

Map Lot		R04-001		Account		472		Location		930 GARDINER ROAD		Card		1		Of		1		10/05/2023	
ANDERSON, MAX ANDERSON, CAITLYN 930 GARDINER ROAD WISCASSET ME 04578 B5918P59				Property Data				Assessment Record													
				Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total					
				Tree Growth Year 0				2010		40,700		101,700		16,000		126,400					
				FARM LAND YEAR 0				2011		40,700		101,700		16,000		126,400					
				OPEN SPACE YEAR 0				2012		40,700		101,700		16,000		126,400					
Previous Owner GILLESPIE, MIKE J/T GILLESPIE, MEGHAN 926 GARDINER ROAD WISCASSET ME 04578 Sale Date: 8/05/2022				Zone/Land Use 21 RURAL				2013		40,700		101,700		16,000		126,400					
				Secondary Zone				2014		40,700		101,700		0		142,400					
								2015		40,700		156,300		0		197,000					
				Topography 1 Level				2016		40,700		156,300		0		197,000					
				Previous Owner MCAFEE, GLENN 33 TOWER CIRCLE BATH ME 04530 Sale Date: 7/02/2013				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		40,700		156,300		0		197,000	
Utilities 4 Drilled Well 6 Septic System								2019		40,700		120,800		0		161,500					
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None								2020		40,700		120,800		0		161,500					
Street 1 Paved								2021		40,700		120,800		0		161,500					
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet								2022		40,700		120,800		0		161,500					
Previous Owner MCAFEE, MABEL C/O GLENN MCAFEE 33 TOWER CIRCLE BATH ME 04530 Sale Date: 7/02/2013				TREE GROWTH PLAN 0				2023		50,900		151,000		0		201,900					
				CONSERV EASE 0																	
				Sale Data																	
				Sale Date 8/05/2022																	
				Price 150,000																	
Inspection Witnessed By: X Date				Sale Type 2 Land & Buildings				Square Foot		Square Feet						Influence Codes					
				1.Land 4.Mobile 7.																	
				2.L & B 5.Other 8.																	
				3.Building 6. 9.																	
				Financing 9 Unknown																	
Notes: '19 Per review with potential buyer MH entered at 100% functional in error. Adjust to 50% also apparently no Garage. '15 W/ Meghan add 2005 MH. 2003-PER DEED CHANGED AC FROM 2.1 TO 2 AC 2006-DELETED FRAME SHED (576 SF)-APT. AND DECK FROM THIS RECORD AND ADDED TO MAP R-4 LOT 2E. SHEDS FALLING DOWN - NO VALUE 2009-Property line adjustment with lot 2E, this lot now 1.54 acres from 2 acres. WISCASSET				1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown				Fract. Acre		Acreage/Sites											
				Validity 1 Arms Length Sale																	
				1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose																	
				Verified 5 Public Record																	
				1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.																	
WISCASSET								21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres		20 1.00 100 % 0 21 1.00 100 % 0 28 0.54 100 % 0											
WISCASSET								Total Acreage		1.54											

WISCASSET

Map Lot R04-001

Account 472

Location 930 GARDINER ROAD

Card 1

Of 1

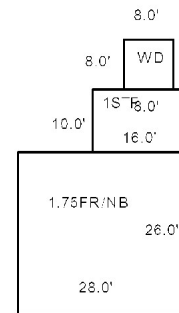
10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 728
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1987	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

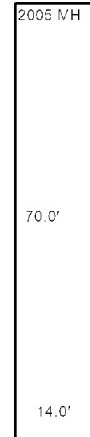
Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1987	160	3 105	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1987	64	2 100	2	0 %	100 %		2.TWO STORY FRAM
998 14' Mobile	2005	14x70	2 100	3	0 %	50 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



FR GARAGE 20X31



Card 1 Of 1 10/05/2023

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
Square Foot		Square Feet				8.View/Environ
16.Regular Lot				%		9.Fract Share
17.Secondary Site				%		Acres
18.Secondary Site				%		30.Rear 20+
19.Condominium				%		31.Waterfront Rea
20.Base Homesite				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
Fract. Acre		Acreage/Sites				35.HORTICULTURAL-
21.HS Size Adj	42	30.00	100	%	0	36.Pasture 3
22.Base Waterfron	20	2.00	10	%	0	37.Softwood
23.Deep WF Size A	21	2.00	100	%	0	38.Mixed Wood
Acres	28	10.00	100	%	0	39.Hardwood
24.Base Waterfron	29	2.00	100	%	0	40.Wasteland
25.Shallow WF Siz				%		41.CAMP SITE
26.Base Water Inf				%		42.Mobile Home Si
27.Influence W Si				%		43.Condo Site
28.Rear Land 1-10				%		44.Site Improve
29.Rear Land 11-2				%		45.CAMP SITE
				%		46.PAVING/00
		Total Acreage		14.00		

WISCASSET

Map Lot R04-002

Account 475

Location 970 GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/12/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-002-001

Account 2675

Location 970 GARDINER ROAD LOT #1

Card 1 Of 1 10/05/2023

KYLE ARSENAULT
970 GARDINER ROAD LOT 1
WISCASSET ME 04578

Previous Owner
LTV WISCASSET, LLC
1815 CENTRAL PARK DRIVE, STE 110 PMB 270

STEAMBOAT SPRINGS CO 80487
Sale Date: 9/01/2022

Previous Owner
ARSENAULT, KYLE
970 GARDINER ROAD
LOT 1
WISCASSET ME 04578
Sale Date: 7/19/2022

Previous Owner
MATHEWS, HEATHER
970 GARDINER ROAD
LOT #1
WISCASSET ME 04578
Sale Date: 7/19/2022

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

'19 Per review this mobile home is only a one bedroom and only 14 x 40. Adjust grade & functional
'18 vac add MH & 2 wds

WISCASSET

Property Data			Assessment Record							
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			2018	0	27,800	0	27,800			
Tree Growth Year 0			2019	0	17,100	0	17,100			
FARM LAND YEAR 0			2020	0	17,100	17,100	0			
OPEN SPACE YEAR 0			2021	0	17,100	17,100	0			
Zone/Land Use 21 RURAL			2022	0	17,100	17,100	0			
Secondary Zone			2023	0	21,400	0	21,400			
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.			Land Data							
2.Semi Imp 5.Private 8.										
3.Gravel 6.Pub Eas 9.NoStreet										
TREE GROWTH PLAN 0			Front Foot		Type	Effective		Influence		Influence Codes
CONSERV EASE 0						Frontage	Depth	Factor	Code	
Sale Data										
Sale Date 7/19/2022										
Price 25,000										
Sale Type 4 Mobile Home			Square Foot			Square Feet				
1.Land 4.Mobile 7.								%		
2.L & B 5.Other 8.								%		
3.Building 6. 9.								%		
Financing 9 Unknown								%		
1.Convent 4.Seller 7.			Fract. Acre			Acreeage/Sites				
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			Acres					%		
3.Distress 6.Exempt 9.Foreclose								%		
Verified 5 Public Record								%		
1.Buyer 4.Agent 7.Family								%		
2.Seller 5.Pub Rec 8.Other								%		
3.Lender 6.MLS 9.			Total Acreage 0.00					%		
								%		
								%		
								%		
								%		

WISCASSET

Map Lot R04-002-001


Account 2675

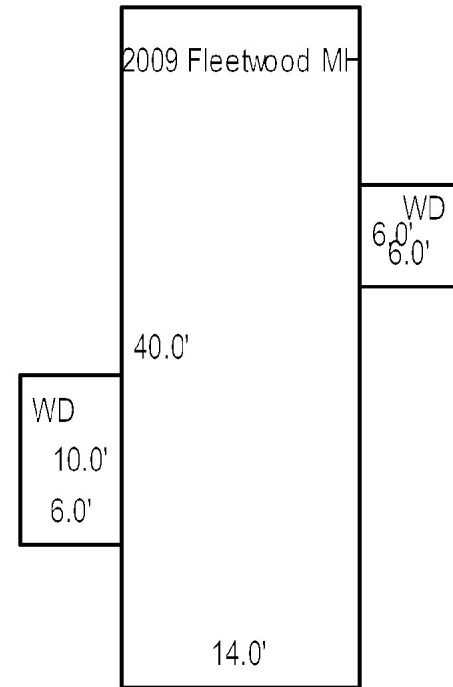
Location 970 GARDINER ROAD LOT #1

Card 1

Of 1

10/05/2023

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



Additions, Outbuildings & Improvements								Sound Value
Type	Year	Units	Grade	Cond	Phys.	Funct.		
997 12' Mobile	2009	14x40	2 100	4	0 %	40 %		1.ONE STORY FRAM
68 Wood Deck	2018	60	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2018	36	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-002-002

Account 2437

Location 970 GARDINER ROAD LOT #2

Card 1 Of 1 10/05/2023

NI DOMHNAILL, MEGHI AINE LAUREL
970 GARDINER ROAD #2
WISCASSET ME 04578

B5854P164

Previous Owner
BRENDAN MCMORROW / PUP LLC
BRENDAN MCMORROW / PUP LLC
P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
LTV WISCASSET, LLC
1815 CENTRAL PARK DRIVE, STE 110 PMB 270

STEAMBOAT SPRINGS CO 80487
Sale Date: 10/19/2021

Previous Owner
BOWEN, BASIL & LOLITA
LB MAPLEWOOD ESTATES

WOOLWICH ME 04579
Sale Date: 4/01/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

08/09/2018 NAH MH & WD
'17 old MH gone
12 X 61 1968 PARKWOOD TWO BEDROOM M/H MOVED INTO
TOWN 7/27/06.
2007-ADDED SECOND OWNER PER M/H PARK LIST
2008-NOW OWNED BY MOBILE HOME PARK OWNER: LOLITA
& BASIL BOWEN (List L.B. Maplewood on second line).
2009-Tenant: Dan Reithman & Elsie Stinson

WISCASSET**Property Data**

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		10/19/2021	
Price		1	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		2 Seller	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	7,200	0	7,200
2011	0	7,200	0	7,200
2012	0	7,200	0	7,200
2013	0	7,200	0	7,200
2014	0	7,200	0	7,200
2015	0	7,200	0	7,200
2016	0	7,200	0	7,200
2018	0	18,700	0	18,700
2019	0	18,700	0	18,700
2020	0	18,700	0	18,700
2021	0	18,700	0	18,700
2022	0	18,700	0	18,700
2023	0	23,400	0	23,400

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				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

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

WISCASSET

Map Lot R04-002-002

Account 2437

Location 970 GARDINER ROAD LOT #2

Card 1 Of 1 10/05/2023

Building Style	SF Bsmt Living	Layout	1994 Fleetwood MH
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.	
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.	
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.	
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic	
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.	
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.	
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None	
1.1 4.1.5 7.	Cool Type 0%	Insulation	
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.	
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.	
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None	
1.CLAP 5.T-111 9.OTHER	Kitchen Style	Unfinished %	
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor	
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad	
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad	
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same	
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint)	
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition	
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G	
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc	
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same	
OPEN-4-CUSTOM	# Full Baths	Phys. % Good	
Year Built	# Half Baths	Funct. % Good	
Year Remodeled	# Addn Fixtures	Functional Code	
Foundation	# Fireplaces	1.Incomp 4.SMALL 7.LAYOUT	
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER	
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None	
3.Br/Stone 6.Piers 9.		Econ. % Good	
Basement		Economic Code	
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None	
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.	
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.	
Bsmt Gar # Cars		Entrance Code 5 Estimated	
Wet Basement		1.Interior 4.Vacant 7.	
1.Dry 4. 7.		2.Refusal 5.Estimate 8.	
2.Damp 5. 8.		3.Informed 6. 9.	
3.Wet 6. 9.		Information Code 5 Estimate	
		1.Owner 4.Agent 7.	
		2.Relative 5.Estimate 8.	
		3.Tenant 6.Other 9.	

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
793 Fleetwood	1994	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2018	60	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

1994 Fleetwood MH

66.0'

14.0'

Map Lot		R04-002-003		Account		2066		Location		970 GARDINER ROAD LOT #3		Card		1		Of		1		10/05/2023	
ECKERT, DIANE 970 GARDINER ROAD LOT 3 WISCASSET ME 04578								Property Data				Assessment Record									
								Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		0		11,400		0		11,400	
								FARM LAND YEAR 0				2011		0		11,400		0		11,400	
								OPEN SPACE YEAR 0				2012		0		11,400		0		11,400	
Previous Owner ADAMS, SHANNON 970 GARDINER ROAD LOT #3 WISCASSET ME 04578 Sale Date: 1/20/2021								Zone/Land Use 21 RURAL				2013		0		11,400		0		11,400	
								Secondary Zone				2014		0		11,400		0		11,400	
												2015		0		11,400		0		11,400	
								Topography 1 Level				2016		0		11,400		0		11,400	
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		0		11,400		0		11,400	
2018		0		11,400		0						11,400									
Previous Owner CRESSEY, CHRISTOPHER CRESSEY, CYNTHIA LEE N. C/O CHARLES REED WISCASSET ME 04578 Sale Date: 5/01/2006								Utilities 4 Drilled Well 6 Septic System				2019		0		11,400		0		11,400	
								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2020		0		14,500		0		14,500	
Street 1 Paved				2021		0						10,300		0		10,300					
				2022		0		11,400		0		11,400									
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2023		0		14,200		14,200		0									
				Land Data																	
Inspection Witnessed By:								Front Foot		Type	Effective		Influence		Influence Codes						
											Frontage		Depth			Factor		Code			
																%					
																%					
																%					
																%					
																%					
																%					
								Square Foot		Square Feet											
Notes: 7/18/22 ADD WDs. 6/7/21 REV- MH IS HOOKED UP. (50% IS FULL VALUE FOR SINGLEWIDES). 5/15/20 add new mh not hooked up. 2006-1990 ASTRO MOBILE HOME, 3 BEDROOM, IN VERY ROUGH SHAPE. SERIAL NUMBER NTA170028. SOLD TO CHARLES REED END OF JULY 2006. (PER M/H PARK OWNER LIST NAOMI REED LIVES THERE.) 10/22/07-This mobile home actually belongs to daughter: WISCASSET changed in record.								11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot								1.Open Space					
																2.Neighborhood A					
																3.Topography					
																4.Size/Shape					
																5.Access					
																6.Restriction					
																7.Corner/Locatio					
																8.View/Environ					
																9.Fract Share					
																Acres					
WISCASSET								16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite								30.Rear 20+					
																31.Waterfront Rea					
																32.Open Space					
																33.RestrictEsm					
																34.PASTURE 1					
																35.HORTICULTURAL-					
																36.Pasture 3					
																37.Softwood					
																38.Mixed Wood					
																39.Hardwood					
WISCASSET								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						40.Wasteland					
																41.CAMP SITE					
																42.Mobile Home Si					
																43.Condo Site					
																44.Site Improveveme					
																45.CAMP SITE					
																46.PAVING/00					
												Total Acreage		0.00							


WISCASSET

Map Lot R04-002-003

Account 2066

Location 970 GARDINER ROAD LOT #3

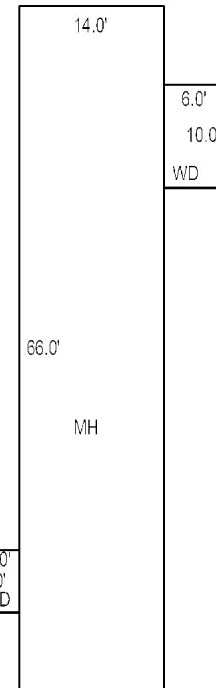
Card 1 Of 1 10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
941 SKYLINE AMBER	1991	14x56	2 100	2	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2021	60	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2021	24	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-002-004

Account 2174

Location 970 GARDINER ROAD LOT #4

Card 1 Of 1 10/05/2023

LTV WISCASSET, LLC
970 GARDINER ROAD LOT 1
WISCASSET ME 04578

B5854P164

Previous Owner
BRENDAN MCMORROW / PUP LLC
BRENDAN MCMORROW / PUP LLC
P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
SMITH, JR., DONALD H.

45 SHEA ROAD
WISCASSET ME 04578
Sale Date: 3/29/2016

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- DEL SHED- N/V.
'15 remove Janet(not co owner).
2009-Son now lives there, no name listed on mobile home
park list so sent to mother.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		3/01/2022	
Price			
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	23,400	0	23,400
2011	0	23,400	0	23,400
2012	0	23,400	0	23,400
2013	0	23,400	0	23,400
2014	0	23,400	0	23,400
2015	0	23,400	0	23,400
2016	0	23,400	0	23,400
2017	0	23,400	0	23,400
2018	0	23,400	0	23,400
2019	0	23,400	0	23,400
2020	0	23,400	0	23,400
2021	0	23,400	0	23,400
2022	0	23,400	0	23,400
2023	0	29,000	0	29,000

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

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

Total Acreage 0.00


WISCASSET

Map Lot R04-002-004

Account 2174

Location 970 GARDINER ROAD LOT #4

Card 1 Of 1 10/05/2023

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

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1999	14x72	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

72.0'

MH

14.0'



Map Lot R04-002-005

Account 25

Location 970 GARDINER ROAD LOT #5

Card 1 Of 1 10/05/2023

LTV WISCASSET, LLC
970 GARDINER ROAD LOT 1
WISCASSET ME 04578

B5854P164

Previous Owner
BRENDAN MCMORROW / PUP LLC
BRENDAN MCMORROW / PUP LLC
P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
HILL, THOMAS
HILL, MARY

CAMDEN AR 71701 4117
Sale Date: 4/01/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- DEL SHED, REPLACE WD.
IN 2002 TAX THOMAS HILL (MOVED IN JUNE 1, 2001)
2002-NO HOMESTEAD UNLESS MR. HILL APPLIES

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	3/01/2022		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	14,200	0	14,200
2011	0	14,200	0	14,200
2012	0	14,200	0	14,200
2013	0	14,200	0	14,200
2014	0	14,200	0	14,200
2015	0	14,200	0	14,200
2016	0	14,200	0	14,200
2017	0	14,200	0	14,200
2018	0	14,200	0	14,200
2019	0	14,200	0	14,200
2020	0	14,200	0	14,200
2021	0	14,200	0	14,200
2022	0	14,200	0	14,200
2023	0	17,600	0	17,600

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		0.00				


WISCASSET

Map Lot R04-002-005

Account 25

Location 970 GARDINER ROAD LOT #5

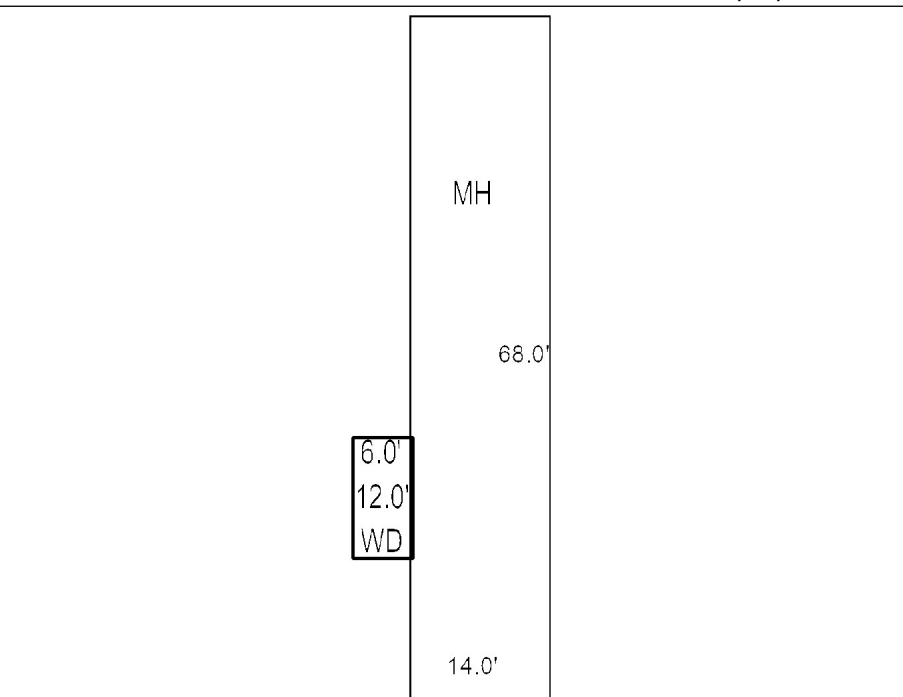
Card 1 Of 1 10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1985	14x68	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2021	72	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		R04-002-006		Account		26		Location		970 GARDINER ROAD LOT #6		Card		1		Of		1		10/05/2023	
WADE, JOSEPH WISCASSET ME 04578				Property Data				Assessment Record													
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		0		14,600		0		14,600	
				FARM LAND YEAR				0				2011		0		14,600		0		14,600	
OPEN SPACE YEAR				0				2012		0		14,600		0		14,600					
Previous Owner JOHNSTON, NATHANIEL C/O JOSEPH WADE 970 GARDINER ROAD LOT #6 WISCASSET ME 04578 Sale Date: 4/01/2011				Zone/Land Use				21 RURAL				2013		0		14,600		0		14,600	
				Secondary Zone				2014		0		14,600		10,000		4,600					
								2015		0		14,600		10,000		4,600					
				Topography				1 Level				2016		0		14,600		14,600		0	
				Previous Owner OSMOND, JAMES BARNES, TABETHA				1.Level		4.Below St		7.Steep		2017		0		14,600		14,600	
2.Rolling		5.Low						8.Rough		2018		0		14,600		14,600		0			
3.Above St		6.Swampy						9.		2019		0		14,600		14,600		0			
Utilities								4 Drilled Well 6 Septic System				2020		0		14,600		14,600		0	
1.Public		4.Dr Well						7.Cesspool		2021		0		14,600		14,600		0			
WISCASSET ME 04578 Sale Date: 4/02/2006				2.Water		5.DUG/LAKE		8.		2022		0		14,600		14,600		0			
				3.Sewer		6.Septic		9.None		2023		0		18,200		18,200		0			
				Street				1 Paved				Land Data									
				1.Paved		4.Proposed		7.													
				2.Semi Imp		5.Private		8.													
WISCASSET ME 04578 Sale Date: 5/20/2005				3.Gravel		6.Pub Eas		9.NoStreet		Front Foot											
				TREE GROWTH PLAN				0													
				CONSERV EASE				0													
				Inspection Witnessed By:				Sale Data				Type									
								Sale Date													
Price								14,200													
Sale Type								4 Mobile Home				Square Foot									
1.Land		4.Mobile						7.													
2.L & B		5.Other		8.																	
Notes: 6/5/23 REV- REPLACE WD. FORMERLY EDWARD ABBOTT. MERRILL MOVED IN 9/6/2000 2005-FORMER OWNER: TIMOTHY MERRILL/FIRST NATIONAL BANK OF DAMAR. 2007-FORMER OWNER: JAMES OSMOND & TABITHA BARNES 2009-Added second owner: Mary Snyder per park list. 10/23/09-Removed Mary Snyder per her request as she is not the owner of mobile home.				3.Building		6.		9.		Acres											
				Financing				9 Unknown													
				1.Convent		4.Seller		7.													
				2.FHA/VA		5.Private		8.		Fract. Acre											
				3.Assumed		6.Cash		9.Unknown													
Validity				1 Arms Length Sale				Acreage/Sites													
1.Valid		4.Split		7.Renovate																	
2.Related		5.Partial		8.Other																	
WISCASSET				3.Distress		6.Exempt		9.Foreclose		Acres											
				Verified				5 Public Record													
				1.Buyer		4.Agent		7.Family													
				2.Seller		5.Pub Rec		8.Other		Total Acreage											
				3.Lender		6.MLS		9.												0.00	

WISCASSET

Map Lot R04-002-006




Account 26

Location 970 GARDINER ROAD LOT #6

Card 1

Of 1

10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1988	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2021	60	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	64	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

14.0'

66.0'

MH

6.0'
10.0'
WD

Card 1 Of 1 10/05/2023

WISCASSET

Map Lot R04-002-007


Account 27

Location 970 GARDINER ROAD LOT #7

Card 1

Of 1

10/05/2023

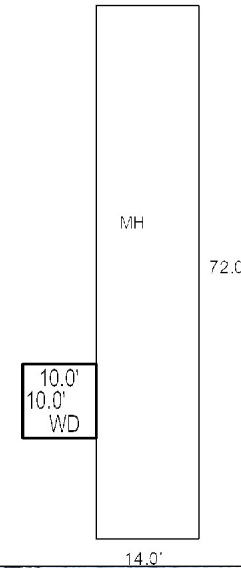
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1990	14x70	2 100	3	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	0	80	3 100	2	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2021	100	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

Fr Shed 8 x 10



Map Lot R04-002-008

Account 2275

Location 970 GARDINER ROAD LOT #8

Card 1 Of 1 10/05/2023

BALLARD, JUDITH IRENE
WISCASSET ME 04578

Previous Owner
HAMLIN, JUDITH I.

970 GARDINER ROAD LOT #8
WISCASSET ME 04578
Sale Date: 11/17/2010

Previous Owner
BISSON, KEVIN

970 GARDINER ROAD LOT #8
WISCASSET ME 04578
Sale Date: 3/15/2008

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2008-Kevin Bisson sold mobile home to Judith I. Hamlin
3/15/08.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography		2 Rolling	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	5 Private		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	11/17/2010		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	15,800	0	15,800
2011	0	15,800	0	15,800
2012	0	15,800	10,000	5,800
2013	0	15,800	10,000	5,800
2014	0	15,800	10,000	5,800
2015	0	15,800	10,000	5,800
2016	0	15,800	15,000	800
2017	0	15,800	15,800	0
2018	0	15,800	15,800	0
2019	0	15,800	15,800	0
2020	0	15,800	15,800	0
2021	0	15,800	15,800	0
2022	0	15,800	15,800	0
2023	0	19,800	19,800	0

Land Data

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

WISCASSET

Map Lot R04-002-008


Account 2275

Location 970 GARDINER ROAD LOT #8

Card 1

Of 1

10/05/2023

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

Date Inspected 3/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1991	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

66.0'

MH

14.0'



Map Lot R04-002-009

Account 2596

Location 970 GARDINER ROAD LOT #9

Card 1 Of 1 10/05/2023

BOWEN, ADAM
24 ISLAND DRIVE
WOOLWICH ME 04579

BOWEN, ADAM 24 ISLAND DRIVE WOOLWICH ME 04579			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2011	0	9,500	0	9,500	
			FARM LAND YEAR 0			2012	0	9,500	0	9,500	
			OPEN SPACE YEAR 0			2013	0	9,500	0	9,500	
			Zone/Land Use 21 RURAL			2014	0	9,500	0	9,500	
			Secondary Zone			2015	0	9,500	0	9,500	
						2016	0	9,500	0	9,500	
			Topography 1 Level			2017	0	3,600	0	3,600	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	0	3,600	0	3,600	
						2019	0	3,600	0	3,600	
			Utilities 4 Drilled Well 6 Septic System			2020	0	3,600	0	3,600	
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	0	3,600	0	3,600	
2022	0	3,600				0	3,600				
			Street 1 Paved			2023	0	5,100	0	5,100	
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet								
						Land Data					
						Front Foot		Type	Effective		Influence
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				
			Square Foot		Square Feet						
			16.Regular Lot			%					
			17.Secondary Site			%					
			18.Secondary Site			%					
			19.Condominium			%					
			20.Base Homesite			%					
			Fract. Acre		Acreage/Sites						
			21.HS Size Adj			%					
			22.Base Waterfron			%					
			23.Deep WF Size A			%					
			Acres			%					
			24.Base Waterfron			%					
			25.Shallow WF Siz			%					
			26.Base Water Inf			%					
			27.Influence W Si			%					
			28.Rear Land 1-10			%					
			29.Rear Land 11-2			%					
					Total Acreage 0.00						
Inspection Witnessed By:											
X			Date								
No./Date	Description		Date Insp.								
Notes: 6/5/23 REV- ADD WD NPA. '17 PER REVIEW ADJUST CONDITION AND FUNCTIONAL OF MH. 2011-1971 Goldstar 12 x 54 mobile home moved to this lot July 2010.				Sale Data							
				Sale Date 7/07/2010							
				Price							
				Sale Type 4 Mobile Home							
				1.Land	4.Mobile	7.					
				2.L & B	5.Other	8.					
				3.Building	6.	9.					
				Financing 9 Unknown							
				1.Convent	4.Seller	7.					
				2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown									
Validity 1 Arms Length Sale											
1.Valid	4.Split	7.Renovate									
2.Related	5.Partial	8.Other									
3.Distress	6.Exempt	9.Foreclose									
Verified 5 Public Record											
1.Buyer	4.Agent	7.Family									
2.Seller	5.Pub Rec	8.Other									
3.Lender	6.MLS	9.									
WISCASSET											

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:
6/5/23 REV- ADD WD NPA.
'17 PER REVIEW ADJUST CONDITION AND FUNCTIONAL OF MH.
2011-1971 Goldstar 12 x 54 mobile home moved to this lot July 2010.

WISCASSET

WISCASSET

Map Lot R04-002-009

Account 2596

Location 970 GARDINER ROAD LOT #9

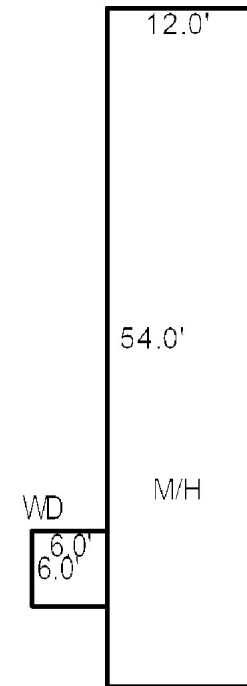
Card 1 Of 1 10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1971	12x54	2 100	2	0 %	25 %		1.ONE STORY FRAM
68 Wood Deck	2010	36	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 R04-002-010

Account 2603

Location 970 GARDINER ROAD LOT #10

Card 1 Of 1 10/05/2023

GUNTHER, PETER J
970 GARDINER ROAD LOT 10
WISCASSET ME 04578

Previous Owner
BRENDAN MCMORROW /PUP LLC

P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 9/16/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- ADD WD.

2012-Per 9/19/2011 building permit mobile home is a 1988
Rembrandt 14 x 70, 2 bedroom, 2 bath.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography 1 Level			
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	9/16/2021		
Price	5,000		
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	2 Seller		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2012	0	14,300	0	14,300
2013	0	14,300	0	14,300
2014	0	14,600	0	14,600
2015	0	14,600	0	14,600
2016	0	14,600	0	14,600
2017	0	14,600	0	14,600
2018	0	14,600	0	14,600
2019	0	14,600	0	14,600
2020	0	14,600	0	14,600
2021	0	15,200	0	15,200
2022	0	15,200	0	15,200
2023	0	18,900	0	18,900

Land Data

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


WISCASSET

Map Lot R04-002-010

Account 2603

Location 970 GARDINER ROAD LOT #10

Card 1 Of 1 10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1987	14x77	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2015	48	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

8.0'
6.0'WD

M/H

70.0'

14.0'



Map Lot R04-002-011

Account 31

Location 970 GARDINER ROAD LOT #11

Card 1 Of 1 10/05/2023

SCHLEIS, LORRAINE M
970 GARDINER ROAD LOT 11
WISCASSET ME 04578

B5854P164

Previous Owner
LTV WISCASSET, LLC
1815 CENTRAL PARK DRIVE, STE 110 PMB 270

STEAMBOAT SPRINGS CO 80487
Sale Date: 7/06/2022

Previous Owner
BRENDAN MCMORROW / PUP LLC
BRENDAN MCMORROW / PUP LLC
P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
COOMBS, SANDRA
C/O BASIL BOWEN
24 ISLAND DRIVE
WOOLWICH ME 04579
Sale Date: 3/22/2013

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

2001 PREVIOUS OWNER: LOUIS BROWN, SR.
2010-Through tax default, belongs to Town and then bill of sale done back to owner of park, Basil Bowen. No value, mobile to be destroyed.

WISCASSET

Property Data			Assessment Record				
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total
			2010	0	0	0	0
Tree Growth Year 0			2011	0	0	0	0
FARM LAND YEAR 0			2012	0	0	0	0
OPEN SPACE YEAR 0			2013	0	0	0	0
Zone/Land Use 21 RURAL			2014	0	0	0	0
Secondary Zone			2015	0	0	0	0
			2016	0	0	0	0
Topography 1 Level			2017	0	0	0	0
1.Level 4.Below St 7.Steep			2018	0	13,700	0	13,700
2.Rolling 5.Low 8.Rough			2019	0	13,700	0	13,700
3.Above St 6.Swampy 9.			2020	0	13,700	0	13,700
Utilities 4 Drilled Well 6 Septic System			2021	0	13,700	0	13,700
1.Public 4.Dr Well 7.Cesspool			2022	0	13,700	0	13,700
2.Water 5.DUG/LAKE 8.			2023	0	17,100	0	17,100
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 7/06/2022							
Price 26,360							
Sale Type 4 Mobile Home							
1.Land 4.Mobile 7.							
2.L & B 5.Other 8.							
3.Building 6. 9.							
Financing 9 Unknown							
1.Convent 4.Seller 7.							
2.FHA/VA 5.Private 8.							
3.Assumed 6.Cash 9.Unknown							
Validity 1 Arms Length Sale							
1.Valid 4.Split 7.Renovate							
2.Related 5.Partial 8.Other							
3.Distress 6.Exempt 9.Foreclose							
Verified 8 Other Source							
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					%	1.Open Space	
12.Delta Triangle					%	2.Neighborhood A	
13.Nabla Triangle					%	3.Topography	
14.Rear Land					%	4.Size/Shape	
15.Front Foot					%	5.Access	
					%	6.Restriction	
					%	7.Corner/Locatio	
					%	8.View/Environ	
					%	9.Fract Share	
Square Foot		Square Feet				Acres	
16.Regular Lot					%	30.Rear 20+	
17.Secondary Site					%	31.Waterfront Rea	
18.Secondary Site					%	32.Open Space	
19.Condominium					%	33.RestrictEsm	
20.Base Homesite					%	34.PASTURE 1	
					%	35.HORTICULTURAL-	
Fract. Acre		Acreage/Sites				36.Pasture 3	
21.HS Size Adj					%	37.Softwood	
22.Base Waterfron					%	38.Mixed Wood	
23.Deep WF Size A					%	39.Hardwood	
					%	40.Wasteland	
					%	41.CAMP SITE	
					%	42.Mobile Home Si	
					%	43.Condo Site	
					%	44.Site Improveve	
					%	45.CAMP SITE	
					%		
					%		
					%		
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WISCASSET




Map Lot R04-002-011

Account 31

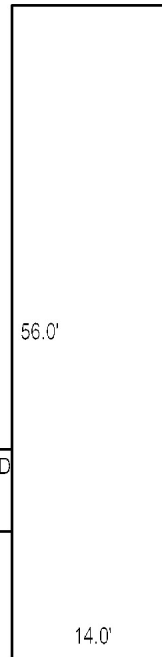
Location 970 GARDINER ROAD LOT #11

Card 1 Of 1

10/05/2023

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

1990 COMMODORE MH



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
741	1990	14x56	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2017	35	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-002-012

Account 32

Location 970 GARDINER ROAD LOT #12

Card 1 Of 1 10/05/2023

FURLONG, JIM
FURLONG, MARIE
970 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
BOWEN, BASIL
BOWEN, LOLITA
C/O/ BRENDAN MCMORROW / PUP LLC
BRUNSWICK ME 04011
Sale Date: 3/20/2016

Previous Owner
GORMAN, GAIL

PO BOX 606
WISCASSET ME 04578
Sale Date: 4/01/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/27/01 MR. PANЕК CALLED TO SAY M/H SHOULD ONLY BE IN GAIL GORMAN NAME. IF THIS IS TRUE MR. PANЕК LOSES HOMESTEAD EXEMPTION. CHECK ON MR. BROWN'S LIST IN 2002.
01/10/02- PUT IN ONLY GAIL GORMAN NAME AND SENT HER A HOMESTEAD EX. FORM FOR 2003
2009-Per park list now owned by Basil & Lolita Bowen

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	3/20/2016		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	8 Other Non Valid		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	5,800	0	5,800
2011	0	5,800	0	5,800
2012	0	5,800	0	5,800
2013	0	5,800	0	5,800
2014	0	5,800	0	5,800
2015	0	5,800	0	5,800
2016	0	5,800	0	5,800
2017	0	5,800	0	5,800
2018	0	5,800	5,800	0
2019	0	5,800	5,800	0
2020	0	5,800	5,800	0
2021	0	5,800	5,800	0
2022	0	5,800	5,800	0
2023	0	7,300	7,300	0

Land Data

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

WISCASSET

Map Lot R04-002-012


Account 32

Location 970 GARDINER ROAD LOT #12

Card 1

Of 1

10/05/2023

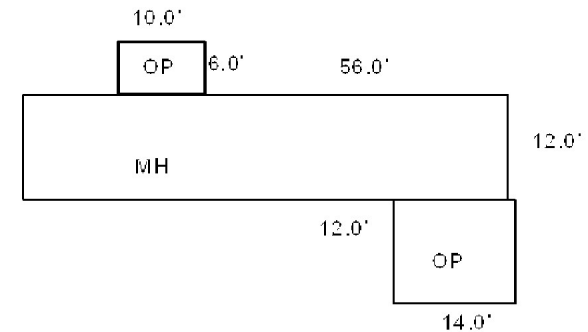
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1975	12x56	2 100	1	0 %	50 %		1.ONE STORY FRAM
110 MH OPEN	1975	60	2 100	1	0 %	50 %		2.TWO STORY FRAM
110 MH OPEN	1975	168	2 100	1	0 %	50 %		3.THREE STORY FR
24 Frame Shed	0	140	2 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR SHED 10'X14'



Map Lot R04-002-013

Account 33

Location 970 GARDINER ROAD LOT #13

Card 1 Of 1 10/05/2023

PERSONAL PROPERTY TRUST
970 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
ROBERTS, CHRISTOPHER

970 GARDINER ROAD LOT #13
WISCASSET ME 04578
Sale Date: 10/25/2021

Previous Owner
SAVAGE, JAMES E.
SAVAGE, SHIRLEY

WISCASSET ME 04578
Sale Date: 4/01/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- ADJ DIMS WD.
2007-ADDED SECOND OWNER PER M/H PARK LIST
2011-Sold to Christopher Roberts.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		1 Paved	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		10/25/2021	
Price		5,000	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	23,400	0	23,400
2011	0	23,400	0	23,400
2012	0	23,400	0	23,400
2013	0	23,400	0	23,400
2014	0	23,400	0	23,400
2015	0	23,400	0	23,400
2016	0	23,400	0	23,400
2017	0	23,400	0	23,400
2018	0	23,400	0	23,400
2019	0	23,400	0	23,400
2020	0	23,400	23,400	0
2021	0	24,000	24,000	0
2022	0	24,000	0	24,000
2023	0	30,000	0	30,000

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

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

WISCASSET

Map Lot R04-002-013


Account 33

Location 970 GARDINER ROAD LOT #13

Card 1

Of 1

10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1997	14x66	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1997	56	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1997	96	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

FR SHED 8X8

14.0'

MH

66.0'



Map Lot		R04-002-014		Account		34		Location		970 GARDINER ROAD LOT #14		Card		1		Of		1		10/05/2023	
ROBERTS, ROBERT ROBERTS, KATHY G WISCASSET ME 04578				Property Data				Assessment Record													
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		0		22,100		0		22,100	
				FARM LAND YEAR				0				2011		0		22,100		0		22,100	
Previous Owner KINGSTON, SEAN SNYDER, SHAWNA (POA)				OPEN SPACE YEAR				0				2012		0		22,100		0		22,100	
				Zone/Land Use				21 RURAL				2013		0		22,100		0		22,100	
				Secondary Zone				2014		0		22,100		0		22,100					
								2015		0		22,100		0		22,100					
				Topography				1 Level				2016		0		5,300		0		5,300	
WISCASSET ME 04578 Sale Date: 6/11/2016				1.Level		4.Below St		7.Steep		2017		0		5,300		0		5,300			
				2.Rolling		5.Low		8.Rough		2018		0		5,300		5,300		0			
				3.Above St		6.Swampy		9.		2019		0		5,300		5,300		0			
				Utilities				4 Drilled Well		6 Septic System		2020		0		5,300		5,300		0	
				1.Public		4.Dr Well		7.Cesspool		2021		0		9,200		9,200		0			
WISCASSET ME 04578 Sale Date: 8/28/2012				2.Water		5.DUG/LAKE		8.		2022		0		8,000		8,000		0			
				3.Sewer		6.Septic		9.None		2023		0		9,000		9,000		0			
				Street				1 Paved				Land Data									
				1.Paved		4.Proposed		7.		Front Foot		Type		Effective		Influence		Influence Codes			
2.Semi Imp		5.Private		8.		Frontage		Depth						Factor		Code					
3.Gravel		6.Pub Eas		9.NoStreet		11.Regular Lot										1.Open Space					
TREE GROWTH PLAN				0				12.Delta Triangle												2.Neighborhood A	
CONSERV EASE				0				13.Nabla Triangle												3.Topography	
Sale Data				14.Rear Land																4.Size/Shape	
				15.Front Foot																5.Access	
Sale Date				6/11/2016				Square Foot				Square Feet				6.Restriction					
Price																7.Corner/Locatio					
Sale Type		4 Mobile Home				16.Regular Lot										8.View/Environ					
1.Land		4.Mobile		7.		17.Secondary Site										9.Fract Share					
2.L & B		5.Other		8.		18.Secondary Site										Acres					
3.Building		6.		9.		19.Condominium										30.Rear 20+					
Financing		9 Unknown				20.Base Homesite										31.Waterfront Rea					
Notes: 6/5/23 REV- PORCH IS OP. 7/18/22 REMOVE SHEDS. 6/7/21 REV- WD TO EP, ADD WD, ADD SHED. '16 ADJUST CONDITION FOR MOLD AND NEEDED REPAIRS. HUSBAND, GERALD DIED MARCH 17, 2001. 2006-FORMER OWNER: HELEN I. SAVAGE. 11/6/14-Per divorce judgment dated 8/28/12, mobile home is owned by Sean Kingston only, removed Lena Kingston name. Also added Shawna Snyder as Power of Attorney effective 11/1/2014				1.Convent		4.Seller		7.		Fract. Acre				Influence				32.Open Space			
				2.FHA/VA		5.Private		8.						Factor		Code		33.RestrictEsm			
				3.Assumed		6.Cash		9.Unknown										34.PASTURE 1			
				Validity				8 Other Non Valid						Acreage/Sites				35.HORTICULTURAL-			
				1.Valid		4.Split		7.Renovate						21.HS Size Adj						36.Pasture 3	
				2.Related		5.Partial		8.Other						22.Base Waterfron						37.Softwood	
				3.Distress		6.Exempt		9.Foreclose						23.Deep WF Size A						38.Mixed Wood	
				Verified		5 Public Record								24.Base Waterfron						39.Hardwood	
				1.Buyer		4.Agent		7.Family						25.Shallow WF Siz						40.Wasteland	
2.Seller		5.Pub Rec		8.Other		26.Base Water Inf						41.CAMP SITE									
3.Lender		6.MLS		9.		27.Influence W Si						42.Mobile Home Si									
WISCASSET ME 04578				28.Rear Land 1-10				28.Rear Land 1-10				Total Acreage		0.00		43.Condo Site					
				29.Rear Land 11-2				29.Rear Land 11-2						44.Site Improve							
												45.CAMP SITE									
												46.PAVING/00									

WISCASSET

Map Lot R04-002-014


Account 34

Location 970 GARDINER ROAD LOT #14

Card 1

Of 1

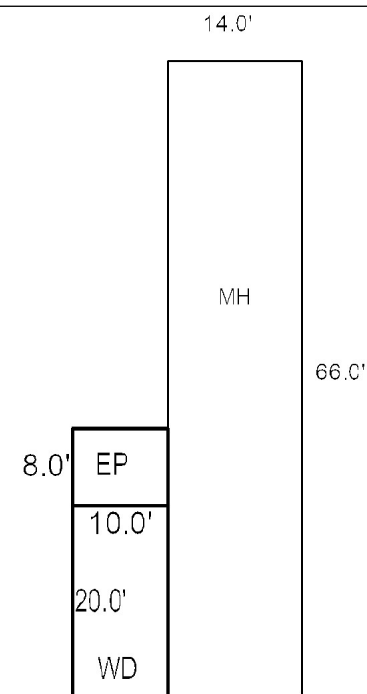
10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1991	14x66	3 100	1	0 %	25 %		1.ONE STORY FRAM
21 Open Frame	2006	80	2 100	3	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2015	200	2 100	3	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-002-015

Account 35

Location 970 GARDINER ROAD LOT #15

Card 1 Of 1 10/05/2023

LTV WISCASSET, LLC
970 GARDINER ROAD LOT 1
WISCASSET ME 04578

B5854P164

Previous Owner
BRENDAN MCMORROW /PUP LLC

P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
WESTLEIGH, JOE & MELISSA
C/O KRIS SLIKER
PO BOX 726
BRUNSWICK ME 04011
Sale Date: 3/13/2006

Previous Owner
BOGGS MOBILE HOMES

PO BOX 177
WARREN ME 04864
Sale Date: 8/11/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'18 MH moved out of Town
2005-FORMER OWNER: JOE WESTLEIGH

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	3/01/2022		
Price			
Sale Type	3 Buildings Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	29,700	16,000	13,700
2011	0	29,700	16,000	13,700
2012	0	29,700	16,000	13,700
2013	0	29,700	16,000	13,700
2014	0	29,700	16,000	13,700
2015	0	29,700	16,000	13,700
2016	0	29,700	21,000	8,700
2017	0	29,700	26,000	3,700
2019	0	23,100	0	23,100
2020	0	23,100	0	23,100
2021	0	23,100	0	23,100
2022	0	23,100	0	23,100
2023	0	28,800	0	28,800

Land Data

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

WISCASSET

Map Lot R04-002-015


Account 35

Location 970 GARDINER ROAD LOT #15

Card 1

Of 1

10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2000	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2018	60	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

2000+- MH
66.0'
WD 10.0' 6.0'
14.0'



CONNORS, STERLING
970 GARDINER ROAD, LOT 16
WISCASSET ME 04578

Previous Owner
BRENDAN MCMORROW / PUP LLC
BRENDAN MCMORROW / PUP LLC
P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 3/01/2022

Previous Owner
DUNNING, DAVID

970 GARDINER ROAD LOT #16
WISCASSET ME 04578
Sale Date: 4/01/2011

Previous Owner
HALL, JOANNE

PO BOX 503
YANKEETOWN FL 34498
Sale Date: 4/12/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- REMOVE SHED.
DAVID WEST LIVES IN THIS MOBILE HOME
2004-RELEASE DEED FROM TOWN OF WISCASSET BK3060
PG7 5/19/03
2011-Per park owner this mobile home now owned by Basil
Bowen 24 Island Drive Woolwich, ME 04579. Removed
homestead.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		6.Swampy	
7.Steep		8.Rough	
Utilities		4 Drilled Well	
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
7.Cesspool		8.	
9.None		6 Septic System	
Street		1 Paved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
7.		8.	
9.NoStreet		TREE GROWTH PLAN	
0		CONSERV EASE	
0		Sale Data	
Sale Date		3/01/2022	
Price		1	
Sale Type		4 Mobile Home	
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
7.		9.	
Financing		9 Unknown	
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
9.Unknown		Validity	
1.Valid		1 Arms Length Sale	
2.Related		4.Split	
3.Distress		5.Partial	
6.Exempt		7.Renovate	
9.Foreclose		Verified	
2 Seller		1.Buyer	
4.Agent		2.Seller	
5.Pub Rec		3.Lender	
6.MLS		7.Family	
8.Other		9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	13,600	10,000	3,600
2011	0	13,600	0	13,600
2012	0	13,600	0	13,600
2013	0	13,600	0	13,600
2014	0	13,600	0	13,600
2015	0	13,600	0	13,600
2016	0	13,600	0	13,600
2017	0	13,600	0	13,600
2018	0	13,600	0	13,600
2019	0	13,600	0	13,600
2020	0	13,600	0	13,600
2021	0	13,400	0	13,400
2022	0	13,400	0	13,400
2023	0	16,700	0	16,700

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
Square Foot		Square Feet				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
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
Fract. Acre		Acreage/Sites				36.Pasture 3
21.HS Size Adj				%		37.Softwood
22.Base Waterfron				%		38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
Acres				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		Total Acreage		0.00		

WISCASSET

Map Lot R04-002-016


Account 36

Location 970 GARDINER ROAD LOT #16

Card 1

Of 1

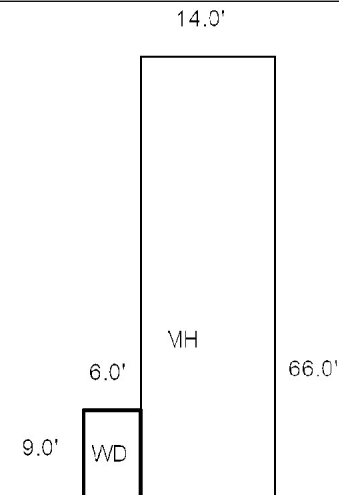
10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1985	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	0	54	2 100	3	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



GILES, AMANDA LEWIS 970 GARDINER ROAD, LOT 17 WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	0	23,400	0	23,400		
			FARM LAND YEAR 0			2011	0	23,400	0	23,400		
B5713P117			OPEN SPACE YEAR 0			2012	0	23,400	0	23,400		
Previous Owner LEWIS, MARK LEWIS, CINDY			Zone/Land Use 21 RURAL			2013	0	23,400	0	23,400		
			Secondary Zone			2014	0	23,400	0	23,400		
						2015	0	23,400	0	23,400		
			BOOTHBAY ME 04537 Sale Date: 4/01/2006			Topography 1 Level			2016	0	23,400	0
Previous Owner GILES, MICHAEL GILES, AMANDA LEWIS			1.Level 4.Below St 7.Steep			2017	0	23,400	0	23,400		
			2.Rolling 5.Low 8.Rough			2018	0	23,400	0	23,400		
			3.Above St 6.Swampy 9.			2019	0	23,400	0	23,400		
			Utilities 4 Drilled Well 6 Septic System			2020	0	23,400	23,400	0		
WISCASSET ME 04578 Sale Date: 11/18/2005			1.Public 4.Dr Well 7.Cesspool			2021	0	23,400	23,400	0		
Previous Owner LEWIS, MARK LEWIS, CINDY			2.Water 5.DUG/LAKE 8.			2022	0	23,400	23,400	0		
			3.Sewer 6.Septic 9.None			2023	0	29,200	25,000	4,200		
			Street 1 Paved			Land Data						
			1.Paved 4.Proposed 7.			Front Foot		Type	Effective		Influence	
2.Semi Imp 5.Private 8.			Frontage	Depth	Factor				Code			
BOOTHBAY ME 04537 Sale Date: 5/20/2005			3.Gravel 6.Pub Eas 9.NoStreet			11.Regular Lot					1.Open Space	
Inspection Witnessed By:			TREE GROWTH PLAN 0			12.Delta Triangle					2.Neighborhod A	
			CONSERV EASE 0			13.Nabla Triangle					3.Topography	
			Sale Data			14.Rear Land					4.Size/Shape	
			Sale Date 4/01/2006			15.Front Foot					5.Access	
X			Price								6.Restriction	
			Sale Type 4 Mobile Home			Square Foot		Square Feet				7.Corner/Locatio
			1.Land 4.Mobile 7.								8.View/Environ	
			2.L & B 5.Other 8.			16.Regular Lot					9.Fract Share	
No./Date			3.Building 6. 9.			17.Secondary Site					Acres	
Notes:			Financing 9 Unknown			18.Secondary Site					30.Rear 20+	
			1.Convent 4.Seller 7.			19.Condominium					31.Waterfront Rea	
			2.FHA/VA 5.Private 8.			20.Base Homesite					32.Open Space	
			3.Assumed 6.Cash 9.Unknown								33.RestrictEsm	
MOVED IN OCTOBER 2001. POSSIBLE THAT M/H WAS THERE SINCE 1999, POSSIBLY PLACED BY BOGGS. (PER CONVERSATION 6/26/01 WITH LOLLY BROWN.)			Validity 1 Arms Length Sale			Fract. Acre		Acreage/Sites			34.PASTURE 1	
			1.Valid 4.Split 7.Renovate			21.HS Size Adj					35.HORTICULTURAL-	
			2.Related 5.Partial 8.Other			22.Base Waterfron					36.Pasture 3	
			3.Distress 6.Exempt 9.Foreclose			23.Deep WF Size A					37.Softwood	
OWNER LIST. CHANGED OWNERSHIP BACK FROM MICHAEL GILES TO MARK & CINDY LEWIS PER NOTE FROM LEWIS.			Verified 5 Public Record			Acres					38.Mixed Wood	
			1.Buyer 4.Agent 7.Family			24.Base Waterfron					39.Hardwood	
			2.Seller 5.Pub Rec 8.Other			25.Shallow WF Siz					40.Wasteland	
			3.Lender 6.MLS 9.			26.Base Water Inf					41.CAMP SITE	
AMANDA LEWIS GILES.						27.Influence W Si					42.Mobile Home Si	
						28.Rear Land 1-10					43.Condo Site	
						29.Rear Land 11-2					44.Site Improve	
								Total Acreage 0.00				45.CAMP SITE
WISCASSET											46.PAVING/00	

WISCASSET

Map Lot R04-002-017

Account 2207

Location 970 GARDINER ROAD LOT #17

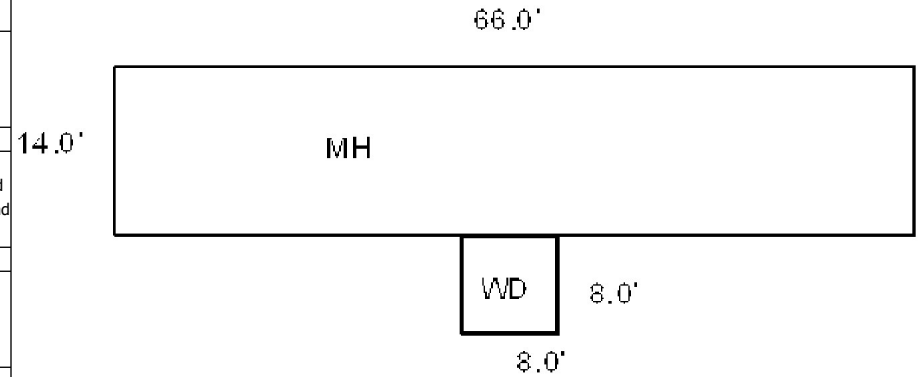
Card 1 Of 1 10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2000	14x67	2 100	3	0 %	50 %		2.TWO STORY FRAM
68 Wood Deck	2000	64	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-002-019

Account 39

Location 970 GARDINER ROAD LOT #19

Card 1 Of 1 10/05/2023

ABBOTT, JAMES
DOW, JUDITH
WISCASSET ME 04578

B5380P286

Previous Owner
DOW, JUDITH

970 GARDINER ROAD LOT #19
WISCASSET ME 04578
Sale Date: 1/05/2012

Previous Owner
DOW, WILLIAM

970 GARDINER ROAD LOT #19
WISCASSET ME 04578
Sale Date: 4/01/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- ADD SHED.

