

Map Lot U18-001

Account 1780

Location 39 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

SPROUL, PERRY W  
SPROUL, PATRICIA E  
WISCASSET ME 04578

B1733P225

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record							
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2009	34,550	113,980	0	148,530			
FARM LAND YEAR 0			2010	34,600	114,000	0	148,600			
OPEN SPACE YEAR 0			2011	34,600	114,000	0	148,600			
Zone/Land Use 21 RURAL			2012	34,600	114,000	0	148,600			
Secondary Zone			2013	34,600	114,000	0	148,600			
			2014	34,600	114,000	0	148,600			
Topography 1 Level			2015	34,600	114,000	0	148,600			
1.Level	4.Below St	7.Steep	2016	34,600	114,000	0	148,600			
2.Rolling	5.Low	8.Rough	2017	34,600	114,000	0	148,600			
3.Above St	6.Swampy	9.	2018	34,600	114,000	0	148,600			
Utilities 1 All Public										
1.Public	4.Dr Well	7.Cesspool	2019	34,600	114,000	0	148,600			
2.Water	5.DUG/LAKE	8.	2020	34,600	114,000	0	148,600			
3.Sewer	6.Septic	9.None	2021	34,600	114,000	0	148,600			
Street 1 Paved			2022	34,600	114,000	0	148,600			
1.Paved	4.Proposed	7.	Land Data							
2.Semi Imp	5.Private	8.	Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel	6.Pub Eas	9.NoStreet			Frontage	Depth	Factor	Code		
TREE GROWTH PLAN 0		11.Regular Lot					%			1.Open Space
CONSERV EASE 0		12.Delta Triangle					%			2.Neighborhood A
Sale Data		13.Nabla Triangle					%			3.Topography
		14.Rear Land					%			4.Size/Shape
		15.Front Foot					%			5.Access
Price					%		6.Restriction			
Sale Type					%		7.Corner/Locatio			
1.Land	4.Mobile	7.	Square Foot		Square Feet			8.View/Environ		
2.L & B	5.Other	8.				%		9.Fract Share		
3.Building	6.	9.				%		Acres		
Financing		16.Regular Lot				%		30.Rear 20+		
1.Convent	4.Seller	7.				%		31.Waterfront Rea		
2.FHA/VA	5.Private	8.				%		32.Open Space		
3.Assumed	6.Cash	9.Unknown				%		33.RestrictEsm		
Validity		17.Secondary Site				%		34.PASTURE 1		
1.Valid	4.Split	7.Renovate				%		35.HORTICULTURAL-		
2.Related	5.Partial	8.Other				%		36.Pasture 3		
3.Distress	6.Exempt	9.Foreclose	21.HS Size Adj	20	1.00	100	%	0	37.Softwood	
Verified			22.Base Waterfron	21	0.47	100	%	0	38.Mixed Wood	
			23.Deep WF Size A				%		39.Hardwood	
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			Acres				%		40.Wasteland	
			24.Base Waterfron				%		41.CAMP SITE	
			25.Shallow WF Siz				%		42.Mobile Home Si	
			26.Base Water Inf				%		43.Condo Site	
			27.Influence W Si				%		44.Site Improveme	
			28.Rear Land 1-10				%		45.CAMP SITE	
			29.Rear Land 11-2				%		46.PAVING/00	
			Total Acreage		0.47					

# WISCASSET

Map Lot U18-001


Account 1780

Location 39 OLD FERRY ROAD

Card 1

Of 1

9/19/2022

Building Style <b>3 Raised Ranch</b>	SF Bsmt Living <b>506</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1012</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1980</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	192	0 0	0	0 %	0 %	
26 1SFr Overhang	0	38	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	100
24 Frame Shed	0	240	3 100	4	0 %	100 %	
23 Frame Garage	0	576	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

SHED10X24

16.0'

12.0'

WD

44.0'

23.0'

1SF/B

GARAGE 24X24





# WISCASSET

Map Lot U18-002


Account 1781

Location 33 OLD FERRY ROAD

Card 1

Of 1

9/19/2022

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>713</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

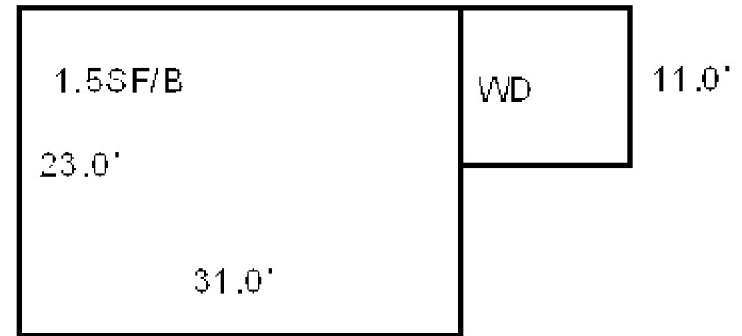
## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	24	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	1960	96	2 100	2	0 %	100 %		2.TWO STORY FRAM
62 Patio	1990	100	2 100	3	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 12' X 8'

PATIO 100 SQ FT

12.0'





Map Lot U18-003

Account 1782

Location 25 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

SHAW, CLAUDIA D  
WISCASSET ME 04578

B2449P224

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2007-Property line adjustment with lot #4 (-.23 acres).

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	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	4/01/1999		
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
2009	33,880	118,090	19,000	132,970
2010	33,900	118,100	16,000	136,000
2011	33,900	118,100	16,000	136,000
2012	33,900	118,100	16,000	136,000
2013	33,900	118,100	16,000	136,000
2014	33,900	118,100	16,000	136,000
2015	33,900	118,100	16,000	136,000
2016	33,900	118,100	21,000	131,000
2017	33,900	118,100	26,000	126,000
2018	33,900	118,100	26,000	126,000
2019	33,900	118,100	26,000	126,000
2020	33,900	118,100	31,000	121,000
2021	33,900	118,100	31,000	121,000
2022	33,900	118,100	29,760	122,240

### 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		1.44				

# WISCASSET

Map Lot U18-003


Account 1782

Location 25 OLD FERRY ROAD

Card 1

Of 1

9/19/2022

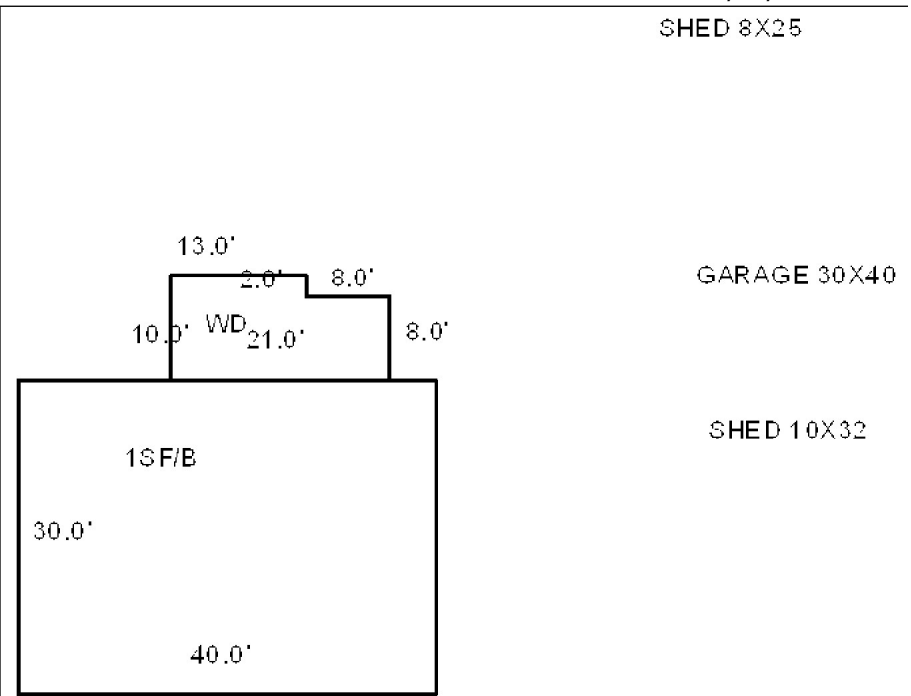
Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1200</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1966</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>2</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/24/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	1200	3 100	4	0 %	100 %	
24 Frame Shed	2001	320	3 100	4	0 %	100 %	
68 Wood Deck	2001	184	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Map Lot U18-004

Account 1783

Location 744 BATH ROAD

Card 1 Of 1 9/19/2022

SHERMAN, NORMAN P  
10 OXHORN ROAD  
WISCASSET ME 04578

B2550P309

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'16 add shed addition.

2007-Property line adjustment with lot #3 (+.23 acres).

2009-13 Old Ferry Road is address of new 6 bay garage (40 x 75), which was address of homestead that used to be in that spot.

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	3/01/2000	
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		
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
2009	226,500	92,320	0	318,820
2010	0	440,600	0	440,600
2011	0	440,600	0	440,600
2012	226,500	440,600	0	667,100
2013	226,500	440,600	0	667,100
2014	226,500	440,600	0	667,100
2015	226,500	440,600	0	667,100
2016	226,500	442,700	0	669,200
2017	226,500	442,700	0	669,200
2018	226,500	442,700	0	669,200
2019	226,500	442,700	0	669,200
2020	226,500	442,700	0	669,200
2021	226,500	442,700	0	669,200
2022	226,500	442,700	0	669,200

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.51				

# WISCASSET

Map Lot U18-004


Account 1783

Location 744 BATH ROAD

Card 1

Of 1

9/19/2022

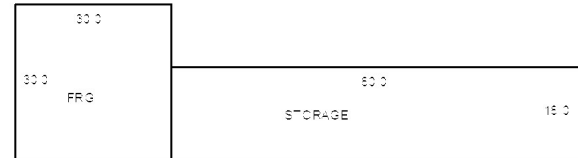
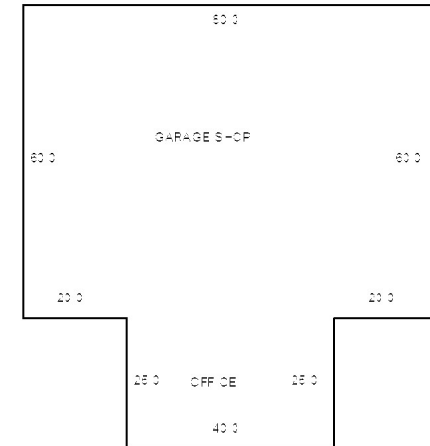
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>5 Estimated</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>6 Other</b>
		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	
304 AUTO	2004	4800	3 100	4	0 %	100 %		1.ONE STORY FRAM
271 OFFICE MEZZ	2004	1000	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2005	900	3 100	5	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2005	1440	3 100	4	0 %	100 %		4.1 & 1/2 STORY
344 PAVING.....	2004	22000	3 100	4	0 %	100 %		5.1 & 3/4 STORY
248 MAN STEEL.....	2009	3000	3 100	4	0 %	100 %		6.2 & 1/2 STORY
24 Frame Shed	2015	375	3 100	4	0 %	100 %		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

