

Property Data			Assessment Record						
Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year        0			2011	43,800	0	0	43,800		
FARM LAND YEAR            0			2012	43,800	0	0	43,800		
OPEN SPACE YEAR           0			2013	43,800	0	0	43,800		
Zone/Land Use        21 RURAL			2014	43,800	0	0	43,800		
Secondary Zone			2015	43,800	0	0	43,800		
			2016	43,800	0	0	43,800		
Topography                1 Level			2017	43,800	0	0	43,800		
1.Level	4.Below St	7.Steep	2018	43,800	0	0	43,800		
2.Rolling	5.Low	8.Rough	2019	43,800	0	0	43,800		
3.Above St	6.Swampy	9.							
Utilities	4 Drilled Well	6 Septic System	2020	43,800	0	0	43,800		
1.Public	4.Dr Well	7.Cesspool	2021	43,800	0	0	43,800		
2.Water	5.DUG/LAKE	8.	2022	43,800	0	0	43,800		
3.Sewer	6.Septic	9.None	2023	54,700	0	0	54,700		
Street	1 Paved		2024	54,700	0	0	54,700		
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
Sale Date                    6/23/2016			14.Rear Land			%		4.Size/Shape	
Price                        49,900			15.Front Foot			%		5.Access	
Sale Type                1 Land Only			Square Foot	Square Feet					6.Restriction
1.Land	4.Mobile	7.				%		7.Corner/Locatio	
2.L & B	5.Other	8.				%		8.View/Environ	
3.Building	6.	9.				%		9.Fract Share	
Financing                9 Unknown				16.Regular Lot			%		Acres
1.Convent	4.Seller	7.		17.Secondary Site			%		30.Rear 20+
2.FHA/VA	5.Private	8.		18.Secondary Site			%		31.Waterfront Rea
3.Assumed	6.Cash	9.Unknown		19.Condominium			%		32.Open Space
Validity	1 Arms Length Sale			20.Base Homesite			%		33.RestrictEsm
1.Valid	4.Split	7.Renovate		Fract. Acre	Acreage/Sites				
2.Related	5.Partial	8.Other	21.HS Size Adj		20	1.00	100 %	0	35.HORTICULTURAL-
3.Distress	6.Exempt	9.Foreclose	22.Base Waterfron		21	1.00	100 %	0	36.Pasture 3
			23.Deep WF Size A		28	4.00	100 %	0	37.Softwood
			Acres				%		38.Mixed Wood
			24.Base Waterfron				%		39.Hardwood
			25.Shallow WF Siz				%		40.Wasteland
			26.Base Water Inf				%		41.CAMP SITE
			27.Influence W Si				%		42.Mobile Home Si
			28.Rear Land 1-10		Total Acreage    5.00				43.Condo Site
			29.Rear Land 11-2					44.Site Improveme	
								45.CAMP SITE	
								46.PAVING/00	

## WISCASSET

Map Lot R05-096

Account 721

Location 74 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>5 Estimate</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/23/2007								
<b>Additions, Outbuildings &amp; Improvements</b>								
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

DAY, ALECIA A WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
						2011	38,600	51,500	10,000	80,100			
			B2483P249			Tree Growth Year 0			2012	38,600	51,500	10,000	80,100
FARM LAND YEAR 0						2013	38,600	51,500	10,000	80,100			
OPEN SPACE YEAR 0						2014	38,600	51,500	10,000	80,100			
Zone/Land Use 21 RURAL						2015	38,600	52,100	10,000	80,700			
			Secondary Zone			2016	38,600	52,100	15,000	75,700			
						2017	38,600	52,100	20,000	70,700			
						Topography 2 Rolling			2018	38,600	52,100	20,000	70,700
2019	38,600	52,100							20,000	70,700			
						Utilities 4 Drilled Well 6 Septic System			2020	38,600	52,100	25,000	65,700
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	38,600	52,100	25,000	65,700
			2022	38,600	52,100				24,000	66,700			
						Street 1 Paved			2023	48,200	65,200	25,000	88,400
2024	48,200	65,200							25,000	88,400			
									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									
Square Foot			Square Feet				7.Corner/Locatio						
			16.Regular Lot				8.View/Environ						
			17.Secondary Site				9.Fract Share						
			18.Secondary Site				Acres						
			19.Condominium				30.Rear 20+						
			20.Base Homesite				31.Waterfront Rea						
							32.Open Space						
							33.RestrictEsm						
Fract. Acre			Acreage/Sites				34.PASTURE 1						
			20	1.00	100	%	0	35.HORTICULTURAL-					
			21	1.00	100	%	0	36.Pasture 3					
			28	1.41	100	%	0	37.Softwood					
							38.Mixed Wood						
							39.Hardwood						
							40.Wasteland						
							41.CAMP SITE						
Acres							42.Mobile Home Si						
							43.Condo Site						
							44.Site Improve						
							45.CAMP SITE						
							46.PAVING/00						
WISCASSET			Total Acreage			2.41							


# WISCASSET

Map Lot R05-097

Account 723

Location 88 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style <b>1 Conventional</b>			SF Bsmt Living <b>0</b>			Layout <b>1 Typical</b>					
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade <b>0 0</b>			1.Typical 4. 7.					
2.Ranch	6.Split	10.Double	HEARTH <b>0</b>			2.Inadeq 5. 8.					
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>			3. 6. 9.					
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic <b>9 None</b>					
Dwelling Units <b>1</b>			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.			
Other Units <b>0</b>			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.			
Stories <b>4 One &amp; 1/2 Story</b>			4.Steam	8.Fl/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1.5	7.	Cool Type <b>0% 9 None</b>			Insulation <b>1 Full</b>					
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.			
Exterior Walls <b>1 CLAPBOARD</b>			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.CLAP	5.T-111	9.OTHER	Kitchen Style <b>2 TYPICAL</b>			Unfinished % <b>0%</b>					
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor <b>4 Good 95%</b>					
3.COMP	7.NOV	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad			
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++Grad			
Roof Surface <b>1 Asphalt Shingles</b>			Bath(s) Style <b>2 TYPICAL</b>			3.C Grade	6.AA Grade	9.Same			
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint) <b>496</b>					
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition <b>2 Fair</b>					
3.Metal	6.Other	9.	3.OLD Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim <b>0</b>			# Rooms	<b>6</b>		2.Fair	5.Avg+	8.Exc			
OPEN-3-CUSTOM <b>0</b>			# Bedrooms	<b>3</b>		3.Avg-	6.Good	9.Same			
OPEN-4-CUSTOM <b>0</b>			# Full Baths	<b>1</b>		Phys. % Good <b>0%</b>					
Year Built <b>1840</b>			# Half Baths	<b>0</b>		Funct. % Good <b>100%</b>					
Year Remodeled <b>0</b>			# Addn Fixtures	<b>0</b>		Functional Code <b>9 None</b>					
Foundation <b>3 Brick &amp;/or Stone</b>			# Fireplaces	<b>0</b>		1.Incomp	4.SMALL	7.LAYOUT			
1.Concrete	4.Wood	7.	<div><p><b>TRIO</b> Software A Division of Harris Computer Systems</p></div>						2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.							3.Defmaint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.							Econ. % Good <b>100%</b>		
Basement <b>4 Full Basement</b>									Economic Code <b>None</b>		
1.1/4 Bmt	4.Full Bmt	7.							0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.							1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None							2.Encroach	8.Other	9.
Bsmt Gar # Cars <b>0</b>									Entrance Code <b>1 Interior Inspect</b>		
Wet Basement	<b>3 Wet Basement</b>								1.Interior	4.Vacant	7.
1.Dry	4.	7.							2.Refusal	5.Estimate	8.
2.Damp	5.	8.	3.Informed	6.	9.						
3.Wet	6.	9.	Information Code <b>1 Owner</b>								
			1.Owner	4.Agent	7.						
			2.Relative	5.Estimate	8.						
			3.Tenant	6.Other	9.						

Date Inspected 3/24/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
8 FA/1FR	0	432	0 0	0	0 %	0 %		3.THREE STORY FR
25 Frame Bay	0	24	0 0	0	0 %	0 %		4.1 & 1/2 STORY
158 1.75 ST	1900	884	2 100	1	0 %	50 %		5.1 & 3/4 STORY
68 Wood Deck	2005	192	0 0	0	0 %	0 %		6.2 & 1/2 STORY
45 2S Fr Bay	2005	24	0 0	0	0 %	0 %		21.Open Frame Por
24 Frame Shed	2014	120	3 100	4	0 %	100 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED

10.0'

12.0'

[illegible]

1.75SBARN 26X34





Map Lot R05-098			Account 724			Location 106 OLD SHEEPSCOT ROAD			Card 1 Of 1			9/26/2024					
GRIFFIN, SCOTT R EDGECOMB ME 04556						Property Data			Assessment Record								
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total				
						Tree Growth Year 0			2011	47,800	17,500	0	65,300				
						FARM LAND YEAR 0			2012	47,800	17,500	0	65,300				
						OPEN SPACE YEAR 0			2013	47,800	0	0	47,800				
B4525P126						Zone/Land Use 21 RURAL			2014	47,800	0	0	47,800				
Previous Owner BREWER, ANNA FAHEY FAHEY, MARGARET L. C/O SCOTT R. GRIFFIN EDGECOMB ME 04556 Sale Date: 5/18/2012						Secondary Zone			2015	47,800	0	0	47,800				
									2016	47,800	3,900	0	51,700				
						Topography 2 Rolling			2017	47,800	9,400	0	57,200				
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	47,800	9,400	0	57,200				
									2019	47,800	9,400	0	57,200				
						Utilities 4 Drilled Well 6 Septic System			2020	47,800	9,400	0	57,200				
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	47,800	9,400	0	57,200				
									2022	47,800	9,400	0	57,200				
						Street 1 Paved			2023	59,700	11,700	0	71,400				
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	59,700	11,700	0	71,400				
Land Data																	
Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes				
									Frontage	Depth	Factor	Code					
											%						
											%						
											%						
											%						
											%						
											%						
						X  Date						Square Foot		Square Feet			
															%		
	%																
	%																
	%																
	%																
	%																
	%																
Notes: '17 add shed addition and adjust sq ft of previously assessed shed. '16 NAH ADD SHED 2013-Former owner: Anna Fahey Brewer & Margaret Fahey Bk713 Pg293. House control burned down in September 2012, removed for 2013.												Fract. Acre		Acres/Sites			
														20	1.00	100	%
						21	1.00	100	%	0							
						28	6.00	100	%	0							
								%									
								%									
								%									
								%									
						WISCASSET						Total Acreage 7.00					

**WISCASSET**

Map Lot R05-098


Account 724

Location 106 OLD SHEEPSCOT ROAD

Card 1

Of 1

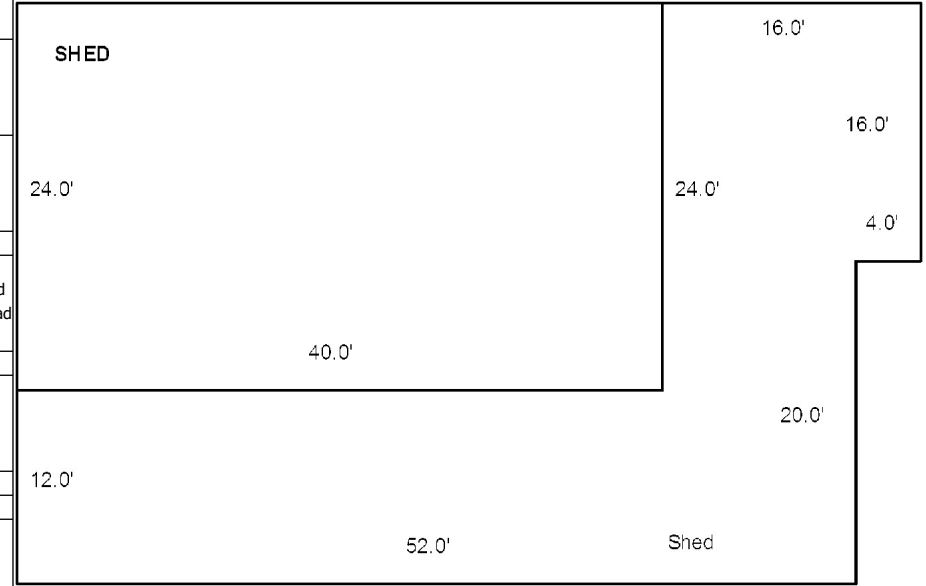
9/26/2024

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

Date Inspected 1/18/2007

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2015	960	2 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2016	976	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 R05-098-A			Account 725			Location 98 OLD SHEEPSCOT ROAD			Card 1 Of 1		9/26/2024			
GRIFFIN, SCOTT EDGECOMB ME 04556  B4538P285						Property Data			Assessment Record					
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2011	36,100	77,600	10,000	103,700	
						FARM LAND YEAR 0			2012	36,100	79,000	10,000	105,100	
						OPEN SPACE YEAR 0			2013	36,100	111,300	0	147,400	
Previous Owner KALER, JOAN C/O SCOTT R. GRIFFIN PO BOX 49 EDGECOMB ME 04556 Sale Date: 6/19/2012						Zone/Land Use 21 RURAL			2014	36,100	111,300	0	147,400	
Secondary Zone						2015	36,100	112,000	0	148,100				
						2016	36,100	112,000	0	148,100				
Topography 1 Level						2017	36,100	112,000	0	148,100				
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.						2018	36,100	112,000	0	148,100				
						2019	36,100	112,000	0	148,100				
Utilities 4 Drilled Well 6 Septic System						2020	36,100	112,000	0	148,100				
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	36,100	112,000	0	148,100				
						2022	36,100	112,000	0	148,100				
Street 1 Paved						2023	45,100	140,000	0	185,100				
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						2024	45,100	140,000	0	185,100				
						Land Data								
Inspection Witnessed By:   X _____ Date _____						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		
											%			
											%			
											%			
											%			
											%			
											%			
											%			
											%			
Notes: '15 Add addition to barn. 5/22/08-divorce decree recorded setting aside property to Joan Hamilton. 7/15/10-Changed name from Hamilton to Kaler per letter to Tax Collector. 6/20/12-Previous owner: Joan Kaler BK4006 PG303. Notice from attorney that property sold to Scott R. Griffin. Kaler bought in 1999 for \$106,000, sold 6/19/12 for \$91,000. 2013-Added 36 x 40 metal barn WISCASSET						Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet					
										%				
										%				
										%				
										%				
										%				
										%				
										%				
										%				
										%				
Validity 1 Arms Length Sale  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					
									20	1.00	100	%	0	
									21	1.00	100	%	0	
									28	0.15	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 1.15								

# WISCASSET

Map Lot R05-098-A

Account 725

Location 98 OLD SHEEPSCOT ROAD

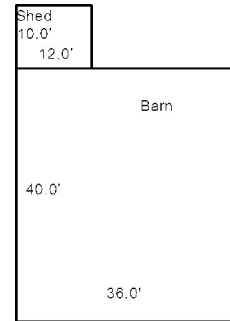
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>816</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1965</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

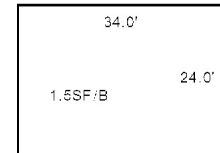
Date Inspected 1/23/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	576	3 100	2	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2011	128	3 100	4	0 %	100 %		2.TWO STORY FRAM
65 Barn 1S	2012	1440	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2014	120	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



GARAGE 24X24



Map Lot    R05-099-A

Account    727

Location    110 OLD SHEEPSCOT ROAD

Card    1    Of    1    9/26/2024

JONES, SUSAN G  
C/O HARMONY POTTLE  
WISCASSET ME 04578

B1564P15 B5471P13

Property Data

Neighborhood    **106 RURAL NORTHEAST**

Tree Growth Year    **0**

FARM LAND YEAR    **0**

OPEN SPACE YEAR    **0**

Zone/Land Use    **21 RURAL**

Secondary Zone

Topography    **2 Rolling**

1.Level    4.Below St    7.Steep

2.Rolling    5.Low    8.Rough

3.Above St    6.Swampy    9.

Utilities    **5 Dugwell/Lake    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

2011    35,000    88,500    10,000    113,500

2012    35,000    88,500    10,000    113,500

2013    35,000    88,500    10,000    113,500

2014    35,000    88,500    10,000    113,500

2015    35,000    88,500    10,000    113,500

2016    35,000    88,500    15,000    108,500

2017    35,000    88,500    20,000    103,500

2018    35,000    88,500    20,000    103,500

2019    35,000    88,500    0    123,500

2020    35,000    88,500    0    123,500

2021    35,000    88,500    0    123,500

2022    35,000    88,500    0    123,500

2023    43,800    110,600    0    154,400

2024    43,800    110,600    0    154,400

Land Data

Front Foot

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

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

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

0.77

100

%

0

23.Deep WF Size A

%

Acres

%

24.Base Waterfron

%

25.Shallow WF Siz

%

26.Base Water Inf

%

27.Influence W Si

%

28.Rear Land 1-10

%

29.Rear Land 11-2

%

Total Acreage

0.77

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

'21 Per further info, susan is deceased.

2002-2 STORY GARAGE 75% COMPLETE. CHECK IN 2003.

2009-Anticipating no progress to Garage 2nd fl finish.

Changed grade from D to C but dropped funct from 90% to 57% to account for lacking (43% of total) of 2nd fl "addition" finish.

WISCASSET




# WISCASSET

Map Lot R05-099-A

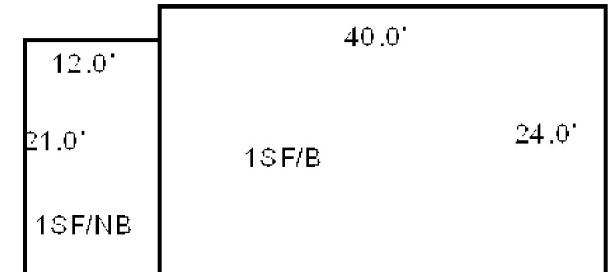
Account 727

Location 110 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>960</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1974</b>	# Half Baths <b>0</b>	Funct. % Good <b>90%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

1.75S/GARAGE 30X30



Date Inspected 1/23/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1974	252	0 0	0	0 %	0 %		1.ONE STORY FRAM
92 3/4S AD/GAR.....	1999	900	3 100	3	0 %	57 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot    R05-099-B			Account    728			Location    122 OLD SHEEPSCOT ROAD			Card    1		Of    1		9/26/2024			
BROWN, KRISTINA 122 OLD SHEEPSCOT ROAD WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year    0			2011	39,800	67,700	10,000	97,500			
						FARM LAND YEAR    0			2012	39,800	67,700	10,000	97,500			
						OPEN SPACE YEAR    0			2013	39,800	67,700	10,000	97,500			
B5952P56  Previous Owner BROWN, KERSTIN M 122 OLD SHEEPSCOT ROAD						Zone/Land Use    21 RURAL			2014	39,800	67,700	10,000	97,500			
						Secondary Zone			2015	39,800	67,700	10,000	97,500			
									2016	39,800	67,700	15,000	92,500			
						Topography    2 Rolling			2017	39,800	67,700	20,000	87,500			
						WISCASSET ME 04578 Sale Date: 10/28/2022						1.Level    4.Below St    7.Steep 2.Rolling    5.Low    8.Rough 3.Above St    6.Swampy    9.			2018	39,800
Utilities    4 Drilled Well    6 Septic System			2019	39,800	67,700							20,000	87,500			
1.Public    4.Dr Well    7.Cesspool 2.Water    5.DUG/LAKE    8. 3.Sewer    6.Septic    9.None			2020	39,800	67,700							25,000	82,500			
Street    1 Paved			2021	39,800	67,700							25,000	82,500			
1.Paved    4.Proposed    7. 2.Semi Imp    5.Private    8. 3.Gravel    6.Pub Eas    9.NoStreet			2022	39,800	67,700							24,000	83,500			
Inspection Witnessed By:						TREE GROWTH PLAN    0			2023	49,700	84,600	0	134,300			
						CONSERV EASE    0			2024	49,700	84,600	0	134,300			
						Sale Data			Land Data							
						Sale Date    10/28/2022			Front Foot		Type	Effective		Influence		Influence Codes
						Price    85,000						Frontage	Depth	Factor	Code	
X    Date						11.Regular Lot							1.Open Space			
						12.Delta Triangle							2.Neighborhood A			
No./Date    Description    Date Insp.						13.Nabla Triangle							3.Topography			
						14.Rear Land							4.Size/Shape			
						15.Front Foot							5.Access			
						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			
						20.Base Homesite							30.Rear 20+			
						Fract. Acre			Acreege/Sites					31.Waterfront Rea		
Notes:						21.HS Size Adj		20	1.00	100	%	0	32.Open Space			
						22.Base Waterfron		21	1.00	100	%	0	33.RestrictEsm			
8/10/05-CHANGED TO 1SF WITH FINISHED ATTIC AS THE HOUSE IS BEING USED FOR THAT PURPOSE. UPSTAIR SECTION NOT DONE.						23.Deep WF Size A		28	2.00	100	%	0	34.PASTURE 1			
						Acres							35.HORTICULTURAL-			
WISCASSET						24.Base Waterfron							36.Pasture 3			
						25.Shallow WF Siz							37.Softwood			
						26.Base Water Inf							38.Mixed Wood			
						27.Influence W Si							39.Hardwood			
						28.Rear Land 1-10							40.Wasteland			
						29.Rear Land 11-2			Total Acreage		3.00				41.CAMP SITE	
													42.Mobile Home Si			
													43.Condo Site			
													44.Site Improve			
													45.CAMP SITE			
													46.PAVING/00			

# WISCASSET

Map Lot R05-099-B


Account 728

Location 122 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>4 Full Finished</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>448</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>3 3/4 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

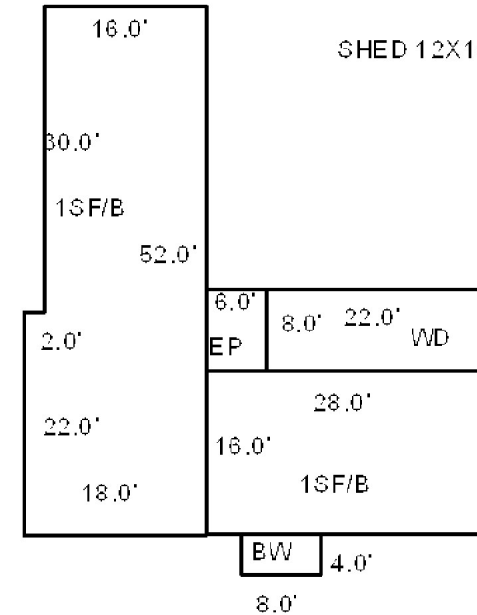
Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1976	876	2 100	4	0 %	100 %		1.ONE STORY FRAM
25 Frame Bay	0	32	0 0	0	0 %	0 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	48	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	1984	176	3 100	0	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	1960	972	2 100	2	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	1960	204	2 100	2	0 %	100 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 27X36

SHED 12X15



Map Lot R05-100			Account 729			Location 138 OLD SHEEPSCOT ROAD			Card 1 Of 1			9/26/2024						
SCOTT, SHEILA SCOTT, GARY 138 OLD SHEEPSCOT ROAD WISCASSET ME 04578  B5582P165						Property Data			Assessment Record									
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total					
						Tree Growth Year 0			2011	72,800	133,600	10,000	196,400					
						FARM LAND YEAR 0			2012	72,800	133,600	10,000	196,400					
						OPEN SPACE YEAR 0			2013	72,800	133,600	10,000	196,400					
Previous Owner ZILLI, SUSAN E  247 WATER STREET NEWBURYPORT MA 01950 Sale Date: 9/10/2020						Zone/Land Use 21 RURAL			2014	72,800	133,600	10,000	196,400					
						Secondary Zone			2015	72,800	133,600	10,000	196,400					
									2016	72,800	133,600	15,000	191,400					
						Topography 2 Rolling			2017	61,800	133,600	20,000	175,400					
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	61,800	133,600	20,000	175,400					
2019	61,800	133,600	0	195,400														
Previous Owner ZILLI, LARRY R. (T/C) ZILLI, SUSAN E.  WISCASSET ME 04578						Utilities 4 Drilled Well 6 Septic System			2020	66,800	133,600	0	200,400					
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	66,800	133,600	0	200,400					
									2022	66,800	133,600	0	200,400					
						Street 1 Paved			2023	83,400	193,800	0	277,200					
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	83,400	193,800	6,000	271,200					
									Land Data									
						Inspection Witnessed By:			Front Foot		Type	Effective		Influence		Influence Codes		
												Frontage	Depth	Factor	Code			
												11.Regular Lot					%	1.Open Space
												12.Delta Triangle					%	2.Neighborhood A
13.Nabla Triangle				%	3.Topography													
X										4.Size/Shape								
Date										5.Access								
No./Date			Description		Date Insp.					6.Restriction								
										7.Corner/Locatio								
										8.View/Environ								
										9.Fract Share								
Notes:										Acres								
6/1/23 W/MR- ADD GAR, ADJ ROOF. '20 PER REVEIW AND INFO PROVIDED ADJUST LOT TO 23 ACRES										30.Rear 20+								
'17 11 +- acres to new lot 100A. 2000- COMBINED LOT 99 & 100 MAKING 28 AC TOTAL PREVIOUS BK2547 PG0049,BK2035 PG0032 2001 - LEAVE IN BOTH NAMES AS TENANTS IN COMMON 2004-PREVIOUS OWNER: LARRY & SUSAN ZILLI BK2547 WISCASSET ME PG22										31.Waterfront Rea								
10/28/2011 ADDRESS CHANGE BY REQUEST/1/2										32.Open Space								
										33.RestrictEsm								
										34.PASTURE 1								
										35.HORTICULTURAL-								
										36.Pasture 3								
										37.Softwood								
										38.Mixed Wood								
										39.Hardwood								
										40.Wasteland								
										41.CAMP SITE								
										42.Mobile Home Si								
										43.Condo Site								
										44.Site Improve								
										45.CAMP SITE								
										46.PAVING/00								
						</												

# WISCASSET

Map Lot R05-100


Account 729

Location 138 OLD SHEEPSCOT ROAD

Card 1

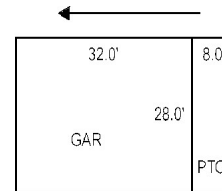
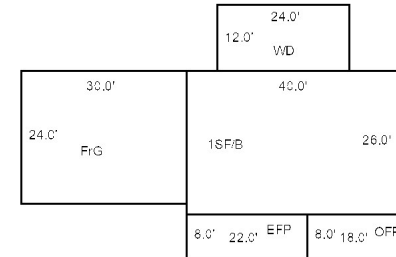
Of 1

9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1040</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1980</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/23/2007

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1980	720	0 0	0	0 %	0 %		1.ONE STORY FRAM
32	1980	176	0 0	0	0 %	0 %		2.TWO STORY FRAM
31 OPEN	1980	144	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	1980	288	0 0	0	0 %	0 %		4.1 & 1/2 STORY
24 Frame Shed	1970	384	2 100	3	0 %	100 %		5.1 & 3/4 STORY
23 Frame Garage	2022	896	2 105	4	0 %	100 %		6.2 & 1/2 STORY
62 Patio	2022	224	3 100	4	0 %	100 %		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-100-A			Account 2639			Location OLD SHEEPSCOT ROAD			Card 1		Of 1		9/26/2024	
KNIGHT, STACEY D 183 ALNA ROAD WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year 0			2017	55,800	0	0	55,800				
			FARM LAND YEAR 0			2018	55,800	0	0	55,800				
			OPEN SPACE YEAR 0			2019	55,800	0	0	55,800				
B5008P91			Zone/Land Use 21 RURAL			2020	55,800	0	0	55,800				
			Secondary Zone			2021	55,800	0	0	55,800				
						2022	55,800	0	0	55,800				
			Topography 2 Rolling			2023	69,700	0	0	69,700				
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2024	69,700	0	0	69,700				
			Utilities											
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None											
			Street 1 Paved											
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data								
						Front Foot		Type	Effective		Influence		Influence Codes	
			TREE GROWTH PLAN 0			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Frontage	Depth	Factor	Code			
			CONSERV EASE 0							%				
Sale Data							%							
Sale Date 5/25/2016							%							
Price 60,000							%							
Sale Type 1 Land Only			Square Foot		Square Feet									
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.							%							
2.FHA/VA 5.Private 8.			Fract. Acre				%							
3.Assumed 6.Cash 9.Unknown							%							
Validity 1 Arms Length Sale							%							
1.Valid 4.Split 7.Renovate				20	1.00	100	%	0						
2.Related 5.Partial 8.Other				21	1.00	100	%	0						
3.Distress 6.Exempt 9.Foreclose			28	10.00	100	%	0							
Verified 5 Public Record			Acres		Acreege/Sites									
1.Buyer 4.Agent 7.Family			24.Base Waterfront				%							
2.Seller 5.Pub Rec 8.Other			25.Shallow WF Siz				%							
3.Lender 6.MLS 9.			26.Base Water Inf				%							
			27.Influence W Si				%							
			28.Rear Land 1-10		Total Acreage 11.00									
			29.Rear Land 11-2											

**WISCASSET**

Map Lot R05-100-A

Account 2639

Location OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

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



Map Lot R05-101			Account 730			Location 192 OLD SHEEPSCOT ROAD			Card 1 Of 1			9/26/2024			
MCCARDLE, SCOTT MCCARDLE, HEATHER 192 OLD SHEEPSCOT ROAD WISCASSET ME 04578  B3619P231 B3649P49 B4491P121 B4870P223						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	43,400	145,600	0	189,000		
						FARM LAND YEAR 0			2012	43,400	145,600	0	189,000		
						OPEN SPACE YEAR 0			2013	43,400	145,600	0	189,000		
Previous Owner SUTTER, ANN T.  PO BOX 111 EAST BOOTHBAY ME 04544 0111 Sale Date: 3/20/2015						Zone/Land Use 21 RURAL			2014	43,400	145,600	0	189,000		
						Secondary Zone			2015	40,400	145,600	0	186,000		
									2016	40,400	145,600	0	186,000		
						Topography 2 Rolling			2017	40,400	145,600	0	186,000		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	40,400	145,600	0	186,000		
2019	40,400	145,600	0	186,000											
Previous Owner SUTTER, ROBERT E. SUTTER, ANN T.  WISCASSET ME 04578 Sale Date: 1/12/2006						Utilities 4 Drilled Well 6 Septic System			2020	40,400	145,600	0	186,000		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	40,400	145,600	0	186,000		
Street 1 Paved  1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	40,400	145,600				0	186,000					
			2023	50,400	182,000	0	232,400								
Inspection Witnessed By:									2024	50,400	182,000	0	232,400		
									Land Data						
X						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
Date						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot							1.Open Space		
													2.Neighborhood A		
No./Date													3.Topography		
													4.Size/Shape		
Description													5.Access		
													6.Restriction		
Date Insp.													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		
Notes:  '15 3.3 ACRES & BUILDINGS TO NEW OWNER MCCARDLE. REMAINING 1.5 ACRES CONVEYED TO MATHEW CLARK IN B4871 P262.  2006-PER DIVORCE DECREE PROPERTY BELONGS TO ANN T. SUTTER						Fract. Acre			Acreage/Sites						
								20	1.00	100	%	0			
								21	1.00	100	%	0			
								28	2.30	100	%	0			