2001 PREVIOUS OWNER: JUDITH DOW. REMOVED
HOMESTEAD EXEMPTION AS WILLIAM'S NAME NOT ON ANY
APPLICATION.

2009-Per park list now owned by Judith Dow.

01/05/12-Per owner, Judith Dow, James Abbott now
responsible for property taxes.

WISCASSET**Property Data**

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	1/05/2012		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	24,100	0	24,100
2011	0	24,100	0	24,100
2012	0	24,100	0	24,100
2013	0	24,100	0	24,100
2014	0	24,100	0	24,100
2015	0	24,100	0	24,100
2016	0	24,100	0	24,100
2017	0	24,100	0	24,100
2018	0	24,100	0	24,100
2019	0	24,100	0	24,100
2020	0	24,100	0	24,100
2021	0	24,100	0	24,100
2022	0	24,100	0	24,100
2023	0	31,300	0	31,300

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type**Effective****Frontage****Depth****Influence****Factor****Code****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

Total Acreage 0.00

WISCASSET

Map Lot R04-002-019

Account 39

Location 970 GARDINER ROAD LOT #19

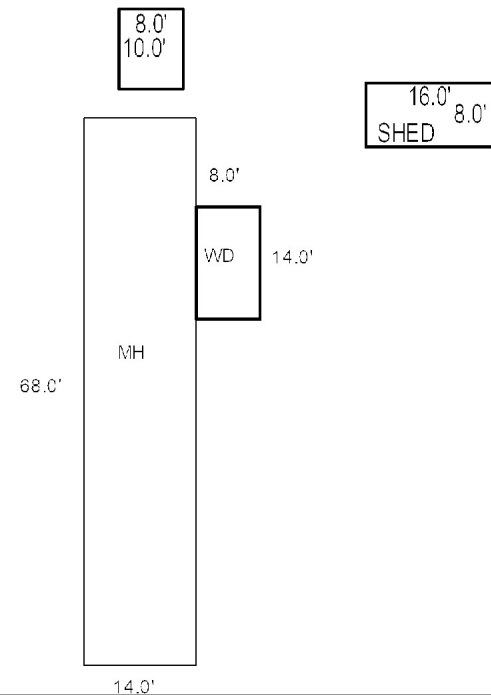
Card 1 Of 1 10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1996	14x68	2 100	4	0 %	50 %		2.TWO STORY FRAM
68 Wood Deck	0	112	2 100	3	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1996	80	3 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	0				%	%	1,200	5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



WISCASSET






WISCASSET

Map Lot R04-002-020

Account 2676

Location 970 GARDINER ROAD LOT #20

Card 1 Of 1 10/05/2023

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

1989 BURLINGTON MH

52.0'

wd
10.0'
6.0'

14.0'

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
723 Beaumont	1989	14x52	3 100	2	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2017	60	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 R04-002-021

Account 2271

Location 970 GARDINER ROAD LOT #21

Card 1 Of 1 10/05/2023

SPILLANE, MICHAEL A
970 GARDINER RD LOT 21
WISCASSET ME 04578
USA

Previous Owner
LIBBY, ASHLEY

970 GARDINER ROAD LOT #21
WISCASSET ME 04578
Sale Date: 9/09/2020

Previous Owner
TENNEY, MARK
TAYLOR, NICOLE

WISCASSET ME 04578
Sale Date: 5/27/2015

Previous Owner
BASCOM, KENDALL

PO BOX 130
NEWCASTLE ME 04553
Sale Date: 4/02/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- MH NOT MOVED. ADD WD.
'21 MH moved to Phippsburg.
2007-FORMER OWNER: KENDALL BASCOM

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		5/27/2015	
Price		18,000	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	27,900	0	27,900
2011	0	27,900	0	27,900
2012	0	27,900	0	27,900
2013	0	27,900	10,000	17,900
2014	0	27,900	10,000	17,900
2015	0	27,900	10,000	17,900
2016	0	27,900	0	27,900
2017	0	27,900	0	27,900
2018	0	27,900	0	27,900
2019	0	27,900	0	27,900
2020	0	27,900	0	27,900
2021	0	24,700	0	24,700
2022	0	24,700	0	24,700
2023	0	30,900	25,000	5,900

Land Data

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

Square Foot
16.Regular Lot
17.Secondary Site
18.Secondary Site
19.Condominium
20.Base Homesite
Fract. Acre
21.HS Size Adj
22.Base Waterfron
23.Deep WF Size A
Acres
24.Base Waterfron
25.Shallow WF Siz
26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2



WISCASSET

Map Lot R04-002-021

Account 2271

Location 970 GARDINER ROAD LOT #21

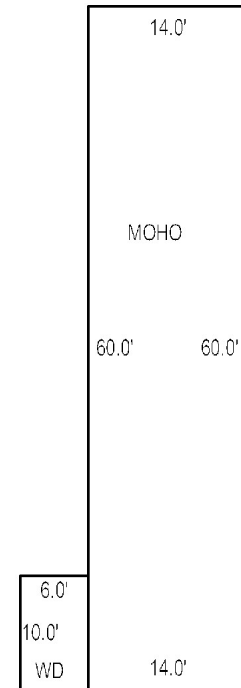
Card 1 Of 1 10/05/2023

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

Date Inspected 12/12/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
717 Astro M/H	2005	14x60	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2020	60	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-002-022

Account 42

Location 970 GARDINER ROAD LOT #22

Card 1 Of 1 10/05/2023

SPILLANE, ROBERT M
WISCASSET ME 04578

SPILLANE, ROBERT M WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	0	27,200	10,000	17,200			
			FARM LAND YEAR 0			2011	0	27,200	10,000	17,200			
			OPEN SPACE YEAR 0			2012	0	27,200	10,000	17,200			
			Zone/Land Use 21 RURAL			2013	0	27,200	10,000	17,200			
			Secondary Zone			2014	0	27,200	10,000	17,200			
						2015	0	27,200	10,000	17,200			
			Topography 3 Above Street			2016	0	27,200	15,000	12,200			
						1.Level 4.Below St 7.Steep			2017	0	27,200	20,000	7,200
2.Rolling 5.Low 8.Rough						2018	0	27,200	20,000	7,200			
3.Above St 6.Swampy 9.						2019	0	27,200	20,000	7,200			
Utilities 4 Drilled Well 6 Septic System						2020	0	27,200	25,000	2,200			
1.Public 4.Dr Well 7.Cesspool						2021	0	27,200	25,000	2,200			
			2.Water 5.DUG/LAKE 8.			2022	0	27,200	24,000	3,200			
			3.Sewer 6.Septic 9.None			2023	0	34,000	25,000	9,000			
			Street 1 Paved			Land Data							
			1.Paved 4.Proposed 7.			Front Foot		Type	Effective		Influence		Influence Codes
			2.Semi Imp 5.Private 8.						Frontage	Depth	Factor	Code	
Inspection Witnessed By:			3.Gravel 6.Pub Eas 9.NoStreet			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						1.Open Space	
			TREE GROWTH PLAN 0									2.Neighborhood A	
			CONSERV EASE 0									3.Topography	
			Sale Data									4.Size/Shape	
			Sale Date									5.Access	
X			Price									6.Restriction	
			Sale Type									7.Corner/Locatio	
No./Date			Description			Date Insp.					8.View/Environ		
												9.Fract Share	
												Acres	
												30.Rear 20+	
												31.Waterfront Rea	
Notes:												32.Open Space	
												33.RestrictEsm	
												34.PASTURE 1	
												35.HORTICULTURAL-	
												36.Pasture 3	
												37.Softwood	
												38.Mixed Wood	
												39.Hardwood	
												40.Wasteland	
												41.CAMP SITE	
										42.Mobile Home Si			
										43.Condo Site			
										44.Site Improve			
										45.CAMP SITE			
										46.PAVING/00			
										</			

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

WISCASSET

Map Lot R04-002-022


Account 42

Location 970 GARDINER ROAD LOT #22

Card 1

Of 1

10/05/2023

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

Econ. % Good		
Economic Code		
0.None	3.Services	9.None
1.Location	4.Traffic	8.
2.Encroach	8.Other	9.
Entrance Code 1 Interior Inspect		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.	9.
Information Code 1 Owner		

Date Inspected 3/21/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1998	64	3 100	2	0 %	100 %		1.ONE STORY FRAM
998 14' Mobile	1989	14x76	3 100	4	0 %	50 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



14.0'

MH

76.0'

Map Lot R04-002-023

Account 43

Location 970 GARDINER ROAD LOT #23

Card 1 Of 1 10/05/2023

WOODSIDE, RONALD
970 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
BOWEN, BASIL
C/O BRENDAN MCMORROW / PUP LLC
PO BOX 455
BRUNSWICK ME 04011
Sale Date: 12/05/2016

Previous Owner
ANDREWS, DUSTIN
C/O LOLLY BOWEN
24 ISLAND DRIVE
WOOLWICH ME 04579
Sale Date: 3/30/2007

Previous Owner
PRATT, TIM
PRATT, RITA

WISCASSET ME 04578
Sale Date: 5/20/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'18 per site visit adjust for delapidated and poor condition.
'17 Per bill of sale MH sold to Ronald Woodside.
4/25/07-FORMER OWNER: DUSTIN ANDREWS. PER LOLLY BOWEN SEND M/H BILL TO HER.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		1 Paved	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		12/05/2016	
Price		1,000	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		7 Renovations	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	10,200	0	10,200
2011	0	10,200	0	10,200
2012	0	10,200	0	10,200
2013	0	10,200	0	10,200
2014	0	10,200	0	10,200
2015	0	10,200	0	10,200
2016	0	10,200	0	10,200
2017	0	10,200	0	10,200
2018	0	3,500	0	3,500
2019	0	3,500	0	3,500
2020	0	3,500	3,500	0
2021	0	3,500	3,500	0
2022	0	3,500	3,500	0
2023	0	4,300	4,300	0

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

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

Total Acreage 0.00

WISCASSET

Map Lot R04-002-023


Account 43

Location 970 GARDINER ROAD LOT #23

Card 1

Of 1

10/05/2023

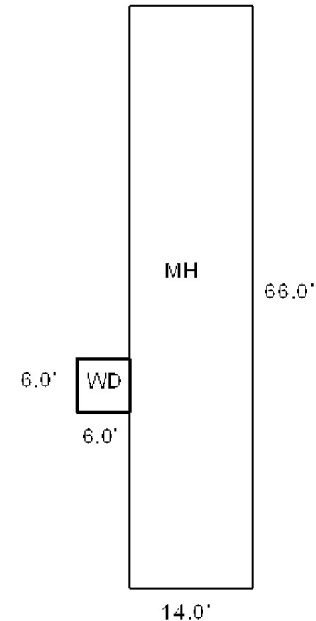
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1984	14x66	2 100	1	0 %	25 %		1.ONE STORY FRAM
68 Wood Deck	1984	36	2 100	1	0 %	25 %		2.TWO STORY FRAM
24 Frame Shed	1984	64	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR SHED 8X8



Map Lot R04-002-024

Account 2539

Location 970 GARDINER ROAD LOT #24

Card 1 Of 1 10/05/2023

CHUTE, JAYE.
WISCASSET ME 04578Previous Owner
RUSSELL, STEVEN970 GARDINER ROAD LOT #24
WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

08/09/2018 Nah adjust mh size,cond,obs & add wd.
 2008-1985 Burlington 12 x 65 mobile home , 2 bedroom,
 serial number 07163A
 08-20-08:No sign of slab underneath.
 10/21/09- Changed name of owner from Steven Russell to
 Linda Mills, she pays lots rent. As far as mobile home park is
 concerned she owns the mobile home. M/H is 1985 Burlington
 12 x 65 2 bedroom, serial #07163A.
 8/18/14-Added c/o address as Shaun Le bought mobile home.
WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	17,900	0	17,900
2011	0	17,900	0	17,900
2012	0	17,900	0	17,900
2013	0	17,900	0	17,900
2014	0	17,900	0	17,900
2015	0	17,900	0	17,900
2016	0	17,900	0	17,900
2017	0	17,900	0	17,900
2018	0	25,800	0	25,800
2019	0	25,800	0	25,800
2020	0	25,800	25,000	800
2021	0	25,800	25,000	800
2022	0	25,800	24,000	1,800
2023	0	32,200	25,000	7,200

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		0.00				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

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

Square Feet

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

Fract. Acre

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

Acres

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

Effective

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence Codes

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




WISCASSET

Map Lot R04-002-024

Account 2539

Location 970 GARDINER ROAD LOT #24

Card 1 Of 1 10/05/2023

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

1990 Astro MH

66.0'

WD

10.0'

8.0'

14.0'

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
717 Astro M/H	1990	14x66	3 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2008	80	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		R04-002-025	Account	2043	Location	970 GARDINER ROAD LOT #25		Card	1	Of	1	10/05/2023							
LTV WISCASSET, LLC 970 GARDINER ROAD LOT 1 WISCASSET ME 04578					Property Data		Assessment Record												
					Neighborhood		Year	Land	Buildings	Exempt	Total								
							2017	0	12,900	0	12,900								
							2018	0	13,700	0	13,700								
					Tree Growth Year		0	2019	0	13,700	0	13,700							
FARM LAND YEAR		0																	
B5854P164					OPEN SPACE YEAR		0	2020	0	13,700	0	13,700							
Previous Owner BRENDAN MCMORROW / PUP LLC BRENDAN MCMORROW / PUP LLC P.O. BOX 455 BRUNSWICK ME 04011 Sale Date: 3/01/2022					Zone/Land Use		21 RURAL												
					Secondary Zone		2021						0	14,300	0	14,300			
							2022						0	14,700	0	14,700			
Previous Owner BARTLETT, JASON					Topography		1 Level						2023	0	18,300	0	18,300		
					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																
970 GARDINER ROAD LOT #25 WISCASSET ME 04578					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														
Inspection Witnessed By:					TREE GROWTH PLAN		0	Land Data											
					CONSERV EASE		0												
					Sale Data														
					Sale Date		3/01/2022												
					Price														
X					Sale Type		4 Mobile Home	Front Foot		Type		Effective		Influence		Influence Codes			
					1.Land 4.Mobile 7.		Frontage					Depth	Factor	Code					
					2.L & B 5.Other 8. 3.Building 6. 9.														
Notes: 7/18/22 ADD SHED. 6/7/21 REV- WD TO OP. '17 1977 mh added to this lot. 2005-PER OWNER M/H MOVED FROM WISCASSET. THEY INTEND TO PAY THE TAXES FOR 2005 BUT NO M/H IN TOWN. (NOT SURE WHO MOVED IT OR WHERE IT WENT.)					Financing		9 Unknown	Square Foot		Square Feet						Acres			
					1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown														
					Validity		1 Arms Length Sale												
WISCASSET					1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose		Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A		Acres		Acreage/Sites						Acres		
					Verified								5 Public Record						
					1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.														

WISCASSET

Map Lot R04-002-025


Account 2043

Location 970 GARDINER ROAD LOT #25

Card 1

Of 1

10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
886 Oxford B M/H	1977	14x66	3 100	2	0 %	50 %		1.ONE STORY FRAM
21 Open Frame	2017	60	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2021	80	2 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

1977 Oxford MH

66.0'

14.0'

8.0'
10.0'
SHED

COLBY, DARLENE WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 103 RURAL WEST			Year	Land		Buildings		Exempt	Total	
			Tree Growth Year 0			2010	0		10,700		0	10,700	
			FARM LAND YEAR 0			2011	0		10,700		0	10,700	
			OPEN SPACE YEAR 0			2012	0		10,700		0	10,700	
Previous Owner TAYLOR, ROBERT (HEIRS) COLBY, DARLENE			Zone/Land Use 21 RURAL			2013	0		10,700		0	10,700	
			Secondary Zone			2014	0		10,700		0	10,700	
						2015	0		10,700		0	10,700	
WISCASSET ME 04578 Sale Date: 4/01/2015			Topography 1 Level			2016	0		10,700		0	10,700	
			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			2017	0		10,700		0	10,700	
2018	0					10,700		0	10,700				
						Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2019	0		10,700	
			2020	0					10,700		0	10,700	
			2021	0		10,700		0	10,700				
			2022	0		10,700		0	10,700				
			2023	0		13,400		0	13,400				
			Land Data										
			Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes			
Frontage	Depth	Factor				Code							
							1.Open Space						
							2.Neighborhood A						
							3.Topography						
							4.Size/Shape						
							5.Access						
							6.Restriction						
							7.Corner/Locatio						
							8.View/Environ						
Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet					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						
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											
Inspection Witnessed By:			TREE GROWTH PLAN 0										
			CONSERV EASE 0										
			Sale Data										
			Sale Date 4/01/2015										
			Price										
X Date			Sale Type 4 Mobile Home										
			1.Land 4.Mobile 7.										
			2.L & B 5.Other 8.										
			3.Building 6. 9.										
			Financing 1 Conventional										
Notes: 2007-ROBERT TAYLOR PASSED AWAY 01/17/2007			1.Convent 4.Seller 7.										
			2.FHA/VA 5.Private 8.										
			3.Assumed 6.Cash 9.Unknown										
			Validity 8 Other Non Valid										
			1.Valid 4.Split 7.Renovate										
WISCASSET			2.Related 5.Partial 8.Other										
			3.Distress 6.Exempt 9.Foreclose										
			Verified 1 Buyer										
			1.Buyer 4.Agent 7.Family										
			2.Seller 5.Pub Rec 8.Other										
			3.Lender 6.MLS 9.										


WISCASSET

Map Lot R04-002-026

Account 2142

Location 970 GARDINER ROAD LOT #26

Card 1 Of 1 10/05/2023

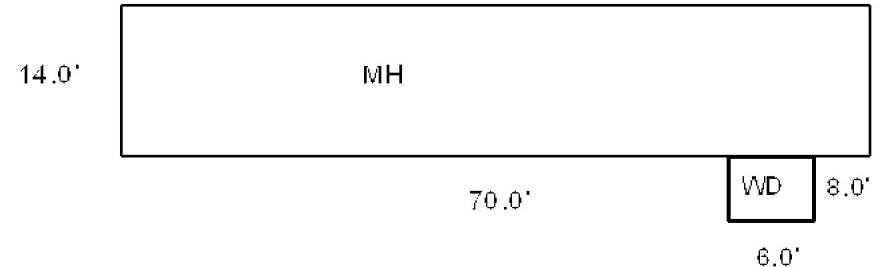
Building Style 0	SF Bsmt Living 0	Layout 0
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 0	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 0
Dwelling Units 0	2.HWCI 6.GravWA 10.	1.1/4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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1985	14x70	2 100	2	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2001	48	2 100	2	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1985	64	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR SHED 8X8



POTTER, JOSH POTTER, JESSICA 970 GARDINER ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2017	0	14,700	0	14,700			
			FARM LAND YEAR 0			2018	0	15,400	0	15,400			
			OPEN SPACE YEAR 0			2019	0	15,400	0	15,400			
Previous Owner FOX, NORMAN FOX, ANNA L 970 GARDINER ROAD LOT #29 WISCASSET ME 04578 Sale Date: 6/24/2021			Zone/Land Use 21 RURAL			2020	0	15,400	0	15,400			
			Secondary Zone			2021	0	15,400	0	15,400			
						2022	0	15,400	0	15,400			
						Topography 1 Level			2023	0	19,300	19,300	0
			Previous Owner BRENDAN MCMORROW / PUP LLC BRENDAN MCMORROW / PUP LLC P.O. BOX 455 BRUNSWICK ME 04011 Sale Date: 4/01/2019			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													
Previous Owner HAGAN, DANIEL J. 970 GARDINER ROAD LOT #29 WISCASSET ME 04578 Sale Date: 4/01/2008			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.										
Inspection Witnessed By: X <div>Date</div>			3.Gravel 6.Pub Eas 9.NoStreet										
			TREE GROWTH PLAN 0										
			CONSERV EASE 0										
			Sale Data										
			Sale Date 6/24/2021										
Notes: 8/9/18 took photo add wd '17 MH added. 2005-NEW 2004 CHAMPION M/H REPLACED 1970 MODEL. 2006-ADDED DECK AND REMOVED SHED, NONE SEEN ON THE PROPERTY. 2008-Former owner: Dan Hagen, now owned by Scott Dupuis moved out of town June 2008.			Price			Land Data							
			Sale Type 4 Mobile Home										
			1.Land 4.Mobile 7.	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	
			2.L & B 5.Other 8.					Frontage	Depth	Factor	Code		
			3.Building 6. 9.							%			
Financing 9 Unknown									%				
1.Convent 4.Seller 7.			%										
WISCASSET			2.FHA/VA 5.Private 8.	Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.C Condominium 20.Base Homesite					%				
			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	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							
			Verified 2 Seller						%				
			1.Buyer 4.Agent 7.Family						%				
			2.Seller 5.Pub Rec 8.Other						%				
			3.Lender 6.MLS 9.						%				
			Total Acreage 0.00										






WISCASSET

Map Lot R04-002-029

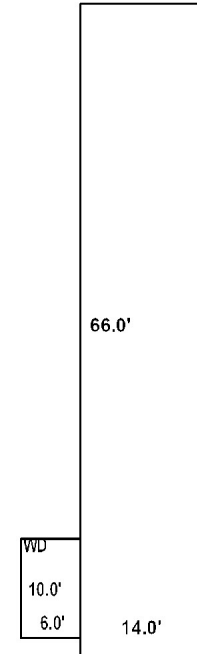
Account 46

Location 970 GARDINER ROAD LOT #29

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmaint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code 5 Estimate		
Date Inspected 12/13/2006						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.

1986 Fleetwood MH



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
793 Fleetwood	1986	14x66	0 0	2	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2017	60	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 R04-002-030

Account 47

Location 970 GARDINER ROAD LOT #30

Card 1 Of 1 10/05/2023

BAILEY, JOHN
970 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
BRENDAN MCMORROW /PUP LLC

P.O. BOX 455
BRUNSWICK ME 04011
Sale Date: 4/08/2021

Previous Owner
REED, CHARLES

970 GARDINER ROAD LOT #30
WISCASSET ME 04578
Sale Date: 12/30/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 ADD SHED.

'19 Per plumbing permit MH moved in after April 1st 2018.

Abate

08/09/2018 VAC ADD MH & WD DELETE GARAGE

'18 Per info MH gone as of 4/1/17 Abate

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		4/08/2021	
Price		33,000	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		2 Seller	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	16,900	0	16,900
2011	0	16,900	0	16,900
2012	0	16,900	0	16,900
2013	0	16,900	0	16,900
2014	0	16,900	0	16,900
2015	0	16,900	0	16,900
2016	0	16,900	0	16,900
2017	0	6,200	0	6,200
2018	0	20,300	0	20,300
2019	0	20,300	0	20,300
2020	0	20,300	0	20,300
2021	0	20,300	0	20,300
2022	0	21,200	0	21,200
2023	0	26,400	0	26,400

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				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

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

WISCASSET

Map Lot R04-002-030



Account 47

Location 970 GARDINER ROAD LOT #30

Card 1

Of 1

10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
723 Beaumont	1980	14x66	0 0	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2017	60	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2021	144	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

12.0'
12.0'
SHED

1980 Burlington MH

66.0'

WD
10.0'
6.0'

14.0'

Map Lot R04-002-A

Account 476

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

MACLAREN, JOHN D. TRUSTEE
MACLAREN, A. JEANETTE TRUSTEE
2706 FULLER SPRINGS DRIVE
LUFKIN TX 75901

B1757P275 B3667P260 B4531P227 B5105P295

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-ADJUSTED ACREAGE PER SURVEY
2007-DIVORCE JUDGMENT DONE.
07/10/08-Enterend new address.

WISCASSET

Property Data

Neighborhood 103 RURAL WEST		
Tree Growth Year 0		
FARM LAND YEAR 0		
OPEN SPACE YEAR 0		
Zone/Land Use 21 RURAL		
Secondary Zone		
Topography 2 Rolling		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities 9 NoWater/NoSewer		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street 9 No Street		
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN 0		
CONSERV EASE 0		
Sale Data		
Sale Date		
Price		
Sale Type		
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified		
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	45,200	0	0	45,200
2011	45,200	0	0	45,200
2012	45,200	0	0	45,200
2013	45,200	0	0	45,200
2014	45,200	0	0	45,200
2015	45,200	0	0	45,200
2016	45,200	0	0	45,200
2017	45,200	0	0	45,200
2018	45,200	0	0	45,200
2019	45,200	0	0	45,200
2020	45,200	0	0	45,200
2021	45,200	0	0	45,200
2022	45,200	0	0	45,200
2023	56,500	0	0	56,500

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		3.78				


WISCASSET

Map Lot R04-002-A

Account 476

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

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

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

Map Lot R04-002-B

Account 477

Location 926 GARDINER ROAD

Card 1 Of 1 10/05/2023

GILLESPIE, MIKE J/T
GILLESPIE, MEGHAN
926 GARDINER ROAD
WISCASSET ME 04578

B4769P211

Previous Owner
MCALEE, GLENN J/T
REED, SANDRA JEAN
C/O MICHAEL GILLESPIE
WISCASSET ME 04578
Sale Date: 4/08/2014

Previous Owner
MCALEE, GLENN

1051 GARDINER ROAD LOT #4
WISCASSET ME 04578
Sale Date: 4/02/2004

Previous Owner
MCALEE, MABEL
930 GARDINER ROAD

WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

5/15/20 est. house complete. +MVR
05/08/2019 With builders add house start.

2003-FORMER OWNER MABEL MCALEE PREVIOUS BK1911
PG202

2005-FORMER OWNER: GLENN MCALEE BK 2994 PG46 -
\$12,000. SANDRA JEAN REED ADDRESS IS: 33 TOWER
CIRCLE BATH, ME 04530

2014- Previous owner: Glenn McAfee BK3263 PG41, bought
WISCASSET.

Property DataNeighborhood **103 RURAL WEST**Tree Growth Year **0**FARM LAND YEAR **0**OPEN SPACE YEAR **0**Zone/Land Use **11 SHORE RES PROTEC**Secondary Zone **14 S-R**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 **4/08/2014**Price **70,000**Sale Type **1 Land Only**

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

Financing **9 Unknown**

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

Validity **1 Arms Length Sale**

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

Verified **5 Public Record**

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	51,600	0	0	51,600
2011	51,600	0	0	51,600
2012	51,600	0	0	51,600
2013	51,600	0	0	51,600
2014	51,600	0	0	51,600
2015	51,600	0	0	51,600
2016	51,600	0	0	51,600
2017	51,600	0	0	51,600
2018	51,600	0	0	51,600
2019	51,600	127,100	0	178,700
2020	51,600	254,100	0	305,700
2021	51,600	254,100	0	305,700
2022	51,600	254,100	0	305,700
2023	64,500	317,600	0	382,100

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
20		1.00		100 %	0	37.Softwood
21		1.00		100 %	0	38.Mixed Wood
28		6.00		100 %	0	39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		7.00				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Front Foot

11.Regular Lot
12.Delta Triangle
13.Nabla Triangle
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Front Foot

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27.Influence W Si
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29.Rear Land 11-2

Front Foot

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29.Rear Land 11-2

Front Foot

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14.Rear Land
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Square Foot

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Fract. Acre

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Acres

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26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2

Front Foot

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

Square Foot

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17.Secondary Site
18.Secondary Site
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20.Base Homesite

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23.Deep WF Size A

Acres

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26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2

Front Foot

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

Square Foot

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

Fract. Acre

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Acres

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Front Foot

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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

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
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26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2

Front Foot

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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
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26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2

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

Front Foot

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

Square Foot

16.Regular Lot
17.Secondary Site
18.Secondary Site
19.Condominium
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Fract. Acre

21.HS Size Adj
22.Base Waterfron
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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

Front Foot

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

WISCASSET										
Map Lot	R04-002-B	Account	477	Location	926 GARDINER ROAD	Card	1	Of	1	10/05/2023

A diagram of a rectangular lot. The top horizontal boundary is labeled "52.0'". The left vertical boundary is labeled "28.0'". The bottom horizontal boundary is labeled "52.0'". The right vertical boundary is labeled "OP/OP". The area of the lot is labeled "13/4sBFr".

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
41 2S Open Fr Porch	0	520	0 0	0	0 %	0 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-002-C			Account 478			Location 948 GARDINER ROAD			Card 1		Of 1		10/05/2023					
HALEY, DARREL WISCASSET ME 04578 B3447P294						Property Data			Assessment Record									
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total					
						Tree Growth Year 0			2010	41,600	170,100	10,000	201,700					
						FARM LAND YEAR 0			2011	41,600	170,100	10,000	201,700					
						OPEN SPACE YEAR 0			2012	41,600	170,100	10,000	201,700					
Previous Owner HALEY, DARREL (J/T) HALEY, LISA						Zone/Land Use 21 RURAL			2013	41,600	170,100	10,000	201,700					
						Secondary Zone			2014	41,600	170,100	10,000	201,700					
									2015	41,600	170,100	10,000	201,700					
						Topography 1 Level			2016	41,600	170,100	15,000	196,700					
									2017	41,600	170,100	20,000	191,700					
WISCASSET ME 04578 Sale Date: 3/07/2005						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	41,600	170,100	20,000	191,700					
						Utilities 4 Drilled Well 6 Septic System			2019	41,600	170,100	20,000	191,700					
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	41,600	170,100	25,000	186,700					
									2021	41,600	170,100	25,000	186,700					
									2022	41,600	170,100	24,000	187,700					
Inspection Witnessed By:						Street 1 Paved			2023	52,000	212,700	25,000	239,700					
						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												
X						Sale Date 3/07/2005			Square Foot		Square Feet							
						Price 110,000												
						Sale Type 2 Land & Buildings												
Notes:						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite									
						Financing 9 Unknown												
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown												
FORMER OWNER: GILBERT & PATTI BREWER BK1490 PG0596 2004-PREVIOUS OWNER: DARRELL & LISA HALEY BK2660 PG178 FOR \$110,000 2006-PER PLANIMETER CHECK CHANGED ACRES FROM 1 TO 2 ACRES.						Validity 2 Related Parties			Fract. Acre				Acreege/Sites					
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose												
						Verified 5 Public Record												
WISCASSET						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2									
								Total Acreage		2.00								

WISCASSET

Map Lot R04-002-C


Account 478

Location 948 GARDINER ROAD

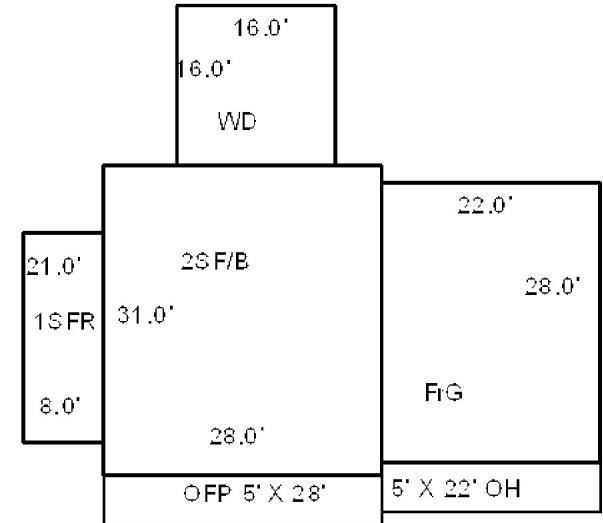
Card 1

Of 1

10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 868
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1984	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

FR SHED 8X10



Date Inspected 3/14/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1988	168	3 100	4	0 %	100 %	
23 Frame Garage	1988	638	3 100	4	0 %	100 %	
21 Open Frame	1988	140	3 100	4	0 %	100 %	
68 Wood Deck	1988	256	3 100	4	0 %	100 %	
24 Frame Shed	1988	80	2 100	2	0 %	100 %	
26 1SFr Overhang	1988	110	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		R04-002-D		Account	479	Location	GARDINER ROAD		Card	1	Of	1	10/05/2023	
McMORROW, J BRENDAN 15 SPARROW HILL ROAD FREEPORT ME 04032						Property Data			Assessment Record					
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2010	42,600	0	0	42,600	
						FARM LAND YEAR 0			2011	42,600	0	0	42,600	
						OPEN SPACE YEAR 0			2012	42,600	0	0	42,600	
B5483P39 B5539P265 B5539P267						Zone/Land Use 21 RURAL			2013	42,600	0	0	42,600	
Previous Owner THOMPSEN, KAREN R						Secondary Zone			2014	42,600	0	0	42,600	
									2015	42,600	0	0	42,600	
6101 TRAILWATER ROAD CHARLOTTE NC 28278 Sale Date: 1/16/2020						Topography 2 Rolling			2016	42,600	0	0	42,600	
Previous Owner DAVIS, HAROLD A. (J/T) DAVIS, KAREN						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	42,600	0	0	42,600	
						Utilities 9 NoWater/NoSewer			2018	42,600	0	0	42,600	
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	42,600	0	0	42,600	
						Street 1 Paved			2020	42,600	0	0	42,600	
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	42,600	0	0	42,600	
AUSTIN TX 78749 Sale Date: 5/02/2014									2022	42,600	0	0	42,600	
									2023	53,300	0	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		
												Acres		
						Square Foot		Square Feet				30.Rear 20+		
						16.Regular Lot						31.Waterfront Rea		
						17.Secondary Site						32.Open Space		
						18.Secondary Site						33.RestrictEsm		
						19.Condominium						34.PASTURE 1		
						20.Base Homesite						35.HORTICULTURAL-		
						Fract. Acre		Acreage/Sites				36.Pasture 3		
						21.HS Size Adj		20	1.00	100	%	0	37.Softwood	
						22.Base Waterfron		21	1.00	100	%	0	38.Mixed Wood	
						23.Deep WF Size A		28	1.50	100	%	0	39.Hardwood	
						Acres						40.Wasteland		
						24.Base Waterfron					%		41.CAMP SITE	
						25.Shallow WF Siz					%		42.Mobile Home Si	
						26.Base Water Inf					%		43.Condo Site	
						27.Influence W Si					%		44.Site Improve	
						28.Rear Land 1-10		Total Acreage		2.50		45.CAMP SITE		
						29.Rear Land 11-2						46.PAVING/00		

WISCASSET

WISCASSET

Map Lot R04-002-D

Account 479

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

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


WISCASSET

Map Lot R04-002-E

Account 480

Location 936 GARDINER ROAD

Card 1 Of 1 10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1975	12x66	2 100	1	0 %	10 %		1.ONE STORY FRAM
78 1.75 ST	2005	624	2 100	2	0 %	50 %		2.TWO STORY FRAM
23 Frame Garage	1990	576	2 100	2	0 %	100 %		3.THREE STORY FR
103 SLAB.....	2015	780	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

BARN 24X26

66.0'

MOHO

12.0'

SLAB

26.0'

30.0'



Map Lot R04-002-F

Account 2733

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

MCMORROW, BRENDEN
PO BOX 455
BRUNSWICK ME 04011

B115P61

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

5/31/23 NO ONE AROUND- M&L NEW CAMP START.
'21 Per owner info, unregister deed and registered survey,
3.70 acres from lot 2 to new lot 2F.

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2021	45,000	0	0	45,000
2022	45,000	0	0	45,000
2023	56,300	15,600	0	71,900

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		3.70				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

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

WISCASSET

Map Lot R04-002-F

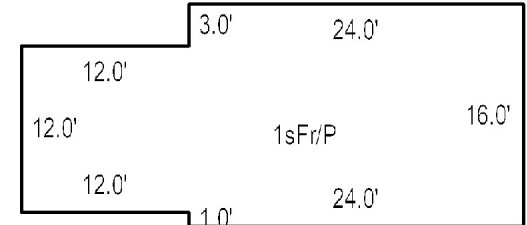
Account 2733

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style 12 Cottage/Camp	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 9 Not Heated	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 528
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2022	# Half Baths 0	Funct. % Good 40%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 6 Piers	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 0
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

16.0'
12.0'
SHED



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0				%	%	500	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		R04-003	Account	481	Location	36 BOG ROAD		Card	1	Of	1	10/05/2023
FARMER, MARTIN W. ALEXANDER-FARMER, ELIZABETH A 300 GEORGE WRIGHT ROAD WOOLWICH ME 04579 B5876P163 Previous Owner JAMES PO BOX 169 EDGECOMB ME 04556 Sale Date: 4/28/2022 Previous Owner HAMMOND, STELLA L. PO BOX 169 EDGECOMB ME 04556 Sale Date: 10/22/2004					Property Data		Assessment Record					
					Neighborhood 103 RURAL WEST		Year	Land	Buildings	Exempt	Total	
					Tree Growth Year 0		2010	74,700	0	0	74,700	
					FARM LAND YEAR 0		2011	74,700	0	0	74,700	
					OPEN SPACE YEAR 0		2012	74,700	0	0	74,700	
Previous Owner JAMES PO BOX 169 EDGECOMB ME 04556 Sale Date: 4/28/2022 Previous Owner HAMMOND, STELLA L. PO BOX 169 EDGECOMB ME 04556 Sale Date: 10/22/2004					Zone/Land Use 11 SHORE RES PROTEC		2013	74,700	0	0	74,700	
					Secondary Zone		2014	74,700	0	0	74,700	
							2015	74,700	0	0	74,700	
					Topography 2 Rolling 1 Level		2016	74,700	0	0	74,700	
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	74,700	0	0	74,700	
							2018	74,700	0	0	74,700	
							2019	74,700	0	0	74,700	
					Utilities 9 NoWater/NoSewer		2020	74,700	0	0	74,700	
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2021	74,700	0	0	74,700	
							2022	74,700	0	0	74,700	
2023	93,300	0	0	93,300								
Inspection Witnessed By: 												

WISCASSET

Map Lot R04-003

Account 481

Location 36 BOG ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/13/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot		R04-005	Account	482	Location	GARDINER ROAD		Card	1	Of	1	10/05/2023
KAZZY LLC BRUNSWICK ME 04011 B4533P115 B4602P227					Property Data		Assessment Record					
					Neighborhood 103 RURAL WEST		Year	Land	Buildings	Exempt	Total	
					Tree Growth Year 0		2010	62,600	0	0	62,600	
					FARM LAND YEAR 0		2011	62,600	0	0	62,600	
					OPEN SPACE YEAR 0		2012	62,600	0	0	62,600	
Previous Owner DAVIS, JAMES V. 155 BATH ROAD BRUNSWICK ME 04011 Sale Date: 10/23/2012					Zone/Land Use 11 SHORE RES PROTEC		2013	62,600	0	0	62,600	
					Secondary Zone 14 S-R		2014	62,600	0	0	62,600	
					Topography 6 Swampy 1 Level		2016	62,600	0	0	62,600	
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	62,600	0	0	62,600	
					Utilities 9 NoWater/NoSewer		2019	62,600	0	0	62,600	
Previous Owner GUNNARSSON, JAN C/O JAMES V. DAVIS 155 BATH ROAD BRUNSWICK ME 04011 Sale Date: 5/21/2012					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2020	62,600	0	0	62,600	
					Street 1 Paved		2021	62,600	0	0	62,600	
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2022	24,000	0	0	24,000	
					TREE GROWTH PLAN 0		2023	30,000	0	0	30,000	
					CONSERV EASE 0		Land Data					
Inspection Witnessed By:					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
					11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Frontage	Depth	Factor	Code		
									%			
									%			
									%			
X Date					Square Foot		Square Feet					
					16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							
Notes: '22 Per review of lot based on letter from owner, this lot has no access and is bordered by wasteland on three sides and gardiner pon on the other. Adjust IN 2002 SEND BILL TO ERIK WILKINSON, WHO IS GUNARSON'S NEPHEW. ON BOG ROAD/MARSHY & WET - VACANT 2012-Previous owner: Jan Gunnarson BK1490 PG95, sold to James V. Davis BK4533 PG115, who then sold to Kazzy LLC.					Fract. Acre		Acreage/Sites					
					21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres		28	10.00	100	%	0	
							29	4.00	100	%	0	
WISCASSET					24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2							
							Total Acreage		14.00			

WISCASSET

Map Lot R04-005

Account 482

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/13/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-006

Account 483

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

WISCASSET, TOWN OF
WISCASSET ME 04578

B486P317

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

ON BOG ROAD/MARSHY-WET/VACANT

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	45,600	0	45,600	0
2011	45,600	0	45,600	0
2012	45,600	0	45,600	0
2013	45,600	0	45,600	0
2014	45,600	0	45,600	0
2015	45,600	0	45,600	0
2016	45,600	0	45,600	0
2017	45,600	0	45,600	0
2018	45,600	0	45,600	0
2019	45,600	0	45,600	0
2020	45,600	0	45,600	0
2021	45,600	0	45,600	0
2022	45,600	0	45,600	0
2023	57,000	0	57,000	0

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		4.00				

WISCASSET

Map Lot R04-006

Account 483

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/13/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot		R04-007	Account	486	Location	1078 GARDINER ROAD		Card	1	Of	1	10/05/2023
WESTBROOK, LAUREN 1078 GARDINER ROAD WISCASSET ME 04578					Property Data		Assessment Record					
					Neighborhood 103 RURAL WEST		Year	Land	Buildings	Exempt	Total	
					Tree Growth Year 0		2010	47,900	66,000	10,000	103,900	
					FARM LAND YEAR 0		2011	47,900	66,000	10,000	103,900	
					OPEN SPACE YEAR 0		2012	44,100	39,000	10,000	73,100	
B5923P166					Zone/Land Use 11 SHORE RES PROTEC		2013	44,100	64,900	10,000	99,000	
Previous Owner SCHWARZ, HEIDI GENTHER, RICHARD G					Secondary Zone		2014	39,900	64,900	10,000	94,800	
							2015	39,900	64,900	10,000	94,800	
PHIPPSBURG ME 04562					Topography 4 Below Street 1 Level		2016	39,900	64,900	15,000	89,800	
Sale Date: 8/23/2022							2017	39,900	64,900	20,000	84,800	
Previous Owner SCHWARZ, JR., HOWARD E.					1.Level 4.Below St 7.Steep		2018	39,900	64,900	0	104,800	
					2.Rolling 5.Low 8.Rough		2019	39,900	64,900	0	104,800	
PO BOX 145 ATHENS ME 04912					3.Above St 6.Swampy 9.		2020	39,900	64,900	0	104,800	
					Utilities 4 Drilled Well 6 Septic System		2021	39,900	64,900	0	104,800	
Sale Date: 3/22/2016					1.Public 4.Dr Well 7.Cesspool		2022	39,900	64,900	0	104,800	
					2.Water 5.DUG/LAKE 8.		2023	49,900	81,200	0	131,100	
					3.Sewer 6.Septic 9.None							
					Street 1 Paved							
					1.Paved 4.Proposed 7.							
					2.Semi Imp 5.Private 8.							
					3.Gravel 6.Pub Eas 9.NoStreet							
					TREE GROWTH PLAN 0							
					CONSERV EASE 0							
					Sale Data							
					Sale Date 8/23/2022							
					Price 100,000							
					Sale Type 2 Land & Buildings							
					1.Land 4.Mobile 7.							
					2.L & B 5.Other 8.							
					3.Building 6. 9.							
					Financing 9 Unknown							
					1.Convent 4.Seller 7.							
					2.FHA/VA 5.Private 8.							
					3.Assumed 6.Cash 9.Unknown							
					Validity 1 Arms Length Sale							
					1.Valid 4.Split 7.Renovate							
					2.Related 5.Partial 8.Other							
					3.Distress 6.Exempt 9.Foreclose							
					Verified 5 Public Record							
					1.Buyer 4.Agent 7.Family							
					2.Seller 5.Pub Rec 8.Other							
					3.Lender 6.MLS 9.							

WISCASSET

Map Lot R04-007

Account 486

Location 1078 GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1560
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1990	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 3 Deferred
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 53 14' Wide Grade
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/14/2006

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

26.0'

MH/DW

60.0'

K & S RENTALS, LLC
5 WEEKS ROAD
GARDINER ME 04345

B4737P229

Previous Owner
ALEXANDER SR., KIRK E. J/T
ALEXANDER, SUSAN L.

RICHMOND ME 04357
Sale Date: 11/21/2013

Previous Owner
SCHWARZ, JR., HOWARD E.
C/O KIRK ALEXANDER
11 CARDING MACHINE ROAD
RICHMOND ME 04357
Sale Date: 8/30/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-CORRECTED ADDRESS FROM 1076 TO 1072 GARDINER
ROAD.

2007-OLD M/H MOVED OUT AND NEW 2006 FLEETWOOD,
EDGEWOOD 2642A 14 X 56 2 BEDROOM ADDED SERIAL
#PAFL622A54488.

2014-Previous owner: Howard E. Schwarz, Jr.. sold to Kirk E. & Susan L. Alexander BK4708 PG300 who then sold to K&S Rentals, LLC.

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Property Data			Assessment Record						
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			2010	0	26,200	0	26,200		
Tree Growth Year 0			2011	0	26,200	0	26,200		
FARM LAND YEAR 0			2012	0	26,200	0	26,200		
OPEN SPACE YEAR 0			2013	0	26,200	0	26,200		
Zone/Land Use 11 SHORE RES PROTEC			2014	0	26,200	0	26,200		
Secondary Zone			2015	0	26,200	0	26,200		
			2016	0	26,200	0	26,200		
Topography 4 Below Street 4 Below Street			2017	0	26,200	0	26,200		
1.Level	4.Below St	7.Steep	2018	0	26,200	0	26,200		
2.Rolling	5.Low	8.Rough	2019	0	26,200	0	26,200		
3.Above St	6.Swampy	9.	2020	0	26,200	0	26,200		
Utilities 4 Drilled Well 6 Septic System			2021	0	26,200	0	26,200		
1.Public	4.Dr Well	7.Cesspool	2022	0	26,200	0	26,200		
2.Water	5.DUG/LAKE	8.	2023	0	32,800	0	32,800		
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code	
2.Semi Imp	5.Private	8.					%		
3.Gravel	6.Pub Eas	9.NoStreet					%		
TREE GROWTH PLAN 0							%		
CONSERV EASE 0							%		
Sale Data							%		
Sale Date	11/21/2013						%		
Price					%				
Sale Type 4 Mobile Home			Square Foot		Square Feet			Acres	
1.Land	4.Mobile	7.							%
2.L & B	5.Other	8.							%
3.Building	6.	9.							%
Financing 9 Unknown									%
1.Convent	4.Seller	7.							%
2.FHA/VA	5.Private	8.							%
3.Assumed	6.Cash	9.Unknown							%
Validity 2 Related Parties			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate							%
2.Related	5.Partial	8.Other							%
3.Distress	6.Exempt	9.Foreclose							%
Verified 5 Public Record									%
1.Buyer	4.Agent	7.Family							%
2.Seller	5.Pub Rec	8.Other							%
3.Lender	6.MLS	9.							%
			Total Acreage		0.00				

WISCASSET

Map Lot R04-007-001

Account 484

Location 1072 GARDINER ROAD

Card 1

Of 1

10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2006	14x56	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1975	144	2 100	2	0 %	100 %		2.TWO STORY FRAM
103 SLAB.....	2006	784	2 100	4	0 %	50 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR S-ED 6X12

FR S-ED 12X12

14 0

14 0

56 0



Map Lot		R04-007-003		Account		487		Location		1076 GARDINER ROAD		Card		1		Of		1		10/05/2023	
K & S RENTALS, LLC 5 WEEKS ROAD GARDINER ME 04345				Property Data				Assessment Record													
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		0		28,900		0		28,900	
				FARM LAND YEAR				0				2011		0		28,900		0		28,900	
B4737P229				OPEN SPACE YEAR				0				2012		0		26,900		0		26,900	
Previous Owner ALEXANDER SR., KIRK E. J/T ALEXANDER, SUSAN L.				Zone/Land Use				11 SHORE RES PROTEC				2013		0		26,900		0		26,900	
				Secondary Zone				2014		0		26,900		0		26,900					
								2015		0		26,900		0		26,900					
				Topography				4 Below Street		1 Level		2016		0		26,900		0		26,900	
				RICHMOND ME 04357 Sale Date: 11/21/2013 Previous Owner SCHWARZ, HOWARD E., JR. C/O KIRK ALEXANDER 11 CARDING MACHINE ROAD RICHMOND ME 04357 Sale Date: 8/30/2013				1.Level		4.Below St		7.Steep		2017		0		26,900		0	
2.Rolling		5.Low						8.Rough		2018		0		26,900		0		26,900			
3.Above St		6.Swampy						9.		2019		0		26,900		0		26,900			
Utilities								4 Drilled Well		6 Septic System		2020		0		26,900		0		26,900	
1.Public		4.Dr Well						7.Cesspool		2021		0		26,900		0		26,900			
2.Water		5.DUG/LAKE						8.		2022		0		26,900		0		26,900			
3.Sewer		6.Septic						9.None		2023		0		33,600		0		33,600			
Street								1 Paved				Land Data									
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				11/21/2013																	
Price																					
Sale Type				4 Mobile Home																	
1.Land		4.Mobile		7.																	
2.L & B		5.Other		8.																	
3.Building		6.		9.																	
Financing				9 Unknown																	
1.Convent		4.Seller		7.																	
2.FHA/VA		5.Private		8.																	
3.Assumed		6.Cash		9.Unknown																	
Validity				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.																	
Inspection Witnessed By: 																					


WISCASSET

Map Lot R04-007-003

Account 487

Location 1076 GARDINER ROAD

Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2006	14x56	2 100	4	0 %	50 %		1.ONE STORY FRAM
103 SLAB.....	2006	784	2 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1975	96	2 100	2	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

13

14



K & S RENTALS, LLC
5 WEEKS ROAD
GARDINER ME 04345

B4708P300 B4737P229

Previous Owner
ALEXANDER SR., KIRK E. J/T
ALEXANDER, SUSAN L.