GARAGE





Map Lot U18-005			Account 1784			Location 94 SHADY LANE			Card 1		Of 1		9/19/2022						
CHAPMAN, KENNETH W WISCASSET ME 04578						Property Data			Assessment Record										
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total						
						Tree Growth Year 0			2009	40,900	68,790	13,000	96,690						
						FARM LAND YEAR 0			2010	40,900	56,300	10,000	87,200						
						OPEN SPACE YEAR 0			2011	40,900	56,300	10,000	87,200						
B2703P288						Zone/Land Use 21 RURAL			2012	40,900	56,300	10,000	87,200						
Previous Owner CHAPMAN, PRISCILLA JANE (J/T) CHAPMAN, KENNETH W.						Secondary Zone			2013	40,900	55,500	10,000	86,400						
									2014	40,900	55,500	10,000	86,400						
WISCASSET ME 04578 Sale Date: 2/01/2008						Topography 1 Level			2015	40,900	55,500	10,000	86,400						
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	40,900	55,500	15,000	81,400						
						Utilities 4 Drilled Well 6 Septic System			2017	40,900	55,500	20,000	76,400						
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	40,900	55,500	20,000	76,400						
									2019	40,900	55,500	20,000	76,400						
									2020	40,900	55,500	25,000	71,400						
									2021	40,900	55,500	25,000	71,400						
						Street 1 Paved			2022	40,900	55,500	24,000	72,400						
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data										
						TREE GROWTH PLAN 0			Front Foot		Type	Effective		Influence		Influence Codes			
						CONSERV EASE 0						Frontage	Depth	Factor	Code				
						Sale Date 2/01/2008								%					
Price					%														
Inspection Witnessed By:						Sale Data			11.Regular Lot					1.Open Space					
									12.Delta Triangle					2.Neighborhood A					
									13.Nabla Triangle					3.Topography					
									14.Rear Land					4.Size/Shape					
									15.Front Foot					5.Access					
X						Date		16.Regular Lot					6.Restriction						
No./Date		Description			Date Insp.	Square Foot		17.Secondary Site		Square Feet				7.Corner/Locatio					
						18.Secondary Site		19.Condominium						8.View/Environ					
						20.Base Homesite		Fract. Acre						9.Fract Share					
Notes: 2002 CREATED JOINT TENANCY WITH SON KENNETH. PREVIOUS BK1727 PG0330 2004-SPLIT .5 AC TO LOT 5F						Financing 9 Unknown			21.HS Size Adj		20		1.00	100	%	0	30.Rear 20+		
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			22.Base Waterfron		21		1.00	100	%	0	31.Waterfront Rea		
						Validity 2 Related Parties			23.Deep WF Size A		28		2.30	100	%	0	32.Open Space		
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose			Acres										33.RestrictEsm
						Verified 5 Public Record			24.Base Waterfron										34.PASTURE 1
WISCASSET						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			25.Shallow WF Siz								35.HORTICULTURAL-		
									26.Base Water Inf										36.Pasture 3
									27.Influence W Si										37.Softwood
									28.Rear Land 1-10										38.Mixed Wood
									29.Rear Land 11-2										39.Hardwood
						Total Acreage		3.30								40.Wasteland			
																41.CAMP SITE			
																42.Mobile Home Si			
																43.Condo Site			
																44.Site Improve			
																45.CAMP SITE			
																46.PAVING/00			

# WISCASSET

Map Lot U18-005


Account 1784

Location 94 SHADY LANE

Card 1

Of 1

9/19/2022

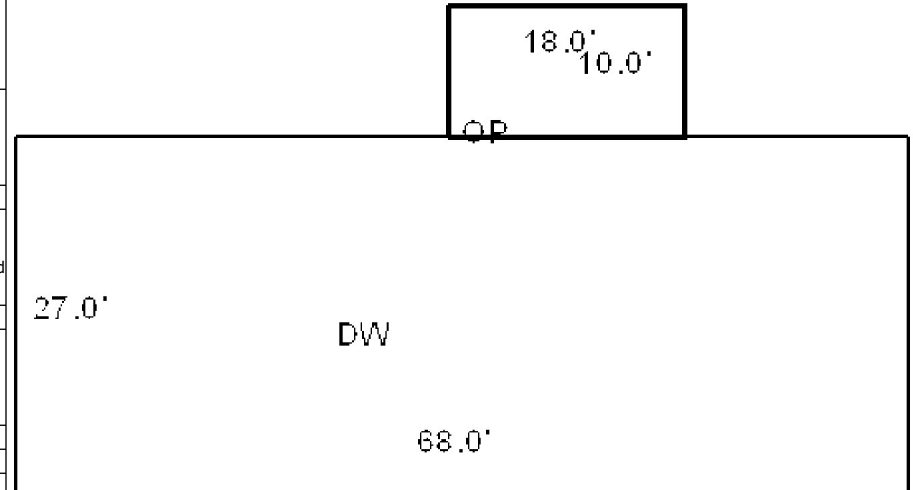
Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1836</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1991</b>	# Half Baths <b>0</b>	Funct. % Good <b>90%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	180	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	200
68 Wood Deck	1994	120	3 100	3	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Map Lot U18-005-001

Account 1785

Location 14 SHADY LANE

Card 1 Of 1 9/19/2022

ST.PIERRE, LAWRENCE JOSEPH  
ST.PIERRE, VALERIE JEAN  
14 SHADY LANE  
WISCASSET ME 04578

B824P193 B5099P201

Previous Owner  
SMITH, DONALD H.  
SMITH, FAYE W.  
C/O MICHAEL SMITH  
WISCASSET ME 04578  
Sale Date: 1/17/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

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			
3 Above Street			
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	1/17/2017		
Price	121,000		
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
2009	34,420	99,120	13,000	120,540
2010	34,400	99,100	10,000	123,500
2011	34,400	99,100	10,000	123,500
2012	34,400	99,100	10,000	123,500
2013	34,400	99,100	10,000	123,500
2014	34,400	99,100	10,000	123,500
2015	34,400	99,100	10,000	123,500
2016	34,400	99,100	15,000	118,500
2017	34,400	99,100	0	133,500
2018	34,400	99,100	0	133,500
2019	34,400	99,100	20,000	113,500
2020	34,400	99,100	25,000	108,500
2021	34,400	99,100	25,000	108,500
2022	34,400	99,100	24,000	109,500

**Land Data**

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		0.43				

# WISCASSET

Map Lot U18-005-001


Account 1785

Location 14 SHADY LANE

Card 1

Of 1

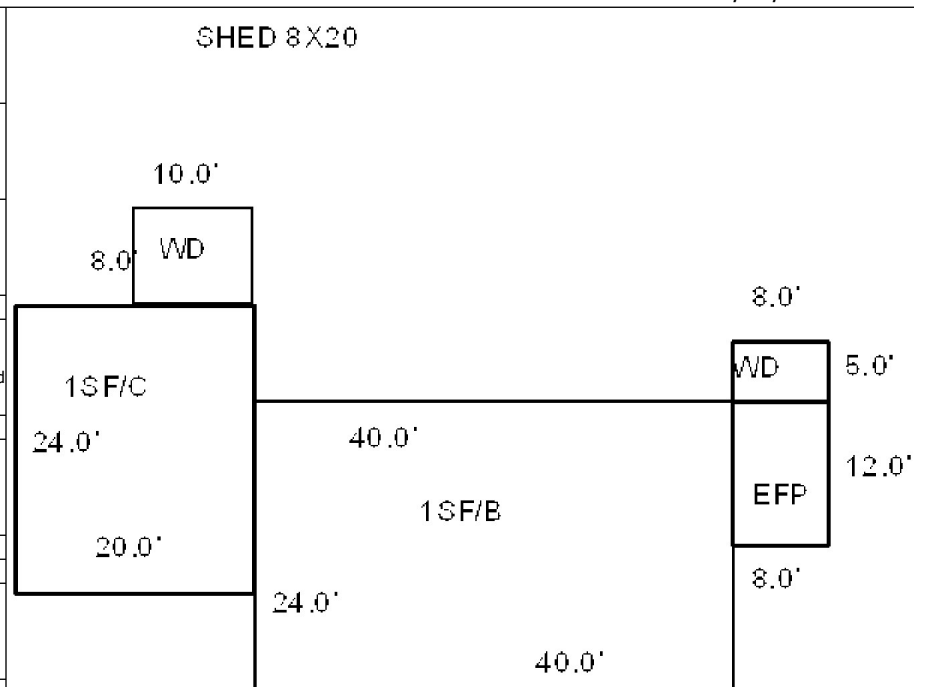
9/19/2022

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>3 COMPOSITION</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>960</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1972</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/22/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	480	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	0	40	0 0	0	0 %	0 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	96	0 0	0	0 %	0 %		3.THREE STORY FR
24 Frame Shed	0	160	3 100	2	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	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 U18-005-012

Account 1786

Location 76 SHADY LANE

Card 1 Of 1 9/19/2022

DELANO, SCOTT WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood <b>109 SOUTHEAST</b>			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year <b>0</b>			2009	39,620	154,030	13,000	180,650				
			FARM LAND YEAR <b>0</b>			2010	39,600	154,000	10,000	183,600				
B3365P300 B4647P62			OPEN SPACE YEAR <b>0</b>			2011	39,600	154,000	10,000	183,600				
			Zone/Land Use <b>21 RURAL</b>			2012	39,600	154,000	10,000	183,600				
Previous Owner SUKEFORTH, EUGENE SUKEFORTH, SYVILLA			Secondary Zone			2013	39,100	154,000	10,000	183,100				
						2014	39,100	154,000	10,000	183,100				
			Topography <b>1 Level</b>			2015	39,100	154,000	10,000	183,100				
WISCASSET ME 04578 Sale Date: 7/30/2004			1.Level                    4.Below St                    7.Steep 2.Rolling                    5.Low                    8.Rough 3.Above St                    6.Swampy                    9.			2016	39,100	154,000	15,000	178,100				
						2017	39,100	154,000	20,000	173,100				
						2018	39,100	154,000	20,000	173,100				
			Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>			2019	39,100	154,000	20,000	173,100				
			1.Public                    4.Dr Well                    7.Cesspool 2.Water                    5.DUG/LAKE                    8. 3.Sewer                    6.Septic                    9.None			2020	39,100	154,000	25,000	168,100				
						2021	39,100	154,000	25,000	168,100				
			Street <b>1 Paved</b>			2022	39,100	154,000	24,000	169,100				
			1.Paved                    4.Proposed                    7. 2.Semi Imp                    5.Private                    8. 3.Gravel                    6.Pub Eas                    9.NoStreet			Land Data								
			TREE GROWTH PLAN <b>0</b>			Front Foot		Type	Effective		Influence		Influence Codes	
			CONSERV EASE <b>0</b>						Frontage	Depth	Factor	Code		
			Sale Data						11.Regular Lot			%		1.Open Space
									12.Delta Triangle			%		2.Neighborhood A
									13.Nabla Triangle			%		3.Topography
									14.Rear Land			%		4.Size/Shape
			Sale Date <b>7/30/2004</b>			15.Front Foot			%	5.Access				
			Price <b>40,000</b>			Square Foot				%	6.Restriction			
Sale Type <b>1 Land Only</b>					%			7.Corner/Locatio						
1.Land                    4.Mobile                    7.					%			8.View/Environ						
2.L & B                    5.Other                    8.					%			9.Fract Share						
3.Building                    6.                    9.					%			<b>Acres</b>						
Financing <b>9 Unknown</b>					%			30.Rear 20+						
Notes: 2005-.12 ACRE SPLIT TO DELANO. 329.94 FRONTAGE 2006-3 BAY GARAGE AND BACK DECK ADDED. 2013-Divorce decree recorded awarding property to Scott Delano.			Validity <b>1 Arms Length Sale</b>					%	31.Waterfront Rea					
			1.Valid                    4.Split                    7.Renovate					%	32.Open Space					
			2.Related                    5.Partial                    8.Other					%	33.RestrictEsm					
			3.Distress                    6.Exempt                    9.Foreclose					%	34.PASTURE 1					
			Verified <b>5 Public Record</b>					%	35.HORTICULTURAL-					
			1.Buyer                    4.Agent                    7.Family					%	36.Pasture 3					
WISCASSET			2.Seller                    5.Pub Rec                    8.Other					%	37.Softwood					
			3.Lender                    6.MLS                    9.					%	38.Mixed Wood					
								%	39.Hardwood					
								%	40.Wasteland					
								%	41.CAMP SITE					
								%	42.Mobile Home Si					
			Total Acreage    2.40				%	43.Condo Site						
							%	44.Site Improveve						
							%	45.CAMP SITE						
							%	46.PAVING/00						
							%							
							%							

# WISCASSET

Map Lot U18-005-012


Account 1786

Location 76 SHADY LANE

Card 1

Of 1

9/19/2022

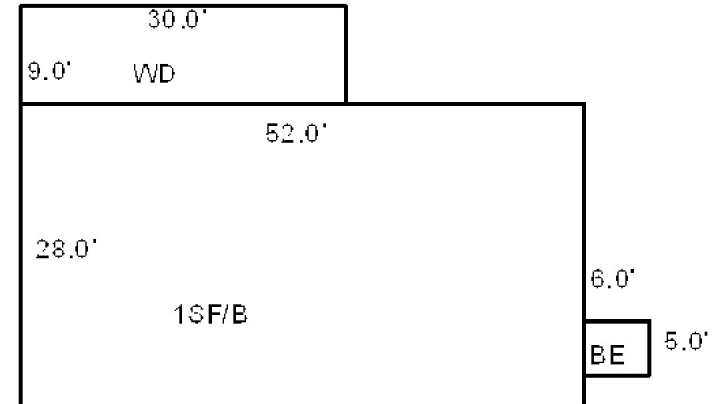
Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1456</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2004</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/16/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
90 BSMT ENTRY.....	2004	30	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2005	270	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2005	1008	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