## WISCASSET

Map Lot R05-101

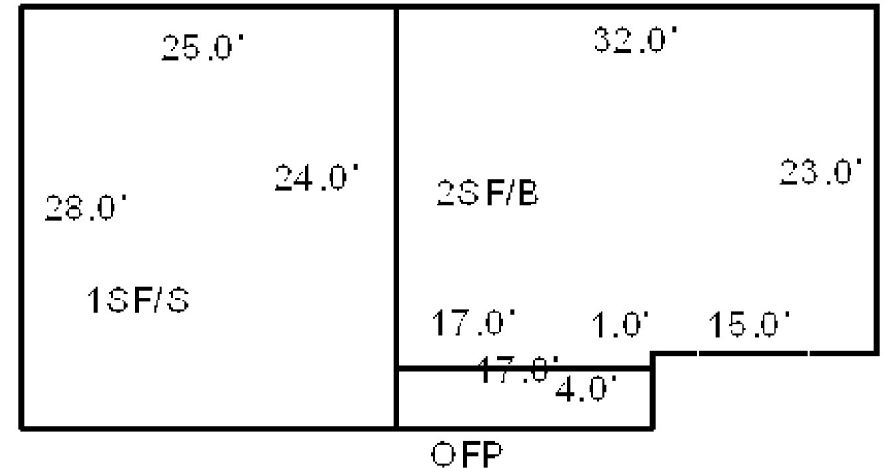
Account 730

Location 192 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style <b>5 Colonial</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>3 COMPOSITION</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>753</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

GARAGE 36X36



Date Inspected 1/23/2007

## Additions, Outbuildings &amp; Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	1970	700	0 0	0	0 %	0 %		1.ONE STORY FRAM
21 Open Frame	1970	68	0 0	0	0 %	0 %		2.TWO STORY FRAM
23 Frame Garage	1970	1296	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 R05-101-A			Account 731			Location 31 BLAGDON RIDGE ROAD			Card 1 Of 1			9/26/2024			
CLARK, MATTHEW J J/T CLARK, TERESA WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	38,900	224,100	10,000	253,000		
						FARM LAND YEAR 0			2012	38,900	224,100	10,000	253,000		
						OPEN SPACE YEAR 0			2013	38,900	224,100	10,000	253,000		
B4690P170						Zone/Land Use 21 RURAL			2014	38,900	224,100	0	263,000		
Previous Owner SUTTER, GREGORY S. C/O MATTHEW J. & TERESA CLARK 31 BLAGDON RIDGE ROAD WISCASSET ME 04578 Sale Date: 7/19/2013						Secondary Zone			2015	38,900	224,100	0	263,000		
									2016	38,900	224,100	6,000	257,000		
						Topography 1 Level			2017	38,900	239,800	26,000	252,700		
Previous Owner SUTTER, GREGORY S.  31 BLAGDON RIDGE ROAD WISCASSET ME 04578 Sale Date: 10/07/2004						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	38,900	239,800	26,000	252,700		
									2019	38,900	243,400	26,000	256,300		
						Utilities 4 Drilled Well 6 Septic System			2020	38,900	243,400	31,000	251,300		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	38,900	243,400	31,000	251,300		
									2022	38,900	243,400	29,760	252,540		
						Street 1 Paved			2023	48,600	304,200	0	352,800		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	48,600	304,200	0	352,800		
						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		
						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		
						20.Base Homesite							30.Rear 20+		
													31.Waterfront Rea		
													32.Open Space		
													33.RestrictEsm		
													34.PASTURE 1		
Notes: 5/13/19 W/ House sitter add 3rd bath '17 nah adjust condition. 2005-ADDED WIFE TO DEED - T/C PREVIOUS BK1686 PG25 2007-DIVORCE, PROPERTY IN GREGORY S. SUTTER'S NAME ONLY. 2014-Previous owner: Gregory S. Sutter BK3892 PG113.						Fract. Acre			Acres/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	0.20	100	%	0	38.Mixed Wood		
						Acres							39.Hardwood		
						24.Base Waterfron							40.Wasteland		
						25.Shallow WF Siz							41.CAMP SITE		
						26.Base Water Inf							42.Mobile Home Si		
						27.Influence W Si							43.Condo Site		
						28.Rear Land 1-10		Total Acreage 1.20						44.Site Improve	
						29.Rear Land 11-2		45.CAMP SITE							
						46.PAVING/00									

WISCASSET

WISCASSET										
Map Lot	R05-101-A	Account	731	Location	31 BLAGDON RIDGE ROAD	Card	1	Of	1	9/26/2024

40.0'

28.0'

1.75 SF/GARAGE

12.0'

20.0'

1.5 SF/B

12.0'

5.0'

1.75 SF/B

7.0'

20.0'

10.0'

14.0'

WD

26.0'

32.0'

28.0'

OFF

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
14 1.5 Story/BSMT	2001	240	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	2001	352	0 0	0	0 %	0 %		4.1 & 1/2 STORY
21 Open Frame	2001	60	0 0	0	0 %	0 %		5.1 & 3/4 STORY
78 1.75 ST	2001	1120	0 0	0	0 %	100 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Endl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

CLARK, MATHEW CLARK, TERESA 31 BLAGDON RIDGE ROAD WISCASSET ME 04578  B4871P262 B5839P176			Property Data			Assessment Record						
			Neighborhood    105 RURAL NORTH			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year    0			2015	21,000	0	0	21,000		
			FARM LAND YEAR    0			2016	21,000	0	0	21,000		
			OPEN SPACE YEAR    0			2017	21,000	0	0	21,000		
			Zone/Land Use    21 RURAL			2018	21,000	0	0	21,000		
			Secondary Zone			2019	21,000	8,300	0	29,300		
						2020	21,000	132,000	0	153,000		
			Topography    2 Rolling			2021	21,000	191,100	0	212,100		
						1.Level            4.Below St        7.Steep 2.Rolling        5.Low            8.Rough 3.Above St      6.Swampy        9.			2022	21,000	224,800	0
2023	26,300	281,100							31,000	276,400		
Utilities    4 Drilled Well    6 Septic System						2024	26,300	281,100	31,000	276,400		
1.Public            4.Dr Well        7.Cesspool 2.Water            5.DUG/LAKE      8. 3.Sewer            6.Septic        9.None												
			Street    1 Paved									
			1.Paved            4.Proposed        7. 2.Semi Imp        5.Private          8. 3.Gravel           6.Pub Eas        9.NoStreet									
						TREE GROWTH PLAN    0			Land Data			
			CONSERV EASE    0									
			Sale Data									
Sale Date    3/27/2015			Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type		Effective		Influence		Influence Codes	
Price    25,000					Frontage	Depth	Factor	Code	1.Open Space			
Sale Type    1 Land Only							%		2.Neighborhood A			
1.Land        4.Mobile        7.							%		3.Topography			
2.L & B        5.Other        8.							%		4.Size/Shape			
3.Building    6.                9.					%		5.Access					
Financing    9 Unknown					%		6.Restriction					
1.Convent    4.Seller        7.			Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite				%		7.Corner/Locatio			
2.FHA/VA    5.Private        8.					Square Feet				8.View/Environ			
3.Assumed   6.Cash        9.Unknown							%		9.Fract Share			
Validity    1 Arms Length Sale							%		Acres			
1.Valid        4.Split        7.Renovate							%		30.Rear 20+			
2.Related    5.Partial       8.Other					%		31.Waterfront Rea					
3.Distress   6.Exempt    9.Foreclose					%		32.Open Space					
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				%		33.RestrictEsm			
1.Buyer       4.Agent        7.Family							%		34.PASTURE 1			
2.Seller       5.Pub Rec      8.Other							%		35.HORTICULTURAL-			
3.Lender      6.MLS        9.							%		36.Pasture 3			
							%		37.Softwood			
Notes: 7/19/22 NAH- EST COMP W/IN 5%. 6/15/21 NAH- EST HSE MORE DONE, ADD OP, +MVR. 5/13/2019 W/ Builders Foundation only 4/1/2019 '15 NEW LOT .5 ACRES FROM LOT 101.					20		0.50	100	%	0	38.Mixed Wood	
					21		1.00	100	%	0	39.Hardwood	
									%		40.Wasteland	
									%		41.CAMP SITE	
									%		42.Mobile Home Si	
WISCASSET									%		43.Condo Site	
									%		44.Site Improveme	
									%		45.CAMP SITE	
									%		46.PAVING/00	
									%			
					Total Acreage		1.00					

# WISCASSET

Map Lot R05-101-B


Account 737

Location 27 BLAGDON RIDGE ROAD

Card 1

Of 1

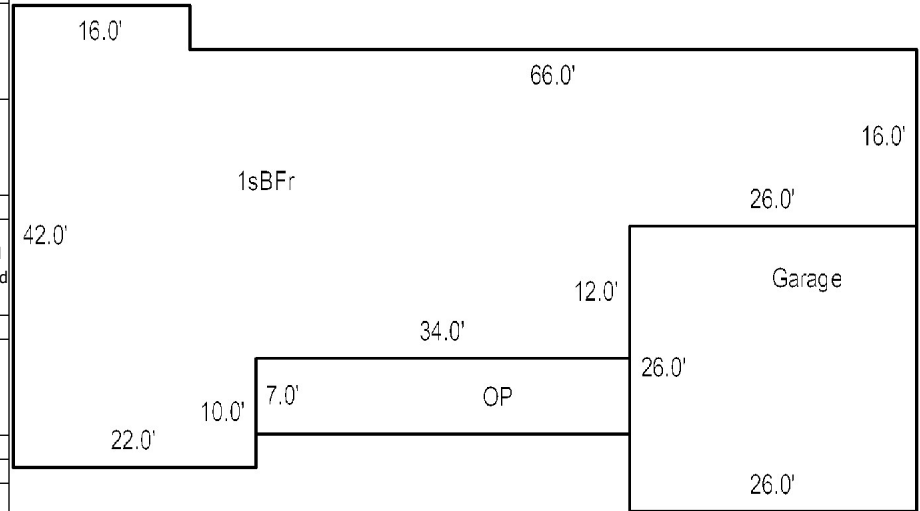
9/26/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>2268</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2019</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	676	0 0	0	0 %	0 %		1.ONE STORY FRAM
21 Open Frame	2020	238	0 0	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot    R05-102			Account    732			Location    6 BLAGDON RIDGE ROAD			Card    1    Of    1    9/26/2024								
DEAN, ANDREW G DEAN, RACHEL R 6 BLAGDON RIDGE ROAD WISCASSET ME 04578  B5840P289			Property Data			Assessment Record											
			Neighborhood    105 RURAL NORTH			Year	Land	Buildings	Exempt	Total							
			Tree Growth Year    0			2011	37,400	120,100	10,000	147,500							
			FARM LAND YEAR    0			2012	37,400	120,100	10,000	147,500							
			OPEN SPACE YEAR    0			2013	37,400	120,100	10,000	147,500							
Previous Owner CROSS COUNTRY EQUITY, LLC. P.O. BOX 160132			Zone/Land Use    21 RURAL			2014	37,400	120,100	10,000	147,500							
			Secondary Zone			2015	37,400	120,100	10,000	147,500							
						2016	37,400	120,100	15,000	142,500							
			Topography    1 Level			2017	37,400	120,100	20,000	137,500							
			CLEARFIELD UT 84016 Sale Date: 8/23/2019			1.Level                      4.Below St                      7.Steep 2.Rolling                      5.Low                      8.Rough 3.Above St                      6.Swampy                      9.			2018	37,400	120,100	20,000	137,500				
2019	37,400	120,100							0	157,500							
Utilities    4 Drilled Well    6 Septic System						2020	37,400	120,100	0	157,500							
1.Public                      4.Dr Well                      7.Cesspool 2.Water                      5.DUG/LAKE                      8. 3.Sewer                      6.Septic                      9.None						2021	37,400	120,100	0	157,500							
						2022	37,400	120,100	0	157,500							
Previous Owner HARRIMAN, MATTHEW J/T HARRIMAN, SUSAN			Street    1 Paved			2023	46,800	150,100	0	196,900							
						2024	46,800	150,100	0	196,900							
			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					
Inspection Witnessed By:			Sale Data			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet		Acreege/Sites		Total Acreege    0.69		1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00	
			Sale Date    8/23/2019														
			Price    195,500														
			Sale Type    2 Land & Buildings														
			1.Land                      4.Mobile                      7. 2.L & B                      5.Other                      8. 3.Building                      6.                      9.														
Notes: 2003- FORMER OWNER: LELAND CHANTRILL BK2449 PG67 (FORECLOSURE) DEED #1-GARDINER SAVINGS TO FEDERAL HOME LOAN MORTGAGE CORP. BK2972 PG8 ON 12/27/02 DEED #2 CORRECTIVE DEED FROM FEDERAL HOME LOAN MORTGAGE CORP. TO GARDINER SAVINGS INSTITUTION BK2998 PG52 2004-FEDERAL NATIONAL MORTGAGE ASSOC. BK3004 PG248 SOLD TO WALTERS 2005-FORMER OWNER: DAVID & ELIZABETH WALTERS WISCASSET ME 04578 BK3328 PG294 - \$50,000			Financing    9 Unknown			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		20                      1.00                      100    %                      0 21                      0.69                      100    %                      0		Acreege/Sites		100    %                      0					
			1.Convent                      4.Seller                      7. 2.FHA/VA                      5.Private                      8. 3.Assumed                      6.Cash                      9.Unknown														
			Validity    1 Arms Length Sale														
			1.Valid                      4.Split                      7.Renovate 2.Related                      5.Partial                      8.Other 3.Distress                      6.Exempt                      9.Foreclose														
			Verified    5 Public Record														
1.Buyer                      4.Agent                      7.Family 2.Seller                      5.Pub Rec                      8.Other 3.Lender                      6.MLS                      9.																	


# WISCASSET

Map Lot R05-102

Account 732

Location 6 BLAGDON RIDGE ROAD

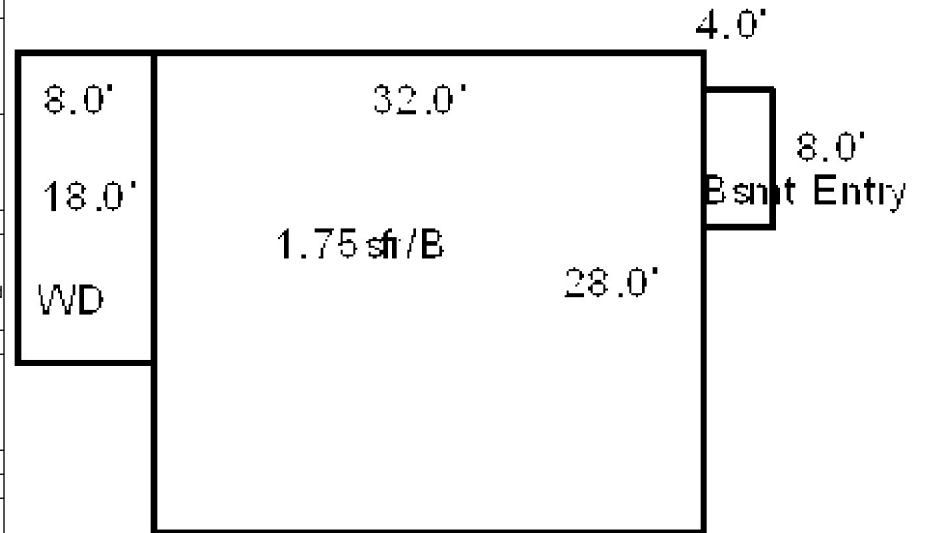
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>896</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1967</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>2 Damp Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/24/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2000	144	0 0	0	0 %	0 %		1.ONE STORY FRAM
90 BSMT ENTRY.....	1967	32	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2007	484	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



Card 1 Of 1 9/26/2024

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

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

# WISCASSET

Map Lot R05-103

Account 733

Location 12 BLAGDON RIDGE ROAD

Card 1

Of 1

9/26/2024

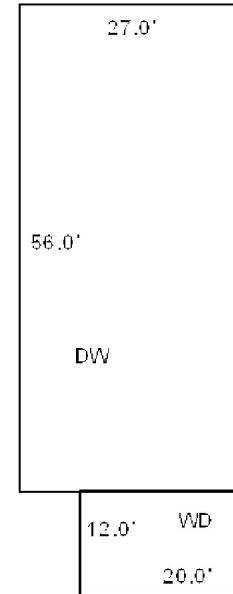
Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1568</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2004</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/13/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2006	240	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2006	96	2 100	2	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 12X8



Property Data			Assessment Record				
Neighborhood    105 RURAL NORTH			Year	Land	Buildings	Exempt	Total
Tree Growth Year    0			2011	38,300	109,700	0	148,000
FARM LAND YEAR    0			2012	38,300	109,700	10,000	138,000
OPEN SPACE YEAR    0			2013	38,300	109,700	10,000	138,000
Zone/Land Use    21 RURAL			2014	38,300	109,700	10,000	138,000
Secondary Zone			2015	38,300	109,700	10,000	138,000
			2016	38,300	109,700	15,000	133,000
Topography    2 Rolling			2017	38,300	109,700	20,000	128,000
1.Level	4.Below St	7.Steep	2018	38,300	109,700	20,000	128,000
2.Rolling	5.Low	8.Rough	2019	38,300	109,700	20,000	128,000
3.Above St	6.Swampy	9.	2020	38,300	109,700	25,000	123,000
Utilities    4 Drilled Well    6 Septic System			2021	38,300	109,700	25,000	123,000
1.Public	4.Dr Well	7.Cesspool	2022	38,300	109,700	24,000	124,000
2.Water	5.DUG/LAKE	8.	2023	47,800	137,200	25,000	160,000
3.Sewer	6.Septic	9.None	2024	47,800	137,200	25,000	160,000
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.					




# WISCASSET

Map Lot R05-104

Account 734

Location 24 BLAGDON RIDGE ROAD

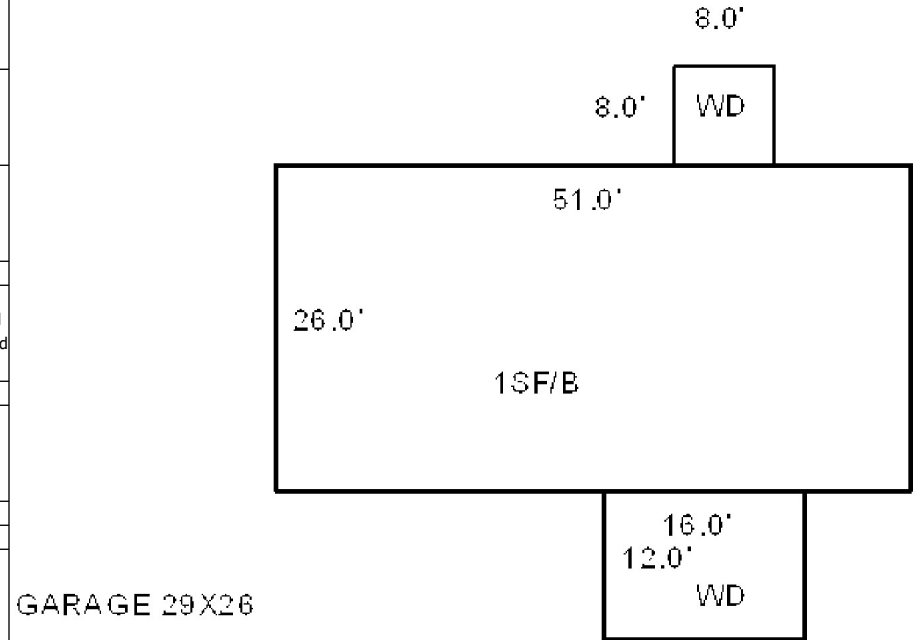
Card 1 Of 1 9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1326</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>3 Below Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1975</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	0	192	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	0	954	2 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	0	64	0 0	0	0 %	0 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot    R05-105

Account    735

Location    28 BLAGDON RIDGE ROAD

Card    1    Of    1    9/26/2024

CHENEY, BARRY A  
WISCASSET ME 04578

Property Data

Neighborhood    **105 RURAL NORTH**

Tree Growth Year    **0**

FARM LAND YEAR    **0**

OPEN SPACE YEAR    **0**

Zone/Land Use    **21 RURAL**

Secondary Zone

Topography    **2 Rolling**

1.Level    4.Below St    7.Steep

2.Rolling    5.Low    8.Rough

3.Above St    6.Swampy    9.

Utilities    **4 Drilled Well    6 Septic System**

1.Public    4.Dr Well    7.Cesspool

2.Water    5.DUG/LAKE    8.

3.Sewer    6.Septic    9.None

Street    **1 Paved**

1.Paved    4.Proposed    7.

2.Semi Imp    5.Private    8.

3.Gravel    6.Pub Eas    9.NoStreet

TREE GROWTH PLAN    **0**

CONSERV EASE    **0**

Sale Data

Sale Date

Price

Sale Type

1.Land    4.Mobile    7.

2.L & B    5.Other    8.

3.Building    6.    9.

Financing

1.Convent    4.Seller    7.

2.FHA/VA    5.Private    8.

3.Assumed    6.Cash    9.Unknown

Validity

1.Valid    4.Split    7.Renovate

2.Related    5.Partial    8.Other

3.Distress    6.Exempt    9.Foreclose

Verified

1.Buyer    4.Agent    7.Family

2.Seller    5.Pub Rec    8.Other

3.Lender    6.MLS    9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2011    38,000    170,500    10,000    198,500

2012    38,000    170,500    10,000    198,500

2013    38,000    170,500    10,000    198,500

2014    38,000    170,500    10,000    198,500

2015    38,000    170,500    10,000    198,500

2016    38,000    170,500    15,000    193,500

2017    38,000    170,500    20,000    188,500

2018    38,000    170,500    20,000    188,500

2019    38,000    170,500    20,000    188,500

2020    38,000    170,500    25,000    183,500

2021    38,000    170,500    25,000    183,500

2022    38,000    170,500    24,000    184,500

2023    47,500    213,100    25,000    235,600

2024    47,500    213,100    25,000    235,600

Land Data

Front Foot

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

11.Regular Lot

12.Delta Triangle

13.Nabla Triangle

14.Rear Land

15.Front Foot

Square Foot

Square Feet

16.Regular Lot

17.Secondary Site

18.Secondary Site

19.Condominium

20.Base Homesite

Fract. Acre

Acreage/Sites

21.HS Size Adj

22.Base Waterfron

23.Deep WF Size A

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

0.86

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

2011-New 28 x 28 garage built. House and garage now vinyl siding.

WISCASSET

# WISCASSET

Map Lot R05-105


Account 735

Location 28 BLAGDON RIDGE ROAD

Card 1

Of 1

9/26/2024

Building Style <b>3 Raised Ranch</b>	SF Bsmt Living <b>984</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>2 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1176</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2010</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

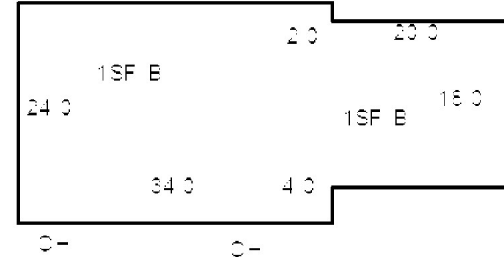
Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
26 1SFr Overhang	1970	28	0 0	0	0 %	0 %		1.ONE STORY FRAM
77 1.50 ST	2010	784	3 100	4	0 %	100 %		2.TWO STORY FRAM
63 Swimming Pool	1970	1	3 100	4	99 %	100 %		3.THREE STORY FR
22 Encl Frame Porch	2010	120	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

EFF

12 x 10



GPOL

GARAGE 26X26



REED, KEVIN F J/T REED, MELINDA WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year    0			2011	45,400	94,400	10,000	129,800	
			FARM LAND YEAR    0			2012	45,400	94,400	10,000	129,800	
			OPEN SPACE YEAR    0			2013	45,400	94,400	10,000	129,800	
B1162P194 B1348P248 B3903P204			Zone/Land Use    21 RURAL			2014	45,400	94,400	10,000	129,800	
			Secondary Zone			2015	45,400	94,400	10,000	129,800	
						2016	45,400	94,400	15,000	124,800	
			Topography    2 Rolling			2017	45,400	94,400	20,000	119,800	
						1.Level            4.Below St        7.Steep	2018	45,400	94,400	20,000	119,800
2.Rolling           5.Low               8.Rough	2019	45,400				94,400	20,000	119,800			
3.Above St        6.Swampy         9.	2020	45,400				94,400	25,000	114,800			
Utilities    4 Drilled Well    6 Septic System	2021	45,400				94,400	25,000	114,800			
1.Public           4.Dr Well           7.Cesspool	2022	45,400				124,300	24,000	145,700			
			2.Water           5.DUG/LAKE       8.	2023	56,800	155,400	25,000	187,200			
			3.Sewer           6.Septic            9.None	2024	56,800	155,400	25,000	187,200			
			Street    1 Paved	Land Data							
			1.Paved           4.Proposed        7.	Front Foot	Type	Effective		Influence		Influence Codes	
			2.Semi Imp       4.Private           8.			Frontage	Depth	Factor	Code		
3.Gravel           6.Pub Eas         9.NoStreet											
TREE GROWTH PLAN    0	11.Regular Lot					%	1.Open Space				
CONSERV EASE    0	12.Delta Triangle					%	2.Neighborhood A				
Sale Data	13.Nabla Triangle					%	3.Topography				
	Sale Date	14.Rear Land					%	4.Size/Shape			
	Price	15.Front Foot			%	5.Access					
X											

Inspection Witnessed By:

X		Date	
No./Date	Description	Date Insp.	

Notes:  
7/19/22 W/ ADULT DAUGHTER- ADD GAR.  
4/1/07-FOR TAX PURPOSES ONLY LOT 106-A ADDED TO THIS LOT.(LOT 106-A DELETED).  
2008-DEED PREPARED CREATING JOINT TENANCY.

# WISCASSET

Map Lot R05-106

Account 736

Location 216 OLD SHEEPSCOT ROAD

Card 1

Of 1

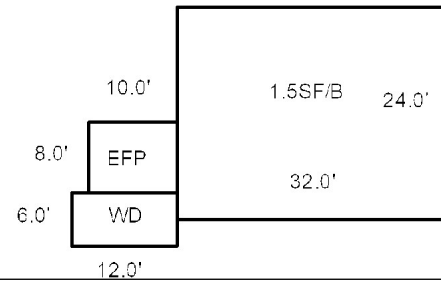
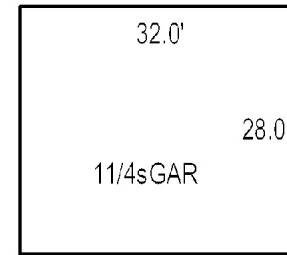
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>768</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1989</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>6 Other</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	80	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	0	72	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	2009	96	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2009	32	3 100	4	0 %	100 %		4.1 & 1/2 STORY
76 1.25 ST	2021	896	2 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



SHED 10X12





# WISCASSET

Map Lot R05-106-B


Account 2575

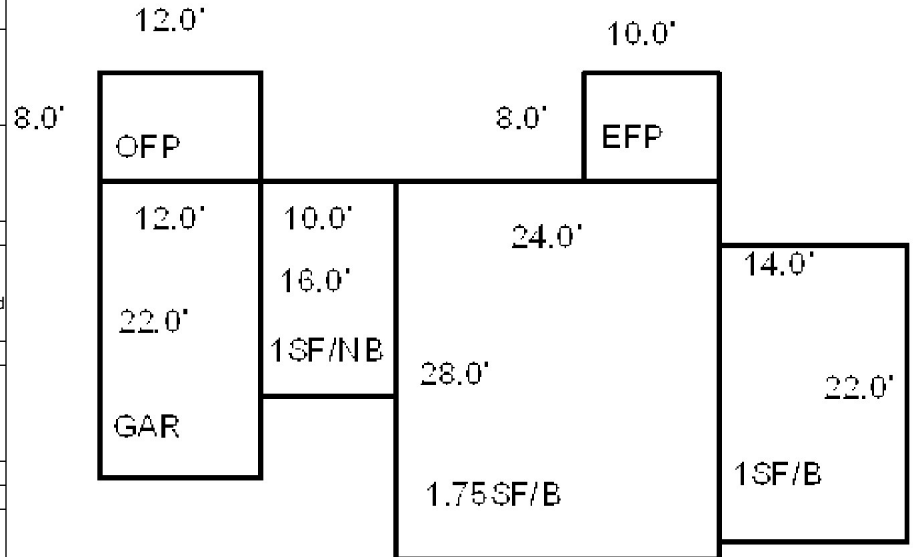
Location 245 ALNA ROAD

Card 1

Of 2

9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>672</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1988</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	1988	308	4 100	4	0 %	100 %		1.ONE STORY FRAM
1 ONE STORY	1988	160	4 100	4	0 %	100 %		2.TWO STORY FRAM
22 Encl Frame Porch	1988	80	4 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	1988	96	4 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	1988	264	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





FLOWERS, LARRY G FLOWERS, JANICE L 245 ALNA RD WISCASSET ME 04578 USA B4072P308 B4525P216 B4525P216 B4525P219 B5212P96			Property Data			Assessment Record							
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2013	0	68,200	0	68,200			
			FARM LAND YEAR 0			2014	0	68,200	0	68,200			
			OPEN SPACE YEAR 0			2015	0	68,200	0	68,200			
Previous Owner TAYLOR, ARTHUR F. J/T TAYLOR, JUDITH A.			Zone/Land Use 21 RURAL			2016	0	68,200	0	68,200			
			Secondary Zone			2017	0	68,200	0	68,200			
						2018	0	68,200	0	68,200			
			Topography 1 Level			2019	0	68,200	0	68,200			
			WISCASSET ME 04578 Sale Date: 12/12/2017			1.Level 4.Below St 7.Steep	2020	0	68,200	0	68,200		
2.Rolling 5.Low 8.Rough	2021	0				68,200	0	68,200					
3.Above St 6.Swampy 9.	2022	0				68,200	0	68,200					
Utilities 4 Drilled Well 6 Septic System	2023	0				85,200	0	85,200					
1.Public 4.Dr Well 7.Cesspool	2024	0				85,200	0	85,200					
			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 12/12/2017													
Price 339,900													
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.			Fract. Acre			Acreage/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			31.Open Space 32.Neighborhood A 33.Topography 34.Size/Shape 35.Access 36.Restriction 37.Corner/Locatio 38.View/Environ 39.Fract Share 40.Acres 41.Rear 20+ 42.Waterfront Rea 43.Open Space 44.RestrictEsm 45.PASTURE 1 46.HORTICULTURAL- 47.Pasture 3 48.Softwood 49.Mixed Wood 50.Hardwood 51.Wasteland 52.CAMP SITE 53.Mobile Home Si 54.Condo Site 55.Site Improve 56.CAMP SITE 57.PAVING/00							
Notes:													