RICHMOND ME 04357
Sale Date: 11/21/2013

Property Data

Neighborhood	103 RURAL WEST	
Tree Growth Year	0	
FARM LAND YEAR	0	
OPEN SPACE YEAR	0	
Zone/Land Use	11 SHORE RES PROTEC	
Secondary Zone		
Topography	4 Below Street	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	11/21/2013	
Price	60,000	
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	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
2014	41,800	0	0	41,800
2015	41,800	0	0	41,800
2016	41,800	0	0	41,800
2017	41,800	0	0	41,800
2018	41,800	0	0	41,800
2019	41,800	0	0	41,800
2020	41,800	0	0	41,800
2021	41,800	0	0	41,800
2022	41,800	0	0	41,800
2023	52,200	0	0	52,200

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
Square Foot		Square Feet				Acres
16.Regular Lot				%		30.Rear 20+
17.Secondary Site				%		31.Waterfront Rea
18.Secondary Site				%		32.Open Space
19.Condominium				%		33.RestrictEsm
20.Base Homesite				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
Fract. Acre		Acreage/Sites				37.Softwood
21.HS Size Adj	20	1.00	100	%	0	38.Mixed Wood
22.Base Waterfron	21	1.00	100	%	0	39.Hardwood
23.Deep WF Size A	28	1.09	100	%	0	40.Wasteland
Acres				%		41.CAMP SITE
24.Base Waterfron				%		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						
29.Rear Land 11-2						
		Total Acreage		2.09		

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2014-246.19 frontage. Bought this lot along with two single wide mobile homes (R-4-7/1 and R-4-7/3) for \$60,000. Then sold to K&S Rentals, LLC.

WISCASSET

WISCASSET

Map Lot R04-007-A

Account 23

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

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

Property Data			Assessment Record						
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
			2010	41,600	0	41,600	0		
Tree Growth Year 0			2011	41,600	0	41,600	0		
FARM LAND YEAR 0			2012	41,600	0	41,600	0		
OPEN SPACE YEAR 0			2013	41,600	0	41,600	0		
Zone/Land Use 11 SHORE RES PROTEC			2014	41,600	0	41,600	0		
Secondary Zone			2015	41,600	0	41,600	0		
			2016	41,600	0	41,600	0		
Topography 6 Swampy 1 Level			2017	41,600	0	41,600	0		
1.Level	4.Below St	7.Steep	2018	41,600	0	41,600	0		
2.Rolling	5.Low	8.Rough	2019	41,600	0	41,600	0		
3.Above St	6.Swampy	9.	2020	41,600	0	41,600	0		
Utilities 9			2021	41,600	0	41,600	0		
NoWater/NoSewer			2022	41,600	0	41,600	0		
			2023	52,000	0	52,000	0		
1.Public	4.Dr Well	7.Cesspool	Land Data						
2.Water	5.DUG/LAKE	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Sewer	6.Septic	9.None			Frontage	Depth	Factor	Code	
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			Square Foot	Square Feet					
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			Fract. Acre	Acreage/Sites					
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.							
			Total Acreage 2.00						

WISCASSET

Map Lot R04-008

Account 488

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/13/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-008-A

Account 489

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

MARTIN, NORMA A
WISCASSET ME 04578

B2004P166

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
VACANT/WET

WISCASSET

Property Data			Assessment Record				
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total
			2010	200	0	0	200
Tree Growth Year 0			2011	200	0	0	200
FARM LAND YEAR 0			2012	200	0	0	200
OPEN SPACE YEAR 300			2013	200	0	0	200
Zone/Land Use 11 SHORE RES PROTEC			2014	200	0	0	200
			2015	200	0	0	200
Secondary Zone			2016	200	0	0	200
Topography 6 Swampy 1 Level			2017	200	0	0	200
			2018	200	0	0	200
1.Level 4.Below St 7.Steep			2019	200	0	0	200
2.Rolling 5.Low 8.Rough			2020	200	0	0	200
3.Above St 6.Swampy 9.			2021	200	0	0	200
Utilities							

WISCASSET

Map Lot R04-008-A

Account 489

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/14/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-009			Account 490			Location 20 MARTIN'S PLACE			Card 1 Of 1		10/05/2023			
MARTIN, DANA MARTIN, NORMA WISCASSET ME 04578 B1792P89						Property Data			Assessment Record					
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2010	49,900	254,400	16,000	288,300	
						FARM LAND YEAR 0			2011	49,900	254,400	16,000	288,300	
						OPEN SPACE YEAR 0			2012	49,900	254,400	16,000	288,300	
						Zone/Land Use 11 SHORE RES PROTEC			2013	49,900	254,400	16,000	288,300	
						Secondary Zone			2014	49,900	254,400	16,000	288,300	
									2015	49,900	254,400	16,000	288,300	
						Topography 1 Level			2016	49,900	254,400	21,000	283,300	
						1.Level 4.Below St 7.Steep	2017	49,900	254,400	26,000	278,300			
						2.Rolling 5.Low 8.Rough	2018	49,900	254,400	26,000	278,300			
						3.Above St 6.Swampy 9.	2019	49,900	254,400	26,000	278,300			
						Utilities 4 Drilled Well 6 Septic System	2020	49,900	254,400	31,000	273,300			
						1.Public 4.Dr Well 7.Cesspool	2021	49,900	254,400	31,000	273,300			
						2.Water 5.DUG/LAKE 8.	2022	49,900	254,400	29,760	274,540			
						3.Sewer 6.Septic 9.None	2023	62,400	318,000	31,000	349,400			
						Land Data								
						Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes	
									Frontage	Depth	Factor	Code		
			%	1.Open Space										
			%	2.Neighborhood A										
			%	3.Topography										
			%	4.Size/Shape										
			%	5.Access										
			%	6.Restriction										
Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				7.Corner/Locatio								
				%		8.View/Environ								
				%		9.Fract Share								
				%		Acres								
				%		30.Rear 20+								
				%		31.Waterfront Rea								
				%		32.Open Space								
				%		33.RestrictEsm								
Fract. Acre 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				34.PASTURE 1								
		20	1.00	100	%	0	35.HORTICULTURAL-							
		21	1.00	100	%	0	36.Pasture 3							
		28	5.04	100	%	0	37.Softwood							
		40	4.04	100	%	0	38.Mixed Wood							
					%		39.Hardwood							
					%		40.Wasteland							
					%		41.CAMP SITE							
Total Acreage 10.08						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-NEW HOUSE ONLY, 50% DONE. CHECK FOR BREEZEWAY & GARAGE IN 2004.														
2003-NEW 911 ADDRESS: HOUSE-20 MARTIN'S PLACE														
GARAGE/BUSINESS-25 MARTIN'S PLACE														
FM BSMT. AREA ESTIMATED. GARAGE AND OPEN PORCHED														
NOT FINISHED														
2010-EFP over the garage is now done														
WISCASSET														

WISCASSET

Map Lot R04-009


Account 490

Location 20 MARTIN'S PLACE

Card 1

Of 1

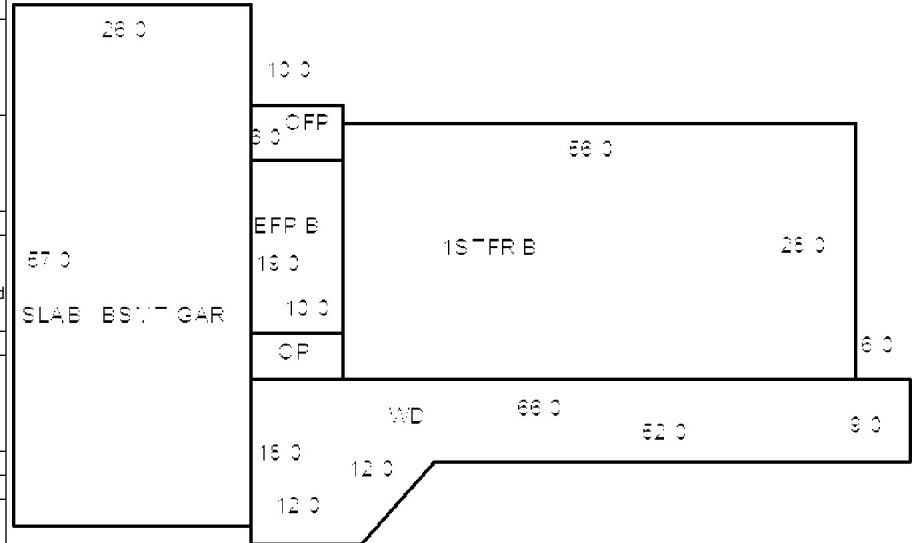
10/05/2023

Building Style 2 Ranch	SF Bsmt Living 500	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 3 105	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1568
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
32	2003	190	3 100	4	0 %	100 %	
68 Wood Deck	2003	792	3 100	4	0 %	100 %	
21 Open Frame	2003	60	3 100	4	0 %	100 %	
79 2 STORY	2006	1482	4 105	5	0 %	100 %	
21 Open Frame	2003	30	3 100	2	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R04-009-A			Account 491			Location 1079 GARDINER ROAD			Card 1		Of 1		10/05/2023			
BRANN, TODD M J/T BRANN, SANDRA L WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	43,800	176,200	10,000	210,000			
						FARM LAND YEAR 0			2011	43,800	176,200	10,000	210,000			
						OPEN SPACE YEAR 0			2012	43,800	176,200	10,000	210,000			
B4762P82						Zone/Land Use 21 RURAL			2013	43,800	176,200	10,000	210,000			
Previous Owner ALLEN III, JOHN ALLEN, LORI A.						Secondary Zone			2014	43,800	176,200	0	220,000			
									2015	43,800	176,200	0	220,000			
WISCASSET ME 04578 Sale Date: 3/07/2014						Topography 1 Level			2016	43,800	176,200	0	220,000			
									2017	43,800	176,200	0	220,000			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	43,800	176,200	0	220,000			
						Utilities 4 Drilled Well 6 Septic System			2019	43,800	176,200	20,000	200,000			
									2020	43,800	176,200	25,000	195,000			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	46,100	193,000	25,000	214,100			
									2022	46,100	193,000	24,000	215,100			
						Street 1 Paved			2023	57,700	241,200	25,000	273,900			
						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										
Sale Date 3/07/2014																
Inspection Witnessed By:						Price 203,000			Square Foot							
						Sale Type 2 Land & Buildings										
						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.										
						Financing 9 Unknown										
						Notes: '21 Per written request combine lot 10b(1.17acres) with this lot. 2002-ADDED GARAGE 28 X 32 2003-ADD PATIO 27 X 14 2014-Removed homestead from this account and added to 44 Hooper Street as now owned by John & Lori Allen independently. Previous owners: John & Lori Allen BK1810 PG338.						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			Fract. Acre	
Validity 1 Arms Length Sale																
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose																
Verified 5 Public Record																
WISCASSET												1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			Total Acreage 4.27	

WISCASSET

Map Lot R04-009-A


Account 491

Location 1079 GARDINER ROAD

Card 1

Of 1

10/05/2023

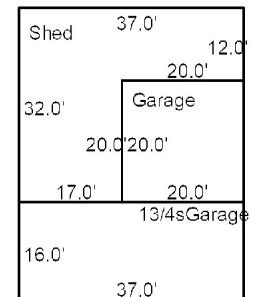
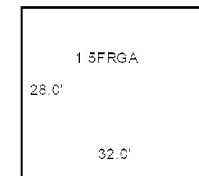
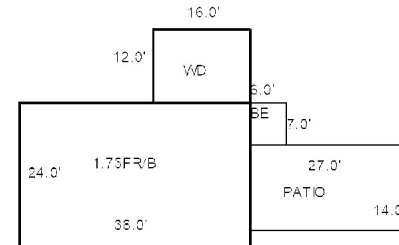
Building Style 4 Cape Cod	SF Bsmt Living 288	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 912
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1992	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1992	192	3 100	4	0 %	100 %	
24 Frame Shed	1992	64	2 100	4	0 %	100 %	
93 1/2S AD/GAR.....	2002	896	3 110	4	0 %	100 %	
62 Patio	2003	378	3 110	4	0 %	100 %	
90 BSMT ENTRY.....	0	42	0 0	0	0 %	100 %	
23 Frame Garage	1900	400	2 100	1	0 %	100 %	
24 Frame Shed	1970	784	1 100	1	0 %	100 %	
78 1.75 ST	1970	592	2 100	1	0 %	100 %	
					%	%	
					%	%	

FR SHED 8x8



WISCASSET MHP, LLC
P.O. BOX 1578
BOISE ID 83701

B5719P231

Previous Owner
KLEM K INVESTMENTS, LLC

PO BOX 1709
WATERVILLE ME 04903 1709
Sale Date: 5/27/2021

Previous Owner
FOURNIER, PHILIP L. J/T
FOURNIER, ANNETTE J.
C/O KLEM K INVESTMENTS LLC
WATERVILLE ME 04903 1709
Sale Date: 5/23/2006

Previous Owner
D. & N. ENTERPRISES
1051 LOT #14 GARDINER ROAD

WISCASSET ME 04578
Sale Date: 9/12/2002

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 ADD SHED. (STRAIGHT IN PAST LOT 13).
2003-FORMER OWNER D & N ENTERPRISES BK1143 PG59
2004-DELETED LOT 17D, WHICH WAS 2.06 ACRES AND
ADDED TO LOT 10A WHICH WAS 33.42 ACRES AND IS NOW
35.48 ACRES. (CODES AS 34 LOT SITES AND 12.06 ACRES.)
2006-NEW OWNER REQUESTED WE MAIL C/O HIM.
2007-FORMER OWNER: PHILIP & ANNETTE FOURNIER
BOUGHT 9/02 FOR \$355,000, PREVIOUS BK2915 PG287 &
BK3117 PG280. LAND FOR MOBILE HOME PARK.
WISCONSASSET
Will be set shed from Dana Martin account to this
account.

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		5/27/2021	
Price		950,000	
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	482,900	0	0	482,900
2011	482,900	0	0	482,900
2012	482,900	0	0	482,900
2013	482,900	2,100	0	485,000
2014	482,900	2,100	0	485,000
2015	482,900	2,100	0	485,000
2016	482,900	2,100	0	485,000
2017	482,900	2,100	0	485,000
2018	482,900	2,100	0	485,000
2019	482,900	2,100	0	485,000
2020	482,900	2,100	0	485,000
2021	482,900	2,100	0	485,000
2022	482,900	4,800	0	487,700
2023	511,900	6,000	0	517,900

Land Data

Front Foot	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
11.Regular Lot				%		1.Open Space	
12.Delta Triangle				%		2.Neighborhood A	
13.Nabla Triangle				%		3.Topography	
14.Rear Land				%		4.Size/Shape	
15.Front Foot				%		5.Access	
				%		6.Restriction	
				%		7.Corner/Locatio	
Square Foot	Square Feet					8.View/Environ	
				%		9.Fract Share	
				%		Acre	
				%		30.Rear 20+	
				%		31.Waterfront Rea	
				%		32.Open Space	
				%		33.RestrictEsm	
				%		34.PASTURE 1	
Fract. Acre	Acreage/Sites					35.HORTICULTURAL-	
		42	34.00	100	%	0	36.Pasture 3
		20	2.00	10	%	0	37.Softwood
		21	2.00	100	%	0	38.Mixed Wood
		28	10.00	100	%	0	39.Hardwood
		29	10.00	100	%	0	40.Wasteland
		30	13.48	100	%	0	41.CAMP SITE
					%		42.Mobile Home Si
Acres						43.Condo Site	
						44.Site Improve	
						45.CAMP SITE	
Total Acreage		35.48					


WISCASSET

Map Lot R04-010-A

Account 493

Location 1051 GARDINER ROAD

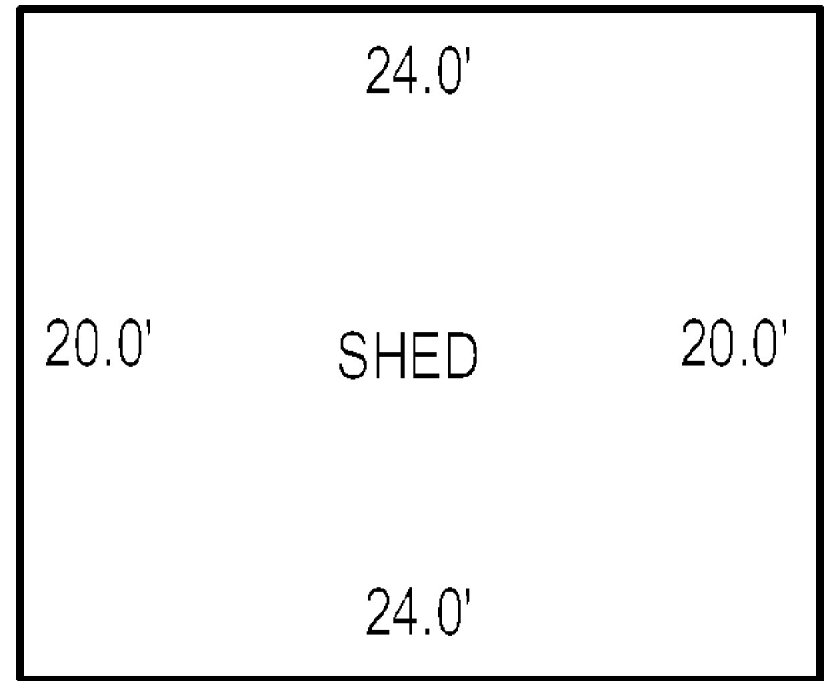
Card 1 Of 1 10/05/2023

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

Date Inspected 12/18/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1970	760	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2021	480	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 R04-010-A01

Account 2045

Location 1051 GARDINER ROAD LOT #1

Card 1 Of 1 10/05/2023

GOLD, KACY J
GOLD, CLINTON A
P.O. Box 303
Dresden ME 04342

Previous Owner
PENDLETON, KENNETH

1051 GARDINER ROAD LOT #1
WISCASSET ME 04578
Sale Date: 12/03/2018

Previous Owner
WALLACE, STEPHEN P
WALLACE, DEBORAH A
1051 GARDINER ROAD LOT #1
WISCASSET ME 04578
Sale Date: 11/28/2018

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 11/07/2018

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data			Assessment Record				
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total
			2010	0	14,700	0	14,700
Tree Growth Year 0			2011	0	14,700	0	14,700
FARM LAND YEAR 0			2012	0	14,700	0	14,700
OPEN SPACE YEAR 0			2013	0	14,700	0	14,700
Zone/Land Use 21 RURAL			2014	0	14,700	0	14,700
Secondary Zone			2015	0	14,700	0	14,700
			2016	0	14,700	0	14,700
Topography 1 Level			2017	0	14,700	0	14,700
1.Level 4.Below St 7.Steep			2018	0	14,700	0	14,700
2.Rolling 5.Low 8.Rough			2019	0	11,100	0	11,100
3.Above St 6.Swampy 9.			2020	0	11,100	11,100	0
Utilities 4 Drilled Well 6 Septic System			2021	0	11,100	11,100	0
1.Public 4.Dr Well 7.Cesspool			2022	0	11,100	11,100	0
2.Water 5.DUG/LAKE 8.			2023	0	13,800	13,800	0
3.Sewer 6.Septic 9.None							
Street 2 Semi-Improved							
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 11/28/2018							
Price							
Sale Type 3 Buildings Only							
1.Land 4.Mobile 7.							
2.L & B 5.Other 8.							
3.Building 6. 9.							
Financing 9 Unknown							
1.Convent 4.Seller 7.							
2.FHA/VA 5.Private 8.							
3.Assumed 6.Cash 9.Unknown							
Validity 8 Other Non Valid							
1.Valid 4.Split 7.Renovate							
2.Related 5.Partial 8.Other							
3.Distress 6.Exempt 9.Foreclose							
Verified 8 Other Source							
1.Buyer 4.Agent 7.Family							
2.Seller 5.Pub Rec 8.Other							
3.Lender 6.MLS 9.							

<div>11.Regular Lot</div> <div>12.Delta Triangle</div> <div>13.Nabla Triangle</div> <div>14.Rear Land</div> <div>15.Front Foot</div>	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
				%			
				%			
				%			
				%			
	Square Foot	Square Feet					
					%		
					%		
					%		
					%		
					%		
					%		
					%		
					%		
					%		
	Fract. Acre	Acreage/Sites					
					%		
					%		
				%			
				%			
				%			
				%			
				%			
				%			
				%			
Total Acreage		0.00					

WISCASSET

Map Lot R04-010-A01


Account 2045

Location 1051 GARDINER ROAD LOT #1

Card 1

Of 1

10/05/2023

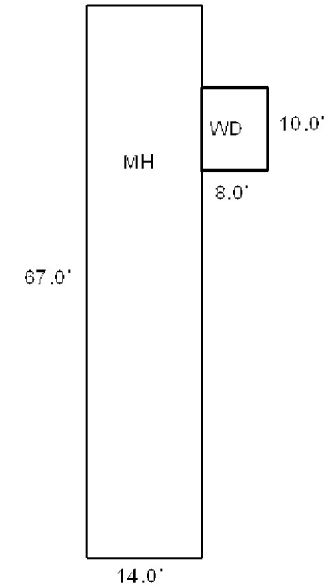
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1988	14x70	2 100	2	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1988	80	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1988	70	2 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

METAL SHED 10X7



Map Lot R04-010-A02

Account 1926

Location 1051 GARDINER ROAD LOT #2

Card 1 Of 1 10/05/2023

WISCASSET MHP, LLC
P.O. BOX 1578
BOISE ID 83701

Previous Owner
MCMORROW, CHRIS
P.O. BOX 37271

CHAROLETTE NC 28237
Sale Date: 5/27/2021

Previous Owner
HILL, JUSTINE
C/O CHRIS MCMORROW
PO BOX 1709
WATERVILLE ME 04903
Sale Date: 3/28/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 This was not conveyed to Wiscasset MHP, LLC. Adjust 6/2/2004-CHANGED SIZE PER M/H PARK OWNER REPORTING SHEET.

7/3/12- Sold mobile home to Glenn McAfee for \$2,500. Send tax bill in care of Glenn McAfee for 2012.

9/5/12-This mobile home sold to Chris McMorrow and 2012 bill will go to him

WISCASSET**Property Data**

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
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	5/27/2021		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	1 Buyer		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	17,800	0	17,800
2011	0	17,800	0	17,800
2012	0	17,800	0	17,800
2013	0	17,800	0	17,800
2014	0	17,800	0	17,800
2015	0	17,800	0	17,800
2016	0	17,800	0	17,800
2017	0	17,800	0	17,800
2018	0	17,800	0	17,800
2019	0	17,800	0	17,800
2020	0	17,800	0	17,800
2021	0	17,800	0	17,800
2022	0	17,800	0	17,800
2023	0	22,300	0	22,300

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type**Effective****Frontage****Depth****Influence****Factor****Code****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

Total Acreage 0.00

WISCASSET

Map Lot R04-010-A02


Account 1926

Location 1051 GARDINER ROAD LOT #2

Card 1

Of 1

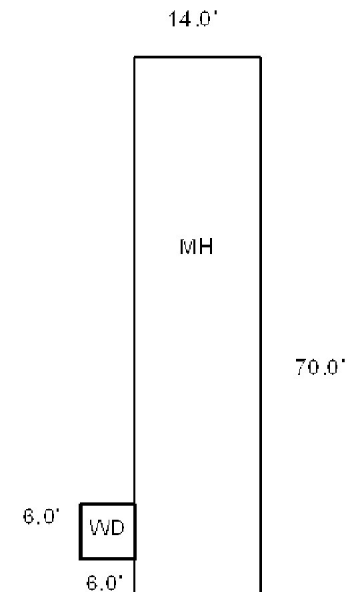
10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1992	14x70	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1992	36	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 R04-010-A03

Account 2178

Location 1051 GARDINER ROAD LOT #3

Card 1 Of 1 10/05/2023

BUTLER, ALAN C
WISCASSET ME 04578

BUTLER, ALAN C WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	0	22,000	10,000	12,000	
			FARM LAND YEAR 0			2011	0	22,000	10,000	12,000	
			OPEN SPACE YEAR 0			2012	0	22,000	10,000	12,000	
			Zone/Land Use 21 RURAL			2013	0	22,000	10,000	12,000	
			Secondary Zone			2014	0	22,000	10,000	12,000	
						2015	0	22,000	10,000	12,000	
			Topography 1 Level			2016	0	22,000	15,000	7,000	
			1.Level 4.Below St 7.Steep			2017	0	22,000	20,000	2,000	
			2.Rolling 5.Low 8.Rough			2018	0	22,000	20,000	2,000	
			3.Above St 6.Swampy 9.			2019	0	22,000	20,000	2,000	
			Utilities 4 Drilled Well 6 Septic System			2020	0	22,000	22,000	0	
			1.Public 4.Dr Well 7.Cesspool			2021	0	21,800	21,800	0	
			2.Water 5.DUG/LAKE 8.			2022	0	21,800	21,800	0	
			3.Sewer 6.Septic 9.None			2023	0	27,300	25,000	2,300	
			Street 2 Semi-Improved			Land Data					
Inspection Witnessed By: <											

WISCASSET

Map Lot R04-010-A03


Account 2178

Location 1051 GARDINER ROAD LOT #3

Card 1

Of 1

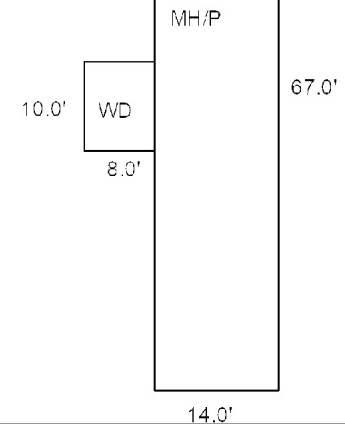
10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1998	14x67	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2001	80	2 100	3	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A04

Account 1928

Location 1051 GARDINER ROAD LOT #4

Card 1 Of 1 10/05/2023

BEDARD, MICHAEL
1051 GARDINER ROAD LOT 4
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 12/06/2019

Previous Owner
MCALEE, GLENN

1051 GARDINER ROAD LOT #4
WISCASSET ME 04578
Sale Date: 4/01/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- ADD WDs NPA.

2012-Former owner: Glenn McAfee now owned by Ron & Debra Harrison.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		2 Semi-Improved	
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		12/06/2019	
Price		22,900	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	12,100	0	12,100
2011	0	12,100	0	12,100
2012	0	12,100	0	12,100
2013	0	12,100	0	12,100
2014	0	12,100	0	12,100
2015	0	12,100	0	12,100
2016	0	12,100	0	12,100
2017	0	12,100	0	12,100
2018	0	12,100	0	12,100
2019	0	12,100	0	12,100
2020	0	12,100	0	12,100
2021	0	14,000	14,000	0
2022	0	14,000	14,000	0
2023	0	17,500	17,500	0

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

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

Square Feet

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

Fract. Acre

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

Acres

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

Effective

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence Codes

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

Square Feet

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

Fract. Acre

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

Acres

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

WISCASSET

Map Lot R04-010-A04



Account 1928

Location 1051 GARDINER ROAD LOT #4

Card 1

Of 1

10/05/2023

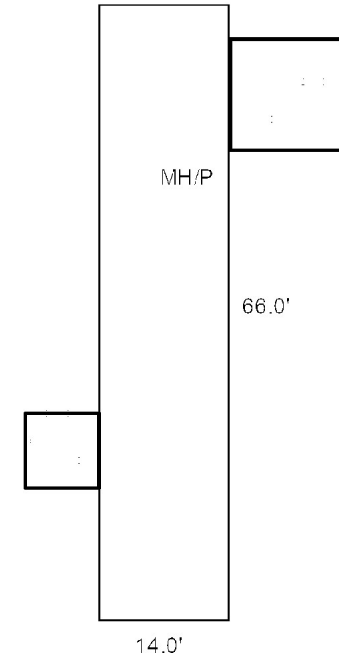
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1979	14x66	2 100	2	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1979	160	2 100	3	0 %	100 %		2.TWO STORY FRAM
103 SLAB.....	1979	924	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2019	144	2 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2011	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

FR SHED 10X16



WILLIS, RICHARD
1051 GARDINER ROAD LOT #6
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 7/21/2020

Previous Owner
DELANEY, SUSAN
1051 GARDINER ROAD
LOT 6
WISCASSET ME 04578
Sale Date: 5/21/2020

Previous Owner
MCMORROW, CHRIS
P.O. BOX 1709

WATERVILLE ME 04903
Sale Date: 6/27/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- REPLACE WD.

6/7/21 REV- ADD SHED.

NEW IN 2001

6/2/2004-PER OWNER OF PARK CHANGED YEAR TO 1999, 16
X 80

01/08/2010-Per Mr. Wheeler this mobile home is now owned by Bangor Savings Bank PO Box 930 Bangor, ME 04402. Sold in September 2010 to Daniel Reusch.

2012-M/HOME NOW BELONGS TO CHRIS MCMORROW.

WISCASSET belongs to Reuben & Sharon
 Changed ownership and address to new owner

Property Data

Neighborhood	103 RURAL WEST
Tree Growth Year	0
FARM LAND YEAR	0
OPEN SPACE YEAR	0

Zone/Land Use	21 RURAL
Secondary Zone	

Topography	1 Level
------------	----------------

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

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

Street	2 Semi-Improved	
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	7/21/2020
Price	22,000

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

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

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

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	27,700	0	27,700
2011	0	27,700	0	27,700
2012	0	27,700	0	27,700
2013	0	26,000	0	26,000
2014	0	26,000	0	26,000
2015	0	26,000	0	26,000
2016	0	26,000	0	26,000
2017	0	26,000	0	26,000
2018	0	26,000	0	26,000
2019	0	26,000	0	26,000
2020	0	26,000	0	26,000
2021	0	26,400	0	26,400
2022	0	26,400	0	26,400
2023	0	33,000	0	33,000

Land Data

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

WISCASSET

Map Lot R04-010-A06

Account 1929


Location 1051 GARDINER ROAD LOT #6

Card 1

Of 1

10/05/2023

METAL SHED 8X10

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

[illegible]

Map Lot R04-010-A07

Account 2600

Location 1051 GARDINER ROAD LOT #7

Card 1 Of 1 10/05/2023

HINCKS, ERIKA JO
WISCASSET ME 04578

HINCKS, ERIKA JO WISCASSET ME 04578			Property Data			Assessment Record																		
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total														
						2011	0	24,200	0	24,200														
						2012	0	24,200	0	24,200														
						2013	0	24,200	10,000	14,200														
			Zone/Land Use 21 RURAL			2014	0	24,200	10,000	14,200														
			Secondary Zone			2015	0	24,200	10,000	14,200														
						2016	0	24,200	15,000	9,200														
			Topography			2017	0	24,200	20,000	4,200														
						2018	0	24,200	20,000	4,200														
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2019	0	24,200	20,000	4,200														
						2020	0	25,400	25,000	400														
			Utilities 4 Drilled Well 6 Septic System			2021	0	25,400	25,000	400														
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	0	25,400	24,000	1,400														
						2023	0	31,800	25,000	6,800														
Inspection Witnessed By: X <div>Date</div> <table><tr><td>No./Date</td><td>Description</td><td>Date Insp.</td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table> Notes: 5/15/20 Add est 10x12 WD on back			No./Date	Description	Date Insp.										Street 1 Paved			Land Data						
			No./Date	Description	Date Insp.																			
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet																					
			TREE GROWTH PLAN 0			Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Type		Effective		Influence		Influence Codes									
			CONSERV EASE 0								Frontage	Depth	Factor	Code										
			Sale Data																					
			Sale Date 4/29/2010																					
			Price																					
			Sale Type 4 Mobile Home			Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet				Acres											
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.																					
			Financing 9 Unknown																					
			1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown																					
Validity 1 Arms Length Sale			Fract. Acre 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															
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.																								

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:
5/15/20 Add est 10x12 WD on back

WISCASSET

WISCASSET

Map Lot R04-010-A07

Account 2600

Location 1051 GARDINER ROAD LOT #7

Card 1

Of 1

10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2000	14x64	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2018	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

64.0'

M/H

14.0'



Map Lot R04-010-A08

Account 2144

Location 1051 GARDINER ROAD LOT #8

Card 1 Of 1 10/05/2023

BUNKER, SAMUEL P
1051 GARDINER RD LOT 8
WISCASSET ME 04578

Previous Owner
VANDERBILT MORGAGE & FINANCE, INC.
C/O RICHARD WHIPPLE & JANET HEIMER
1051 GARDINER ROAD LOT #8
WISCASSET ME 04578
Sale Date: 4/01/2006

Previous Owner
COLBY, ANTHONY
COLBY, TINA

WISCASSET ME 04578
Sale Date: 4/01/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-ANTHONY COLBY VACATED HOME. NOW OWNED BY
MORTGAGE CO.

8/30/2005-ADVISED BY OWNER OF PARK THAT THIS
PROPERTY NOW OWNED BY RICHARD WHIPPLE & JANET
HEIMER.

2006-ADDED VET. EX. FOR WHIPPLE.

May 2014- Mr. Whipple sold mobile home to son Shawn
Bunker, who sold/gave to Sam Bunker, 2014 tax bill being
mailed c/o Sam Bunker at same address.

WISCASSET**Property Data**

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
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	4/01/2006		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	27,600	16,000	11,600
2011	0	27,600	16,000	11,600
2012	0	27,600	16,000	11,600
2013	0	27,600	16,000	11,600
2014	0	27,600	16,000	11,600
2015	0	27,600	16,000	11,600
2016	0	27,600	21,000	6,600
2017	0	27,600	26,000	1,600
2018	0	27,600	26,000	1,600
2019	0	27,600	6,000	21,600
2020	0	27,600	25,000	2,600
2021	0	27,600	25,000	2,600
2022	0	27,600	24,000	3,600
2023	0	34,500	25,000	9,500

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		0.00				

WISCASSET

Map Lot R04-010-A08

Account 2144

Location 1051 GARDINER ROAD LOT #8

Card 1

Of 1

10/05/2023

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

Date Inspected 3/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1999	100	3 100	4	0 %	100 %		1.ONE STORY FRAM
988 Young	1999	14x76	2 100	4	0 %	50 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR SHED 10X10

14.0'

MH

76.0'



Map Lot		R04-010-A10		Account	1933	Location	1051 GARDINER ROAD LOT #10		Card	1	Of	1	10/05/2023						
PEASLEE, THOMAS E JR 1051 GARDINER RD LOT 10 WISCASSET ME 04578 USA						Property Data		Assessment Record											
						Neighborhood		103 RURAL WEST		Year	Land	Buildings	Exempt	Total					
						Tree Growth Year		0		2010	0	4,400	4,400	0					
						FARM LAND YEAR		0		2011	0	4,400	4,400	0					
						OPEN SPACE YEAR		0		2012	0	0	0	0					
Previous Owner MCMORROW, CHRIS P.O. BOX 37271						Zone/Land Use		21 RURAL		2013	0	0	0	0					
						Secondary Zone		2014	0	0	0	0							
								2015	0	0	0	0							
CHAROLETTE NC 28237 Sale Date: 5/27/2021						Topography		2 Rolling		2016	0	0	0	0					
						1.Level		4.Below St		7.Steep		2017	0	0	0				
Previous Owner VACANT						2.Rolling		5.Low		8.Rough		2018	0	0	0				
						3.Above St		6.Swampy		9.		2019	0	0	0	0			
						Utilities		4 Drilled Well		6 Septic System		2020	0	0	0	0			
WISCASSET ME 04579 Sale Date: 4/01/2021						1.Public		4.Dr Well		7.Cesspool		2021	0	29,100	29,100				
						2.Water		5.DUG/LAKE		8.		2022	0	30,900	0	30,900			
						3.Sewer		6.Septic		9.None		2023	0	38,600	0	38,600			
Previous Owner WISCASSET MHP, LLC P.O. BOX 1578						Street		2 Semi-Improved		Land Data									
						1.Paved		4.Proposed		7.		Front Foot		Type	Effective		Influence		Influence Codes
						2.Semi Imp		5.Private		8.					Frontage	Depth	Factor	Code	
BOISE ID 83701 Sale Date: 10/30/2020						3.Gravel		6.Pub Eas		9.NoStreet									
						TREE GROWTH PLAN		0		11.Regular Lot								1.Open Space	
						CONSERV EASE		0		12.Delta Triangle								2.Neighborhood A	
Inspection Witnessed By:						Sale Data				13.Nabla Triangle						3.Topography			
						Sale Date		10/30/2020		14.Rear Land								4.Size/Shape	
						Price		20,000		15.Front Foot								5.Access	
X						Sale Type		4 Mobile Home		Square Foot						6.Restriction			
						1.Land		4.Mobile		7.								7.Corner/Locatio	
						2.L & B		5.Other		8.								8.View/Environ	
						3.Building		6.		9.						9.Fract Share			
						Financing		9 Unknown										Acres	
						1.Convent		4.Seller		7.								30.Rear 20+	
Notes:						2.FHA/VA		5.Private		8.						31.Waterfront Rea			
						3.Assumed		6.Cash		9.Unknown								32.Open Space	
						Validity		8 Other Non Valid										33.RestrictEsm	
						1.Valid		4.Split		7.Renovate						34.PASTURE 1			
						2.Related		5.Partial		8.Other								35.HORTICULTURAL-	
						3.Distress		6.Exempt		9.Foreclose								36.Pasture 3	
						Verified		8 Other Source								37.Softwood			
						1.Buyer		4.Agent		7.Family								38.Mixed Wood	
						2.Seller		5.Pub Rec		8.Other								39.Hardwood	
WISCASSET						3.Lender		6.MLS		9.						40.Wasteland			
																		41.CAMP SITE	
																		42.Mobile Home Si	
																43.Condo Site			
																		44.Site Improveveme	
																		45.CAMP SITE	
																46.PAVING/00			

WISCASSET

Map Lot R04-010-A10





Account 1933

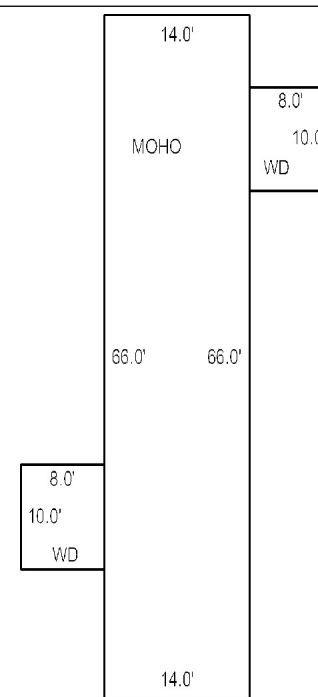
Location 1051 GARDINER ROAD LOT #10

Card 1

Of 1

10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmaint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code 1 Interior Inspect		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code 1 Owner		
Date Inspected 3/28/2007						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.



Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
998 14' Mobile	2010	14x66	2 100	4	0 %	50 %		3.THREE STORY FR
68 Wood Deck	2021	80	3 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2021	80	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-010-A11

Account 2274

Location 1051 GARDINER ROAD LOT #11

Card 1 Of 1

10/05/2023

BARTOS, PATTI J
1051 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
CARR, STEPHANIE
CARR, THOMAS
106 COURT STREET
BATH ME 04530
Sale Date: 9/25/2018

Previous Owner
WILLEY, KELLY
C/O CHRIS MCMORROW
PO BOX 1709
WATERVILLE ME 04903
Sale Date: 3/25/2015

Previous Owner
VACANT

WISCASSET ME 04578
Sale Date: 4/01/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2011-Mobile home moved to Winslow June 2010.
2012-1991 Astro mobile home 14 x 66 here now.
2014-Sales Agreement 8/30/14, sending bill to new owner:
chris McMorrow.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well		6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	9/25/2018		
Price	23,900		
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	8 Other Non Valid		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	2 Seller		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	31,600	0	31,600
2011	0	0	0	0
2012	0	15,800	0	15,800
2013	0	15,800	0	15,800
2014	0	15,800	0	15,800
2015	0	15,800	0	15,800
2016	0	15,800	0	15,800
2017	0	15,800	0	15,800
2018	0	15,800	0	15,800
2019	0	15,800	0	15,800
2020	0	15,800	15,800	0
2021	0	15,800	15,800	0
2022	0	15,800	15,800	0
2023	0	19,800	19,800	0

Land Data

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

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

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

Land Data

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

Square Foot

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

Fract. Acre

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

Acres

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

Effective

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence

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

Square Feet

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

Fract. Acre

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

Acres

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


WISCASSET

Map Lot R04-010-A11

Account 2274

Location 1051 GARDINER ROAD LOT #11

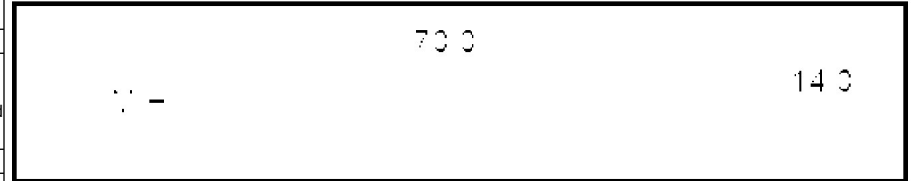
Card 1 Of 1 10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1991	14x66	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A12

Account 2046

Location 1051 GARDINER ROAD LOT #12

Card 1 Of 1

10/05/2023

KURTZ, THOMAS P
PO BOX 1074
BATH ME 04530

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 7/12/2018

Previous Owner
REED, JERAMEY & ERIN
C/O CHRIS MCCMORROW

WATERVILLE ME 04903
Sale Date: 6/10/2015

Previous Owner
LONG, SCOTT
LONG, JENNIFER

WISCASSET ME 04578
Sale Date: 3/29/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-FORMER OWNER: SCOTT & JENNIFER LONG.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		6.Swampy	
7.Steep		8.Rough	
9.			
Utilities		4 Drilled Well	
6 Septic System			
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
7.Cesspool		8.	
9.None			
Street		1 Paved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
7.		8.	
9.NoStreet			
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		7/12/2018	
Price		23,000	
Sale Type		4 Mobile Home	
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
7.		8.	
9.			
Financing		9 Unknown	
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
7.		8.	
9.Unknown			
Validity		8 Other Non Valid	
1.Valid		4.Split	
2.Related		5.Partial	
3.Distress		6.Exempt	
7.Renovate		8.Other	
9.Foreclose			
Verified		5 Public Record	
1.Buyer		4.Agent	
2.Seller		5.Pub Rec	
3.Lender		6.MLS	
7.Family		8.Other	
9.			

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	32,300	0	32,300
2011	0	32,300	0	32,300
2012	0	32,300	0	32,300
2013	0	32,300	0	32,300
2014	0	32,300	0	32,300
2015	0	32,300	0	32,300
2016	0	32,300	0	32,300
2017	0	32,300	0	32,300
2018	0	32,300	0	32,300
2019	0	32,300	20,000	12,300
2020	0	32,300	25,000	7,300
2021	0	32,300	25,000	7,300
2022	0	32,300	24,000	8,300
2023	0	40,400	25,000	15,400

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				

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

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Square Feet

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Fract. Acre

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Acres

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Effective

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Square Feet

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Fract. Acre

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Influence

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Square Feet

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Fract. Acre

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Acres

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Influence Codes

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


WISCASSET

Map Lot R04-010-A12

Account 2046

Location 1051 GARDINER ROAD LOT #12

Card 1 Of 1 10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	1997	16x76	2 100	4	0 %	50 %		1.ONE STORY FRAM
103 SLAB.....	1997	1216	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

76.0'

MH/S

16.0'



Map Lot R04-010-A13

Account 2067

Location 1051 GARDINER ROAD LOT #13

Card 1 Of 1 10/05/2023

LOGAN, KATHLEEN
1051 GARDINER ROAD LOT 13
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 2/12/2020

Previous Owner
RALPH'S HOME SALES

868 ATLANTIC HIGHWAY
WALDOBORO ME 04572
Sale Date: 4/01/2011

Previous Owner
NIEDNER, MARCUS

1051 GARDINER ROAD LOT #13
WISCASSET ME 04578
Sale Date: 3/31/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- ADD WD NPA.
2006-NEW.

2010-Now owned by Ralph Homes
2011-Mobile home that was on lot #28 belonging to Kyra Wiley has been moved to this lot and is now owned by Susan Longfellow. Mobile home that was on this lot has gone back to Ralph Homes.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST	
Tree Growth Year	0	
FARM LAND YEAR	0	
OPEN SPACE YEAR	0	

Zone/Land Use	21 RURAL	
Secondary Zone		

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

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

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

TREE GROWTH PLAN	0	
CONSERV EASE	0	

Sale Data

Sale Date	2/12/2020	
Price	25,000	

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

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

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

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	24,100	0	24,100
2011	0	33,400	0	33,400
2012	0	33,400	0	33,400
2013	0	33,400	0	33,400
2014	0	33,400	0	33,400
2015	0	33,400	0	33,400
2016	0	33,400	0	33,400
2017	0	33,400	0	33,400
2018	0	33,400	0	33,400
2019	0	33,400	0	33,400
2020	0	33,400	0	33,400
2021	0	34,900	25,000	9,900
2022	0	34,900	24,000	10,900
2023	0	43,600	25,000	18,600

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		0.00		

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


WISCASSET

Map Lot R04-010-A13

Account 2067

Location 1051 GARDINER ROAD LOT #13

Card 1 Of 1 10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2006	14x56	3 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2015	144	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

56.0

14.0'

MH/S

WD 12.0'
12.0'



HALL, LAURA
WISCASSET ME 04578

HALL, LAURA WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	0	24,200	10,000	14,200	
			FARM LAND YEAR 0			2011	0	24,200	10,000	14,200	
			OPEN SPACE YEAR 0			2012	0	24,200	10,000	14,200	
			Zone/Land Use 21 RURAL			2013	0	24,200	10,000	14,200	
			Secondary Zone			2014	0	24,200	10,000	14,200	
						2015	0	24,200	10,000	14,200	
			Topography 1 Level			2016	0	24,200	15,000	9,200	
						1.Level 4.Below St 7.Steep	2017	0	24,200	20,000	4,200
2.Rolling 5.Low 8.Rough	2018	0				24,200	20,000	4,200			
3.Above St 6.Swampy 9.	2019	0				24,200	20,000	4,200			
Utilities 4 Drilled Well 6 Septic System	2020	0				24,200	24,200	0			
1.Public 4.Dr Well 7.Cesspool	2021	0				24,600	24,600	0			
			2.Water 5.DUG/LAKE 8.	2022	0	24,800	24,000	800			
			3.Sewer 6.Septic 9.None	2023	0	31,100	25,000	6,100			
			Land Data								
			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
11.Regular Lot					%	1.Open Space					
12.Delta Triangle					%	2.Neighborhood A					
13.Nabla Triangle					%	3.Topography					
Sale Data			14.Rear Land			%	4.Size/Shape				
			15.Front Foot			%	5.Access				
						%	6.Restriction				
						%	7.Corner/Locatio				
						%	8.View/Environ				
			Square Foot	Square Feet				9.Fract Share			
						%		Acres			
						%					
						%					
						%					
			Fract. Acre	Acreage/Sites					30.Rear 20+		
						%		31.Waterfront Rea			
						%		32.Open Space			
						%		33.RestrictEsm			
						%		34.PASTURE 1			
			Acres	Total Acreage 0.00				35.HORTICULTURAL-			
						%		36.Pasture 3			
						%		37.Softwood			
						%		38.Mixed Wood			
						%		39.Hardwood			
Notes: 7/18/22 ADJ DIMS SHED. 6/7/21 REV- ADD SHED.			Verified	1.Buyer 4.Agent 7.Family				40.Wasteland			
				2.Seller 5.Pub Rec 8.Other				41.CAMP SITE			
				3.Lender 6.MLS 9.				42.Mobile Home Si			
								43.Condo Site			
								44.Site Improveve			
WISCASSET							45.CAMP SITE				
							46.PAVING/00				




WISCASSET

Map Lot R04-010-A14

Account 1936

Location 1051 GARDINER ROAD LOT #14

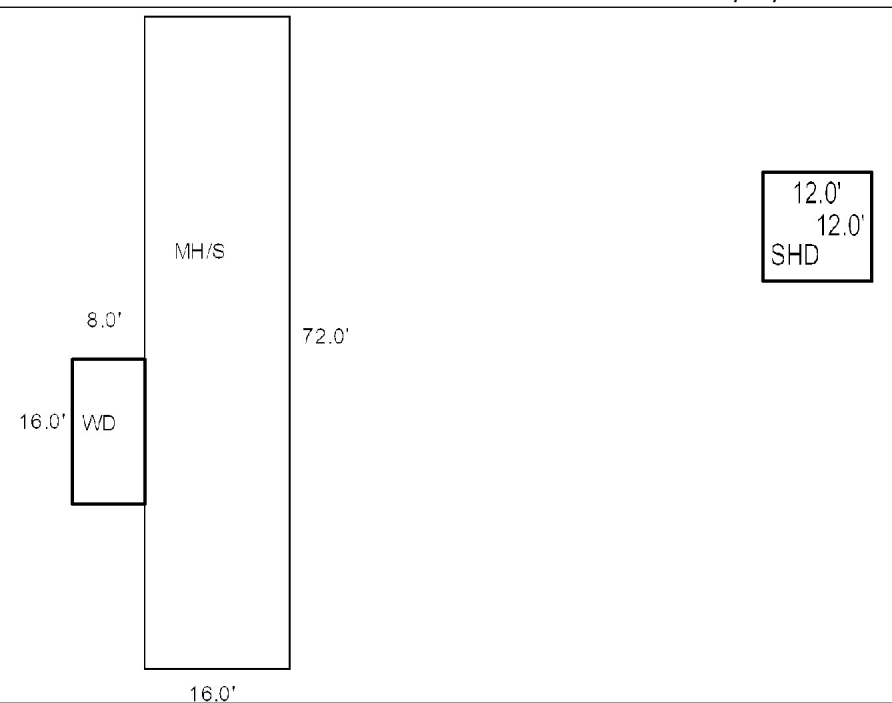
Card 1 Of 1 10/05/2023

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

Date Inspected 12/13/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	1991	16x72	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2005	128	2 100	3	0 %	100 %		2.TWO STORY FRAM
103 SLAB.....	1991	1672	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2019	144	2 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A16

Account 2145

Location 1051 GARDINER ROAD LOT #16

Card 1 Of 1 10/05/2023

JENKINSON, WILLIAM
ORTIZ, ERICKA
1051 GARDINER ROAD LOT #16
WISCASSET ME 04578

Previous Owner
NOSEK, CONSTANCE T.
C/O WILLIAM JENKINSON & ERICA ORTIZ
1051 GARDINER ROAD LOT #16
WISCASSET ME 04578
Sale Date: 11/06/2014

Previous Owner
KNITTEL, CONSTANCE T.