GARAGE



Map Lot U18-005-017			Account 1787			Location 94 SHADY LANE LOT #4			Card 1		Of 1		9/19/2022			
CHAPMAN, KENNETH W WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2009	88,900	7,330	0	96,230			
						FARM LAND YEAR 0			2010	88,900	7,300	0	96,200			
						OPEN SPACE YEAR 0			2011	88,900	7,300	0	96,200			
B2703P288						Zone/Land Use 21 RURAL			2012	88,900	7,300	0	96,200			
Previous Owner CHAPMAN, PRISCILLA JANE (J/T) CHAPMAN, KENNETH W.						Secondary Zone			2013	63,500	7,300	0	70,800			
									2014	63,500	7,300	0	70,800			
WISCASSET ME 04578 Sale Date: 2/01/2008						Topography 1 Level			2015	63,500	7,300	0	70,800			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	25,400	7,300	0	32,700			
						Utilities 4 Drilled Well 6 Septic System			2017	25,400	7,300	0	32,700			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	25,400	7,300	0	32,700			
						Street 1 Paved			2019	25,400	7,300	0	32,700			
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	25,400	7,300	0	32,700			
						TREE GROWTH PLAN 0			2021	25,400	7,300	0	32,700			
						CONSERV EASE 0			2022	25,400	7,300	0	32,700			
Inspection Witnessed By:						Sale Data			Land Data							
						Sale Date 2/01/2008			Front Foot		Type	Effective		Influence		Influence Codes
Price			Frontage	Depth	Factor	Code										
Sale Type 2 Land & Buildings			11.Regular Lot			%		1.Open Space								
1.Land 4.Mobile 7.			12.Delta Triangle			%		2.Neighborhood A								
2.L & B 5.Other 8.			13.Nabla Triangle			%		3.Topography								
3.Building 6. 9.			14.Rear Land			%		4.Size/Shape								
X						Financing 9 Unknown			15.Front Foot			%		5.Access		
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown						%		6.Restriction		
Notes: '16 Per review this lot has only 2 Mobile Home sites not 5. Abate 7 UNIT MOBILE HOME PARK. IN 2002 ADDED 6.24 AC LAND TO THIS CARD. 2002-CREATED J/T WITH SON.						Validity 2 Related Parties			Square Foot			Square Feet				7.Corner/Locatio
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose								%		8.View/Environ
Verified 5 Public Record					%		9.Fract Share									
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.					%		Acres									
					%		30.Rear 20+									
					%		31.Waterfront Rea									
WISCASSET						Fract. Acre						%		32.Open Space		
						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A			42	2.00	100	%	0	33.RestrictEsm		
						Acres						%		34.PASTURE 1		
						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-		
									Total Acreage		0.00				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 U18-005-017

Account 1787

Location 94 SHADY LANE LOT #4

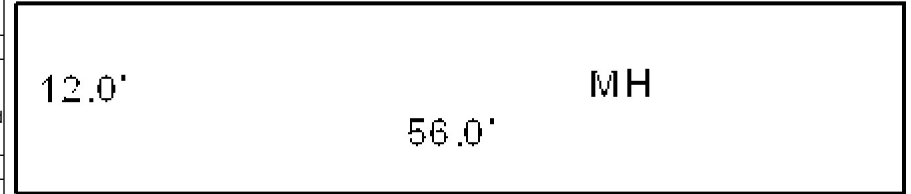
Card 1 Of 1 9/19/2022

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

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1970	12x56	2 100	2	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot U18-005-020

Account 1788

Location 112 SHADY LANE

Card 1 Of 1 9/19/2022

WANSER, RANDY  
WANSER, ELLEN  
WISCASSET ME 04578

B995P138

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

### Property Data

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

### Assessment Record

Year	Land	Buildings	Exempt	Total
2009	36,170	79,600	0	115,770
2010	36,200	79,600	0	115,800
2011	36,200	79,600	0	115,800
2012	36,200	79,600	0	115,800
2013	36,200	79,600	0	115,800
2014	36,200	79,600	0	115,800
2015	36,200	79,600	0	115,800
2016	36,200	79,600	0	115,800
2017	36,200	79,600	0	115,800
2018	36,200	79,600	0	115,800
2019	36,200	79,600	0	115,800
2020	36,200	79,600	0	115,800
2021	36,200	79,600	0	115,800
2022	36,200	79,600	0	115,800

### 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
				%		<b>Acres</b>
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
		<b>Total Acreage</b>		0.96		

# WISCASSET

Map Lot U18-005-020

Account 1788

Location 112 SHADY LANE

Card 1 Of 1 9/19/2022

<b>Building Style</b>	<b>4 Cape Cod</b>	SF Bsmt Living	<b>0</b>	<b>Layout</b>	<b>1 Typical</b>		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	<b>0 0</b>	1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH	<b>1</b>	2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	<b>100% 7 Electric</b>	3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat		
Dwelling Units	<b>1</b>		2.HWCi	6.GravWA	10.		
Other Units	<b>0</b>		3.H Pump	7.Electric	11.		
Stories	<b>4 One &amp; 1/2 Story</b>		4.Steam	8.Fl/Wall	12.		
1.1	4.1.5	7.	Cool Type	<b>0% 9 None</b>			
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.		
3.3	6.2.5	9.	2.Evapor	5.	8.		
Exterior Walls	<b>2 WOOD SHINGLE</b>		3.H Pump	6.	9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style	<b>2 TYPICAL</b>			
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None		
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 TYPICAL</b>			
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.		
3.Metal	6.Other	9.	3.Old Type	6.	9.None		
SF Masonry Trim	<b>0</b>		# Rooms	<b>5</b>			
OPEN-3-CUSTOM	<b>0</b>		# Bedrooms	<b>3</b>			
OPEN-4-CUSTOM	<b>0</b>		# Full Baths	<b>1</b>			
Year Built	<b>1980</b>		# Half Baths	<b>1</b>			
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>			
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>			
1.Concrete	4.Wood	7.					
2.C Block	5.Slab	8.					
3.Br/Stone	6.Piers	9.					
Basement	<b>4 Full Basement</b>						
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	<b>0</b>						
Wet Basement	<b>1 Dry Basement</b>						
1.Dry	4.	7.					
2.Damp	5.	8.					
3.Wet	6.	9.					

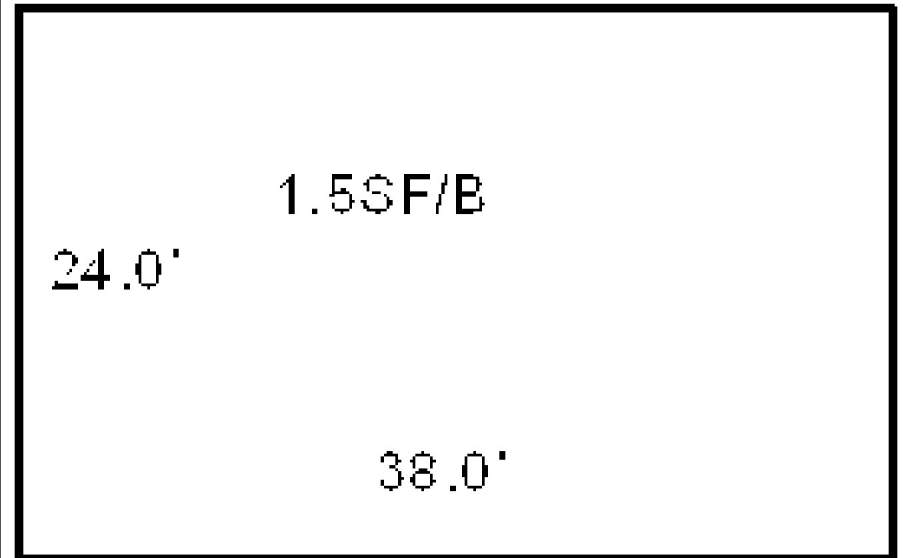


A Division of Harris Computer Systems

Date Inspected 12/07/2006

### Additions, Outbuildings & Improvements

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 U18-005-022

Account 1789

Location 122 SHADY LANE

Card 1 Of 1 9/19/2022

ADAMS, CLAY A  
SANDRA L. ADAMS IRREVOCABLE TRUST  
329 BERT BERRY ROAD  
EMDEN ME 04958

B5501P59

Previous Owner  
ADAMS, SANDRA L

PO BOX 73  
WISCASSET ME 04578  
Sale Date: 2/26/2020

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

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	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	2/26/2020		
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
2009	37,640	123,130	13,000	147,770
2010	37,600	123,100	10,000	150,700
2011	37,600	123,100	10,000	150,700
2012	37,600	123,100	10,000	150,700
2013	37,600	123,100	10,000	150,700
2014	37,600	123,100	10,000	150,700
2015	37,600	123,100	10,000	150,700
2016	37,600	123,100	15,000	145,700
2017	37,600	123,100	20,000	140,700
2018	37,600	123,100	20,000	140,700
2019	37,600	123,100	20,000	140,700
2020	37,600	123,100	0	160,700
2021	37,600	123,100	0	160,700
2022	37,600	123,100	0	160,700

**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		1.67				

# WISCASSET

Map Lot U18-005-022

Account 1789

Location 122 SHADY LANE

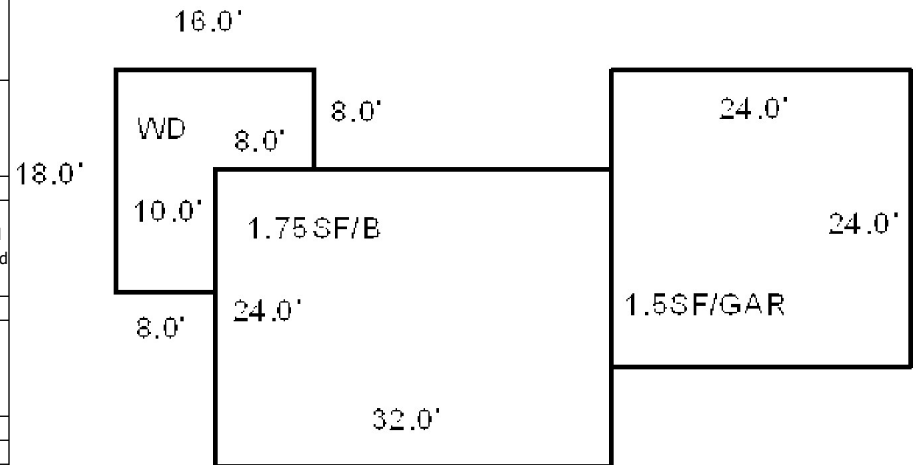
Card 1 Of 1 9/19/2022

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>768</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1981</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	208	0 0	0	0 %	0 %		1.ONE STORY FRAM
77 1.50 ST	0	576	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot U18-005-024

Account 1790

Location 51 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

ABBOTT, MARY LEE  
WISCASSET ME 04578

B2059P277

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>109 SOUTHEAST</b>			Year	Land	Buildings	Exempt	Total
			2009	35,340	27,630	13,000	49,970
Tree Growth Year <b>0</b>			2010	35,300	27,600	10,000	52,900
FARM LAND YEAR <b>0</b>			2011	35,300	27,600	10,000	52,900
OPEN SPACE YEAR <b>0</b>			2012	35,300	27,600	10,000	52,900
Zone/Land Use <b>21 RURAL</b>			2013	35,300	27,600	10,000	52,900
Secondary Zone			2014	35,300	27,600	10,000	52,900
			2015	35,300	27,600	10,000	52,900
Topography <b>1 Level</b>			2016	35,300	27,600	15,000	47,900
1.Level	4.Below St	7.Steep	2017	35,300	27,600	20,000	42,900
2.Rolling	5.Low	8.Rough	2018	35,300	27,600	20,000	42,900
3.Above St	6.Swampy	9.		35,300	27,600	25,000	37,900
Utilities <b>1 All Public</b>			2019	35,300	27,600	20,000	42,900
1.Public	4.Dr Well	7.Cesspool	2020	35,300	27,600	25,000	37,900
2.Water	5.DUG/LAKE	8.	2021	35,300	27,600	25,000	37,900
3.Sewer	6.Septic	9.None	2022	35,300	27,600	24,000	38,900
Street <b>1 Paved</b>			Land Data				
1.Paved	4.Proposed	7.					
2.Semi Imp	5.Private	8.	Front Foot				
3.Gravel	6.Pub Eas	9.NoStreet					
TREE GROWTH PLAN <b>0</b>			11.Regular Lot				
CONSERV EASE <b>0</b>							
Sale Data			12.Delta Triangle				
Sale Date <b>5/01/1995</b>							
Price <b>35,000</b>			13.Nabla Triangle				
Sale Type <b>4 Mobile Home</b>							
1.Land	4.Mobile	7.	14.Rear Land				
2.L & B	5.Other	8.					
3.Building	6.	9.	15.Front Foot				
Financing	<b>9 Unknown</b>						
1.Convent	4.Seller	7.	Square Foot				
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown	16.Regular Lot				
Validity	<b>1 Arms Length Sale</b>						
1.Valid	4.Split	7.Renovate	17.Secondary Site				
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.Foreclose	18.Secondary Site				
Verified	<b>5 Public Record</b>						
1.Buyer	4.Agent	7.Family	19.Condominium				
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.	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 U18-005-024