# WISCASSET

Map Lot R05-106-B

Account 2575

Location 245 ALNA ROAD

Card 2 Of 2 9/26/2024

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

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
155 1 ST BARN.....	2004	960	4 100	4	0 %	100 %	
24 Frame Shed	2004	192	4 100	4	0 %	100 %	
68 Wood Deck	2004	96	4 100	4	0 %	100 %	
44 2S Frame Shed	2006	384	4 100	4	0 %	100 %	
23 Frame Garage	1988	240	3 100	4	0 %	100 %	
92 3/4S AD/GAR.....	1980	480	4 100	4	0 %	100 %	
21 Open Frame	2004	164	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	

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



Map Lot R05-107			Account 739			Location 226 OLD SHEEPSCOT ROAD			Card 1 Of 1 9/26/2024				
BAILEY, DESIREE M T/C REED, JESSICA L C/O DESIREE M. BAILEY WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2011	36,500	96,900	10,000	123,400			
			FARM LAND YEAR 0			2012	36,500	99,700	10,000	126,200			
			OPEN SPACE YEAR 0			2013	36,500	99,700	10,000	126,200			
B3490P70 B4674P228 B4699P135 B4701P181 B5942P184			Zone/Land Use 21 RURAL			2014	36,500	99,700	10,000	126,200			
			Secondary Zone			2015	36,500	99,700	10,000	126,200			
						2016	36,500	99,700	15,000	121,200			
			Topography 4 Below Street			2017	36,500	99,700	20,000	116,200			
			Previous Owner REED, MICHAEL C/O ALMIRA M. REED, L/T 226 OLD SHEEPSCOT ROAD WISCASSET ME 04578 Sale Date: 5/20/2013			1.Level	4.Below St	7.Steep	2018	36,500	99,700	20,000	116,200
2.Rolling	5.Low	8.Rough				2019	36,500	99,700	20,000	116,200			
3.Above St	6.Swampy	9.				2020	36,500	99,700	25,000	111,200			
Utilities 4 Drilled Well 6 Septic System						2021	36,500	99,700	25,000	111,200			
1.Public	4.Dr Well	7.Cesspool				2022	36,500	99,700	24,000	112,200			
Previous Owner REED, JUDITH E 227 OLD SHEEPSCOT ROAD			2.Water	5.DUG/LAKE	8.	2023	45,600	124,600	25,000	145,200			
			3.Sewer	6.Septic	9.None	2024	45,600	124,600	25,000	145,200			
			Street 1 Paved			Land Data							
			1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes	
			2.Semi Imp	5.Private	8.			Frontage	Depth	Factor	Code		
WISCASSET ME 04578 Sale Date: 8/25/2005			3.Gravel	6.Pub Eas	9.NoStreet	11.Regular Lot					1.Open Space		
			TREE GROWTH PLAN 0			12.Delta Triangle						2.Neighborhood A	
			CONSERV EASE 0			13.Nabla Triangle						3.Topography	
			Sale Data			14.Rear Land						4.Size/Shape	
			Sale Date 5/20/2013			15.Front Foot						5.Access	
X			Price			Square Foot		Square Feet				6.Restriction	
			Sale Type 1 Land Only									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	
Notes:			Financing 9 Unknown			16.Regular Lot					30.Rear 20+		
			1.Convent	4.Seller	7.	17.Secondary Site					31.Waterfront Rea		
			2.FHA/VA	5.Private	8.	18.Secondary Site					32.Open Space		
			3.Assumed	6.Cash	9.Unknown	19.Condominium					33.RestrictEsm		
			Validity 2 Related Parties			20.Base Homesite	Fract. Acre		Acreage/Sites				34.PASTURE 1
1.Valid	4.Split	7.Renovate	21.HS Size Adj	20	1.00	100			%	0	35.HORTICULTURAL-		
2.Related	5.Partial	8.Other	22.Base Waterfron	21	1.00	100			%	0	36.Pasture 3		
3.Distress	6.Exempt	9.Foreclose	23.Deep WF Size A	28	0.38	100			%	0	37.Softwood		
Verified 5 Public Record			24.Base Waterfron							%		38.Mixed Wood	
2006-PREVIOUS OWNER: JUDITH E. REED BK623 PG315. SOLD LAND TO SON MICHAEL WHO PUT NEW MOBILE HOME ON PROPERTY. 2006-2006 FLEETWOOD MOBILE HOME ADDED TO PROPERTY, SERIAL # TAFL522AB53798. UP GRADE TO 'A' TO TAKE INTO CONSIDERATION CENTRAL AIR CONDITIONING. 2011-Deck added, only 50% done, check in 2012. 6/13/13-Michael Reed passed away 5/20/13 leaving wife, WISCASSET life estate, and two daughters equal shares as tenants in common			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
						28.Rear Land 1-10	Total Acreage 1.38						43.Condo Site
						29.Rear Land 11-2							44.Site Improve
												45.CAMP SITE	
												46.PAVING/00	

# WISCASSET

Map Lot R05-107


Account 739

Location 226 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

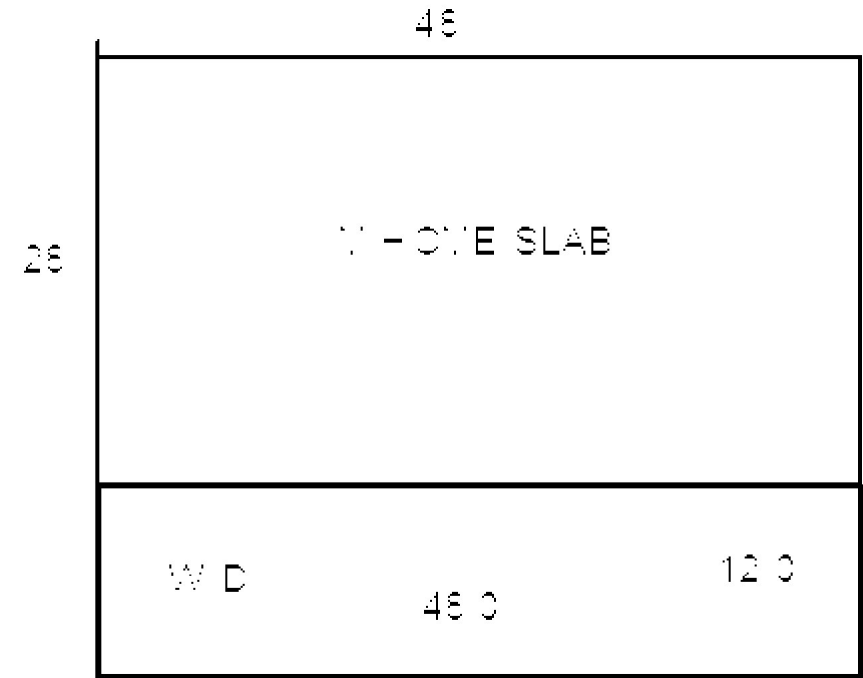
Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1344</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2005</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>6 Other</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
43 2S Frame Garage	2003	896	3 100	4	0 %	100 %	
24 Frame Shed	1978	112	1 100	2	0 %	100 %	
68 Wood Deck	2010	576	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



# WISCASSET




# WISCASSET

Map Lot R05-107-A

Account 740

Location 228 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 6 Gravity Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1680</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2023</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>2 Relative</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
43 2S Frame Garage	2001	896	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

14.0'

66.0'

MH

GARAGE 28 X 32



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
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfront	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	5.00	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfront				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		<b>Total Acreage</b>		6.00		

# WISCASSET

Map Lot R05-108

Account 741


Location 238 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

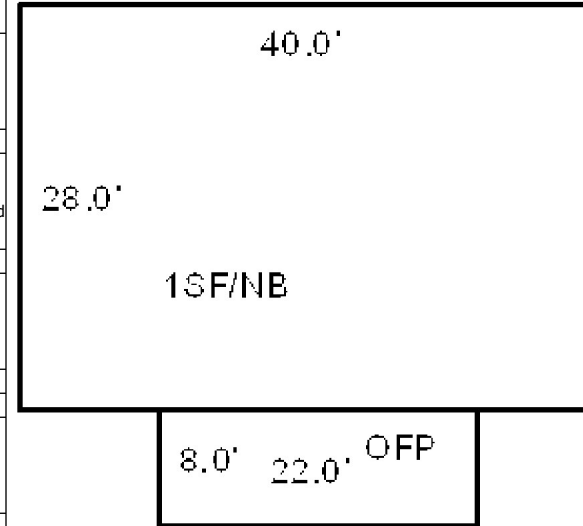
SHED 8X16

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>4 Obsolete</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>2 Fair</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1960</b>	# Half Baths <b>0</b>	Funct. % Good <b>75%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>3 Deferred</b>
Foundation <b>6 Piers</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	1960	176	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	1960	24	0 0	0	0 %	0 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic





Map Lot R05-108-A			Account 2024			Location 258 OLD SHEEPSCOT ROAD			Card 1		Of 1		9/26/2024	
TILDEN, GEOFFREY G WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood 105 RURAL NORTH			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year 0			2011	56,500	88,400	0	144,900				
			FARM LAND YEAR 0			2012	56,500	88,400	0	144,900				
			OPEN SPACE YEAR 0			2013	56,500	88,400	0	144,900				
B3645P254			Zone/Land Use 21 RURAL			2014	56,500	88,400	0	144,900				
			Secondary Zone			2015	56,500	88,400	0	144,900				
						2016	56,500	88,400	0	144,900				
			Topography 2 Rolling 1 Level			2017	56,500	88,400	0	144,900				
						1.Level 4.Below St 7.Steep	2018	56,500	88,400	0	144,900			
2.Rolling 5.Low 8.Rough	2019	56,500				88,400	20,000	124,900						
3.Above St 6.Swampy 9.	2020	56,500				88,400	25,000	119,900						
Utilities 4 Drilled Well 6 Septic System	2021	56,500				93,500	25,000	125,000						
1.Public 4.Dr Well 7.Cesspool	2022	56,500				135,000	24,000	167,500						
			2.Water 5.DUG/LAKE 8.	2023	70,600	168,800	25,000	214,400						
			3.Sewer 6.Septic 9.None	2024	70,600	168,800	25,000	214,400						
			Land Data											
			Front Foot		Type	Effective		Influence		Influence Codes				
						Frontage	Depth	Factor	Code					
		%												
		%												
		%												
Inspection Witnessed By:			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				
X			Square Foot					%		6.Restriction				
								%		7.Corner/Locatio				
								%		8.View/Environ				
								%		9.Fract Share				
								%		Acres				
Notes: 7/19/22 W/MRS- ADD GAR, OP, 1sFr, ADD BATH. 6/9/21 W/MR ADDN WAS ONLY A SLAB ON 4/1 2006-BOUGHT 16 ACRES FROM LOT 108. 2011-Corrected topography % reduction to only the first line as is consistent townwide. New house added.			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				
WISCASSET			Fract. Acre			Acreage/Sites				35.HORTICULTURAL-				
						20	1.00	80 %	3	36.Pasture 3				
						21	1.00	100 %	0	37.Softwood				
						28	10.00	100 %	0	38.Mixed Wood				
						29	5.00	100 %	0	39.Hardwood				
								%		40.Wasteland				
								%		41.CAMP SITE				
								%		42.Mobile Home Si				
								%		43.Condo Site				
								%		44.Site Improve				
					Total Acreage		16.00			45.CAMP SITE				
									46.PAVING/00					

# WISCASSET

Map Lot R05-108-A

Account 2024

Location 258 OLD SHEEPSCOT ROAD

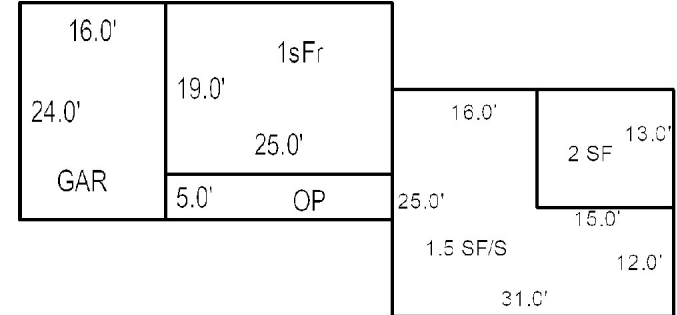
Card 1

Of 1

9/26/2024

Building Style <b>7 Modern/Contemp.</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>580</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2010</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

1.5 SF SHED 12 X 20



Date Inspected 7/20/2011

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
2 TWO STORY	2010	195	3 105	5	0 %	100 %		1.ONE STORY FRAM
84 1.50 ST SHED....	2010	240	3 105	5	0 %	100 %		2.TWO STORY FRAM
1 ONE STORY	2021	475	9 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2021	125	9 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	2021	384	9 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot    R05-110			Account    742			Location    247 OLD SHEEPSCOT ROAD			Card    1		Of    1		9/26/2024		
HAEBERLE, KIM F 17 TWIN OAK RD WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year    2009			2011	47,700	1,100	0	48,800		
						FARM LAND YEAR    0			2012	47,700	1,100	0	48,800		
						OPEN SPACE YEAR    0			2013	47,700	1,100	0	48,800		
B5910P297						Zone/Land Use    21 RURAL			2014	47,800	1,100	0	48,900		
Previous Owner FARMER, LEROY E FARMER, JOANNE P						Secondary Zone			2015	47,900	1,100	0	49,000		
									2016	49,600	1,100	0	50,700		
WISCASSET ME 04578						Topography    1 Level			2017	50,000	1,100	0	51,100		
Sale Date: 1/27/2020									2018	46,400	0	0	46,400		
						1.Level    4.Below St    7.Steep			2019	46,200	0	0	46,200		
						2.Rolling    5.Low    8.Rough									
						3.Above St    6.Swampy    9.									
						Utilities    4 Drilled Well    6 Septic System			2020	45,300	0	0	45,300		
									2021	45,100	0	0	45,100		
						1.Public    4.Dr Well    7.Cesspool			2022	44,900	0	0	44,900		
						2.Water    5.DUG/LAKE    8.									
						3.Sewer    6.Septic    9.None			2023	54,900	0	0	54,900		
						Street    1 Paved			2024	55,000	0	0	55,000		
									Land Data						
Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
						11.Regular Lot					%		1.Open Space		
						12.Delta Triangle					%		2.Neighborhood A		
						13.Nabla Triangle					%		3.Topography		
X						14.Rear Land					%		4.Size/Shape		
						15.Front Foot					%		5.Access		
											%		6.Restriction		
											%		7.Corner/Locatio		
											%		8.View/Environ		
Date						Square Foot		Square Feet				9.Fract Share			
						16.Regular Lot				%		30.Rear 20+			
						17.Secondary Site				%		31.Waterfront Rea			
						18.Secondary Site				%		32.Open Space			
						19.Condominium				%		33.RestrictEsm			
Notes: '20 TG Refile. '18 per request remove 2.89 acres from Tree Growth. 4.39 acres to new lot 110-A 2010-combined lot 111 with this lot for tax purposes only totaling 25 acres now, encompassing the waterfront.						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	1.80	100	%	0	42.Mobile Home Si		
						Acres		38	9.50	100	%	0	43.Condo Site		
						24.Base Waterfron		39	8.30	100	%	0	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		Total Acreage		20.60					

# WISCASSET

Map Lot R05-110

Account 742

Location 247 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

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



Map Lot    R05-110-A			Account    2661			Location    261 OLD SHEEPSCOT ROAD			Card    1		Of    1		9/26/2024	
HAEBERLE, ROBERT W JR HAEBERLE, DAVID R MELISSA B. HAEBERLE WISCASSET ME 04578  B5980P116			<b>Property Data</b>			<b>Assessment Record</b>								
			Neighborhood <b>106 RURAL NORTHEAST</b>			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year <b>0</b>			2018	42,500	57,900	0	100,400				
			FARM LAND YEAR <b>0</b>			2019	42,500	161,700	0	204,200				
			OPEN SPACE YEAR <b>0</b>			2020	42,500	161,700	0	204,200				
Previous Owner HAEBERLE, ROBERT W JR HAEBERLE, KIM F 17 TWIN OAKES AVENUE WISCASSET ME 04578 Sale Date: 3/23/2023			Zone/Land Use <b>21 RURAL</b>			2021	42,500	161,700	0	204,200				
			Secondary Zone			2022	42,500	153,800	0	196,300				
						2023	53,200	190,100	0	243,300				
			Topography			2024	53,200	190,100	0	243,300				
			1.Level                    4.Below St                7.Steep 2.Rolling                5.Low                    8.Rough 3.Above St              6.Swampy                9.											
			Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>											
			1.Public                  4.Dr Well                7.Cesspool 2.Water                  5.DUG/LAKE            8. 3.Sewer                  6.Septic                9.None											
			Street <b>1 Paved</b>											
			1.Paved                  4.Proposed                7. 2.Semi Imp              5.Private                8. 3.Gravel                6.Pub Eas                9.NoStreet											
Inspection Witnessed By:			TREE GROWTH PLAN <b>0</b>			<b>Land Data</b>								
			CONSERV EASE <b>0</b>											
			<b>Sale Data</b>											
			Sale Date <b>3/23/2023</b>											
			Price											
X  <														



# WISCASSET

Map Lot R05-110-A

Account 2661

Location 261 OLD SHEEPSCOT ROAD

Card 1

Of 1

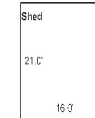
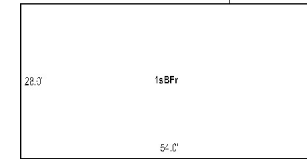
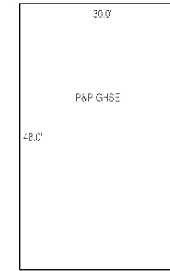
9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1512</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2018</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>2</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmoint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>0</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1	336	2 100	3	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	0	192	0 0	0	0 %	0 %		2.TWO STORY FRAM
66 Res. Greenhouse	2021				%	%	8,640	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



QUIVEY, FREDERICK J J/T QUIVEY, ELIZABETH A WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood <b>106 RURAL NORTHEAST</b>			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year <b>0</b>			2011	37,800	183,000	10,000	210,800	
			FARM LAND YEAR <b>0</b>			2012	37,800	183,000	10,000	210,800	
			OPEN SPACE YEAR <b>0</b>			2013	37,800	183,000	10,000	210,800	
B2017P299 B3193P20			Zone/Land Use <b>16 RESIDENTIAL</b>			2014	37,800	183,000	10,000	210,800	
Previous Owner TREMBLAY, GLENN TREMBLAY, JOAN			Secondary Zone			2015	37,800	183,000	10,000	210,800	
						2016	37,800	183,000	15,000	205,800	
WISCASSET ME 04578 Sale Date: 11/10/2003			Topography <b>7 Steep</b>			2017	37,800	183,000	20,000	200,800	
			1.Level                      4.Below St                      7.Steep 2.Rolling                      5.Low                      8.Rough 3.Above St                      6.Swampy                      9.			2018	37,800	183,000	20,000	200,800	
			Utilities <b>4 Drilled Well    6 Septic System</b>			2019	37,800	183,000	20,000	200,800	
			1.Public                      4.Dr Well                      7.Cesspool 2.Water                      5.DUG/LAKE                      8. 3.Sewer                      6.Septic                      9.None			2020	37,800	183,000	25,000	195,800	
			Street <b>1 Paved</b>			2021	37,800	183,000	25,000	195,800	
			1.Paved                      4.Proposed                      7. 2.Semi Imp                      5.Private                      8. 3.Gravel                      6.Pub Eas                      9.NoStreet			2022	37,800	183,000	24,000	196,800	
						2023	47,200	225,000	25,000	247,200	
						2024	47,200	225,000	25,000	247,200	
Inspection Witnessed By:			Land Data								
			Front Foot		Type	Effective		Influence		Influence Codes	
Frontage	Depth	Factor				Code					
X			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						1.Open Space		
							%		2.Neighborhood A		
Date									3.Topography		
							%		4.Size/Shape		
No./Date			Description						5.Access		
							%		6.Restriction		
Date Insp.									7.Corner/Locatio		
							%		8.View/Environ		
					Square Feet				9.Fract Share		
							%		<b>Acres</b>		
									30.Rear 20+		
							%		31.Waterfront Rea		
									32.Open Space		
							%		33.RestrictEsm		
Notes:									34.PASTURE 1		
							%		35.HORTICULTURAL-		
2002-13 X 22 SHED ADDED, OFP IS NOW EFP (CHANGED IN SYSTEM)					Acreage/Sites				36.Pasture 3		
					20	1.00	100	%	0	37.Softwood	
2004-PREVIOUS OWNER: GLENN & JOAN TREMBLAY BK2017 PG299. CHANGED GRADE FROM C 110 TO B100, COMPLETELY FINISHED.					21	1.00	100	%	0	38.Mixed Wood	
					28	1.00	100	%	0	39.Hardwood	
								%		40.Wasteland	
								%		41.CAMP SITE	
								%		42.Mobile Home Si	
								%		43.Condo Site	
<b>WISCASSET</b>					Total Acreage		2.00			44.Site Improve	
									45.CAMP SITE		
										46.PAVING/00	



# WISCASSET

Map Lot R05-111-A


Account 744

Location 263 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 8 Floor/Wall Unit</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>784</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1995</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/23/2007

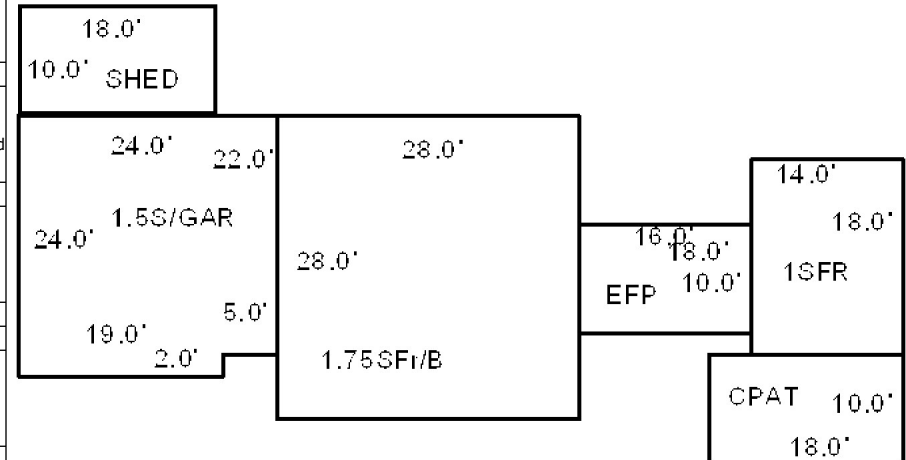
## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
77 1.50 ST	1995	566	4 100	4	0 %	100 %		1.ONE STORY FRAM
22 Encl Frame Porch	1998	160	4 100	4	0 %	100 %		2.TWO STORY FRAM
66 Res. Greenhouse	1998	90	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1995	180	3 100	4	0 %	100 %		4.1 & 1/2 STORY
190	2001	286	3 100	4	0 %	100 %		5.1 & 3/4 STORY
21 Open Frame	1995	10	4 100	4	0 %	100 %		6.2 & 1/2 STORY
1 ONE STORY	2007	252	4 100	4	0 %	100 %		21.Open Frame Por
62 Patio	2007	180	3 100	4	0 %	100 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

GREENHOUSE 9X10

SHED 13.0' X 22.0'

EFP 10 SQFT



Card 1 Of 1 9/26/2024

Notes:  
7/19/22 NAH- ADJ COND.  
2006-JUDITH E. REED DEEDED PROPERTY TO CHILDREN  
RESERVING LIFE ESTATE FOR HERSELF. PREVIOUS BK623  
PG315 SEPTEMBER 14, 1966.  
CHILDREN NAMES & ADDRESS:  
MICHAEL REED - 226 OLD SHEEPSCOT ROAD - WISCASSET,  
ME 04578  
ROBERT S. REED, JR. - 227 OLD SHEEPSCOT ROAD -  
WISCASSET, ME 04578  
**WISCASSET**  
WISCASSET, ME 04578  
WISCASSET, ME 04578

Property Data			Assessment Record				
Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total
Tree Growth Year        0			2011	35,900	62,100	16,000	82,000
FARM LAND YEAR            0			2012	35,900	62,100	16,000	82,000
OPEN SPACE YEAR           0			2013	35,900	62,100	16,000	82,000
Zone/Land Use        21 RURAL			2014	35,900	62,100	0	98,000
Secondary Zone			2015	35,900	62,100	0	98,000
			2016	35,900	62,100	0	98,000
Topography                3 Above Street			2017	35,900	62,100	0	98,000
1.Level            4.Below St        7.Steep			2018	35,900	62,100	0	98,000
2.Rolling        5.Low            8.Rough			2019	35,900	62,100	0	98,000
3.Above St      6.Swampy        9.			2020	35,900	62,100	0	98,000
Utilities    4 Drilled Well    6 Septic System			2021	35,900	62,100	0	98,000
1.Public            4.Dr Well        7.Cesspool			2022	35,900	94,300	0	130,200
2.Water            5.DUG/LAKE    8.			2023	44,800	117,800	0	162,600
3.Sewer            6.Septic        9.None			2024	44,800	117,800	0	162,600
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				
CONSERV EASE            0							
Sale Data			Type				
Sale Date                    11/22/2021							
Price                        256,000			Effective				
Sale Type            2 Land & Buildings							
1.Land            4.Mobile        7.			Influence				
2.L & B            5.Other        8.							
3.Building        6.            9.			Factor				
Financing        9 Unknown							
1.Convent        4.Seller        7.			Code				
2.FHA/VA        5.Private        8.							
3.Assumed        6.Cash        9.Unknown			Influence Codes				
Validity            1 Arms Length Sale							
1.Valid            4.Split        7.Renovate			Acres				
2.Related        5.Partial        8.Other							
3.Distress        6.Exempt        9.Foreclose			Acres				
Verified            5 Public Record							
1.Buyer            4.Agent        7.Family			Total Acreage    1.06				
2.Seller            5.Pub Rec        8.Other							
3.Lender            6.MLS        9.							

# WISCASSET

Map Lot R05-112

Account 745

Location 227 OLD SHEEPSCOT ROAD

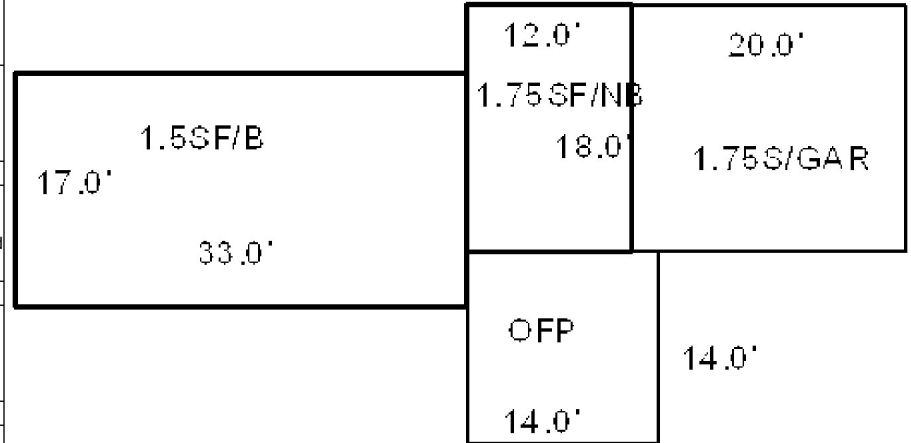
Card 1 Of 1 9/26/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>561</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>1 1/4 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
15 1.75 Story/BSMT	0	216	4 95	5	0 %	100 %		1.ONE STORY FRAM
78 1.75 ST	0	360	4 95	5	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2006	196	3 100	3	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



REED, JOAN B  
WISCASSET ME 04578

B2428P174

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

WISCASSET ME 04578  
Sale Date: 2/06/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'22 PER CHRIS REED, BARN ASSESSED TO THIS LOT WAS SUPPOSED TO GO TO LOT 113b AT TIME OF SPLIT.  
'19 Per further review and information provided this lots entire waterfront is in tree growth since 2014. Adjust to regular residential lot & abate.

"18 7.7 acres non tree growth to contiguous lot 113-B, tg now  
not contiguous with mother parcel assess as new lot 113-D  
'17 w/ mrs. add full bath adjust age of home and condition.  
11/12/03-LIFE TENANCY RESERVED FOR JOSEPHINE G.