1051 GARDINER ROAD LOT #16
WISCASSET ME 04578
Sale Date: 10/01/2014

Previous Owner
REDMAN, ROD
C/O CONSTANCE KNITTEL
1051 GARDINER ROAD LOT #16
WISCASSET ME 04578
Sale Date: 6/27/2013

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- ADD WD.

6/7/21 REV- WD TO EP.

11/2009-Property sold to Rodman Redman. Send bill to brother in Boothbay.

2014-Mobile home sold to Constance T. Knittel on 6/27/13.

1998 Four Seasons Mobile Home, Serial #WS300935.

(homestead removed)

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	3 Gravel		
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		11/06/2014	
Price			
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		8 Other Non Valid	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		1 Buyer	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	33,200	0	33,200
2011	0	33,200	0	33,200
2012	0	33,200	0	33,200
2013	0	33,200	10,000	23,200
2014	0	33,200	0	33,200
2015	0	33,200	0	33,200
2016	0	33,200	0	33,200
2017	0	33,200	0	33,200
2018	0	33,200	0	33,200
2019	0	33,200	0	33,200
2020	0	33,200	0	33,200
2021	0	34,800	25,000	9,800
2022	0	34,800	24,000	10,800
2023	0	44,000	25,000	19,000

Land Data

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

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

WISCASSET

Map Lot R04-010-A16

Account 2145

Location 1051 GARDINER ROAD LOT #16

Card 1

Of 1

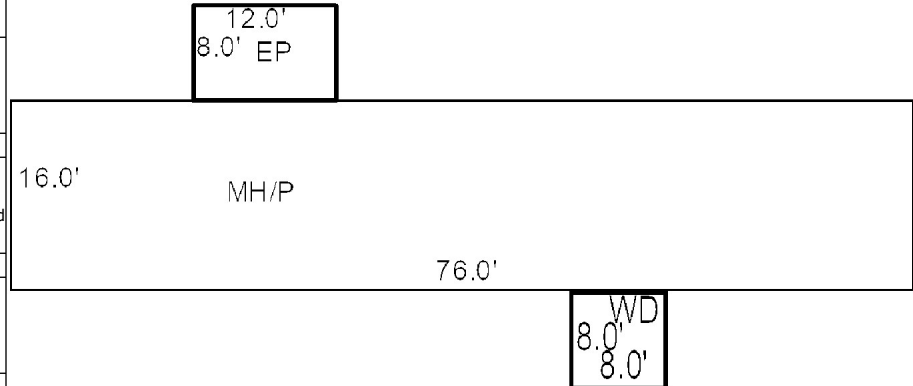
10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	1998	16x80	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1998	80	2 100	3	0 %	100 %		2.TWO STORY FRAM
22 Encl Frame Porch	1998	96	2 100	3	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2010	64	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A17

Account 1955

Location 1051 GARDINER ROAD LOT #17

Card 1 Of 1 10/05/2023

WISCASSET MHP, LLC
P.O. BOX 1578
BOISE ID 83701

Previous Owner
MCMORROW, CHRIS
P.O. BOX 37271

CHAROLETTE NC 28237
Sale Date: 5/27/2021

Previous Owner
FORSYTH, PAMELA

1051 GARDINER ROAD LOT #17
WISCASSET ME 04578
Sale Date: 1/01/2013

Previous Owner
LYFORD, MICHAEL

PO BOX 944
WISCASSET ME 04578
Sale Date: 4/01/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 This was not conveyed to Wiscasset MHP, LLC. Adjust
2012-New owner: Pamela Forsyth, 1992 Skyline mobile
home, 14 x 52, 2 bedrooms, 1 bath.
2013-New owner: Chris McMorrow owns as of January 2013
according to mobile home park owner report turned in for
4/1/13.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	5/27/2021		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	1 Buyer		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2012	0	13,800	0	13,800
2013	0	13,800	0	13,800
2014	0	13,800	0	13,800
2015	0	13,800	0	13,800
2016	0	13,800	0	13,800
2017	0	13,800	0	13,800
2018	0	13,800	0	13,800
2019	0	13,800	0	13,800
2020	0	13,800	0	13,800
2021	0	13,800	0	13,800
2022	0	13,800	0	13,800
2023	0	17,200	0	17,200

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		0.00				


WISCASSET

Map Lot R04-010-A17

Account 1955

Location 1051 GARDINER ROAD LOT #17

Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1992	14x52	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

520

140



Map Lot		R04-010-A18		Account	2542	Location	1051 GARDINER ROAD LOT #18		Card	1	Of	1	10/05/2023	
WISCASSET MHP, LLC P.O. BOX 1578 BOISE ID 83701						Property Data			Assessment Record					
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2010	0	20,800	10,000	10,800	
						FARM LAND YEAR 0			2011	0	20,800	10,000	10,800	
						OPEN SPACE YEAR 0			2012	0	20,800	10,000	10,800	
Previous Owner MCMORROW, CHRIS P.O. BOX 37271						Zone/Land Use 21 RURAL			2013	0	20,800	10,000	10,800	
						Secondary Zone			2014	0	20,800	10,000	10,800	
									2015	0	20,800	10,000	10,800	
CHAROLETTE NC 28237 Sale Date: 5/27/2021						Topography			2016	0	23,500	0	23,500	
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	0	23,500	0	23,500	
Utilities			2018	0	23,500				0	23,500				
			2019	0	23,500				0	23,500				
WISCASSET ME 04578 Sale Date: 7/19/2017						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	0	23,500	0	23,500	
									2021	0	23,500	0	23,500	
						Previous Owner MCMORROW, CHRIS						Street		
2023	0	29,300	0	29,300										
PO BOX 1709 WATERVILLE ME 04903 Sale Date: 3/16/2016												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			%									
					%									
					%									
					%									
					%									
					%									
					%									
					%									
					%									
					%									
Notes: '23 This was not conveyed to Wiscasset MHP, LLC. Adjust '19 abate to Brendan McMorrow and supplement Chris Mcmorrow '16 Per bill of sale this MH is 14x70 not 60. 2009- NEW MOBILE HOME AND OWNER THIS YEAR.						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.								
WISCASSET														


WISCASSET

Map Lot R04-010-A18

Account 2542

Location 1051 GARDINER ROAD LOT #18

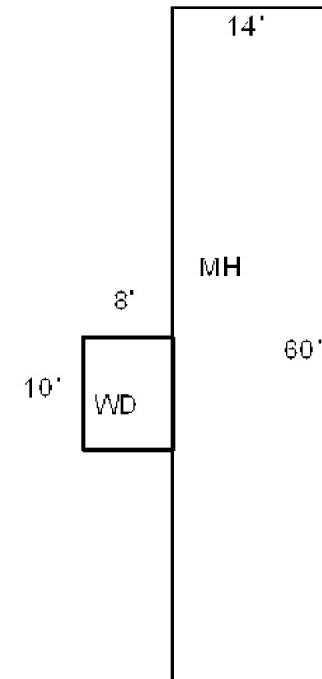
Card 1 Of 1 10/05/2023

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1995	14x70	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1995	80	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A19

Account 1939

Location 1051 GARDINER ROAD LOT #19

Card 1 Of 1 10/05/2023

PINKHAM, MIKE
WISCASSET ME 04578

B5358P239

Previous Owner
DOWLING, JR., THEODORE J.
DOWLING, CARRIE L.

WISCASSET ME 04578
Sale Date: 4/01/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
7/18/22 ADD SHED NPA.

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	12,900	0	12,900
2011	0	12,900	0	12,900
2012	0	12,900	0	12,900
2013	0	12,900	0	12,900
2014	0	12,900	0	12,900
2015	0	12,900	0	12,900
2016	0	12,900	0	12,900
2017	0	12,900	0	12,900
2018	0	12,900	0	12,900
2019	0	12,900	12,900	0
2020	0	12,900	12,900	0
2021	0	12,900	12,900	0
2022	0	13,400	13,400	0
2023	0	16,800	16,800	0

Land Data

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

WISCASSET

Map Lot R04-010-A19


Account 1939

Location 1051 GARDINER ROAD LOT #19

Card 1

Of 1

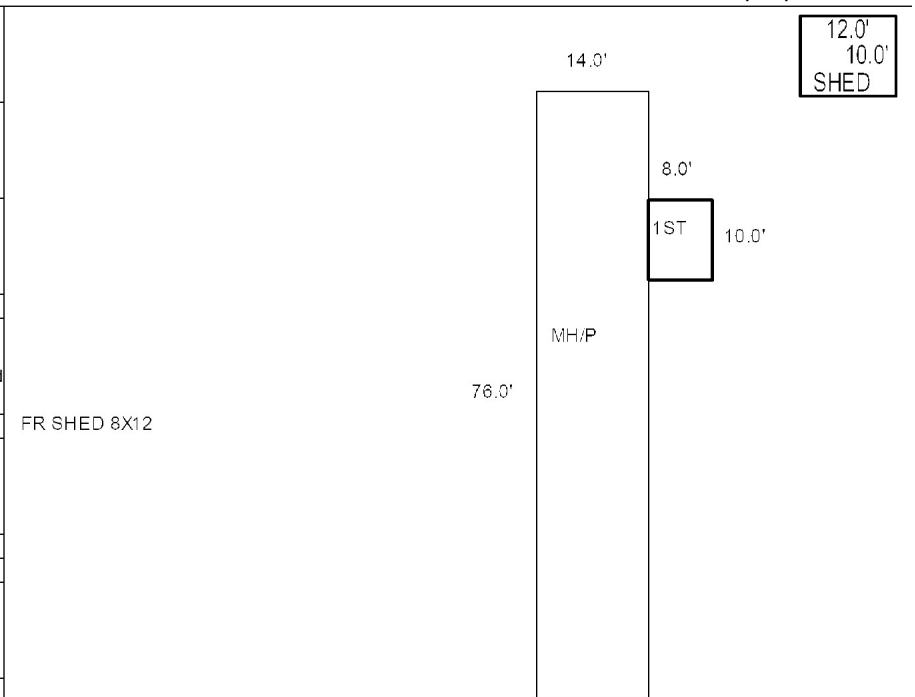
10/05/2023

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

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
105 MH ST	1985	80	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1985	96	3 100	4	0 %	100 %		2.TWO STORY FRAM
998 14' Mobile	1984	14x76	2 100	2	0 %	50 %		3.THREE STORY FR
24 Frame Shed	2005	120	2 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A20

Account 1940

Location 1051 GARDINER ROAD LOT #20

Card 1 Of 1 10/05/2023

GAGNE, DARYL
472 GARDINER ROAD
DRESDEN ME 04342

Previous Owner
DEWITT, LINDA

PO BOX 2083
AUGUSTA ME 04338
Sale Date: 4/01/2007

Previous Owner
DEWITT, LINDA & GETCHELL, NICOLE
LOWERING, DONNY

WISCASSET ME 04578
Sale Date: 4/01/2005

Previous Owner
SKILLIN, PENNEY

1051 LOT #20 GARDINER ROAD
WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/18/22 ADJ WD, REMOVE SHED.
'20 MH MOVED

FORMER OWNER: KAY GRENIER
2004-PREVIOUS OWNER: PENNEY SKILLIN THEN RALPH HOMES

2007-PREVIOUS OWNER: LINDA DEWITT

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
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	4/01/2007		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	31,000	0	31,000
2011	0	31,000	0	31,000
2012	0	31,000	0	31,000
2013	0	31,000	0	31,000
2014	0	31,000	0	31,000
2015	0	31,000	0	31,000
2016	0	31,000	0	31,000
2017	0	31,000	0	31,000
2018	0	31,000	0	31,000
2019	0	31,000	31,000	0
2020	0	31,000	0	31,000
2021	0	31,000	0	31,000
2022	0	30,500	0	30,500
2023	0	38,100	0	38,100

Land Data

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

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

Front Foot

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

Square Foot

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17.Secondary Site
18.Secondary Site
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25.Shallow WF Siz
26.Base Water Inf
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29.Rear Land 11-2

Front Foot

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Square Foot

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17.Secondary Site
18.Secondary Site
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Fract. Acre

21.HS Size Adj
22.Base Waterfron
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Acres

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25.Shallow WF Siz
26.Base Water Inf
27.Influence W Si
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29.Rear Land 11-2

Front Foot

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12.Delta Triangle
13.Nabla Triangle
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Square Foot

16.Regular Lot
17.Secondary Site
18.Secondary Site
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Fract. Acre

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22.Base Waterfron
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26.Base Water Inf
27.Influence W Si
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29.Rear Land 11-2

Front Foot

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

Square Foot

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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

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

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
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29.Rear Land 11-2

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

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

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

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

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

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


WISCASSET

Map Lot R04-010-A20

Account 1940

Location 1051 GARDINER ROAD LOT #20

Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	1997	16x76	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1999	96	2 100	3	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

76.0'

MH

8.0'
12.0'
WD

16.0'



Map Lot		R04-010-A21		Account		2435		Location		1051 GARDINER ROAD LOT #21		Card		1		Of		1		10/05/2023	
WISCASSET MHP, LLC P.O. BOX 1578 BOISE ID 83701								Property Data				Assessment Record									
								Neighborhood 103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
								Tree Growth Year 0				2010		0		11,900		0		11,900	
								FARM LAND YEAR 0				2011		0		11,900		0		11,900	
								OPEN SPACE YEAR 0				2012		0		11,900		0		11,900	
Previous Owner MCMORROW, CHRIS P.O. BOX 37271								Zone/Land Use 21 RURAL				2013		0		11,900		0		11,900	
								Secondary Zone				2014		0		11,900		0		11,900	
												2015		0		11,900		0		11,900	
CHAROLETTE NC 28237 Sale Date: 5/27/2021								Topography 1 Level				2016		0		11,900		0		11,900	
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		0		11,900		0		11,900	
2018		0		11,900		0						11,900									
1051 GARDINER ROAD LOT #21 WISCASSET ME 04578 Sale Date: 4/01/2009												Utilities 4 Drilled Well 6 Septic System				2019		0		11,900	
								1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None				2020		0		12,300		0		12,300	
												2021		0		12,300		0		12,300	
												2022		0		12,300		0		12,300	
								2023		0		15,300		0		15,300					
436 MAIN STREET WATERVILLE ME 04901 Sale Date: 4/01/2007								Land Data													
								Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveveme 45.CAMP SITE 46.PAVING/00						
Frontage	Depth	Factor	Code																		
Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet																		
Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			Acreage/Sites																		
Notes: '23 This was not conveyed to Wiscasset MHP, LLC. Adjust 5/15/20 Add Shed. 12/15/06-NEW MOBILE HOME FOR 2007 TENANT IS BUYING FROM MCMORROW 2007-PREVIOUS OWNER: CHRIS MCMORROW 2009-Previous owner: Chad Hatfield for 2008, now back to Chris McMorrow per 4/2/09 list.								Sale Date		5/27/2021											
								Sale Data													
								Price													
								Sale Type 4 Mobile Home													
								1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.													
Financing 9 Unknown																					
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown																					
Validity 1 Arms Length Sale																					
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose																					
Verified 5 Public Record																					
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.																					
WISCASSET																					


WISCASSET

Map Lot R04-010-A21

Account 2435

Location 1051 GARDINER ROAD LOT #21

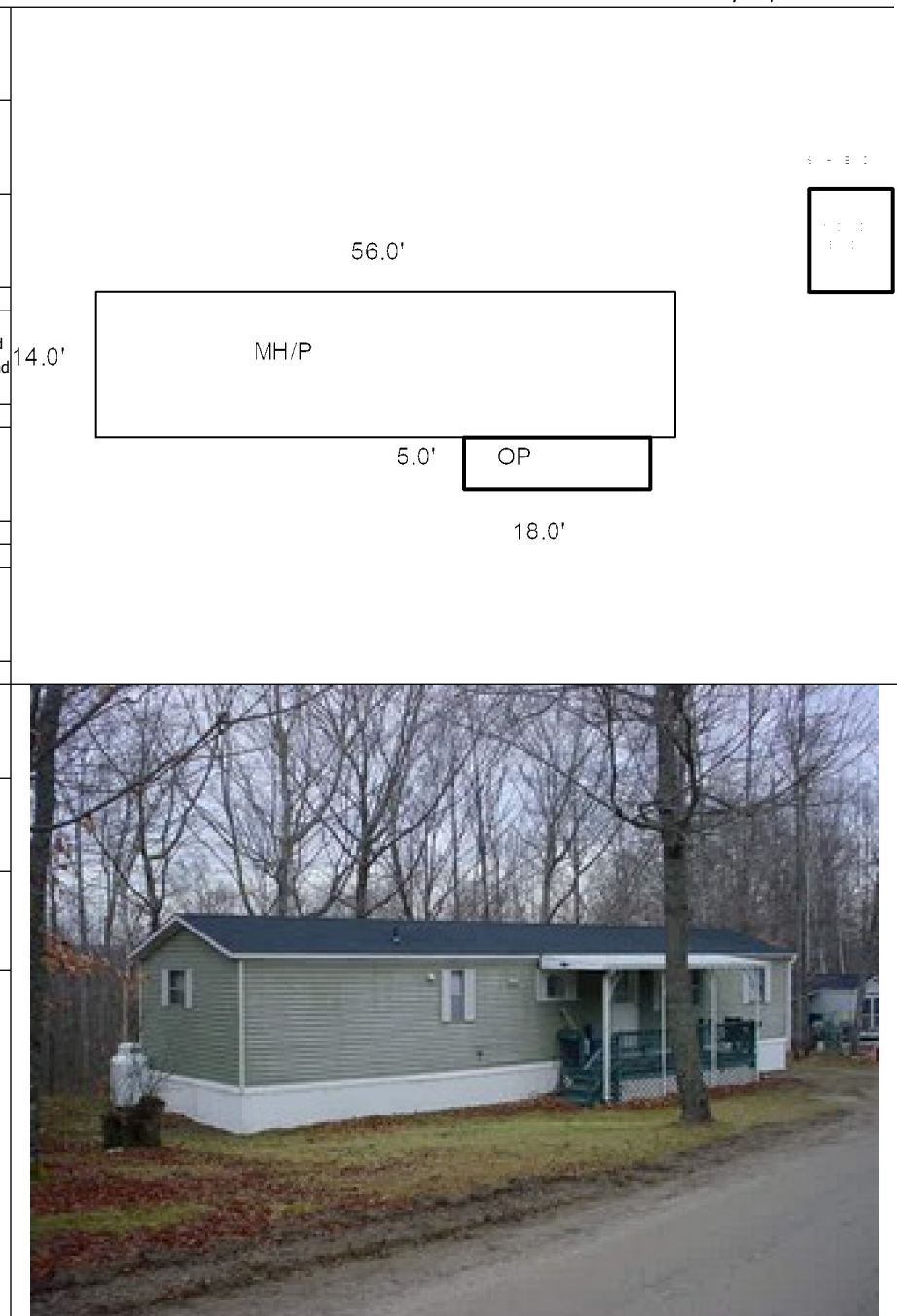
Card 1 Of 1 10/05/2023

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

Date Inspected 12/18/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1980	14x56	2 100	3	0 %	50 %		1.ONE STORY FRAM
110 MH OPEN	1980	90	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2018	80	2 100	3	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A22

Account 2147

Location 1051 GARDINER ROAD LOT #22

Card 1 Of 1 10/05/2023

ALLEN, COURTNEY
1051 GARDINER ROAD LOT #22
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 2/17/2017

Previous Owner
SENECA, STEPHEN
SAFFORD, CARRIE
C/O CHRIS MCMORROW
WATERVILLE ME 04903
Sale Date: 8/01/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/5/12-Chris McMorro bought this mobile home and 2012
tax bill will be mailed to him.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
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	2/17/2017		
Price	22,000		
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	8 Other Non Valid		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	8 Other Source		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	31,600	0	31,600
2011	0	31,600	0	31,600
2012	0	31,600	0	31,600
2013	0	31,600	0	31,600
2014	0	31,600	0	31,600
2015	0	31,600	0	31,600
2016	0	31,600	0	31,600
2017	0	31,600	0	31,600
2018	0	31,600	0	31,600
2019	0	31,600	20,000	11,600
2020	0	31,600	25,000	6,600
2021	0	31,600	25,000	6,600
2022	0	31,600	24,000	7,600
2023	0	39,500	25,000	14,500

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		0.00				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

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

Square Feet

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

Fract. Acre

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

Acres

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

Effective

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence

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

Square Feet

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

Fract. Acre

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

Acres

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

Influence Codes

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


WISCASSET

Map Lot R04-010-A22

Account 2147

Location 1051 GARDINER ROAD LOT #22

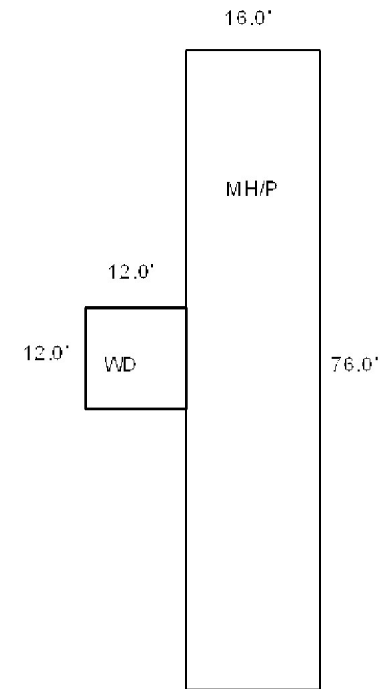
Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	1998	16x76	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1999	144	2 100	3	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A23

Account 1943

Location 1051 GARDINER ROAD LOT #23

Card 1 Of 1 10/05/2023

WISCASSET MHP, LLC
P.O. BOX 1578
BOISE ID 83701

Previous Owner
MCMORROW, CHRIS
P.O. BOX 37271

CHAROLETTE NC 28237
Sale Date: 5/27/2021

Previous Owner
GRINNELL, MICHAELA
1051 GARDINER ROAD LOT 23

WISCASSET ME 04578
Sale Date: 9/20/2016

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903 1709
Sale Date: 9/18/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 REV- ADD WD.

2012-Mrs. King passed away 10/9/11, property bill now sent to owner of the park.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	2 Semi-Improved		
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		5/27/2021	
Price			
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		8 Other Non Valid	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	14,400	10,000	4,400
2011	0	14,400	10,000	4,400
2012	0	14,400	0	14,400
2013	0	14,400	0	14,400
2014	0	14,400	0	14,400
2015	0	14,400	0	14,400
2016	0	14,400	0	14,400
2017	0	14,400	0	14,400
2018	0	14,400	0	14,400
2019	0	14,400	0	14,400
2020	0	14,400	0	14,400
2021	0	14,400	0	14,400
2022	0	14,400	0	14,400
2023	0	18,900	0	18,900

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Front Foot

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12.Delta Triangle
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Square Foot

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

Fract. Acre

21.HS

WISCASSET

Map Lot R04-010-A23




Account 1943

Location 1051 GARDINER ROAD LOT #23

Card 1

Of 1

10/05/2023

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

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
109 MH ENC.	2000	80	2 100	3	0 %	100 %		1.ONE STORY FRAM
998 14' Mobile	1987	14x66	2 100	3	0 %	50 %		2.TWO STORY FRAM
68 Wood Deck	2010	100	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

METAL SHED 10X10

N/V

14.0'

10.0'
10.0'
WD

MH/P

66.0'

EP

10.0'
8.0'



Map Lot R04-010-A24

Account 2436

Location 1051 GARDINER ROAD LOT #24

Card 1 Of 1 10/05/2023

WISCASSET MHP, LLC
P.O. BOX 1578
BOISE ID 83701

Previous Owner
MCMORROW, CHRIS
P.O. BOX 37271

CHAROLETTE NC 28237
Sale Date: 5/27/2021

Previous Owner
PERKINS, KRISTY

1051 GARDINER ROAD LOT #24
WISCASSET ME 04578
Sale Date: 4/01/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 This was not conveyed to Wiscasset MHP, LLC. Adjust
6/7/21 REV- ADD MH, ADD WD, +MVR.
'20 Mh moved to Whitefield.
12/15/06-NEW MOBILE HOME FOR 2007

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	5/27/2021		
Price			
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	1 Conventional		
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		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	8,100	0	8,100
2011	0	8,100	0	8,100
2012	0	8,100	0	8,100
2013	0	8,100	0	8,100
2014	0	8,100	0	8,100
2015	0	8,100	0	8,100
2016	0	8,100	0	8,100
2017	0	8,100	0	8,100
2018	0	8,100	0	8,100
2019	0	8,100	0	8,100
2021	0	21,300	0	21,300
2022	0	21,900	0	21,900
2023	0	27,400	0	27,400

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 R04-010-A24

Account 2436

Location 1051 GARDINER ROAD LOT #24

Card 1 Of 1 10/05/2023

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

Date Inspected 12/18/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2000	14x52	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2020	70	2 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	144	2 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

12.0'
12.0'
SHED

52.0'

MH/P

14.0'

5.0'14.0'WD



Map Lot R04-010-A25

Account 1945

Location 1051 GARDINER ROAD LOT #25

Card 1 Of 1

10/05/2023

KEITH, HOLLY
1051 GARDINER ROAD LOT #25
WISCASSET ME 04578

B5380P285

Previous Owner
LAYTON, JOHN

PO BOX 23
WISCASSET ME 04578
Sale Date: 4/01/2014

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-Donna Layton passed away 2/27/12, leaving property to husband, John.
2014-Sold to Holly Keith, removed homestead exemption for tax year 2015.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		1 Paved	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		4/01/2014	
Price			
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		2 Related Parties	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	11,900	10,000	1,900
2011	0	11,900	10,000	1,900
2012	0	11,900	10,000	1,900
2013	0	11,900	10,000	1,900
2014	0	11,900	10,000	1,900
2015	0	11,900	0	11,900
2016	0	11,900	0	11,900
2017	0	11,900	0	11,900
2018	0	11,900	0	11,900
2019	0	11,900	11,900	0
2020	0	11,900	11,900	0
2021	0	11,900	11,900	0
2022	0	11,900	11,900	0
2023	0	14,900	14,900	0

Land Data

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

WISCASSET

Map Lot R04-010-A25


Account 1945

Location 1051 GARDINER ROAD LOT #25

Card 1

Of 1

10/05/2023

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

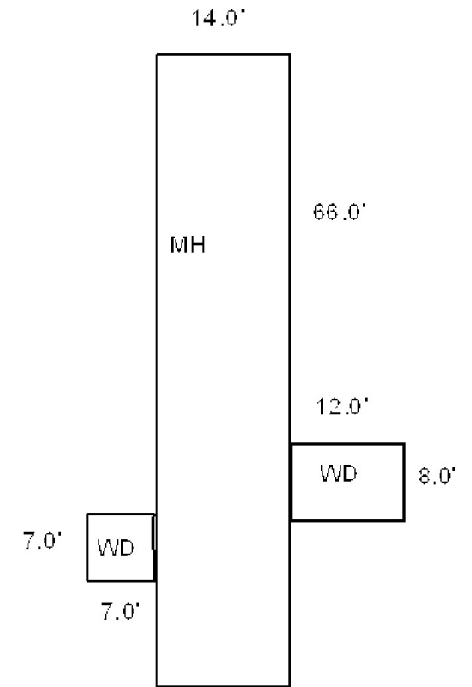
Date Inspected 3/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1975	168	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1975	49	3 100	3	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1975	96	3 100	3	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1975	64	2 100	4	0 %	100 %		4.1 & 1/2 STORY
998 14' Mobile	1976	14x66	2 100	2	0 %	50 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

FR SHED 8X8

FR SHED 12X14



Map Lot R04-010-A26

Account 2267

Location 1051 GARDINER ROAD LOT #26

Card 1 Of 1 10/05/2023

LEVESQUE, DENNIS
1051 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS
P.O. BOX 1709

WATERVILLE ME 04903
Sale Date: 10/09/2017

Previous Owner
NELDER, ANGELA

1051 GARDINER ROAD LOT #26
WISCASSET ME 04578
Sale Date: 8/01/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-NEW M/H, DECK AND SHED (50% DONE) CHECK IN 2003

2014-Sarah Nelder passed away 07/25/13.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	10/09/2017		
Price	19,500		
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	1 Conventional		
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		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	18,400	10,000	8,400
2011	0	18,400	10,000	8,400
2012	0	18,400	10,000	8,400
2013	0	18,400	10,000	8,400
2014	0	18,400	10,000	8,400
2015	0	18,400	0	18,400
2016	0	18,400	0	18,400
2017	0	18,400	18,400	0
2018	0	18,400	0	18,400
2019	0	18,400	18,400	0
2020	0	18,400	18,400	0
2021	0	18,400	18,400	0
2022	0	18,400	18,400	0
2023	0	23,000	23,000	0

Land Data

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

WISCASSET

Map Lot R04-010-A26

Account 2267

Location 1051 GARDINER ROAD LOT #26

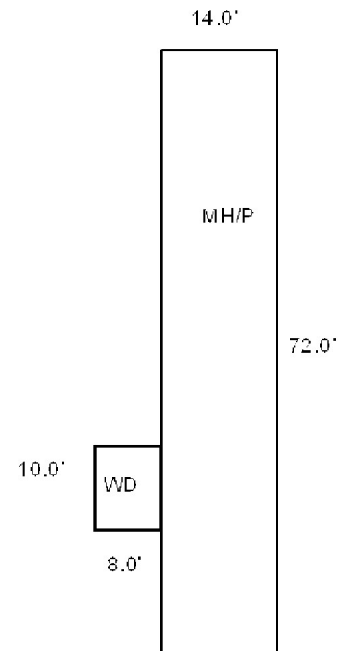
Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1991	14x72	2 100	3	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2001	80	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2001	144	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



FR SHED 12X12



Map Lot R04-010-A27

Account 2175

Location 1051 GARDINER ROAD LOT #27

Card 1 Of 1 10/05/2023

ANDERSON, THOMAS
1051 GARDINER ROAD LOT #27
WISCASSET ME 04578

ANDERSON, THOMAS 1051 GARDINER ROAD LOT #27 WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2010	0	24,200	10,000	14,200			
			FARM LAND YEAR 0			2011	0	24,200	10,000	14,200			
			OPEN SPACE YEAR 0			2012	0	24,200	10,000	14,200			
			Zone/Land Use 21 RURAL			2013	0	24,200	10,000	14,200			
			Secondary Zone			2014	0	24,200	10,000	14,200			
						2015	0	24,200	10,000	14,200			
			Topography 2 Rolling			2016	0	24,200	15,000	9,200			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	0	24,200	20,000	4,200			
						2018	0	24,200	20,000	4,200			
						Utilities 4 Drilled Well 6 Septic System			2019	0	24,200	0	24,200
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	0	24,200	0	24,200			
						2021	0	24,200	0	24,200			
			Street 2 Semi-Improved			2022	0	24,200	0	24,200			
						2023	0	30,600	0	30,600			
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data							
						Front Foot		Type	Effective		Influence		Influence Codes
									Frontage	Depth	Factor	Code	
			1.Regular Lot						1.Open Space				
			12.Delta Triangle						2.Neighborhood A				
			13.Nabla Triangle						3.Topography				
								14.Rear Land		4.Size/Shape			
								15.Front Foot		5.Access			
		6.Restriction											
		7.Corner/Locatio											
		8.View/Environ											
			Square Foot		Square Feet			9.Fract Share					
							%						
							%						
							%						
							%						
							%	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					
							%	43.Condo Site					
							%	44.Site Improve					
Notes: 6/5/23 REV- ADD TRAILER BOX AS SHED.			Total Acreage 0.00										
					45.CAMP SITE								
					46.PAVING/00								
WISCASSET													



WISCASSET

Map Lot R04-010-A27

Account 2175

Location 1051 GARDINER ROAD LOT #27

Card 1 Of 1 10/05/2023

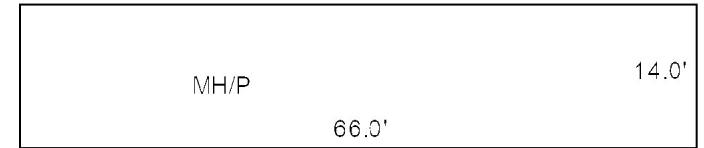
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin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

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
998 14' Mobile	1999	14x66	2 100	4	0 %	50 %	
24 Frame Shed	0				%	%	400
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

- 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



TRAILER
BOX
AS SHED
SV 400



Map Lot R04-010-A29

Account 2177

Location 1051 GARDINER ROAD LOT #29

Card 1 Of 1 10/05/2023

SMALL, HAROLD
SMALL, MELINDA
1051 GARDINER ROAD LOT 29
WISCASSET ME 04578

Previous Owner
JOSLYN, GARY
JOSLYN, DEBBIE

WISCASSET ME 04578
Sale Date: 3/14/2020

Previous Owner
MCMORROW, CHRIS
C/O GARY & DEBBIE JOSLYN, SR.
1051 GARDINER ROAD LOT #29
WISCASSET ME 04578
Sale Date: 4/01/2011

Previous Owner
WILEY, TYLER

1051 GARDINER ROAD LOT #29
WISCASSET ME 04578
Sale Date: 1/22/2010

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/5/23 ADD WDs.

7/18/22 W/MR- NEW WDs AFTER 4/1. ADD '23.

6/7/21 REV- ADD SHED.

5/15/06-PER TAX COLLECTOR - RALPH HOMES CALLED AND STATED THEY OWN THIS PROPERTY, FORMERLY JON JOST.

2007-FORMER OWNER: RALPH HOMES

10/14/09-Tyler Wiley now the owner

01/22/2010-park owners now own this mobile home

2011-Now owned by Gary & Debbie Joslyn.

WISCASSET

Property Data

Neighborhood		103 RURAL WEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		3/14/2020	
Price		25,000	
Sale Type		4 Mobile Home	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		8 Other Source	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	31,300	0	31,300
2011	0	31,300	0	31,300
2012	0	31,300	0	31,300
2013	0	31,300	0	31,300
2014	0	31,300	0	31,300
2015	0	31,300	0	31,300
2016	0	31,300	0	31,300
2017	0	31,300	0	31,300
2018	0	31,300	0	31,300
2019	0	31,300	20,000	11,300
2020	0	31,300	0	31,300
2021	0	31,900	0	31,900
2022	0	31,900	0	31,900
2023	0	42,000	25,000	17,000

Land Data

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

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

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

Fract. Acre
21.HS Size Adj
22.Base Waterfron
23.Deep WF Size A
Acres
24.Base Waterfron
25.Shallow WF Siz
26.Base Water Inf
27.Influence W Si
28.Rear Land 1-10
29.Rear Land 11-2

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

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

WISCASSET

Map Lot R04-010-A29


Account 2177

Location 1051 GARDINER ROAD LOT #29

Card 1

Of 1

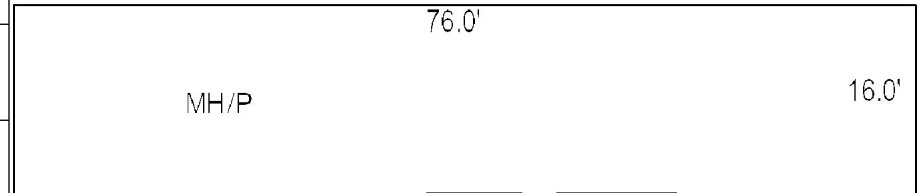
10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1999	16x76	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	2020	120	2 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2022	60	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2022	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



WD
12.0'
8.0'

WD 6.0'
10.0'

12.0'
10.0'
SHD



Map Lot R04-010-A30

Account 2374

Location 1051 GARDINER ROAD LOT #30

Card 1 Of 1 10/05/2023

MORSE, JANE WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	0	24,700	10,000	14,700	
			FARM LAND YEAR 0			2011	0	24,700	10,000	14,700	
			OPEN SPACE YEAR 0			2012	0	24,700	10,000	14,700	
Previous Owner SMITH, LISA L. 1051 GARDINER ROAD LOT #30 WISCASSET ME 04578 Sale Date: 4/01/2006			Zone/Land Use 21 RURAL			2013	0	24,700	10,000	14,700	
			Secondary Zone			2014	0	24,700	10,000	14,700	
						2015	0	24,700	10,000	14,700	
			Topography 1 Level			2016	0	24,700	15,000	9,700	
			Previous Owner WORDEN, MURIEL WORDEN, ALBERT DEXTER ME 04930			1.Level 4.Below St 7.Steep	2017	0	24,700	20,000	4,700
2.Rolling 5.Low 8.Rough	2018	0				24,700	20,000	4,700			
3.Above St 6.Swampy 9.	2019	0				24,700	20,000	4,700			
Utilities 4 Drilled Well 6 Septic System	2020	0				24,700	24,700	0			
1.Public 4.Dr Well 7.Cesspool	2021	0				24,700	24,700	0			
			2.Water 5.DUG/LAKE 8.	2022	0	25,600	24,000	1,600			
			3.Sewer 6.Septic 9.None	2023	0	32,100	25,000	7,100			
			Land Data								
			Front Foot		Type	Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
11.Regular Lot						%	1.Open Space				
12.Delta Triangle						%	2.Neighborhood A				
13.Nabla Triangle						%	3.Topography				
Inspection Witnessed By:			14.Rear Land			%	4.Size/Shape				
			15.Front Foot			%	5.Access				
						%	6.Restriction				
						%	7.Corner/Locatio				
						%	8.View/Environ				
X Date			Square Foot		Square Feet			Acres			
						%	9.Fract Share				
						%	30.Rear 20+				
						%	31.Waterfront Rea				
						%	32.Open Space				
Notes: 2006-FORMER OWNER: LISA L. SMITH			Fract. Acre			%	33.RestrictEsm				
						%	34.PASTURE 1				
						%	35.HORTICULTURAL-				
						%	36.Pasture 3				
						%	37.Softwood				
WISCASSET			Acres			%	38.Mixed Wood				
						%	39.Hardwood				
						%	40.Wasteland				
						%	41.CAMP SITE				
						%	42.Mobile Home Si				
			Total Acreage 0.00			%	43.Condo Site				
						%	44.Site Improve				
						%	45.CAMP SITE				
						%	46.PAVING/00				
						%					

WISCASSET

WISCASSET

Map Lot R04-010-A30




Account 2374

Location 1051 GARDINER ROAD LOT #30

Card 1

Of 1

10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2003	14x60	2 100	4	0 %	50 %		1.ONE STORY FRAM
21 Open Frame	2006	48	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

60.0'

MH/P

14.0'

6.0'
8.0'
OP



Map Lot R04-010-A31

Account 2268

Location 1051 GARDINER ROAD LOT #31

Card 1 Of 1 10/05/2023

TARDIFF, TERRENCE J
TARDIFF, MARY
1051 GARDINER ROAD
WISCASSET ME 04578

Previous Owner
MCMORROW, CHRIS

PO BOX 1709
WATERVILLE ME 04903
Sale Date: 12/30/2020

Previous Owner
GROVER SR., JAMES MATTHEW
GROVER, MICHELLE

WISCASSET ME 04578
Sale Date: 8/15/2016

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

5/15/20 Est. MH complete. Add shed.
'19 Mh appears complete and hooked.
'18 remodel add wd
'17 Per info MH gutted.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography			
			1 Level
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	12/30/2020		
Price	14,736		
Sale Type	4 Mobile Home		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	8 Other Source		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	13,900	0	13,900
2011	0	13,900	0	13,900
2012	0	13,900	0	13,900
2013	0	13,900	0	13,900
2014	0	13,900	0	13,900
2015	0	13,900	0	13,900
2016	0	13,900	0	13,900
2017	0	2,800	0	2,800
2018	0	11,900	0	11,900
2019	0	18,800	0	18,800
2020	0	19,500	0	19,500
2021	0	19,500	0	19,500
2022	0	21,400	0	21,400
2023	0	26,700	25,000	1,700

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

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

Total Acreage 0.00


WISCASSET

Map Lot R04-010-A31

Account 2268

Location 1051 GARDINER ROAD LOT #31

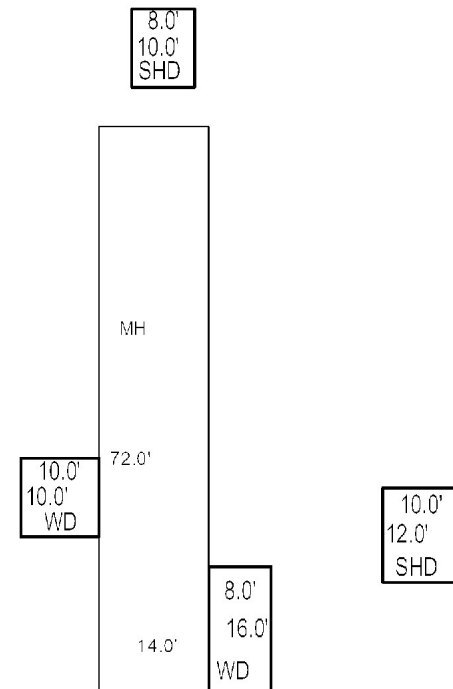
Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1987	14x72	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	2017	128	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2019	120	2 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2017	100	3 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2010	80	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 R04-010-A32

Account 1952

Location 1051 GARDINER ROAD LOT #32

Card 1 Of 1 10/05/2023

KOUGHAN, MARTIN
KOUGHAN, DOROTHY
WISCASSET ME 04578

KOUGHAN, MARTIN KOUGHAN, DOROTHY WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total		
						2010	0	22,400	10,000	12,400		
						2011	0	22,400	10,000	12,400		
						2012	0	22,400	10,000	12,400		
Tree Growth Year 0			2013	0	22,400	10,000	12,400					
								FARM LAND YEAR 0				
								OPEN SPACE YEAR 0				
								Zone/Land Use 21 RURAL				
Secondary Zone			2014	0	22,400	10,000	12,400					
								2015	0	22,400	10,000	12,400
			2016	0	22,400	15,000	7,400					
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			2019	0	22,400	20,000	2,400					
								1.Public 4.Dr Well 7.Cesspool				
								2.Water 5.DUG/LAKE 8.				
								3.Sewer 6.Septic 9.None				
Street 1 Paved			2020	0	22,400	22,400	0					
								1.Paved 4.Proposed 7.				
								2.Semi Imp 5.Private 8.				
								3.Gravel 6.Pub Eas 9.NoStreet				
TREE GROWTH PLAN 0			2021	0	22,400	22,400	0					
								CONSERV EASE 0				
								Sale Data				
								Sale Date				
Price			2022	0	22,400	22,400	0					
								Sale Type				
								1.Land 4.Mobile 7.				
								2.L & B 5.Other 8.				
3.Building 6. 9.			2023	0	28,000	25,000	3,000					
								Financing				
								1.Convent 4.Seller 7.				
								2.FHA/VA 5.Private 8.				
3.Assumed 6.Cash 9.Unknown			Land Data									
			Front Foot	Type	Effective		Influence		Influence Codes			
					Frontage	Depth	Factor	Code				
					11.Regular Lot							
12.Delta Triangle			12.Delta Triangle									
			13.Nabla Triangle									
			14.Rear Land									
			15.Front Foot									
Square Foot			Square Feet									
16.Regular Lot												
17.Secondary Site												
18.Secondary Site												
19.Condominium												
20.Base Homesite												
Fract. Acre			Acreage/Sites									
21.HS Size Adj												
22.Base Waterfron												
23.Deep WF Size A												
Acres												
24.Base Waterfron												
25.Shallow WF Siz												
26.Base Water Inf												
27.Influence W Si												
28.Rear Land 1-10												
29.Rear Land 11-2												
Notes:			Total Acreage		0.00							
WISCASSET												

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET


WISCASSET

Map Lot R04-010-A32

Account 1952

Location 1051 GARDINER ROAD LOT #32

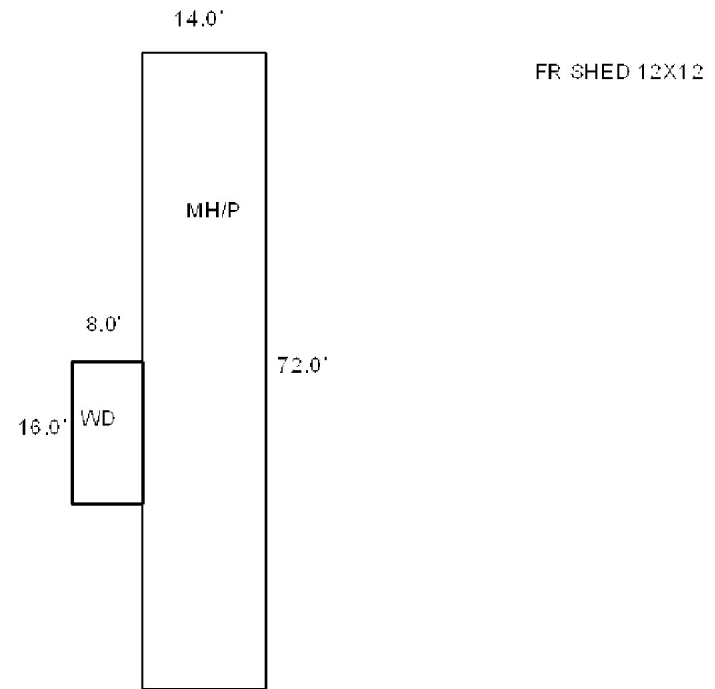
Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1991	14x72	2 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	1991	128	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2002	144	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-010-A33

Account 1953

Location 1051 GARDINER ROAD LOT #33

Card 1 Of 1 10/05/2023

LINDSEY, MIRANDA
WISCASSET ME 04578

Previous Owner
POWERS, BONNIE

1051 GARDINER ROAD LOT #33
WISCASSET ME 04578
Sale Date: 4/01/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/7/21 REV- ADD SHED.

2019 Remove Katherine from ownership.(Transferred in 2014)

2009-mobile home moved out of town and new one added.