Account 1790

Location 51 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

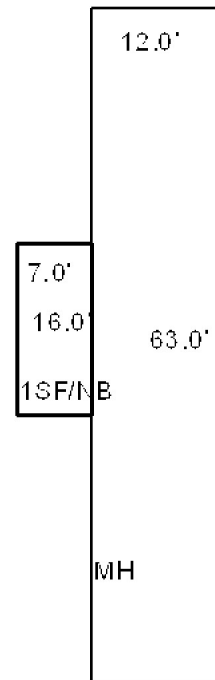
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full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

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1971	12x63	2 100	2	0 %	50 %		1.ONE STORY FRAM
1 ONE STORY	0	112	2 100	2	0 %	100 %		2.TWO STORY FRAM
76 1.25 ST	0	560	3 100	3	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

1.25 SFGARAGE 20X28



Map Lot U18-005-025

Account 1791

Location 47 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

HODGDON, MEGAN  
BOOTHBAY HARBOR ME 04538

B4308P38

Previous Owner  
SHERMAN, CATHERINE T/C  
FOYE, PAULA

WISCASSET ME 04578  
Sale Date: 8/20/2010

Previous Owner  
GROVER, MERLE S. (HEIRS)  
SHERMAN, CATHERINE & FOYE, PAULA  
C/O CATHERINE SHERMAN  
WISCASSET ME 04578  
Sale Date: 3/03/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'19 adfjust condition of Mobile home  
2009-MR. GROVER PASSED AWAY 10/09/08 LEAVING  
PROPERTY TO DAUGHTERS.  
3/8/10-Deed of distribution recorded. Previous BK996  
PG123-6/1/79. Daughters sold 8/20/10 for \$40,000, previous  
BK4255 PG281.  
2011-Sold to Megan Hodgdon and mobile home relocated here  
from 172/285 Birch Point Road.

**WISCASSET****Property Data**

Neighborhood <b>109 SOUTHEAST</b>		
Tree Growth Year <b>0</b>		
FARM LAND YEAR <b>0</b>		
OPEN SPACE YEAR <b>0</b>		
Zone/Land Use <b>21 RURAL</b>		
Secondary Zone		
Topography <b>1 Level</b>		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities <b>1 All Public</b>		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street <b>1 Paved</b>		
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN <b>0</b>		
CONSERV EASE <b>0</b>		
<b>Sale Data</b>		
Sale Date <b>8/20/2010</b>		
Price <b>40,000</b>		
Sale Type <b>2 Land &amp; Buildings</b>		
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing <b>9 Unknown</b>		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity <b>1 Arms Length Sale</b>		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified <b>5 Public Record</b>		
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

**Assessment Record**

Year	Land	Buildings	Exempt	Total
2009	34,680	10,440	0	45,120
2010	34,700	10,400	0	45,100
2011	34,700	27,700	0	62,400
2012	34,700	27,700	10,000	52,400
2013	34,700	27,700	10,000	52,400
2014	34,700	27,700	10,000	52,400
2015	34,700	27,700	10,000	52,400
2016	34,700	27,700	15,000	47,400
2017	34,700	27,700	20,000	42,400
2018	34,700	27,700	20,000	42,400
2019	34,700	18,600	0	53,300
2020	34,700	18,600	0	53,300
2021	34,700	18,600	0	53,300
2022	34,700	18,600	0	53,300

**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
				%		<b>Acres</b>
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
<b>Fract. Acre</b>		<b>Acres/Sites</b>				
21.HS Size Adj		20	1.00	100	%	0
22.Base Waterfron		21	0.51	100	%	0
23.Deep WF Size A					%	
<b>Acres</b>					%	
24.Base Waterfron					%	
25.Shallow WF Siz					%	
26.Base Water Inf					%	
27.Influence W Si					%	
28.Rear Land 1-10					%	
29.Rear Land 11-2					%	
		<b>Total Acreage</b>		0.51		



# WISCASSET

Map Lot U18-005-025

Account 1791

Location 47 OLD FERRY ROAD

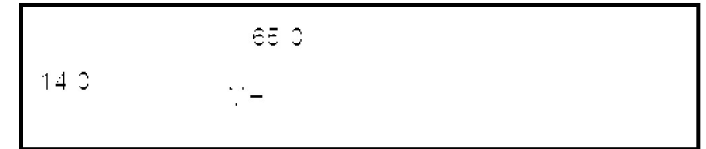
Card 1 Of 1 9/19/2022

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

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1975	616	3 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	392	2 100	2	0 %	100 %		2.TWO STORY FRAM
103 SLAB.....	2010	910	3 100	4	0 %	100 %		3.THREE STORY FR
998 14' Mobile	1986	14x65	2 95	1	0 %	50 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Shed 14 X 26 Garage 22 X 26





Map Lot U18-005-026

Account 1792

Location 43 OLD FERRY ROAD

Card 1 Of 1 9/19/2022

DRAPER, KRISTIN M  
43 OLD FERRY ROAD  
WISCASSET ME 04578

B4803P230

Previous Owner  
LEFORT, JASON P. J/T  
LEFORT, JENNIFER A.  
C/O KRISTIN M. DRAPER  
WISCASSET ME 04578  
Sale Date: 7/18/2014

Previous Owner  
ERICKSON AND RALPH, INC.

PO BOX 627  
WALDOBORO ME 04572  
Sale Date: 8/23/2005

Previous Owner  
GROVER, MERLE S.  
LEFORT, JASON & JENNIFER  
C/O ERICKSON & RALPH, INC.  
WALDOBORO ME 04572  
Sale Date: 5/19/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

FORMER OWNER: MERLE GROVER BK1017 PG11. SOLD 5/2005 TO ERICKSON & RALPH, INC.FOR \$19,000 BK3484 PG39. THEN PUT HOUSE ON PROPERTY AND SOLD FOR \$103,820 BK3545 PG6.  
2012-added 22 x 24 metal garage/carport  
11/2/12-Entered address change to Waldoboro. Sent out homestead exemption request letter. Removed homestead here as they are recieving in Waldoboro.  
2015-Previous owner: Jason & Jennifer Lefort BK3545 PG6, sold for \$98,000.

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	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	7/18/2014		
Price	98,000		
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
2009	34,780	73,150	13,000	94,930
2010	34,800	66,300	10,000	91,100
2011	34,800	66,300	10,000	91,100
2012	34,800	70,400	10,000	95,200
2013	34,800	70,400	0	105,200
2014	34,800	70,400	0	105,200
2015	34,800	70,400	0	105,200
2016	34,800	70,400	0	105,200
2017	34,800	70,400	0	105,200
2018	34,800	70,400	0	105,200
2019	34,800	70,400	0	105,200
2020	34,800	70,400	0	105,200
2021	34,800	70,400	0	105,200
2022	34,800	70,400	0	105,200

**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
				%		<b>Acres</b>
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
<b>Total Acreage</b>		<b>0.54</b>				

**Front Foot**

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

**Square Foot**

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

**Fract. Acre**

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

**Acres**

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

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

# WISCASSET

Map Lot U18-005-026




Account 1792

Location 43 OLD FERRY ROAD

Card 1

Of 1

9/19/2022

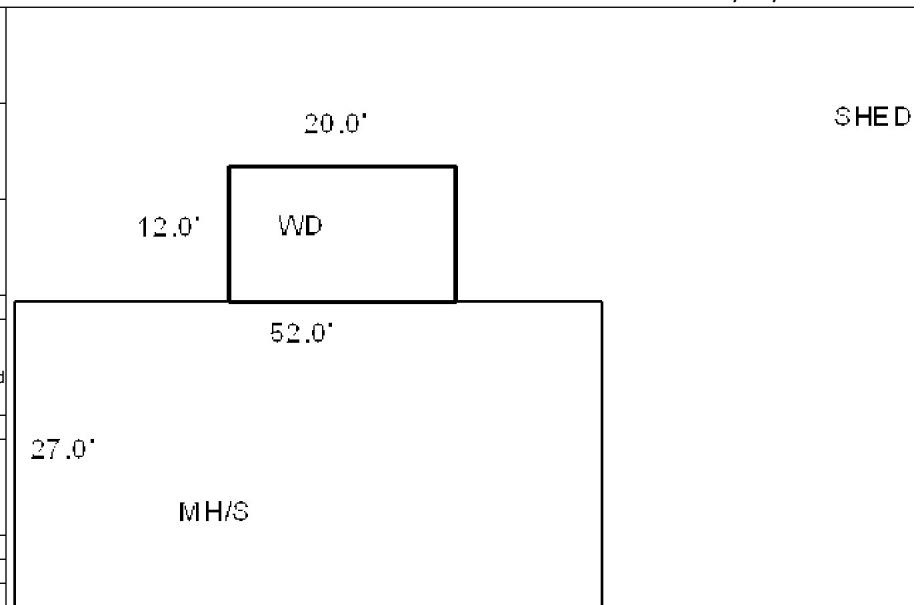
Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1404</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2004</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2004	252	2 100	4	0 %	100 %	
82 Shed.....	2004	80	3 100	4	0 %	100 %	
71 CARPORT.....	2011	528	2 100	2	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Map Lot

U18-005-12A

Account

1800

Location

15 SUKIE LANE

Card

1

Of

1

9/19/2022

JONES, CHAD H

JONES, JULIE A

WISCASSET ME 04578

B2218P262

Zone/Land Use

21 RURAL

Secondary Zone

Topography

2 Rolling

1.Level

4.Below St

7.Steep

2.Rolling

5.Low

8.Rough

3.Above St

6.Swampy

9.

Utilities

4 Drilled Well

6 Septic System

1.Public

4.Dr Well

7.Cesspool

2.Water

5.DUG/LAKE

8.

3.Sewer

6.Septic

9.None

Street

1 Paved

1.Paved

4.Proposed

7.

2.Semi Imp

5.Private

8.

3.Gravel

6.Pub Eas

9.NoStreet

TREE GROWTH PLAN

0

CONSERV EASE

0

Sale Data

Sale Date

Price

Sale Type

1.Land

4.Mobile

7.

2.L & B

5.Other

8.

3.Building

6.

9.

Financing

1.Convent

4.Seller

7.

2.FHA/VA

5.Private

8.

3.Assumed

6.Cash

9.Unknown

Validity

1.Valid

4.Split

7.Renovate

2.Related

5.Partial

8.Other

3.Distress

6.Exempt

9.Foreclose

Verified

1.Buyer

4.Agent

7.Family

2.Seller

5.Pub Rec

8.Other

3.Lender

6.MLS

9.