# WISCONSASSET

2005-ZONING CHANGED TO SHOP AND RESIDENTIAL

## Property Data

Neighborhood		106 RURAL NORTHEAST	
Tree Growth Year		2014	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		16 RESIDENTIAL	
Secondary Zone			
Topography		2 Rolling	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	6 Septic System	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street	1 Paved		
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		2/06/2012	
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.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		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
2011	425,000	188,500	16,000	597,500
2012	425,000	188,500	16,000	597,500
2013	425,000	184,000	16,000	593,000
2014	188,500	184,000	16,000	356,500
2015	188,500	184,000	16,000	356,500
2016	189,900	184,000	21,000	352,900
2017	190,100	183,500	26,000	347,600
2018	170,200	183,500	26,000	327,700
2019	41,000	183,500	26,000	198,500
2020	41,000	183,500	31,000	193,500
2021	41,000	183,500	31,000	193,500
2022	41,000	167,700	29,760	178,940
2023	51,200	209,600	31,000	229,800
2024	51,200	209,600	31,000	229,800

## 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
<b>Square Foot</b>		<b>Square Feet</b>				8.View/Environ
16.Regular Lot				%		9.Fract Share
17.Secondary Site				%		<b>Acres</b>
18.Secondary Site				%		30.Rear 20+
19.Condominium				%		31.Waterfront Rea
20.Base Homesite				%		32.Open Space
				%		33.RestrictEsm
				%		34.PASTURE 1
				%		35.HORTICULTURAL-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	100	%	2	37.Softwood
22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	2.60	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						
		<b>Total Acreage</b>		<b>3.60</b>		




# WISCASSET

Map Lot R05-113

Account 746

Location 22 OLD FARM LANE

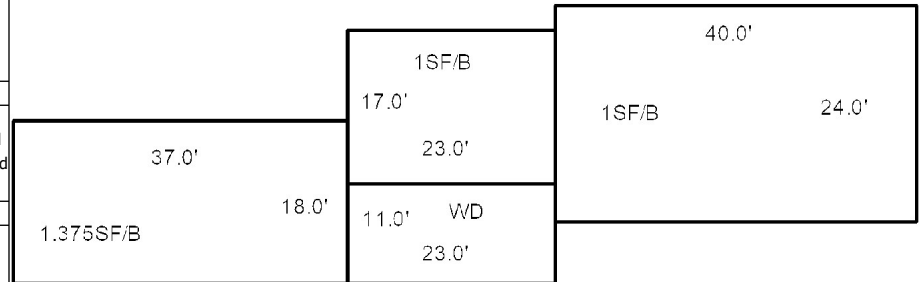
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>85% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>2</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>666</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>8</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>0</b>	Funct. % Good <b>95%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>2</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>2 Damp Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	391	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	0	253	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	0	112	0 0	0	0 %	0 %		3.THREE STORY FR
11 1	0	960	0 0	0	0 %	0 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



ROBINSON, RYAN H ROBINSON, JILLIAN M 221 OLD SHEEPSCOT ROAD WISCASSET ME 04578			Property Data			Assessment Record															
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total											
			Tree Growth Year 0			2011	36,800	63,800	10,000	90,600											
			FARM LAND YEAR 0			2012	36,800	63,800	10,000	90,600											
			OPEN SPACE YEAR 0			2013	36,800	63,800	10,000	90,600											
B1344P131 B4955P158 Previous Owner REED, CHRISTOPHER D. REED, JACKLYN D.			Zone/Land Use 21 RURAL			2014	36,800	63,800	10,000	90,600											
			Secondary Zone			2015	36,800	63,800	10,000	90,600											
						2016	36,800	63,800	0	100,600											
			Topography 3 Above Street			2017	36,800	63,800	20,000	80,600											
			WISCASSET ME 04578 Sale Date: 12/03/2015			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	36,800	63,800	20,000	80,600								
Utilities 4 Drilled Well 6 Septic System						2019	36,800	63,800	20,000	80,600											
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	36,800	70,300	25,000	82,100											
Street 1 Paved						2021	36,800	104,100	25,000	115,900											
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						2022	36,800	104,100	24,000	116,900											
Inspection Witnessed By:  <div>X<div>Date</div></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: 6/15/21 W/MRS- ALL COMPLETE. 5/18/20 NAH ADJ StHt OF ADDN, ADDED 2ND FL. CALL INC FOR 4/1. CHECK '21 TRIO HAS HOUSE 35%INC.			No./Date	Description	Date Insp.										2023			45,900	130,100	25,000	151,000
			No./Date	Description	Date Insp.																
			2024	45,900	130,100	25,000	151,000														
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																	



# WISCASSET

Map Lot R05-113-A


Account 747

Location 221 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>60% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>768</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1980</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

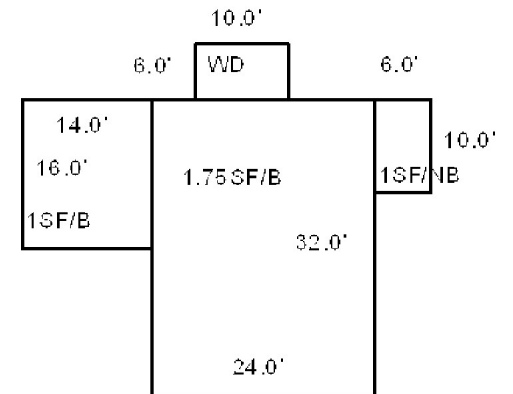
## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
15 1.75 Story/BSMT	0	224	9 100	6	0 %	100 %		1.ONE STORY FRAM
1 ONE STORY	0	60	0 0	0	0 %	0 %		2.TWO STORY FRAM
24 Frame Shed	0	80	2 100	2	0 %	100 %		3.THREE STORY FR
24 Frame Shed	0	432	2 100	2	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	0	80	2 100	2	0 %	100 %		5.1 & 3/4 STORY
68 Wood Deck	0	82	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

SHED 10X8

SHED 18X24

SHED 8X10



Map Lot R05-113-B			Account 748			Location 209 OLD SHEEPSCOT ROAD			Card 1 Of 1		9/26/2024		
BRYANT, NORMAN N BRYANT, KATHLEEN J WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2011	39,000	135,700	10,000	164,700			
			FARM LAND YEAR 0			2012	39,000	135,700	10,000	164,700			
			OPEN SPACE YEAR 0			2013	39,000	135,700	10,000	164,700			
B1722P35 B5175P217			Zone/Land Use 21 RURAL			2014	39,000	135,700	10,000	164,700			
			Secondary Zone			2015	39,000	135,700	10,000	164,700			
						2016	39,000	135,700	15,000	159,700			
			Topography 2 Rolling			2017	39,000	135,700	20,000	154,700			
						1.Level 4.Below St 7.Steep	2018	54,400	135,700	20,000	170,100		
2.Rolling 5.Low 8.Rough	2019	51,600				135,700	20,000	167,300					
3.Above St 6.Swampy 9.	2020	51,600				135,700	25,000	162,300					
Utilities 4 Drilled Well 6 Septic System	2021	51,600				135,700	25,000	162,300					
1.Public 4.Dr Well 7.Cesspool	2022	51,600				147,400	24,000	175,000					
			2.Water 5.DUG/LAKE 8.	2023	64,400	184,200	25,000	223,600					
			3.Sewer 6.Septic 9.None	2024	64,400	184,200	25,000	223,600					
			Street 1 Paved			Land Data							
			1.Paved 4.Proposed 7.	Front Foot	Type	Effective		Influence		Influence Codes			
			2.Semi Imp 5.Private 8.			Frontage	Depth	Factor	Code				
3.Gravel 6.Pub Eas 9.NoStreet													
TREE GROWTH PLAN 0													
CONSERV EASE 0													
Inspection Witnessed By:			Sale Data			11.Regular Lot				1.Open Space			
			Sale Date			12.Delta Triangle				2.Neighborhood A			
			Price			13.Nabla Triangle				3.Topography			
			Sale Type			14.Rear Land				4.Size/Shape			
			1.Land 4.Mobile 7.			15.Front Foot				5.Access			
X			Financing			Square Foot				6.Restriction			
			1.Convent 4.Seller 7.			16.Regular Lot				7.Corner/Locatio			
			2.FHA/VA 5.Private 8.			17.Secondary Site				8.View/Environ			
			3.Assumed 6.Cash 9.Unknown			18.Secondary Site				9.Fract Share			
			Validity			19.Condominium				Acres			
			1.Valid 4.Split 7.Renovate			20.Base Homesite				30.Rear 20+			
			2.Related 5.Partial 8.Other							31.Waterfront Rea			
			3.Distress 6.Exempt 9.Foreclose							32.Open Space			
			Verified							33.RestrictEsm			
			1.Buyer 4.Agent 7.Family							34.PASTURE 1			
			2.Seller 5.Pub Rec 8.Other			Fract. Acre		Acreage/Sites		35.HORTICULTURAL-			
			3.Lender 6.MLS 9.			21.HS Size Adj		20		1.00		36.Pasture 3	
						22.Base Waterfron		21		1.00		37.Softwood	
						23.Deep WF Size A		28		7.90		38.Mixed Wood	
						Acres						39.Hardwood	
Notes:			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	
2002-NEW GARAGE 28 X 32, 50% COMPLETE, 90% FUNCTIONAL IN APRIL			29.Rear Land 11~2							45.CAMP SITE			
												46.PAVING/00	
2005-ADDED BASEMENT ENTRY NEVER TAXED AND NEW 1 STORY FRAME ENTRYWAY 50% DONE, CHECK IN 2006.													
WISCASSET													


# WISCASSET

Map Lot R05-113-B

Account 748

Location 209 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>172</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>55% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>864</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1994</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

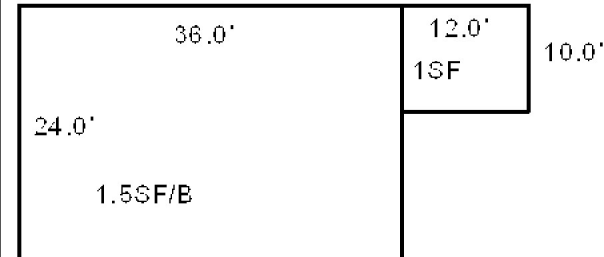
Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
84 1.50 ST SHED....	0	192	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	32	3 100	4	0 %	100 %		2.TWO STORY FRAM
75 1 STORY	2001	896	3 100	4	0 %	100 %		3.THREE STORY FR
1 ONE STORY	2005	120	4 95	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2004	24	0 0	0	0 %	0 %		5.1 & 3/4 STORY
155 1 ST BARN.....	1	1092	3 100	3	0 %	75 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

1.5\$ SHED 12X16

SHED 4X8



GARAGE 28X32



Map Lot R05-113-C			Account 749			Location 28 OLD FARM LANE			Card 1 Of 1			9/26/2024					
REED, CHRISTOPHER D REED, JACKLYN D 28 OLD FARM LANE WISCASSET ME 04578  B3437P122						Property Data			Assessment Record								
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings		Exempt	Total			
						Tree Growth Year 0			2011	42,000	57,600		0	99,600			
						FARM LAND YEAR 0			2012	42,000	57,600		0	99,600			
						OPEN SPACE YEAR 0			2013	42,000	57,600		0	99,600			
Previous Owner FEDERAL HOME LOAN MORTGAGE CORP. FREDDIE MAC 1410 SPRING HILL ROAD MCLEAN VA 22102 3002 Sale Date: 2/10/2005						Zone/Land Use 21 RURAL			2014	42,000	57,600		0	99,600			
						Secondary Zone			2015	42,000	57,600		0	99,600			
									2016	42,000	57,600		15,000	84,600			
						Previous Owner REED, KENT REED, MARCI-ANN  WISCASSET ME 04578 Sale Date: 7/13/2004						Topography 2 Rolling 3 Above Street			2017	42,000	57,600
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	42,000	57,600							20,000	79,600				
Utilities 6 Septic System			2020	42,000	57,600							25,000	74,600				
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	42,000	57,600							25,000	74,600				
Street 1 Paved			2022	42,000	57,600							24,000	75,600				
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	52,400	72,000							25,000	99,400				
TREE GROWTH PLAN 0 CONSERV EASE 0			2024	52,400	72,000							25,000	99,400				
Sale Data			Land Data														
Sale Date 2/10/2005 Price 50,000			Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type							Effective		Influence		Influence Codes  1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share  Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveve 45.CAMP SITE 46.PAVING/00	
Sale Type 2 Land & Buildings												Frontage	Depth	Factor	Code		
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.								%									
Financing 9 Unknown								%									
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown								%									
Validity 3 Distressed Sale			Square Foot  16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet											
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.								%									
								%									
			Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A  Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			Acreage/Sites											
						20	1.00	100	%	0							
						21	1.00	100	%	0							
						28	3.10	100	%	0							
								%									
						Total Acreage 4.10											
Notes: 2005-Former owner: Kent & Marci Reed BK1755 PG98.Foreclosure sale BK3348 PG283 for \$120,343. Then sold to Christopher & Jacklyn Reed-Foreclosure sale of \$50,000. House needs work. After site visit lowered to grade D in poor condition and 40% functional. 10/4/06-I believe this property should no longer have a funtional discount. the apartment over the garage is now rented. During reval site visit please check grade and correct function. <b>WISCASSET</b>																	





# WISCASSET

Map Lot R05-113-C

Account 749

Location 28 OLD FARM LANE

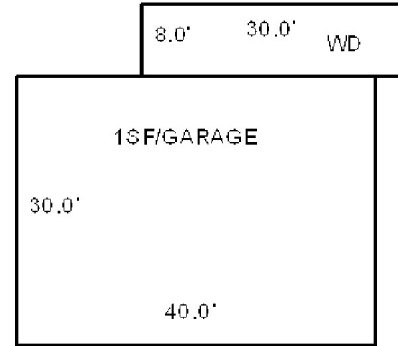
Card 1 Of 1 9/26/2024

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

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	0	216	2 100	2	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	0	396	2 100	3	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	0	294	2 100	3	0 %	100 %		3.THREE STORY FR
68 Wood Deck	0	240	2 100	3	0 %	100 %		4.1 & 1/2 STORY
91 1S AD/GAR.....	1975	1200	3 95	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



GARAGE 14X21

1.5S SHED 11X36

SHED 12X20







# WISCASSET

Map Lot R05-113-D

Account 2663

Location OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

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



# WISCASSET

Map Lot R05-113-E

Account 2688

Location 25 OLD FARM LANE

Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>			SF Bsmt Living <b>0</b>			Layout <b>1 Typical</b>		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade <b>0 0</b>			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH <b>0</b>			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100% 1 Hot Water BB</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic <b>9 None</b>		
Dwelling Units <b>1</b>			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units <b>0</b>			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories <b>4 One &amp; 1/2 Story</b>			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0% 9 None</b>			Insulation <b>1 Full</b>		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls <b>8 ALUM/VINYL</b>			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style <b>2 TYPICAL</b>			Unfinished % <b>0%</b>		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor <b>3 Average 100%</b>		
3.COMP	7.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 <b>1 Asphalt Shingles</b>			Bath(s) Style <b>2 TYPICAL</b>			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint) <b>1008</b>		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition <b>4 Average</b>		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim <b>0</b>			# Rooms <b>0</b>			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM <b>0</b>			# Bedrooms <b>3</b>			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM <b>0</b>			# Full Baths <b>2</b>			Phys. % Good <b>0%</b>		
Year Built <b>2019</b>			# Half Baths <b>0</b>			Funct. % Good <b>100%</b>		
Year Remodeled <b>0</b>			# Addn Fixtures <b>0</b>			Functional Code <b>9 None</b>		
Foundation <b>1 Concrete</b>			# Fireplaces <b>0</b>			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p><b>TRIO</b> Software A Division of Harris Computer Systems</p></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 <b>100%</b>		
Basement <b>4 Full Basement</b>						Economic Code <b>None</b>		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars <b>0</b>						Entrance Code <b>0</b>		
Wet Basement <b>1 Dry Basement</b>						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>0</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					

Date Inspected

Date Inspected

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



Map Lot R05-114			Account 750			Location 201 OLD SHEEPSCOT ROAD			Card 1		Of 1		9/26/2024		
ESTOK, DANIEL M II 2 LOCKEWOOD DRIVE FRANKLIN MA 02038						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 2014			2011	349,100	0	0	349,100		
						FARM LAND YEAR 0			2012	349,000	0	0	349,000		
						OPEN SPACE YEAR 0			2013	349,200	0	0	349,200		
B4671P114						Zone/Land Use 14 SHORE RESIDENTIA			2014	353,300	0	0	353,300		
Previous Owner AL-CHOKHACHY, CAROLYN A. (TRUSTEE) MODHAFFER K. AL-CHOKHACHY 1991 TRUST C/O DANIEL M. ESTOK, II MILTON MA 02038 Sale Date: 6/05/2013						Secondary Zone			2015	353,400	133,000	0	486,400		
						Topography 2 Rolling			2016	356,600	156,100	0	512,700		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	357,300	186,500	0	543,800		
						Utilities 4 Drilled Well 6 Septic System			2018	357,500	186,500	0	544,000		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	357,100	187,600	0	544,700		
Previous Owner AL-CHOKHACHY, MODHAFFER K. C/O CAROLYN A. AL-CHOKHACHY PO BOX 900 PLYMOUTH MA 02362 Sale Date: 6/01/2009						Street 1 Paved			2020	357,200	187,600	0	544,800		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	356,700	187,600	0	544,300		
						TREE GROWTH PLAN 0			2022	356,300	187,600	0	543,900		
						CONSERV EASE 0			2023	442,800	237,500	0	680,300		
						Sale Date 6/05/2013			2024	311,600	237,500	0	549,100		
Inspection Witnessed By:   X  No./Date Description Date Insp.						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		
						Square Foot		Square Feet				Acres			
						16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite						30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00			
Notes: 6/1/23 JEEP THERE N/A- HSE APPEARS TO BE BEING WORKED ON. ADD CONNEX BOXES ALONG DRIVEWAY. '17 more done adjust inc '16 VAC MORE DONE ADD OP & WD & ADJUST GRADE '15 new hse start & LI. 2007-FORMER OWNER: M.K. AL-CHOKHACDY, INC. BI1296 PG8. 2009-Property entered into tree growth program. Acreage changed per survey from 52 to 58.9 WISCASSET AL-CHOKHACHY passed away leaving property to Trust as wife Carolyn Trustee. Per law exempt from requirement to						Fract. Acre		Acreage/Sites							
						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A		24	1.00	50	%	2			
						Acres		25	1.00	100	%	0			
						24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		31	6.90	80	%	2			
						Verified 5 Public Record		37	5.00	100	%	0			
WISCASSET AL-CHOKHACHY passed away leaving property to Trust as wife Carolyn Trustee. Per law exempt from requirement to						1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.		38	17.80	100	%	0			
								39	27.20	100	%	0			
								40	1.00	100	%	0			
								Total Acreage		58.90					

# WISCASSET

Map Lot R05-114

Account 750

Location 201 OLD SHEEPSCOT ROAD

Card 1

Of 1

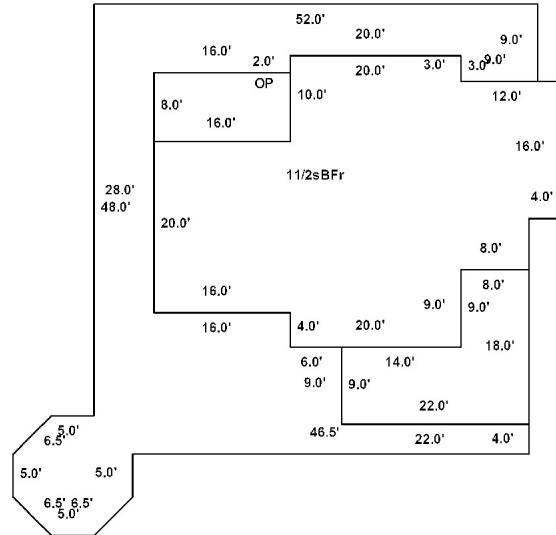
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>9 OTHER</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>5 Very Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1240</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2015</b>	# Half Baths <b>0</b>	Funct. % Good <b>80%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	128	0 0	0	0 %	0 %		1.ONE STORY FRAM
21 Open Frame	0	270	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	0	1258	0 0	0	0 %	0 %		3.THREE STORY FR
24 Frame Shed	0				%	%	1,500	4.1 & 1/2 STORY
24 Frame Shed	0				%	%	1,500	5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



2 CONNEXBOXES  
ALONG DRIVEWAY  
SV 1520 EACH

Map Lot R05-115			Account 751			Location 157 OLD SHEEPSCOT ROAD			Card 1 Of 1			9/26/2024			
WENTWORTH, SCHUYLER A WENTWORTH, MICHELLE L WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 2009			2011	45,600	2,200	0	47,800		
						FARM LAND YEAR 0			2012	45,600	2,200	0	47,800		
						OPEN SPACE YEAR 0			2013	45,700	2,200	0	47,900		
B5417P207 B6018P193						Zone/Land Use 14 SHORE RESIDENTIA			2014	45,700	2,200	0	47,900		
Previous Owner WENTWORTH, CLARA S WENTWORTH, SCHUYLER A						Secondary Zone			2015	45,800	2,200	0	48,000		
									2016	46,800	2,200	0	49,000		
WISCASSET ME 04578 Sale Date: 7/21/2023						Topography 2 Rolling			2017	47,100	2,200	0	49,300		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	47,200	2,200	0	49,400		
									2019	46,900	2,200	0	49,100		
									2020	46,900	2,200	0	49,100		
									2021	46,600	2,200	0	48,800		
						Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	46,400	2,200	0	48,600		
									2023	56,700	2,700	0	59,400		
						Street 1 Paved			2024	56,800	2,700	0	59,500		
						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	
Inspection Witnessed By:						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				
X <div>Date</div>								%			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				
Notes: '20 Tree Growth Refile								%			34.PASTURE 1				
								%			35.HORTICULTURAL-				
								%			36.Pasture 3				
								%			37.Softwood				
								%			38.Mixed Wood				
WISCASSET								20	1.00	100	%	0	39.Hardwood		
								21	1.00	100	%	0	40.Wasteland		
								28	2.25	100	%	0	41.CAMP SITE		
								37	7.00	100	%	0	42.Mobile Home Si		
								38	5.75	100	%	0	43.Condo Site		
								39	8.00	100	%	0	44.Site Improve		
								Total Acreage		24.00		45.CAMP SITE			
												46.PAVING/00			




**WISCASSET**

Map Lot R05-115

Account 751

Location 157 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

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

Date Inspected 1/19/2007

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
121 CAMP OR	1960	240	2 100	2	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

24.0

Bunkhouse 10.0



Map Lot R05-116-001			Account 753			Location 18 BROWN ROAD			Card 1 Of 1			9/26/2024			
WALLACE, STEPHEN P J/T WALLACE, DEBORAH WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	43,900	165,600	10,000	199,500		
						FARM LAND YEAR 0			2012	43,900	165,600	10,000	199,500		
						OPEN SPACE YEAR 0			2013	43,900	165,600	10,000	199,500		
B3725P259						Zone/Land Use 21 RURAL			2014	43,900	165,600	10,000	199,500		
Previous Owner GUEST, SHAWN M. J/T GUEST, PAMELA C/O STEPHEN P. & DEBORAH WALLACE WISCASSET ME 04578 Sale Date: 8/17/2006						Secondary Zone			2015	43,900	165,600	10,000	199,500		
									2016	43,900	165,600	15,000	194,500		
						Topography 2 Rolling			2017	43,900	165,600	20,000	189,500		
Previous Owner SIMPSON, TERESA M.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	43,900	165,600	20,000	189,500		
									2019	43,900	165,600	20,000	189,500		
						Utilities 9 NoWater/NoSewer			2020	43,900	165,600	25,000	184,500		
340 BIRCH POINT ROAD WISCASSET ME 04578 Sale Date: 7/01/2005						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	43,900	165,900	25,000	184,800		
									2022	43,900	165,900	24,000	185,800		
						Street 1 Paved			2023	54,800	207,400	25,000	237,200		
Previous Owner WARREN, HAROLD G.									2024	54,800	207,400	25,000	237,200		
						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 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence	
Frontage		Depth	Factor	Code											
			%												
			%												
			%												
X  Date						Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet							
										%					
										%					
										%					
										%					
Notes: 6/9/21 NAH ADD SHED 2003-FORMER OWNER: HAROLD WARREN BK2005 PG229 2004-PREVIOUS OWNER: NORMAN CARLSON BK2868 PG144 2004-ADJUSTED ACRES PER PLAN 2006-FORMER OWNER: TERESA SIMPSON BK3115 PG108 BOUGHT FOR \$23,000. 8/17/06-FORMER OWNER: SHAWN & PAMELA GUESTBK3509 PG44, WHO BOUGHT 7/2005 FOR \$35,000.						Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		Acreege/Sites							
								20		1.00	125 %	2			
								21		1.00	100 %	0			
										%					
										%					
WISCASSET										%					
										%					
										%					
										%					
										%					
								Total Acreage		1.00					

# WISCASSET

Map Lot R05-116-001

Account 753

Location 18 BROWN ROAD

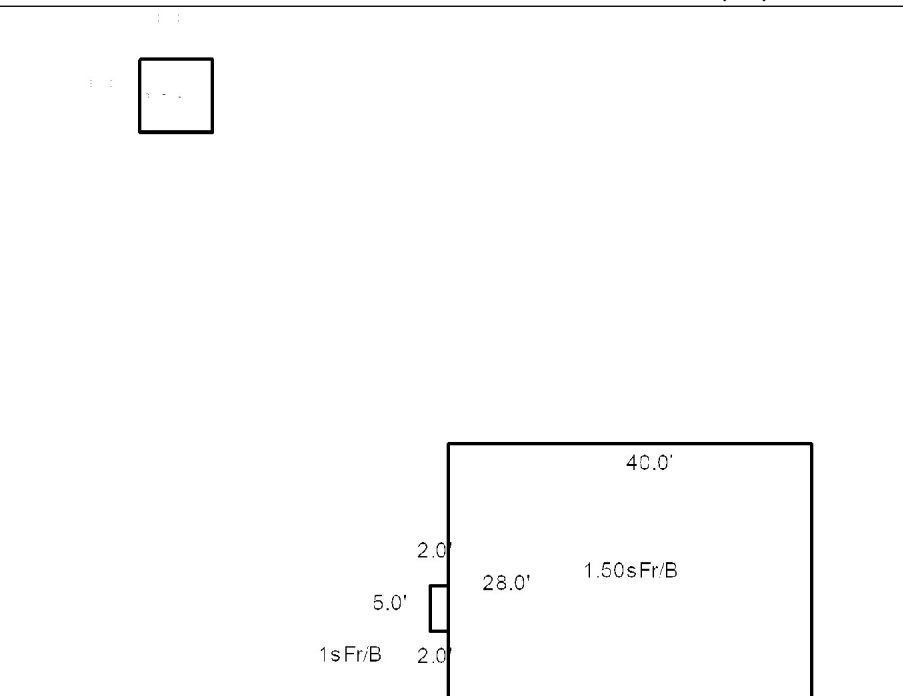
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 4/11/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	10	0 0	0	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2020	64	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 R05-116-002			Account 754			Location 26 BROWN ROAD			Card 1 Of 1			9/26/2024			
ANDERSSON, MIKAEL P. J. J/T ANDERSSON, KIMBERLY H WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	66,500	170,100	0	236,600		
						FARM LAND YEAR 0			2012	66,500	170,100	0	236,600		
						OPEN SPACE YEAR 0			2013	66,500	170,100	0	236,600		
B3793P205						Zone/Land Use 21 RURAL			2014	66,500	170,100	0	236,600		
Previous Owner HALLMARK HOMES CORP.						Secondary Zone			2015	66,500	170,100	0	236,600		
									2016	66,500	174,000	0	240,500		
PO BOX 113 TOPSHAM ME 04086 Sale Date: 12/13/2006						Topography 2 Rolling			2017	66,500	174,400	0	240,900		
Previous Owner WARREN, HAROLD G.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	66,500	174,400	0	240,900		
						Utilities 4 Drilled Well 6 Septic System			2020	66,500	174,400	25,000	215,900		
PO BOX 33 E BOOTHBAY ME 04544 0033 Sale Date: 12/13/2006						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	66,500	174,400	25,000	215,900		
						Street 1 Paved			2022	66,500	174,400	24,000	216,900		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2023	83,200	217,900	25,000	276,100		
						TREE GROWTH PLAN 0 CONSERV EASE 0			2024	83,200	217,900	25,000	276,100		
Inspection Witnessed By:						Sale Data			Land Data						
X						Front Foot			Type	Effective		Influence		Influence Codes	
										Frontage	Depth	Factor	Code		
No./Date						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot							1.Open Space		
													2.Neighborhood A		
Description													3.Topography		
													4.Size/Shape		
Date Insp.													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		
									20	1.00	175	%	2	38.Mixed Wood	
									21	1.00	100	%	0	39.Hardwood	
									28	3.21	100	%	0	40.Wasteland	
													%		41.CAMP SITE
													%		42.Mobile Home Si
													%		43.Condo Site
													%		44.Site Improve
													%		45.CAMP SITE
									Total Acreage		4.21			46.PAVING/00	



# WISCASSET

Map Lot R05-116-002



Account 754

Location 26 BROWN ROAD

Card 1

Of 1

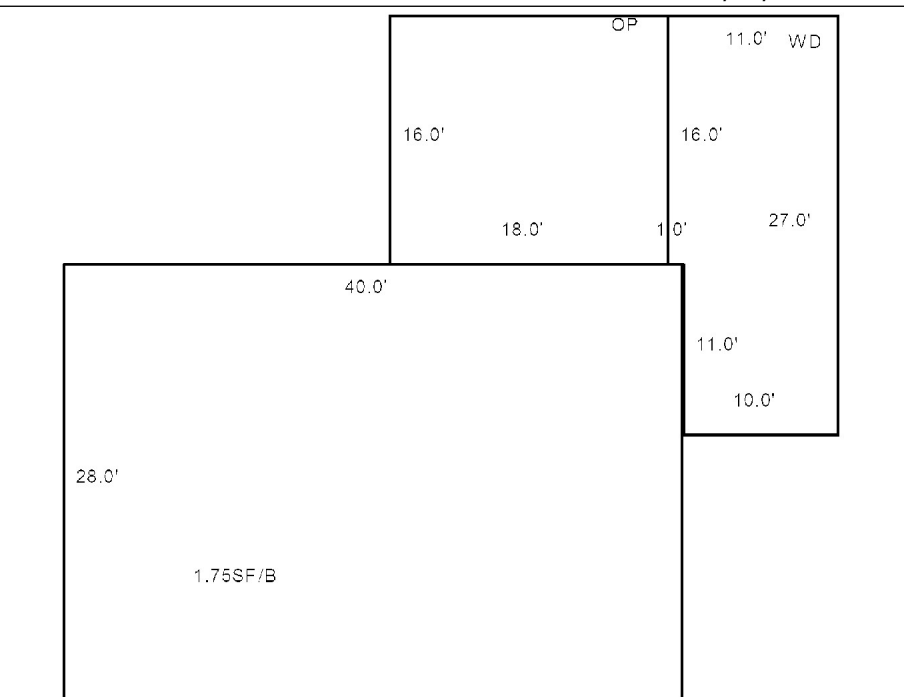
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>2 Heavy</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2015	128	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2015	286	4 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-116-003			Account 755			Location 30 BROWN ROAD			Card 1		Of 1		9/26/2024		
DIONNE, KATHRYN L J/T BEARD, BRIAN D WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	69,900	132,000	10,000	191,900		
						FARM LAND YEAR 0			2012	69,900	132,000	10,000	191,900		
						OPEN SPACE YEAR 0			2013	69,900	132,000	10,000	191,900		
B3076P79 B3785P61						Zone/Land Use 21 RURAL			2014	69,900	146,300	10,000	206,200		
Previous Owner HALLMARK HOMES CORP.						Secondary Zone			2015	69,900	146,300	10,000	206,200		
									2016	69,900	146,300	15,000	201,200		
PO BOX 113 TOPSHAM ME 04086 Sale Date: 6/04/2003						Topography 2 Rolling			2017	69,900	146,300	20,000	196,200		
Previous Owner WARREN, HAROLD G. P. O. BOX 33						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	69,900	161,700	20,000	211,600		
									2019	69,900	195,600	20,000	245,500		
E. BOOTHBAY ME 04544 0033 Sale Date: 3/24/2003						Utilities 4 Drilled Well 6 Septic System			2020	69,900	195,600	25,000	240,500		
									2021	69,900	195,600	25,000	240,500		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	69,900	195,600	24,000	241,500		
									2023	87,400	244,600	25,000	307,000		
						Street 1 Paved			2024	87,400	244,600	25,000	307,000		
						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									
						CONSERV EASE 0									
						Sale Data									
X						Sale Date 6/04/2003									
						Price 161,121									
No./Date						Sale Type 2 Land & Buildings									
Description						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6.									
Date Insp.						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.									
Notes:						Fract. Acre									
08/10/2018 W/ Mr. still (U) adjust for more complete add ep, wd & op.						21.HS Size Adj									
2003-FORMER OWNER: HAROLD G. WARREN BK2005 PG229						22.Base Waterfron									
2004-PREVIOUS OWNER: HALLMARK HOMES BK3024						23.Deep WF Size A									
PG250						Acres									
2007-ADDED 4.89 ACRES FROM LOT 116, FOR \$36,000						24.Base Waterfron									
12/12/2006. (NOW DELETED).						25.Shallow WF Siz									
2014-Added 12 x 19 deck and 12 x 21 EFP						26.Base Water Inf									
						27.Influence W Si									
						28.Rear Land 1-10									
						29.Rear Land 11-2									
WISCASSET						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		
						15.Front Foot					%		5.Access		
											%		6.Restriction		
											%		7.Corner/Locatio		
											%		8.View/Environ		
											%		9.Fract Share		
											%		Acres		
						16.Regular Lot			Square Feet				30.Rear 20+		
						17.Secondary Site					%		31.Waterfront Rea		
						18.Secondary Site					%		32.Open Space		
						19.Condominium					%		33.RestrictEsm		
						20.Base Homesite					%		34.PASTURE 1		
											%		35.HORTICULTURAL-		
						Fract. Acre			Acreage/Sites				36.Pasture 3		
						21.HS Size Adj		20		1.00	175	%	2	37.Softwood	
						22.Base Waterfron		21		1.00	100	%	0	38.Mixed Wood	
						23.Deep WF Size A		28		4.89	100	%	0	39.Hardwood	
											%		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		5.89					