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	53,400	0	53,400
2011	0	53,400	0	53,400
2012	0	53,400	0	53,400
2013	0	53,400	10,000	43,400
2014	0	53,400	10,000	43,400
2015	0	53,400	10,000	43,400
2016	0	53,400	15,000	38,400
2017	0	53,400	20,000	33,400
2018	0	53,400	20,000	33,400
2019	0	53,400	20,000	33,400
2020	0	53,400	25,000	28,400
2021	0	54,700	25,000	29,700
2022	0	54,700	24,000	30,700
2023	0	68,400	25,000	43,400

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 R04-010-A33


Account 1953

Location 1051 GARDINER ROAD LOT #33

Card 1

Of 1

10/05/2023

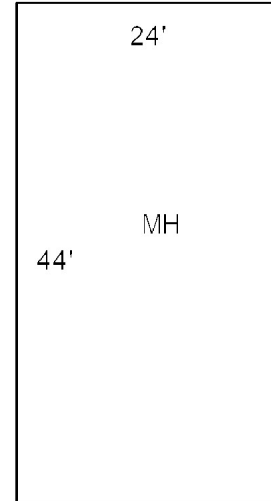
Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1056
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2008	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/01/2009

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1980	64	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2018	240	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

FR SHED 8X8



12.0'
20.0'
SHED



WISCASSET

WISCASSET

Map Lot R04-010-A34


Account 1954

Location 1051 GARDINER ROAD LOT #34

Card 1

Of 1

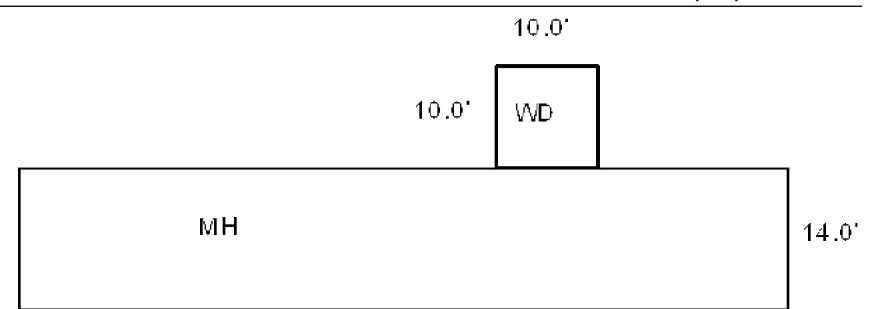
10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
999 16' Mobile	2000	16x76	2 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	1994	192	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1998	176	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1998	64	3 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2012	160	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



FR SHED 12X16

FR SHED 8X8



Map Lot R04-010-C			Account 492			Location 1069 GARDINER ROAD			Card 1		Of 1		10/05/2023		
CRESSEY, JESSICA J CRESSEY, DAVID J 1069 GARDINER ROAD WISCASSET ME 04578 B3375P120 B5052P223						Property Data			Assessment Record						
						Neighborhood 103 RURAL WEST			Year	Land	Buildings		Exempt	Total	
						Tree Growth Year 0			2010	39,700	86,900		16,000	110,600	
						FARM LAND YEAR 0			2011	39,700	86,900		16,000	110,600	
						OPEN SPACE YEAR 0			2012	39,700	86,900		16,000	110,600	
Previous Owner FAIRFIELD SR., ROBERT C. 9 WOLF POND ROAD WOOLWICH ME 04579 4728 Sale Date: 9/13/2016						Zone/Land Use 21 RURAL			2013	39,700	86,900		16,000	110,600	
						Secondary Zone			2014	39,700	86,900		16,000	110,600	
									2015	39,700	86,900		16,000	110,600	
						Topography 2 Rolling			2016	39,700	86,900		21,000	105,600	
						Previous Owner FAIRFIELD SR., ROBERT C. J/T FAIRFIELD, KATHLEEN L. WISCASSET ME 04578 Sale Date: 10/07/2004						1.Level 4.Below St 7.Steep	2017	39,700	86,900
2.Rolling 5.Low 8.Rough	2018	39,700	86,900		0							126,600			
3.Above St 6.Swampy 9.	2019	39,700	86,900		0							126,600			
Utilities 4 Drilled Well 6 Septic System	2020	39,700	86,900		0							126,600			
1.Public 4.Dr Well 7.Cesspool	2021	39,700	86,900		0							126,600			
Previous Owner LEWIS, DANIEL D. C/O ROBERT & KATHLEEN FAIRFIELD PO BOX 292 WISCASSET ME 04578 Sale Date: 10/07/2004						2.Water 5.DUG/LAKE 8.	2022	39,700	86,900		0	126,600			
						3.Sewer 6.Septic 9.None	2023	49,600	108,700		0	158,300			
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
						11.Regular Lot			Frontage	Depth	Factor	Code	1.Open Space		
12.Delta Triangle				%		2.Neighborhood A									
13.Nabla Triangle				%		3.Topography									
14.Rear Land				%		4.Size/Shape									
Inspection Witnessed By:						15.Front Foot				%		5.Access			
										%		6.Restriction			
										%		7.Corner/Locatio			
										%		8.View/Environ			
										%		9.Fract Share			
X _____ Date _____						Square Foot		Square Feet				Acres			
						16.Regular Lot				%		30.Rear 20+			
						17.Secondary Site				%		31.Waterfront Rea			
						18.Secondary Site				%		32.Open Space			
						19.Condominium				%		33.RestrictEsm			
Notes: 2000 - LOT #10 DELETED AND SPLIT INTO LOT 10B AND 10C 2000- DELETED SHEDS AND 2 GARAGES AND SUPPLEMENTED TO LOT 10 B/DANA & NORMAMARTIN. 2002-DELETED 288 SF SHED PER MR. LEWIS. GONE FALL 2001 2005-FORMER OWNER: DANIEL LEWIS BK2504 PG318 - \$62,500. MOVED HOMESTEAD TO THIS PARCEL. 2007-KATHLEEN DECEASED 3/2/07, REMOVED NAME. 4/3/2012-Bob Fairfield stopped by to say that it "is his intent to move back to the house on the Gardiner Road" so I left homestead and veterans on the						20.Base Homesite				%		34.PASTURE 1			
										%		35.HORTICULTURAL-			
										%		36.Pasture 3			
										%		37.Softwood			
										%		38.Mixed Wood			
WISCASSET						Fract. Acre		Acreage/Sites				39.Hardwood			
						21.HS Size Adj		20	1.00	100	%	0	40.Wasteland		
						22.Base Waterfron		21	1.00	100	%	0	41.CAMP SITE		
						23.Deep WF Size A		28	0.04	100	%	0	42.Mobile Home Si		
						Acres					%		43.Condo Site		
						24.Base Waterfron						44.Site Improve			
						25.Shallow WF Siz						45.CAMP SITE			
						26.Base Water Inf						46.PAVING/00			
						27.Influence W Si									
						28.Rear Land 1-10									
						29.Rear Land 11-2									
						Verified 5 Public Record									
						1.Buyer 4.Agent 7.Family									
						2.Seller 5.Pub Rec 8.Other									
						3.Lender 6.MLS 9.									
								Total Acreage		1.04					

WISCASSET

Map Lot R04-010-C


Account 492

Location 1069 GARDINER ROAD

Card 1

Of 1

10/05/2023

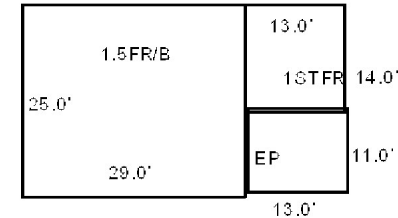
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 725
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1840	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/27/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1900	182	3 100	4	0 %	100 %		1.ONE STORY FRAM
22 Encl Frame Porch	1900	143	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1900	32	3 100	4	0 %	100 %		3.THREE STORY FR
85 1.75 ST SHED....	1900	384	3 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1900	240	3 100	3	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1900	336	3 100	3	0 %	100 %		6.2 & 1/2 STORY
24 Frame Shed	1900	640	3 100	3	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

FR SHED 16X21 FR SHED 32X20 FR SHED 12X20



FR SHED 16X21 & 12X8



Property Data			Assessment Record							
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
			2010	57,600	193,900	0	251,500			
Tree Growth Year 0			2011	57,600	193,900	0	251,500			
FARM LAND YEAR 0			2012	57,600	193,900	0	251,500			
OPEN SPACE YEAR 0			2013	57,600	193,900	0	251,500			
Zone/Land Use 21 RURAL			2014	57,600	193,900	0	251,500			
Secondary Zone			2015	57,600	193,900	0	251,500			
			2016	57,600	193,900	0	251,500			
Topography 1 Level			2017	57,600	193,900	0	251,500			
1.Level	4.Below St	7.Steep	2018	57,600	193,900	0	251,500			
2.Rolling	5.Low	8.Rough	2019	57,600	193,900	0	251,500			
3.Above St	6.Swampy	9.	2020	57,600	193,900	0	251,500			
Utilities 4 Drilled Well 6 Septic System			2021	57,600	193,900	0	251,500			
1.Public	4.Dr Well	7.Cesspool	2022	57,600	193,900	0	251,500			
2.Water	5.DUG/LAKE	8.	2023	72,000	242,400	0	314,400			
3.Sewer	6.Septic	9.None	Land Data							
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes	
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code		
2.Semi Imp	5.Private	8.					%			
3.Gravel	6.Pub Eas	9.NoStreet					%			
TREE GROWTH PLAN 0							%			
CONSERV EASE 0							%			
Sale Data							%			
					%					
Sale Date	7/01/1993				%					
Price	95,000				%					
Sale Type	2 Land & Buildings				%					
1.Land	4.Mobile	7.	Square Foot		Square Feet					
2.L & B	5.Other	8.				%				
3.Building	6.	9.				%				
Financing	9 Unknown					%				
	1.Convent	4.Seller			7.		%			
	2.FHA/VA	5.Private			8.		%			
3.Assumed	6.Cash	9.Unknown					%			
Validity	7 Renovations		Fract. Acre		Acreage/Sites					
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0	
2.Related	5.Partial	8.Other			21	1.00	100	%	0	
3.Distress	6.Exempt	9.Foreclose			28	9.00	100	%	0	
Verified	5 Public Record							%		
	1.Buyer	4.Agent			7.Family				%	
	2.Seller	5.Pub Rec			8.Other				%	
3.Lender	6.MLS	9.	Total Acreage		10.00					
			29.Rear Land 11-2							

WISCASSET

Map Lot R04-011

Account 494

Location 1027 GARDINER ROAD

Card 1 Of 1 10/05/2023

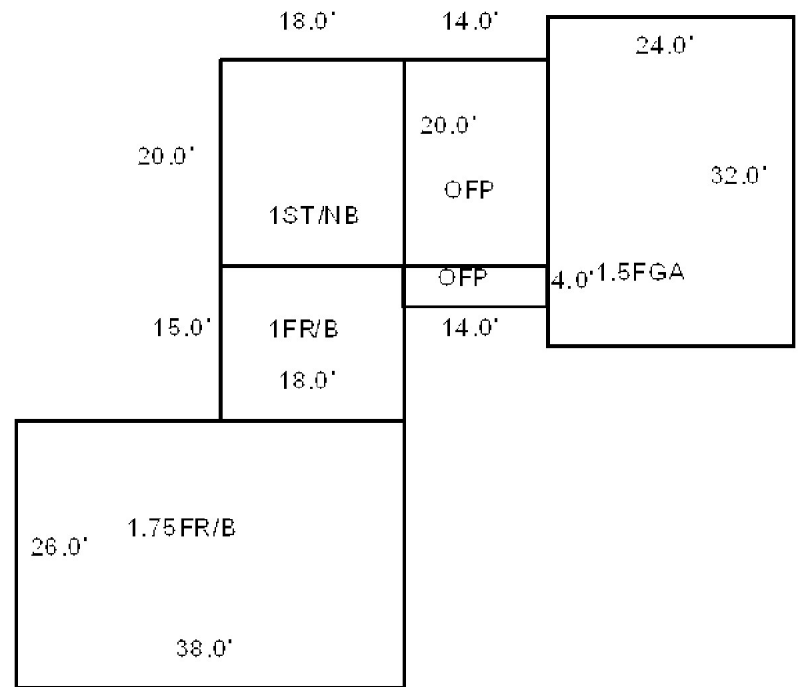
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 85% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 2 Heavy
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 988
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 6 Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1820	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 1	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 3 Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 12/15/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1820	360	4 100	4	0 %	100 %	
1 ONE STORY	1820	270	4 100	4	0 %	100 %	
29 Finished Attic	1820	270	4 100	4	0 %	100 %	
21 Open Frame	1820	56	4 100	4	0 %	100 %	
21 Open Frame	1820	280	4 100	4	0 %	100 %	
77 1.50 ST	1940	768	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R04-011-A			Account 495			Location 27 BOG ROAD			Card 1		Of 1		10/05/2023						
BALDWIN, JAMES F BALDWIN, DIANE J WISCASSET ME 04578 B1648P297						Property Data			Assessment Record										
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total						
						Tree Growth Year 0			2010	44,100	59,500	10,000	93,600						
						FARM LAND YEAR 0			2011	44,100	59,500	10,000	93,600						
						OPEN SPACE YEAR 0			2012	44,100	59,500	10,000	93,600						
						Zone/Land Use 21 RURAL			2013	44,100	59,500	10,000	93,600						
						Secondary Zone			2014	44,100	59,500	10,000	93,600						
									2015	44,100	59,500	10,000	93,600						
						Topography 1 Level			2016	44,100	59,500	15,000	88,600						
												1.Level 4.Below St 7.Steep			2017	44,100	59,500	20,000	83,600
2.Rolling 5.Low 8.Rough			2018	44,100	59,500							20,000	83,600						
3.Above St 6.Swampy 9.																			
Utilities 4 Drilled Well 6 Septic System																			
												1.Public 4.Dr Well 7.Cesspool			2019	44,100	59,500	20,000	83,600
						2.Water 5.DUG/LAKE 8.													
						3.Sewer 6.Septic 9.None													
												Street 1 Paved			2020	44,100	59,500	25,000	78,600
												1.Paved 4.Proposed 7.							
2.Semi Imp 5.Private 8.																			
												3.Gravel 6.Pub Eas 9.NoStreet			2021	44,100	59,500	25,000	78,600
												TREE GROWTH PLAN 0							
						CONSERV EASE 0													
						Sale Data						Land Data							
						Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes
11.Regular Lot		Frontage	Depth	Factor	Code														
12.Delta Triangle				%															
13.Nabla Triangle				%															
14.Rear Land				%															
X Date						15.Front Foot				%		1.Open Space							
						Square Foot		Square Feet					2.Neighborhood A						
						16.Regular Lot			%			3.Topography							
						17.Secondary Site			%			4.Size/Shape							
						18.Secondary Site			%			5.Access							
No./Date Description Date Insp.						19.Condominium				%		6.Restriction							
						20.Base Homesite				%		7.Corner/Locatio							
						Fract. Acre			Acreage/Sites			8.View/Environ							
						21.HS Size Adj		20	1.00	100 %	0	9.Fract Share							
						22.Base Waterfron		21	1.00	100 %	0	Acres							
						23.Deep WF Size A				%		30.Rear 20+							
						Acres				%		31.Waterfront Rea							
						24.Base Waterfron				%		32.Open Space							
						25.Shallow WF Siz				%		33.RestrictEsm							
						26.Base Water Inf				%		34.PASTURE 1							
						27.Influence W Si				%		35.HORTICULTURAL-							
						28.Rear Land 1-10				%		36.Pasture 3							
						29.Rear Land 11-2				%		37.Softwood							
						Total Acreage 4.71				%		38.Mixed Wood							
										%		39.Hardwood							
WISCASSET										%		40.Wasteland							
										%		41.CAMP SITE							
										%		42.Mobile Home Si							
										%		43.Condo Site							
										%		44.Site Improve							
										%		45.CAMP SITE							
										%		46.PAVING/00							
										%									
										%									
										%									

WISCASSET

Map Lot R04-011-A

Account 495





Location 27 BOG ROAD

Card 1

Of 1

10/05/2023

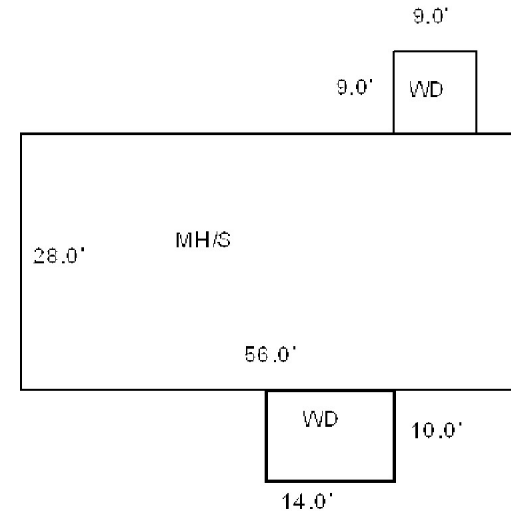
FRGAR 24X36

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 9 OTHER	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1568
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1987	# Half Baths 0	Funct. % Good 60%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1987	81	3 100	4	0 %	100 %	
23 Frame Garage	1987	864	3 100	4	0 %	100 %	
61 Canopy	1987	144	2 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot		R04-011-A1		Account		496		Location		1058 GARDINER ROAD		Card		1		Of		1		10/05/2023							
<div>JAMES, CHLOE</div> <div>1058 GARDINER ROAD</div> <div>WISCASSET ME 04578</div> <div>B5640P252</div> <div>Previous Owner</div> <div>GIUSANI, VALERIE D</div> <div>1058 GARDINER ROAD</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 12/23/2020</div> <div>Previous Owner</div> <div>WELLS FARGO BANK, N.A.</div> <div>3 ADA</div> <div>IRVINE CA 92816</div> <div>Sale Date: 2/26/2008</div> <div>Previous Owner</div> <div>LEWIS, TIMOTHY S. J/T</div> <div>LEWIS, EDANA M.</div> <div>C/O WELLS FARGO BANK, N.A.</div> <div>IRVINE CA 92816</div> <div>Sale Date: 4/30/2007</div>								<div>Property Data</div>		<div>Assessment Record</div>																	
								Neighborhood		103 RURAL WEST		Year		Land		Buildings		Exempt		Total							
								Tree Growth Year		0		2010		40,600		121,500		10,000		152,100							
								FARM LAND YEAR		0		2011		40,600		121,500		10,000		152,100							
								OPEN SPACE YEAR		0		2012		40,600		121,500		10,000		152,100							
<div>Previous Owner</div> <div>LEWIS, TIMOTHY S. J/T</div> <div>LEWIS, EDANA M.</div> <div>C/O WELLS FARGO BANK, N.A.</div> <div>IRVINE CA 92816</div> <div>Sale Date: 12/23/2020</div>								Zone/Land Use		21 RURAL		2013		40,600		121,500		10,000		152,100							
								Secondary Zone				2014		40,600		121,500		10,000		152,100							
												2015		40,600		121,500		10,000		152,100							
								Topography		1 Level		2016		40,600		121,500		15,000		147,100							
								1.Level		4.Below St		7.Steep		2017		40,600		121,500		20,000		142,100					
<div>Inspection Witnessed By:</div> <div>X</div> <div>Date</div>								2.Rolling		5.Low		8.Rough		2018		40,600		121,500		20,000		142,100					
								3.Above St		6.Swampy		9.		2019		40,600		121,500		20,000		142,100					
								Utilities		4 Drilled Well		6 Septic System		2020		40,600		121,500		25,000		137,100					
								1.Public		4.Dr Well		7.Cesspool		2021		40,600		121,500		0		162,100					
								2.Water		5.DUG/LAKE		8.		2022		40,600		121,500		24,000		138,100					
<div>Notes:</div> <div>2005-FORMER OWNER: CINDY WHEELER BK2638 PG81</div> <div>2006-HOUSE FOR SALE/UNOCCUPIED-FORECLOSURE SALE</div> <div>12/5/06. PREVIOUS OWNER: TIMOTHY & EDANA LEWIS</div> <div>BK3318 PG84.</div> <div>4/26/07-FORECLOSURE SALE, NOW OWNED BY WELLS</div> <div>FARGO BANK, N.A. BK3847 PG255, WHO BOUGHT FOR</div> <div>\$144,500.</div> <div>2008-WELLS FARGO SOLD TO VALERIE D. GIUSANI. ALSO</div> <div>RELEASE DEED PREPARED FROM TOWN OF WISCASSET.</div> <div>WISCASSET ME 04578 for \$140,000 and stated disrepair and</div> <div>garage in inferior condition</div>								3.Sewer		6.Septic		9.None		2023		50,700		151,900		25,000		177,600					
								Street		1 Paved				<div>Land Data</div>													
								1.Paved		4.Proposed		7.		<div>Front Foot</div> <div>11.Regular Lot</div> <div>12.Delta Triangle</div> <div>13.Nabla Triangle</div> <div>14.Rear Land</div> <div>15.Front Foot</div>		<div>Type</div>		<div>Effective</div>		<div>Influence</div>		<div>Influence Codes</div> <div>1.Open Space</div> <div>2.Neighborhood A</div> <div>3.Topography</div> <div>4.Size/Shape</div> <div>5.Access</div> <div>6.Restriction</div> <div>7.Corner/Locatio</div> <div>8.View/Environ</div> <div>9.Fract Share</div> <div>Acres</div> <div>30.Rear 20+</div> <div>31.Waterfront Rea</div> <div>32.Open Space</div> <div>33.RestrictEsm</div> <div>34.PASTURE 1</div> <div>35.HORTICULTURAL-</div> <div>36.Pasture 3</div> <div>37.Softwood</div> <div>38.Mixed Wood</div> <div>39.Hardwood</div> <div>40.Wasteland</div> <div>41.CAMP SITE</div> <div>42.Mobile Home Si</div> <div>43.Condo Site</div> <div>44.Site Improveve</div> <div>45.CAMP SITE</div> <div>46.PAVING/00</div>					
								2.Semi Imp		5.Private		8.						Frontage		Depth				Factor		Code	
								3.Gravel		6.Pub Eas		9.NoStreet															
TREE GROWTH PLAN		0																									
CONSERV EASE		0																									
<div>Sale Data</div>								Sale Date		12/23/2020																	
								Price		230,000																	
								Sale Type		2 Land & Buildings																	
								1.Land		4.Mobile		7.															
								2.L & B		5.Other		8.															
<div>Financing</div> <div>9 Unknown</div>								3.Building		6.		9.															
								1.Convent		4.Seller		7.															
								2.FHA/VA		5.Private		8.															
								3.Assumed		6.Cash		9.Unknown															
								Validity		1 Arms Length Sale																	
<div>Verified</div> <div>5 Public Record</div>								1.Valid		4.Split		7.Renovate															
								2.Related		5.Partial		8.Other															
								3.Distress		6.Exempt		9.Foreclose															
								1.Buyer		4.Agent		7.Family															
								2.Seller		5.Pub Rec		8.Other															
<div>3.Lender</div> <div>6.MLS</div> <div>9.</div>								3.Lender		6.MLS		9.															
								21.HS Size Adj		22.Base Waterfron		23.Deep WF Size A		<div>Acres</div> <div>24.Base Waterfron</div> <div>25.Shallow WF Siz</div> <div>26.Base Water Inf</div> <div>27.Influence W Si</div> <div>28.Rear Land 1-10</div> <div>29.Rear Land 11-2</div>		<div>Fract. Acre</div>		<div>Acreege/Sites</div>									
								20		1.00		100						% 0									
								21		1.00		100						% 0									
								28		0.49		100						% 0									

WISCASSET

Map Lot R04-011-A1


Account 496

Location 1058 GARDINER ROAD

Card 1

Of 1

10/05/2023

Building Style 2 Ranch	SF Bsmt Living 288	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 3 90	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1248
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1990	# Half Baths 1	Funct. % Good 90%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 3 Deferred
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

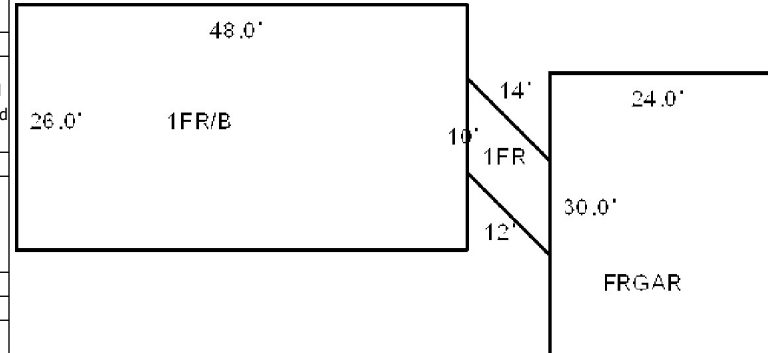
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1990	130	2 100	3	0 %	95 %	
23 Frame Garage	1990	720	3 95	4	0 %	95 %	
73 AB.GR. POOL.....	1990	1	3 100	4	0 %	100 %	
68 Wood Deck	1990	100	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

ABOVE GROUND POOL

WD 10X10



Map Lot R04-011-A2

Account 497

Location 1050 GARDINER ROAD

Card 1 Of 1 10/05/2023

LINCOLN, ROBERT A

LINCOLN, LYNN E

WISCASSET ME 04578

B1483P97

Zone/Land Use **21 RURAL**

Secondary Zone

Topography **4 Below Street 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 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.

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

Property Data

Neighborhood **103 RURAL WEST**

Tree Growth Year **0**

FARM LAND YEAR **0**

OPEN SPACE YEAR **0**

Year

Land

Buildings

Exempt

Total

2010

40,600

57,600

10,000

88,200

2011

40,600

57,600

10,000

88,200

2012

40,600

57,600

10,000

88,200

2013

40,600

57,600

10,000

88,200

2014

40,600

57,600

10,000

88,200

2015

40,600

57,600

10,000

88,200

2016

40,600

57,600

15,000

83,200

2017

40,600

57,600

20,000

78,200

2018

40,600

57,600

20,000

78,200

2019

40,600

57,600

20,000

78,200

2020

40,600

57,600

25,000

73,200

2021

40,600

57,600

25,000

73,200

2022

40,600

57,600

24,000

74,200

2023

50,800

72,100

25,000

97,900

Land Data

Front Foot

Type

Effective

Influence

Influence Codes

11.Regular Lot

%

12.Delta Triangle

%

13.Nabla Triangle

%

14.Rear Land

%

15.Front Foot

%

Square Foot

Square Feet

%

16.Regular Lot

%

17.Secondary Site

%

18.Secondary Site

%

19.Condominium

%

20.Base Homesite

%

Fract. Acre

Acreage/Sites

%

21.HS Size Adj

20

1.00

100

%

0

22.Base Waterfron

21

1.00

100

%

0

23.Deep WF Size A

28

0.50

100

%

0

Acres

%

24.Base Waterfron

%

25.Shallow WF Siz

%

26.Base Water Inf

%

27.Influence W Si

%

28.Rear Land 1-10

%

29.Rear Land 11-2

%

Total Acreage 1.50

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

WISCASSET


WISCASSET

Map Lot R04-011-A2

Account 497

Location 1050 GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1152
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1988	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

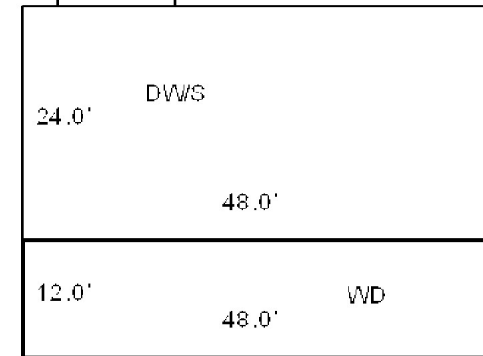
Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1988	72	0 100	0	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1988	576	0 100	0	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1988	572	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

12.0'

WD 6.0'



GARAGE 26X22



Map Lot R04-011-A3			Account 498			Location 21 BOG ROAD			Card 1 Of 1			10/05/2023				
ELL, DEBORAH A WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	40,100	39,600	10,000	69,700			
						FARM LAND YEAR 0			2011	40,100	39,600	10,000	69,700			
						OPEN SPACE YEAR 0			2012	40,100	39,600	0	79,700			
B1648P297 B3158P299 B4973P25						Zone/Land Use 21 RURAL			2013	40,100	39,600	0	79,700			
Previous Owner BALDWIN, SCOTT J.						Secondary Zone			2014	40,100	39,600	0	79,700			
						Topography 1 Level			2015	40,100	39,600	0	79,700			
						1.Level 4.Below St 7.Steep			2016	40,100	39,600	0	79,700			
						2.Rolling 5.Low 8.Rough			2017	40,100	39,600	20,000	59,700			
						3.Above St 6.Swampy 9.			2018	40,100	39,600	20,000	59,700			
31 PARTRIDGE LANE NOBLEBORO ME 04555 Sale Date: 1/25/2016						Utilities 4 Drilled Well 6 Septic System			2019	40,100	39,600	20,000	59,700			
						1.Public 4.Dr Well 7.Cesspool			2020	40,100	39,600	25,000	54,700			
						2.Water 5.DUG/LAKE 8.			2021	40,100	39,600	25,000	54,700			
						3.Sewer 6.Septic 9.None			2022	40,100	39,600	24,000	55,700			
						Street 1 Paved			2023	50,200	49,500	25,000	74,700			
Inspection Witnessed By:						1.Paved 4.Proposed 7.			Land Data							
						2.Semi Imp 5.Private 8.			Front Foot		Type	Effective		Influence		Influence Codes
						3.Gravel 6.Pub Eas 9.NoStreet						Frontage	Depth	Factor	Code	
						TREE GROWTH PLAN 0								%		
						CONSERV EASE 0								%		
Sale Data						Square Foot		Square Feet								
Sale Date 1/25/2016																
Price 58,500																
Sale Type 2 Land & Buildings																
1.Land 4.Mobile 7.						16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite										
2.L & B 5.Other 8.																
3.Building 6. 9.																
Financing 9 Unknown																
1.Convent 4.Seller 7.						Fract. Acre		Acres/Sites								
2.FHA/VA 5.Private 8.																
3.Assumed 6.Cash 9.Unknown																
Validity 1 Arms Length Sale																
1.Valid 4.Split 7.Renovate						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A										
2.Related 5.Partial 8.Other																
3.Distress 6.Exempt 9.Foreclose																
Verified 5 Public Record																
1.Buyer 4.Agent 7.Family						24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2										
2.Seller 5.Pub Rec 8.Other																
3.Lender 6.MLS 9.																
Notes:						Total Acreage		1.27								
2004- ADDED 0.1 ACRE TO THIS LOT FROM LOT 11A ADDED																
24 X 28 GARAGE																
2012-moved to Nobleboro, removed homestead exemption.																
WISCASSET																



WISCASSET

Map Lot R04-011-A3

Account 498

Location 21 BOG ROAD

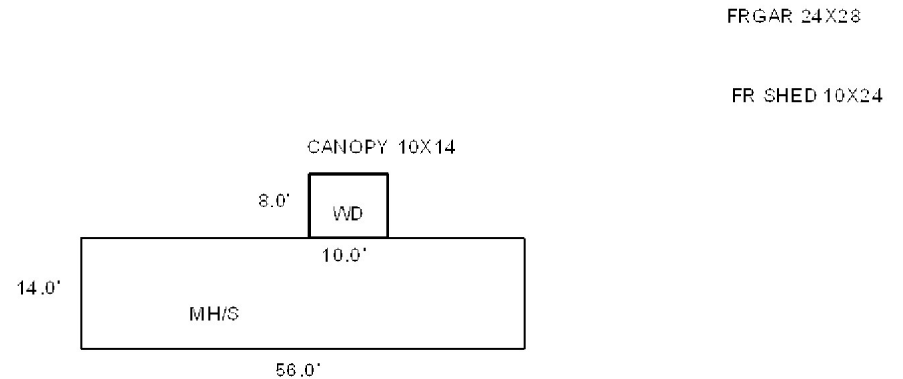
Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1995	14x56	2 100	3	0 %	50 %		1.ONE STORY FRAM
21 Open Frame	1995	126	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	1995	96	2 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2003	672	3 100	4	0 %	100 %		4.1 & 1/2 STORY
61 Canopy	2003	140	2 100	3	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2003	240	3 100	4	0 %	100 %		6.2 & 1/2 STORY
103 SLAB.....	1995	784	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



FR SHED 8X12



Map Lot R04-011-A4

Account 499

Location 31 BOG ROAD

Card 1 Of 1 10/05/2023

CONLEY, ROBERT T
31 BOG ROAD
WISCASSET ME 04578

B5829P19

Previous Owner
MCMAHAN, MICHAEL F
31 BOG ROAD

WISCASSET ME 04578
Sale Date: 11/01/2021

Previous Owner
FURBISH, JAMES A (J/T)
FURBISH, GLORIA J

WISCASSET ME 04578
Sale Date: 10/26/2018

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002- FORMER OWNER: CONSECO FINANCE SERVICING
CORP. PREVIOUS BK2533 PG165

WISCASSET

Property Data			Assessment Record								
Neighborhood 103 RURAL WEST			Year	Land	Buildings	Exempt	Total				
			2010	40,000	62,000	10,000	92,000				
Tree Growth Year 0			2011	40,000	62,000	10,000	92,000				
FARM LAND YEAR 0			2012	40,000	62,000	10,000	92,000				
OPEN SPACE YEAR 0			2013	40,000	62,000	10,000	92,000				
Zone/Land Use 21 RURAL			2014	40,000	62,000	10,000	92,000				
			2015	40,000	62,000	10,000	92,000				
Secondary Zone			2016	40,000	62,000	15,000	87,000				
Topography 1 Level			2017	40,000	62,000	20,000	82,000				
			2018	40,000	62,000	20,000	82,000				
1.Level	4.Below St	7.Steep	2019	40,000	62,000	0	102,000				
2.Rolling	5.Low	8.Rough		2020	40,000	62,000	25,000	77,000			
3.Above St	6.Swampy	9.	2021	40,000	62,000	25,000	77,000				
Utilities	4 Drilled Well	6 Septic System	2022	40,000	62,000	0	102,000				
1.Public	4.Dr Well	7.Cesspool	2023	50,000	77,600	0	127,600				
2.Water	5.DUG/LAKE	8.		Land Data							
3.Sewer	6.Septic	9.None	Front Foot	Type	Effective		Influence		Influence Codes		
Street 1 Paved	1.Paved	4.Proposed			7.	Frontage	Depth	Factor		Code	
				2.Semi Imp		5.Private	8.	11.Regular Lot			1.Open Space
				3.Gravel		6.Pub Eas	9.NoStreet	12.Delta Triangle			2.Neighborhood A
				TREE GROWTH PLAN 0			13.Nabla Triangle			3.Topography	
				CONSERV EASE 0			14.Rear Land			4.Size/Shape	
				Sale Data			15.Front Foot			5.Access	
Sale Date 11/01/2021			Square Foot		Square Feet			6.Restriction			
Price 177,000								7.Corner/Locatio			
Sale Type 2 Land & Buildings							8.View/Environ				
1.Land	4.Mobile	7.					9.Fract Share				
2.L & B	5.Other	8.					Acres				
3.Building	6.	9.					30.Rear 20+				
Financing	9 Unknown						31.Waterfront Rea				
1.Convent	4.Seller	7.	Fract. Acre		Acreage/Sites			32.Open Space			
2.FHA/VA	5.Private	8.			20	1.00	100 %	0	33.RestrictEsm		
3.Assumed	6.Cash	9.Unknown		21	1.00	100 %	0	34.PASTURE 1			
Validity 1 Arms Length Sale				28	0.19	100 %	0	35.HORTICULTURAL-			
1.Valid	4.Split	7.Renovate						36.Pasture 3			
2.Related	5.Partial	8.Other						37.Softwood			
3.Distress	6.Exempt	9.Foreclose						38.Mixed Wood			
Verified	5 Public Record		Acres					39.Hardwood			
1.Buyer	4.Agent	7.Family						40.Wasteland			
2.Seller	5.Pub Rec	8.Other						41.CAMP SITE			
3.Lender	6.MLS	9.						42.Mobile Home Si			
								43.Condo Site			
								44.Site Improveve			
								45.CAMP SITE			
			Total Acreage		1.19						

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

WISCASSET

Map Lot R04-011-A4

Account 499

Location 31 BOG ROAD

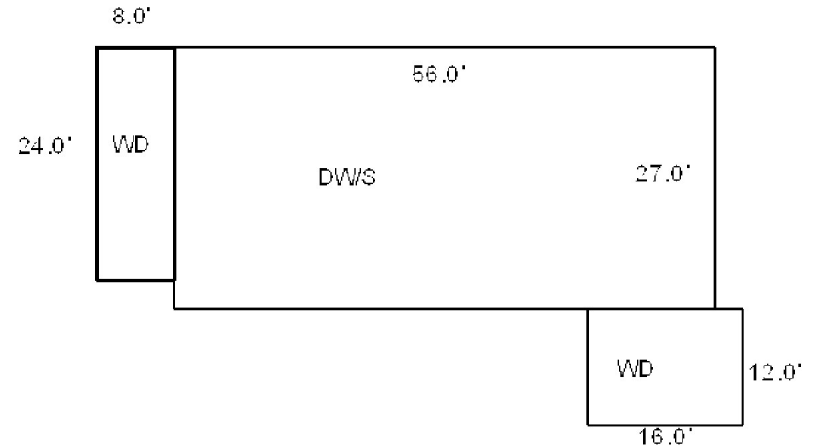
Card 1 Of 1 10/05/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1512
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1995	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1995	192	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	1995	144	2 100	3	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1995	192	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



FR SHED 12X12



Map Lot		R04-011-A5		Account		500		Location		45 BOG ROAD		Card		1		Of		1		10/05/2023	
BRAWN, REBECCA E WISCASSET ME 04578				Property Data				Assessment Record													
				Neighborhood				103 RURAL WEST				Year		Land		Buildings		Exempt		Total	
				Tree Growth Year				0				2010		47,600		65,500		10,000		103,100	
				FARM LAND YEAR				0				2011		47,600		65,500		10,000		103,100	
B2676P105 B4511P111				OPEN SPACE YEAR				0				2012		47,600		65,500		10,000		103,100	
Previous Owner CULLEN, PAUL P. C/O REBECCA BRAWN 45 BOG ROAD WISCASSET ME 04578 Sale Date: 4/04/2012				Zone/Land Use				21 RURAL				2013		47,600		65,500		0		113,100	
				Secondary Zone				2014		47,600		65,500		0		113,100					
								2015		47,600		65,500		0		113,100					
				Topography				1 Level				2016		47,600		65,500		0		113,100	
								1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		47,600		65,500		0		113,100	
Utilities 4 Drilled Well 6 Septic System								2018		47,600		65,500		0		113,100					
								2019		47,600		65,500		0		113,100					
								2020		47,600		65,500		0		113,100					
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None								2021		47,600		65,500		0		113,100					
				Street 1 Paved				2022		47,600		65,500		0		113,100					
				1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2023		59,500		81,900		25,000		116,400					
				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											
				28	4.00	100	%			0											
						%															
Total Acreage		5.00																			
					%																
					%																
					%																
					%																
Notes: 2/14/01 - SUPPLEMENTAL TAX BILLS SENT FOR 1999 AND 2000 2001 ADJUSTED ACREAGE TO 5 ACRES PER DEED 2002-FORMER OWNER: RANDY F. & REBECCA J. BALDWIN PREVIOUS BK2106 PG12 THIS IS A FRAME GARAGE BUILT WITH 3/4 LIVING AREA ABOVE. 2013-Former owner: Paul P. Cullen who bought in 5/11/2011 for \$104,000, BK 2676 PG 105, sold to Rebecca Brawn for \$125,000 WISCASSET				Sale Date				4/04/2012													
				Price				125,000													
				Sale Type				2 Land & Buildings													
				1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.																	
				Financing				9 Unknown													
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown																					
Validity				1 Arms Length Sale																	
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose																					
Verified				5 Public Record																	
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.																					

WISCASSET

Map Lot R04-011-A5

Account 500

Location 45 BOG ROAD

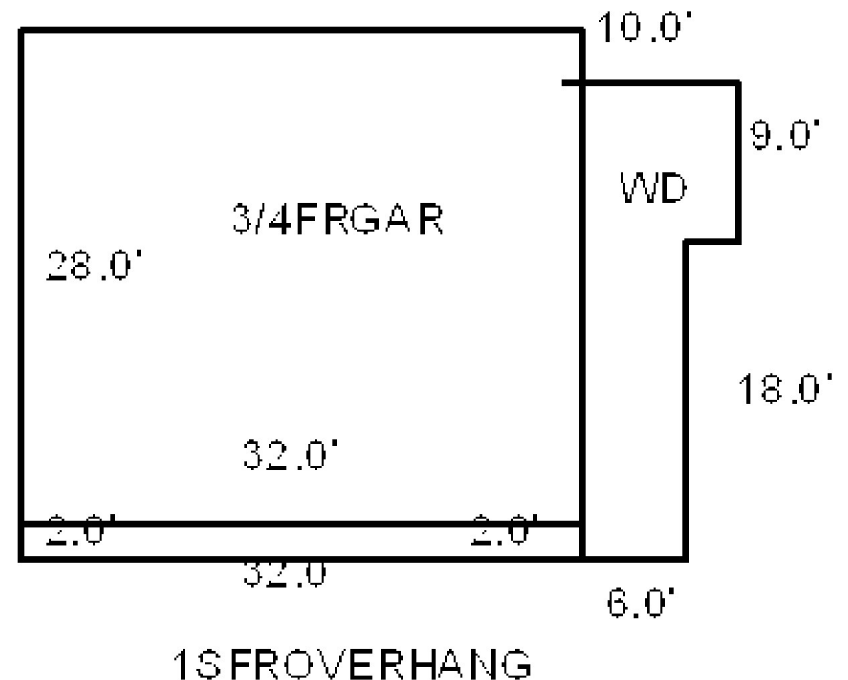
Card 1 Of 1 10/05/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 672
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1998	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 2		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/24/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2001	198	3 100	4	0 %	100 %		1.ONE STORY FRAM
26 1SFr Overhang	2001	64	4 95	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



Card 1 Of 1 10/05/2023

Front Foot	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
11.Regular Lot				%		1.Open Space	
12.Delta Triangle				%		2.Neighborhood A	
13.Nabla Triangle				%		3.Topography	
14.Rear Land				%		4.Size/Shape	
15.Front Foot				%		5.Access	
				%		6.Restriction	
				%		7.Corner/Locatio	
Square Foot		Square Feet				8.View/Environ	
	16.Regular Lot			%		9.Fract Share	
	17.Secondary Site			%		Acres	
	18.Secondary Site			%		30.Rear 20+	
	19.Condominium			%		31.Waterfront Rea	
	20.Base Homesite			%		32.Open Space	
				%		33.RestrictEsm	
				%		34.PASTURE 1	
Fract. Acre		Acreage/Sites				35.HORTICULTURAL-	
	21.HS Size Adj	20	1.00	100	%	0	36.Pasture 3
	22.Base Waterfron	21	1.00	100	%	0	37.Softwood
	23.Deep WF Size A	28	1.10	100	%	0	38.Mixed Wood
	Acres				%		39.Hardwood
	24.Base Waterfron				%		40.Wasteland
	25.Shallow WF Siz				%		41.CAMP SITE
	26.Base Water Inf				%		42.Mobile Home Si
	27.Influence W Si				%		43.Condo Site
	28.Rear Land 1-10				%		44.Site Improvevme
29.Rear Land 11-2				%		45.CAMP SITE	
		Total Acreage		2.10		46.PAVING/00	

WISCASSET

Map Lot R04-011-B

Account 501

Location 1043 GARDINER ROAD

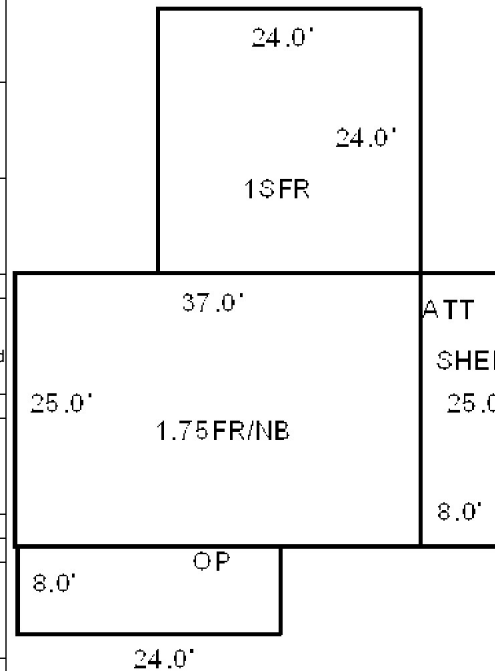
Card 1 Of 1 10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 925
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1980	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/15/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2006	192	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	200	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	0	80	2 100	3	0 %	100 %		3.THREE STORY FR
78 1.75 ST	0	676	3 100	4	0 %	100 %		4.1 & 1/2 STORY
1 ONE STORY	2008	576	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



1.75GAR 26X26

FRSHED 8X10



Map Lot R04-011-B1

Account 2115

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

WHITMORE, MICHAEL &
WHITMORE, KATHLEEN
74 WEST ISLAND WAY
EDGEComb ME 04556

B983P123

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003-SOLD 27 AC TO NICHOLS
8/3/2005-PER OWNER ONLY 7 ACRES
VACANT/FLAG LOT
8/13/07-ENTERED NEW ADDRESS

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	53,200	0	0	53,200
2011	53,200	0	0	53,200
2012	53,200	0	0	53,200
2013	53,200	0	0	53,200
2014	53,200	0	0	53,200
2015	53,200	0	0	53,200
2016	53,200	0	0	53,200
2017	53,200	0	0	53,200
2018	53,200	0	0	53,200
2019	53,200	0	0	53,200
2020	53,200	0	0	53,200
2021	53,200	0	0	53,200
2022	53,200	0	0	53,200
2023	66,500	0	0	66,500

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		7.80				

WISCASSET

Map Lot R04-011-B1

Account 2115

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-011-B1-001

Account 2272

Location GARDINER ROAD

Card 1 Of 1

10/05/2023

GTP ACQUISITION PARTNERS, II, LLC
C/O PROPERTY TAX DEPT.
ATLANTA GA 31139

Previous Owner
SPECTRUM RESOURCES TOWERS, L.P.
C/O ME5086, GLOBAL TOWER, LLC
18012 CLINT MOORE ROAD
BOCA RATON FL 33487
Sale Date: 7/27/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

7/24/2006-PER LETTER-NOW OWNED BY: GLOBAL TOWER, LLC, ATTN: ME-5086, 1801 CLINT MOORE ROAD-SUITE 110, BOCA RATON, FL 33487
FCC TOWER I.D. = 1232808
12/4/13-transfer tax form received for controlling interest/declaration of value to American Tower Investments LLC, filed with regular transfer tax forms.

WISCASSET

Property Data

Neighborhood	103 RURAL WEST	
Tree Growth Year	0	
FARM LAND YEAR	0	
OPEN SPACE YEAR	0	
Zone/Land Use	21 RURAL	
Secondary Zone		
Topography	2 Rolling	
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities	9 NoWater/NoSewer	
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street	1 Paved	
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN	0	
CONSERV EASE	0	
Sale Data		
Sale Date	7/27/2006	
Price		
Sale Type	3 Buildings Only	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	8 Other Non Valid	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified	1 Buyer	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	0	200,400	0	200,400
2011	0	200,400	0	200,400
2012	0	200,400	0	200,400
2013	0	200,400	0	200,400
2014	0	200,400	0	200,400
2015	0	200,400	0	200,400
2016	0	200,400	0	200,400
2017	0	200,400	0	200,400
2018	0	200,400	0	200,400
2019	0	200,400	0	200,400
2020	0	200,400	0	200,400
2021	0	200,400	0	200,400
2022	0	200,400	0	200,400
2023	0	212,400	0	212,400

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				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

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

WISCASSET

Map Lot R04-011-B1-001

Account 2272

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

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

Date Inspected 6/08/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
360 TOWER.....	2002	808	3 100	4	0 %	100 %		1.ONE STORY FRAM
314 UTILITY	2002	240	4 100	4	0 %	100 %		2.TWO STORY FRAM
314 UTILITY	2006	330	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-011-B2

Account 2285

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

NICHOLS, RANDALL H J/T
NICHOLS, KAREN S
632 CEDAR GROVE ROAD
DRESDEN ME 04342

B2933P55

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
VACANT

WISCASSET

Property Data

Neighborhood	103 RURAL WEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	2 Rolling		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	9 NoWater/NoSewer		
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	9 No Street		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	10/18/2002		
Price	25,000		
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	33,500	0	0	33,500
2011	33,500	0	0	33,500
2012	33,500	0	0	33,500
2013	33,500	0	0	33,500
2014	33,500	0	0	33,500
2015	33,500	0	0	33,500
2016	33,500	0	0	33,500
2017	33,500	0	0	33,500
2018	33,500	0	0	33,500
2019	33,500	0	0	33,500
2020	33,500	0	0	33,500
2021	33,500	0	0	33,500
2022	33,500	0	0	33,500
2023	41,900	0	0	41,900

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		27.00				

WISCASSET

Map Lot R04-011-B2

Account 2285

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/18/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-011-C

Account 502

Location 37 BOG ROAD

Card 1 Of 1 10/05/2023

GAUTHIER, DENNIS
37 BOG ROAD
WISCASSET ME 04578

B1483P350 B5421P307

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2/26/2019 Per review from exterior(car in yard no answer)wood deck gone, mobile home & additpn in poor condition. Mobile home is not lived in and very delapidated. Owner appears to be living in older camper. Assess camper Sv. \$2,500

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	39,700	13,200	10,000	42,900
2011	39,700	13,200	10,000	42,900
2012	39,700	13,200	10,000	42,900
2013	39,700	13,200	10,000	42,900
2014	39,700	13,200	10,000	42,900
2015	39,700	13,200	10,000	42,900
2016	39,700	13,200	15,000	37,900
2017	39,700	13,200	20,000	32,900
2018	39,700	13,200	20,000	32,900
2019	39,700	5,400	20,000	25,100
2020	39,700	5,400	25,000	20,100
2021	39,700	5,400	25,000	20,100
2022	39,700	5,400	24,000	21,100
2023	49,600	6,100	25,000	30,700

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		1.04				


WISCASSET

Map Lot R04-011-C

Account 502

Location 37 BOG ROAD

Card 1 Of 1 10/05/2023

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

Date Inspected 12/14/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
997 12' Mobile	1977	12x56	2 100	1	0 %	15 %	
109 MH ENC.	1977	408	2 100	1	0 %	50 %	
99 Field Price	1990				%	%	2,500
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

12.0'	MH	56.0'
17.0'	EP	24.0'



WISCASSET

WISCASSET

Map Lot R04-012

Account 503

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/18/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot		R04-012-004		Account	504	Location	10 NORTHWOOD COURT		Card	1	Of	1	10/05/2023	
<div>PRAY, JAMES E</div> <div>PRAY, PHOEBE Z</div> <div>10 NORTHWOOD COURT</div> <div>WISCASSET ME 04578</div> <div>B5887P110</div> <div>Previous Owner</div> <div>PRAY, JOHN V J/T</div> <div>PRAY, MARY ROSE</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 5/25/2022</div> <div>Previous Owner</div> <div>PRAY, JOHN R.</div> <div>C/O JOHN V. & MARY ROSE PRAY</div> <div>10 NORTHWOOD COURT</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 5/23/2014</div> <div>Previous Owner</div> <div>PRAY, JOHN R. J/T</div> <div>PRAY, SONYA M.</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 10/05/2004</div>						Property Data		Assessment Record						
						Neighborhood 104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0		2010	30,800	86,900	10,000	107,700		
						FARM LAND YEAR 0		2011	30,800	86,900	10,000	107,700		
						OPEN SPACE YEAR 0		2012	30,800	86,900	10,000	107,700		
<div>Zone/Land Use 21 RURAL</div> <div>Secondary Zone</div>						2013	30,800	86,900	10,000	107,700				
						2014	30,800	86,900	16,000	101,700				
<div>Topography 1 Level</div>						2015	30,800	106,100	16,000	120,900				
						2016	30,800	106,100	21,000	115,900				
<div>1.Level 4.Below St 7.Steep</div> <div>2.Rolling 5.Low 8.Rough</div> <div>3.Above St 6.Swampy 9.</div>						2017	30,800	106,100	26,000	110,900				
						2018	30,800	106,100	26,000	110,900				
<div>Utilities 4 Drilled Well 6 Septic System</div>						2019	30,800	106,100	26,000	110,900				
						2020	30,800	106,100	31,000	105,900				
<div>1.Public 4.Dr Well 7.Cesspool</div> <div>2.Water 5.DUG/LAKE 8.</div> <div>3.Sewer 6.Septic 9.None</div>						2021	30,800	106,100	31,000	105,900				
						2022	30,800	106,100	29,760	107,140				
<div>Street 5 Private</div>						2023	38,600	132,600	0	171,200				
						Land Data								
<div>Front Foot</div> <div>11.Regular Lot</div> <div>12.Delta Triangle</div> <div>13.Nabla Triangle</div> <div>14.Rear Land</div> <div>15.Front Foot</div>						Type	Effective		Influence		Influence Codes			
							Frontage	Depth	Factor	Code				
									%			1.Open Space		
									%			2.Neighborhood A		
									%			3.Topography		
									%			4.Size/Shape		
									%			5.Access		
									%			6.Restriction		
									%			7.Corner/Locatio		
									%			8.View/Environ		
<div>Square Foot</div> <div>16.Regular Lot</div> <div>17.Secondary Site</div> <div>18.Secondary Site</div> <div>19.Condominium</div> <div>20.Base Homesite</div>							Square Feet				9.Fract Share			
									%		Acres			
									%		30.Rear 20+			
									%		31.Waterfront Rea			
									%		32.Open Space			
									%		33.RestrictEsm			
									%		34.PASTURE 1			
									%		35.HORTICULTURAL-			
									%		36.Pasture 3			
									%		37.Softwood			
<div>Fract. Acre</div> <div>21.HS Size Adj</div> <div>22.Base Waterfron</div> <div>23.Deep WF Size A</div> <div>Acres</div> <div>24.Base Waterfron</div> <div>25.Shallow WF Siz</div> <div>26.Base Water Inf</div> <div>27.Influence W Si</div> <div>28.Rear Land 1-10</div> <div>29.Rear Land 11-2</div>							Acreage/Sites				38.Mixed Wood			
							20	1.00	100	%	0	39.Hardwood		
							21	1.00	100	%	0	40.Wasteland		
							28	0.02	100	%	0	41.CAMP SITE		
										%		42.Mobile Home Si		
										%		43.Condo Site		
										%		44.Site Improve		
										%		45.CAMP SITE		
										%		46.PAVING/00		
WISCASSET						Total Acreage		1.02						