Property Data

Neighborhood

109 SOUTHEAST

Tree Growth Year

0

FARM LAND YEAR

0

OPEN SPACE YEAR

0

Assessment Record

Year

Land

Buildings

Exempt

Total

2009

53,760

125,820

13,000

166,580

2010

53,800

125,800

10,000

169,600

2011

53,800

125,800

10,000

169,600

2012

53,800

125,800

10,000

169,600

2013

53,800

125,800

10,000

169,600

2014

53,800

125,800

10,000

169,600

2015

53,800

125,800

10,000

169,600

2016

53,800

125,800

15,000

164,600

2017

53,800

125,800

20,000

159,600

2018

53,800

125,800

20,000

159,600

2019

53,800

125,800

20,000

159,600

2020

53,800

125,800

25,000

154,600

2021

53,800

125,800

25,000

154,600

2022

53,800

125,800

24,000

155,600

Land Data

Front Foot

Type

Effective

Influence

Influence Codes

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Square Foot

Square Feet

16.Regular Lot

17.Secondary Site

18.Secondary Site

19.Condominium

20.Base Homesite

Fract. Acre

Acreage/Sites

21.HS Size Adj

22.Base Waterfron

23.Deep WF Size A

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

Frontage

Depth

Factor

Code

20

21

28

1.00

1.00

0.48

150

100

100

%

%

%

0

0

0

Total Acreage

1.48

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

2003-HOUSE 100% CONSTRUCTION COMPLETE ALSO ADDED 10 X 12 SHED

WISCASSET

# WISCASSET

Map Lot U18-005-12A


Account 1800

Location 15 SUKIE LANE

Card 1

Of 1

9/19/2022

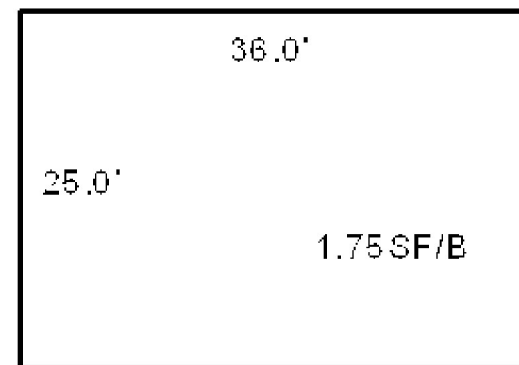
Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>4 Full Finished</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>900</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1997</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	24	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	2002	120	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 10X12





Map Lot U18-005-12B			Account 2122			Location 14 SUKIE LANE			Card 1		Of 1		9/19/2022			
SUKEFORTH, BRUCE WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2009	55,020	181,440	13,000	223,460			
						FARM LAND YEAR 0			2010	55,000	181,400	10,000	226,400			
						OPEN SPACE YEAR 0			2011	55,000	181,400	10,000	226,400			
B2278P302 B3829P234						Zone/Land Use 21 RURAL			2012	55,000	181,400	10,000	226,400			
						Secondary Zone			2013	55,000	181,400	10,000	226,400			
									2014	55,000	181,400	10,000	226,400			
						Topography 2 Rolling			2015	55,000	181,400	10,000	226,400			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	55,000	181,400	15,000	221,400			
2017	55,000	181,400	20,000	216,400												
Utilities 4 Drilled Well 6 Septic System			2018	55,000	181,400				20,000	216,400						
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	55,000	181,400				20,000	216,400						
			2020	55,000	181,400				25,000	211,400						
						Street 1 Paved			2021	55,000	181,400	25,000	211,400			
									2022	55,000	181,400	24,000	212,400			
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data							
						TREE GROWTH PLAN 0			Front Foot		Type	Effective		Influence		Influence Codes
						CONSERV EASE 0						Frontage	Depth	Factor	Code	
Sale Data																
Price																
Sale Type																
Inspection Witnessed By:						11.Regular Lot							1.Open Space			
						12.Delta Triangle							2.Neighborhood A			
						13.Nabla Triangle							3.Topography			
						14.Rear Land							4.Size/Shape			
						15.Front Foot							5.Access			
X						Square Foot							6.Restriction			
						16.Regular Lot							7.Corner/Locatio			
						17.Secondary Site							8.View/Environ			
						18.Secondary Site							9.Fract Share			
						19.Condominium							Acres			
						20.Base Homesite							30.Rear 20+			
						Fract. Acre				Acreage/Sites			31.Waterfront Rea			
						21.HS Size Adj			20	1.00	150 %	0	32.Open Space			
						22.Base Waterfron			21	1.00	100 %	0	33.RestrictEsm			
						23.Deep WF Size A			28	1.11	100 %	0	34.PASTURE 1			
						Acres							35.HORTICULTURAL-			
						24.Base Waterfron							36.Pasture 3			
						25.Shallow WF Siz							37.Softwood			
						26.Base Water Inf							38.Mixed Wood			
						27.Influence W Si							39.Hardwood			
						28.Rear Land 1-10							40.Wasteland			
						29.Rear Land 11-2							41.CAMP SITE			
						Total Acreage 2.11							42.Mobile Home Si			
													43.Condo Site			
													44.Site Improve			
Notes: 2001-ABATEMENT ISSUED FOR TAX YEAR 2000 BECAUSE ASSESSED AT 100% AND ONLY 60% COMPLETE. 2002 - CHECK FOR BASEMENT AND GARAGE. 2004-2nd BILLING - SPOKE TO OWNERS WHO STATED THAT HOUSE HAS 2 BEDROOMS AND 1 BATHROOM. UPSTAIRS NOT FINISHED (20% UNFINISHED). GARAGE IS 100% COMPLETED. NO BASEMENT LIVING SPACE. CHECK UPSTAIRS IN 2005. 2007-DIVORCE DECREE TO BRUCE SUKEFORTH. WISCASSET													45.CAMP SITE			
													46.PAVING/00			

# WISCASSET

Map Lot U18-005-12B

Account 2122

Location 14 SUKIE LANE

Card 1

Of 1

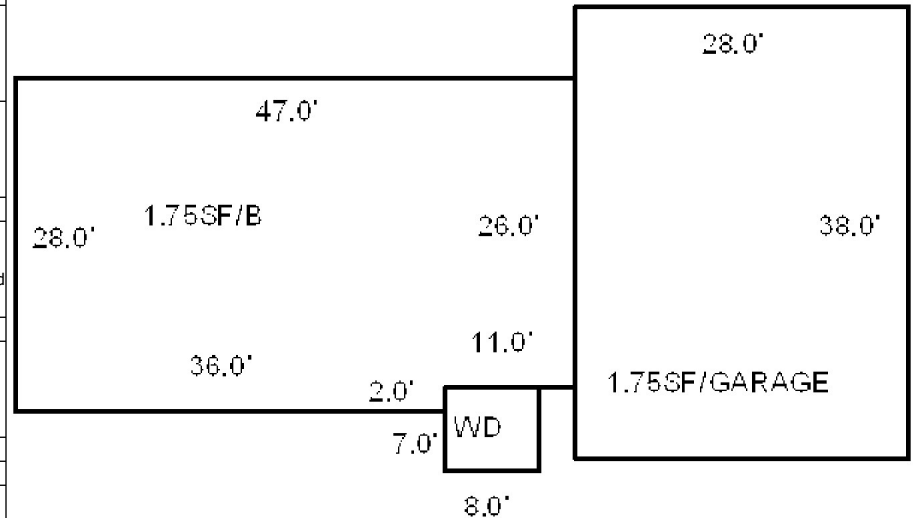
9/19/2022

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1294</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1999</b>	# Half Baths <b>0</b>	Funct. % Good <b>80%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/01/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
92 3/4S AD/GAR.....	2001	1008	3 100	4	0 %	90 %		1.ONE STORY FRAM
68 Wood Deck	2001	56	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		U18-005-12C		Account		2121		Location		20 SUKIE LANE		Card		1		Of		1		9/19/2022			
SUKEFORTH, DWANE SUKEFORTH, SUZANNE M WISCASSET ME 04578								Property Data				Assessment Record											
								Neighborhood 109 SOUTHEAST				Year		Land		Buildings		Exempt		Total			
								Tree Growth Year 0				2009		54,760		168,130		13,000		209,890			
								FARM LAND YEAR 0				2010		54,800		168,100		10,000		212,900			
								OPEN SPACE YEAR 0				2011		54,800		168,100		10,000		212,900			
B2248P215 B5713P48								Zone/Land Use 21 RURAL				2012		54,800		168,100		10,000		212,900			
								Secondary Zone				2013		54,800		185,900		10,000		230,700			
												2014		54,800		192,800		10,000		237,600			
								Topography 2 Rolling				2015		54,800		192,800		10,000		237,600			
																1.Level 4.Below St 7.Steep				2016		54,800	
2.Rolling 5.Low 8.Rough				2017		54,800										192,800		20,000		227,600			
3.Above St 6.Swampy 9.				2018		54,800										192,800		20,000		227,600			
Utilities 4 Drilled Well 6 Septic System				2019		54,800										192,800		20,000		227,600			
								1.Public 4.Dr Well 7.Cesspool				2020		54,800		192,800		25,000		222,600			
								2.Water 5.DUG/LAKE 8.				2021		54,800		200,700		25,000		230,500			
								3.Sewer 6.Septic 9.None				2022		54,800		214,400		24,000		245,200			
								Street 1 Paved				Land Data											
								Front Foot		Type		Effective		Influence		Influence Codes							
												Frontage		Depth				Factor		Code			
										11.Regular Lot						%		1.Open Space					
										12.Delta Triangle						%		2.Neighborhood A					
13.Nabla Triangle						%				3.Topography													
14.Rear Land						%				4.Size/Shape													
15.Front Foot						%				5.Access													
						%		6.Restriction															
						%		7.Corner/Locatio															
								Square Foot		Square Feet						8.View/Environ							
												%				9.Fract Share							
										16.Regular Lot				%				Acres					
										17.Secondary Site				%				30.Rear 20+					
18.Secondary Site				%						31.Waterfront Rea													
19.Condominium				%						32.Open Space													
20.Base Homesite				%						33.RestrictEsm													
								Fract. Acre		Acreage/Sites						34.PASTURE 1							
												%				35.HORTICULTURAL-							
										21.HS Size Adj		20		1.00		150		%		0		36.Pasture 3	
										22.Base Waterfron		21		1.00		100		%		0		37.Softwood	
23.Deep WF Size A		28		0.98		100				%		0		38.Mixed Wood									
Acres						%								39.Hardwood									
24.Base Waterfron						%								40.Wasteland									
								Total Acreage 1.98				%				41.CAMP SITE							
												%				42.Mobile Home Si							
										25.Shallow WF Siz								43.Condo Site					
										26.Base Water Inf								44.Site Improve					
27.Influence W Si										45.CAMP SITE													
28.Rear Land 1-10										46.PAVING/00													
29.Rear Land 11-2																							
Inspection Witnessed By:																							
X								Date															
No./Date		Description					Date Insp.																
Notes:								Sale Date															
								Price															
								Sale Type															
								1.Land 4.Mobile 7.															
								2.L & B 5.Other 8.															
								3.Building 6. 9.															
								Financing															
								1.Convent 4.Seller 7.															
								2.FHA/VA 5.Private 8.															
								3.Assumed 6.Cash 9.Unknown															
								Validity															
								1.Valid 4.Split 7.Renovate															
								2.Related 5.Partial 8.Other															
								3.Distress 6.Exempt 9.Foreclose															
								Verified															
								1.Buyer 4.Agent 7.Family															
								2.Seller 5.Pub Rec 8.Other															
								3.Lender 6.MLS 9.															
WISCASSET name spelling																							

# WISCASSET

Map Lot U18-005-12C




Account 2121

Location 20 SUKIE LANE

Card 1

Of 1

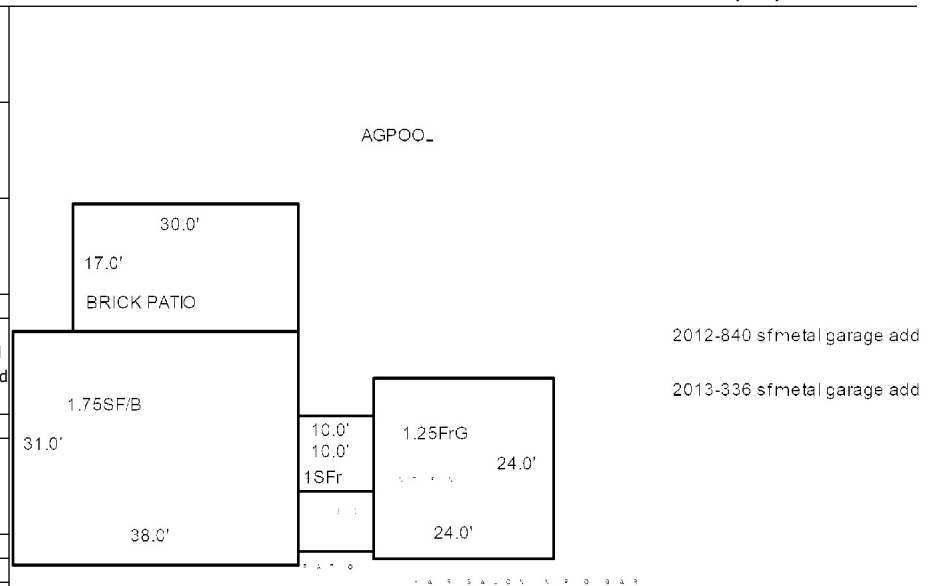
9/19/2022

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1178</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1999</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1999	100	3 100	4	0 %	100 %	
76 1.25 ST	1999	576	3 100	4	0 %	100 %	
24 Frame Shed	1999	84	3 100	4	0 %	100 %	
73 AB.GR. POOL.....	0	1	3 100	4	99 %	100 %	
62 Patio	2004	510	3 100	4	0 %	100 %	
227 GARAGE METAL	2012	840	2 100	4	0 %	100 %	
227 GARAGE METAL	2013	336	2 100	2	0 %	100 %	
62 Patio	80	0	0 0	0	0 %	0 %	
99 Field Price	240				%	%	10,000
					%	%	