# WISCASSET

Map Lot R05-116-003



Account 755

Location 30 BROWN ROAD

Card 1

Of 1

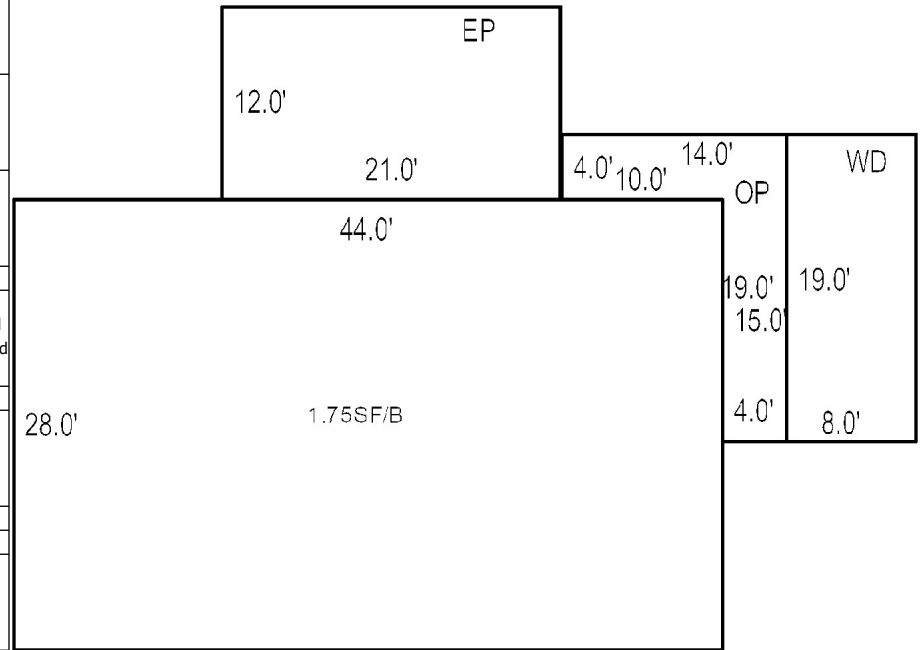
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>9</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1232</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2003</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	2013	252	4 100	4	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	2013	116	4 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2013	152	4 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-116-004			Account 756			Location 62 BROWN ROAD			Card 1 Of 1			9/26/2024				
MONROE, ELESIA J 62 BROWN ROAD WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2011	60,100	0	0	60,100			
						FARM LAND YEAR 0			2012	60,100	0	0	60,100			
						OPEN SPACE YEAR 0			2013	60,100	0	0	60,100			
B2005P229 B5268P1						Zone/Land Use 21 RURAL			2014	60,100	0	0	60,100			
Previous Owner WARREN, HAROLD G P. O. BOX 33						Secondary Zone			2015	60,100	0	0	60,100			
									2016	60,100	0	0	60,100			
E. BOOTHBAY ME 04544 0033 Sale Date: 6/14/2018						Topography 2 Rolling			2017	60,100	0	0	60,100			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	60,100	0	0	60,100			
						Utilities 4 Drilled Well 6 Septic System			2019	60,100	0	0	60,100			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2020	60,100	43,700	0	103,800			
									2021	60,100	43,700	0	103,800			
									2022	60,100	78,100	0	138,200			
									2023	75,200	122,000	0	197,200			
Inspection Witnessed By:						Street 1 Paved			2024	75,200	122,000	25,000	172,200			
						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 6/14/2018																
X						Price 27,500			11.Regular Lot							1.Open Space
Date						Sale Type 1 Land Only			12.Delta Triangle							2.Neighborhood A
No./Date						1.Land 4.Mobile 7.			13.Nabla Triangle							3.Topography
Description						2.L & B 5.Other 8.			14.Rear Land							4.Size/Shape
Date Insp.						3.Building 6. 9.			15.Front Foot							5.Access
						Financing 9 Unknown			Square Foot		Square Feet					6.Restriction
						1.Convent 4.Seller 7.										7.Corner/Locatio
						2.FHA/VA 5.Private 8.										8.View/Environ
						3.Assumed 6.Cash 9.Unknown										9.Fract Share
Notes: 6/1/23 W/MRS- CALL HSE COMP W/IN 5%. 7/19/22 W/MRS- HSE MORE DONE. HAS CRL SPACE. 5/28/20 VAC NOT MUCH MORE DONE SINCE LAST SPRING, ADD NEW HSE START AT 45% COMP 5/13/19 W/BUILDERS, JUST STARTING, ONLY A SLAB FOR '19 ON 4/1						Validity 1 Arms Length Sale			16.Regular Lot							10.Acres
						1.Valid 4.Split 7.Renovate			17.Secondary Site							30.Rear 20+
						2.Related 5.Partial 8.Other			18.Secondary Site							31.Waterfront Rea
						3.Distress 6.Exempt 9.Foreclose			19.Condominium							32.Open Space
						Verified 5 Public Record			20.Base Homesite							33.RestrictEsm
						1.Buyer 4.Agent 7.Family			Fract. Acre		Acreege/Sites					34.PASTURE 1
						2.Seller 5.Pub Rec 8.Other					20	1.00	175	%	2	35.HORTICULTURAL-
						3.Lender 6.MLS 9.					21	1.00	100	%	0	36.Pasture 3
																37.Softwood
															21.HS Size Adj	
									22.Base Waterfron							39.Hardwood
									23.Deep WF Size A							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							46.PAVING/00
									29.Rear Land 11-2							
									Total Acreage 1.00							
WISCASSET																

# WISCASSET

Map Lot R05-116-004


Account 756

Location 62 BROWN ROAD

Card 1

Of 1

9/26/2024

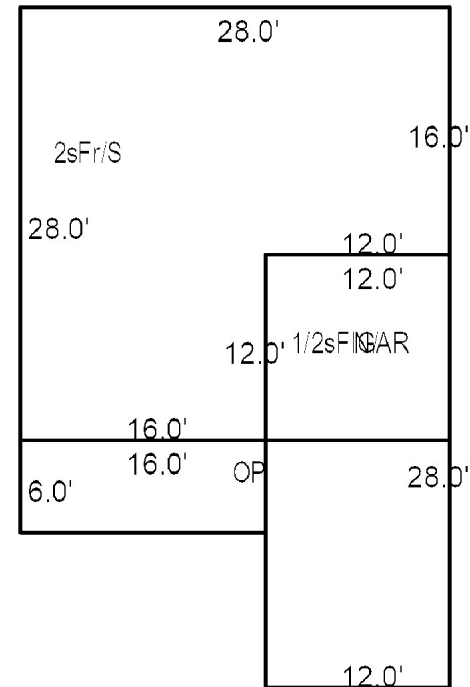
Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 3 Heat Pump</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>640</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2019</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>5 Crawl Space</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
29 Finished Attic	0	144	0 0	0	0 %	0 %	
23 Frame Garage	0	336	0 0	0	0 %	0 %	
21 Open Frame	0	96	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
				%		8.View/Environ
				%		9.Fract Share
<b>Square Foot</b>		<b>Square Feet</b>				<b>Acres</b>
16.Regular Lot				%		30.Rear 20+
17.Secondary Site				%		31.Waterfront Rea
18.Secondary Site				%		32.Open Space
19.Condominium				%		33.RestrictEsm
20.Base Homesite				%		34.PASTURE 1
				%		35.HORTICULTURAL-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	175	%	2	37.Softwood
22.Base Waterfront	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
<b>Acres</b>				%		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 Improveve
28.Rear Land 1-10				%		45.CAMP SITE
29.Rear Land 11-2				%		
		<b>Total Acreage</b>		<b>1.00</b>		



**WISCASSET**

Map Lot R05-116-005

Account 757

Location BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>5 Estimate</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/18/2007								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R05-116-006			Account 758			Location 72 BROWN ROAD			Card 1 Of 1			9/26/2024					
YURKO, BRITTANY E YURKO, CONNER P 72 BROWN ROAD WISCASSET ME 04578  B2020P58 B5266P54						Property Data			Assessment Record								
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings		Exempt	Total			
						Tree Growth Year 0			2011	60,100	149,400		10,000	199,500			
						FARM LAND YEAR 0			2012	60,100	149,400		10,000	199,500			
						OPEN SPACE YEAR 0			2013	60,100	149,400		10,000	199,500			
Previous Owner MATZELL, MARK A MATZELL, SUSAN E C/O BRITTANY YURKO WISCASSET ME 04578 Sale Date: 6/08/2018						Zone/Land Use 21 RURAL			2014	60,100	149,400		10,000	199,500			
						Secondary Zone			2015	60,100	149,400		10,000	199,500			
									2016	60,100	149,400		15,000	194,500			
						Topography 3 Above Street			2017	60,100	149,400		20,000	189,500			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	60,100	149,400		20,000	189,500			
									2019	60,100	149,400		0	209,500			
									2020	60,100	149,400		25,000	184,500			
						Utilities 4 Drilled Well 6 Septic System			2021	60,100	149,400		25,000	184,500			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	60,100	149,400		24,000	185,500			
									2023	75,200	235,400		25,000	285,600			
						Street 1 Paved			2024	75,200	240,800		25,000	291,000			
						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		
								%									
								%									
								%									
						TREE GROWTH PLAN 0			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					%		1.Open Space	
						CONSERV EASE 0								%		2.Neighborhood A	
						Sale Data								%		3.Topography	
Sale Date 6/08/2018						%		4.Size/Shape									
Price 213,100						%		5.Access									
X  Date						Square Foot		Square Feet				6.Restriction					
										%		7.Corner/Locatio					
										%		8.View/Environ					
										%		9.Fract Share					
										%		Acres					
Notes: 9/6/2024 call garage complete. 6/1/23 NAH- ADD GAR INC (SIDING).						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					
						Financing 9 Unknown			Fract. Acre		Acreage/Sites				35.HORTICULTURAL-		
						1.Convent 4.Seller 7.					20	1.00	175 %	2	36.Pasture 3		
						2.FHA/VA 5.Private 8.					21	1.00	100 %	0	37.Softwood		
						3.Assumed 6.Cash 9.Unknown							%		38.Mixed Wood		
													%		39.Hardwood		
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				%		40.Wasteland					
										%		41.CAMP SITE					
										%		42.Mobile Home Si					
										%		43.Condo Site					
										%		44.Site Improve					
						Validity 1 Arms Length Sale			Total Acreage 1.00								
						1.Valid 4.Split 7.Renovate											
						2.Related 5.Partial 8.Other											
						3.Distress 6.Exempt 9.Foreclose											
						Verified 5 Public Record											
1.Buyer 4.Agent 7.Family																	
2.Seller 5.Pub Rec 8.Other																	
3.Lender 6.MLS 9.																	




# WISCASSET

Map Lot R05-116-006

Account 758

Location 72 BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1994</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2002</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/29/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
73 AB.GR. POOL.....	2001	1	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2005	392	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2005	324	0 0	0	0 %	0 %		3.THREE STORY FR
76 1.25 ST	2022	1024	3 110	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

AGP W/WD 28X14

32.0'  
32.0' 11/4sGAR  
HIGH-POSTED

20.0'  
WD 12.0'  
26.0' 14.0'  
40.0'  
6.0'  
28.0' 1.5SF/B



Map Lot R05-116-007			Account 759	Location 11 HARRISON LANE	Card 1	Of 1	9/26/2024							
WESTRICH, JOSEPH M 11 HARRISON LANE WISCASSET ME 04578  B3726P284 B5146P275				Property Data		Assessment Record								
				Neighborhood 107 RURAL NORTHEAST		Year	Land	Buildings	Exempt	Total				
				Tree Growth Year 0		2011	87,900	160,300	0	248,200				
				FARM LAND YEAR 0		2012	87,900	160,300	0	248,200				
				OPEN SPACE YEAR 0		2013	87,900	160,300	0	248,200				
Previous Owner DANIEL, JODY MACARON  PO BOX 1495 RATON NM 87740 Sale Date: 6/14/2017				Zone/Land Use 21 RURAL		2014	87,900	160,300	0	248,200				
				Secondary Zone		2015	87,900	160,300	0	248,200				
				Topography 2 Rolling		2016	87,900	160,300	0	248,200				
						2017	87,900	160,300	0	248,200				
						2018	87,900	160,300	0	248,200				
Previous Owner DAVIGNON, PATTI G. C/O JODY MACRON DANIEL PO BOX 1299 WISCASSET ME 04578 Sale Date: 8/14/2006				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2019	87,900	160,300	0	248,200				
				Utilities 4 Drilled Well 6 Septic System		2020	87,900	160,300	25,000	223,200				
				1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2021	87,900	160,300	25,000	223,200				
						2022	87,900	160,300	24,000	224,200				
						2023	109,800	200,400	25,000	285,200				
Previous Owner WARREN, HAROLD G. P. O. BOX 33  E. BOOTHBAY ME 04544 0033				Street 1 Paved		2024	109,800	200,400	25,000	285,200				
				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										
Inspection Witnessed By:														
X			Date											
No./Date	Description		Date Insp.											
Notes: 2004- PREVIOUS OWNER: HAROLD G. WARREN BK2005 PG229 2004-ADDED NEW HOME 2005-ADDED 1 SF ROOM ON PIERS AND 14 X 14 DECK 2007-FORMER OWNER: PATTI DAVIGNON BK 3106 PG23, WHO BOUGHT LAND ONLY 7/2003 FOR \$22,500  <b>WISCASSET</b>						Front Foot		Type	Effective		Influence		Influence Codes	
						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Frontage	Depth	Factor	Code		
											%			
											%			
											%			
								Square Foot		Square Feet				
						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				20	1.00	175 %	2	
						Acres				21	1.00	100 %	0	
												% % % % % %		
												% % %		
										Total Acreage		1.00		


# WISCASSET

Map Lot R05-116-007

Account 759

Location 11 HARRISON LANE

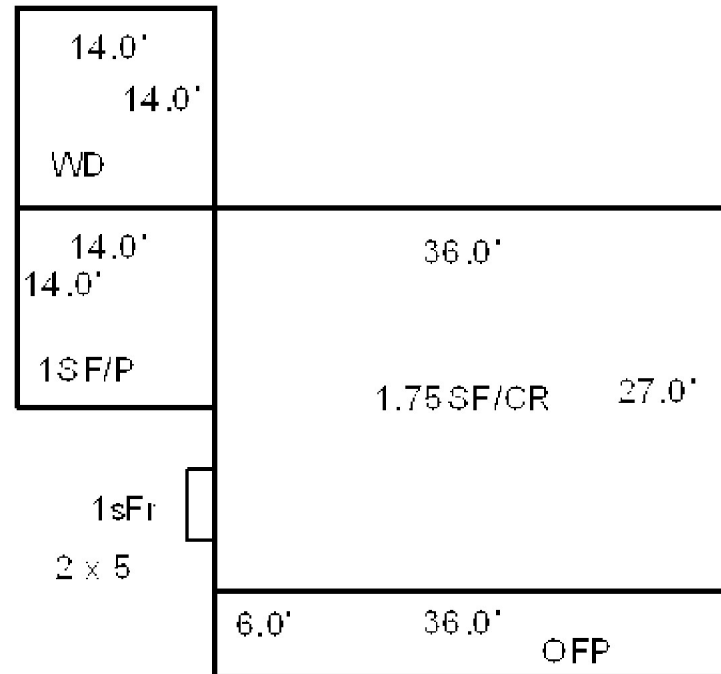
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>9</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>972</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2003</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>5 Crawl Space</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2003	216	4 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2004	196	4 100	4	0 %	100 %		2.TWO STORY FRAM
1 ONE STORY	2004	196	4 100	4	0 %	100 %		3.THREE STORY FR
1 ONE STORY	2004	10	4 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot    R05-116-008			Account    760			Location    86 BROWN ROAD			Card    1        Of    1        9/26/2024		
URBAN, HOLLY URBAN, PAUL 86 BROWN ROAD WISCASSET ME 04578  B2855P55 B5205P207			Property Data			Assessment Record					
			Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year    0			2011	60,100	131,800	10,000	181,900	
			FARM LAND YEAR                    0			2012	60,100	131,800	10,000	181,900	
			OPEN SPACE YEAR                    0			2013	60,100	131,800	10,000	181,900	
Previous Owner HUDSON, TAMELA A.  86 BROWN ROAD WISCASSET ME 04578 Sale Date: 11/27/2017			Zone/Land Use    21 RURAL			2014	60,100	131,800	10,000	181,900	
			Secondary Zone			2015	60,100	131,800	10,000	181,900	
						2016	60,100	131,800	15,000	176,900	
			Topography                                7 Steep			2017	60,100	131,800	20,000	171,900	
			Previous Owner HALLMARK HOMES, CORP.  PO BOX 113 TOPSHAM ME 04086 Sale Date: 5/15/2002			1.Level                    4.Below St                    7.Steep 2.Rolling                    5.Low                    8.Rough 3.Above St                    6.Swampy                    9.			2018	60,100	131,800
Utilities    4 Drilled Well        6 Septic System						2019	60,100	131,800	20,000	171,900	
1.Public                    4.Dr Well                    7.Cesspool 2.Water                    5.DUG/LAKE                    8. 3.Sewer                    6.Septic                    9.None						2020	60,100	131,800	25,000	166,900	
Street                    1 Paved						2021	60,100	131,800	25,000	166,900	
1.Paved                    4.Proposed                    7. 2.Semi Imp                    5.Private                    8. 3.Gravel                    6.Pub Eas                    9.NoStreet						2022	60,100	143,800	24,000	179,900	
Inspection Witnessed By:						2023	75,200	179,800	25,000	230,000	
						2024	75,200	179,800	25,000	230,000	
			Land Data								
			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
		%									
		%									
		%									
			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot								
			Square Foot		Square Feet						
			16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite								
			Fract. Acre		Acreage/Sites						
					20	1.00	175	%    2			
					21	1.00	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								
Notes: 7/19/22 W/MR- ADD GAR, SHED, AND WD NPA. 2002-FORMER OWNER: HAROLD G. WARREN LOT #8 PREVIOUS BK2005 PG0229 2002- FOUNDATION ONLY. IN 2003-28 X 36, TWO STORY THREE BEDROOM CAPE. 2003-FORMER OWNER: HALLMARK HOMES BK2806 PG148 7/13/07-PER OWNER CHANGED NAME FROM TAMELA WILLIAMS TO TAMELA HUDSON PER PROBATE RECORD			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						Total Acreage    1.00					



# WISCASSET

Map Lot R05-116-008

Account 760

Location 86 BROWN ROAD

Card 1

Of 1

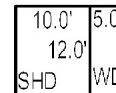
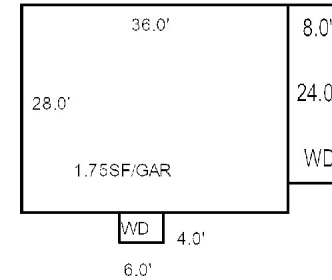
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1008</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2002</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>2 Relative</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/23/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2002	24	0 0	0	0 %	0 %		1.ONE STORY FRAM
68 Wood Deck	2017	192	0 0	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	2021	336	2 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2021	120	3 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2021	60	1 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-116-009			Account 761			Location 96 BROWN ROAD			Card 1		Of 1		9/26/2024		
YOUNG, TABOR R 96 BROWN ROAD WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	60,100	132,600	0	192,700		
						FARM LAND YEAR 0			2012	60,100	132,600	0	192,700		
						OPEN SPACE YEAR 0			2013	60,100	132,600	0	192,700		
B6090P211						Zone/Land Use 21 RURAL			2014	60,100	132,600	0	192,700		
Previous Owner HUDSON, MARK J/T BUCZEK, IRENE C.						Secondary Zone			2015	60,100	132,600	0	192,700		
									2016	60,100	132,600	0	192,700		
BORDENTOWN NJ 08505 4507 Sale Date: 5/27/2016						Topography 7 Steep			2017	60,100	132,600	0	192,700		
Previous Owner HALLMARK HOMES CORP.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	60,100	132,600	0	192,700		
									2019	60,100	132,600	20,000	172,700		
PO BOX 113 TOPSHAM ME 04086 Sale Date: 4/25/2003						Utilities 4 Drilled Well 6 Septic System			2020	60,100	132,600	25,000	167,700		
									2021	60,100	132,600	25,000	167,700		
Previous Owner WARREN, HAROLD G. P. O. BOX 33						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	60,100	145,800	24,000	181,900		
									2023	75,200	182,200	25,000	232,400		
E. BOOTHBAY ME 04544 0033 Sale Date: 1/15/2003						Street 1 Paved			2024	75,200	182,200	25,000	232,400		
						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									
						CONSERV EASE 0									
						Sale Data									
X						Sale Date			5/27/2016						
						Price			205,000						
No./Date						Sale Type			2 Land & Buildings						
Description						1.Land 4.Mobile 7.									
Date Insp.						2.L & B 5.Other 8.									
						3.Building 6.			9.						
						Financing			9 Unknown						
Notes: 7/19/22 W/MRS- ADD GAR AND OP. ADD SHED NPA. REMOVE WD. 2003-FORMER OWNER: HAROLD WARREN BK2005 PG229 2004-PREVIOUS OWNER: HALLMARK HOMES BK2986 PG319						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.									



# WISCASSET

Map Lot R05-116-009


Account 761

Location 96 BROWN ROAD

Card 1

Of 1

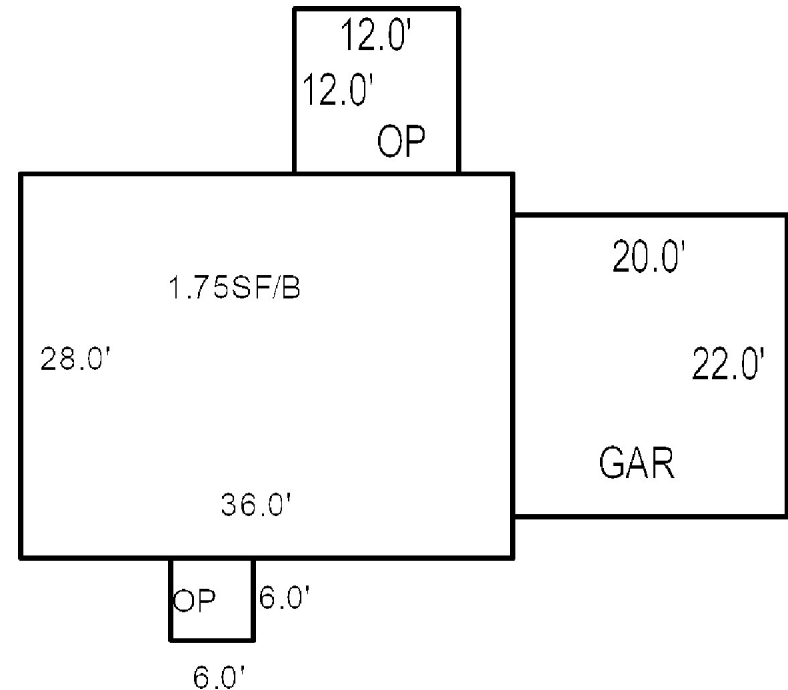
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1008</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2003</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/23/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2003	36	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	2021	440	9 100	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2021	144	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2003	80	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 R05-116-010			Account 762			Location BROWN ROAD			Card 1 Of 1			9/26/2024		
FEATHER, JAMES E (TRUSTEE) FEATHER, JANICE L (TRUSTEE) JAMES E. & JANICE L. FEATHER REVOCABLE TRUST FAIRFAX VA 22030 0033  B5404P169						Property Data			Assessment Record					
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
						Tree Growth Year 0			2011	65,600	0	0	65,600	
						FARM LAND YEAR 0			2012	65,600	0	0	65,600	
						OPEN SPACE YEAR 0			2013	65,600	0	0	65,600	
Previous Owner WARREN, HAROLD G. P. O. BOX 33  E. BOOTHBAY ME 04544 0033 Sale Date: 8/21/2017						Zone/Land Use 21 RURAL			2014	65,600	0	0	65,600	
						Secondary Zone			2015	65,600	0	0	65,600	
									2016	65,600	0	0	65,600	
									Topography 3 Above Street			2017	65,600	0
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	65,600	0				0	65,600				
			2019	65,600	0				0	65,600				
			2020	65,600	0				0	65,600				
Utilities 9 NoWater/NoSewer			2021	65,600	0				0	65,600				
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	65,600	0				0	65,600				
			2023	82,000	0				0	82,000				
Street 9 No Street			2024	82,000	0				0	82,000				
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					
Inspection Witnessed By:						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	
X													6.Restriction	
													7.Corner/Locatio	
													8.View/Environ	
													9.Fract Share	
													Acres	
Notes: 2004-ADJUSTED AC PER SUB PLAN						16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				30.Rear 20+		
												31.Waterfront Rea		
												32.Open Space		
												33.RestrictEsm		
												34.PASTURE 1		
WISCASSET						Fract. Acre		Acres/Sites				35.HORTICULTURAL-		
								20	1.00	175	%	2	36.Pasture 3	
								21	1.00	100	%	0	37.Softwood	
								28	2.75	100	%	0	38.Mixed Wood	
											%		39.Hardwood	
												40.Wasteland		
											%		41.CAMP SITE	
											%		42.Mobile Home Si	
											%		43.Condo Site	
								Total Acreage				3.75		
												45.CAMP SITE		
												46.PAVING/00		

**WISCASSET**

Map Lot R05-116-010

Account 762

Location BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.		3.Informed 6. 9.					
3.Wet	6. 9.		Information Code <b>5 Estimate</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/19/2007								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R05-116-011			Account 763			Location 9 SHEEPSCOT SHORES ROAD			Card 1 Of 1			9/26/2024			
FEATHER, JAMES E (TRUSTEE) FEATHER, JANICE L (TRUSTEE) JAMES E. & JANICE L. FEATHER REVOCABLE TRUST FAIRFAX VA 22030 0033						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	158,000	0	0	158,000		
						FARM LAND YEAR 0			2012	158,000	0	0	158,000		
						OPEN SPACE YEAR 0			2013	158,000	0	0	158,000		
B4010P110 B5404P169						Zone/Land Use 14 SHORE RESIDENTIA			2014	158,000	267,700	0	425,700		
						Secondary Zone			2015	158,000	267,700	0	425,700		
									2016	158,000	267,700	0	425,700		
						Topography 2 Rolling			2017	158,000	277,200	0	435,200		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	158,000	277,200	0	435,200		
						Utilities 2 Public Water 3 Public Sewer			2019	158,000	277,200	0	435,200		
									2020	158,000	277,200	0	435,200		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	158,000	280,900	0	438,900		
						Street 1 Paved			2022	158,000	280,900	0	438,900		
									2023	197,600	350,400	0	548,000		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	197,600	350,400	0	548,000		
									Land Data						
Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
									11.Regular Lot					%	1.Open Space
									12.Delta Triangle					%	2.Neighborhood A
X									13.Nabla Triangle		%	3.Topography			
									14.Rear Land		%	4.Size/Shape			
									15.Front Foot		%	5.Access			
											%	6.Restriction			
Date									7.Corner/Locatio		%	7.Corner/Locatio			
									8.View/Environ		%	8.View/Environ			
									9.Fract Share		%	9.Fract Share			
									Acres		%	Acres			
No./Date						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			
									24		1.00	40	%	2	38.Mixed Wood
									25		1.00	100	%	0	39.Hardwood
									31		1.58	100	%	0	40.Wasteland
												%			41.CAMP SITE
Notes:						Fract. Acre			Acreage/Sites			42.Mobile Home Si			
											%		43.Condo Site		
											%		44.Site Improve		
											%		45.CAMP SITE		
6/9/21 W/MRS ADD PIER, RAMP AND FLOAT 5/18/20 NAH NONE SEEN 5/13/19 W/MR&MRS NO PIER, RAMP OR FLOAT YET '17 Nah adjust st hgt to 11/2s w/ FBA add bath and resketch. FORMER OWNER: HAROLD WARREN BK2005 PG0229 &0230 2002-FORMER OWNER: JANICE L. & JAMES E. FEATHER BK2562 PG0141 2002-PUT INTO JAMES EDWARD & JANICE LYN FEATHER TRUST. 2003-ADDED .58 AC PER DEED. PREVIOUS BK2786 PG223 WISCONSIN ASSET 2004-ADJUSTED AC DEP SUR PLAN									Total Acreage		2.58		46.PAVING/00		

# WISCASSET

Map Lot R05-116-011


Account 763

Location 9 SHEEPSCOT SHORES ROAD

Card 1

Of 1

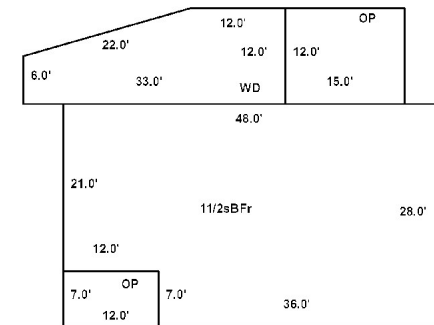
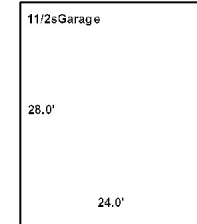
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>756</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1260</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>8</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2013</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>3</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/08/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2013	84	4 105	4	0 %	100 %	
21 Open Frame	2013	180	4 105	4	0 %	100 %	
68 Wood Deck	2013	264	4 105	4	0 %	100 %	
77 1.50 ST	2013	672	4 105	4	0 %	100 %	
342 PIER.....	2020	120	3 100	4	0 %	50 %	
340 FLOAT &	2020	1	3 100	4	0 %	50 %	
341 WHARF.....	2020	120	3 100	4	0 %	50 %	
					%	%	
					%	%	
					%	%	



Map Lot R05-116-012			Account 764			Location 25 SHEEPSCOT SHORES ROAD			Card 1 Of 1			9/26/2024			
TOBIAS, MARK R TOBIAS, LAUREN S 5811 OSCEOLA ROAD BETHESDA MD 20816  B5473P57						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	165,000	324,000	10,000	479,000		
						FARM LAND YEAR 0			2012	165,000	324,000	10,000	479,000		
						OPEN SPACE YEAR 0			2013	165,000	324,000	10,000	479,000		
Previous Owner CRAIG, GLEN T CRAIG, SANDRA J						Zone/Land Use 14 SHORE RESIDENTIA			2014	165,000	324,000	10,000	479,000		
						Secondary Zone			2015	165,000	324,000	10,000	479,000		
									2016	165,000	324,000	15,000	474,000		
						Topography 4 Below Street			2017	165,000	324,000	20,000	469,000		
									2018	165,000	324,000	20,000	469,000		
WISCASSET ME 04578 Sale Date: 12/19/2019						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2019	165,000	324,000	20,000	469,000		
						Utilities 4 Drilled Well 6 Septic System			2020	165,000	324,000	0	489,000		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	165,000	324,000	0	489,000		
						Street 1 Paved  1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2022	165,000	324,000	0	489,000		
									2023	206,300	405,000	0	611,300		
Inspection Witnessed By:									2024	206,300	405,000	0	611,300		
						Land Data									
						Front Foot  11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence		Influence Codes  1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site 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												
			24	1.00	50	%	2								
			25	1.00	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 1.00												

WISCASSET



# WISCASSET

Map Lot R05-116-012


Account 764

Location 25 SHEEPSCOT SHORES ROAD

Card 1

Of 1

9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>954</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1176</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>9</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2001</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

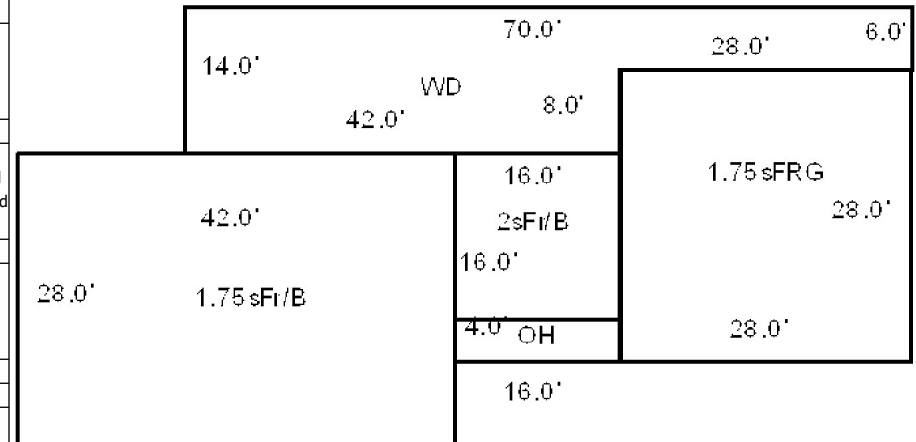
Date Inspected 1/23/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
92 3/4S AD/GAR.....	2001	784	0 0	0	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2001	756	0 0	0	0 %	0 %		2.TWO STORY FRAM
12 2	2001	256	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	2001	196	0 0	0	0 %	0 %		4.1 & 1/2 STORY
26 1SFr Overhang	2001	64	0 0	0	0 %	0 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Upper WD

14x14



Map Lot R05-116-013			Account 765			Location SHEEPSCOT SHORES ROAD			Card 1 Of 1			9/26/2024						
CARVALHO, TARA M J/T CARVALHO JR., LUCAS F WEYMOUTH MA 02188						Property Data			Assessment Record									
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total					
						Tree Growth Year 0			2011	137,600	0	0	137,600					
						FARM LAND YEAR 0			2012	137,600	0	0	137,600					
						OPEN SPACE YEAR 0			2013	137,600	0	0	137,600					
B3868P1						Zone/Land Use 14 SHORE RESIDENTIA			2014	137,600	0	0	137,600					
Previous Owner CRAIG, GLEN T. J/T CRAIG, SANDRA J. C/O TARA M. & LUCAS F. CARVALHO, JR. MILTON MA 02186 Sale Date: 6/20/2007						Secondary Zone			2015	137,600	0	0	137,600					
						Topography 2 Rolling			2016	137,600	0	0	137,600					
						1.Level 4.Below St 7.Steep			2017	137,600	0	0	137,600					
						2.Rolling 5.Low 8.Rough			2018	137,600	0	0	137,600					
						3.Above St 6.Swampy 9.			2019	137,600	0	0	137,600					
Previous Owner RARDON, HILDA (J/T) RARDON, LARRY L.						Utilities 9 NoWater/NoSewer			2020	137,600	0	0	137,600					
						1.Public 4.Dr Well 7.Cesspool			2021	137,600	0	0	137,600					
						2.Water 5.DUG/LAKE 8.			2022	137,600	0	0	137,600					
						3.Sewer 6.Septic 9.None			2023	172,000	0	0	172,000					
						Street 1 Paved			2024	172,000	0	0	172,000					
TAMPA FL 33608 Sale Date: 11/04/2003						1.Paved 4.Proposed 7.			Land Data									
						2.Semi Imp 5.Private 8.			Front Foot		Type	Effective		Influence		Influence Codes		
						3.Gravel 6.Pub Eas 9.NoStreet						Frontage	Depth	Factor	Code			
						TREE GROWTH PLAN 0			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot									
						CONSERV EASE 0												
Sale Data																		
Sale Date 6/20/2007																		
Price 137,900																		
Inspection Witnessed By:						Sale Type 1 Land Only			Square Foot									
						1.Land 4.Mobile 7.												
						2.L & B 5.Other 8.												
						3.Building 6. 9.												
						Financing 9 Unknown												
X						1.Convent 4.Seller 7.			Fract. Acre			Acreage/Sites						
						2.FHA/VA 5.Private 8.												
						3.Assumed 6.Cash 9.Unknown												
						Validity 1 Arms Length Sale												
						1.Valid 4.Split 7.Renovate												
Notes: 2002 - NEW OWNERS LARRY & HILDA RARDON, FORMER OWNER: NORMAN SHERMAN PREVIOUS BK1902 PG0055 2003-CHANGED NEIGHBORHOOD CODE TO 22 (SHEEPSCOT SHORES INSTEAD OF OLD SHEEPSCOT ROAD TO REFLECT WATER FRONTAGE AND LAND SCHEDULE 2.) 2004-PREVIOUS OWNER: HILDA & LARRY RARDON BK2730 PG309 SOLD TO CRAIG FOR \$131,500. 2004-ADJUSTED AC PER SUB PLAN 7/10/07-SOLD TO TARA M. & LUCAS F. CARVALHO, JR. FOR \$130,000						2.Related 5.Partial 8.Other			22.Base Waterfron 23.Deep WF Size A Acres									
						3.Distress 6.Exempt 9.Foreclose												
						Verified 5 Public Record												
						1.Buyer 4.Agent 7.Family												
						2.Seller 5.Pub Rec 8.Other												
WISCONSASSET 2008-Corrected to land schedule 106 from incorrect schedule						3.Lender 6.MLS 9.			24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2									
								Total Acreage		1.01								

**WISCASSET**

Map Lot R05-116-013

Account 765

Location SHEEPSCOT SHORES ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>5 Estimate</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/18/2007								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot R05-116-014			Account 766			Location 35 SHEEPSCOT SHORES ROAD			Card 1 Of 1 9/26/2024																			
CARLSON, MOLLY O WISCASSET ME 04578			Property Data			Assessment Record																						
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total																		
			Tree Growth Year 0			2011	183,900	237,600	10,000	411,500																		
			FARM LAND YEAR 0			2012	183,900	237,600	10,000	411,500																		
			OPEN SPACE YEAR 0			2013	183,900	237,600	10,000	411,500																		
B2531P109 B3172P210 B5072P68			Zone/Land Use 14 SHORE RESIDENTIA			2014	183,900	237,600	10,000	411,500																		
			Secondary Zone			2015	183,900	237,600	10,000	411,500																		
						2016	183,900	237,600	15,000	406,500																		
			Topography 2 Rolling			2017	183,900	237,600	20,000	401,500																		
			Previous Owner CARLSON, SHAWN M. CARLSON, MOLLY O.			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	183,900	237,600	20,000	401,500															
Utilities 4 Drilled Well 6 Septic System						2019	183,900	237,600	20,000	401,500																		
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2020	183,900	237,600	25,000	396,500																		
Street 1 Paved						2021	183,900	237,600	25,000	396,500																		
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						2022	183,900	237,600	24,000	397,500																		
WISCASSET ME 04578 Sale Date: 11/01/2016			TREE GROWTH PLAN 0			2023	229,800	297,000	25,000	501,800																		
			CONSERV EASE 0			2024	229,800	297,000	25,000	501,800																		
			Land Data																									
			Front Foot		Type	Effective		Influence		Influence Codes																		
						Frontage	Depth	Factor	Code																			
		%				1.Open Space																						
		%				2.Neighborhood A																						
		%				3.Topography																						
Inspection Witnessed By:			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						%	4.Size/Shape																		
											Square Foot	Square Feet			%	5.Access												
																	16.Regular Lot		%	6.Restriction								
																					17.Secondary Site		%	7.Corner/Locatio				
																									18.Secondary Site		%	8.View/Environ
X			Sale Date 11/01/2016						%	9.Fract Share																		
											Price				%	Acres												
																	Sale Type 2 Land & Buildings				%	30.Rear 20+						
																							1.Land 4.Mobile 7.		%	31.Waterfront Rea		
																											2.L & B 5.Other 8.	
Date			3.Building 6. 9.						%	33.RestrictEsm																		
											Financing 9 Unknown				%	34.PASTURE 1												
																	1.Convent 4.Seller 7.				%	35.HORTICULTURAL-						
																							2.FHA/VA 5.Private 8.				%	36.Pasture 3
Notes:			Validity 2 Related Parties						%	38.Mixed Wood																		
											1.Valid 4.Split 7.Renovate				%	39.Hardwood												
																	2.Related 5.Partial 8.Other				%	40.Wasteland						
																							3.Distress 6.Exempt 9.Foreclose				%	41.CAMP SITE
2003-CHANGED NEIGHBORHOOD CODE TO 22 (SHEEPSCOT SHORES INSTEAD OF OLD SHEEPSCOT ROAD TO REFLECT WATER FRONTAGE AND LAND SCHEDULE 2.) 2004-CHANGED HOUSE TO 10% UNFINISHED AS UPSTAIRS NOT DONE AND HAS NO HEAT OR ELECTRICITY. 2004-BOUGHT 0.76 ACRES FROM LOT 116 AND ADDED TO THIS LOT FOR TOTAL OF 2.45 ACRES 2005-BASEMENT BATHROOM - CHECK IN 2006 FOR % DONE			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.						%	43.Condo Site																		
															%	44.Site Improve												
																					%	45.CAMP SITE						
																											%	46.PAVING/00
WISCASSET					Total Acreage 2.45																							

# WISCASSET

Map Lot R05-116-014

Account 766

Location 35 SHEEPSCOT SHORES ROAD

Card 1 Of 1 9/26/2024

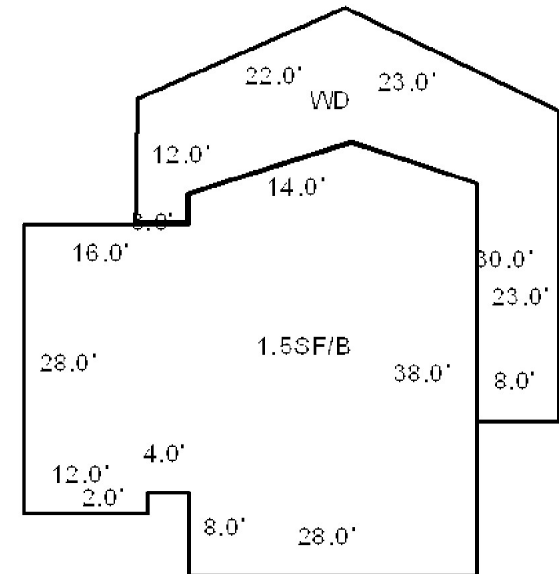
Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>440</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>3 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1560</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2000</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2003	561	3 100	4	0 %	100 %	
24 Frame Shed	2008	160	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



SHED 10X16





CARLSON, MOLLY 35 SHEEPSCOT SHORES WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2022	0	14,000	14,000	0			
			FARM LAND YEAR			2023	0	14,000	14,000	0			
			OPEN SPACE YEAR			2024	0	14,000	14,000	0			
			Zone/Land Use 14 SHORE RESIDENTIA										
			Secondary Zone										
			Topography 2 Rolling										
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.										
			Utilities										
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None										
			Street 1 Paved										
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data							
			TREE GROWTH PLAN 0			Front Foot		Type	Effective		Influence		Influence Codes
			CONSERV EASE 0						Frontage	Depth	Factor	Code	
			Sale Data			Square Foot			Square Feet				Acres
Sale Date													
Price													
Sale Type													
Inspection Witnessed By:  X  Date  No./DateDescriptionDate Insp.  <													

**WISCASSET**

Map Lot R05-116-014-ON

Account 2741

Location 35 SHEEPSCOT SHORES ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>100%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>0</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>0</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
<b>Additions, Outbuildings &amp; Improvements</b>								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
124 SOLAR PANELS	2021				%	%	14,000	3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot    R05-116-015			Account    767			Location    17 SHEEPSCOT SHORES ROAD			Card    1    Of    1    9/26/2024		
GRAY, KENNETH DAVID HAVENS, MARY REBECCA WISCASSET ME 04578			<b>Property Data</b>			<b>Assessment Record</b>					
			Neighborhood <b>106 RURAL NORTHEAST</b>			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year <b>0</b>			2011	172,000	243,700	10,000	405,700	
			FARM LAND YEAR <b>0</b>			2012	172,000	243,700	10,000	405,700	
			OPEN SPACE YEAR <b>0</b>			2013	172,000	243,700	10,000	405,700	
B2517P194 B2950P241			Zone/Land Use <b>14 SHORE RESIDENTIA</b>			2014	172,000	243,700	10,000	405,700	
			Secondary Zone			2015	172,000	243,700	10,000	405,700	
						2016	172,000	243,700	15,000	400,700	
			Topography <b>2 Rolling</b>			2017	172,000	247,700	20,000	399,700	
			1.Level                    4.Below St            7.Steep 2.Rolling                5.Low                    8.Rough 3.Above St              6.Swampy              9.  Utilities <b>4 Drilled Well</b> <b>6 Septic System</b>  1.Public                4.Dr Well              7.Cesspool 2.Water                5.DUG/LAKE            8. 3.Sewer                6.Septic                9.None			2018	172,000	247,700	20,000	399,700	
2019	172,000	247,700				0	419,700				
2020	172,000	247,700				0	419,700				
2021	172,000	247,700				0	419,700				
			1.Paved                4.Proposed            7. 2.Semi Imp            5.Private               8. 3.Gravel                6.Pub Eas              9.NoStreet  TREE GROWTH PLAN <b>0</b> CONSERV EASE <b>0</b>			2022	172,000	247,700	0	419,700	
						2023	215,000	309,600	0	524,600	
						2024	215,000	309,600	0	524,600	
						<b>Land Data</b>					
Inspection Witnessed By:			<b>Front Foot</b>		<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
						<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>		
			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					
X											

# WISCASSET

Map Lot R05-116-015


Account 767

Location 17 SHEEPSCOT SHORES ROAD

Card 1

Of 1

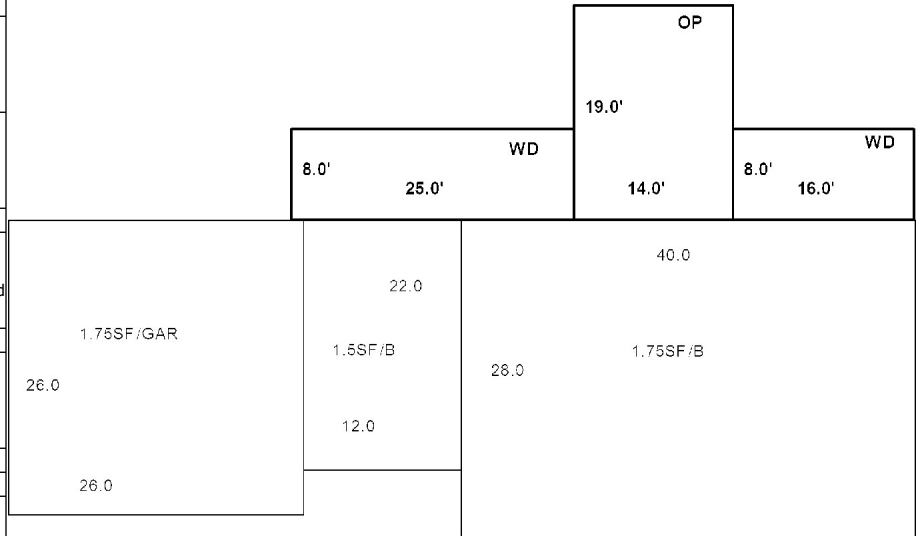
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>10</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2000</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
78 1.75 ST	2000	676	4 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2001	200	3 100	4	0 %	100 %		2.TWO STORY FRAM
14 1.5 Story/BSMT	2000	264	4 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2000	32	0 0	0	0 %	0 %		4.1 & 1/2 STORY
68 Wood Deck	2001	128	3 100	4	0 %	100 %		5.1 & 3/4 STORY
21 Open Frame	2016	266	3 100	4	0 %	100 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



# WISCASSET



# WISCASSET

Map Lot R05-116-015

Account 2576

Location SHEEPSCOT SHORES ROAD

Card 1 Of 1 9/26/2024

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

Date Inspected

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
340 FLOAT &	2007	308	3 100	4	0 %	100 %		1.ONE STORY FRAM
342 PIER.....	2007	147	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



BURKE, PAUL H 26 PICKWICK ROAD MARBLEHEAD MA 01945	Property Data			Assessment Record						
	Neighborhood 107 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
	Tree Growth Year 0			2011	92,700	334,900	10,000	417,600		
	FARM LAND YEAR 0			2012	92,700	398,200	10,000	480,900		
	OPEN SPACE YEAR 0			2013	92,700	398,200	10,000	480,900		
B5408P183 Previous Owner NERY, DAVID W J/T NERY, BRIDGET K 15 EMILY STREET TOPSHAM ME 4086 Sale Date: 7/18/2019	Zone/Land Use 21 RURAL			2014	92,700	404,600	10,000	487,300		
	Secondary Zone			2015	92,700	404,600	10,000	487,300		
				2016	92,700	404,600	15,000	482,300		
	Topography 2 Rolling			2017	92,700	404,600	20,000	477,300		
				2018	92,700	404,600	20,000	477,300		
Previous Owner DAVIGNON, PATTI G.  80 BROWN ROAD WISCASSET ME 04578 Sale Date: 8/17/2004	1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2019	92,700	404,600	20,000	477,300		
	Utilities 4 Drilled Well 6 Septic System			2020	92,700	404,600	0	497,300		
	1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	92,700	404,600	0	497,300		
				2022	92,700	404,600	0	497,300		
				2023	115,800	505,700	0	621,500		
Previous Owner WARREN, HAROLD G.  PO BOX 33 E. BOOTHBAY ME 04544 Sale Date: 5/10/2004	Street 1 Paved			2024	115,800	505,700	0	621,500		
	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 7/18/2019										
Price 475,000										
X	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 1 Arms Length Sale									
Inspection Witnessed By:	1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose			Fract. Acre		Acreage/Sites				
	Verified 5 Public Record					20	1.00	175 %	2	
	1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.					21	1.00	100 %	0	
						28	2.39	100 %	0	
								%		
			Total Acreage		3.39					

Notes:

2005-FORMER OWNER: HAROLD G. WARREN THEN SOLD TO PATTI DAVIGNON BK3284 PG296 FOR \$67,000.

2006-NEW HOUSE 80% COMPLETE. ADJUST GRADE AND CONDITION WHEN COMPLETED IF NECESSARY. NO BASEMENT, HOT WATER RADIANT HEAT, 1.5 BATHS, 3 BEDROOMS.

2009-New addition, deck and shed for 2009

2012-This house is now reversed, what used to be living space is now the garage and the additon is now living space.

WISCASSET

WISCASSET ME tax card and added front deck area.

5/28/14.Added 1 full and 1 half bath that are located in the

# WISCASSET

Map Lot R05-116-016


Account 2346

Location 30 STONEWALL DRIVE

Card 1

Of 1

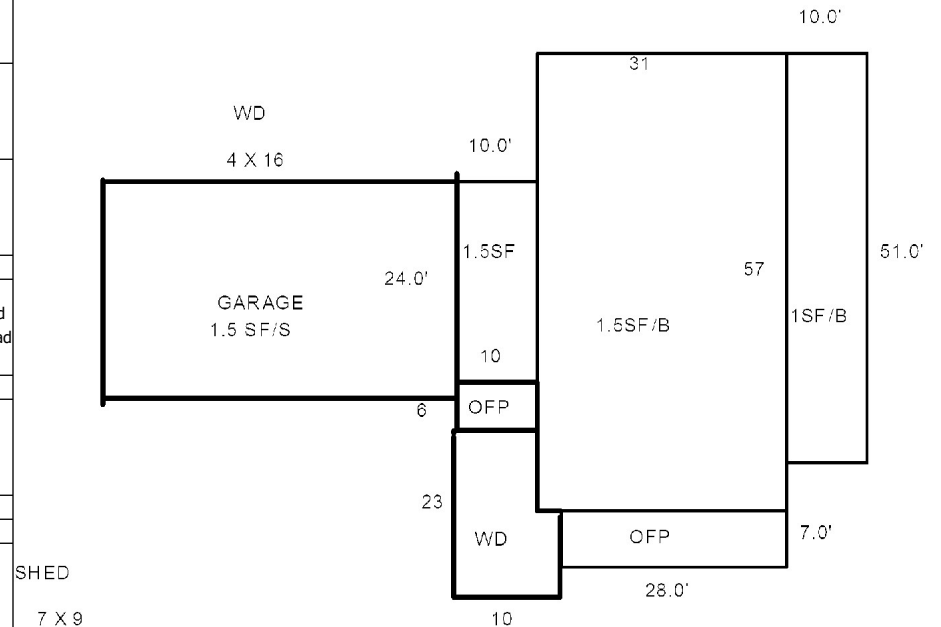
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1767</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>8</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>2</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2008</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	2006	63	3 100	4	0 %	100 %	
68 Wood Deck	2007	64	3 100	4	0 %	100 %	
21 Open Frame	2007	60	4 100	4	0 %	100 %	
4 1 & 1/2 STORY FR	2008	240	4 100	5	0 %	100 %	
77 1.50 ST	2008	1232	4 100	4	0 %	100 %	
11 1	2008	510	4 100	5	0 %	100 %	
21 Open Frame	2009	196	4 100	4	0 %	100 %	
68 Wood Deck	2011	230	3 100	4	0 %	100 %	
					%	%	
					%	%	







# WISCASSET

Map Lot R05-116-017


Account 2347

Location 31 STONEWALL DRIVE

Card 1

Of 1

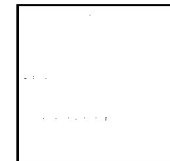
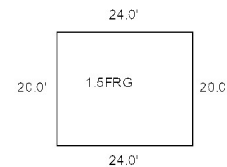
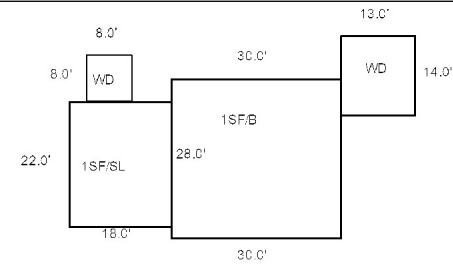
9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>840</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>9 100</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>840</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	396	0 0	0	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2007	168	0 0	0	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2007	64	0 0	0	0 %	100 %		3.THREE STORY FR
77 1.50 ST	2007	480	0 0	0	0 %	100 %		4.1 & 1/2 STORY
77 1.50 ST	2020	784	3 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-116-018			Account 2348			Location 25 HARRISON LANE			Card 1 Of 1		9/26/2024												
SELBY, THERESA P SELBY, ROBERT W 25 HARRISON LANE WISCASSET ME 04578  B5560P28  Previous Owner DAVIGNON, PATTI G C/O ROBERT & THERESA SELBY 59 BACKWOODS ROAD COLTON NY 13625 Sale Date: 9/03/2020				Property Data			Assessment Record																
				Neighborhood 107 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total												
				Tree Growth Year 0			2011	43,500	134,600	0	178,100												
				FARM LAND YEAR 0			2012	43,500	134,600	0	178,100												
				OPEN SPACE YEAR 0			2013	43,500	134,600	10,000	168,100												
Previous Owner WARREN, HAROLD G. DAVIGNON, PATTI G. C/O PATTI DAVIGNON WISCASSET ME 04578 Sale Date: 5/02/2005				Zone/Land Use 21 RURAL			2014	43,500	134,600	10,000	168,100												
				Secondary Zone 21 RU			2015	43,500	134,600	10,000	168,100												
				Topography 1 Level			2016	43,500	134,600	15,000	163,100												
				1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	43,500	134,600	20,000	158,100												
				Utilities 4 Drilled Well 6 Septic System			2018	43,500	134,600	20,000	158,100												
Inspection Witnessed By:  <div>X<div>Date</div></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>				No./Date	Description	Date Insp.										1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	43,500	134,600	20,000	153,100
				No./Date	Description	Date Insp.																	
				Street 1 Paved			2020	43,500	134,600	25,000	158,100												
				1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	43,500	134,600	0	178,100												
				TREE GROWTH PLAN 0			2022	43,500	134,600	0	178,100												
				CONSERV EASE 0			2023	54,300	227,200	25,000	256,500												
				Sale Data			2024	54,300	227,200	25,000	256,500												
Sale Date 9/03/2020			Land Data																				
Price 361,000			Front Foot		Type	Effective		Influence		Influence Codes													
Sale Type 2 Land & Buildings						Frontage	Depth	Factor	Code														
1.Land 4.Mobile 7.								%															
2.L & B 5.Other 8.								%															
3.Building 6. 9.								%															
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							%																
1.Valid 4.Split 7.Renovate			Fract. Acre			Acreage/Sites																	
2.Related 5.Partial 8.Other						20	1.00	80 %	3														
3.Distress 6.Exempt 9.Foreclose						21	1.00	100 %	0														
Verified 5 Public Record						28	0.35	100 %	0														
1.Buyer 4.Agent 7.Family								%															
2.Seller 5.Pub Rec 8.Other			Total Acreage 1.35																				
3.Lender 6.MLS 9.																							

WISCASSET



# WISCASSET

Map Lot R05-116-018



Account 2348

Location 25 HARRISON LANE

Card 1

Of 1

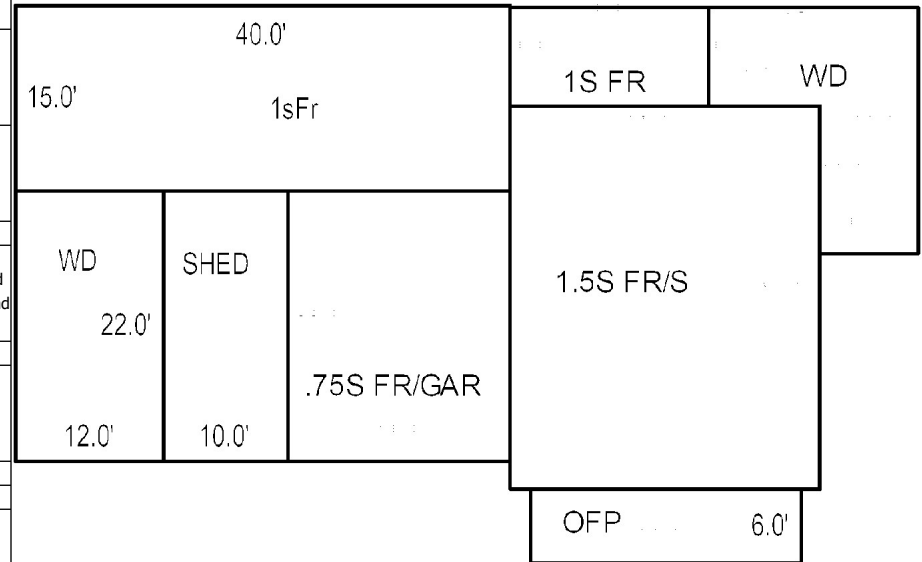
9/26/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>2 WOOD SHINGLE</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>775</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2008</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>2 Refused Entry</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/03/2009

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	2008	128	4 100	4	0 %	100 %		1.ONE STORY FRAM
92 3/4S AD/GAR....	2008	396	4 100	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	2008	132	4 100	4	0 %	100 %		3.THREE STORY FR
68 Wood Deck	2008	232	3 105	4	0 %	100 %		4.1 & 1/2 STORY
1 ONE STORY	2022	600	0 0	4	0 %	100 %		5.1 & 3/4 STORY
24 Frame Shed	2022	220	4 100	4	0 %	100 %		6.2 & 1/2 STORY
68 Wood Deck	2022	264	2 100	4	0 %	100 %		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-116-019			Account 2349		Location 37 HARRISON LANE		Card 1 Of 1		9/26/2024		
RANTA, ANNA WISCASSET ME 04578  B3500P115			Property Data			Assessment Record					
			Neighborhood 107 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2011	60,200	221,900	16,000	266,100	
			FARM LAND YEAR 0			2012	60,200	221,900	16,000	266,100	
			OPEN SPACE YEAR 0			2013	60,200	221,900	16,000	266,100	
Previous Owner DAVIGNON, PATTI G.  80 BROWN ROAD WISCASSET ME 04578 Sale Date: 6/17/2005			Zone/Land Use 21 RURAL			2014	60,200	221,900	16,000	266,100	
			Secondary Zone			2015	60,200	221,900	16,000	266,100	
						2016	60,200	221,900	21,000	261,100	
			Topography 1 Level			2017	60,200	221,900	26,000	256,100	
			Previous Owner WARREN, HAROLD G.  PO BOX 33 E BOOTHBAY ME 04544 Sale Date: 9/01/2004			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	60,200	221,900
Utilities 4 Drilled Well 6 Septic System						2020	60,200	221,900	31,000	251,100	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	60,200	221,900	31,000	251,100	
Street 1 Paved						2022	60,200	221,900	29,760	252,340	
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						2023	75,200	277,400	31,000	321,600	
Inspection Witnessed By:						2024	75,200	277,400	31,000	321,600	
						Land Data					
			Front Foot		Type	Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
						11.Regular Lot					%
12.Delta Triangle						%	2.Neighborhood A				
					%	3.Topography					
					%	4.Size/Shape					
					%	5.Access					
					%	6.Restriction					
					%	7.Corner/Locatio					
					%	8.View/Environ					
					%	9.Fract Share					
					%	Acres					
			Square Feet			30.Rear 20+					
					%	31.Waterfront Rea					
					%	32.Open Space					
					%	33.RestrictEsm					
					%	34.PASTURE 1					
					%	35.HORTICULTURAL-					
					%	36.Pasture 3					
					%	37.Softwood					
			20		1.00	115 %	2	38.Mixed Wood			
			21		1.00	100 %	0	39.Hardwood			
			28		0.40	100 %	0	40.Wasteland			
						%		41.CAMP SITE			
					%		42.Mobile Home Si				
					%		43.Condo Site				
					%		44.Site Improve				
					%		45.CAMP SITE				
		Total Acreage		1.40		46.PAVING/00					