WISCASSET

Map Lot R04-012-004

Account 504

Location 10 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

Building Style 2 Ranch			SF Bsmt Living 0			Layout 1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH 0			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic 9 None		
Dwelling Units 1			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump 7.Electric 11.			2.1/2 Fin 5.FI/Stair 8.		
Stories 1 One Story			4.Steam 8.FI/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls 8 ALUM/VINYL			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style 2 TYPICAL			Unfinished % 0%		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor 3 Average 105%		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 TYPICAL			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) 1040		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 5			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 3			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1990			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div> TRIO Software A Division of Harris Computer Systems</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 100%		
Basement 4 Full Basement						Economic Code None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars 0						Entrance Code 5 Estimated		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.		3.Informed 6. 9.					
3.Wet	6. 9.		Information Code 5 Estimate					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					

Date Inspected 12/16/2006

Date Inspected 12/16/2006

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
23 Frame Garage	2014	768	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

1 sFr/B

26.0'

40.0'

Garage

24.0'

32.0'



Map Lot R04-012-005			Account 505		Location 20 NORTHWOOD COURT		Card 1		Of 1		10/05/2023						
CLARK, SHANE E 20 NORTHWOOD COURT WISCASSET ME 04578					Property Data			Assessment Record									
					Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total					
					Tree Growth Year 0			2010	31,400	158,100	0	189,500					
					FARM LAND YEAR 0			2011	31,400	158,100	0	189,500					
					OPEN SPACE YEAR 0			2012	31,400	158,100	10,000	179,500					
B4377P204 B4918P133					Zone/Land Use 21 RURAL			2013	31,400	158,100	10,000	179,500					
Previous Owner SKIDMORE, JULIA A. J/T BAKER, SHAWN T.					Secondary Zone			2014	31,400	158,100	10,000	179,500					
								2015	31,400	158,100	10,000	179,500					
WISCASSET ME 04578					Topography 1 Level			2016	31,400	158,100	0	189,500					
Sale Date: 8/12/2015					1.Level 4.Below St 7.Steep			2017	31,400	158,100	0	189,500					
Previous Owner FEDERAL NATIONAL MORTGAGE ASSOCIATION					2.Rolling 5.Low 8.Rough			2018	31,400	158,100	0	189,500					
					3.Above St 6.Swampy 9.			2019	31,400	158,100	0	189,500					
950 PACES FERRY ROAD					Utilities 4 Drilled Well 6 Septic System			2020	31,400	158,100	0	189,500					
ATLANTA GA 30326					1.Public 4.Dr Well 7.Cesspool			2021	31,400	158,100	0	189,500					
Sale Date: 2/18/2011					2.Water 5.DUG/LAKE 8.			2022	31,400	158,100	0	189,500					
Previous Owner PERRY, JAMES E. J/T PERRY, PAMELA J. C/O JULIA A. SKIDMORE & SHAWN T. BAKER WISCASSET ME 04578 Sale Date: 6/30/2010					3.Sewer 6.Septic 9.None			2023	39,200	197,700	0	236,900					
					Street 5 Private												
Inspection Witnessed By:					1.Paved 4.Proposed 7.			Land Data									
					2.Semi Imp 5.Private 8.			Front Foot		Type	Effective		Influence		Influence Codes		
					3.Gravel 6.Pub Eas 9.NoStreet			11.Regular Lot			Frontage	Depth	Factor	Code	1.Open Space		
					TREE GROWTH PLAN 0			12.Delta Triangle							2.Neighborhood A		
					CONSERV EASE 0			13.Nabla Triangle							3.Topography		
					Sale Data			14.Rear Land							4.Size/Shape		
					Sale Date 8/12/2015			15.Front Foot							5.Access		
					Price 170,000										6.Restriction		
					Sale Type 2 Land & Buildings										7.Corner/Locatio		
					1.Land 4.Mobile 7.										8.View/Environ		
					2.L & B 5.Other 8.										9.Fract Share		
					3.Building 6. 9.										Acres		
					Financing 9 Unknown										30.Rear 20+		
					1.Convent 4.Seller 7.			16.Regular Lot							31.Waterfront Rea		
					2.FHA/VA 5.Private 8.			17.Secondary Site							32.Open Space		
					3.Assumed 6.Cash 9.Unknown			18.Secondary Site							33.RestrictEsm		
					Validity 1 Arms Length Sale			19.Condominium							34.PASTURE 1		
					1.Valid 4.Split 7.Renovate			20.Base Homesite							35.HORTICULTURAL-		
					2.Related 5.Partial 8.Other			Fract. Acre			Acres/Sites				36.Pasture 3		
					3.Distress 6.Exempt 9.Foreclose			21.HS Size Adj		20		1.00	100	%	0	37.Softwood	
					Verified 5 Public Record			22.Base Waterfron		21		1.00	100	%	0	38.Mixed Wood	
					1.Buyer 4.Agent 7.Family			23.Deep WF Size A		28		0.28	100	%	0	39.Hardwood	
					2.Seller 5.Pub Rec 8.Other			Acres								40.Wasteland	
					3.Lender 6.MLS 9.			24.Base Waterfron								41.CAMP SITE	
								25.Shallow WF Siz								42.Mobile Home Si	
								26.Base Water Inf								43.Condo Site	
								27.Influence W Si								44.Site Improve	
								28.Rear Land 1-10		Total Acreage				1.28		45.CAMP SITE	
								29.Rear Land 11-2								46.PAVING/00	

WISCASSET

Map Lot R04-012-005

Account 505

Location 20 NORTHWOOD COURT

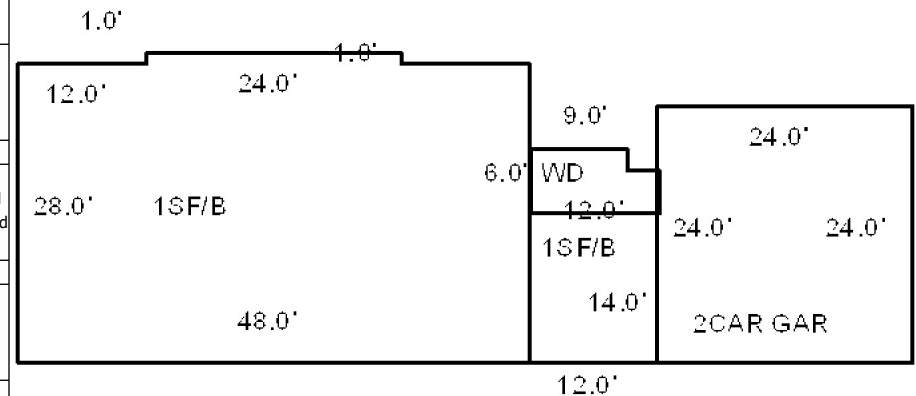
Card 1 Of 1 10/05/2023

Building Style 2 Ranch			SF Bsmt Living 0			Layout 1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH 0			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWB	5.FWA	9.No Heat	Attic 9 None		
Dwelling Units 1			2.HWC	6.GravWA	10.	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump	7.Electric	11.	2.1/2 Fin 5.Fl/Stair 8.		
Stories 1 One Story			4.Steam	8.Fl/Wall	12.	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy 5.Unknown 8.		
Exterior Walls 8 ALUM/VINYL			3.H Pump	6.	9.None	3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style 2 TYPICAL			Unfinished % 0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor 4 Good 95%		
3.COMP	7.NO	11.	2.TYPICAL	5.	8.	1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 TYPICAL			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint) 1344		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 7			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 3			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 2			Phys. % Good 0%		
Year Built 2002			# Half Baths 1			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p>TRIO Software <i>A Division of Harris Computer Systems</i></p></div>					
2.C Block	5.Slab	8.						
3.Br/Stone	6.Piers	9.						
Basement 4 Full Basement								
1.1/4 Bmt	4.Full Bmt	7.						
2.1/2 Bmt	5.None	8.						
3.3/4 Bmt	6.	9.None						
Bsmt Gar # Cars 0								
Wet Basement 1 Dry Basement								
1.Dry	4.	7.						
2.Damp	5.	8.						
3.Wet	6.	9.						
			Econ. % Good 100%					
			Economic Code None					
			0.None 3.Services 9.None					
			1.Location 4.Traffic 8.					
			2.Encroach 8.Other 9.					
			Entrance Code 1 Interior Inspect					
			1.Interior 4.Vacant 7.					
			2.Refusal 5.Estimate 8.					
			3.Informed 6. 9.					
			Information Code 1 Owner					

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	2002	168	4 95	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2002	576	3 105	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2003	96	3 105	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-012-006			Account 506	Location 40 NORTHWOOD COURT	Card 1	Of 1	10/05/2023					
KEANE, DEREK J KEANE, MEAGAN JEAN 40 NORTHWOOD COURT WISCASSET ME 04578 B4765P98 B4915P238				Property Data		Assessment Record						
				Neighborhood 104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
				Tree Growth Year 0		2010	31,000	120,200	6,000	145,200		
				FARM LAND YEAR 0		2011	31,000	120,200	16,000	135,200		
				OPEN SPACE YEAR 0		2012	31,000	120,200	16,000	135,200		
Previous Owner PRAY, JOHN R. J/T PRAY, MISTY				Zone/Land Use 21 RURAL		2013	31,000	120,200	16,000	135,200		
				Secondary Zone		2014	31,000	120,200	10,000	141,200		
						2015	31,000	120,200	10,000	141,200		
				Topography 1 Level		2016	31,000	120,200	0	151,200		
				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	31,000	120,200	0	151,200		
2018	31,000	120,200	0			151,200						
2019	31,000	120,200	0			151,200						
WISCASSET ME 04578 Sale Date: 8/07/2015				Utilities 4 Drilled Well 6 Septic System		2020	31,000	120,200	25,000	126,200		
				1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2021	31,000	120,200	25,000	126,200		
						2022	31,000	120,200	24,000	127,200		
						2023	38,800	150,200	25,000	164,000		
				Street 5 Private		Land Data						
WISCASSET ME 04578 Sale Date: 3/11/2014				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
Previous Owner NESBITT IV, JAMES O.,ALEXANDER,THOMAS NESBITT, ROBERT S. & BARBARA JEAN C/O ROBERT S. NESBITT WISCASSET ME 04578				14.Rear Land				%		4.Size/Shape		
				15.Front Foot				%		5.Access		
								%		6.Restriction		
								%		7.Corner/Locatio		
								%		8.View/Environ		
Inspection Witnessed By:				Square Foot			Square Feet				9.Fract Share	
				16.Regular Lot				%		Acres		
				17.Secondary Site				%				
				18.Secondary Site				%				
				19.Condominium				%				
20.Base Homesite				%								
X Date				Fract. Acre			Acreage/Sites				35.HORTICULTURAL-	
				21.HS Size Adj		20	1.00	100	%	0	36.Pasture 3	
				22.Base Waterfron		21	1.00	100	%	0	37.Softwood	
				23.Deep WF Size A		28	0.10	100	%	0	38.Mixed Wood	
				Acres					%		39.Hardwood	
Notes: 2003-FORMER OWNER: JAMES O. NESBITT BK611 PG46 SOLD TO ALL FOUR SONS 2004-PREVIOUS OWNER: JAMES, ROBERT, BARBARA, THOMAS, & ALEXANDER NESBITT BK3000 PG92,93,94,95 SON HOME/MEAS ONLY/SEND LETTER 2014-Son now owns this house and parents own 10 Northwood Court.				24.Base Waterfron				%		40.Wasteland		
				25.Shallow WF Siz				%		41.CAMP SITE		
				26.Base Water Inf				%		42.Mobile Home Si		
				27.Influence W Si				%		43.Condo Site		
				28.Rear Land 1-10				%		44.Site Improve		
WISCASSET				29.Rear Land 11-2		Total Acreage		1.10			45.CAMP SITE	
										46.PAVING/00		

Map Lot R04-012-006 Account 506 Location 40 NORTHWOOD COURT Card 1 Of 1 10/05/2023

Diagram of a building footprint (1SFR/B) with dimensions and a BE extension:

- Main building footprint: 28.0' (width) x 38.0' (depth).
- BE extension: 6.0' (width) x 5.0' (depth).



Map Lot		R04-012-007	Account	507	Location	45 NORTHWOOD COURT		Card	1	Of	1	10/05/2023	
FRENIER, PAMELA M 45 NORTHWOOD CT WISCASSET ME 04578 B3296P107					Property Data		Assessment Record						
					Neighborhood 104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 0		2010	32,000	173,800	10,000	195,800		
					FARM LAND YEAR 0		2011	32,000	173,800	10,000	195,800		
					OPEN SPACE YEAR 0		2012	32,000	173,800	10,000	195,800		
Previous Owner MCCOLL, BRUCE C/O PAMELA FRENIER PO BOX 247 WISCASSET ME 04578 Sale Date: 3/10/2017					Zone/Land Use 21 RURAL		2013	32,000	173,800	10,000	195,800		
					Secondary Zone		2014	32,000	173,800	10,000	195,800		
							2015	32,000	173,800	10,000	195,800		
					Topography 1 Level		2016	32,000	173,800	15,000	190,800		
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	32,000	173,800	0	205,800		
2018	32,000	173,800	0	205,800									
Previous Owner NESBITT IV, JAMES O., ALEXANDER & THOMAS NESBITT, ROBERT S. & BARBARA JEAN C/O ROBERT S. NESBITT WISCASSET ME 04578 Sale Date: 5/26/2004					Utilities 4 Drilled Well 6 Septic System		2019	32,000	173,800	20,000	185,800		
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2020	32,000	173,800	25,000	180,800		
							2021	32,000	173,800	25,000	180,800		
					Street 2 Semi-Improved		2022	32,000	173,800	24,000	181,800		
							2023	40,000	217,200	25,000	232,200		
211 SOUTH MOUNTAIN ROAD GREENE ME 04236					Land Data								
					Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveveme 45.CAMP SITE 46.PAVING/00	
								Frontage	Depth	Factor	Code		
										%			
										%			
		%											
Inspection Witnessed By:					Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet						
								%					
								%					
								%					
								%					
X Date					Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		Acreage/Sites						
							20	1.00	100	%	0		
							21	1.00	100	%	0		
							28	0.61	100	%	0		
									%				
Notes: 2003-FORMER OWNER: JAMES O. NESBITT BK611 PG46 SOLD TO ALL FOUR SONS. 2005-FORMER OWNER:JAMES, ROBERT, BARBARA, THOMAS, & ALEXANDER NESBITT BK3000 PG92. NEW HOUSE & GARAGE IN 2005.					Verified 5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.		Total Acreage		1.61				
WISCASSET													

WISCASSET

Map Lot R04-012-007

Account 507

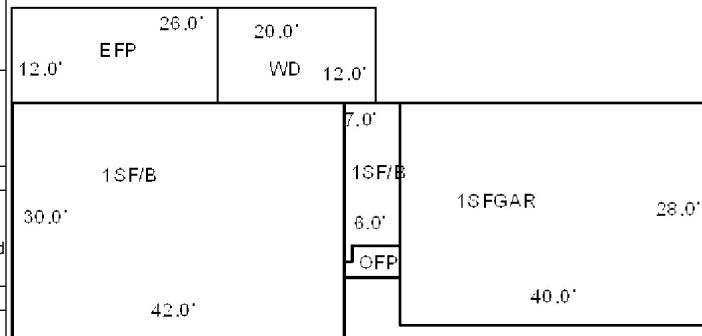
Location 45 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

Building Style			2 Ranch			SF Bsmt Living			0			Layout			1 Typical					
1.Conv.	5.Colonial	9.Other				Fin Bsmt Grade			0 0			1.Typical			4.		7.			
2.Ranch	6.Split	10.Double				HEARTH			0			2.Inadeq			5.		8.			
3.R Ranch	7.Mod/Cont	11.Multi				Heat Type			100% 1 Hot Water BB			3.			6.		9.			
4.Cape	8.Log	12.Cot.				1.HWBB			5.FWA			9.No Heat			Attic			9 None		
Dwelling Units			1			2.HWCI			6.GravWA			10.			1.1/4 Fin			4.Full Fin		7.
Other Units			0			3.H Pump			7.Electric			11.			2.1/2 Fin			5.F/Stair		8.
Stories			1 One Story			4.Steam			8.Fl/Wall			12.			3.3/4 Fin			6.		9.None
1.1	4.1.5	7.				Cool Type			100% 9 None						Insulation			1 Full		
2.2	5.1.75	8.				1.Refrig			4.W&C Air			7.			1.Full			4.Minimal		7.
3.3	6.2.5	9.				2.Evapor			5.			8.			2.Heavy			5.Unknown		8.
Exterior Walls			8 ALUM/VINYL			3.H Pump			6.			9.None			3.Capped			6.		9.None
1.CLAP	5.T-111	9.OTHER				Kitchen Style			2 TYPICAL						Unfinished %			0%		
2.WD SH	6.BR/STONE	10.				1.GOOD			4.Obsolete			7.			Grade & Factor			4 Good 95%		
3.COMP	7.NOV	11.				2.TYPICAL			5.			8.			1.E Grade			4.B Grade		7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.				3.OLD TYPE			6.			9.None			2.D Grade			5.A Grade		8.AA++Grad
Roof Surface			1 Asphalt Shingles			Bath(s) Style			2 TYPICAL						3.C Grade			6.AA Grade		9.Same
1.Asphalt	4.Composit	7.				1.GOOD			4.Obsolete			7.			SQFT (Footprint)			1260		
2.Slate	5.Wood	8.				2.TYPICAL			5.			8.			Condition			4 Average		
3.Metal	6.Other	9.				3.Old Type			6.			9.None			1.Poor			4.Avg		7.V G
SF Masonry Trim			0			# Rooms			5						2.Fair			5.Avg+		8.Exc
OPEN-3-CUSTOM			0			# Bedrooms			3						3.Avg-			6.Good		9.Same
OPEN-4-CUSTOM			0			# Full Baths			2						Phys. % Good			0%		
Year Built			2004			# Half Baths			1						Funct. % Good			100%		
Year Remodeled			0			# Addn Fixtures			0						Functional Code			9 None		
Foundation			1 Concrete			# Fireplaces			0						1.Incomp			4.SMALL		7.LAYOUT
1.Concrete	4.Wood	7.													2.O-Built			5.CDU		8.OTHER
2.C Block	5.Slab	8.													3.Defmaint			6.STYLE		9.None
3.Br/Stone	6.Piers	9.													Econ. % Good			100%		
Basement			4 Full Basement												Economic Code			None		
1.1/4 Bmt	4.Full Bmt	7.													0.None			3.Services		9.None
2.1/2 Bmt	5.None	8.													1.Location			4.Traffic		8.
3.3/4 Bmt	6.	9.None													2.Encroach			8.Other		9.
Bsmt Gar # Cars			0												Entrance Code			3 Information Only		
Wet Basement			1 Dry Basement												1.Interior			4.Vacant		7.
1.Dry	4.	7.													2.Refusal			5.Estimate		8.
2.Damp	5.	8.													3.Informed			6.		9.
3.Wet	6.	9.													Information Code			3 Tenant		

Date Inspected 6/07/2010

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
21 Open Frame	2004	24	3 100	4	0 %	100 %		3.THREE STORY FR
11 1	2004	152	3 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2004	1120	3 100	4	0 %	100 %		5.1 & 3/4 STORY
68 Wood Deck	2004	240	3 100	4	0 %	100 %		6.2 & 1/2 STORY
22 Encl Frame Porch	2006	312	0 0	0	0 %	0 %		21.Open Frame Por
24 Frame Shed	2006	144	0 0	0	0 %	0 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



SHED 12' X 12'



Map Lot R04-012-008			Account 508			Location 43 NORTHWOOD COURT			Card 1 Of 1			10/05/2023				
SEGOVIA, IVETTE C J/T SEGOVIA, RUBEN D MOUNT DORA FL 32756 0961 B3436P72						Property Data			Assessment Record							
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	30,800	174,500	10,000	195,300			
						FARM LAND YEAR 0			2011	30,800	174,500	10,000	195,300			
						OPEN SPACE YEAR 0			2012	30,800	226,500	10,000	247,300			
Previous Owner ERICKSON & RALPH, INC. PO BOX 627 WALDOBORO ME 04572 Sale Date: 2/08/2005						Zone/Land Use 21 RURAL			2013	30,800	226,500	10,000	247,300			
						Secondary Zone			2014	30,800	226,500	10,000	247,300			
						Topography 1 Level			2015	30,800	226,500	0	257,300			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	30,800	226,500	0	257,300			
									2017	30,800	226,500	0	257,300			
Previous Owner NESBITT IV, JAMES O., ALEXANDER & THOMAS NESBITT, ROBERT S. & BARBARA JEAN C/O ROBERT S. NESBITT WISCASSET ME 04578 Sale Date: 9/17/2004						Utilities 4 Drilled Well 6 Septic System			2018	30,800	226,500	0	257,300			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	30,800	226,500	0	257,300			
									2020	30,800	226,500	0	257,300			
						Street 2 Semi-Improved			2021	30,800	226,500	0	257,300			
									2022	30,800	226,500	0	257,300			
211 SOUTH MOUNTAIN ROAD GREENE ME 04236						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	38,500	283,100	0	321,600			
									Land Data							
						Inspection Witnessed By:			Front Foot		Type	Effective		Influence		Influence Codes
												Frontage	Depth	Factor	Code	
												11.Regular Lot				
12.Delta Triangle				%	2.Neighborhood A											
13.Nabla Triangle				%	3.Topography											
X			Date							4.Size/Shape						
											5.Access					
												6.Restriction				
													7.Corner/Locatio			
														8.View/Environ		
No./Date			Description			Date Insp.					9.Fract Share Acres					
Notes: 2003-FORMER OWNER: JAMES O. NESBITT BK611 PG46 SOLD TO ALL FOUR SONS 2005-FORMER OWNER: ROBERT,BARBARA,ALEXANDER,JAMES & THOMAS NESBITT BK3369 PG229 THEN SOLD TO ERICKSON & RALPH BK3369 PG229 FOR \$26,900. 2012-Per RE ad home and site visit has 3 full baths, not 2 and has a full finished basement, (added in 3/4 finished) ad listed over 3,000 SFLA. For sale for \$255,000. Removed back deck WISCASSET						Sale Date 2/08/2005							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			
						Price 186,009										
						Sale Type 2 Land & Buildings										
						1.Land 4.Mobile 7.										
						2.L & B 5.Other 8.										
						3.Building 6. 9.										
						Financing 9 Unknown										
						1.Convent 4.Seller 7.										
						2.FHA/VA 5.Private 8.										
						3.Assumed 6.Cash 9.Unknown										
Validity 1 Arms Length Sale																
1.Valid 4.Split 7.Renovate																
2.Related 5.Partial 8.Other																
3.Distress 6.Exempt 9.Foreclose																
Verified 5 Public Record																
1.Buyer 4.Agent 7.Family																
2.Seller 5.Pub Rec 8.Other																
3.Lender 6.MLS 9.																


WISCASSET

Map Lot R04-012-008

Account 508

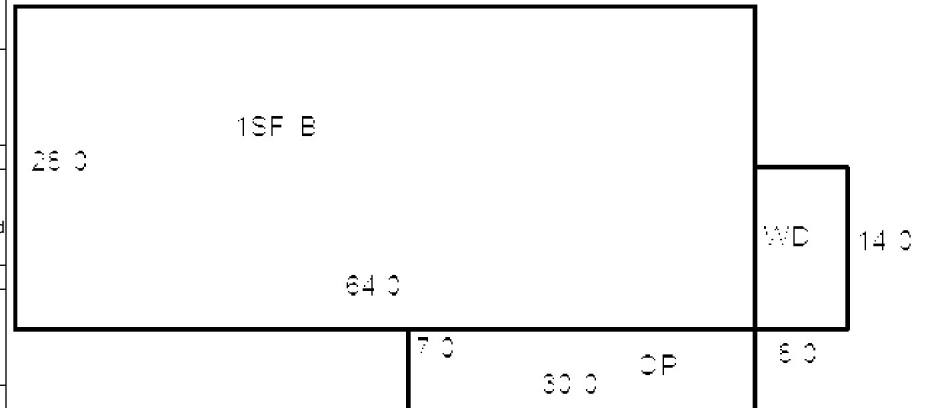
Location 43 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

Building Style 2 Ranch			SF Bsmt Living 1344			Layout 1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 3 100			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH 0			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWB	5.FWA	9.No Heat	Attic 9 None		
Dwelling Units 1			2.HWC	6.GravWA	10.	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump	7.Electric	11.	2.1/2 Fin 5.Fl/Stair 8.		
Stories 1 One Story			4.Steam	8.Fl/Wall	12.	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 100% 9 None			Insulation 1 Full		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy 5.Unknown 8.		
Exterior Walls 8 ALUM/VINYL			3.H Pump	6.	9.None	3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style 2 TYPICAL			Unfinished % 0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor 3 Average 105%		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 TYPICAL			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint) 1792		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 9			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 3			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 3			Phys. % Good 0%		
Year Built 2004			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p>TRIO Software A Division of Harris Computer Systems</p></div>					
2.C Block	5.Slab	8.						
3.Br/Stone	6.Piers	9.						
Basement 4 Full Basement								
1.1/4 Bmt	4.Full Bmt	7.						
2.1/2 Bmt	5.None	8.						
3.3/4 Bmt	6.	9.None						
Bsmt Gar # Cars 0								
Wet Basement 1 Dry Basement								
1.Dry	4.	7.						
2.Damp	5.	8.						
3.Wet	6.	9.						
						Econ. % Good 100%		
						Economic Code None		
						0.None 3.Services 9.None		
						1.Location 4.Traffic 8.		
						2.Encroach 8.Other 9.		
						Entrance Code 3 Information Only		
						1.Interior 4.Vacant 7.		
						2.Refusal 5.Estimate 8.		
						3.Informed 6. 9.		
						Information Code 1 Owner		

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
68 Wood Deck	2004	112	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2004	210	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot		R04-012-009		Account		509		Location		35 NORTHWOOD COURT		Card		1		Of		1		10/05/2023	
BIGELOW, CURTIS B JR OVIEDO VENTURA, LOURENZ A 35 NORTHWOOD COURT WISCASSET ME 04578 B5829P150				Property Data				Assessment Record													
				Neighborhood 104 RURAL NORTHWEST				Year		Land		Buildings		Exempt		Total					
				Tree Growth Year 0				2010		31,000		127,700		10,000		148,700					
				FARM LAND YEAR 0				2011		31,000		127,700		10,000		148,700					
				OPEN SPACE YEAR 0				2012		31,000		127,700		10,000		148,700					
Previous Owner TEMPLE, ADAM L TEMPLE, MELISSA A 35 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 12/22/2021				Zone/Land Use 21 RURAL				2013		31,000		127,700		10,000		148,700					
				Secondary Zone				2014		31,000		127,700		10,000		148,700					
								2015		31,000		127,700		10,000		148,700					
				Topography 1 Level				2016		31,000		127,700		0		158,700					
				Previous Owner BEAL, BENJAMIN R. J/T BEAL, IDA M. WISCASSET ME 04578 Sale Date: 5/29/2015				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.				2017		31,000		127,700		0		158,700	
Utilities 4 Drilled Well 6 Septic System								2018		31,000		127,700		0		158,700					
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None								2019		31,000		127,700		20,000		138,700					
2020								31,000		127,700		25,000		133,700							
2021								31,000		127,700		25,000		133,700							
Previous Owner HALLMARK HOMES, CORP. PO BOX 113 TOPSHAM ME 04086 Sale Date: 2/16/2005				Street 5 Private				2022		31,000		127,700		0		158,700					
				1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet				2023		38,800		159,600		0		198,400					
				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											
Inspection Witnessed By:				14.Rear Land				%		4.Size/Shape											
				15.Front Foot				%		5.Access											
								%		6.Restriction											
								%		7.Corner/Locatio											
								%		8.View/Environ											
X				TREE GROWTH PLAN 0								9.Fract Share									
				CONSERV EASE 0										Acres							
				Sale Data										30.Rear 20+							
				Sale Date		12/22/2021								31.Waterfront Rea							
				Price		340,000								32.Open Space							
No./Date				Sale Type		2 Land & Buildings								33.RestrictEsm							
				1.Land 4.Mobile 7.										34.PASTURE 1							
				2.L & B 5.Other 8.										35.HORTICULTURAL-							
				3.Building 6. 9.										36.Pasture 3							
				Financing		9 Unknown										37.Softwood					
Notes:				1.Convent 4.Seller 7.										38.Mixed Wood							
				2.FHA/VA 5.Private 8.										39.Hardwood							
				3.Assumed 6.Cash 9.Unknown										40.Wasteland							
				Validity		1 Arms Length Sale										41.CAMP SITE					
				1.Valid 4.Split 7.Renovate												42.Mobile Home Si					
2003-FORMER OWNER: JAMES O. NESBITT PREVIOUS BK611 PG46 SOLD TO ALL FOUR SONS 2005-FORMER OWNER: ROBERT,BARBARA,ALEXANDER,JAMES,THOMAS NESBITT BK3000 PG95 2005-FORMER OWNER: HALLMARK HOMES, CORP. BK3388 PG240 FOR \$24,900. 2006-ADDED HOMESTEAD & CHANGED IDA WRIGHT TO IDA BEAL. WISCASSET ME 04578 2007-DEED RECORDED CHANGING IDA WRIGHT TO IDA				2.Related 5.Partial 8.Other										43.Condo Site							
				3.Distress 6.Exempt 9.Foreclose												44.Site Improve					
				Verified		5 Public Record										45.CAMP SITE					
				1.Buyer 4.Agent 7.Family												46.PAVING/00					
				2.Seller 5.Pub Rec 8.Other																	
2007-DEED RECORDED CHANGING IDA WRIGHT TO IDA				3.Lender 6.MLS 9.																	

WISCASSET

Map Lot R04-012-009

Account 509

Location 35 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 30%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2004	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2004	28	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2004	168	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

14.0'

12.0'

WD

40.0'

28.0'

1.75 F/B



Map Lot R04-012-010			Account 510			Location 33 NORTHWOOD COURT			Card 1		Of 1		10/05/2023		
<div>HODSON, MICHAEL HODSON, KELLY J 33 NORTHWOOD COURT WISCASSET ME 04578</div> <div>B4499P233 B5109P136</div> <div>Previous Owner FAIRFIELD, MARITA L. c/o MICHAEL & KELLY J. HODSON 33 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 2/27/2017</div> <div>Previous Owner U.S. ARMY CORPS OF ENGINEERS 100 WEST OGLETHORPE AVENUE SAVANNAH GA 31401 Sale Date: 3/01/2012</div> <div>Previous Owner SMITH, JOHN W. 33 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 5/26/2011</div>						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	31,800	165,400	10,000	187,200		
						FARM LAND YEAR 0			2011	31,800	165,400	10,000	187,200		
						OPEN SPACE YEAR 0			2012	31,800	165,400	10,000	187,200		
<div>Previous Owner FAIRFIELD, MARITA L. c/o MICHAEL & KELLY J. HODSON 33 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 2/27/2017</div> <div>Previous Owner U.S. ARMY CORPS OF ENGINEERS 100 WEST OGLETHORPE AVENUE SAVANNAH GA 31401 Sale Date: 3/01/2012</div> <div>Previous Owner SMITH, JOHN W. 33 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 5/26/2011</div>						Zone/Land Use 21 RURAL			2013	31,800	165,400	10,000	187,200		
						Secondary Zone			2014	31,800	165,400	10,000	187,200		
						Topography 2 Rolling			2015	31,800	165,400	10,000	187,200		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	31,800	165,400	15,000	182,200		
						Utilities 4 Drilled Well 6 Septic System			2017	31,800	165,400	0	197,200		
<div>Previous Owner SMITH, JOHN W. 33 NORTHWOOD COURT WISCASSET ME 04578 Sale Date: 5/26/2011</div>						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	31,800	165,400	0	197,200		
						Street 2 Semi-Improved			2019	31,800	165,400	20,000	177,200		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	31,800	165,400	25,000	172,200		
						TREE GROWTH PLAN 0 CONSERV EASE 0			2021	31,800	165,400	25,000	172,200		
						Sale Date 2/27/2017 Price 169,000			2022	31,800	165,400	24,000	173,200		
<div>Inspection Witnessed By:</div> <div>X</div> <div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>						Sale Data			2023	39,700	206,700	25,000	221,400		
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Frontage	Depth	Factor	Code	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			
						Square Foot		Square Feet				30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveveme 45.CAMP SITE 46.PAVING/00			
<div>Notes:</div> <div>2003-FORMER OWNER: JAMES O. NESBITT PREVIOUS BK611 PG46 SOLD TO ALL FOUR SONS</div> <div>2005-FORMER OWNER:ROBERT,BARBARA,ALEXANDER,JAMES & THOMAS NESBITT BK3000 PG95. THEN SOLD TO CARON CONSTRUCTION, INC. FOR \$24,500 BK3378 PG186, THEN SOLD TO JOHN SMITH FOR \$210,758 BK3430 PG173.</div> <div>2012-Former owner:U.S. Army Corps of Engineers BK4402 PG132 May 26, 2011 for \$194,000 and BK4464 PG133, correction 11/29/11. Moved homestead to this property from WISCASSET ME 04578 where he lived in.</div>						Fract. Acre		Acreage/Sites							
						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres		20	1.00	100	%	0			
								21	1.00	100	%	0			
								28	0.48	100	%	0			
						24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2									
<div>Inspection Witnessed By:</div> <div>X</div> <div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>						Total Acreage		1.48							


WISCASSET

Map Lot R04-012-010

Account 510

Location 33 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1008
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2004	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

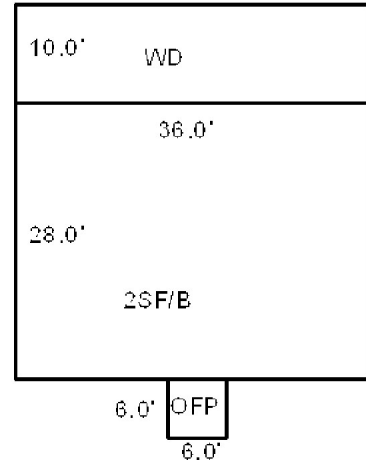
Date Inspected 3/14/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2004	36	3 100	4	0 %	100 %	
68 Wood Deck	2004	360	3 100	4	0 %	100 %	
24 Frame Shed	2004	80	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

FR SHED 8X10

36.0'



Map Lot R04-012-011			Account 511			Location 21 NORTHWOOD COURT			Card 1		Of 1		10/05/2023			
DUALAN, JOEL F WISCASSET ME 04578 B3616P162 B3769P1						Property Data			Assessment Record							
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2010	31,800	15,300	0	47,100			
						FARM LAND YEAR 0			2011	31,800	165,300	10,000	187,100			
						OPEN SPACE YEAR 0			2012	31,800	165,300	10,000	187,100			
Previous Owner ERICKSON & RALPH, INC. PO BOX 627 WALDOBORO ME 04572 Sale Date: 1/03/2006						Zone/Land Use 21 RURAL			2013	31,800	165,300	10,000	187,100			
						Secondary Zone			2014	31,800	165,300	10,000	187,100			
						Topography 1 Level			2015	31,800	165,300	10,000	187,100			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	31,800	165,300	15,000	182,100			
						Utilities 4 Drilled Well 6 Septic System			2017	31,800	165,300	20,000	177,100			
Previous Owner NESBITT IV, JAMES O., ALEXANDER, & THOMAS NESBITT, ROBERT S. & BARBARA JEAN C/O ROBERT S. NESBITT WISCASSET ME 04578 Sale Date: 1/03/2006						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	31,800	165,300	20,000	177,100			
						Street 5 Private			2019	31,800	165,300	20,000	177,100			
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2020	31,800	165,300	25,000	172,100			
						TREE GROWTH PLAN 0			2021	31,800	165,300	25,000	172,100			
						CONSERV EASE 0			2022	31,800	165,300	24,000	173,100			
Inspection Witnessed By: 																

WISCASSET

Map Lot R04-012-011

Account 511

Location 21 NORTHWOOD COURT

Card 1

Of 1

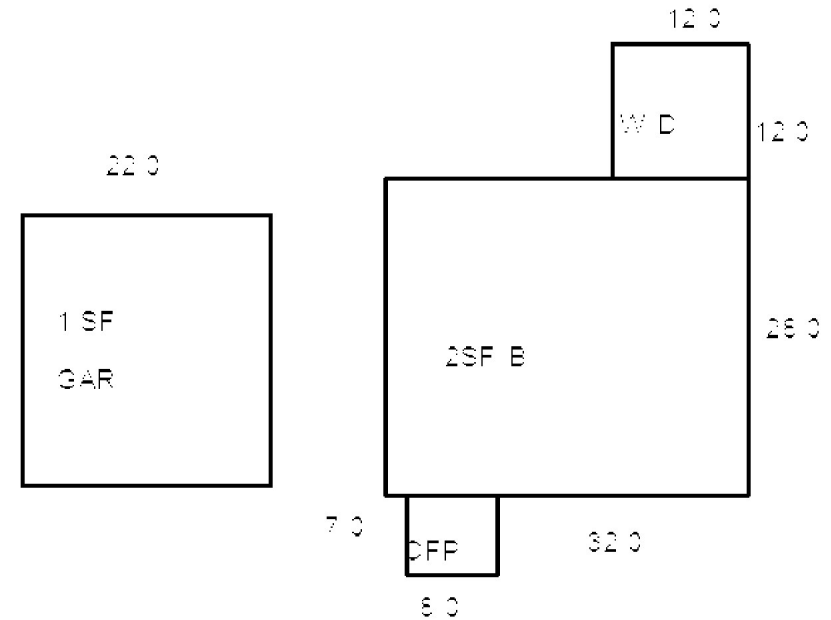
10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 896
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2010	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2010	56	4 95	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2010	144	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2010	528	4 95	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot		R04-012-012		Account		512		Location		15 NORTHWOOD COURT		Card		1		Of		1		10/05/2023	
ATTWOOD, AMBROSENE L 15 NORTHWOOD COURT WISCASSET ME 04578						Property Data			Assessment Record												
						Neighborhood 104 RURAL NORTHWEST			Year		Land		Buildings		Exempt		Total				
						Tree Growth Year 0			2010		31,200		177,900		10,000		199,100				
						FARM LAND YEAR 0			2011		31,200		177,900		10,000		199,100				
						OPEN SPACE YEAR 0			2012		31,200		177,900		10,000		199,100				
B5916P40						Zone/Land Use 21 RURAL			2013		31,200		177,900		10,000		199,100				
Previous Owner WOOD, GREGG L 15 NORTHWOOD COURT						Secondary Zone			2014		31,200		177,900		10,000		199,100				
									2015		31,200		177,900		10,000		199,100				
WISCASSET ME 04578 Sale Date: 8/01/2022						Topography 1 Level			2016		31,200		177,900		15,000		194,100				
Previous Owner WOOD, GREGG T. J/T HEFLER, KAREN L.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017		31,200		177,900		20,000		189,100				
						Utilities 4 Drilled Well 6 Septic System			2018		31,200		177,900		20,000		189,100				
WISCASSET ME 04578 Sale Date: 4/19/2017						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019		31,200		177,900		20,000		189,100				
						Street 5 Private			2020		31,200		177,900		25,000		184,100				
Previous Owner NESBITT, THOMAS R.						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021		31,200		177,900		25,000		184,100				
						TREE GROWTH PLAN 0 CONSERV EASE 0			2022		31,200		177,900		24,000		185,100				
Inspection Witnessed By:						Sale Date 8/01/2022			2023		39,000		222,400		0		261,400				
						Price 375,000															
X						Sale Data			Front Foot		Type		Effective		Influence		Influence Codes				
						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot				Frontage Depth		Factor Code		1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share				
No./Date						Description			Date Insp.		Square Foot		Square Feet				Acres				
																	30.Rear 20+				
																	31.Waterfront Rea				
																	32.Open Space				
																	33.RestrictEsm				
																	34.PASTURE 1				
																	35.HORTICULTURAL-				
																	36.Pasture 3				
																	37.Softwood				
																	38.Mixed Wood				
																	39.Hardwood				
																	40.Wasteland				
																	41.CAMP SITE				
																	42.Mobile Home Si				
																	43.Condo Site				
																	44.Site Improve				
																	45.CAMP SITE				
																	46.PAVING/00				


WISCASSET

Map Lot R04-012-012

Account 512

Location 15 NORTHWOOD COURT

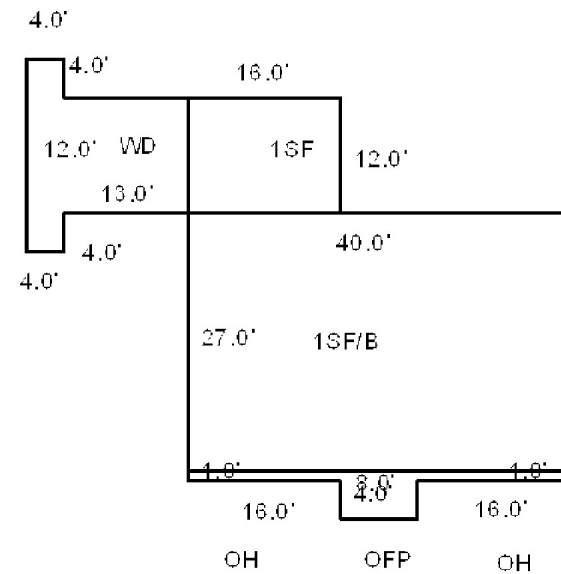
Card 1 Of 1 10/05/2023

Building Style 3 Raised Ranch	SF Bsmt Living 810	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1080
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2004	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/19/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2004	32	4 95	4	0 %	100 %	
1 ONE STORY	2004	192	4 95	4	0 %	100 %	
68 Wood Deck	2004	188	3 100	4	0 %	100 %	
90 BSMT ENTRY.....	2004	16	4 95	4	0 %	100 %	
26 1SFr Overhang	2004	32	4 95	4	0 %	100 %	
68 Wood Deck	2004	425	3 100	4	0 %	100 %	
23 Frame Garage	2004	672	3 100	4	0 %	100 %	
71 CARPORT.....	2004	432	3 100	4	0 %	100 %	
					%	%	
					%	%	



Map Lot R04-012-014

Account 513

Location DORR ROAD

Card 1 Of 1 10/05/2023

FITZPATRICK, RYAN A
SEVERSON, KELSIE D
69 PREMIER DRIVE, APT 341
LISBON ME 04250

B5738P269

Previous Owner
GUIDOBONI, NORMAN
GUIDOBONI, ANN
C/O RYAN FITZPATRICK
VASSALBORO ME 04989
Sale Date: 7/07/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

VACANT/PIE SHAPE

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST	
Tree Growth Year	0	
FARM LAND YEAR	0	
OPEN SPACE YEAR	0	
Zone/Land Use	21 RURAL	
Secondary Zone		
Topography	5 Low	1 Level
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities	9 NoWater/NoSewer	
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street	1 Paved	
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN	0	
CONSERV EASE	0	
Sale Data		
Sale Date	7/07/2021	
Price	28,500	
Sale Type	1 Land Only	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	1 Arms Length Sale	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	32,000	0	0	32,000
2011	32,000	0	0	32,000
2012	32,000	0	0	32,000
2013	32,000	0	0	32,000
2014	32,000	0	0	32,000
2015	32,000	0	0	32,000
2016	32,000	0	0	32,000
2017	32,000	0	0	32,000
2018	32,000	0	0	32,000
2019	32,000	0	0	32,000
2020	32,000	0	0	32,000
2021	32,000	0	0	32,000
2022	32,000	0	0	32,000
2023	40,000	0	0	40,000

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.61				

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

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

WISCASSET

Map Lot R04-012-014

Account 513

Location DORR ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 100%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-012-A

Account 514

Location 56 DORR ROAD

Card 1 Of 1 10/05/2023

FOSTER, GREGORY L WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2010	33,200	148,300	10,000	171,500	
			FARM LAND YEAR 0			2011	33,200	148,300	10,000	171,500	
			OPEN SPACE YEAR 0			2012	33,200	148,300	10,000	171,500	
B3396P44			Zone/Land Use 21 RURAL			2013	33,200	148,300	10,000	171,500	
Previous Owner FOSTER, GREGORY L. J/T FOSTER, CAROLYN M.			Secondary Zone			2014	33,200	148,300	10,000	171,500	
						2015	33,200	148,300	10,000	171,500	
WISCASSET ME 04578 Sale Date: 1/11/2014			Topography 1 Level			2016	33,200	148,300	15,000	166,500	
Previous Owner O'CONNELL, DANIEL O'CONNELL, JANICE			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	33,200	117,200	20,000	130,400	
						2018	33,200	117,200	20,000	130,400	
			Utilities 4 Drilled Well 6 Septic System			2019	33,200	117,200	20,000	130,400	
						2020	33,200	117,200	25,000	125,400	
						2021	33,200	117,200	25,000	125,400	
WISCASSET ME 04578 Sale Date: 11/17/2004			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	33,200	117,200	24,000	126,400	
			Street 1 Paved			2023	41,500	146,500	25,000	163,000	
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data					
			Front Foot		Type	Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
						11.Regular Lot					1.Open Space
12.Delta Triangle						2.Neighborhood A					
Inspection Witnessed By:			13.Nabla Triangle			3.Topography		3.Topography			
			14.Rear Land			4.Size/Shape		4.Size/Shape			
			15.Front Foot			5.Access		5.Access			
						6.Restriction		6.Restriction			
						7.Corner/Locatio		7.Corner/Locatio			
X			Square Foot		Square Feet				8.View/Environ		
									9.Fract Share		
									Acres		
									30.Rear 20+		
									31.Waterfront Rea		
Date			Sale Date 11/17/2004						32.Open Space		
No./Date			Price 177,000						33.RestrictEsm		
Description			Sale Type 2 Land & Buildings						34.PASTURE 1		
Date Insp.			1.Land 4.Mobile 7.						35.HORTICULTURAL-		
			2.L & B 5.Other 8.						36.Pasture 3		
			3.Building 6. 9.						37.Softwood		
			Financing 9 Unknown						38.Mixed Wood		
Notes:			1.Convent 4.Seller 7.						39.Hardwood		
17 Site visit w/ Mr. add 2sfr to sketch(missed). Adjust heat and functional for 16 x 26 section on 1st floor incomplete and grade of dwelling. 2005-FORMER OWNER: DANIEL & JANICE O'CONNELL BK1004 PG80 2014-Carolyn Foster passed away 01/11/14 leaving property to joint tenant.			2.FHA/VA 5.Private 8.						40.Wasteland		
			3.Assumed 6.Cash 9.Unknown							41.CAMP SITE	
			Validity 2 Related Parties							42.Mobile Home Si	
			1.Valid 4.Split 7.Renovate							43.Condo Site	
			2.Related 5.Partial 8.Other							44.Site Improve	
			3.Distress 6.Exempt 9.Foreclose						45.CAMP SITE		
			Verified 5 Public Record						46.PAVING/00		
			1.Buyer 4.Agent 7.Family								
			2.Seller 5.Pub Rec 8.Other								
			3.Lender 6.MLS 9.								
WISCASSET											


WISCASSET

Map Lot R04-012-A

Account 514

Location 56 DORR ROAD

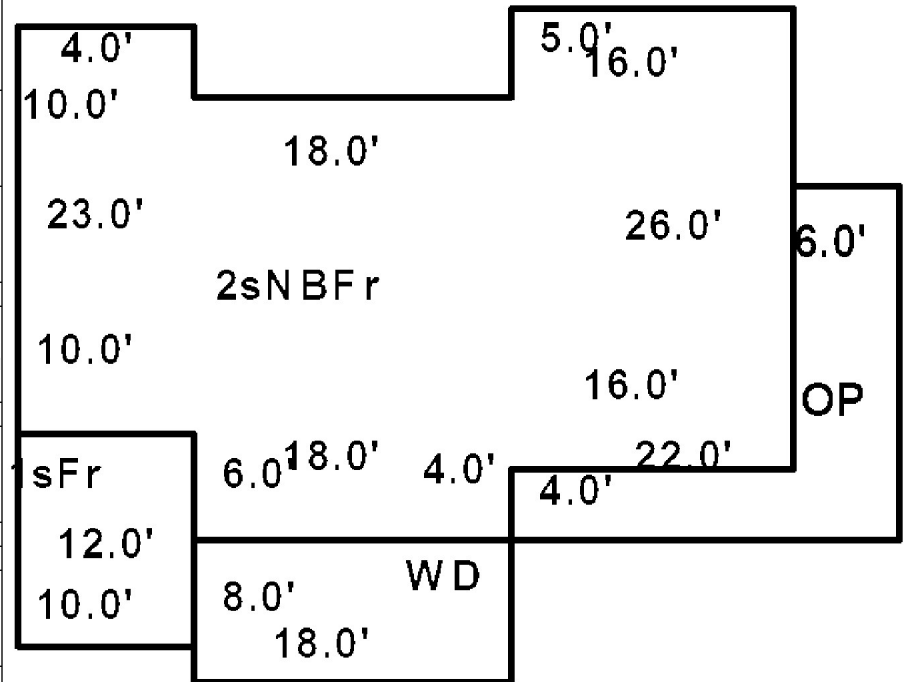
Card 1 Of 1 10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1060
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1979	# Half Baths 0	Funct. % Good 90%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/22/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1979	120	3 100	4	0 %	100 %	
21 Open Frame	1979	184	3 100	4	0 %	100 %	
68 Wood Deck	1979	144	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R04-012-B

Account 515

Location 72 DORR ROAD

Card 1 Of 1 10/05/2023

FLESHER, SALLY A
WISCASSET ME 04578

B1183P59 B4471P137

Previous Owner
FLESHER, SANFORD
FLESHER, SALLY A.