Map Lot U18-005-17A

Account 2150

Location 90 SHADY LANE

Card 1 Of 1 9/19/2022

DAVIS, SHELDON K  
90 SHADY LANE  
WISCASSET ME 04578

B5634P302

Previous Owner  
DAVIS, DONALD

90 SHADY LANE  
WISCASSET ME 04578  
Sale Date: 12/04/2020

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-WHEN SOLD TO DAVIS CHANGED CODE ON LAND FROM M/H SITE TO HOMESITE. ALSO CHANGED THE NEIGHBORHOOD CODE FROM SHADY LANE MOBILE HOME TO CORRECT ONE AND CHANGED ZONING FROM RESIDENTIAL TO RURAL. PREVIOUS OWNER: D. ANTHONY TRUE & DENISE L. TRUE. BK2434 PG0281.

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	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	2 Public Water		
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	12/04/2020		
Price	56,600		
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
2009	35,510	34,060	0	69,570
2010	35,500	21,100	0	56,600
2011	35,500	21,100	0	56,600
2012	35,500	21,100	0	56,600
2013	35,500	21,100	0	56,600
2014	35,500	21,100	0	56,600
2015	35,500	21,100	0	56,600
2016	35,500	21,100	0	56,600
2017	35,500	21,100	0	56,600
2018	35,500	21,100	0	56,600
2019	35,500	21,100	0	56,600
2020	35,500	21,100	0	56,600
2021	35,500	21,100	0	56,600
2022	35,500	21,100	0	56,600

### 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		0.76				

# WISCASSET

Map Lot U18-005-17A

Account 2150

Location 90 SHADY LANE

Card 1

Of 1

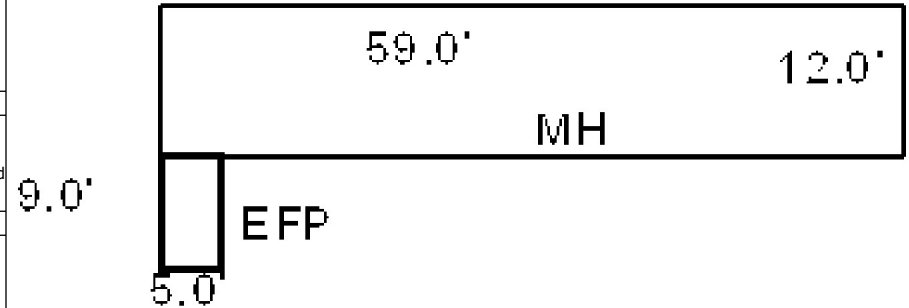
9/19/2022

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>1 Low 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>708</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>100%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>70%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>9</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/15/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	1970	20	1 100	3	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot		U18-005-A		Account		1793		Location		760 BATH ROAD		Card		1		Of		2		9/19/2022	
ROGERS SR., ROBERT H J/T PITCHER, HEATHER WISCASSET ME 04578  B4189P50 B4191P175 B4197P224								Property Data				Assessment Record									
								Neighborhood 200 U.S. RTE 1				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2009		223,500		24,500		0		248,000	
								FARM LAND YEAR 0				2010		301,400		24,500		0		325,900	
								OPEN SPACE YEAR 0				2011		301,400		24,500		0		325,900	
Previous Owner BLOOM, KAREN C/O ROBERT H. ROGERS 754 BATH ROAD WISCASSET ME 04578 Sale Date: 8/13/2009								Zone/Land Use 19 COMMERCIAL				2012		301,400		24,500		0		325,900	
								Secondary Zone				2013		301,400		24,500		0		325,900	
												2014		301,400		24,500		0		325,900	
								Topography 1 Level				2015		301,400		24,500		0		325,900	
								Previous Owner ROGERS, MARY LOU  PO BOX 91 WISCASSET ME 04578 Sale Date: 12/03/2004								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2016	
Utilities 1 All Public				2017		301,400										24,500		0		325,900	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2018		301,400										24,500		0		325,900	
Street 1 Paved  1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2019		301,400										5,300		0		306,700	
				2020		301,400										5,300		0		306,700	
				2021		301,400		5,300		0		306,700									
Inspection Witnessed By:								TREE GROWTH PLAN 0 CONSERV EASE 0				2022		301,400		5,300		0		306,700	
												Land Data									
												Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes  1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00		
															Frontage	Depth	Factor	Code			
Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet																		
Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			Acreage/Sites																		
			47	1.00	100	%	0														
			48	1.00	100	%	0														
			49	1.00	100	%	0														
			0.09		100	%	0														

# WISCASSET


Map Lot U18-005-A

Account 1793

Location 760 BATH ROAD

Card 1 Of 2

9/19/2022

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

SHED 20X13 W/EFP 20X12

SHED 8X6

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements								Sound Value
Type	Year	Units	Grade	Cond	Phys.	Funct.		
24 Frame Shed	1970	1100	2 100	2	0 %	50 %		
24 Frame Shed	0	120	2 100	2	0 %	100 %		
21 Open Frame	2003	200	2 100	2	0 %	100 %		
24 Frame Shed	2003	260	2 100	2	0 %	100 %		
					%	%		
					%	%		
					%	%		
					%	%		
					%	%		
					%	%		
					%	%		





Map Lot U18-005-A

Account 1793

Location 762 BATH ROAD

Card 2 Of 2 9/19/2022

ROGERS SR., ROBERT H J/T  
PITCHER, HEATHER  
WISCASSET ME 04578

B4189P50 B4191P175 B4197P224

Previous Owner  
BLOOM, KAREN  
C/O ROBERT H. ROGERS  
754 BATH ROAD  
WISCASSET ME 04578  
Sale Date: 8/13/2009

Previous Owner  
ROGERS, MARY LOU

PO BOX 91  
WISCASSET ME 04578  
Sale Date: 12/03/2004

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>200 U.S. RTE 1</b>			Year	Land	Buildings	Exempt	Total
			2009	0	68,530	0	68,530
Tree Growth Year <b>0</b>			2010	0	68,500	0	68,500
FARM LAND YEAR <b>0</b>			2011	0	68,500	0	68,500
OPEN SPACE YEAR <b>0</b>			2012	0	68,500	0	68,500
Zone/Land Use <b>19 COMMERCIAL</b>			2013	0	69,300	0	69,300
			2014	0	69,300	0	69,300
			2015	0	69,300	0	69,300
Secondary Zone			2016	0	69,300	0	69,300
Topography <b>1 Level</b>			2017	0	69,300	0	69,300
			2018	0	69,300	0	69,300
			2019	0	69,300	0	69,300
1.Level                4.Below St        7.Steep			2020	0	69,300	0	69,300
2.Rolling            5.Low               8.Rough			2021	0	69,300	0	69,300
3.Above St        6.Swampy        9.			2022	0	69,300	0	69,300
Utilities <b>1 All Public</b>							
1.Public                4.Dr Well            7.Cesspool							
2.Water                5.DUG/LAKE        8.							
3.Sewer                6.Septic            9.None							
Street <b>1 Paved</b>							
1.Paved                4.Proposed        7.							
2.Semi Imp            5.Private            8.							
3.Gravel                6.Pub Eas            9.NoStreet							
TREE GROWTH PLAN <b>0</b>							
CONSERV EASE <b>0</b>							
<b>Sale Data</b>							
Sale Date <b>8/13/2009</b>							
Price <b>225,000</b>							
Sale Type <b>2 Land &amp; Buildings</b>							
1.Land                4.Mobile            7.							
2.L & B                5.Other              8.							
3.Building            6.                    9.							
Financing <b>9 Unknown</b>							
1.Convent            4.Seller              7.							
2.FHA/VA            5.Private            8.							
3.Assumed            6.Cash               9.Unknown							
Validity <b>1 Arms Length Sale</b>							
1.Valid                4.Split                7.Renovate							
2.Related            5.Partial            8.Other							
3.Distress            6.Exempt            9.Foreclose							
Verified <b>5 Public Record</b>							
1.Buyer                4.Agent               7.Family							
2.Seller                5.Pub Rec            8.Other							
3.Lender                6.MLS                9.							

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

# WISCASSET

Map Lot U18-005-A

Account 1793

Location 762 BATH ROAD

Card 2

Of 2

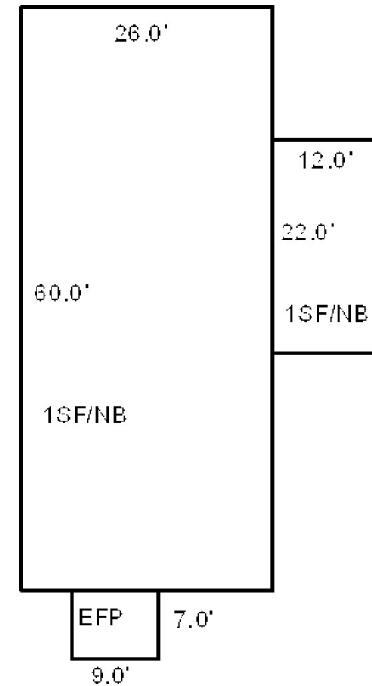
9/19/2022

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

Date Inspected 3/16/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
236 RESTAURANT	1960	1824	2 100	3	0 %	50 %		1.ONE STORY FRAM
22 Encl Frame Porch	2000	63	2 100	3	0 %	50 %		2.TWO STORY FRAM
24 Frame Shed	1960	121	1 100	1	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2012	132	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



CATALDO, LOUIS H  
CATALDO, LINDA L  
WISCASSET ME 04578

B4029P243 B5218P55

Previous Owner  
DURO PROPERTIES, LLC

770 BATH ROAD  
WISCASSET ME 04578  
Sale Date: 12/29/2017

Previous Owner  
BOUTET, PETER J.  
C/O DURO PROPERTIES, LLC  
770 BATH ROAD  
WISCASSET ME 04578  
Sale Date: 7/17/2008

Previous Owner  
ESTERLY, HARRY F. & DIANA E.  
SPEEDMAT REALTY TRUST

WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

5/9/2019 W/ Mr. add inc warehouse & Ep

2004-PREVIOUS OWNER:HARRY & DIANA ESTERLY BK2215  
PG6.

Sold to Peter Boutet for \$160,000 April 2003 Bk3041 Pg289.  
7/17/2008-Sold to Duro Properties 7/17/2008 for \$175,000,  
BK 4029 PG 243.

2013-Per real estate advertisement this property being sold as commercial space as well as a residence. There is no record of it ever being assessed as part residence. Record corrected **WISCONSIN** there is also a residence at this location.