# WISCASSET

Map Lot R05-116-019

Account 2349

Location 37 HARRISON LANE

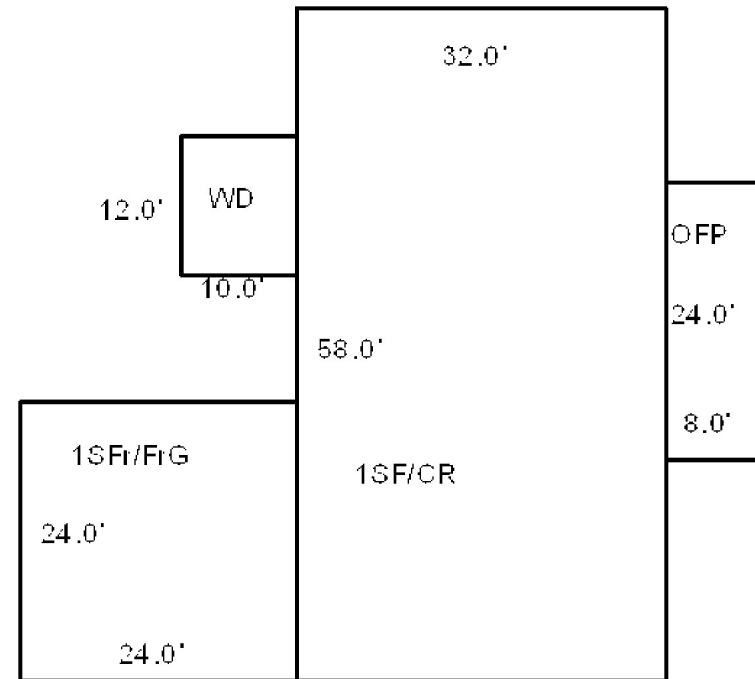
Card 1 Of 1 9/26/2024

Building Style <b>7 Modern/Contemp.</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1856</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>2</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>5 Crawl Space</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
91 1S AD/GAR.....	2006	576	4 100	4	0 %	100 %		1.ONE STORY FRAM
21 Open Frame	2006	192	4 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2006	120	4 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Card 1 Of 1 9/26/2024

<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b> 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share <b>Acrees</b> 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveeme 45.CAMP SITE 46.PAVING/00
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
11.Regular Lot				%		
12.Delta Triangle				%		
13.Nabla Triangle				%		
14.Rear Land				%		
15.Front Foot				%		
				%		
<b>Square Foot</b>		<b>Square Feet</b>				
16.Regular Lot				%		
17.Secondary Site				%		
18.Secondary Site				%		
19.Condominium				%		
20.Base Homesite				%		
				%		
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				
21.HS Size Adj	20	1.00	115 %	2		
22.Base Waterfron	21	1.00	100 %	0		
23.Deep WF Size A	28	1.11	100 %	0		
<b>Acrees</b>			%			
24.Base Waterfron			%			
25.Shallow WF Siz			%			
26.Base Water Inf			%			
27.Influence W Si			%			
28.Rear Land 1-10			%			
29.Rear Land 11-2			%			
		<b>Total Acreage     2.11</b>				

# WISCASSET

Map Lot R05-116-020


Account 2350

Location 36 HARRISON LANE

Card 1

Of 1

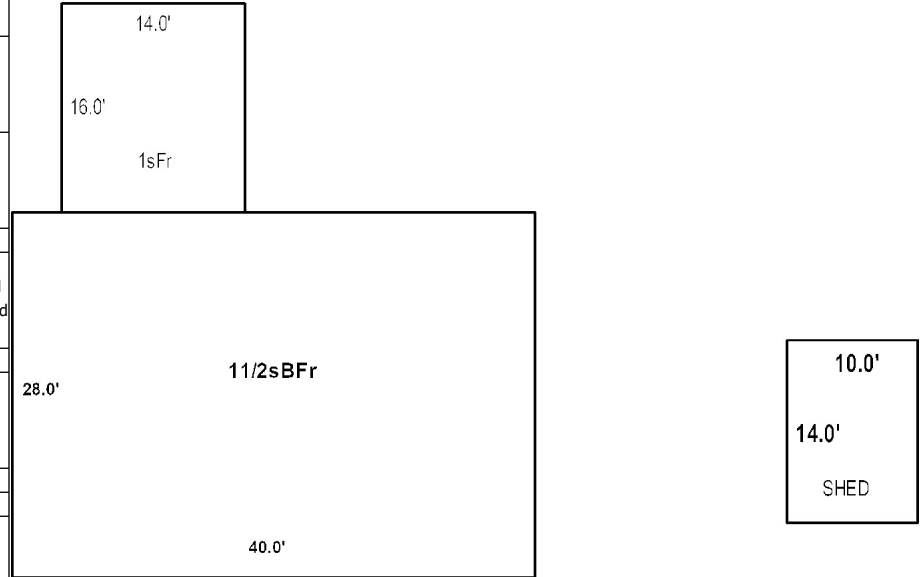
9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2016</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2020	140	3 100	4	0 %	100 %		1.ONE STORY FRAM
1 ONE STORY	2022	224	0 0	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



HAVE A SECOND LOOK. INC.  
38 ORANGE DRIVE  
JERICHO NY 11753

B5980P77

Previous Owner  
PINE STREET AUTO SALES, LLC.  
14 GREEN STREET

SACO ME 04072  
Sale Date: 3/01/2023

Previous Owner  
FEDERAL HOME LOAN MORTGAGE CORPORATION

32 HARRISON LANE  
WISCASSET ME 04578  
Sale Date: 10/13/2022

Previous Owner  
ROBERTS, J CURTIS J/T  
ROBERTS, JOAN H

WISCASSET ME 04578  
Sale Date: 9/06/2022

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2005-FORMER OWNER: HAROLD WARREN SOLD TO PATTI DAVIGNON FOR \$32,500 BK3304 PG275. NEW HOUSE IN 2005.

2006-CHANGED GRADE FROM A/100 TO B/100. REVAL TO ADJUST

# WISCASSET

## Property Data

Neighborhood		107 RURAL NORTHEAST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		2 Rolling	
1.Level		4.Below St	
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		3/01/2023	
Price			
Sale Type		2 Land & Buildings	
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		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
2011	91,300	227,700	10,000	309,000
2012	91,300	227,700	10,000	309,000
2013	91,300	227,700	10,000	309,000
2014	91,300	227,700	10,000	309,000
2015	91,300	227,700	10,000	309,000
2016	91,300	227,700	15,000	304,000
2017	91,300	227,700	20,000	299,000
2018	91,300	227,700	20,000	299,000
2019	91,300	227,700	20,000	299,000
2020	91,300	227,700	25,000	294,000
2021	91,300	227,700	25,000	294,000
2022	91,300	227,700	24,000	295,000
2023	114,100	284,700	0	398,800
2024	114,100	284,700	0	398,800

## Land Data

<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
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
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	175	%	2	37.Softwood
22.Base Waterfron	21	1.00	100	%	0	38.Mixed Wood
23.Deep WF Size A	28	1.70	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		<b>Total Acreage</b>		2.70		



# WISCASSET

Map Lot R05-116-021

Account 2351

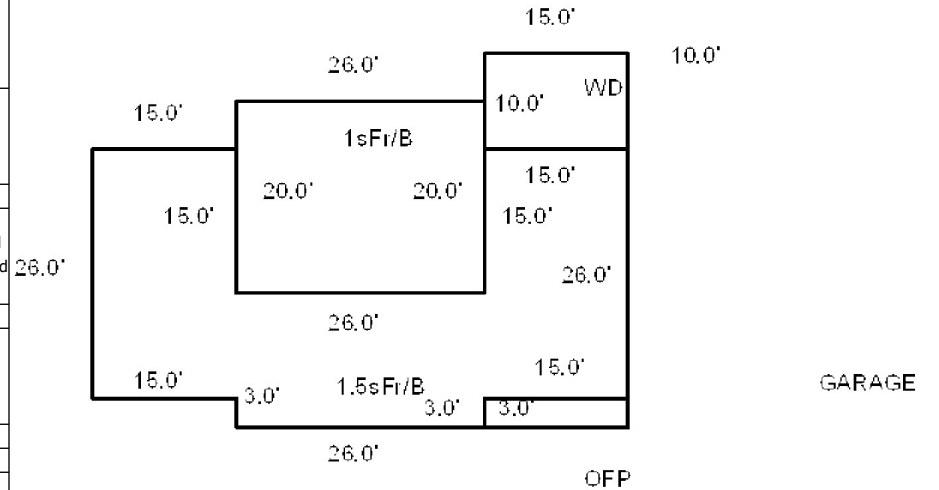
Location 32 HARRISON LANE

Card 1 Of 1 9/26/2024

Building Style	<b>4 Cape Cod</b>		SF Bsmt Living	<b>0 Cape Cod</b>		Layout	<b>1 Typical</b>	
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade	<b>0 0</b>		1.Typical	4.	7.
2.Ranch	6.Split	10.Double	HEARTH	<b>0</b>		2.Inadeq	5.	8.
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type	<b>100%</b>	<b>1 Hot Water BB</b>	3.	6.	9.
4.Cape	8.Log	12.Cot.	1.HWBB	5.FWA	9.No Heat	Attic	<b>9 None</b>	
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.
Other Units	<b>0</b>		3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.
Stories	<b>4 One &amp; 1/2 Story</b>		4.Steam	8.FI/Wall	12.	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type	<b>100%</b>	<b>9 None</b>	Insulation	<b>1 Full</b>	
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Unknown	8.
Exterior Walls	<b>8 ALUM/VINYL</b>		3.H Pump	6.	9.None	3.Capped	6.	9.None
1.CLAP	5.T-111	9.OTHER	Kitchen Style	<b>2 TYPICAL</b>		Unfinished %	<b>0%</b>	
2.WD SH	6.BR/STONE	10.	1.GOOD	4.Obsolete	7.	Grade & Factor	<b>4 Good 105%</b>	
3.COMP	7.NOY	11.	2.TYPICAL	5.	8.	1.E Grade	4.B Grade	7.AA+ Grad
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE	6.	9.None	2.D Grade	5.A Grade	8.AA++ Grad
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 TYPICAL</b>		3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.	1.GOOD	4.Obsolete	7.	SQFT (Footprint)	<b>1134</b>	
2.Slate	5.Wood	8.	2.TYPICAL	5.	8.	Condition	<b>6 Good</b>	
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G
SF Masonry Trim	<b>0</b>		# Rooms	<b>6</b>		2.Fair	5.Avg+	8.Exc
OPEN-3-CUSTOM	<b>0</b>		# Bedrooms	<b>3</b>		3.Avg-	6.Good	9.Same
OPEN-4-CUSTOM	<b>0</b>		# Full Baths	<b>2</b>		Phys. % Good	<b>0%</b>	
Year Built	<b>2004</b>		# Half Baths	<b>1</b>		Funct. % Good	<b>100%</b>	
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>		Functional Code	<b>9 None</b>	
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>		1.Incomp	4.SMALL	7.LAYOUT
1.Concrete	4.Wood	7.				2.O-Built	5.CDU	8.OTHER
2.C Block	5.Slab	8.				3.Defmaint	6.STYLE	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good	<b>100%</b>	
Basement	<b>4 Full Basement</b>					Economic Code	<b>None</b>	
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.Services	9.None
2.1/2 Bmt	5.None	8.				1.Location	4.Traffic	8.
3.3/4 Bmt	6.	9.None				2.Encroach	8.Other	9.
Bsmt Gar # Cars	<b>0</b>					Entrance Code	<b>1 Interior Inspect</b>	
Wet Basement	<b>1 Dry Basement</b>					1.Interior	4.Vacant	7.
1.Dry	4.	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.	9.
3.Wet	6.	9.				Information Code	<b>1 Owner</b>	

Date Inspected 3/13/2007

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
1 ONE STORY	2004	390	4 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2004	45	4 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2004	150	4 100	4	0 %	100 %		5.1 & 3/4 STORY
93 1/2S AD/GAR.....	2007	576	4 100	6	0 %	100 %		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot		R05-116-022	Account	2352	Location	50 BROWN ROAD					Card	1	Of	1	9/26/2024						
YEATON, JEFFREY K 50 BROWN ROAD WISCASSET ME 04578					Property Data			Assessment Record													
					Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total									
					Tree Growth Year 0			2011	69,800	162,900	10,000	222,700									
					FARM LAND YEAR 0			2012	69,800	162,900	10,000	222,700									
					OPEN SPACE YEAR 0			2013	69,800	162,900	10,000	222,700									
B5566P287					Zone/Land Use 21 RURAL			2014	69,800	162,900	10,000	222,700									
Previous Owner COYNE, CYNTHIA V  50 BROWN ROAD WISCASSET ME 04578 Sale Date: 8/14/2020					Secondary Zone			2015	69,800	162,900	0	232,700									
					Topography 2 Rolling			2016	69,800	162,900	0	232,700									
Previous Owner ALBERT, GREGORY M. J/T ALBERT, TANYA M. C/O CYNTHIA V. COYNE WISCASSET ME 04578 Sale Date: 8/25/2014					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	69,800	162,900	0	232,700									
					Utilities 4 Drilled Well 6 Septic System			2018	69,800	162,900	0	232,700									
Previous Owner HALLMARK HOMES, CORP.  PO BOX 113 TOPSHAM ME 04086 Sale Date: 7/20/2005					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	69,800	162,900	20,000	212,700									
					Street 1 Paved			2020	69,800	162,900	25,000	207,700									
Inspection Witnessed By:					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	69,800	162,900	25,000	207,700									
					TREE GROWTH PLAN 0			2022	69,800	162,900	24,000	208,700									
					CONSERV EASE 0			2023	87,200	203,600	25,000	265,800									
					Sale Data			2024	87,200	203,600	25,000	265,800									
					Sale Date 8/14/2020			Land Data													
X					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									
No./Date					Description		Date Insp.	Square Feet													
Notes: '21 REMOVE CYNTHIA(DECEASED) 2005-PREVIOUS OWNER HAROLD WARREN, SOLD TO HALLMARK HOMES 5/2005 FOR \$37,000. 2006-PREVIOUS OWNER: HALLMARK HOMES, CORP. BK3477 PG31. NEW HOUSE ADDED IN '06. 2014-Previous owner: Gregory & Tanya Albert, BK3520 PG316, bought for \$189,458, sold for \$200,000.					Financing 9 Unknown			Fract. Acre		Acreege/Sites											
					1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres		20	1.00	175	%	2							
					Validity 1 Arms Length Sale					21	1.00	100	%	0							
					1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose					28	4.82	100	%	0							
					Verified 5 Public Record																
					1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.																
WISCASSET																					


# WISCASSET

Map Lot R05-116-022

Account 2352

Location 50 BROWN ROAD

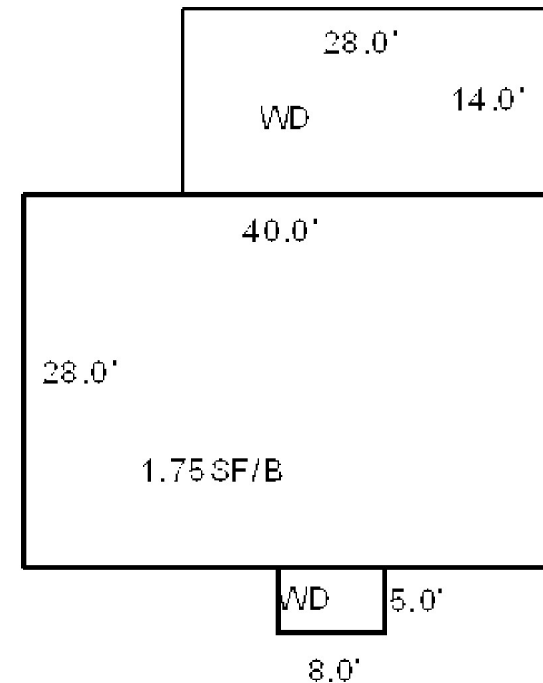
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1120</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>2005</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2005	40	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	2007	392	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



<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
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
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				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	2.17	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		<b>Total Acreage</b>	3.17			


## WISCASSET

Map Lot R05-116-024

Account 2353

Location BROWN ROAD

Card 1 Of 1 9/26/2024

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

Date Inspected 1/19/2007

## Additions, Outbuildings &amp; Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2016	192	2 100	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Shed

16.0'

12.0'

AMES, BRIAN E WISCASSET ME 04578			Property Data			Assessment Record																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
			Neighborhood	106 RURAL NORTHEAST		Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			Tree Growth Year	0		2011	35,800	68,900	10,000	94,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			FARM LAND YEAR	0		2012	35,800	68,900	10,000	94,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
B2417P59			OPEN SPACE YEAR	0		2013	35,800	68,900	10,000	94,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			Zone/Land Use	21 RURAL		2014	35,800	68,900	10,000	94,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			Secondary Zone			2015	35,800	68,900	10,000	94,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
						2016	35,800	68,900	15,000	89,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			Topography	1 Level		2017	35,800	68,900	20,000	84,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			1.Level	4.Below St	7.Steep	2018	35,800	68,900	20,000	84,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			2.Rolling	5.Low	8.Rough	2019	35,800	68,900	20,000	84,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			3.Above St	6.Swampy	9.	2020	35,800	97,900	25,000	108,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			Utilities	4 Drilled Well	6 Septic System	2021	35,800	97,900	25,000	108,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			1.Public	4.Dr Well	7.Cesspool	2022	35,800	97,900	24,000	109,700																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			2.Water	5.DUG/LAKE	8.	2023	44,700	122,400	25,000	142,100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			3.Sewer	6.Septic	9.None	2024	44,700	122,400	25,000	142,100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
			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																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																	
Inspection Witnessed By:			TREE GROWTH PLAN	0		11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																



# WISCASSET

Map Lot R05-116-B



Account 769

Location 139 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1736</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2019</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	1990	96	3 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1990	768	3 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 8X12

GARAGE 24X32

DW/S

28.0'

62.0'

05/18/2020

Map Lot R05-116-C			Account 770		Location 8 BROWN ROAD			Card 1 Of 1		9/26/2024		
TIMBERLAKE, NICHOLAS A MORIN, SYDNEY 8 BROWN ROAD WISCASSET ME 04578  B5751P22					Property Data			Assessment Record				
					Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total
					Tree Growth Year 0			2011	35,800	111,800	10,000	137,600
					FARM LAND YEAR 0			2012	35,800	111,800	10,000	137,600
					OPEN SPACE YEAR 0			2013	35,800	111,800	10,000	137,600
Previous Owner WEST, STACY L BAXTER, MICHAEL E 8 BROWN RD WISCASSET ME 04578 Sale Date: 7/30/2021					Zone/Land Use 21 RURAL			2014	35,800	111,800	10,000	137,600
					Secondary Zone			2015	35,800	111,800	10,000	137,600
								2016	35,800	111,800	15,000	132,600
					Topography 1 Level			2017	35,800	111,800	20,000	127,600
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	35,800	111,800	20,000	127,600
2019	35,800	111,800	20,000	127,600								
					Utilities 4 Drilled Well 6 Septic System			2020	35,800	111,800	25,000	122,600
					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	35,800	111,800	25,000	122,600
								2022	35,800	111,800	0	147,600
					Street 1 Paved			2023	44,700	139,800	0	184,500
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	44,700	139,800	0	184,500
Land Data												
Inspection Witnessed By:					Front Foot		Type	Effective		Influence		Influence Codes
					11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Frontage	Depth	Factor	Code		
									%			
									%			
									%			
				%								
X					Square Foot		Square Feet					
					16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite				%			
									%			
									%			
									%			
				%								
Notes:  2011-walls down on addition and only stone deck (patio) remains. Record changed from wood deck to patio.					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	
									%			
									%			
				%								
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							





# WISCASSET

Map Lot R05-116-C

Account 770

Location 8 BROWN ROAD

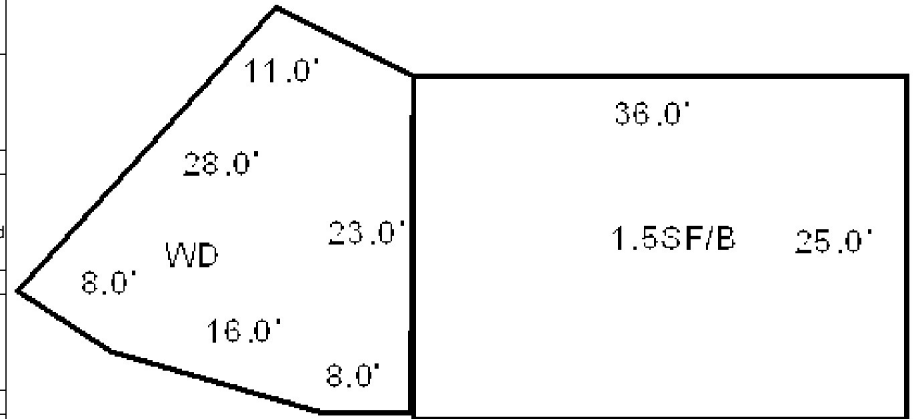
Card 1 Of 1 9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>900</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1992</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/19/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
62 Patio	2006	450	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



Map Lot R05-117			Account 771			Location 121 BROWN ROAD			Card 1 Of 1			9/26/2024				
PRINCIOTTA, JAMES M MCDONOUGH, TRACY 77 WASHINGTON STREET BATH ME 04530  B5918P82						Property Data			Assessment Record							
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2011	408,100	80,300	0	488,400			
						FARM LAND YEAR 0			2012	408,100	80,300	0	488,400			
						OPEN SPACE YEAR 0			2013	408,100	80,300	0	488,400			
Previous Owner TAYLOR, TERENCE D J/T TAYLOR, SUSAN I						Zone/Land Use 14 SHORE RESIDENTIA			2014	408,100	80,300	0	488,400			
						Secondary Zone			2015	408,100	80,300	0	488,400			
									2016	408,100	80,300	0	488,400			
						Topography 2 Rolling			2017	408,100	80,300	0	488,400			
						GEORGETOWN ME 04548 Sale Date: 8/05/2022			2018	408,100	80,300	0	488,400			
2019	408,100	80,300	0	488,400												
Utilities 4 Drilled Well 6 Septic System			2020	408,100	80,300				0	488,400						
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2021	408,100	80,300				0	488,400						
			2022	408,100	80,300				0	488,400						
Previous Owner LANGDON, THOMAS D. LANGDON, DEBORAH F.						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2023	230,300	101,300	0	331,600			
									2024	230,300	159,300	0	389,600			
						Street 1 Paved			Land Data							
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Front Foot		Type	Effective		Influence		Influence Codes
												Frontage	Depth	Factor	Code	
Inspection Witnessed By:						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				
X _____ Date _____						Square Foot						6.Restriction				
												7.Corner/Locatio				
												8.View/Environ				
												9.Fract Share				
												Acres				
Notes: 9/6/2024 nah call comp, adjust roof, baths and add Wd. 6/1/23 NO ONE AROUND- HSE GUTTED AND BEING WORKED ON, ADD 1sFr INC, CORRECT GAR AND ADJ COND. '23 2.48 ACRES W/ 150'+- SHORE & BUILDINGS STAYS LOT 117 TO NEW OWNER. RETAINED LAND TO NEW LOT 117-B 2009-Former Owner: Thomas & Deborah Langdon BK1896 PG182. Sold R-05-117, 117A, & 119B for total of \$880,000.						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				30.Rear 20+			
								24	1.00	50	%	2	31.Waterfront Rea			
								25	1.00	100	%	0	32.Open Space			
								31	1.48	100	%	0	33.RestrictEsm			
											%		34.PASTURE 1			
WISCASSET						Total Acreage 2.48						35.HORTICULTURAL-				
												36.Pasture 3				
												37.Softwood				
												38.Mixed Wood				
												39.Hardwood				
												40.Wasteland				
												41.CAMP SITE				
												42.Mobile Home Si				
												43.Condo Site				
												44.Site Improve				
												45.CAMP SITE				
												46.PAVING/00				



# WISCASSET

Map Lot R05-117


Account 771

Location 121 BROWN ROAD

Card 1

Of 1

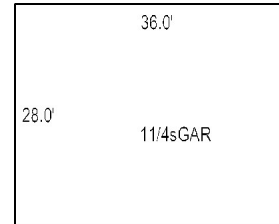
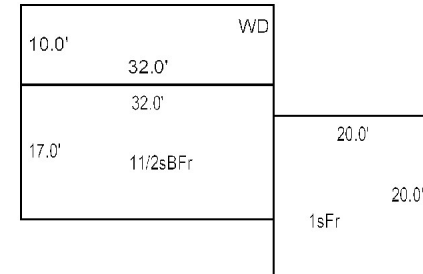
9/26/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 7 Electric</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>544</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>8 Excellent</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>3 Brick &amp;/or Stone</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>2 Relative</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/29/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	2022	400	0 0	4	0 %	100 %		1.ONE STORY FRAM
76 1.25 ST	1990	1008	3 100	6	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2023	320	9 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



LANGDON, DEBORAH FARRAR  
ONTARIO NY 14519

## Property Data

Neighborhood **106 RURAL NORTHEAST**

## Assessment Record

Year	Land	Buildings	Exempt	Total
2011	32,200	0	0	32,200
2012	32,200	0	0	32,200
2013	32,200	0	0	32,200
2014	32,200	0	0	32,200
2015	32,200	0	0	32,200
2016	32,200	0	0	32,200
2017	32,200	0	0	32,200
2018	32,200	0	0	32,200
2019	32,200	0	0	32,200
2020	32,200	0	0	32,200
2021	32,200	0	0	32,200
2022	32,200	0	0	32,200
2023	40,300	0	0	40,300
2024	40,300	0	0	40,300

## 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
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				36.Pasture 3
21.HS Size Adj	20	1.00	90	%	2	37.Softwood
22.Base Waterfront	21	0.92	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
<b>Acres</b>				%		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
		<b>Total Acreage</b>		0.92		

B1107P79

Previous Owner  
LANGDON, DEBORAH FARRAR

2202 ORCHARD CREEK DRIVE  
ONTARIO NY 14519  
Sale Date: 12/08/2008

Previous Owner  
TAYLOR, TERENCE D. J/T  
TAYLOR, SUSAN I.

LUTHERVILLE MD 21093  
Sale Date: 4/01/1985

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

# WISCASSET



## WISCASSET

Map Lot R05-117-A

Account 772

Location BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.	1.Location 4.Traffic 8.					
3.3/4 Bmt	6.	9.None	2.Encroach 8.Other 9.					
Bsmt Gar # Cars			Entrance Code <b>4 Unoccupied</b>					
Wet Basement			1.Interior 4.Vacant 7.					
1.Dry	4.	7.	2.Refusal 5.Estimate 8.					
2.Damp	5.	8.	3.Informed 6. 9.					
3.Wet	6.	9.	Information Code <b>5 Estimate</b>					
Date Inspected 1/18/2007			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
<b>Additions, Outbuildings &amp; Improvements</b>								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%	1.ONE STORY FRAM	
					%	%	2.TWO STORY FRAM	
					%	%	3.THREE STORY FR	
					%	%	4.1 & 1/2 STORY	
					%	%	5.1 & 3/4 STORY	
					%	%	6.2 & 1/2 STORY	
					%	%	21.Open Frame Por	
					%	%	22.Encl Frame Por	
					%	%	23.Frame Garage	
					%	%	24.Frame Shed	
					%	%	25.Frame Bay Wind	
					%	%	26.1SFr Overhang	
					%	%	27.Unfin Basement	
					%	%	28.Unfinished Att	
					%	%	29.Finished Attic	



## WISCASSET

Map Lot R05-117-B

Account 2780

Location BROWN ROAD

Card 1 Of 1 9/26/2024

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

Map Lot		R05-118		Account		773		Location		63 BROWN ROAD		Card		1		Of		1		9/26/2024			
LANGDON, DEBORAH F J/T LANGDON, THOMAS D ONTARIO NY 14519				Property Data				Assessment Record															
								Neighborhood		106 RURAL NORTHEAST		Year		Land		Buildings		Exempt		Total			
				Tree Growth Year		0		2011		35,400		165,300		0		200,700							
				FARM LAND YEAR		0		2012		35,400		165,300		0		200,700							
				OPEN SPACE YEAR		0		2013		35,400		165,300		0		200,700							
B4131P310 B4222P183				Zone/Land Use				21 RURAL		2014		35,400		165,300		0		200,700					
				Secondary Zone				2015		35,400		165,300		0		200,700							
								2016		35,400		165,300		0		200,700							
				Topography				1 Level		2017		35,400		165,300		0		200,700					
				Previous Owner FARRAR, BARBARA A. (DEVISEE) LANGDON, DEBORAH F. C/O DEBORAH F. LANGDON ONTARIO NY 14519 Sale Date: 4/13/2008				1.Level		4.Below St		7.Steep		2018		35,400		166,200		0		201,600	
2.Rolling		5.Low						8.Rough		2019		35,400		166,200		0		201,600					
3.Above St		6.Swampy						9.		2020		35,400		166,200		0		201,600					
Utilities								4 Drilled Well		6 Septic System		2021		35,400		166,200		0		201,600			
1.Public		4.Dr Well						7.Cesspool		2022		35,400		176,100		0		211,500					
				2.Water		5.DUG/LAKE		8.		2023		44,300		249,300		0		293,600					
				3.Sewer		6.Septic		9.None		2024		44,300		249,300		0		293,600					
				Street				1 Paved		Land Data													
				1.Paved		4.Proposed		7.		Front Foot		Type		Effective		Influence		Influence Codes					
				2.Semi Imp		5.Private		8.						Frontage		Depth				Factor		Code	
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 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			
				TREE GROWTH PLAN				0															
				CONSERV EASE				0															
				Sale Data																			
				Sale Date				4/13/2008															
X				Price				Square Foot				Square Feet											
				Sale Type																		2 Land & Buildings	
				1.Land		4.Mobile																7.	
				2.L & B		5.Other																8.	
				3.Building		6.																9.	
Date				Financing				9 Unknown		Fract. Acre				Acreege/Sites									
				1.Convent		4.Seller		7.															
				2.FHA/VA		5.Private		8.															
				3.Assumed		6.Cash		9.Unknown															
				Validity				2 Related Parties															
Notes:				1.Valid		4.Split		7.Renovate		21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres													
				2.Related		5.Partial		8.Other															
				3.Distress		6.Exempt		9.Foreclose															
				Verified				5 Public Record															
				1.Buyer		4.Agent		7.Family															
2008-MRS. FARRAR PASSED AWAY APRIL 13, 2008 - REMOVE VET. EX. & HOMESTEAD IN 2009.				2.Seller		5.Pub Rec		8.Other		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													
				3.Lender		6.MLS		9.															
				WISCASSETT																			
				WISCASSETT																			
				WISCASSETT																			
WISCASSETT created creating joint tenancy																							
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# WISCASSET

Map Lot R05-118

Account 773

Location 63 BROWN ROAD

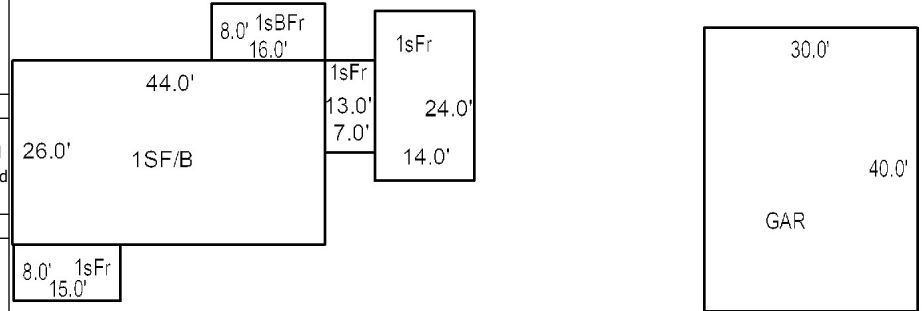
Card 1 Of 1 9/26/2024

Building Style <b>2 Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>3 Average 105%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1144</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>7 Very Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1969</b>	# Half Baths <b>0</b>	Funct. % Good <b>90%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>1 Incomplete</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>1</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/09/2010

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	1969	91	0 0	0	0 %	0 %		1.ONE STORY FRAM
1 ONE STORY	1969	336	0 0	0	0 %	0 %		2.TWO STORY FRAM
77 1.50 ST	2009	1200	3 100	4	0 %	100 %		3.THREE STORY FR
11 1	2017	128	3 100	4	0 %	90 %		4.1 & 1/2 STORY
1 ONE STORY	2017	120	3 100	4	0 %	90 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot R05-119			Account 774			Location BROWN ROAD			Card 1 Of 1			9/26/2024			
LANGDON, DEBORAH F J/T LANGDON, THOMAS D ONTARIO NY 14519						Property Data			Assessment Record						
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	77,300	0	0	77,300		
						FARM LAND YEAR 0			2012	77,300	0	0	77,300		
						OPEN SPACE YEAR 0			2013	77,300	0	0	77,300		
B4131P310 B4222P183						Zone/Land Use 21 RURAL			2014	77,300	0	0	77,300		
Previous Owner FARRAR, BARBARA A. (DEWISEE) LANGDON, DEBORAH F. C/O DEBORAH F. LANGDON ONTARIO NY 14519 Sale Date: 4/13/2008						Secondary Zone			2015	77,300	0	0	77,300		
									2016	77,300	0	0	77,300		
						Topography 2 Rolling			2017	77,300	0	0	77,300		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	77,300	0	0	77,300		
2019	77,300	0	0	77,300											
2020	77,300	0	0	77,300											
2021	77,300	0	0	77,300											
						Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	77,300	0	0	77,300		
									2023	96,600	0	0	96,600		
						Street 1 Paved			2024	96,600	0	0	96,600		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data						
Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		Type	Effective		Influence				Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00						
			Frontage	Depth	Factor					Code					
					%										
					%										
					%										
Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Square Feet												
				%											
				%											
				%											
				%											
Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1~10 29.Rear Land 11~2			Acreage/Sites												
			20	1.00	100	%	0								
			21	1.00	100	%	0								
			28	10.00	100	%	0								
			29	10.00	100	%	0								
				23.00	100	%	0								
					%										
					%										
		Total Acreage		44.00											

Inspection Witnessed By:		
X		Date
No./Date	Description	Date Insp.
Notes: 2008-MRS. FARRAR PASSED AWAY APRIL 13, 2008. 2010-Deed recorded creating joint tenancy.		
WISCASSET		



**WISCASSET**

Map Lot R05-119

Account 774

Location BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6. 9.None					2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4. 7.					2.Refusal 5.Estimate 8.		
2.Damp	5. 8.		3.Informed 6. 9.					
3.Wet	6. 9.		Information Code <b>5 Estimate</b>					
			1.Owner 4.Agent 7.					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 1/19/2007								1.ONE STORY FRAM
<b>Additions, Outbuildings &amp; Improvements</b>								2.TWO STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot    R05-119-A1			Account    775			Location    125 OLD SHEEPSCOT ROAD			Card    1		Of    1		9/26/2024	
MACPHEE, BRUCE E MACPHEE, DEBRA L WISCASSET ME 04578			<b>Property Data</b>			<b>Assessment Record</b>								
			Neighborhood <b>106 RURAL NORTHEAST</b>			Year	Land	Buildings	Exempt	Total				
			Tree Growth Year <b>0</b>			2011	36,000	195,400	10,000	221,400				
			FARM LAND YEAR <b>0</b>			2012	36,000	195,400	10,000	221,400				
			OPEN SPACE YEAR <b>0</b>			2013	36,000	195,400	10,000	221,400				
B2095P103			Zone/Land Use <b>21 RURAL</b>			2014	36,000	195,400	10,000	221,400				
			Secondary Zone			2015	36,000	195,400	10,000	221,400				
						2016	36,000	195,400	15,000	216,400				
			Topography <b>2 Rolling</b>			2017	36,000	195,400	20,000	211,400				
			1.Level            4.Below St        7.Steep 2.Rolling        5.Low            8.Rough 3.Above St      6.Swampy        9.			2018	36,000	195,400	20,000	211,400				
			Utilities <b>4 Drilled Well    6 Septic System</b>			2019	36,000	195,400	20,000	211,400				
						2020	36,000	195,400	25,000	206,400				
			1.Public            4.Dr Well        7.Cesspool 2.Water            5.DUG/LAKE    8. 3.Sewer            6.Septic        9.None			2021	36,000	195,400	25,000	206,400				
						Street <b>1 Paved</b>			2022	36,000	195,400	24,000	207,400	
2023	44,900	244,200							25,000	264,100				
1.Paved            4.Proposed        7. 2.Semi Imp        5.Private          8. 3.Gravel            6.Pub Eas        9.NoStreet						2024	44,900	244,200	25,000	264,100				
<b>Land Data</b>														
Inspection Witnessed By:						<b>Front Foot</b>		<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>		<b>Code</b>					
			11.Regular Lot				%		1.Open Space					
			12.Delta Triangle				%		2.Neighborhood A					
			13.Nabla Triangle				%		3.Topography					
X			14.Rear Land				%		4.Size/Shape					
			15.Front Foot				%		5.Access					
							%		6.Restriction					
							%		7.Corner/Locatio					
							%		8.View/Environ					
No./Date			Description		Date Insp.					9.Fract Share				
										<b>Acres</b>				
										30.Rear 20+				
										31.Waterfront Rea				
										32.Open Space				
Notes:										33.RestrictEsm				
										34.PASTURE 1				
										35.HORTICULTURAL-				
										36.Pasture 3				
										37.Softwood				
2005-CHANGED SHED SIZE, ADDED 1 SF MUDROOM, GARAGE AND BACK DECK.										38.Mixed Wood				
										39.Hardwood				
										40.Wasteland				
										41.CAMP SITE				
										42.Mobile Home Si				
WISCASSET										43.Condo Site				
										44.Site Improve				
										45.CAMP SITE				
										46.PAVING/00				

WISCASSET

# WISCASSET

Map Lot R05-119-A1


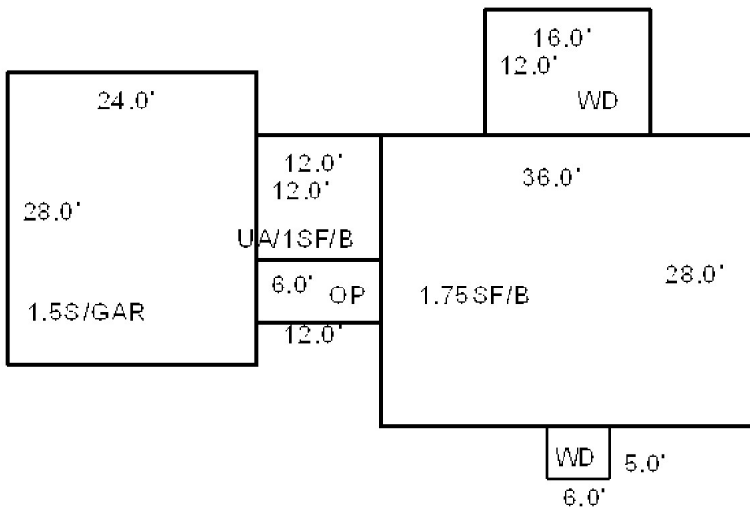
Account 775

Location 125 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>1</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>5 One &amp; 3/4 Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>1 CLAPBOARD</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1008</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1997</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
24 Frame Shed	2004	80	0 0	0	0 %	0 %		1.ONE STORY FRAM
11 1	2004	144	0 0	0	0 %	0 %		2.TWO STORY FRAM
28 Unfinished Attic	2004	144	0 0	0	0 %	0 %		3.THREE STORY FR
68 Wood Deck	2004	192	0 0	0	0 %	0 %		4.1 & 1/2 STORY
77 1.50 ST	2004	672	0 0	0	0 %	0 %		5.1 & 3/4 STORY
21 Open Frame	2004	72	0 0	0	0 %	0 %		6.2 & 1/2 STORY
73 AB.GR. POOL.....	2005	1	3 100	4	99 %	100 %		21.Open Frame Por
68 Wood Deck	2005	30	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



Map Lot R05-119-A2			Account 776			Location 15 BROWN ROAD			Card 1 Of 1			9/26/2024				
ELIASSEN, TREVOR L LAVOIE, MADISON R 15 BROWN ROAD WISCASSET ME 04578  B6078P38						Property Data			Assessment Record							
						Neighborhood 106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2011	35,900	20,700	0	56,600			
						FARM LAND YEAR 0			2012	35,900	20,700	0	56,600			
						OPEN SPACE YEAR 0			2013	35,900	20,700	0	56,600			
Previous Owner BERRY, JENNIFER M BERRY, DEAN G 1027 GARDINER ROAD WISCASSET ME 04578 Sale Date: 1/29/2024						Zone/Land Use 21 RURAL			2014	35,900	20,700	0	56,600			
						Secondary Zone			2015	35,900	21,600	0	57,500			
									2016	35,900	21,600	0	57,500			
						Topography 2 Rolling			2017	35,900	21,600	0	57,500			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	35,900	21,600	0	57,500			
2019	35,900	21,600	0	57,500												
Previous Owner KEENAN, ALICIA R 1027 GARDINER ROAD  WISCASSET ME 04578 Sale Date: 4/16/2021						Utilities 4 Drilled Well 6 Septic System			2020	35,900	21,600	0	57,500			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	35,900	21,600	0	57,500			
									2022	35,900	21,600	0	57,500			
						Street 1 Paved			2023	44,800	27,000	0	71,800			
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	44,800	27,000	0	71,800			
Land Data																
WISCASSET ME 04578 Sale Date: 10/17/2012						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												
Inspection Witnessed By:											%		6.Restriction			
											%		7.Corner/Locatio			
											%		8.View/Environ			
											%		9.Fract Share			
											%		Acres			
X No./Date Description Date Insp.						Square Foot		Square Feet				30.Rear 20+				
						16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite				%		31.Waterfront Rea				
										%		32.Open Space				
										%		33.RestrictEsm				
										%		34.PASTURE 1				
%		35.HORTICULTURAL-														
Notes: '15 add shed. 2004-PREVIOUS OWNER: ELIZABETH LORUSSO BK1479 PG171. MS. LORUSSO PASSED AWAY JAN. 22, 2004. 03/03/2004-PREVIOUS OWNER: VIRGINIA & DONALD JACKSON BK3235 PG268, NOW BELONGS TO MERLE GROVER BK3245 PG132 AND BK3260 PG1 2009-Mr. Grover passed away 10/09/08 leaving property to daughters. 3/8/10-Deed of distribution recorded. Previous BK3260 Pg1 - WISCASSET 2013-Previous owners: Catherine Sherman & Paula Foye						Fract. Acre		Acreage/Sites				36.Pasture 3				
						21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2				20	1.00	100	%	0	37.Softwood	
										21	1.00	100	%	0	38.Mixed Wood	
										28	0.05	100	%	0	39.Hardwood	
												%		40.Wasteland		
		%		41.CAMP SITE												
										%		42.Mobile Home Si				
										%		43.Condo Site				
										Total Acreage		1.05	44.Site Improve			
												45.CAMP SITE				
												46.PAVING/00				

# WISCASSET

Map Lot R05-119-A2

Account 776

Location 15 BROWN ROAD

Card 1

Of 1

9/26/2024

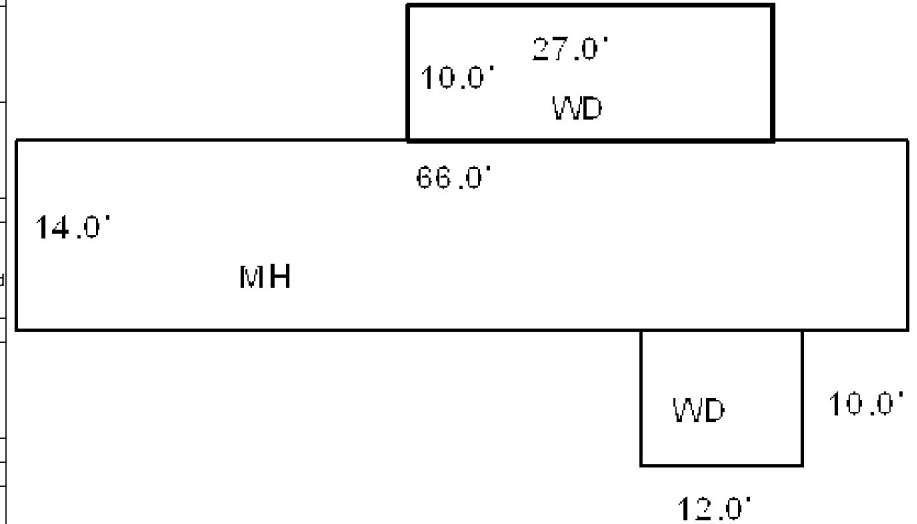
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100%</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full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

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
998 14' Mobile	1985	14x66	3 100	3	0 %	50 %	
68 Wood Deck	1985	270	3 100	4	0 %	100 %	
68 Wood Deck	1985	120	3 100	4	0 %	100 %	
24 Frame Shed	2014	160	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Map Lot		R05-119-A3		Account		777		Location		111 OLD SHEEPSCOT ROAD		Card		1		Of		1		9/26/2024					
<div>WINTERS, WESLEY B</div> <div>WINTERS, SANDRA L &amp; WILLIAM F DALEY JR</div> <div>111 OLD SHEEPSCOT ROAD</div> <div>WISCASSET ME 04578</div> <div>B4255P281 B5324P317 B5792P9</div>								Property Data				Assessment Record													
								Neighborhood 106 RURAL NORTHEAST				Year		Land		Buildings		Exempt		Total					
								Tree Growth Year 0				2011		36,100		0		0		36,100					
								FARM LAND YEAR 0				2012		36,100		0		0		36,100					
								OPEN SPACE YEAR 0				2013		37,400		0		0		37,400					
<div>Previous Owner</div> <div>SHERMAN, CATHERINE T/C</div> <div>FOYE, PAULA</div>								Zone/Land Use 21 RURAL				2014		37,400		0		0		37,400					
								Secondary Zone				2015		37,400		0		0		37,400					
												2016		37,400		0		0		37,400					
								Topography 2 Rolling				2017		37,400		0		0		37,400					
								<div>Previous Owner</div> <div>GROVER, MERLE (HEIRS)</div> <div>SHERMAN, CATHERINE &amp; FOYE, PAULA</div> <div>C/O CATHERINE SHERMAN</div> <div>WISCASSET ME 04578</div> <div>Sale Date: 11/09/2018</div>								1.Level 4.Below St 7.Steep				2018		37,400		0	
2.Rolling 5.Low 8.Rough				2019		37,400										26,800		0		64,200					
3.Above St 6.Swampy 9.				2020		37,400										76,400		25,000		88,800					
Utilities 4 Drilled Well 6 Septic System				2021		37,400										77,400		25,000		89,800					
1.Public 4.Dr Well 7.Cesspool				2022		37,400										77,400		24,000		90,800					
<div>Inspection Witnessed By:</div> <div></div>								2.Water 5.DUG/LAKE 8.				2023		46,700		96,800		25,000		118,500					
								3.Sewer 6.Septic 9.None				2024		46,700		96,800		25,000		118,500					
								Street 1 Paved				Land Data													
								1.Paved 4.Proposed 7.				Front Foot		Type		Effective		Influence		Influence Codes					
								2.Semi Imp 5.Private 8.								Frontage		Depth				Factor		Code	
<div>X</div> <div>Date</div>								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 11/09/2018				15.Front Foot										5.Access			
<div>No./Date</div> <div>Description</div> <div>Date Insp.</div>								Price 17,000												6.Restriction					
								Sale Type 1 Land Only														7.Corner/Locatio			
								1.Land 4.Mobile 7.				Square Foot				Square Feet						8.View/Environ			
								2.L & B 5.Other 8.														9.Fract Share			
								3.Building 6. 9.				16.Regular Lot										Acres			
<div>Notes:</div> <div>6/15/21 W/MRS- ADD SHED, ADJ DIMS EXISTING SHED.</div> <div>5/18/20 W/MRS AT DOOR, HSE COMP +MVR, ADD GAR, SHED AND PATIO</div> <div>5/13/2019 W/ Mr. D-wide here in March but not hooked until May.</div> <div>2009-MR. GROVER PASSED AWAY 10/09/08 LEAVING PROPERTY TO DAUGHTERS.</div> <div>3/8/10-Deed of distribution recorded. Previous Bk1444 Pg161 - 11/30/87.</div> <div>WISCASSET</div>								Financing 9 Unknown				17.Secondary Site										30.Rear 20+			
								1.Convent 4.Seller 7.				18.Secondary Site										31.Waterfront Rea			
								2.FHA/VA 5.Private 8.				19.Condominium										32.Open Space			
								3.Assumed 6.Cash 9.Unknown				20.Base Homesite										33.RestrictEsm			
								Validity 8 Other Non Valid						Fract. Acre				Acreage/Sites						34.PASTURE 1	
1.Valid 4.Split 7.Renovate				21.HS Size Adj		20		1.00		100		%						0							
<div>2.Related 5.Partial 8.Other</div> <div>3.Distress 6.Exempt 9.Foreclose</div>								Verified 5 Public Record				22.Base Waterfron		21		1.00		100		%		0			
								1.Buyer 4.Agent 7.Family				23.Deep WF Size A		28		0.80		100		%		0			
								2.Seller 5.Pub Rec 8.Other				Acres													
								3.Lender 6.MLS 9.				24.Base Waterfron													
												25.Shallow WF Siz													
<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>												26.Base Water Inf													
												27.Influence W Si													
												28.Rear Land 1-10													
												29.Rear Land 11-2													
												Total Acreage		1.80											



# WISCASSET

Map Lot R05-119-A3


Account 777

Location 111 OLD SHEEPSCOT ROAD

Card 1

Of 1

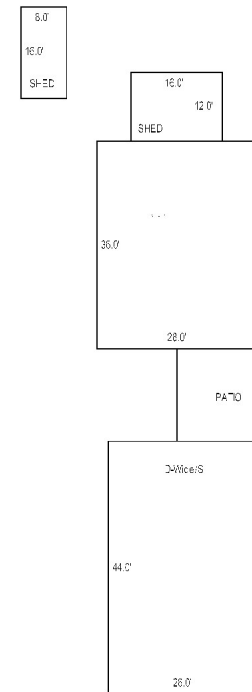
9/26/2024

Building Style <b>10 Double Wide</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 5 Forced Warm Air</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1144</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2018</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>5 Concrete Slab</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>9 No Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>4 Unoccupied</b>
Wet Basement <b>9 No Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>4 Agent</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2020	1008	2 100	4	0 %	100 %		1.ONE STORY FRAM
62 Patio	2020	224	2 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2018	128	2 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2020	192	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



TAYLOR, TERENCE D J/T  
TAYLOR, SUSAN I  
GEORGETOWN ME 04548

B4077P140

Previous Owner  
LANGDON, THOMAS D.  
LANGDON, DEBORAH F.

ONTARIO NY 14519  
Sale Date: 12/08/2008

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2009-Previous Owner: Thomas D. & Deborah F. Langdon  
BK2018 PG269.

# WISCASSET

## Property Data

Neighborhood	106 RURAL NORTHEAST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	14 SHORE RESIDENTIA		
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	12/08/2008		
Price			
Sale Type	1 Land Only		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convent	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

## Assessment Record

Year	Land	Buildings	Exempt	Total
2011	192,200	0	0	192,200
2012	192,200	0	0	192,200
2013	192,200	0	0	192,200
2014	192,200	0	0	192,200
2015	192,200	0	0	192,200
2016	192,200	0	0	192,200
2017	192,200	0	0	192,200
2018	192,200	0	0	192,200
2019	192,200	0	0	192,200
2020	192,200	0	0	192,200
2021	192,200	0	0	192,200
2022	192,200	0	0	192,200
2023	240,200	0	0	240,200
2024	240,200	0	0	240,200

## 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	
Square Foot		Square Feet				8.View/Environ	
	16.Regular Lot			%		9.Fract Share	
	17.Secondary Site			%		<b>Acres</b>	
	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	24	1.00	30	%	5	36.Pasture 3
	22.Base Waterfron	25	1.00	30	%	5	37.Softwood
	23.Deep WF Size A	31	10.00	30	%	5	38.Mixed Wood
	<b>Acres</b>	31	10.00	30	%	5	39.Hardwood
	24.Base Waterfron	31	6.00	30	%	5	40.Wasteland
	25.Shallow WF Siz				%		41.CAMP SITE
	26.Base Water Inf				%		42.Mobile Home Si
	27.Influence W Si				%		43.Condo Site
	28.Rear Land 1-10						44.Site Improve
29.Rear Land 11-2						45.CAMP SITE	
		Total Acreage		27.00		46.PAVING/00	

**WISCASSET**

Map Lot R05-119-B

Account 778

Location BROWN ROAD

Card 1 Of 1 9/26/2024

Building Style			SF Bsmt Living			Layout		
1.Conv.	5.Colonial	9.Other	Fin Bsmt Grade			1.Typical 4. 7.		
2.Ranch	6.Split	10.Double	HEARTH			2.Inadeq 5. 8.		
3.R Ranch	7.Mod/Cont	11.Multi	Heat Type <b>100%</b>			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWBB 5.FWA 9.No Heat			Attic		
Dwelling Units			2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units			3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.		
Stories			4.Steam 8.F/Wall 12.			3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation		
2.2	5.1.75	8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.		
3.3	6.2.5	9.	2.Evapor 5. 8.			2.Heavy 5.Unknown 8.		
Exterior Walls			3.H Pump 6. 9.None			3.Capped 6. 9.None		
1.CLAP	5.T-111	9.OTHER	Kitchen Style			Unfinished %		
2.WD SH	6.BR/STONE	10.	1.GOOD 4.Obsolete 7.			Grade & Factor		
3.COMP	7.NOV	11.	2.TYPICAL 5. 8.			1.E Grade 4.B Grade 7.AA+ Grad		
4.ASB/ASP	8.AL/VIN	12.	3.OLD TYPE 6. 9.None			2.D Grade 5.A Grade 8.AA++Grad		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.	1.GOOD 4.Obsolete 7.			SQFT (Footprint)		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.				2.O-Built 5.CDU 8.OTHER		
2.C Block	5.Slab	8.				3.Defmaint 6.STYLE 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.Services 9.None		
2.1/2 Bmt	5.None	8.				1.Location 4.Traffic 8.		
3.3/4 Bmt	6.	9.None				2.Encroach 8.Other 9.		
Bsmt Gar # Cars						Entrance Code <b>4 Unoccupied</b>		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.				3.Informed 6. 9.		
3.Wet	6.	9.				Information Code <b>5 Estimate</b>		
						1.Owner 4.Agent 7.		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected 1/23/2007								
<b>Additions, Outbuildings &amp; Improvements</b>								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

DRURY, ROBERT L J/T  
DRURY, CAROLE M  
WISCASSET ME 04578

B4221P309

Previous Owner  
THE FIRST, N.A.

PO BOX 940  
DAMARISCOTTA ME 04543  
Sale Date: 11/09/2009

Previous Owner  
GILMORE, ANDREW B. J/T  
NODDIN, LAUREL E.

TOPSHAM ME 04086 1140  
Sale Date: 3/06/2009

Previous Owner  
MCKEARNEY, CAROLYN J.  
MCKEARNEY, DAVID E.

REHOBOTH MA 02769  
Sale Date: 12/02/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2006-PREVIOUS OWNER: CAROLYN & DAVID MCKEARNEY.  
BOUGHT 10/94 FOR \$15,000 BK2028 PG358.  
2006-NEW HOUSE ADDED TO LOT-20% COMPLETE. NO  
HEAT, NO PLUMBING, FRAMED AND ROOF BEING SHINGLED.  
CHECK IN 2007, FINISHED? ADD FRONT OF IN 2007.  
2009-No longer living here, removed homestead exemption.  
Previous BK3599 Pg99, bought land only for \$32,000.  
Auctioned 02/24/2009.  
2010-Previous owner: The First, N.A. BK4111 PG131.  
**WISCONSIN** back added.

# WISCASSET

## Property Data

Neighborhood	106 RURAL NORTHEAST		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	21 RURAL		
Secondary Zone			
Topography	2 Rolling		
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities	4 Drilled Well	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	11/09/2009		
Price	235,000		
Sale Type	2 Land & Buildings		
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing	9 Unknown		
1.Convert	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity	1 Arms Length Sale		
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified	5 Public Record		
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

## Assessment Record

Year	Land	Buildings	Exempt	Total
2011	36,200	215,200	10,000	241,400
2012	36,200	215,200	10,000	241,400
2013	36,200	215,200	10,000	241,400
2014	36,200	215,200	10,000	241,400
2015	36,200	215,200	10,000	241,400
2016	36,200	215,200	15,000	236,400
2017	36,200	215,200	20,000	231,400
2018	36,200	215,200	20,000	231,400
2019	36,200	215,200	20,000	231,400
2020	36,200	215,200	25,000	226,400
2021	36,200	215,200	25,000	226,400
2022	36,200	215,200	24,000	227,400
2023	45,300	269,000	25,000	289,300
2024	45,300	269,000	25,000	289,300

## Land Data

<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
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
<b>Square Foot</b>		<b>Square Feet</b>				9.Fract Share
16.Regular Lot				%		<b>Acres</b>
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-
<b>Fract. Acre</b>		<b>Acreage/Sites</b>				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	0.23	100	%	0	39.Hardwood
<b>Acres</b>				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveme
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						46.PAVING/00
		<b>Total Acreage</b>	1.23			

# WISCASSET

Map Lot R05-119-C

Account 779

Location 33 BROWN ROAD

Card 1

Of 1

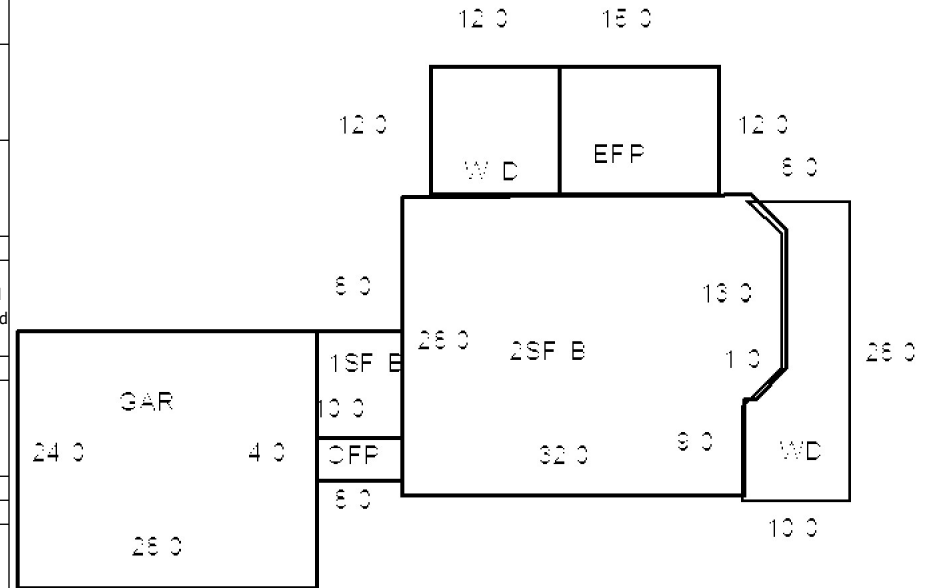
9/26/2024

Building Style <b>5 Colonial</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 1 Hot Water BB</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls <b>8 ALUM/VINYL</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style <b>2 TYPICAL</b>	Unfinished % <b>0%</b>
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor <b>4 Good 95%</b>
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 TYPICAL</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) <b>1024</b>
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2006</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>1</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	672	4 100	4	0 %	100 %		1.ONE STORY FRAM
11 1	0	80	4 100	4	0 %	100 %		2.TWO STORY FRAM
21 Open Frame	0	64	4 100	4	0 %	100 %		3.THREE STORY FR
22 Encl Frame Porch	2010	180	4 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2010	144	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



BREWER, ANNA FAHEY WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood    106 RURAL NORTHEAST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year        0			2011	55,800	24,300	10,000	70,100	
			FARM LAND YEAR                0			2012	55,800	24,300	10,000	70,100	
			OPEN SPACE YEAR                0			2013	55,800	24,300	10,000	70,100	
B713P293			Zone/Land Use        21 RURAL			2014	55,800	24,300	10,000	70,100	
			Secondary Zone			2015	55,800	24,300	10,000	70,100	
			Topography                2 Rolling			2016	55,800	24,300	15,000	65,100	
						2017	35,800	24,300	20,000	40,100	
						2018	35,800	24,300	20,000	40,100	
			1.Level                4.Below St            7.Steep 2.Rolling            5.Low                8.Rough 3.Above St        6.Swampy            9.			2019	35,800	26,200	20,000	42,000	
			Utilities    4 Drilled Well        6 Septic System			2020	35,800	26,200	25,000	37,000	
			1.Public            4.Dr Well            7.Cesspool 2.Water            5.DUG/LAKE        8. 3.Sewer            6.Septic            9.None			2021	35,800	26,200	25,000	37,000	
						2022	35,800	26,200	24,000	38,000	
						2023	44,700	32,800	25,000	52,500	
			Street        1 Paved			2024	44,700	32,800	25,000	52,500	
			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					%			
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					%			
			Acres					%			
			24.Base Waterfron					%			
			25.Shallow WF Siz					%			
			26.Base Water Inf					%			
			27.Influence W Si					%			
			28.Rear Land 1-10		Total Acreage    1.00						
			29.Rear Land 11-2								
			Inspection Witnessed By:								
X			Date								
			No./Date	Description	Date Insp.						
Notes:											
'23 Margaret has passed.											
5/13/2019 W/Mrs. add shed with interior finish.											
'17 10 ACRES TO NEW LOT 120-A											
WISCASSET											



# WISCASSET

Map Lot R05-120




Account 780

Location 105 OLD SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

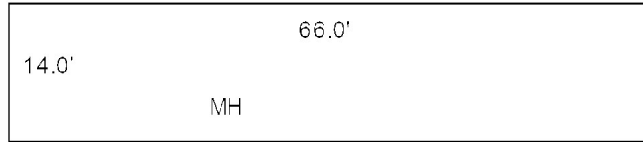
Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type <b>100% 0</b>	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic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

Date Inspected 1/18/2007

## Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1986	14x66	3 100	4	0 %	50 %		1.ONE STORY FRAM
24 Frame Shed	0	168	3 100	4	0 %	100 %		2.TWO STORY FRAM
103 SLAB.....	1986	924	3 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	2018	336	3 100	4	0 %	100 %		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

SHED 12X14



Shed w(Int Fin)

14.0'

24.0'