WISCASSET ME 04578
Sale Date: 12/13/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003-NOW 2 STORY WITH 2 1SF ADDITIONS
2012-Per divorce decree property now belongs to Sally A.
Fletcher. Removed veterans exemption as well.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	12/13/2011		
Price			
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	30,800	162,600	16,000	177,400
2011	30,800	162,600	16,000	177,400
2012	30,800	162,600	10,000	183,400
2013	30,800	162,600	10,000	183,400
2014	30,800	162,600	10,000	183,400
2015	30,800	162,600	10,000	183,400
2016	30,800	162,600	15,000	178,400
2017	30,800	162,600	20,000	173,400
2018	30,800	162,600	20,000	173,400
2019	30,800	162,600	20,000	173,400
2020	30,800	162,600	25,000	168,400
2021	30,800	162,600	25,000	168,400
2022	30,800	162,600	24,000	169,400
2023	38,500	203,200	25,000	216,700

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		1.01				


WISCASSET

Map Lot R04-012-B

Account 515

Location 72 DORR ROAD

Card 1 Of 1 10/05/2023

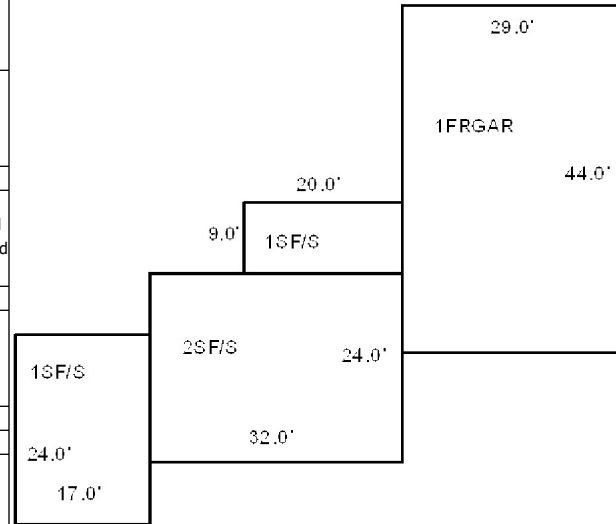
Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1982	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2002	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/07/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1982	180	4 95	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1982	1276	4 95	4	0 %	100 %		2.TWO STORY FRAM
1 ONE STORY	2002	408	4 95	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2003	160	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

FR SHED 10X16



Map Lot R04-012-C

Account 516

Location 82 DORR ROAD

Card 1 Of 1 10/05/2023

LAROCK, KEIR J/T
SHERLOCK, KAREN L
WISCASSET ME 04578

B4152P202

Previous Owner
MCCREADY, POLLY A.
C/O KEIR LAROCK & KAREN L. SHERLOCK
82 DORR ROAD
WISCASSET ME 04578
Sale Date: 6/02/2009

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/2/09-Previous owner: Polly A. McCready BK1166 PG140,
house sold to Keir/Sherlock for \$147,000.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	6/02/2009		
Price	147,000		
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	31,100	71,100	0	102,200
2011	31,100	71,100	10,000	92,200
2012	31,100	71,100	10,000	92,200
2013	31,100	71,100	10,000	92,200
2014	31,100	71,100	10,000	92,200
2015	31,100	71,100	10,000	92,200
2016	31,100	71,100	15,000	87,200
2017	31,100	71,100	20,000	82,200
2018	31,100	71,100	20,000	82,200
2019	31,100	71,100	20,000	82,200
2020	31,100	71,100	25,000	77,200
2021	31,100	71,100	25,000	77,200
2022	31,100	71,100	24,000	78,200
2023	38,900	88,900	25,000	102,800

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.14				


WISCASSET

Map Lot R04-012-C

Account 516

Location 82 DORR ROAD

Card 1 Of 1 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 720
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1983	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/16/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	140	3 105	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

10.0'

EP

14.0'

1.5F/NB

24.0'

30.0'



Map Lot R04-012-D

Account 517

Location 7 NORTHWOOD COURT

Card 1 Of 1 10/05/2023

GUIDOBONI, NORMAN H
GUIDOBONI, ANN W
WISCASSET ME 04578

B1247P230

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		5 Private	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing			
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity			
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified			
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	31,400	128,400	10,000	149,800
2011	31,400	128,400	10,000	149,800
2012	31,400	128,400	10,000	149,800
2013	31,400	128,400	10,000	149,800
2014	31,400	128,400	10,000	149,800
2015	31,400	128,400	10,000	149,800
2016	31,400	128,400	15,000	144,800
2017	31,400	128,400	20,000	139,800
2018	31,400	128,400	20,000	139,800
2019	31,400	128,400	20,000	139,800
2020	31,400	128,400	25,000	134,800
2021	31,400	128,400	25,000	134,800
2022	31,400	128,400	24,000	135,800
2023	39,300	160,500	25,000	174,800

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.30				



WISCASSET

Map Lot R04-012-D

Account 517

Location 7 NORTHWOOD COURT

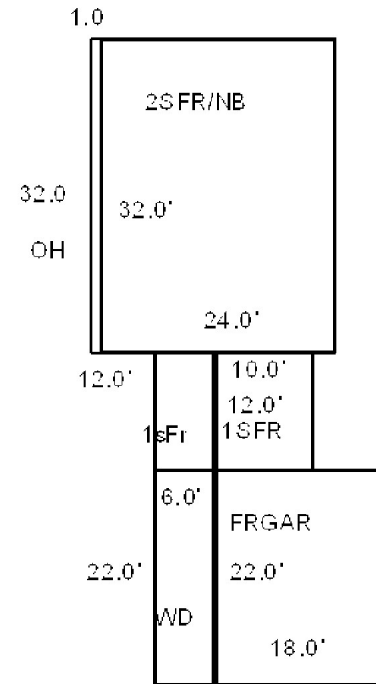
Card 1 Of 1 10/05/2023

Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 7 Electric	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 2 Heavy
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 786
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1986	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/14/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1986	120	3 100	4	0 %	100 %	
21 Open Frame	1986	72	3 100	4	0 %	100 %	
26 1SFr Overhang	1986	32	3 100	4	0 %	100 %	
68 Wood Deck	1986	132	3 100	4	0 %	100 %	
23 Frame Garage	1986	396	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot R04-012-E

Account 518

Location 114 DORR ROAD

Card 1 Of 1 10/05/2023

HOEPNER, KAREN M
WISCASSET ME 04578

B2079P339

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'18 nah add garage & canopy (inc)
2013-shed and mud room (EFP) added, reduced size of deck
and part is now EFP. EFP@ 90%, check in 2014.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	8/01/1995		
Price	18,000		
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	7 Renovations		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	30,900	102,100	10,000	123,000
2011	30,900	102,100	10,000	123,000
2012	30,900	102,800	10,000	123,700
2013	30,900	105,900	10,000	126,800
2014	30,900	106,400	10,000	127,300
2015	30,900	106,400	10,000	127,300
2016	30,900	106,400	15,000	122,300
2017	30,900	106,400	20,000	117,300
2018	30,900	117,700	20,000	128,600
2019	30,900	120,600	20,000	131,500
2020	30,900	120,600	25,000	126,500
2021	30,900	120,600	25,000	126,500
2022	30,900	120,600	24,000	127,500
2023	38,600	150,700	25,000	164,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		1.03				

WISCASSET

Map Lot R04-012-E




Account 518

Location 114 DORR ROAD

Card 1

Of 1

10/05/2023

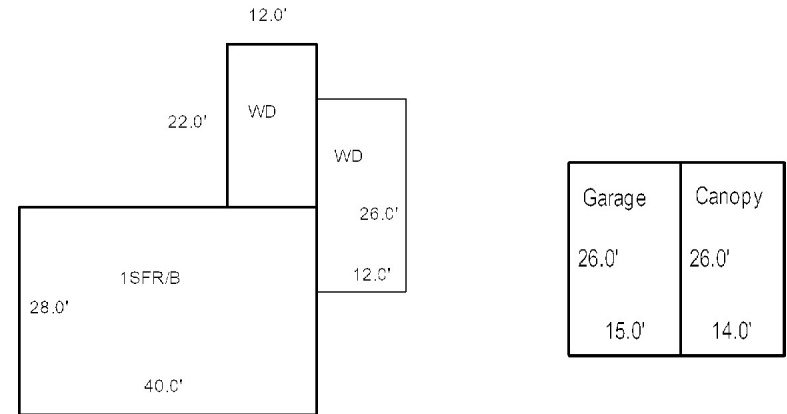
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1996	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/24/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1996	432	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2012	160	3 100	4	0 %	100 %		2.TWO STORY FRAM
22 Encl Frame Porch	2012	144	3 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2017	390	3 100	4	0 %	100 %		4.1 & 1/2 STORY
61 Canopy	2017	364	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

ABOVE GROUND POOL



Property Data			Assessment Record				
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total
			2010	60,400	0	0	60,400
Tree Growth Year 0			2011	60,400	0	0	60,400
FARM LAND YEAR 0			2012	60,400	0	0	60,400
OPEN SPACE YEAR 0			2013	60,400	0	0	60,400
Zone/Land Use 21 RURAL			2014	60,400	0	0	60,400
			2015	60,400	0	0	60,400
Secondary Zone			2016	60,400	0	0	60,400
Topography 1 Level			2017	60,400	0	0	60,400
			2018	60,400	0	0	60,400
1.Level 4.Below St 7.Steep			2019	60,400	0	0	60,400
2.Rolling 5.Low 8.Rough			2020	60,400	0	0	60,400
3.Above St 6.Swampy 9.			2021	60,400	0	0	60,400
Utilities 9			2022	60,400	0	0	60,400
NoWater/NoSewer			2023	75,600	0	0	75,600
1.Public 4.Dr Well 7.Cesspool							
2.Water 5.DUG/LAKE 8.							
3.Sewer 6.Septic 9.None							
Street 1 Paved							
1.Paved 4.Proposed 7.							
2.Semi Imp 5.Private 8.							
3.Gravel 6.Pub Eas 9.NoStreet							
TREE GROWTH PLAN 0							
CONSERV EASE 0							
Sale Data							
Sale Date 10/10/2002							
Price 850							
Sale Type 1 Land Only							
1.Land 4.Mobile 7.							
2.L & B 5.Other 8.							
3.Building 6. 9.							
Financing 9 Unknown							
1.Convent 4.Seller 7.							
2.FHA/VA 5.Private 8.							
3.Assumed 6.Cash 9.Unknown							
Validity 8 Other Non Valid							
1.Valid 4.Split 7.Renovate							
2.Related 5.Partial 8.							
3.Distress 6.Exempt 9.Foreclose							
Verified 5 Public Record							
1.Buyer 4.Agent 7.Family							
2.Seller 5.Pub Rec 8.Other							
3.Lender 6.MLS 9.							

WISCASSET

Map Lot R04-013

Account 519

Location OLD ROAD

Card 1 Of 1 10/05/2023

Building Style 0			SF Bsmt Living 0			Layout 0		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH 0			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100% 0			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic 0		
Dwelling Units 0			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories 0			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0% 9 None			Insulation 0		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls 0			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style 0			Unfinished % 0%		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor 0 0%		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface 0			Bath(s) Style 0			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) 0		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition 0		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 0			Phys. % Good 0%		
Year Built 0			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 0			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 0						Economic Code None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars 0						Entrance Code 5 Estimated		
Wet Basement 0						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.					3.Informed 6. 9.		
3.Wet	6. 9.					Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/20/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-013-A

Account 2189

Location 91 CLARK DRIVE

Card 1 Of 1 10/05/2023

BLAGDON, JOHN L IV
91 CLARK DRIVE
WISCASSET ME 04578

B5473P109

Previous Owner
BLAGDON, KATHY M

PO BOX 403
WISCASSET ME 04578
Sale Date: 11/19/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'15 add shed.

WISCASSET

Property Data

Neighborhood **104 RURAL NORTHWEST**

Tree Growth Year **0**

FARM LAND YEAR **0**

OPEN SPACE YEAR **0**

Zone/Land Use **21 RURAL**

Secondary Zone

Topography **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 **2 Semi-Improved**

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

TREE GROWTH PLAN **0**

CONSERV EASE **0**

Sale Data

Sale Date **11/19/2019**

Price

Sale Type **2 Land & Buildings**

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

Financing **9 Unknown**

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

Validity **2 Related Parties**

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

Verified **5 Public Record**

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	37,000	157,100	10,000	184,100
2011	37,000	157,100	10,000	184,100
2012	37,000	157,100	10,000	184,100
2013	37,000	157,100	10,000	184,100
2014	37,000	157,100	10,000	184,100
2015	37,000	157,500	10,000	184,500
2016	37,000	157,500	15,000	179,500
2017	37,000	157,500	20,000	174,500
2018	37,000	157,500	20,000	174,500
2019	37,000	157,500	20,000	174,500
2020	37,000	157,500	25,000	169,500
2021	37,000	157,500	25,000	169,500
2022	37,000	157,500	24,000	170,500
2023	46,200	196,900	25,000	218,100

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		4.09				


WISCASSET

Map Lot R04-013-A

Account 2189

Location 91 CLARK DRIVE

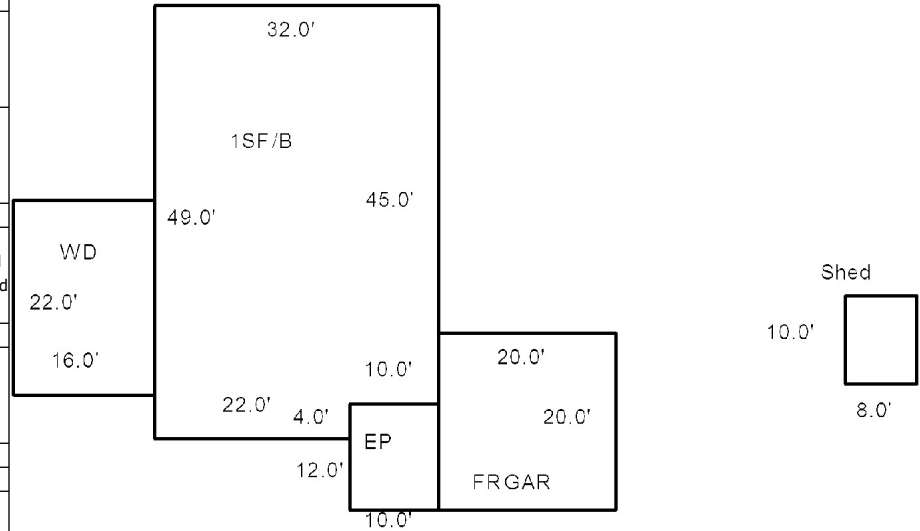
Card 1 Of 1 10/05/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1528
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1999	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/20/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	1999	120	3 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1999	400	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1999	352	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2014	80	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-014			Account 520			Location GARDINER ROAD			Card 1		Of 1		10/05/2023		
OUTZEN, PAUL E J/T OUTZEN, PAULA A DE LEON SPRINGS FL 32130 B3709P54						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	40,000	0	0	40,000		
						FARM LAND YEAR 0			2011	40,000	0	0	40,000		
						OPEN SPACE YEAR 0			2012	40,000	0	0	40,000		
Previous Owner OUTZEN, MARY ANN 21 PROVIDENCE LANE PALM COAST FL 32164 Sale Date: 7/07/2006						Zone/Land Use 21 RURAL			2013	40,000	0	0	40,000		
						Secondary Zone			2014	40,000	0	0	40,000		
									2015	40,000	0	0	40,000		
						Topography 1 Level			2016	40,000	0	0	40,000		
									2017	40,000	0	0	40,000		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	40,000	0	0	40,000		
									2019	40,000	0	0	40,000		
						Utilities 9 NoWater/NoSewer			2020	40,000	0	0	40,000		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	40,000	0	0	40,000		
									2022	40,000	0	0	40,000		
						Street 2 Semi-Improved			2023	50,000	0	0	50,000		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data						
									Front Foot		Type	Effective		Influence	
						11.Regular Lot		Frontage	Depth	Factor	Code				
						12.Delta Triangle				%		1.Open Space			
13.Nabla Triangle				%		2.Neighborhood A									
14.Rear Land				%		3.Topography									
15.Front Foot				%		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									
			28	10.00	100 %	0	37.Softwood								
			29	10.00	100 %	0	38.Mixed Wood								
			30	20.00	100 %	0	39.Hardwood								
					%		40.Wasteland								
					%		41.CAMP SITE								
					%		42.Mobile Home Si								
					%		43.Condo Site								
					%		44.Site Improve								
					%		45.CAMP SITE								
					%		46.PAVING/00								
			Total Acreage		40.00										
			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												
Inspection Witnessed By:															
X						Date									
No./Date		Description				Date Insp.									
Notes:															
2007-FORMER OWNER: MARY ANN OUTZEN BK1092 PG79.															
9/29/08-Changed address.															
6/28/11-Changed address to PO Box 1116 De Leon Springs,															
FL 32130.															
WISCASSET															

WISCASSET

Map Lot R04-014

Account 520

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 100%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/20/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-015

Account 521

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

KIPP, RICHARD J
KIPP, DEBRA S
BRUNSWICK ME 04011

B1056P150

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
VACANT

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	9 NoWater/ NoSewer		
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	9 No Street		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing			
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity			
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified			
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	24,000	0	0	24,000
2011	24,000	0	0	24,000
2012	24,000	0	0	24,000
2013	24,000	0	0	24,000
2014	24,000	0	0	24,000
2015	24,000	0	0	24,000
2016	24,000	0	0	24,000
2017	24,000	0	0	24,000
2018	24,000	0	0	24,000
2019	24,000	0	0	24,000
2020	24,000	0	0	24,000
2021	24,000	0	0	24,000
2022	24,000	0	0	24,000
2023	30,000	0	0	30,000

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		14.00				

WISCASSET

Map Lot R04-015

Account 521

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 100%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/20/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-015-A

Account 522

Location 122 CLARK DRIVE

Card 1 Of 2 10/05/2023

PAGE, NEIL T J/T
PAGE, LISA A
WISCASSET ME 04578

B1908P188 B4188P272 B4794P194

Previous Owner
PAGE, NEIL T.

122 CLARK DRIVE
WISCASSET ME 04578
Sale Date: 6/27/2014

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'18 mh gone. Sheds still there
2010-added 1.46 acres to this lot from lot 15A/1, which makes
this lot 10.41 acres.

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			2010	49,600	17,100	10,000	56,700		
Tree Growth Year 0			2011	49,600	17,100	10,000	56,700		
FARM LAND YEAR 0			2012	49,600	17,100	10,000	56,700		
OPEN SPACE YEAR 0			2013	49,600	17,100	10,000	56,700		
Zone/Land Use 21 RURAL			2014	49,600	17,100	10,000	56,700		
			2015	49,600	17,100	10,000	56,700		
Secondary Zone			2016	49,600	17,100	21,000	45,700		
Topography 2 Rolling			2017	49,600	17,100	26,000	40,700		
			2018	49,600	3,700	26,000	27,300		
1.Level 4.Below St 7.Steep			2019	49,600	3,700	26,000	27,300		
2.Rolling 5.Low 8.Rough			2020	49,600	3,700	31,000	22,300		
3.Above St 6.Swampy 9.			2021	49,600	3,700	31,000	22,300		
Utilities 4 Drilled Well 6 Septic System			2022	49,600	3,700	29,760	23,540		
1.Public 4.Dr Well 7.Cesspool			2023	62,000	4,600	31,000	35,600		
2.Water 5.DUG/LAKE 8.			Land Data						
3.Sewer 6.Septic 9.None									
Street 5 Private			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved 4.Proposed 7.					Frontage	Depth	Factor	Code	
2.Semi Imp 5.Private 8.							%		
3.Gravel 6.Pub Eas 9.NoStreet							%		
TREE GROWTH PLAN 0							%		
CONSERV EASE 0							%		
Sale Data							%		
							%		
Sale Date 6/27/2014					%				
Price					%				
Sale Type 2 Land & Buildings			Square Foot		Square Feet				
1.Land 4.Mobile 7.						%			
2.L & B 5.Other 8.						%			
3.Building 6. 9.						%			
Financing 9 Unknown						%			
1.Convent 4.Seller 7.						%			
2.FHA/VA 5.Private 8.						%			
3.Assumed 6.Cash 9.Unknown						%			
Validity 2 Related Parties			Fract. Acre		Acreage/Sites				
1.Valid 4.Split 7.Renovate					20	1.00	100	%	0
2.Related 5.Partial 8.Other					21	1.00	100	%	0
3.Distress 6.Exempt 9.Foreclose					28	9.41	100	%	0
Verified 5 Public Record								%	
								%	
1.Buyer 4.Agent 7.Family								%	
2.Seller 5.Pub Rec 8.Other								%	
3.Lender 6.MLS 9.						%			
			Total Acreage 10.41						





WISCASSET

Map Lot R04-015-A

Account 522

Location 122 CLARK DRIVE

Card 1 Of 2 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type 100%			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmait	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code 5 Estimate		
Date Inspected 12/20/2006						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.

CARPORT

FR SHED 8X16

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
24 Frame Shed	2000	128	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2000	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
71 CARPORT.....	2006	200	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

PAGE, NEIL T J/T
PAGE, LISA A
WISCASSET ME 04578

B1908P188 B4188P272 B4794P194

Previous Owner
PAGE, NEIL T.

122 CLARK DRIVE
WISCASSET ME 04578
Sale Date: 6/27/2014

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'18 PER INFO DELETE 1/2 BATH

2015- Add new house here, started construction 5/15/14.

Check permits for deck, done yet?

WISCASSET

Property Data

Neighborhood 104 RURAL NORTHWEST		
Tree Growth Year 0		
FARM LAND YEAR 0		
OPEN SPACE YEAR 0		
Zone/Land Use 21 RURAL		
Secondary Zone		
Topography 2 Rolling		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities	4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street	5 Private	
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN		0
CONSERV EASE		0
Sale Data		
Sale Date		6/27/2014
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
2014	0	0	0	0
2015	0	164,500	0	164,500
2016	0	164,500	0	164,500
2017	0	164,500	0	164,500
2018	0	162,400	0	162,400
2019	0	162,400	0	162,400
2020	0	162,400	0	162,400
2021	0	162,400	0	162,400
2022	0	162,400	0	162,400
2023	0	203,100	0	203,100

Land Data

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




WISCASSET

Map Lot R04-015-A

Account 522

Location 122 CLARK DRIVE

Card 2 Of 2 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1408
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2014	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 0
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/20/2006

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

1.5SF/B

32.0'

44.0'



LAWLER, WESLEY
LAWLER, CELYNNE
102 CLARK DRIVE
WISCASSET ME 04578

B5546P131

Previous Owner
PORT, JONATHAN E.
102 CLARKE DRIVE

WISCASSET ME 04578
Sale Date: 7/02/2020

Previous Owner
KINNEY, RICKY
KINNEY, ELIZABETH

WISCASSET ME 04578
Sale Date: 3/30/2018

Previous Owner
RUBASHKIN, NICHOLAS A.

102 CLARK DRIVE
WISCASSET ME 04578
Sale Date: 3/21/2016

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-NEW HOUSE 50% COMPLETE, CHECK IN 2006.
2006-MOBILE HOME GONE. HOUSE 60% DONE, CHECK IN
2007. CORRECTED DATA ENTRY ERROR 8/8/07 kj
2010-Previous owner: Michael C. & Lenore Dunn-bought
12/22/1997 Book 2298 Page 78.

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		2 Rolling	
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		6.Swampy	
7.Steep		8.Rough	
9.			
Utilities		4 Drilled Well	
6 Septic System			
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
7.Cesspool		8.	
9.None			
Street		2 Semi-Improved	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
7.		8.	
9.NoStreet			
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		7/02/2020	
Price		272,000	
Sale Type		2 Land & Buildings	
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
7.		9.	
Financing		9 Unknown	
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
7.		9.Unknown	
Validity		1 Arms Length Sale	
1.Valid		4.Split	
2.Related		5.Partial	
3.Distress		6.Exempt	
7.Renovate		8.Other	
9.Foreclose			
Verified		5 Public Record	
1.Buyer		4.Agent	
2.Seller		5.Pub Rec	
3.Lender		6.MLS	
7.Family		8.Other	
9.			

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	41,300	145,000	0	186,300
2011	41,300	145,000	0	186,300
2012	41,300	145,000	0	186,300
2013	41,300	145,000	0	186,300
2014	41,300	145,000	0	186,300
2015	41,300	145,000	0	186,300
2016	41,300	145,000	0	186,300
2017	41,300	145,000	0	186,300
2018	41,300	145,000	20,000	166,300
2019	41,300	145,000	20,000	166,300
2020	41,300	145,000	25,000	161,300
2021	41,300	145,000	0	186,300
2022	41,300	145,000	0	186,300
2023	51,600	181,200	0	232,800

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
Square Foot		Square Feet				9.Fract Share
16.Regular Lot				%		Acre
17.Secondary Site				%		30.Rear 20+
18.Secondary Site				%		31.Waterfront Rea
19.Condominium				%		32.Open Space
20.Base Homesite				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
Fract. Acre		Acreage/Sites				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	5.25	100	%	0	39.Hardwood
Acres				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		Total Acreage		6.25		


WISCASSET

Map Lot R04-015-A1

Account 523

Location 102 CLARK DRIVE

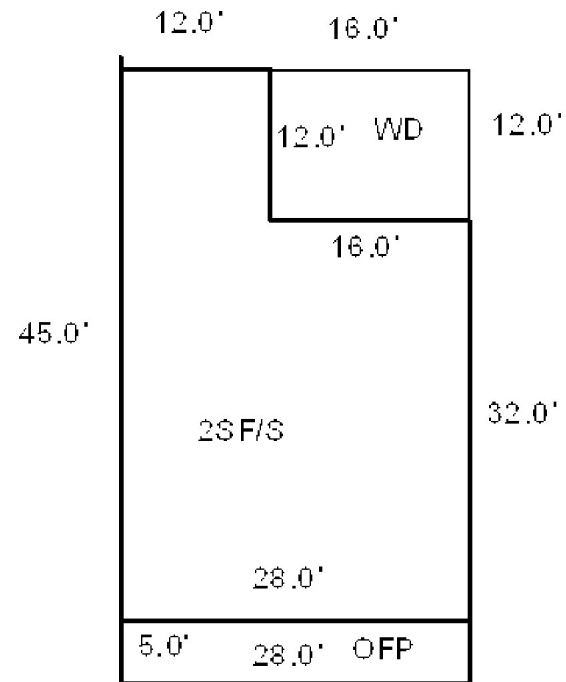
Card 1 Of 1 10/05/2023

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1040
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/06/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1997	96	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2001	96	3 100	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2002	140	3 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2002	192	3 100	4	0 %	100 %		4.1 & 1/2 STORY
73 AB.GR. POOL.....	2006	1	3 100	4	99 %	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		R04-016	Account	524	Location	GARDINER ROAD		Card	1	Of	1	10/05/2023	
PAGE, NEIL T 122 CLARK DRIVE WISCASSET ME 04578					Property Data		Assessment Record						
					Neighborhood 104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 0		2010	133,500	0	0	133,500		
					FARM LAND YEAR 0		2011	133,500	0	0	133,500		
					OPEN SPACE YEAR 0		2012	133,500	0	0	133,500		
B1928P239 B5461P173					Zone/Land Use 21 RURAL		2013	133,500	0	0	133,500		
Previous Owner MONTGOMERY, TRINIDAD A M 12307 NORMONT DRIVE HOUSTON TX 77070 Sale Date: 11/22/2019					Secondary Zone		2014	133,500	0	0	133,500		
					Topography 1 Level		2016	133,500	0	0	133,500		
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	133,500	0	0	133,500		
Previous Owner MARBLE, JOSEPH M. & RAMON A. T/C MONTGOMERY, TRINIDAD A.M. C/O TRINIDAD A. M. MONTGOMERY HOUSTON TX 77070 Sale Date: 3/25/2014					Utilities 9 NoWater/NoSewer		2019	133,500	0	0	133,500		
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2020	133,500	0	0	133,500		
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2021	133,500	0	0	133,500		
Previous Owner MARBLE JR., CHARLES B. MARBLE, JOSEPH M. (P/R) C/O JOSEPH M. MARBLE TAMPA FL 33612 Sale Date: 1/18/2008					Street 9 No Street		2022	128,300	0	0	128,300		
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2023	160,400	0	0	160,400		
					Land Data								
Inspection Witnessed By: X _____ Date _____ No./Date Description Date Insp.					Front Foot		Type	Effective		Influence		Influence Codes	
					11.Regular Lot			Frontage	Depth	Factor	Code		
					12.Delta Triangle					%			
					13.Nabla Triangle					%			
					14.Rear Land					%			
					15.Front Foot					%			
										%			
										%			
									%				
									%				
Notes: Vacant Brother Ray Marble address is: 102 Kriens Court New Bern, NC 28562 2008-Josefa P. Marble passed away 03/02/07 leaving to PR, Joseph M. Marble. Deed of Distribution received putting proerty in the following names with address and mailed to Joseph M. Marble: Joseph M. Marble 10706 North Oregon Avenue, Tampa, FL 33612, Trinidad A.M. Montgomery 12307 Normont Drive, Houston, TX 77070 and Ramon A. Marble 102 Wiscasset New Bern NC 28562. 4/24/17-Letter received that Joseph M. & Ramon A. Marble					Square Foot		Square Feet						
					16.Regular Lot				%				
					17.Secondary Site				%				
					18.Secondary Site				%				
					19.Condominium				%				
					20.Base Homesite				%				
									%				
									%				
									%				
									%				
4/24/17-Letter received that Joseph M. & Ramon A. Marble					Fract. Acre		Acreage/Sites						
					21.HS Size Adj		28	10.00	100	%	0		
					22.Base Waterfron		29	10.00	100	%	0		
					23.Deep WF Size A		30	196.56	100	%	0		
					Acres				%				
					24.Base Waterfron				%				
					25.Shallow WF Siz				%				
					26.Base Water Inf				%				
					27.Influence W Si				%				
					28.Rear Land 1-10		Total Acreage 216.56						
29.Rear Land 11-2													

WISCASSET

Map Lot R04-016

Account 524

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style 0			SF Bsmt Living 0			Layout 0		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH 0			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100% 0			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic 0		
Dwelling Units 0			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories 0			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0% 9 None			Insulation 0		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls 0			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style 0			Unfinished % 0%		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor 0 0%		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface 0			Bath(s) Style 0			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) 0		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition 0		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 0			Phys. % Good 0%		
Year Built 0			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 0			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 0						Economic Code None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars 0						Entrance Code 5 Estimated		
Wet Basement 0						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.					3.Informed 6. 9.		
3.Wet	6. 9.					Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/20/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-016-A

Account 2745

Location

Card 1 Of 1 10/05/2023

PAGE, JOSHUA R

122 CLARK DRIVE

WISCASSET ME 04578

B5844P250

Zone/Land Use **21 RURAL**

Secondary Zone

Topography **2 Rolling**

1.Level 4.Below St 7.Steep

2.Rolling 5.Low 8.Rough

3.Above St 6.Swampy 9.

Utilities

1.Public 4.Dr Well 7.Cesspool

2.Water 5.DUG/LAKE 8.

3.Sewer 6.Septic 9.None

Street **4 Proposed**

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 **2/02/2022**

Price

Sale Type **1 Land Only**

1.Land 4.Mobile 7.

2.L & B 5.Other 8.

3.Building 6. 9.

Financing **9 Unknown**

1.Convent 4.Seller 7.

2.FHA/VA 5.Private 8.

3.Assumed 6.Cash 9.Unknown

Validity **2 Related Parties**

1.Valid 4.Split 7.Renovate

2.Related 5.Partial 8.Other

3.Distress 6.Exempt 9.Foreclose

Verified **5 Public Record**

1.Buyer 4.Agent 7.Family

2.Seller 5.Pub Rec 8.Other

3.Lender 6.MLS 9.

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

'22 NEW LOT 10.44 ACRES FROM LOT 16

Property Data

Neighborhood **104 RURAL NORTHWEST**

Tree Growth Year **0**

FARM LAND YEAR

OPEN SPACE YEAR

Assessment Record

Year

Land

Buildings

Exempt

Total

2022

20,400

0

0

20,400

2023

25,600

0

0

25,600

Land Data

Front Foot

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Square Foot

16.Regular Lot

17.Secondary Site

18.Secondary Site

19.Condominium

20.Base Homesite

Fract. Acre

21.HS Size Adj

22.Base Waterfron

23.Deep WF Size A

Acres

24.Base Waterfron

25.Shallow WF Siz

26.Base Water Inf

27.Influence W Si

28.Rear Land 1-10

29.Rear Land 11-2

Type

Effective

Influence

Influence Codes

Frontage

Depth

Factor

Code

%

%

%

%

%

%

%

%

Square Feet

%

%

%

%

%

%

%

Acres

%

%

%

%

%

%

%

Acres/Sites

28

29

%

%

%

%

%

%

100

100

%

%

%

%

%

%

0

0

%

%

%

%

%

%

Total Acreage

10.44

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

WISCASSET

WISCASSET

Map Lot R04-016-A

Account 2745

Location

Card 1 Of 1 10/05/2023

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

Map Lot R04-017			Account 525			Location 67 CLARK DRIVE			Card 1		Of 1		10/05/2023		
HENDRICKS, CLIFFORD V (J/T) HENDRICKS, MARY D WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	35,900	191,900	10,000	217,800		
						FARM LAND YEAR 0			2011	35,900	191,900	10,000	217,800		
						OPEN SPACE YEAR 0			2012	35,900	191,900	10,000	217,800		
B2850P310						Zone/Land Use 21 RURAL			2013	35,900	191,900	10,000	217,800		
						Secondary Zone			2014	35,900	191,900	10,000	217,800		
									2015	35,900	191,900	10,000	217,800		
						Topography 2 Rolling			2016	35,900	191,900	15,000	212,800		
						1.Level 4.Below St 7.Steep			2017	35,900	191,900	20,000	207,800		
						2.Rolling 5.Low 8.Rough			2018	35,900	191,900	20,000	207,800		
						3.Above St 6.Swampy 9.			2019	35,900	191,900	20,000	207,800		
						Utilities 4 Drilled Well 6 Septic System			2020	35,900	191,900	25,000	202,800		
						1.Public 4.Dr Well 7.Cesspool			2021	35,900	191,900	25,000	202,800		
						2.Water 5.DUG/LAKE 8.			2022	35,900	191,900	24,000	203,800		
						3.Sewer 6.Septic 9.None			2023	44,900	239,900	25,000	259,800		
						Street 5 Private			Land Data						
						1.Paved 4.Proposed 7.			Front Foot	Type	Effective		Influence		Influence Codes
						2.Semi Imp 5.Private 8.					Frontage	Depth	Factor	Code	
Inspection Witnessed By:						3.Gravel 6.Pub Eas 9.NoStreet			11.Regular Lot					1.Open Space	
						TREE GROWTH PLAN 0			12.Delta Triangle					2.Neighborhood A	
						CONSERV EASE 0			13.Nabla Triangle					3.Topography	
						Sale Data			14.Rear Land					4.Size/Shape	
						Sale Date 11/30/2001			15.Front Foot					5.Access	
X															

WISCASSET

Map Lot R04-017



Account 525

Location 67 CLARK DRIVE

Card 1

Of 1

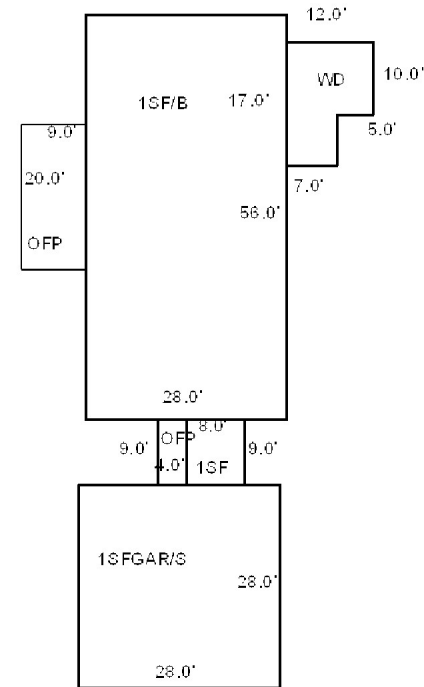
10/05/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1568
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/23/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	2002	72	4 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	2002	784	4 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2002	169	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2002	36	4 100	4	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	2002	180	4 100	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 R04-017-A			Account 526			Location 10 DELANO DRIVE			Card 1		Of 1		10/05/2023		
DELANO, KELLY J J/T DELANO ERIC R. WISCASSET ME 04578 B2949P318						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	45,200	159,100	10,000	194,300		
						FARM LAND YEAR 0			2011	45,200	159,100	10,000	194,300		
						OPEN SPACE YEAR 0			2012	45,200	159,100	10,000	194,300		
Previous Owner PITCHER, KELLY J. J/T DELANO, ERIC R.						Zone/Land Use 21 RURAL			2013	45,200	159,100	10,000	194,300		
						Secondary Zone			2014	41,300	159,100	10,000	190,400		
									2015	41,300	159,100	10,000	190,400		
						Topography 2 Rolling			2016	41,300	159,100	15,000	185,400		
						WISCASSET ME 04578 Sale Date: 11/09/2002 Previous Owner MARTIN, DANA LAWRENCE MARTIN, LAURIE ABERNATHY			1.Level 4.Below St 7.Steep	2017	41,300	159,100	20,000	180,400	
2.Rolling 5.Low 8.Rough	2018	41,300	159,100	20,000	180,400										
3.Above St 6.Swampy 9.	2019	41,300	159,100	20,000	180,400										
Utilities 4 Drilled Well 6 Septic System	2020	41,300	159,100	25,000	175,400										
1.Public 4.Dr Well 7.Cesspool	2021	41,300	159,100	25,000	175,400										
BATH ME 04530 Sale Date: 11/09/2002						2.Water 5.DUG/LAKE 8.	2022	41,300	159,100	24,000	176,400				
						3.Sewer 6.Septic 9.None	2023	51,700	198,800	25,000	225,500				
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
Inspection Witnessed By:						11.Regular Lot						1.Open Space			
						12.Delta Triangle						2.Neighborhood A			
						13.Nabla Triangle						3.Topography			
						14.Rear Land						4.Size/Shape			
						15.Front Foot						5.Access			
X						Square Foot			Square Feet				6.Restriction		
						16.Regular Lot						7.Corner/Locatio			
						17.Secondary Site						8.View/Environ			
						18.Secondary Site						9.Fract Share			
						19.Condominium						Acres			
Notes: 2003-FORMER OWNER:DANA & LAURIE MARTIN PREVIOUS BK2360 PG296 2003-ONLY CHARGED FOR FOUNDATION, TOOK INFO ON HOUSE FROM OWNER FOR 2004 2004-HOUSE COMPLETED, CHECK FOR BACK DECK IN 2005 2009-Chaned name from Pitcher to Delano per request of tax payer. 2014-For consitency in this area, coded 2 acres of land as wasteland, as mostly under water and boggy. WISCASSET						20.Base Homesite						30.Rear 20+			
						Fract. Acre			Acreage/Sites				31.Waterfront Rea		
						21.HS Size Adj		20	1.00	100	%	0	32.Open Space		
						22.Base Waterfron		21	1.00	100	%	0	33.RestrictEsm		
						23.Deep WF Size A		28	5.21	100	%	0	34.PASTURE 1		
Date						Acres		40	2.00	100	%	0	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			
Date Insp.						28.Rear Land 1-10						40.Wasteland			
						29.Rear Land 11-2						41.CAMP SITE			
						Total Acreage		8.21					42.Mobile Home Si		
													43.Condo Site		
													44.Site Improve		
No./Date												45.CAMP SITE			
												46.PAVING/00			
Description															


WISCASSET

Map Lot R04-017-A

Account 526

Location 10 DELANO DRIVE

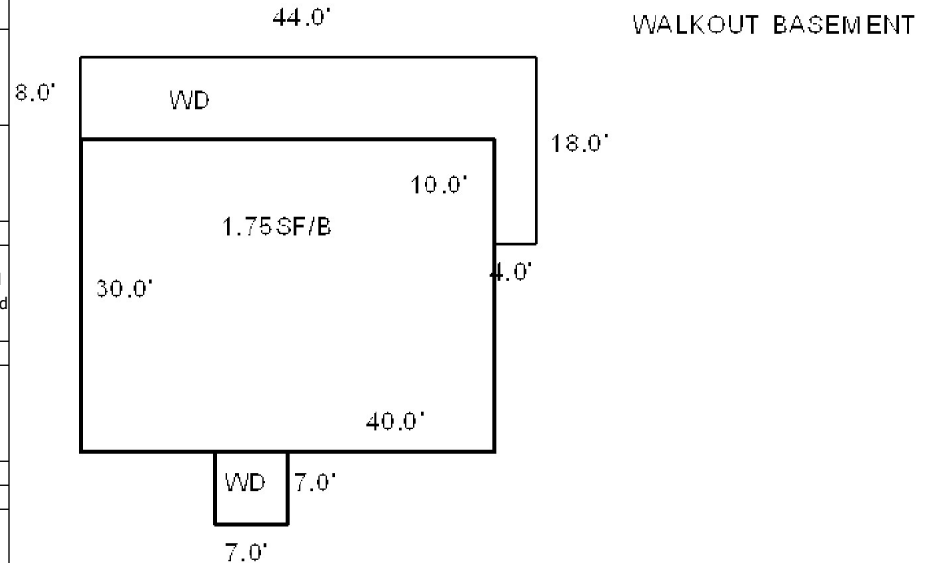
Card 1 Of 1 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 9	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1200
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2003	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/20/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2004	392	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2004	49	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		R04-017-B	Account	527	Location	20 DELANO DRIVE		Card	1	Of	1	10/05/2023			
O'NEILL, MARY E O'NEILL, EUGENE 20 DELANO DRIVE WISCASSET ME 04578 B5556P140 Previous Owner SPINNEY, KRISTEN M 20 DELANO DRIVE WISCASSET ME 04578 Sale Date: 7/24/2020 Previous Owner LEWIS JR., HARRY J. J/T LEWIS, MARION F. ACTON ME 04001 Sale Date: 2/24/2017 Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					Property Data		Assessment Record								
					Neighborhood		104 RURAL NORTHWEST		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year		0		2010	44,200	150,600	16,000	178,800		
					FARM LAND YEAR		0		2011	44,200	150,600	16,000	178,800		
					OPEN SPACE YEAR		0		2012	44,200	150,600	16,000	178,800		
Previous Owner SPINNEY, KRISTEN M 20 DELANO DRIVE WISCASSET ME 04578 Sale Date: 7/24/2020 Previous Owner LEWIS JR., HARRY J. J/T LEWIS, MARION F. ACTON ME 04001 Sale Date: 2/24/2017 Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					Zone/Land Use		11 SHORE RES PROTEC		2013	44,200	150,600	16,000	178,800		
					Secondary Zone				2014	40,300	150,600	16,000	174,900		
									2015	40,300	150,600	16,000	174,900		
					Topography		2 Rolling		2016	40,300	150,600	21,000	169,900		
									2017	40,300	150,600	0	190,900		
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					1.Level		4.Below St		7.Steep		2018	40,300	150,600	0	190,900
					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						
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					2.Water		5.DUG/LAKE		8.		2019	40,300	150,600	20,000	170,900
					3.Sewer		6.Septic		9.None						
					Street		2 Semi-Improved								
					1.Paved		4.Proposed		7.						
					2.Semi Imp		5.Private		8.						
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					3.Gravel		6.Pub Eas		9.NoStreet		2020	40,300	150,600	25,000	165,900
					TREE GROWTH PLAN		0								
					CONSERV EASE		0								
					Sale Data										
					Sale Date		7/24/2020								
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					Price		221,000		2021	40,300	150,600	0	190,900		
					Sale Type		2 Land & Buildings								
					1.Land		4.Mobile							7.	
					2.L & B		5.Other							8.	
					3.Building		6.							9.	
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					Financing		9 Unknown		2022	40,300	150,600	0	190,900		
					1.Convent		4.Seller							7.	
					2.FHA/VA		5.Private							8.	
					3.Assumed		6.Cash							9.Unknown	
					Validity		1 Arms Length Sale								
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					1.Valid		4.Split		7.Renovate		2023	50,400	188,200	0	238,600
					2.Related		5.Partial		8.Other						
					3.Distress		6.Exempt		9.Foreclose						
					Verified		5 Public Record								
					1.Buyer		4.Agent		7.Family						
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>					2.Seller		5.Pub Rec		8.Other		2023	50,400	188,200	0	238,600
					3.Lender		6.MLS		9.						
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
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Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
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Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
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Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
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Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600
Previous Owner MARTIN, DEAN LOUIS MARTIN, SHARON YOUNG OGDEN UT 66517 Sale Date: 6/20/2003 Inspection Witnessed By: X <div><div>Date</div><div>No./Date</div><div>Description</div><div>Date Insp.</div></div>											2023	50,400	188,200	0	238,600


WISCASSET

Map Lot R04-017-B

Account 527

Location 20 DELANO DRIVE

Card 1 Of 1 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 9	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 30%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1008
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2004	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/08/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2004	96	2 100	2	0 %	100 %		1.ONE STORY FRAM
38 UA/Fr/B	2004	168	4 95	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2004	96	4 95	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2005	896	4 95	2	0 %	100 %		4.1 & 1/2 STORY
28 Unfinished Attic	2005	896	4 95	2	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

32 0	12 0	15SF B	14 0	175SF B	26 0
26 0 UA FR GAR		OFF 6 0			
		12 0		36 0	



Map Lot R04-018

Account 529

Location 40 DELANO DRIVE

Card 1 Of 1 10/05/2023

BUEHLER, GERT R J/T
BUEHLER, SUSAN J
40 DELANO DRIVE
WISCASSET ME 04578

B2993P239

Previous Owner
D & N ENTERPRISES, INC.
1051 LOT #14 GARDINER ROAD

WISCASSET ME 04578
Sale Date: 1/31/2003

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'23 ENTERED OPEN SPACE.

2003-FORMER OWNER D & N ENTERPRISES, INC. BK1891 PG76

2014-For consistency in this area, coded 2 acres of land as wasteland, as mostly under water and boggy.

WISCASSET

Property Data

Neighborhood 104 RURAL NORTHWEST

Tree Growth Year 0

FARM LAND YEAR 0

OPEN SPACE YEAR 0

Zone/Land Use 21 RURAL

Secondary Zone

Topography 2 Rolling

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

Utilities 4 Drilled Well 6 Septic System

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

Street 2 Semi-Improved

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 1/31/2003

Price 26,000

Sale Type 1 Land Only

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

Financing 9 Unknown

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

Validity 1 Arms Length Sale

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

Verified 5 Public Record

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	50,800	232,900	10,000	273,700
2011	50,800	232,900	10,000	273,700
2012	50,800	232,900	10,000	273,700
2013	50,800	232,900	10,000	273,700
2014	47,000	232,900	10,000	269,900
2015	47,000	232,900	10,000	269,900
2016	47,000	232,900	15,000	264,900
2017	47,000	232,900	26,000	253,900
2018	47,000	232,900	26,000	253,900
2019	47,000	232,900	26,000	253,900
2020	47,000	232,900	31,000	248,900
2021	47,000	232,900	31,000	248,900
2022	47,000	232,900	29,760	250,140
2023	54,700	291,200	31,000	314,900

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		11.03				

WISCASSET

Map Lot R04-018


Account 529

Location 40 DELANO DRIVE

Card 1

Of 1

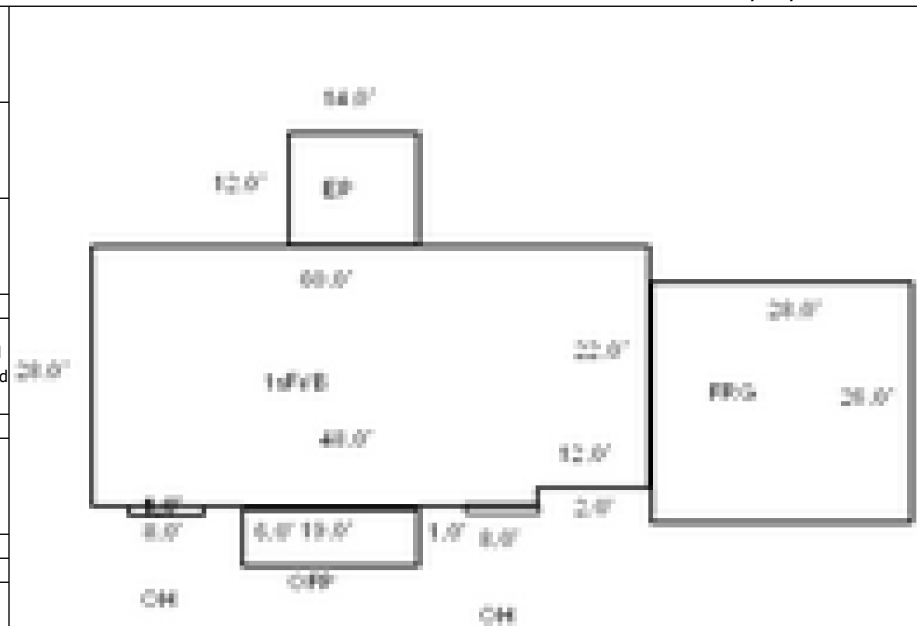
10/05/2023

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 2	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 100% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1704
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2005	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 1	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/20/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2005	114	3 100	4	0 %	100 %		1.ONE STORY FRAM
11 1	2005	232	3 100	4	0 %	100 %		2.TWO STORY FRAM
11 1	2005	390	3 100	4	0 %	100 %		3.THREE STORY FR
23 Frame Garage	2005	784	3 100	4	0 %	100 %		4.1 & 1/2 STORY
22 Encl Frame Porch	2005	168	3 100	4	0 %	100 %		5.1 & 3/4 STORY
26 1SFr Overhang	2005	16	0 0	0	0 %	0 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



ROSE, KATHARINE L EDGECOMB ME 04556			Property Data			Assessment Record						
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	44,800	144,800	0	189,600		
			FARM LAND YEAR 0			2011	44,800	144,800	0	189,600		
B3501P2			OPEN SPACE YEAR 0			2012	44,800	144,800	0	189,600		
Previous Owner FLYNN, PATRICK C. (J/T) FLYNN, LESLIE M.			Zone/Land Use 21 RURAL			2013	44,800	144,800	0	189,600		
			Secondary Zone			2014	44,800	144,800	0	189,600		
						2015	44,800	144,800	0	189,600		
			Topography 2 Rolling			2016	44,800	144,800	0	189,600		
WISCASSET ME 04578 Sale Date: 6/15/2005			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	44,800	144,800	0	189,600		
			Utilities 4 Drilled Well 6 Septic System			2018	44,800	144,800	0	189,600		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	44,800	144,800	0	189,600		
			Street 2 Semi-Improved			2020	44,800	144,800	0	189,600		
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	44,800	144,800	0	189,600		
			TREE GROWTH PLAN 0			2022	44,800	144,800	0	189,600		
			CONSERV EASE 0			2023	56,000	181,000	0	237,000		
			Sale Data			Land Data						
Inspection Witnessed By:			Sale Date 6/15/2005			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
			Price 207,000					Frontage	Depth	Factor	Code	
			Sale Type 2 Land & Buildings					Square Feet				
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.									
X Date			Financing 9 Unknown			Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite						
			1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown									
			Validity 1 Arms Length Sale									
			1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose									
Notes: 2002 FORMER OWNER: CARL & SUSAN FLECK PREVIOUS BK2027 P89 SOLD 4/01 FOR \$157,000. ALSO 2002- PUT BOT 17C AND 18A INTO 18A AND DELETED 17C, ALSO NO HOMESTEAD 2006-FORMER OWNER: PATRICK C. & LESLIE M. FLYNN BK2671 PG265.			Verified 5 Public Record			Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		Acreage/Sites				
			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.									
WISCASSET						Total Acreage		8.00				


WISCASSET

Map Lot R04-018-A

Account 528

Location 70 CLARK DRIVE

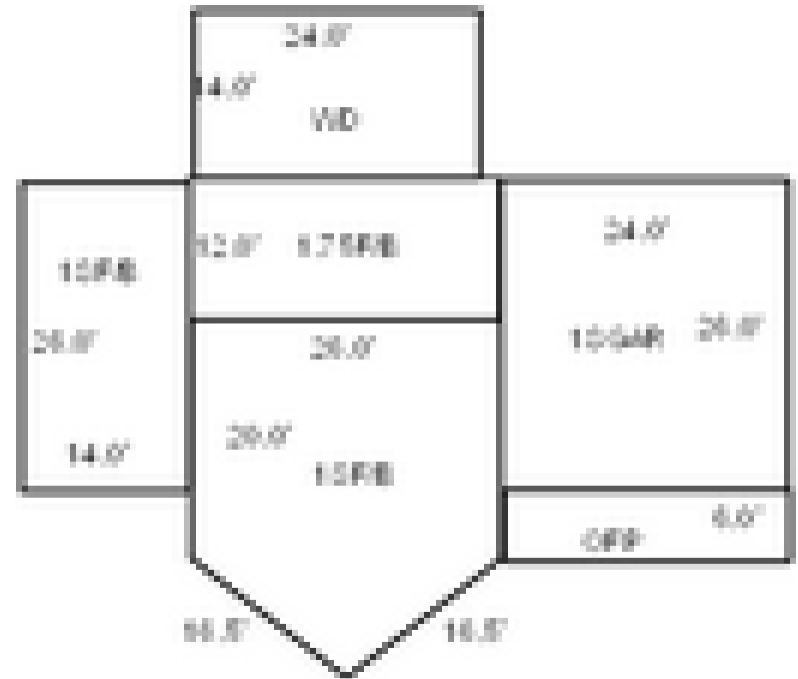
Card 1 Of 1 10/05/2023

Building Style 7 Modern/Contemp.	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 2 Heavy
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 552
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1994	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/20/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1994	364	4 100	5	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	1994	144	4 100	5	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	1994	336	4 100	5	0 %	100 %		3.THREE STORY FR
75 1 STORY	1994	624	4 100	5	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1994	144	4 100	5	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1994	64	4 100	5	0 %	100 %		6.2 & 1/2 STORY
15 1.75 Story/BSMT	1994	312	4 100	5	0 %	100 %		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R04-019

Account 531

Location 83 DORR ROAD

Card 1 Of 1 10/05/2023

JONES, ROBERT E (TRUSTEE)
ROBERT E. JONES REVOCABLE TRUST
83 DORR ROAD
WISCASSET ME 04578

B4657P35 B4747P110 B5155P233

Previous Owner
CLARK, BENJAMIN J/T
CLARK, ARIEL A.