## 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		12/29/2017	
Price		163,000	
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		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
2009	145,500	87,300	0	232,800
2010	145,500	87,300	0	232,800
2011	145,500	87,300	0	232,800
2012	145,500	87,300	0	232,800
2013	145,500	135,800	0	281,300
2014	145,500	135,800	0	281,300
2015	145,500	135,800	0	281,300
2016	145,500	103,200	0	248,700
2017	145,500	103,200	0	248,700
2018	145,500	103,200	0	248,700
2019	145,500	148,000	20,000	273,500
2020	145,500	148,000	25,000	268,500
2021	145,500	148,000	25,000	268,500
2022	145,500	148,000	24,000	269,500

## Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
						8.View/Environ
						9.Fract Share
<b>Square Foot</b>		<b>Square Feet</b>				<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	47	1.00	100	%	0	37.Softwood
22.Base Waterfron	48	0.70	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveme
28.Rear Land 1-10				%		45.CAMP SITE
29.Rear Land 11-2				%		46.PAVING/00
		<b>Total Acreage</b>		<b>0.70</b>		

# WISCASSET

Map Lot U18-005-B


Account 1794

Location 770 BATH ROAD

Card 1

Of 1

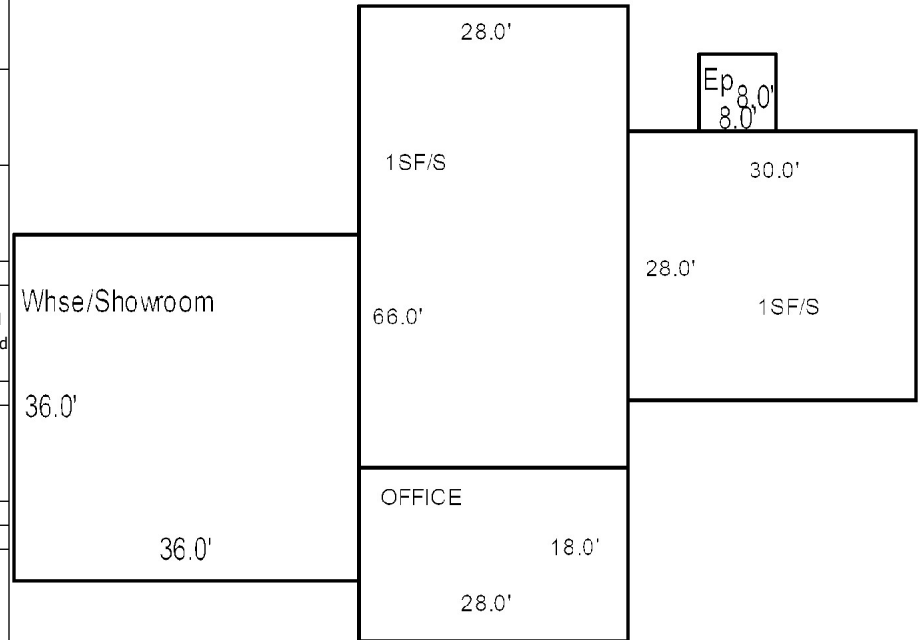
9/19/2022

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>2 Inadequate</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>1</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>840</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1975</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/09/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
242 MAN	1975	1344	2 100	4	0 %	100 %		1.ONE STORY FRAM
287 OFFICE	1975	504	2 100	4	0 %	100 %		2.TWO STORY FRAM
344 PAVING.....	1975	5200	3 100	4	0 %	50 %		3.THREE STORY FR
242 MAN	2018	1296	2 100	4	0 %	100 %		4.1 & 1/2 STORY
22 Encl Frame Porch	2018	64	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 U18-005-C

Account 1795

Location 754 BATH ROAD

Card 1 Of 2 9/19/2022

ROGERS, ROBERT H  
WISCASSET ME 04578

B1789P135

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2001-ADDITION DONE ONLY 50% 2002-ADDITION DONE ONLY 75% AND ADDED A 10 X 40 DECK  
2005-ADDED OFP OVER DECK AND ALSO 10 X 33 ROOF OVER DECK(OFP) OVER KAYAKS, CORRECTED SIZE OF STORE FROM 1616 TO 1392 SF - DECREASED SIZE OF ORIGINAL DECKS TO ENCOMPASS OFP  
2010-Added .60 land to lot 5A for tax purposes.

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			
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
2009	144,000	97,380	0	241,380
2010	0	97,400	0	97,400
2011	0	97,400	0	97,400
2012	0	97,400	0	97,400
2013	0	97,400	0	97,400
2014	0	97,400	0	97,400
2015	0	97,400	0	97,400
2016	0	97,400	0	97,400
2017	0	97,400	0	97,400
2018	0	97,400	0	97,400
2019	0	97,400	0	97,400
2020	0	97,400	0	97,400
2021	0	97,400	0	97,400
2022	0	97,400	0	97,400

### 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 U18-005-C

Account 1795

Location 754 BATH ROAD

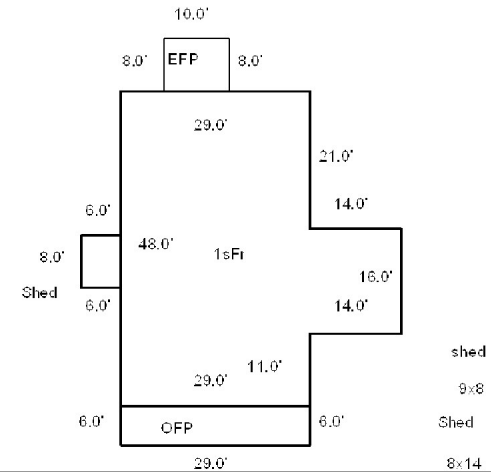
Card 1 Of 2 9/19/2022

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.	<div data-bbox="449 870 735 989" data-label="Image"> </div>	2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars		Entrance Code <b>1 Interior Inspect</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
220 STORE	1940	1616	2 100	2	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	0	174	2 100	2	0 %	100 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	80	2 100	2	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1940	48	2 100	2	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1940	120	2 100	2	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1940	144	2 100	2	0 %	100 %		6.2 & 1/2 STORY
220 STORE	1940	672	3 100	3	0 %	100 %		21.Open Frame Por
21 Open Frame	1940	224	3 100	3	0 %	100 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U18-005-C

Account 1795

Location 754 BATH ROAD

Card 2 Of 2 9/19/2022

ROGERS, ROBERT H  
WISCASSET ME 04578

B1789P135

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record						
Neighborhood <b>108 SOUTHWEST</b>			Year	Land	Buildings	Exempt	Total		
			2009	0	123,700	0	123,700		
Tree Growth Year <b>0</b>			2010	0	123,700	0	123,700		
FARM LAND YEAR <b>0</b>			2011	0	123,700	0	123,700		
OPEN SPACE YEAR <b>0</b>			2012	0	123,700	0	123,700		
Zone/Land Use <b>19 COMMERCIAL</b>			2013	0	123,700	0	123,700		
			2014	0	123,700	0	123,700		
Secondary Zone			2015	0	123,700	0	123,700		
Topography <b>1 Level</b>			2016	0	123,700	0	123,700		
			2017	0	123,700	0	123,700		
1.Level	4.Below St	7.Steep	2018	0	123,700	0	123,700		
2.Rolling	5.Low	8.Rough	2019	0	123,700	0	123,700		
3.Above St	6.Swampy	9.	2020	0	123,700	0	123,700		
Utilities <b>1 All Public</b>			2021	0	123,700	0	123,700		
1.Public	4.Dr Well	7.Cesspool	2022	0	123,700	0	123,700		
2.Water	5.DUG/LAKE	8.	Land Data						
3.Sewer	6.Septic	9.None							
Street <b>1 Paved</b>									
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 <b>0</b>						%		2.Neighborhood A	
CONSERV EASE <b>0</b>						%		3.Topography	
Sale Data					%		4.Size/Shape		
					%		5.Access		
Sale Date					%		6.Restriction		
Price					%		7.Corner/Locatio		
Sale Type					%		8.View/Environ		
1.Land	4.Mobile	7.	Square Foot	Square Feet				9.Fract Share	
2.L & B	5.Other	8.				%		Acres	
3.Building	6.	9.				%		30.Rear 20+	
Financing						%		31.Waterfront Rea	
						%		32.Open Space	
1.Convent	4.Seller	7.			%		33.RestrictEsm		
2.FHA/VA	5.Private	8.			%		34.PASTURE 1		
3.Assumed	6.Cash	9.Unknown			%		35.HORTICULTURAL-		
Validity			Fract. Acre	Acreage/Sites				36.Pasture 3	
1.Valid	4.Split	7.Renovate				%		37.Softwood	
2.Related	5.Partial	8.Other				%		38.Mixed Wood	
3.Distress	6.Exempt	9.Foreclose				%		39.Hardwood	
Verified						%		40.Wasteland	
1.Buyer	4.Agent	7.Family				%		41.CAMP SITE	
2.Seller	5.Pub Rec	8.Other				%		42.Mobile Home Si	
3.Lender	6.MLS	9.				%		43.Condo Site	
						%		44.Site Improve	
						%		45.CAMP SITE	
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# WISCASSET

Map Lot U18-005-C

Account 1795

Location 754 BATH ROAD

Card 2

Of 2

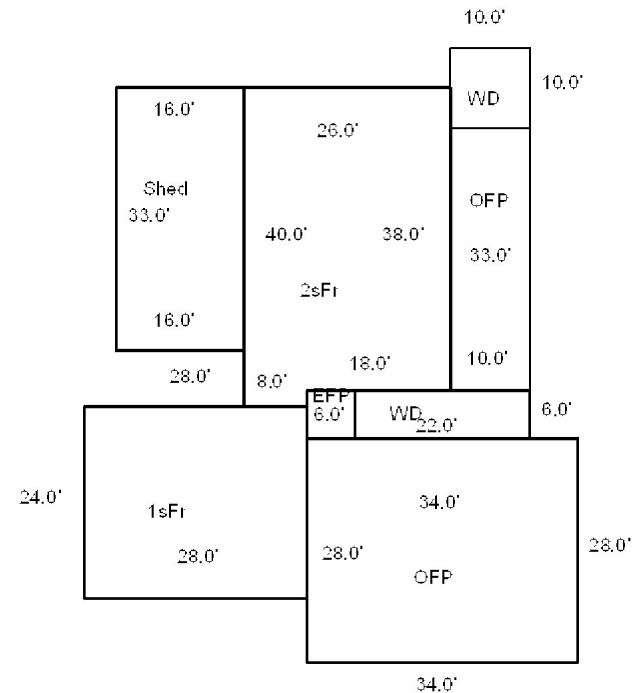
9/19/2022

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

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
2 TWO STORY	2001	1004	3 100	4	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	2005	330	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2005	100	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2002	132	3 100	4	0 %	100 %		4.1 & 1/2 STORY
22 Encl Frame Porch	2002	36	3 100	4	0 %	100 %		5.1 & 3/4 STORY
21 Open Frame	2005	952	3 100	4	0 %	100 %		6.2 & 1/2 STORY
24 Frame Shed	2001	528	3 100	4	0 %	100 %		21.Open Frame Por
344 PAVING.....	1960	2300	3 100	4	0 %	50 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U18-005-D

Account 1806

Location 94 SHADY LANE LOT #6

Card 1 Of 1 9/19/2022

DAVIS, DONALD  
73 SABINO ROAD  
WEST BATH ME 04530

B4949P315 B5390P297

Previous Owner  
CHAPMAN, KENNETH WAYNE  
C/O JOSEPH CHAPMAN  
94 LOT #6 SHADY LANE  
WISCASSET ME 04578  
Sale Date: 11/11/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'16 Mobile home has no value. delete & Abate  
2007-ADDED OLD U18-5D LAND TO THIS RECORD AND  
DELETE OLD LAND RECORD.  
2010-REMOVED GARAGE, TORN DOWN.

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	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	11/11/2015		
Price	13,000		
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	3 Distressed Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2009	36,500	20,530	0	57,030
2010	36,500	10,700	0	47,200
2011	36,500	10,700	0	47,200
2012	36,500	10,700	0	47,200
2013	36,500	10,700	0	47,200
2014	36,500	10,700	0	47,200
2015	36,500	10,700	0	47,200
2016	36,500	0	0	36,500
2017	36,500	0	0	36,500
2018	36,500	0	0	36,500
2019	36,500	0	0	36,500
2020	36,500	0	0	36,500
2021	36,500	0	0	36,500
2022	36,500	0	0	36,500

### Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.10				




# WISCASSET

Map Lot U18-005-D

Account 1806

Location 94 SHADY LANE LOT #6

Card 1 Of 1 9/19/2022

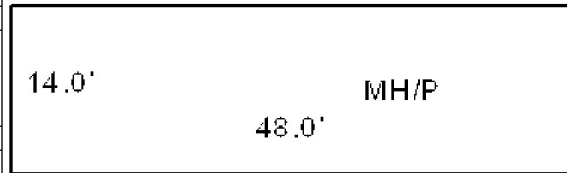
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full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

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

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

GARAGE





Map Lot U18-005-E

Account 2244

Location 750 BATH ROAD

Card 1 Of 1 9/19/2022

SHERMAN, NORMAN P  
10 OXHORN ROAD  
WISCASSET ME 04578

B2676P100

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2004-THIS LOT HAS PARTS GARAGE ON IT.

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	5/11/2001		
Price	40,000		
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

### Assessment Record

Year	Land	Buildings	Exempt	Total
2009	195,000	10,250	0	205,250
2010	195,000	10,200	0	205,200
2011	195,000	10,200	0	205,200
2012	195,000	10,200	0	205,200
2013	195,000	10,200	0	205,200
2014	195,000	10,200	0	205,200
2015	195,000	10,200	0	205,200
2016	195,000	10,200	0	205,200
2017	195,000	10,200	0	205,200
2018	195,000	10,200	0	205,200
2019	195,000	10,200	0	205,200
2020	195,000	10,200	0	205,200
2021	195,000	10,200	0	205,200
2022	195,000	10,200	0	205,200

### 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		4.00				


# WISCASSET

Map Lot U18-005-E

Account 2244

Location 750 BATH ROAD

Card 1 Of 1 9/19/2022

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

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2004	1600	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

METAL GARAGE

20.0'

80.0'

Map Lot U18-005-F

Account 2358

Location BATH ROAD

Card 1 Of 1 9/19/2022

SHERMAN, NORMAN P  
10 OXHORN ROAD  
WISCASSET ME 04578

B3115P161

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>108 SOUTHWEST</b>			Year	Land	Buildings	Exempt	Total
			2009	35,500	0	0	35,500
Tree Growth Year <b>0</b>			2010	35,500	0	0	35,500
FARM LAND YEAR <b>0</b>			2011	35,500	0	0	35,500
OPEN SPACE YEAR <b>0</b>			2012	35,500	0	0	35,500
Zone/Land Use <b>21 RURAL</b>			2013	35,500	0	0	35,500
Secondary Zone			2014	35,500	0	0	35,500
			2015	35,500	0	0	35,500
Topography <b>1 Level</b>			2016	35,500	0	0	35,500
1.Level	4.Below St	7.Steep	2017	35,500	0	0	35,500
2.Rolling	5.Low	8.Rough	2018	35,500	0	0	35,500
3.Above St	6.Swampy	9.	2019	35,500	0	0	35,500
Utilities <b>9 NoWater/NoSewer</b>			2020	35,500	0	0	35,500
1.Public	4.Dr Well	7.Cesspool	2021	35,500	0	0	35,500
2.Water	5.DUG/LAKE	8.	2022	35,500	0	0	35,500
3.Sewer	6.Septic	9.None					
Street <b>1 Paved</b>							
1.Paved	4.Proposed	7.					
2.Semi Imp	5.Private	8.					
3.Gravel	6.Pub Eas	9.NoStreet					
TREE GROWTH PLAN <b>0</b>							
CONSERV EASE <b>0</b>							
Sale Data							
Sale Date <b>7/25/2003</b>							
Price <b>30,000</b>							
Sale Type <b>1 Land Only</b>							
1.Land	4.Mobile	7.					
2.L & B	5.Other	8.					
3.Building	6.	9.					
Financing <b>9 Unknown</b>							
1.Convent	4.Seller	7.					
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown					
Validity <b>1 Arms Length Sale</b>							
1.Valid	4.Split	7.Renovate					
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.Foreclose					
Verified <b>5 Public Record</b>							
1.Buyer	4.Agent	7.Family					
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.					

Front Foot		Type	Effective		Influence		Influence Codes
			Frontage	Depth	Factor	Code	
11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					%		1.Open Space
					%		2.Neighborhood A
					%		3.Topography
					%		4.Size/Shape
					%		5.Access
					%		6.Restriction
					%		7.Corner/Locatio
					%		8.View/Environ
Square Foot			Square Feet				9.Fract Share
					%		Acres
					%		30.Rear 20+
					%		31.Waterfront Rea
					%		32.Open Space
					%		33.RestrictEsm
					%		34.PASTURE 1
					%		35.HORTICULTURAL-
Fract. Acre			Acreage/Sites				36.Pasture 3
		20	1.00	95 %	0	37.Softwood	
		21	1.00	100 %	0	38.Mixed Wood	
		28	2.00	100 %	0	39.Hardwood	
					%		40.Wasteland
					%		41.CAMP SITE
					%		42.Mobile Home Si
					%		43.Condo Site
Acres							44.Site Improve
							45.CAMP SITE
		Total Acreage		3.00			


# WISCASSET

Map Lot U18-005-F

Account 2358

Location BATH ROAD

Card 1 Of 1 9/19/2022

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

Date Inspected 12/07/2006

## 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 U18-007

Account 1798

Location 10 SHADY LANE

Card 1 Of 1 9/19/2022

HALEY, COLBY W  
10 SHADY LANE  
WISCASSET ME 04578

B5654P72 B5670P26

Previous Owner  
SHERMAN, CATHERINE A  
10 SHADY LANE

WISCASSET ME 04578  
Sale Date: 1/27/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'22 Per review & info provided, this lot scales 1 acre +- and has a well & Septic.

WISCASSET

Property Data			Assessment Record				
Neighborhood <b>200 U.S. RTE 1</b>  Tree Growth Year <b>0</b> FARM LAND YEAR <b>0</b> OPEN SPACE YEAR <b>0</b> Zone/Land Use <b>21 RURAL</b>  Secondary Zone  Topography <b>1 Level</b> 1.Level                4.Below St        7.Steep 2.Rolling                5.Low                8.Rough 3.Above St                6.Swampy                9. Utilities <b>4 Drilled Well</b> <b>6 Septic System</b> 1.Public                4.Dr Well                7.Cesspool 2.Water                5.DUG/LAKE                8. 3.Sewer                6.Septic                9.None Street <b>1 Paved</b> 1.Paved                4.Proposed                7. 2.Semi Imp                5.Private                8. 3.Gravel                6.Pub Eas                9.NoStreet TREE GROWTH PLAN <b>0</b> CONSERV EASE <b>0</b>  <b>Sale Data</b> Sale Date <b>1/27/2021</b> Price <b>136,000</b> Sale Type <b>2 Land &amp; Buildings</b> 1.Land                4.Mobile                7. 2.L & B                5.Other                8. 3.Building                6.                9. Financing <b>9 Unknown</b> 1.Convent                4.Seller                7. 2.FHA/VA                5.Private                8. 3.Assumed                6.Cash                9.Unknown Validity <b>1 Arms Length Sale</b> 1.Valid                4.Split                7.Renovate 2.Related                5.Partial                8.Other 3.Distress                6.Exempt                9.Foreclose Verified <b>5 Public Record</b> 1.Buyer                4.Agent                7.Family 2.Seller                5.Pub Rec                8.Other 3.Lender                6.MLS                9.			Year	Land	Buildings	Exempt	Total
			2009	45,900	121,490	13,000	154,390
			2010	45,900	121,500	10,000	157,400
			2011	45,900	121,500	10,000	157,400
2012	45,900	121,500	10,000	157,400			
2013	45,900	121,500	10,000	157,400			
2014	45,900	121,500	10,000	157,400			
2015	45,900	121,500	10,000	157,400			
2016	45,900	121,500	15,000	152,400			
2017	45,900	121,500	20,000	147,400			
2018	45,900	121,500	20,000	147,400			
2019	45,900	121,500	20,000	147,400			
2020	45,900	121,500	25,000	142,400			
2021	45,900	121,500	0	167,400			
2022	50,000	121,500	0	171,500			
Land Data							
Front Foot	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
				%			
				%			
				%			
				%			
				%			
				%			
Square Foot		Square Feet				Acres	
				%			
				%			
				%			
				%			
				%			
				%			
				%			
				%			
				%			
Fract. Acre		Acreage/Sites					
		20	1.00	100	%		0
		21	1.00	100	%		0
					%		
					%		
					%		
					%		
					%		
					%		
					%		
		Total Acreage		1.00			

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




# WISCASSET

Map Lot U18-007

Account 1798

Location 10 SHADY LANE

Card 1 Of 1 9/19/2022

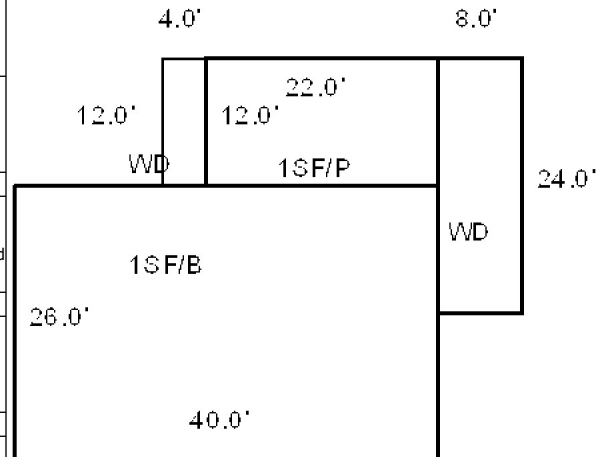
Building Style <b>3 Raised Ranch</b>	SF Bsmt Living <b>500</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1040</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1982</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>1</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	48	0 0	0	0 %	0 %	
1 ONE STORY	0	264	0 0	0	0 %	0 %	
68 Wood Deck	0	192	0 0	0	0 %	0 %	
26 1SFr Overhang	0	68	0 0	0	0 %	0 %	
24 Frame Shed	0	520	2 100	2	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



SHED 20X24



Map Lot U18-008

Account 1799

Location 771 BATH ROAD

Card 1 Of 1 9/19/2022

SOUTH WIZ, LLC  
1340 ATLANTIC HIGHWAY  
WALDOBORO ME 04572

B5801P178

Previous Owner  
DUNKLING, PAUL A  
CLARK, JANICE  
DEBORAH ADDIS & KAREN FORTIN  
WEST HINESBURG VT 05461  
Sale Date: 10/28/2021

Previous Owner  
HAZEL E. DUNKLING REVOCABLE TRUST  
DUNKLING, HAZEL  
C/O PAUL A DUNKLNG  
BURLINGTON VT 05401  
Sale Date: 12/12/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

### Property Data

Neighborhood <b>200 U.S. RTE 1</b>		
Tree Growth Year <b>0</b>		
FARM LAND YEAR <b>0</b>		
OPEN SPACE YEAR <b>0</b>		
Zone/Land Use <b>21 RURAL</b>		
Secondary Zone		
Topography <b>1 Level</b>		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities <b>4 Drilled Well 6 Septic System</b>		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street <b>1 Paved</b>		
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN <b>0</b>		
CONSERV EASE <b>0</b>		
<b>Sale Data</b>		
Sale Date <b>10/28/2021</b>		
Price <b>350,000</b>		
Sale Type <b>2 Land &amp; Buildings</b>		
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing <b>9 Unknown</b>		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity <b>1 Arms Length Sale</b>		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified <b>5 Public Record</b>		
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

### Assessment Record

Year	Land	Buildings	Exempt	Total
2009	88,000	104,170	13,000	179,170
2010	88,000	104,200	10,000	182,200
2011	88,000	104,200	10,000	182,200
2012	88,000	104,200	10,000	182,200
2013	88,000	103,400	10,000	181,400
2014	88,000	103,400	10,000	181,400
2015	88,000	103,400	10,000	181,400
2016	88,000	103,400	15,000	176,400
2017	88,000	103,400	20,000	171,400
2018	88,000	103,400	20,000	171,400
2019	88,000	103,400	0	191,400
2020	88,000	103,400	0	191,400
2021	88,000	103,400	0	191,400
2022	88,000	103,400	0	191,400

### 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
				%		<b>Acres</b>
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
		<b>Total Acreage</b>		20.00		


# WISCASSET

Map Lot U18-008

Account 1799

Location 771 BATH ROAD

Card 1 Of 1 9/19/2022

Building Style <b>3 Raised Ranch</b>	SF Bsmt Living <b>168</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 7 Electric</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1304</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/07/2006

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	0	40	0 0	0	0 %	0 %	
90 BSMT ENTRY.....	0	30	0 0	0	0 %	0 %	
24 Frame Shed	0	104	3 100	4	0 %	100 %	
24 Frame Shed	0	180	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

TIN SHED 8X12

TIN SHED 10X18

STORAGE TRAILER

