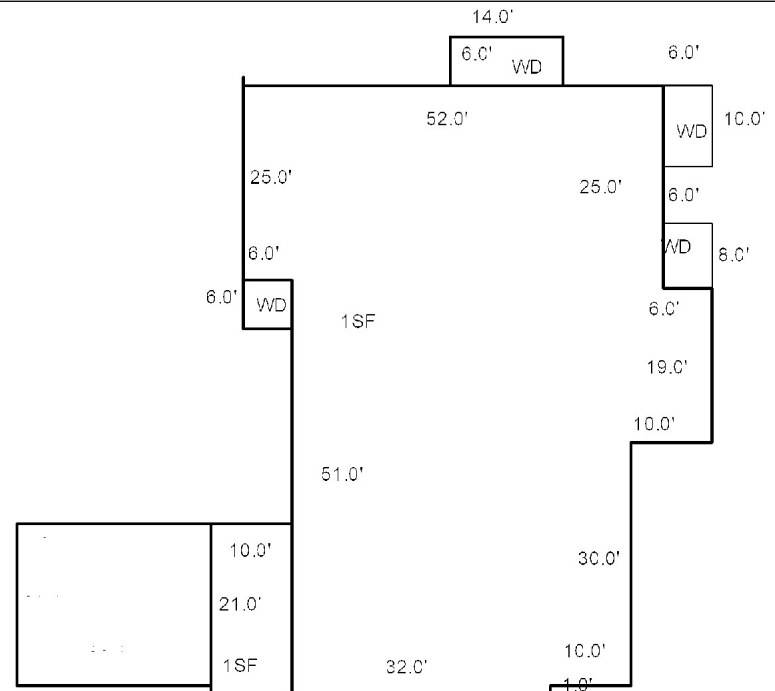
Card 1 Of 1 10/05/2023

| | | |
|-------------------------------|--|---|
| Building Style 0 | SF Bsmt Living 0 | Layout 0 |
| 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% 0 | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 0 |
| Dwelling Units 0 | 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 0 | 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 0 |
| 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 0 | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 0 | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 0 0% |
| 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 0 | Bath(s) Style 0 | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 0 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 0 |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 0 | Phys. % Good 0% |
| Year Built 0 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 0 | # 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 0 | | 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 0 | | 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 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 236 RESTAURANT | 1970 | 3580 | 2 100 | 4 | 0 % | 75 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 0 | 60 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 0 | 36 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 337 COOLER..... | 0 | 48 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 236 RESTAURANT | 1998 | 210 | 2 100 | 4 | 0 % | 75 % | | 5.1 & 3/4 STORY |
| 68 Wood Deck | 0 | 36 | 3 100 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| 337 COOLER..... | 0 | 60 | 3 100 | 4 | 0 % | 100 % | | 21.Open Frame Por |
| 344 PAVING..... | 0 | 3000 | 3 100 | 4 | 0 % | 50 % | | 22.Encl Frame Por |
| 344 PAVING..... | 2000 | 5000 | 3 100 | 4 | 0 % | 50 % | | 23.Frame Garage |
| 68 Wood Deck | 2017 | 480 | 4 100 | 4 | 0 % | 100 % | | 24.Frame Shed |
| | | | | | | | | 25.Frame Bay Wind |
| | | | | | | | | 26.1SFr Overhang |
| | | | | | | | | 27.Unfin Basement |
| | | | | | | | | 28.Unfinished Att |
| | | | | | | | | 29.Finished Attic |



| | | | | | | | | | | | | | |
|---|--|--|--|--|--|--|---------|---------------|---------|-----------|------|--|--|
| INHABITANTS OF LINCOLN COUNTY WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | | | |
| | | | Neighborhood 200 U.S. RTE 1 | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | Tree Growth Year 0 | | | 2010 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | FARM LAND YEAR 0 | | | 2011 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | OPEN SPACE YEAR 0 | | | 2012 | 144,300 | 237,800 | 382,100 | 0 | | | |
| B2686P271 B4913P220 Previous Owner MID COAST COUNTRY CHAPEL PO BOX 245 WISCASSET ME 04578 Sale Date: 7/31/2015 | | | Zone/Land Use 19 COMMERCIAL | | | 2013 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | Secondary Zone | | | 2014 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | Topography 1 Level | | | 2015 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2016 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | Utilities 1 All Public | | | 2017 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2018 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2019 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | TREE GROWTH PLAN 0 | | | 2020 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | CONSERV EASE 0 | | | 2021 | 144,300 | 237,800 | 382,100 | 0 | | | |
| | | | Sale Data | | | 2022 | 144,300 | 237,800 | 382,100 | 0 | | | |
| X | | | Sale Date 7/31/2015 | | | 2023 | 152,300 | 252,400 | 404,700 | 0 | | | |
| | | | Price 140,000 | | | Land Data | | | | | | | |
| | | | Sale Type 2 Land & Buildings | | | 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 Improveve 45.CAMP SITE 46.PAVING/00 | |
| | | | 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. | | | | | Frontage | Depth | Factor | Code | | |
| | | | Financing 9 Unknown | | | | | Square Feet | | | | | |
| Validity 6 Exempt Property | | | | | | | | | | | | | |
| 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | | | | |
| Notes: FORMER OWNER WAS BARBARA YEDLIN 2002- NEW OWNER MIDCOAST COUNTRY CHAPEL CHARITABLE/BENEVOLENT EXEMPTION GRANTED 10/30/01 PREVIOUS BK2565 PG0309 (MCNEALE T. SMITH) | | | Verified 5 Public Record | | | Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | Acreege/Sites | | | | | |
| | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |
| | | | Validity 6 Exempt Property | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |
| WISCASSET | | | Verified 5 Public Record | | | 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 | | Acreege/Sites | | | | | |
| | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |
| | | | Validity 6 Exempt Property | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |
| | | | Verified 5 Public Record | | | Total Acreage 0.62 | | Acreege/Sites | | | | | |
| | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |
| | | | Validity 6 Exempt Property | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | |

WISCASSET

Map Lot U11-018

Account 1664

Location 297 BATH ROAD

Card 1

Of 1

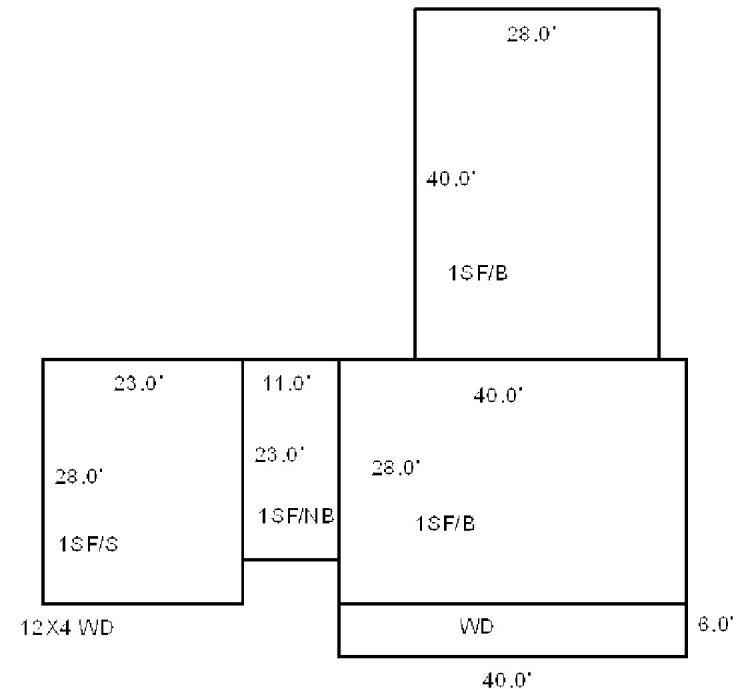
10/05/2023

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

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 205 BSMT | 1962 | 1120 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 220 STORE | 0 | 3137 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 0 | 240 | 2 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 335 FIN. BASEMENT | 1962 | 1120 | 2 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 68 Wood Deck | 0 | 48 | 2 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-019

Account 1665

Location 291 BATH ROAD

Card 1 Of 1 10/05/2023

HOFFMAN, HERMAN R
367 DENNISON ROAD
SPRUCE HEAD ME 04859

B3007P148 B5399P235

Previous Owner
BERRY, LAWRENCE F
212 ALNA ROAD

WISCASSET ME 04578
Sale Date: 6/25/2019

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2003-DIVORCE PREVIOUS BK2485 PG25

WISCASSET

Property Data

| | | |
|---|------------|-------------|
| Neighborhood 200 U.S. RTE 1 | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR 0 | | |
| OPEN SPACE YEAR 0 | | |
| Zone/Land Use 19 COMMERCIAL | | |
| 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 3 Public Sewer | | |
| 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 6/25/2019 | | |
| Price 150,000 | | |
| 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 | 145,700 | 74,300 | 0 | 220,000 |
| 2011 | 145,700 | 74,300 | 0 | 220,000 |
| 2012 | 145,700 | 74,300 | 0 | 220,000 |
| 2013 | 145,700 | 74,300 | 0 | 220,000 |
| 2014 | 145,700 | 74,300 | 0 | 220,000 |
| 2015 | 145,700 | 74,300 | 0 | 220,000 |
| 2016 | 145,700 | 74,300 | 0 | 220,000 |
| 2017 | 145,700 | 74,300 | 0 | 220,000 |
| 2018 | 145,700 | 74,300 | 0 | 220,000 |
| 2019 | 145,700 | 74,300 | 0 | 220,000 |
| 2020 | 145,700 | 74,300 | 0 | 220,000 |
| 2021 | 145,700 | 74,300 | 0 | 220,000 |
| 2022 | 145,700 | 74,300 | 0 | 220,000 |
| 2023 | 153,800 | 79,300 | 0 | 233,100 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|----------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.71 | | | | |

WISCASSET

Map Lot U11-019


Account 1665

Location 291 BATH ROAD

Card 1

Of 1

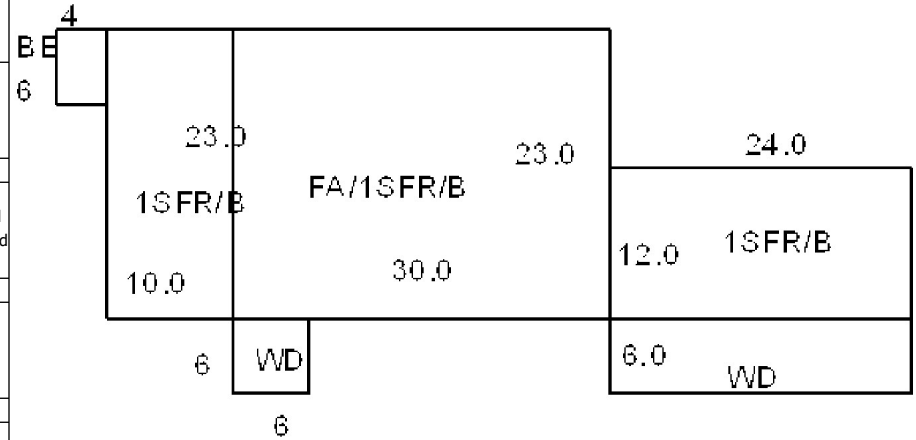
10/05/2023

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

Date Inspected 12/08/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|--------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 287 OFFICE | 1999 | 518 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 292 BSMT | 1920 | 960 | 3 100 | 4 | 0 % | 50 % | | 2.TWO STORY FRAM |
| 287 OFFICE | 1920 | 966 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 90 BSMT ENTRY..... | 1999 | 24 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 68 Wood Deck | 1999 | 216 | 3 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 68 Wood Deck | 1999 | 36 | 3 100 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



Map Lot U11-020

Account 1666

Location 58 PAGE AVENUE

Card 1 Of 1 10/05/2023

MORSE, LESTER R
MORSE, JOANNE H
P.O. BOX 184
DRESDEN ME 04342

B1147P197

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'18 add shed

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 | 3 Public Sewer |
| 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 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2011 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2012 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2013 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2014 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2015 | 62,600 | 119,300 | 10,000 | 171,900 |
| 2016 | 62,600 | 119,300 | 15,000 | 166,900 |
| 2017 | 62,600 | 119,300 | 20,000 | 161,900 |
| 2018 | 62,600 | 120,300 | 20,000 | 162,900 |
| 2019 | 62,600 | 120,300 | 20,000 | 162,900 |
| 2020 | 62,600 | 120,300 | 25,000 | 157,900 |
| 2021 | 62,600 | 120,300 | 25,000 | 157,900 |
| 2022 | 62,600 | 120,300 | 24,000 | 158,900 |
| 2023 | 78,300 | 150,400 | 25,000 | 203,700 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|-------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.87 | | | | |

WISCASSET

Map Lot U11-020


Account 1666

Location 58 PAGE AVENUE

Card 1

Of 1

10/05/2023

| | | |
|--|---|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 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 1 | Phys. % Good 0% |
| Year Built 1975 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 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. |

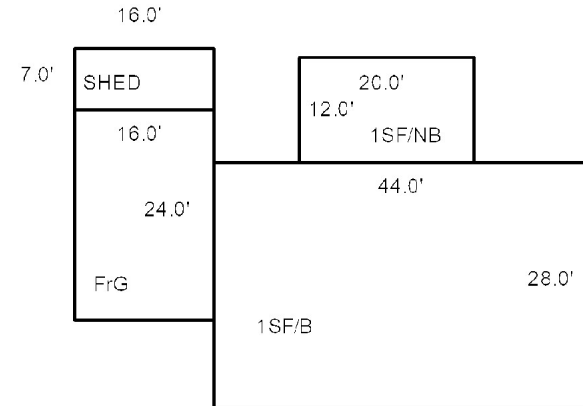
Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|-----------------|------|-------|-------|------|-------|--------|-------------|
| 1 ONE STORY | 0 | 240 | 0 0 | 0 | 0 % | 0 % | |
| 24 Frame Shed | 0 | 112 | 0 0 | 0 | 0 % | 0 % | |
| 23 Frame Garage | 0 | 384 | 0 0 | 0 | 0 % | 0 % | |
| 24 Frame Shed | 0 | 64 | 3 100 | 3 | 0 % | 100 % | |
| 24 Frame Shed | 0 | 64 | 3 100 | 3 | 0 % | 100 % | |
| 24 Frame Shed | 2017 | 160 | 4 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |

- 1.ONE STORY FRAM
- 2.TWO STORY FRAM
- 3.THREE STORY FR
- 4.1 & 1/2 STORY
- 5.1 & 3/4 STORY
- 6.2 & 1/2 STORY
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic

SHED 8X8



ROQUEMORE, JODIE F
ROQUEMORE, JAMES
124 DECKHOUSE ROAD
EDGECOMB ME 04556

B5806P307

Previous Owner
277 BATH ROAD, LLC.
129 PLEASANT RUN ROAD

FLEMINGTON NJ 08822
Sale Date: 11/08/2021

Previous Owner
SHIP'S CHOW HALL, LLC

1011 MIDDLE ROAD
DRESDEN ME 04342
Sale Date: 12/30/2019

Previous Owner
THE FIRST, N.A.

PO BOX 940
DAMARISCOTTA ME 04543
Sale Date: 10/20/2014

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'20 Split 1.36 acres between lot 21(.84) & 22(.52 and including Hubers market)on lot 22 which has now been torn down w/shed to new lot 21-A (check 2020 for new Dollar General). Assess proper acreage for both retained lots. 2007-PREVIOUS OWNER: SALLY HUBER BK1498 PG347. 2011-16 x 20 shed added. 7/15/14-Previous owners: Kyle & Kevin Yacoben BK3799 PG269, bought in 2007 for \$90,000.

WISCASSET

Property Data

| | | | |
|------------------|------------|--------------------|--|
| Neighborhood | | 200 U.S. RTE 1 | |
| Tree Growth Year | | 0 | |
| FARM LAND YEAR | | 0 | |
| OPEN SPACE YEAR | | 0 | |
| Zone/Land Use | | 19 COMMERCIAL | |
| Secondary Zone | | | |
| Topography | | 2 Rolling | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | | 1 All Public | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | | 1 Paved | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | | 0 | |
| CONSERV EASE | | 0 | |
| Sale Data | | | |
| Sale Date | | 11/08/2021 | |
| Price | | 255,000 | |
| Sale Type | | 1 Land Only | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | | 9 Unknown | |
| 1.Convert | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | | 4 Split/Assemblage | |
| 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 | 60,000 | 0 | 0 | 60,000 |
| 2011 | 60,000 | 1,800 | 0 | 61,800 |
| 2012 | 60,000 | 1,800 | 0 | 61,800 |
| 2013 | 60,000 | 1,800 | 0 | 61,800 |
| 2014 | 60,000 | 1,800 | 0 | 61,800 |
| 2015 | 60,000 | 1,800 | 0 | 61,800 |
| 2016 | 60,000 | 1,800 | 0 | 61,800 |
| 2017 | 60,000 | 1,800 | 0 | 61,800 |
| 2018 | 60,000 | 1,800 | 0 | 61,800 |
| 2019 | 60,000 | 1,800 | 0 | 61,800 |
| 2020 | 58,300 | 0 | 0 | 58,300 |
| 2021 | 58,300 | 0 | 0 | 58,300 |
| 2022 | 58,300 | 0 | 0 | 58,300 |
| 2023 | 72,900 | 0 | 0 | 72,900 |

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 | |
| Square Foot | | Square Feet | | | | 8.View/Environ | |
| | 16.Regular Lot | | | % | | 9.Fract Share | |
| | 17.Secondary Site | | | % | | Acres | |
| | 18.Secondary Site | | | % | | 30.Rear 20+ | |
| | 19.Condominium | | | % | | 31.Waterfront Rea | |
| | 20.Base Homesite | | | % | | 32.Open Space | |
| | | | | % | | 33.RestrictEsm | |
| | | | | % | | 34.PASTURE 1 | |
| Fract. Acre | | Acreage/Sites | | | | 35.HORTICULTURAL- | |
| | 21.HS Size Adj | 20 | 1.00 | 100 | % | 0 | 36.Pasture 3 |
| | 22.Base Waterfron | 21 | 1.00 | 100 | % | 0 | 37.Softwood |
| | 23.Deep WF Size A | 28 | 4.16 | 100 | % | 0 | 38.Mixed Wood |
| | Acres | | | | % | | 39.Hardwood |
| | 24.Base Waterfron | | | | % | | 40.Wasteland |
| | 25.Shallow WF Siz | | | | % | | 41.CAMP SITE |
| | 26.Base Water Inf | | | | % | | 42.Mobile Home Si |
| 27.Influence W Si | | | | % | | 43.Condo Site | |
| 28.Rear Land 1-10 | | Total Acreage 5.16 | | | | 44.Site Improve | |
| 29.Rear Land 11-2 | | | | | | | |


WISCASSET

Map Lot U11-021

Account 1667

Location BATH ROAD

Card 1 Of 1 10/05/2023

| | | | | | | | | |
|-----------------|------------|-----------|---|------------|-----------|------------------------------------|------------|------------|
| Building Style | | | SF Bsmt Living | | | Layout | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade | | | 1.Typical | 4. | 7. |
| 2.Ranch | 6.Split | 10.Double | HEARTH | | | 2.Inadeq | 5. | 8. |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 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 5 Estimate | | |
| | | | | | | 1.Owner | 4.Agent | 7. |
| | | | | | | 2.Relative | 5.Estimate | 8. |
| | | | | | | 3.Tenant | 6.Other | 9. |

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

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



FRISCO SOUTH INVESTORS, LLC
30 ORANGE AVENUE
LARKSPUR CA 94939

B5496P165

Previous Owner
WISCASSET BATH BTS, LLC.
14600 DETROIT AVENUE
SUITE 1500
LAKEWOOD OH 44107
Sale Date: 2/20/2020

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

'20 New Dollar General

20 Split 1.31 acres between lot 21(.84) & 22(.52) and including Hubers market on lot 22 which has now been torn down w/shed to new lot 21-A (check 2020 for new Dollar General).

WISCASSET

Property Data

| | | | |
|----------------------|--------------------|-------------|--|
| Neighborhood | 200 U.S. RTE 1 | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | | | |
| OPEN SPACE YEAR | | | |
| Zone/Land Use | 19 COMMERCIAL | | |
| Secondary Zone | | | |
| Topography 2 Rolling | | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 2/20/2020 | | |
| Price | 1,632,959 | | |
| 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

[illegible]

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes | |
|-------------------|--------------------|---------------|-------|-----------|------|-------------------|-------------------|
| | | Frontage | Depth | Factor | Code | | |
| 11.Regular Lot | | | | % | | 1.Open Space | |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A | |
| 13.Nabla Triangle | | | | % | | 3.Topography | |
| 14.Rear Land | | | | % | | 4.Size/Shape | |
| 15.Front Foot | | | | % | | 5.Access | |
| | | | | % | | 6.Restriction | |
| | | | | % | | 7.Corner/Locatio | |
| Square Foot | | Square Feet | | | | 8.View/Environ | |
| | 16.Regular Lot | | | % | | 9.Fract Share | |
| | 17.Secondary Site | | | % | | Acres | |
| | 18.Secondary Site | | | % | | 30.Rear 20+ | |
| | 19.Condominium | | | % | | 31.Waterfront Rea | |
| | 20.Base Homesite | | | % | | 32.Open Space | |
| | | | | % | | 33.RestrictEsm | |
| | | | | % | | 34.PASTURE 1 | |
| Fract. Acre | | Acreage/Sites | | | | 35.HORTICULTURAL- | |
| | 21.HS Size Adj | 47 | 1.00 | 100 | % | 0 | 36.Pasture 3 |
| | 22.Base Waterfront | 48 | 1.00 | 100 | % | 0 | 37.Softwood |
| | 23.Deep WF Size A | 50 | 0.31 | 100 | % | 0 | 38.Mixed Wood |
| | Acres | | | | % | | 39.Hardwood |
| | 24.Base Waterfront | | | | % | | 40.Wasteland |
| | 25.Shallow WF Siz | | | | % | | 41.CAMP SITE |
| | 26.Base Water Inf | | | | % | | 42.Mobile Home Si |
| | 27.Influence W Si | | | | % | | 43.Condo Site |
| | 28.Rear Land 1-10 | | | | % | | 44.Site Improve |
| 29.Rear Land 11-2 | | | | % | | 45.CAMP SITE | |
| | | Total Acreage | | 1.31 | | 46.PAVING/00 | |

WISCASSET

Map Lot U11-021-A


Account 2697

Location 277 BATH ROAD

Card 1

Of 1

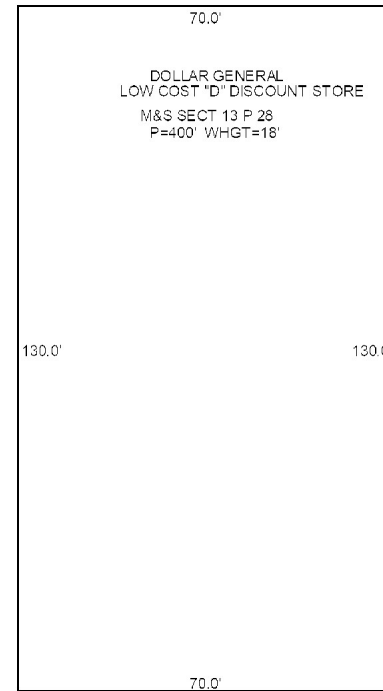
10/05/2023

| | | |
|-------------------------------|---|--------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 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 | |
|-------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 208 LC D DISCOUNT | 2019 | 9100 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 344 PAVING..... | 2019 | 11200 | 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 U11-022

Account 1668

Location 277 BATH ROAD

Card 1 Of 1 10/05/2023

ROQUEMORE, JODIE F
ROQUEMORE, JAMES
124 DECKHOUSE ROAD
EDGECOMB ME 04556

B5806P307

Previous Owner
277 BATH ROAD LLC
129 PLEASANT RUN ROAD

FLEMINGTON NJ 08822
Sale Date: 11/08/2021

Previous Owner
SHIP'S CHOW HALL, LLC

1011 MIDDLE ROAD
DRESDEN ME 04342
Sale Date: 12/30/2019

Previous Owner
K2 HOLDINGS, LLC
C/O SHIP'S CHOW HALL, LLC
1011 MIDDLE ROAD
DRESDEN ME 04342
Sale Date: 4/26/2013

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

/6/9/21 CLOSED ADD WD

20 Split 1.36 acres between lot 21(.84) & 22(.52 and including Hubers market)on lot 22 which has now been torn down w/shed to new lot 21-A (check 2020 for new Dollar General). 2007-PREVIOUS OWNER: GORDON HUBER BK1489 PG4. ALSO CHANGED PROPERTY TAB TO READ COMMERCIAL ON LAND & BUILDINGS. In 2007-Paid \$345,000.

10/4/10- 911 address correction-Hubers Market location is 279 Bath Road and Ship's ChowHall is 277 Bath Road

WISCASSETT
fire
WISCASSETT
dropped to 50% for one year (2011) due to

Property DataNeighborhood **200 U.S. RTE 1**Tree Growth Year **0**FARM LAND YEAR **0**OPEN SPACE YEAR **0**Zone/Land Use **19 COMMERCIAL**

Secondary Zone

Topography **1 Level**

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

Utilities **1 All Public**

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

Street **1 Paved**

1.Paved 4.Proposed 7.
2.Semi Imp 5.Private 8.
3.Gravel 6.Pub Eas 9.NoStreet

TREE GROWTH PLAN **0**CONSERV EASE **0****Sale Data**Sale Date **11/08/2021**Price **255,000**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 **4 Split/Assemblage**

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 | 205,500 | 161,700 | 0 | 367,200 |
| 2011 | 205,500 | 161,700 | 0 | 367,200 |
| 2012 | 205,500 | 161,700 | 0 | 367,200 |
| 2013 | 217,500 | 161,700 | 0 | 379,200 |
| 2014 | 217,500 | 161,700 | 0 | 379,200 |
| 2015 | 217,500 | 161,700 | 0 | 379,200 |
| 2016 | 217,500 | 161,700 | 0 | 379,200 |
| 2017 | 217,500 | 161,700 | 0 | 379,200 |
| 2018 | 217,500 | 161,700 | 0 | 379,200 |
| 2019 | 217,500 | 161,700 | 0 | 379,200 |
| 2020 | 149,000 | 66,500 | 0 | 215,500 |
| 2021 | 149,000 | 71,200 | 0 | 220,200 |
| 2022 | 149,000 | 71,200 | 0 | 220,200 |
| 2023 | 157,300 | 77,000 | 0 | 234,300 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|----------------------|------|-----------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| | | | | % | | Acres |
| | | | | % | | 30.Rear 20+ |
| | | | | % | | 31.Waterfront Rea |
| | | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| | | | | % | | 36.Pasture 3 |
| | | | | % | | 37.Softwood |
| | | | | % | | 38.Mixed Wood |
| | | | | % | | 39.Hardwood |
| | | | | % | | 40.Wasteland |
| | | | | % | | 41.CAMP SITE |
| | | | | % | | 42.Mobile Home Si |
| | | | | % | | 43.Condo Site |
| | | | | % | | 44.Site Improve |
| | | | | % | | 45.CAMP SITE |
| | | | | % | | 46.PAVING/00 |
| Total Acreage | | 0.93 | | | | |

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type**Effective****Frontage****Depth****Influence****Factor****Code****Square Feet****Acreage/Sites**

47

1.00

100

%

0

48

0.93

100

%

0

Total Acreage 0.93

WISCASSET

Map Lot U11-022


Account 1668

Location 277 BATH ROAD

Card 1

Of 1

10/05/2023

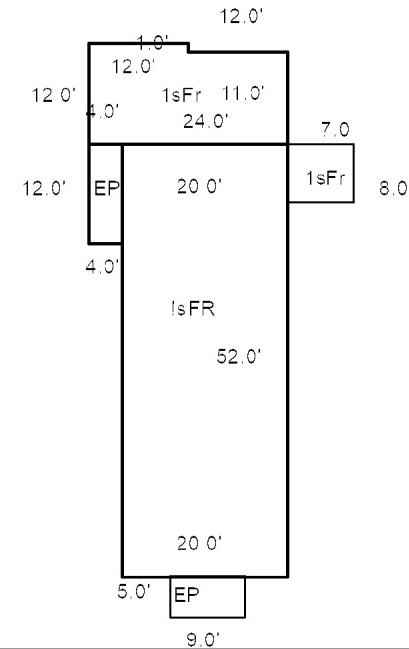
| | | |
|-------------------------------|---|---|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot.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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 236 RESTAURANT | 1960 | 1096 | 2 100 | 3 | 0 % | 75 % | |
| 24 Frame Shed | 2001 | 144 | 3 100 | 5 | 0 % | 75 % | |
| 24 Frame Shed | 1960 | 144 | 3 100 | 4 | 0 % | 75 % | |
| 22 Encl Frame Porch | 1960 | 60 | 3 100 | 4 | 0 % | 75 % | |
| 22 Encl Frame Porch | 1960 | 45 | 3 100 | 4 | 0 % | 75 % | |
| 344 PAVING..... | 1960 | 3400 | 3 100 | 4 | 0 % | 50 % | |
| 68 Wood Deck | 2020 | 576 | 2 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |

Chow Hall



Map Lot U11-023

Account 1670

Location 37 WARD BROOK ROAD

Card 1 Of 1 10/05/2023

ROY, MICHAEL
ROY, CHRISTIE L
16456 OLD MILL ROAD
LEWES DE 19958

B1816P280 B5149P301

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2003-changed building code to 7 for three-family home
2004-ADDED 3 OFF TO ALL THREE BUILDINGS

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 | 1 All Public | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | | | |
| 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 | 93,000 | 124,100 | 0 | 217,100 |
| 2011 | 93,000 | 124,100 | 0 | 217,100 |
| 2012 | 93,000 | 124,100 | 0 | 217,100 |
| 2013 | 93,000 | 124,100 | 0 | 217,100 |
| 2014 | 93,000 | 124,100 | 0 | 217,100 |
| 2015 | 93,000 | 124,100 | 0 | 217,100 |
| 2016 | 93,000 | 124,100 | 0 | 217,100 |
| 2017 | 93,000 | 79,400 | 0 | 172,400 |
| 2018 | 93,000 | 79,400 | 0 | 172,400 |
| 2019 | 93,000 | 79,400 | 0 | 172,400 |
| 2020 | 93,000 | 79,400 | 0 | 172,400 |
| 2021 | 93,000 | 79,400 | 0 | 172,400 |
| 2022 | 93,000 | 79,400 | 0 | 172,400 |
| 2023 | 116,300 | 99,300 | 0 | 215,600 |

Land Data

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

WISCASSET

Map Lot U11-023


Account 1670

Location 37 WARD BROOK ROAD

Card 1

Of 1

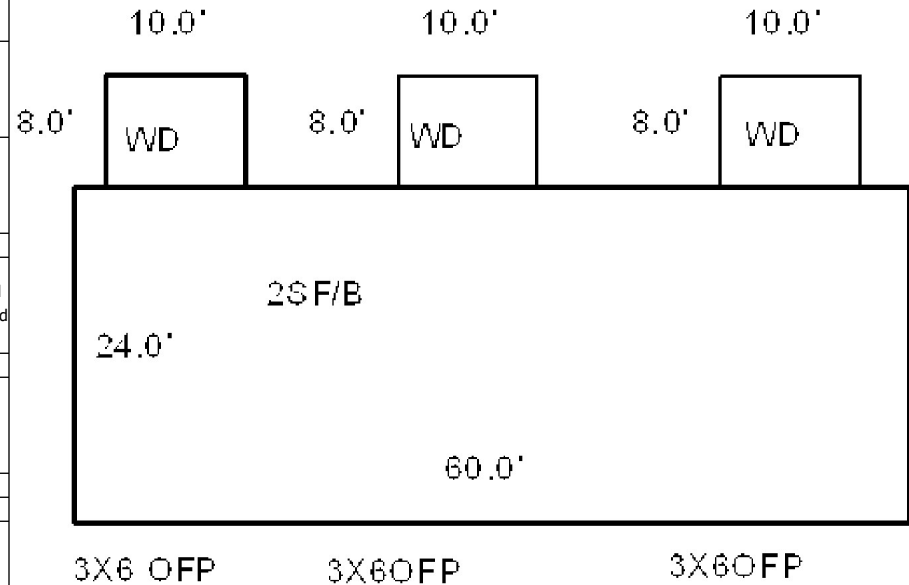
10/05/2023

| | | |
|--|---|---|
| Building Style 11 Multi Family | 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 3 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 2 Two Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1440 |
| 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 15 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 9 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 1993 | # Half Baths 3 | 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 50% |
| Basement 4 Full Basement | | Economic Code Location |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 4 Agent |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/30/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------|------|-------|-------|------|-------|--------|-------------|
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |



Map Lot U11-024

Account 1671

Location 31 WARD BROOK ROAD

Card 1 Of 1 10/05/2023

ROY, MICHAEL
ROY, CHRISTIE L
16456 OLD MILL ROAD
LEWES DE 19958

B1816P280 B5149P301

Inspection Witnessed By:

X

Date

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
| | | |
| | | |
| | | |

Notes:

2003-changed building code to 7 for three family home
2004-ADDED 3 OFF TO EACH BUILDING

WISCASSET

| Property Data | | | Assessment Record | | | | | | |
|-------------------------------------|------------|-------------|--------------------|-------------------|-----------|--------|--------------|-------------------|------------------|
| Neighborhood 108 SOUTHWEST | | | Year | Land | Buildings | Exempt | Total | | |
| | | | 2010 | 92,800 | 124,100 | 0 | 216,900 | | |
| Tree Growth Year 0 | | | 2011 | 92,800 | 124,100 | 0 | 216,900 | | |
| FARM LAND YEAR 0 | | | 2012 | 92,800 | 124,100 | 0 | 216,900 | | |
| OPEN SPACE YEAR 0 | | | 2013 | 92,800 | 124,100 | 0 | 216,900 | | |
| Zone/Land Use 16 RESIDENTIAL | | | 2014 | 92,800 | 124,100 | 0 | 216,900 | | |
| Secondary Zone | | | 2015 | 92,800 | 124,100 | 0 | 216,900 | | |
| | | | 2016 | 92,800 | 124,100 | 0 | 216,900 | | |
| Topography 1 Level | | | 2017 | 92,800 | 79,400 | 0 | 172,200 | | |
| 1.Level | 4.Below St | 7.Steep | 2018 | 92,800 | 79,400 | 0 | 172,200 | | |
| 2.Rolling | 5.Low | 8.Rough | 2019 | 92,800 | 79,400 | 0 | 172,200 | | |
| 3.Above St | 6.Swampy | 9. | 2020 | 92,800 | 79,400 | 0 | 172,200 | | |
| Utilities 1 All Public | | | 2021 | 92,800 | 79,400 | 0 | 172,200 | | |
| 1.Public | 4.Dr Well | 7.Cesspool | 2022 | 92,800 | 79,400 | 0 | 172,200 | | |
| 2.Water | 5.DUG/LAKE | 8. | 2023 | 116,000 | 99,300 | 0 | 215,300 | | |
| 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 | | | | % | | 1.Open Space | |
| TREE GROWTH PLAN 0 | | | | 11.Regular Lot | | | % | | 2.Neighborhood A |
| CONSERV EASE 0 | | | | 12.Delta Triangle | | | % | | 3.Topography |
| Sale Data | | | | 13.Nabla Triangle | | | % | | 4.Size/Shape |
| | | | | 14.Rear Land | | | % | | 5.Access |
| Sale Date | | | 15.Front Foot | | | % | | 6.Restriction | |
| Price | | | | | | % | | 7.Corner/Locatio | |
| Sale Type | | | Square Foot | Square Feet | | | | 8.View/Environ | |
| 1.Land | 4.Mobile | 7. | | | | % | | 9.Fract Share | |
| 2.L & B | 5.Other | 8. | | | | % | | Acres | |
| 3.Building | 6. | 9. | | | | % | | 30.Rear 20+ | |
| Financing | | | | | | % | | 31.Waterfront Rea | |
| 1.Convent | 4.Seller | 7. | | | | % | | 32.Open Space | |
| 2.FHA/VA | 5.Private | 8. | | | | % | | 33.RestrictEsm | |
| 3.Assumed | 6.Cash | 9.Unknown | | | % | | 34.PASTURE 1 | | |
| Validity | | | Fract. Acre | Acreage/Sites | | | | 35.HORTICULTURAL- | |
| 1.Valid | 4.Split | 7.Renovate | | 20 | 3.00 | 100 | % | 0 | 36.Pasture 3 |
| 2.Related | 5.Partial | 8.Other | | 21 | 0.93 | 100 | % | 0 | 37.Softwood |
| 3.Distress | 6.Exempt | 9.Foreclose | | | | | % | | 38.Mixed Wood |
| Verified | | | | | | | % | | 39.Hardwood |
| 1.Buyer | 4.Agent | 7.Family | | | | | % | | 40.Wasteland |
| 2.Seller | 5.Pub Rec | 8.Other | | | | | % | | 41.CAMP SITE |
| 3.Lender | 6.MLS | 9. | | | | % | | 42.Mobile Home Si | |
| | | | Total Acreage 0.93 | | | | | 43.Condo Site | |
| | | | | | | | | 44.Site Improveve | |
| | | | | | | | | 45.CAMP SITE | |

WISCASSET

Map Lot U11-024


Account 1671

Location 31 WARD BROOK ROAD

Card 1

Of 1

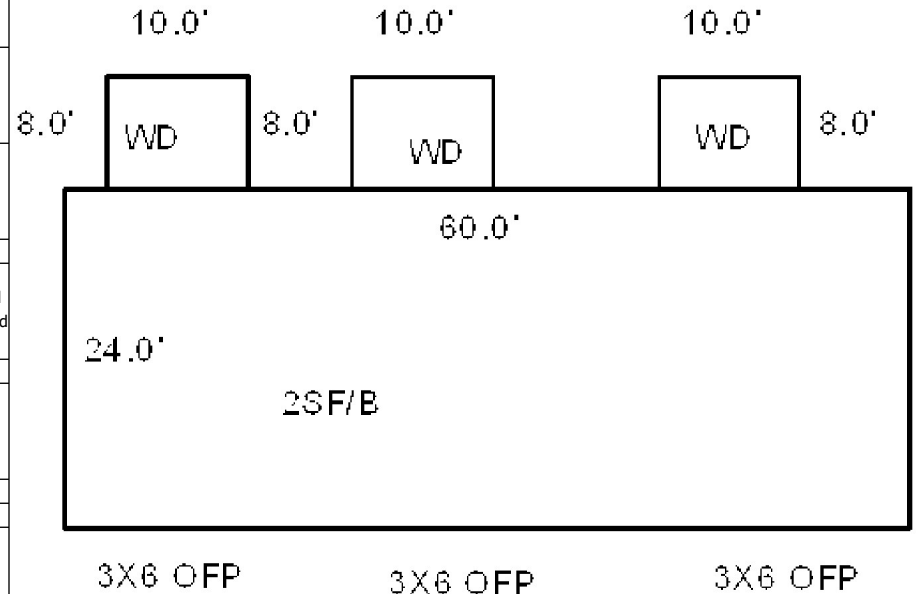
10/05/2023

| | | |
|--|---|---|
| Building Style 11 Multi Family | 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 3 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 2 Two Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1440 |
| 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 15 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 9 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 1993 | # Half Baths 3 | 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 50% |
| Basement 4 Full Basement | | Economic Code Location |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 4 Agent |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/30/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------|------|-------|-------|------|-------|--------|-------------|
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 0 | 80 | 0 0 | 0 | 0 % | 0 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| 21 Open Frame | 2003 | 18 | 3 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |



Map Lot U11-025

Account 13

Location BIRCH POINT ROAD

Card 1 Of 1 10/05/2023

PAN AM RAILWAYS, INC.
REAL ESTATE DEPT.
C/O CSX TRANSPORTATION
JACKSONVILLE FL 32202

| | | | | | | | | | | | | | |
|---|--|--|--|--|--|-----------------------------|--------|-----------|---------------------|-------------------|-----------|------|-----------------|
| PAN AM RAILWAYS, INC. REAL ESTATE DEPT. C/O CSX TRANSPORTATION JACKSONVILLE FL 32202 | | | Property Data | | | Assessment Record | | | | | | | |
| | | | Neighborhood 109 SOUTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | Tree Growth Year 0 | | | 2014 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | FARM LAND YEAR 0 | | | 2015 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | OPEN SPACE YEAR 0 | | | 2016 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | Zone/Land Use 21 RURAL | | | 2017 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | Secondary Zone | | | 2018 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | | | | 2019 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | Topography 1 Level | | | 2020 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2021 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | | | | 2022 | 62,000 | 0 | 0 | 62,000 | | | |
| | | | | | | 2023 | 68,900 | 0 | 0 | 68,900 | | | |
| | | | | | | Utilities 9 NoWater/NoSewer | | | | | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | | | | | |
| | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | |
| | | | Street 9 No Street | | | Land Data | | | | | | | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | | | | |
| | | | TREE GROWTH PLAN 0 | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | CONSERV EASE 0 | | | | | | Frontage | Depth | Factor | Code | |
| Sale Date | | | 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | | | | | | 1.Open Space | | | |
| Price | | | | | | | | | | 2.Neighborhood A | | | |
| Sale Type | | | | | | | | | | 3.Topography | | | |
| 1.Land 4.Mobile 7. | | | | | | | | | | 4.Size/Shape | | | |
| 2.L & B 5.Other 8. | | | | | | | | | | 5.Access | | | |
| 3.Building 6. 9. | | | Square Foot | | | Square Feet | | | | 6.Restriction | | | |
| Financing | | | | | | | | | | 7.Corner/Locatio | | | |
| 1.Convent 4.Seller 7. | | | | | | | | | | 8.View/Environ | | | |
| 2.FHA/VA 5.Private 8. | | | | | | | | | | 9.Fract Share | | | |
| 3.Assumed 6.Cash 9.Unknown | | | | | | | | | | Acres | | | |
| Validity | | | Fract. Acre | | | Acreage/Sites | | | | 30.Rear 20+ | | | |
| 1.Valid 4.Split 7.Renovate | | | | | | | | | | 31.Waterfront Rea | | | |
| 2.Related 5.Partial 8.Other | | | | | | | | | | 32.Open Space | | | |
| 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | 33.RestrictEsm | | | |
| Verified | | | | | | | | | | 34.PASTURE 1 | | | |
| 1.Buyer 4.Agent 7.Family | | | 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2 | | | | | | | 35.HORTICULTURAL- | | | |
| 2.Seller 5.Pub Rec 8.Other | | | | | | | | | | 36.Pasture 3 | | | |
| 3.Lender 6.MLS 9. | | | | | | | | | | 37.Softwood | | | |
| | | | | | | | | | | 38.Mixed Wood | | | |
| | | | | | | | | | | 39.Hardwood | | | |
| | | | | | | | | | 40.Wasteland | | | | |
| | | | | | | | | | 41.CAMP SITE | | | | |
| | | | | | | | | | 42.Mobile Home Si | | | | |
| | | | | | | | | | 43.Condo Site | | | | |
| | | | | | | | | | 44.Site Improveveme | | | | |
| | | | | | | | | | 45.CAMP SITE | | | | |
| | | | | | | | | | 46.PAVING/00 | | | | |
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WISCASSET

Map Lot U11-025

Account 13

Location BIRCH POINT ROAD

Card 1 Of 1 10/05/2023

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