WISCASSET ME 04578
Sale Date: 7/07/2017

Previous Owner
PLYLER, GLENN B. J/T
PLYLER, EDNA LEE L.
C/O BENJAMIN & ARIEL A. CLARK
TOPSHAM ME 04086
Sale Date: 4/30/2013

Previous Owner
DYER, SCOTT E.
DYER, TAMI L.

PITTSFIELD ME 04967
Sale Date: 5/15/2002

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

2003-FORMER OWNER: SCOTT & TAMI DYER PREVIOUS BK1184 PG295

2004-ADDED METAL ROOF AND ALSO OFP

2008-Property line adjustment with lot 19A, this lot now 40.23 acres.

2014-Former owner: Glenn B. Plyler & Edna Plyler BK2855 PG76, BK3932 PG283. Added .06 to this lot from lot 19D.

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0			Year	Land		Buildings	Exempt	Total	
			2010	70,400		167,700	16,000	222,100	
			2011	70,400		167,700	16,000	222,100	
			2012	70,400		167,700	16,000	222,100	
Zone/Land Use 21 RURAL Secondary Zone			2013	70,400		167,700	16,000	222,100	
			2014	70,400		167,700	0	238,100	
			2015	70,400		167,700	0	238,100	
Topography 2 Rolling 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2016	70,400		167,700	0	238,100	
			2017	70,400		167,700	0	238,100	
			2018	70,400		167,700	0	238,100	
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			2019	70,400		167,700	20,000	218,100	
			2020	70,400		167,700	25,000	213,100	
			2021	70,400		167,700	25,000	213,100	
Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	70,400		167,700	24,000	214,100	
			2023	88,100		209,700	25,000	272,800	
<div><div>Sale Data</div><div>Sale Date 7/07/2017 Price 205,000 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.</div></div>			Land Data						
			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
							%		
							%		
							%		
							%		
							%		
							%		
			Square Foot		Square Feet				
							%		
							%		
							%		
							%		
							%		
		%							
		%							
Fract. Acre		Acreage/Sites							
		20	1.00	100	%	0			
		21	1.00	100	%	0			
		28	10.00	100	%	0			
		29	10.00	100	%	0			
		30	19.29	100	%	0			
				%					
				%					
		Total Acreage 40.29							

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

WISCASSET

Map Lot R04-019


Account 531

Location 83 DORR ROAD

Card 1

Of 1

10/05/2023

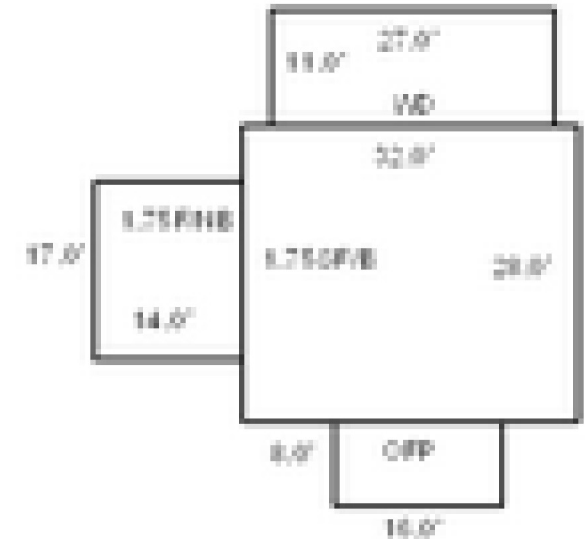
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 3 Sheet Metal	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 896
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1985	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 3 Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/07/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
5 1 & 3/4 STORY FR	1980	238	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	1980	297	3 100	4	0 %	100 %		2.TWO STORY FRAM
78 1.75 ST	1980	660	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2003	128	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

1.75 STORY 2003



WISCASSET

Map Lot R04-019-A

Account 532

Location DORR ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code 5 Estimate					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 12/19/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-019-B			Account 533			Location 99 DORR ROAD			Card 1		Of 1		10/05/2023				
VIOLETTE, DELORIS A WISCASSET ME 04578						Property Data			Assessment Record								
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total				
						Tree Growth Year 0			2010	30,800	92,200	10,000	113,000				
						FARM LAND YEAR 0			2011	30,800	92,200	10,000	113,000				
						OPEN SPACE YEAR 0			2012	30,800	92,200	10,000	113,000				
B3776P120 B4292P140						Zone/Land Use 21 RURAL			2013	30,800	92,200	10,000	113,000				
Previous Owner VIOLETTE, DELORIS A. J/T VIOLETTE, CONRAD A.						Secondary Zone			2014	30,800	92,200	10,000	113,000				
									2015	30,800	92,200	10,000	113,000				
									2016	30,800	92,200	15,000	108,000				
WISCASSET ME 04578 Sale Date: 6/24/2010						Topography 1 Level			2017	30,800	92,200	20,000	103,000				
Previous Owner RACINE, DELORIS A. (J/T) RACINE, GERARD P.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	30,800	92,200	20,000	103,000				
						Utilities 4 Drilled Well 6 Septic System			2019	30,800	92,200	20,000	103,000				
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	30,800	92,200	25,000	98,000				
						Street 1 Paved			2021	30,800	92,200	25,000	98,000				
									2022	30,800	92,200	24,000	99,000				
WISCASSET ME 04578 Sale Date: 11/01/2000									2023	38,500	115,300	25,000	128,800				
									Land Data								
									Front Foot		Type	Effective		Influence		Influence Codes	
									11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Frontage	Depth	Factor	Code	1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share	
																Acres	
Inspection Witnessed By:									Square Foot								
									16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite							30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL-	
																36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve	
																45.CAMP SITE 46.PAVING/00	
X						Date											
No./Date		Description				Date Insp.											
Notes:						FORMER OWNER: MARK STURTEVANT BK2190 PG0016, BK1421 PG0016											
						2002-DELORIS CHARTIER NOW DELORIS RACINE AND ALSO CREATED JOINT TENANCY PREVIOUS BK2620 PG276											
						2006-PREVIOUS OWNER: DELORIS & GERALD RACINE BK2735 PG34 (DIVORCE DECREE & NAME CHANGE).											
						2007-DEED CREATING J/T AND NAME CHANGE.											
						2011-Quitclaim deed to Deloris Violette previous BK3776 PG120.											
WISCASSET																	



WISCASSET

Map Lot R04-019-B

Account 533

Location 99 DORR ROAD

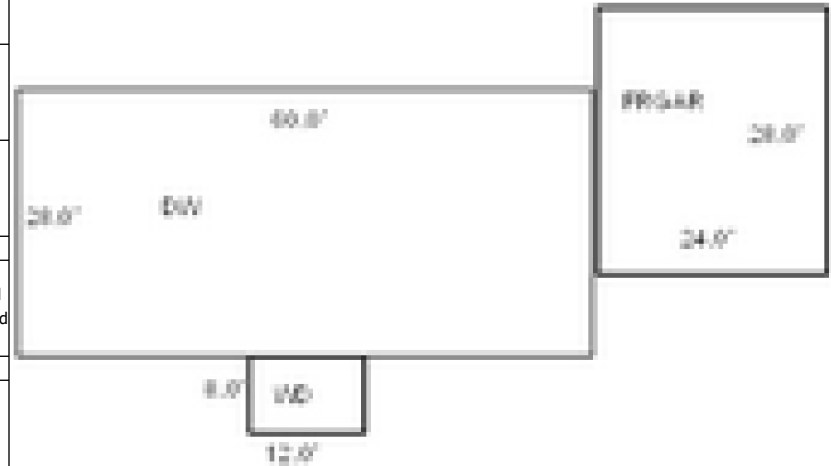
Card 1 Of 1 10/05/2023

Building Style 10 Double Wide	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1680
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/16/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2002	672	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2002	96	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2002	96	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



FRAMED 4x12



Map Lot R04-019-C

Account 534

Location 63 DORR ROAD

Card 1 Of 1 10/05/2023

GREENE, SUSAN M
WISCASSET ME 04578

B4555P158

Previous Owner
READ, DOUGLAS A. (J/T)
FUECHTMANN, LISA M.
C/O SUSAN M. GREENE
RICHMOND ME 04357
Sale Date: 8/03/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

FORMER OWNER: NORMAN CARLSON BK2008 PG0199
2002:FORMER OWNER DEBRA & RAYMOND BERTUCCI
BK2553 PG0206
2013-Former owner: Douglas & Lisa Read BK2697 PG208
bought 6/15/01 for \$139,000.

WISCASSET

Property Data

Neighborhood 104 RURAL NORTHWEST

Tree Growth Year 0

FARM LAND YEAR 0

OPEN SPACE YEAR 0

Zone/Land Use 21 RURAL

Secondary Zone

Topography 1 Level

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

Utilities 4 Drilled Well 6 Septic System

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

Street 1 Paved

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

TREE GROWTH PLAN 0

CONSERV EASE 0

Sale Data

Sale Date 8/03/2012

Price 150,000

Sale Type 2 Land & Buildings

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

Financing 9 Unknown

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

Validity 1 Arms Length Sale

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

Verified 5 Public Record

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	30,900	111,300	0	142,200
2011	30,900	111,300	0	142,200
2012	30,900	111,300	0	142,200
2013	30,900	111,300	0	142,200
2014	30,900	111,300	10,000	132,200
2015	30,900	111,300	10,000	132,200
2016	30,900	111,300	15,000	127,200
2017	30,900	111,300	20,000	122,200
2018	30,900	111,300	20,000	122,200
2019	30,900	111,300	20,000	122,200
2020	30,900	111,300	25,000	117,200
2021	30,900	111,300	25,000	117,200
2022	30,900	111,300	24,000	118,200
2023	38,600	139,100	25,000	152,700

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		1.03				


WISCASSET

Map Lot R04-019-C

Account 534

Location 63 DORR ROAD

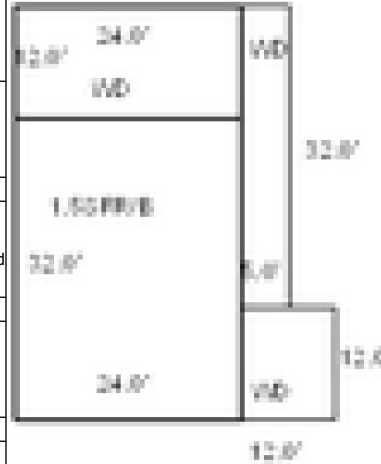
Card 1 Of 1 10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 786
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1991	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/15/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1991	592	2 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1991	480	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



FRAMGARAGE 20004



Map Lot R04-019-D			Account 535			Location 89 DORR ROAD			Card 1		Of 1		10/05/2023		
GREEN, ROBIN L J/T GREEN, YVONNA K WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	32,300	134,400	10,000	156,700		
						FARM LAND YEAR 0			2011	32,300	134,400	10,000	156,700		
						OPEN SPACE YEAR 0			2012	32,300	134,400	10,000	156,700		
B4747P112						Zone/Land Use 21 RURAL			2013	32,300	134,400	10,000	156,700		
Previous Owner WASKIEWICZ, DONALEE DOLAN C/O DONALEE DOLAN JOHNSON 89 DORR ROAD WISCASSET ME 04578 Sale Date: 12/30/2013						Secondary Zone			2014	32,200	134,400	0	166,600		
									2015	32,200	134,400	0	166,600		
						Topography 1 Level			2016	32,200	134,400	0	166,600		
Previous Owner CHAMBERLAIN, THOMAS M. CHAMBERLAIN, REBECCA J. C/O DONALEE DOLAN WASKIEWICZ WISCASSET ME 04578 Sale Date: 10/12/2004						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	32,200	134,400	0	166,600		
						Utilities 4 Drilled Well 6 Septic System			2018	32,200	134,400	0	166,600		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	32,200	134,400	0	166,600		
						Street 1 Paved			2020	32,200	134,400	0	166,600		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	32,200	134,400	0	166,600		
Inspection Witnessed By:									2022	32,200	134,400	0	166,600		
									2023	40,200	168,100	0	208,300		
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
X						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			
Date										%		6.Restriction			
										%		7.Corner/Locatio			
										%		8.View/Environ			
										%		9.Fract Share			
										%		Acres			
No./Date						Description		Date Insp.							
Notes:						Sale Date 12/30/2013		Price 118,000							
2005-FORMER OWNER: THOMAS & REBECCA CHAMBERLAIN BK1656 PG105. REMOVED HOMESTEAD (12/1/2005, SHOULD NOT HAVE HAD). 2014-Former owner: Donalee D. Johnson f/k/a Donalee Dolan Waskiewicz BK3377 PG179, Bought in 2004 for \$140,000. Also .06 acres split to R-04-19.						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									
WISCASSET						3.Lender 6.MLS 9.									
						Fract. Acre									
						21.HS Size Adj									
						22.Base Waterfron									
						23.Deep WF Size A									
						Acres									
						24.Base Waterfron									
						25.Shallow WF Siz									
						26.Base Water Inf									
						27.Influence W Si									
						28.Rear Land 1-10									
						29.Rear Land 11-2									
								Acreage/Sites							
						20		1.00		100 %		0			
						21		1.00		100 %		0			
						28		0.69		100 %		0			
										%					
								%							
								%							
								%							
								%							
								%							
						Total Acreage		1.69							

WISCASSET

Map Lot R04-019-D

Account 535

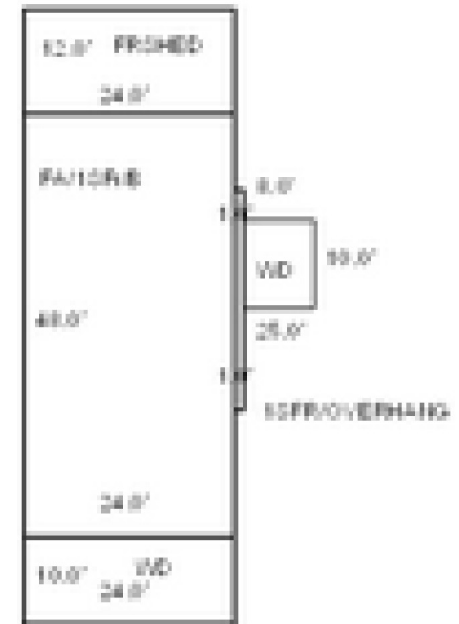
Location 89 DORR ROAD

Card 1 Of 1 10/05/2023

Building Style	7 Modern/Contemp.		SF Bsmt Living	0		Layout	1 Typical		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	0 0		1.Typical	4.	7.	
2.Ranch	6.Split	10.Double	HEARTH	0		2.Inadeq	5.	8.	
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	100%	1 Hot Water BB	3.	6.	9.	
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	1 1/4 Finished		
Dwelling Units	1		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.	
Other Units	0		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.	
Stories	1 One Story		4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None	
1.1	4.1.5	7.	Cool Type	0%	9 None	Insulation	1 Full		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.	
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.	
Exterior Walls	9 OTHER		3.H Pump	6.	9.None	3.Capped	6.	9.None	
1.CLAP	5.T-111	9.OTHER	Kitchen Style	2 TYPICAL		Unfinished %	0%		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	3 Average 100%		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad	
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad	
Roof Surface	1 Asphalt Shingles		Bath(s) Style	2 TYPICAL		3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	1152		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G	
SF Masonry Trim	0		# Rooms	6		2.Fair	5.Avg+	8.Exc	
OPEN-3-CUSTOM	0		# Bedrooms	3		3.Avg-	6.Good	9.Same	
OPEN-4-CUSTOM	0		# Full Baths	1		Phys. % Good	0%		
Year Built	1980		# Half Baths	0		Funct. % Good	100%		
Year Remodeled	0		# Addn Fixtures	0		Functional Code	9 None		
Foundation	1 Concrete		# Fireplaces	0		1.Incomp	4.SMALL	7.LAYOUT	
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER	
2.C Block	5.Slab	8.				3.Defmaint	6.STYLE	9.None	
3.Br/Stone	6.Piers	9.				Econ. % Good	100%		
Basement	4 Full Basement					Economic Code	None		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None	
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.	
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.	
Bsmt Gar # Cars	0					Entrance Code	5 Estimated		
Wet Basement	1 Dry Basement					1.Interior	4.Vacant	7.	
1.Dry	4.	7.				2.Refusal	5.Estimate	8.	
2.Damp	5.	8.				3.Informed	6.	9.	
3.Wet	6.	9.				Information Code	5 Estimate		

Date Inspected 12/16/2006

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
68 Wood Deck	1980	240	2 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	1980	80	2 100	4	0 %	100 %		4.1 & 1/2 STORY
26 1SFr Overhang	1980	25	2 100	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1980	288	3 100	4	0 %	100 %		6.2 & 1/2 STORY
78 1.75 ST	1980	792	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



MACLAREN, JOHN D II WISCASSET ME 04578 4642			Property Data			Assessment Record												
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total								
			Tree Growth Year 0			2012	35,400	0	0	35,400								
			FARM LAND YEAR 0			2013	35,400	0	0	35,400								
			OPEN SPACE YEAR 0			2014	35,400	0	0	35,400								
B4445P97 B5111P283			Zone/Land Use 21 RURAL			2015	35,400	0	0	35,400								
			Secondary Zone			2016	35,400	0	0	35,400								
						2017	35,400	0	0	35,400								
			Topography 1 Level			2018	35,400	0	0	35,400								
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			Utilities 9 NoWater/NoSewer			2019	35,400	0	0	35,400								
						2020	35,400	0	0	35,400								
						2021	35,400	0	0	35,400								
						2022	35,400	0	0	35,400								
						2023	44,300	0	0	44,300								
			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			Land Data												
			TREE GROWTH PLAN 0															
			CONSERV EASE 0			Front Foot		Type	Effective		Influence		Influence Codes					
			Sale Data						Frontage	Depth	Factor	Code						
									Sale Date			11.Regular Lot				%		1.Open Space
									Price			12.Delta Triangle				%		2.Neighborhood A
									Sale Type			13.Nabla Triangle				%		3.Topography
			X			Financing			Square Foot		Square Feet				4.Size/Shape			
1.Land 4.Mobile 7.						14.Rear Land									%		5.Access	
2.L & B 5.Other 8.						15.Front Foot									%		6.Restriction	
3.Building 6.															%		7.Corner/Locatio	
Notes:			1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			Fract. Acre		Acreage/Sites				8.View/Environ						
			Validity									9.Fract Share						
			1.Valid 4.Split 7.Renovate									20	1.00	100	%	0	36.Pasture 3	
			2.Related 5.Partial 8.Other									21	1.00	100	%	0	37.Softwood	
			3.Distress 6.Exempt 9.Foreclose			23.Deep WF Size A	28	2.31	100	%	0	38.Mixed Wood						
			Verified			Acres						39.Hardwood						
			1.Buyer 4.Agent 7.Family									24.Base Waterfron			%		40.Wasteland	
			2.Seller 5.Pub Rec 8.Other									25.Shallow WF Siz			%		41.CAMP SITE	
			3.Lender 6.MLS 9.									26.Base Water Inf			%		42.Mobile Home Si	
			WISCASSET						Total Acreage 3.31						27.Influence W Si			
28.Rear Land 1-10																	43.Condo Site	
29.Rear Land 11-2																	44.Site Improveme	
													45.CAMP SITE					
													46.PAVING/00					

WISCASSET

Map Lot R04-019-E

Account 2607

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

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


WISCASSET

Map Lot R04-020

Account 536

Location 115 DORR ROAD

Card 1 Of 1 10/05/2023

Building Style 8 Log	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 9 OTHER	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 828
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 3 3/4 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/20/2007

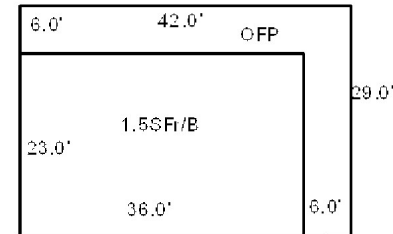
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	1900	138	2 100	3	0 %	100 %	
24 Frame Shed	1960	48	3 100	4	0 %	100 %	
24 Frame Shed	1960	96	2 100	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

FR SHED 8X12

FR SHED 6X8



Map Lot R04-020-A

Account 537

Location 107 DORR ROAD

Card 1 Of 1 10/05/2023

DORR, LEE B
WISCASSET ME 04578

B4541P37

Previous Owner
DORR, GEORGE C.
C/O LEE B. DORR
107 DORR ROAD
WISCASSET ME 04578
Sale Date: 6/22/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

3/21/2012-Per divorce decree property set aside to Plaintiff, Lee Dorr, change effective April 1, 2013. Sent letter and new homestead exemption form.

2014-Owner reported that mobile home has not been there since 2010. Removed from record.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date	6/22/2012		
Price			
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	2 Related Parties		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	30,800	132,800	10,000	153,600
2011	30,800	132,800	10,000	153,600
2012	30,800	132,800	10,000	153,600
2013	30,800	132,800	10,000	153,600
2014	30,800	130,300	10,000	151,100
2015	30,800	130,300	10,000	151,100
2016	30,800	130,300	15,000	146,100
2017	30,800	130,300	20,000	141,100
2018	30,800	130,300	20,000	141,100
2019	30,800	130,300	20,000	141,100
2020	30,800	130,300	25,000	136,100
2021	30,800	130,300	25,000	136,100
2022	30,800	130,300	24,000	137,100
2023	38,500	162,900	25,000	176,400

Land Data

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

Front Foot

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

Square Foot

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

Fract. Acre

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

Acres

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

Type

Effective

Frontage

Depth

Factor

Code

%

%

%

%

%

%

%

%

%

%

%

%

%

%

%

%

%

%

%

WISCASSET

Map Lot R04-020-A

Account 537

Location 107 DORR ROAD

Card 1

Of 1

10/05/2023

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1280
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1997	# Half Baths 0	Funct. % Good 80%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/18/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1970	144	2 100	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

FR SHED 12X12

12.0'

56.0'

MOHO

12.0'

56.0'

1.75\$FR/B

32.0'

40.0'



Map Lot R04-021			Account 538			Location DORR ROAD			Card 1		Of 1		10/05/2023		
WHITE, VICKI SOUTHPORT ME 04576						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	37,500	0	0	37,500		
						FARM LAND YEAR 0			2011	37,500	0	0	37,500		
						OPEN SPACE YEAR 0			2012	37,500	0	0	37,500		
B1640P109 B4438P104 B4459P115						Zone/Land Use 21 RURAL			2013	37,500	0	0	37,500		
						Secondary Zone			2014	37,500	0	0	37,500		
									2015	37,500	0	0	37,500		
						Topography 1 Level			2016	37,500	0	0	37,500		
									1.Level 4.Below St 7.Steep	2017	37,500	0	0	37,500	
2.Rolling 5.Low 8.Rough	2018	37,500	0	0	37,500										
3.Above St 6.Swampy 9.	2019	37,500	0	0	37,500										
Utilities 9	2020	37,500	0	0	37,500										
1.Public 4.Dr Well 7.Cesspool	2021	37,500	0	0	37,500										
						2.Water 5.DUG/LAKE 8.	2022	37,500	0	0	37,500				
						3.Sewer 6.Septic 9.None	2023	46,900	0	0	46,900				
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
		%													
		%													
		%													
						Square Foot		Square Feet							
									%						
									%						
									%						
									%						
						Fract. Acre		Acreege/Sites							
								28	10.00	100	%	0			
								29	10.00	100	%	0			
								30	15.00	100	%	0			
										%					
									%						
									%						
									%						
									%						
Notes: VACANT 2012-Divorce decree recorded giving property to Vicki White.															
WISCASSET								Total Acreage		35.00					

WISCASSET

Map Lot R04-021

Account 538

Location DORR ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

10/05/2023

WISCASSET

Property Data			Assessment Record							
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total			
			2010	22,000	0	0	22,000			
Tree Growth Year 0			2011	22,000	0	0	22,000			
FARM LAND YEAR 0			2012	22,000	0	0	22,000			
OPEN SPACE YEAR 0			2013	22,000	0	0	22,000			
Zone/Land Use 21 RURAL			2014	22,000	0	0	22,000			
Secondary Zone			2015	22,000	0	0	22,000			
			2016	22,000	0	0	22,000			
Topography 1 Level			2017	22,000	0	0	22,000			
1.Level	4.Below St	7.Steep	2018	22,000	0	0	22,000			
2.Rolling	5.Low	8.Rough	2019	22,000	0	0	22,000			
3.Above St	6.Swampy	9.	2020	22,000	0	0	22,000			
Utilities 9 NoWater/NoSewer			2021	22,000	0	0	22,000			
1.Public	4.Dr Well	7.Cesspool	2022	22,000	0	0	22,000			
2.Water	5.DUG/LAKE	8.	2023	27,500	0	0	27,500			
3.Sewer	6.Septic	9.None	Land Data							
Street 9 No Street			Front Foot	Type	Effective		Influence		Influence Codes	
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code		
2.Semi Imp	5.Private	8.								
3.Gravel	6.Pub Eas	9.NoStreet			11.Regular Lot			%		1.Open Space
TREE GROWTH PLAN 0					12.Delta Triangle			%		2.Neighborhood A
CONSERV EASE 0					13.Nabla Triangle			%		3.Topography
Sale Data					14.Rear Land			%		4.Size/Shape
			15.Front Foot			%	5.Access			
Sale Date						%	6.Restriction			
Price						%	7.Corner/Location			
Sale Type			Square Foot	Square Feet				8.View/Environ		
1.Land	4.Mobile	7.				%		9.Fract Share		
2.L & B	5.Other	8.				%		Acres		
3.Building	6.	9.				%		30.Rear 20+		
Financing						%		31.Waterfront Rea		
1.Convent	4.Seller	7.				%		32.Open Space		
2.FHA/VA	5.Private	8.				%		33.RestrictEsm		
3.Assumed	6.Cash	9.Unknown			%		34.PASTURE 1			
Validity			Fract. Acre	Acreage/Sites				35.HORTICULTURAL-		
1.Valid	4.Split	7.Renovate		28	10.00	100 %	0	36.Pasture 3		
2.Related	5.Partial	8.Other		29	2.00	100 %	0	37.Softwood		
3.Distress	6.Exempt	9.Foreclose				%		38.Mixed Wood		
Verified						%		39.Hardwood		
1.Buyer	4.Agent	7.Family				%		40.Wasteland		
2.Seller	5.Pub Rec	8.Other				%		41.CAMP SITE		
3.Lender	6.MLS	9.		Total Acreage 12.00			42.Mobile Home Si			
								43.Condo Site		
								44.Site Improveme		
								45.CAMP SITE		
								46.PAVING/00		

WISCASSET

Map Lot R04-022

Account 539

Location DORR ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

10/05/2023

WISCASSET

Property Data			Assessment Record								
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total				
			2010	15,000	0	0	15,000				
Tree Growth Year 0			2011	15,000	0	0	15,000				
FARM LAND YEAR 0			2012	15,000	0	0	15,000				
OPEN SPACE YEAR 0			2013	15,000	0	0	15,000				
Zone/Land Use 21 RURAL			2014	15,000	0	0	15,000				
Secondary Zone			2015	15,000	0	0	15,000				
			2016	15,000	0	0	15,000				
Topography 1 Level			2017	15,000	0	0	15,000				
1.Level	4.Below St	7.Steep	2018	15,000	0	0	15,000				
2.Rolling	5.Low	8.Rough	2019	15,000	0	0	15,000				
3.Above St	6.Swampy	9.	2020	15,000	0	0	15,000				
Utilities 9			2021	15,000	0	0	15,000				
NoWater/NoSewer			2022	15,000	0	0	15,000				
1.Public	4.Dr Well	7.Cesspool	2023	18,800	0	0	18,800				
2.Water	5.DUG/LAKE	8.	Land Data								
3.Sewer	6.Septic	9.None	Front Foot	Type	Effective		Influence		Influence Codes		
9 No Street					Frontage	Depth	Factor	Code			
					1.Paved	4.Proposed	7.			%	1.Open Space
					2.Semi Imp	5.Private	8.			%	2.Neighborhood A
					3.Gravel	6.Pub Eas	9.NoStreet			%	3.Topography
					TREE GROWTH PLAN	0		%		4.Size/Shape	
					CONSERV EASE	0		%		5.Access	
					Sale Data					%	6.Restriction
			Sale Date			%	7.Corner/Location				
Price				%	8.View/Environ						
Sale Type				%	9.Fract Share						
1.Land	4.Mobile	7.	Square Foot	Square Feet			Acres				
2.L & B	5.Other	8.			%						
3.Building	6.	9.			%						
Financing					%						
1.Convent	4.Seller	7.			%						
2.FHA/VA	5.Private	8.			%						
3.Assumed	6.Cash	9.Unknown			%						
					%						
Validity			Fract. Acre	Acreage/Sites			Acres				
1.Valid	4.Split	7.Renovate		28	10.00	50		%	5		
2.Related	5.Partial	8.Other		29	10.00	50		%	5		
3.Distress	6.Exempt	9.Foreclose						%			
Verified								%			
1.Buyer	4.Agent	7.Family						%			
2.Seller	5.Pub Rec	8.Other						%			
3.Lender	6.MLS	9.						%			
			Total Acreage 20.00								

WISCASSET

Map Lot R04-023

Account 540

Location DORR ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-024

Account 541

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

DORR, HEIRS, BLANCHE
C/O CHESTER G. DORR
DRESDEN ME 04342

DORR, HEIRS, BLANCHE C/O CHESTER G. DORR DRESDEN ME 04342			Property Data			Assessment Record				
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total
			Tree Growth Year 0			2010	9,000	0	0	9,000
			FARM LAND YEAR 0			2011	9,000	0	0	9,000
			OPEN SPACE YEAR 0			2012	9,000	0	0	9,000
			Zone/Land Use 21 RURAL			2013	9,000	0	0	9,000
			Secondary Zone			2014	9,000	0	0	9,000
						2015	9,000	0	0	9,000
			Topography 1 Level			2016	9,000	0	0	9,000
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.						2017	9,000	0	0	9,000
						2018	9,000	0	0	9,000
						2019	9,000	0	0	9,000
Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	9,000	0	0	9,000
						2021	9,000	0	0	9,000
						2022	9,000	0	0	9,000
Inspection Witnessed By: 										

WISCASSET

Map Lot R04-024

Account 541

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-025

Account 542

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

FOWLE, PERRY F
DORR, HENRY C
C/O CHESTER G. DORR
DRESDEN ME 04342

B414P527

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:
VACANT

WISCASSET

Property Data			Assessment Record								
Neighborhood 104 RURAL NORTHWEST			Year	Land		Buildings		Exempt	Total		
			2010	8,000		0		0	8,000		
Tree Growth Year 0			2011	8,000	0	0	0	8,000			
FARM LAND YEAR 0											
OPEN SPACE YEAR 0			2012	8,000	0	0	0	8,000			
Zone/Land Use 21 RURAL			2013	8,000	0	0	0	8,000			
Secondary Zone			2014	8,000	0	0	0	8,000			
			2015	8,000	0	0	0	8,000			
Topography 1 Level			2016	8,000	0	0	0	8,000			
1.Level	4.Below St	7.Steep	2017	8,000	0	0	0	8,000			
2.Rolling	5.Low	8.Rough	2018	8,000	0	0	0	8,000			
3.Above St	6.Swampy	9.									
Utilities 9 NoWater/NoSewer			2019	8,000	0	0	0	8,000			
1.Public	4.Dr Well	7.Cesspool	2020	8,000	0	0	0	8,000			
2.Water	5.DUG/LAKE	8.									
3.Sewer	6.Septic	9.None	2021	8,000	0	0	0	8,000			
Street 9 No Street			2022	8,000	0	0	0	8,000			
			2023	10,000	0	0	0	10,000			
1.Paved			Land Data								
4.Proposed											
2.Semi Imp			Front Foot	Type	Effective		Influence		Influence Codes		
3.Gravel					Frontage	Depth	Factor	Code			
TREE GROWTH PLAN 0					11.Regular Lot			%			1.Open Space
CONSERV EASE 0					12.Delta Triangle			%			2.Neighborhood A
Sale Data					13.Nabla Triangle			%			3.Topography
					14.Rear Land			%			4.Size/Shape
Sale Date					15.Front Foot			%			5.Access
Price						%		6.Restriction			
Sale Type						%		7.Corner/Locatio			
1.Land			Square Foot	Square Feet				8.View/Environ			
4.Mobile						%		9.Fract Share			
2.L & B						%		Acres			
5.Other						%		30.Rear 20+			
3.Building						%		31.Waterfront Rea			
6.						%		32.Open Space			
9.						%		33.RestrictEsm			
Financing						%		34.PASTURE 1			
1.Convent			Fract. Acre	Acreage/Sites				35.HORTICULTURAL-			
4.Seller				21.HS Size Adj				36.Pasture 3			
2.FHA/VA				22.Base Waterfron	28	8.00	50	%	5	37.Softwood	
5.Private				23.Deep WF Size A				%		38.Mixed Wood	
6.Cash				Acres				%		39.Hardwood	
9.Unknown				24.Base Waterfron				%		40.Wasteland	
Validity				25.Shallow WF Siz				%		41.CAMP SITE	
1.Valid				26.Base Water Inf				%		42.Mobile Home Si	
4.Split			27.Influence W Si				%		43.Condo Site		
7.Renovate			28.Rear Land 1-10	Total Acreage 8.00					44.Site Improve		
2.Related			29.Rear Land 11-2						45.CAMP SITE		
5.Partial											
8.Other											
9.Foreclose											
Verified											
1.Buyer											
4.Agent											
7.Family											
2.Seller											
5.Pub Rec											
8.Other											
3.Lender											
6.MLS											
9.											

WISCASSET

Map Lot R04-025

Account 542

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-026			Account 543			Location 1019 GARDINER ROAD			Card 1		Of 1		10/05/2023		
LANNON, ERICA TAOS NM 87571 B3015P215						Property Data			Assessment Record						
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2010	31,500	2,800	0	34,300		
						FARM LAND YEAR 0			2011	31,500	2,800	0	34,300		
						OPEN SPACE YEAR 0			2012	31,500	2,800	0	34,300		
Previous Owner MASELLY, JOSEPH C.(ESTATE) C/O VALADE, LAWRENCE						Zone/Land Use 21 RURAL			2013	31,500	2,800	0	34,300		
						Secondary Zone			2014	31,500	2,800	0	34,300		
									2015	31,500	2,800	0	34,300		
						Topography 1 Level			2016	31,500	2,800	0	34,300		
									2017	31,500	2,800	0	34,300		
WEST LEYDEN NY 13489 Sale Date: 2/25/2003						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	31,500	2,800	0	34,300		
						Utilities 9 NoWater/NoSewer			2019	31,500	2,800	0	34,300		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	31,500	2,800	0	34,300		
						Street 9 No Street			2021	31,500	2,800	0	34,300		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	31,500	2,800	0	34,300		
Inspection Witnessed By:									2023	39,400	3,500	0	42,900		
						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
											%				
		%													
Square Foot			Square Feet												
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WISCASSET

Map Lot R04-026

Account 543

Location 1019 GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmait	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code 0		
Date Inspected			1.Owner			4.Agent	7.	
			2.Relative			5.Estimate	8.	
			3.Tenant			6.Other	9.	
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.ONE STORY FRAM
24 Frame Shed	2003	192	2 100	3	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2005	80	2 100	3	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2005	192	2 100	3	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2005	192	2 100	3	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-027

Account 544

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

BLAGDEN, ROBERT L WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2010	35,000	0	35,000	0		
			FARM LAND YEAR 0			2011	35,000	0	35,000	0		
			OPEN SPACE YEAR 0			2012	17,500	0	17,500	0		
B4525P5 Previous Owner WISCASSET, TOWN OF 51 BATH ROAD WISCASSET ME 04578 Sale Date: 5/07/2012			Zone/Land Use 21 RURAL			2013	17,500	0	0	17,500		
			Secondary Zone			2014	17,500	0	0	17,500		
						2015	17,500	0	0	17,500		
			Topography 1 Level			2016	17,500	0	0	17,500		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	17,500	0	0
Utilities												

WISCASSET

Map Lot R04-027

Account 544

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-028

Account 545

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

BLAGDEN, ROBERT L
WISCASSET ME 04578

B3770P168

Previous Owner
BLAGDEN, FRED W. (DEWISEE)
BLAGDEN, DONALD F. & ROBERT L.

WISCASSET ME 04578
Sale Date: 11/14/2006

Previous Owner
BLAGDEN, FRED W. (HEIRS)

82 CHURCHILL STREET
WISCASSET ME 04578
Sale Date: 10/06/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-FRED BLAGDEN PASSED AWAY 09/22/2005.
2007-FORMER OWNER: FRED BLAGDEN BK520 PG301

WISCASSET

Property Data			Assessment Record						
Neighborhood 104 RURAL NORTHWEST			Year	Land		Buildings		Exempt	Total
			2010	39,000		0		0	39,000
			2011	39,000		0		0	39,000
Tree Growth Year 0			2012	39,000		0		0	39,000
FARM LAND YEAR 0			2013	39,000		0		0	39,000
OPEN SPACE YEAR 0			2014	39,000		0		0	39,000
Zone/Land Use 21 RURAL			2015	39,000		0		0	39,000
Secondary Zone			2016	39,000		0		0	39,000
			2017	39,000		0		0	39,000
			2018	39,000		0		0	39,000
Topography 1 Level			2019	39,000		0		0	39,000
1.Level	4.Below St	7.Steep	2020	39,000		0		0	39,000
2.Rolling	5.Low	8.Rough	2021	39,000		0		0	39,000
3.Above St	6.Swampy	9.	2022	39,000		0		0	39,000
Utilities 9 NoWater/NoSewer			2023	48,800		0		0	48,800
1.Public	4.Dr Well	7.Cesspool	Land Data						
2.Water	5.DUG/LAKE	8.							
3.Sewer	6.Septic	9.None							
Street 9 No Street			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved	4.Proposed	7.			Frontage	Depth	Factor	Code	
2.Semi Imp	5.Private	8.					%		
3.Gravel	6.Pub Eas	9.NoStreet					%		
TREE GROWTH PLAN 0							%		
CONSERV EASE 0							%		
Sale Data			Square Foot		Square Feet				Acres
Sale Date 11/14/2006									
Price									
Sale Type 1 Land Only									
1.Land	4.Mobile	7.							
2.L & B	5.Other	8.							
3.Building 6.									
Financing 9 Unknown			Fract. Acre		Acreage/Sites				Total Acreage 38.00
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			Acres						
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							

WISCASSET

Map Lot R04-028

Account 545

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-029			Account 546			Location EAST OF GARDINER ROAD			Card 1 Of 1 10/05/2023					
KELLEY, MICHAEL J PITTSTON ME 04345 B1553P150						Property Data			Assessment Record					
						Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2010	38,500	0	0	38,500	
						FARM LAND YEAR 0			2011	38,500	0	0	38,500	
						OPEN SPACE YEAR 0			2012	38,500	0	0	38,500	
						Zone/Land Use 21 RURAL			2013	38,500	0	0	38,500	
						Secondary Zone			2014	38,500	0	0	38,500	
									2015	38,500	0	0	38,500	
						Topography 2 Rolling			2016	38,500	0	0	38,500	
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	38,500	0	0	38,500	
2018	38,500	0	0	38,500										
						Utilities 9 NoWater/NoSewer			2019	38,500	0	0	38,500	
						1.Public 4.Dr Well 7.Cesspool			2020	38,500	0	0	38,500	
						2.Water 5.DUG/LAKE 8.			2021	38,500	0	0	38,500	
						3.Sewer 6.Septic 9.None			2022	38,500	0	0	38,500	
						Street 9 No Street			2023	48,100	0	0	48,100	
						Land Data								
						Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 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					
									28	10.00	100	%	0	
									29	10.00	100	%	0	
									30	17.00	100	%	0	
											%			
											%			
											%			
											%			
											%			
											%			
Notes: 8/9/05-OWNER CALLED TO STATE HE DIDN'T FEEL HE COULD SELL PROPERTY FOR ASSESSED VALUE. STATED HAS NO ACCESS. IN FACT, LAND HAS ACCESS FROM GARDINER ROAD AND LOT NEXT DOOR IS BEING BUILT UPON AT THIS TIME. PROPERTY CODED LIKE ALL OTHERS. VACANT.								Total Acreage		37.00				
WISCASSET														

WISCASSET

Map Lot R04-029

Account 546

Location EAST OF GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmoint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-030

Account 547

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

THE MILDRED W. CRAFTS, TRUST (DEWISEE)
JOY CRAFTS MCNAUGHTON, TRUSTEE
C/O JOY MCNAUGHTON
PORTLAND ME 04103

B764P1 B3464P161 B4632P249 B4882P123 B4882P128

Previous Owner
CRAFTS, HERBERT L.

PO BOX 165
WISCASSET ME 04578
Sale Date: 4/11/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'21 Tg Refile adjust wood type acres.

2002-SPLIT OFF 44AC TO LOT 30A

2006-FORMER OWNER HERBERT L. CRAFTS BK764 PG1 THEN
TRANSFERRED TO WIFE'S TRUST (THIS LOT IS TREE
GROWTH)

VACANT.

11/2010-entered daughter, Joy McNaughton as interested
party, her phone numbers are home-878-0720 cell-712-8995.
2012-entered new tree growth acres from new forest map for
WISCASSET.

2013-Mrs. Crafts passed away 01/09/2013 leaving property to
WISCASSET.

Property Data

Neighborhood	104 RURAL NORTHWEST	
Tree Growth Year	2012	
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	9 NoWater/NoSewer	
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street	9 No Street	
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN	0	
CONSERV EASE	0	

Sale Data

Sale Date	4/11/2005	
Price		
Sale Type	1 Land Only	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	2 Related Parties	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Foreclose
Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	28,900	0	0	28,900
2011	30,300	0	0	30,300
2012	29,000	0	0	29,000
2013	29,400	0	0	29,400
2014	29,800	0	0	29,800
2015	30,300	0	0	30,300
2016	39,700	0	0	39,700
2017	42,000	0	0	42,000
2018	42,600	0	0	42,600
2019	41,400	0	0	41,400
2020	41,500	0	0	41,500
2021	43,900	0	0	43,900
2022	42,200	0	0	42,200
2023	44,100	0	0	44,100

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		133.00				

WISCASSET

Map Lot R04-030

Account 547

Location GARDINER ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmait 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-031

Account 548

Location OLD ROAD

Card 1 Of 1 10/05/2023

BOUDIN, FRANK M
17 BOUDIN RD
WISCASSET ME 04578

B1156P274

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
VACANT.

WISCASSET

Property Data

Neighborhood	104 RURAL NORTHWEST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	1 Level		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	9 NoWater/NoSewer		
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	9 No Street		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN	0		
CONSERV EASE	0		
Sale Data			
Sale Date			
Price			
Sale Type			
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing			
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity			
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified			
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	5,000	0	0	5,000
2011	5,000	0	0	5,000
2012	5,000	0	0	5,000
2013	5,000	0	0	5,000
2014	5,000	0	0	5,000
2015	5,000	0	0	5,000
2016	5,000	0	0	5,000
2017	5,000	0	0	5,000
2018	5,000	0	0	5,000
2019	5,000	0	0	5,000
2020	5,000	0	0	5,000
2021	5,000	0	0	5,000
2022	5,000	0	0	5,000
2023	6,300	0	0	6,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		10.00				

WISCASSET

Map Lot R04-031

Account 548

Location OLD ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-032

Account 549

Location OLD ROAD

Card 1 Of 1 10/05/2023

DALTON(HEIRS OF), CONNIE
WISCASSET ME 04578

B935P127

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:
VACANT

WISCASSET

Property Data			Assessment Record								
Neighborhood 104 RURAL NORTHWEST			Year	Land	Buildings	Exempt	Total				
			2010	2,500	0	0	2,500				
Tree Growth Year 0			2011	2,500	0	0	2,500				
FARM LAND YEAR 0			2012	2,500	0	0	2,500				
OPEN SPACE YEAR 0			2013	2,500	0	0	2,500				
Zone/Land Use 21 RURAL			2014	2,500	0	0	2,500				
Secondary Zone			2015	2,500	0	0	2,500				
			2016	2,500	0	0	2,500				
Topography 1 Level			2017	2,500	0	0	2,500				
1.Level	4.Below St	7.Steep	2018	2,500	0	0	2,500				
2.Rolling	5.Low	8.Rough	2019	2,500	0	0	2,500				
3.Above St	6.Swampy	9.	2020	2,500	0	0	2,500				
Utilities 9			2021	2,500	0	0	2,500				
1.Public	4.Dr Well	7.Cesspool	2022	2,500	0	0	2,500				
2.Water	5.DUG/LAKE	8.	2023	2,500	0	0	2,500				
3.Sewer	6.Septic	9.None	2023	3,100	0	0	3,100				
Street 9 No Street											
1.Paved	4.Proposed	7.	Land Data								
2.Semi Imp	5.Private	8.									
3.Gravel	6.Pub Eas	9.NoStreet									
TREE GROWTH PLAN 0			Front Foot	Type	Effective		Influence		Influence Codes		
CONSERV EASE 0					Frontage	Depth	Factor	Code			
Sale Data					11.Regular Lot			%			1.Open Space
					12.Delta Triangle			%			2.Neighborhood A
					13.Nabla Triangle			%			3.Topography
					14.Rear Land			%			4.Size/Shape
					15.Front Foot			%			5.Access
Sale Date					%		6.Restriction				
Price					%		7.Corner/Locatio				
Sale Type			Square Foot		Square Feet			8.View/Environ			
1.Land	4.Mobile	7.					%		9.Fract Share		
2.L & B	5.Other	8.					%		Acres		
3.Building	6.	9.					%		30.Rear 20+		
Financing							%		31.Waterfront Rea		
1.Convent	4.Seller	7.					%		32.Open Space		
2.FHA/VA	5.Private	8.					%		33.RestrictEsm		
3.Assumed	6.Cash	9.Unknown			%		34.PASTURE 1				
Validity			Fract. Acre		Acreage/Sites			35.HORTICULTURAL-			
1.Valid	4.Split	7.Renovate			28	5.00	25 %	5	36.Pasture 3		
2.Related	5.Partial	8.Other					%		37.Softwood		
3.Distress	6.Exempt	9.Foreclose					%		38.Mixed Wood		
Verified							%		39.Hardwood		
1.Buyer	4.Agent	7.Family					%		40.Wasteland		
2.Seller	5.Pub Rec	8.Other					%		41.CAMP SITE		
3.Lender	6.MLS	9.			%		42.Mobile Home Si				
			Total Acreage 5.00					43.Condo Site			
								44.Site Improvevme			
								45.CAMP SITE			

WISCASSET

Map Lot R04-032

Account 549

Location OLD ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R04-033

Account 550

Location OLD ROAD

Card 1 Of 1 10/05/2023

THE MILDRED W. CRAFTS TRUST (DEVISEE)
JOY CRAFTS MCNAUGHTON, TRUSTEE
C/O JOY CRAFTS MCNAUGHTON
PORTLAND ME 04103

B991P276 B3464P161 B4632P249

Previous Owner
CRAFTS, HERBERT L.
P.O. BOX 165

WISCASSET ME 04578
Sale Date: 4/11/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'21 Tree Growth refile.

2006-FORMER OWNER HERBERT L. CRAFTS BK991 PG276 IN
4/79 THEN TRANSFERRED TO WIFE'S TRUST.
VACANT.

11/2010-entered daughter Joy McNaughton as interested
party, her phone numbers are home-878-0720 cell-712-8995.
2012-Entered this lot into tree growth (2012) as contiguous
with lot 30 and was separated out by forester.

2013- Mrs. Crafts passed away 01/09/2013 leaving property
to daughter, Joy, as Trustee.

WISCASSET

Property Data

Neighborhood		104 RURAL NORTHWEST	
Tree Growth Year		2012	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography			
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		6.Swampy	
Utilities		9 NoWater/NoSewer	
1.Public		4.Dr Well	
2.Water		5.DUG/LAKE	
3.Sewer		6.Septic	
Street		9 No Street	
1.Paved		4.Proposed	
2.Semi Imp		5.Private	
3.Gravel		6.Pub Eas	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		4/11/2005	
Price			
Sale Type		1 Land Only	
1.Land		4.Mobile	
2.L & B		5.Other	
3.Building		6.	
Financing		9 Unknown	
1.Convent		4.Seller	
2.FHA/VA		5.Private	
3.Assumed		6.Cash	
Validity		2 Related Parties	
1.Valid		4.Split	
2.Related		5.Partial	
3.Distress		6.Exempt	
Verified		5 Public Record	
1.Buyer		4.Agent	
2.Seller		5.Pub Rec	
3.Lender		6.MLS	

Assessment Record

Year	Land	Buildings	Exempt	Total
2010	2,500	0	0	2,500
2011	2,500	0	0	2,500
2012	900	0	0	900
2013	900	0	0	900
2014	900	0	0	900
2015	900	0	0	900
2016	1,200	0	0	1,200
2017	1,300	0	0	1,300
2018	1,300	0	0	1,300
2019	1,300	0	0	1,300
2020	1,300	0	0	1,300
2021	1,200	0	0	1,200
2022	1,200	0	0	1,200
2023	1,300	0	0	1,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Rear 20+
				%		31.Waterfront Rea
				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
				%		36.Pasture 3
39		5.00		100 %	0	37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.CAMP SITE
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Site Improve
				%		45.CAMP SITE
				%		46.PAVING/00
Total Acreage		5.00				

WISCASSET

Map Lot R04-033

Account 550

Location OLD ROAD

Card 1 Of 1 10/05/2023

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type 100%			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type 0%			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code 5 Estimated		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code 5 Estimate		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 12/15/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic