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| CARABINE, CONLON D FPO AE 09834 0008 | | | Property Data | | | Assessment Record | | | | | | | | | | | | | |
| | | | Neighborhood | 106 RURAL NORTHEAST | | Year | Land | Buildings | Exempt | Total | | | | | | | | | |
| | | | Tree Growth Year | 0 | | 2011 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | FARM LAND YEAR | 0 | | 2012 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| B4373P301 | | | OPEN SPACE YEAR | 0 | | 2013 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| Previous Owner VONFRANK, ANDREW R. J/T VONFRANK, SARAH L. | | | Zone/Land Use | 21 RURAL | | 2014 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | Secondary Zone | | | 2015 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | Topography | 2 Rolling | 1 Level | 2016 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | 1.Level | 4.Below St | 7.Steep | 2017 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| WISCASSET ME 04578 Sale Date: 2/10/2011 | | | 2.Rolling | 5.Low | 8.Rough | 2018 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | 3.Above St | 6.Swampy | 9. | 2019 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | Utilities | 4 Drilled Well | 6 Septic System | 2020 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | 1.Public | 4.Dr Well | 7.Cesspool | 2021 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| Previous Owner BEANE, SCOTT W. J/T BEANE, DEBRA J. | | | 2.Water | 5.DUG/LAKE | 8. | 2022 | 34,900 | 85,500 | 0 | 120,400 | | | | | | | | | |
| | | | 3.Sewer | 6.Septic | 9.None | 2023 | 43,600 | 106,900 | 0 | 150,500 | | | | | | | | | |
| | | | Street | 1 Paved | | 2024 | 43,600 | 106,900 | 0 | 150,500 | | | | | | | | | |
| | | | 1.Paved | 4.Proposed | 7. | Land Data | | | | | | | | | | | | | |
| 2.Semi Imp | 5.Private | 8. | | | | | | | | | | | | | | | | | |
| PHIPPSBURG ME 04562 Sale Date: 12/13/2006 | | | 3.Gravel | 6.Pub Eas | 9.NoStreet | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | | | | |
| | | | | | | | | | Frontage | Depth | Factor | Code | | | | | | | |
| | | | TREE GROWTH PLAN | | | 0 | | 11.Regular Lot | | | | % | | 1.Open Space | | | | | |
| | | | CONSERV EASE | | | 0 | | 12.Delta Triangle | | | | % | | 2.Neighborhood A | | | | | |
| Inspection Witnessed By: | | | Sale Data | | | 13.Nabla Triangle | | | | % | | 3.Topography | | | | | | | |
| | | | Sale Date | | | 2/10/2011 | | 14.Rear Land | | | | % | | 4.Size/Shape | | | | | |
| | | | Price | | | 160,000 | | 15.Front Foot | | | | % | | 5.Access | | | | | |
| | | | Sale Type | | | 2 Land & Buildings | | Square Foot | | Square Feet | | | | | | | | | |
| 1.Land | | | 4.Mobile | | 7. | | | | | | | | | | | | | | |
| 2.L & B | | | 5.Other | | 8. | | | | | | | | | | | | | | |
| 3.Building | | | 6. | | 9. | | | | | | | | | | | | | | |
| Notes: | | | Financing | | | 9 Unknown | | Fract. Acre | | Acres | | Acres/Sites | | | | | | | |
| | | | 1.Convent | | | 4.Seller | | | | | | | | | | | 7. | | |
| | | | 2.FHA/VA | | | 5.Private | | | | | | | | | | | 8. | | |
| | | | 3.Assumed | | | 6.Cash | | | | | | | | | | | 9.Unknown | | |
| 2005-DIVORCE DECREE PREVIOUS BK1483 PG80 & BK3300 PG299. THEN SOLD TO L. DAVID & LINDA L. JORDING FOR \$71,752.72. | | | Validity | | | 1 Arms Length Sale | | 21.HS Size Adj | | 20 | | 1.00 | | 100 | | %0 | | | |
| | | | 1.Valid | | | 4.Split | | | | | | | | | | | | | 7.Renovate |
| | | | 2.Related | | | 5.Partial | | | | | | | | | | | | | 8.Other |
| | | | 3.Distress | | | 6.Exempt | | | | | | | | | | | | | 9.Foreclose |
| 2007-PREVIOUS OWNER: DAVID & LINDA JORDING BK3300 PG301. BOUGHT 6/04 FOR \$71,753. | | | Verified | | | 5 Public Record | | 22.Base Waterfron | | 21 | | 0.74 | | 100 | | %0 | | | |
| | | | 1.Buyer | | | 4.Agent | | | | | | | | | | | | | 7.Family |
| | | | 2.Seller | | | 5.Pub Rec | | | | | | | | | | | | | 8.Other |
| | | | 3.Lender | | | 6.MLS | | | | | | | | | | | | | 9. |
| 2007-PREVIOUS OWNER: SCOTT & DEBRA BEANE BK3665 PG173. BOUGHT 4/20/06 FOR \$93,500. | | | | | | | | 23.Deep WF Size A | | | | | | | | | | | |
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| 2011-Previous owner: Andrew Vonfrank bought 12/06 for \$160,000 BK3785 PG135. | | | | | | | | Acres | | | | | | | | | | | |
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| WISCASSET | | | | | | | | 24.Base Waterfron | | | | | | | | | | | |
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| WISCASSET | | | | | | | | | | |
| Map Lot | R05-121-A | Account | 782 | Location | 47 OLD SHEEPSCOT ROAD | Card | 1 | Of | 1 | 9/26/2024 |

SHED 12X20

SHED 10X7

25.0'

20.0'

1.75 SF/B

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| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
|--|------|-------|-------|------|-------|--------|-------------|-------------------|
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 5 1 & 3/4 STORY FR | 0 | 357 | 4 95 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 22 Encl Frame Porch | 0 | 176 | 4 95 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 1 ONE STORY | 0 | 24 | 4 95 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 68 Wood Deck | 0 | 400 | 3 100 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| 24 Frame Shed | 1998 | 240 | 3 100 | 4 | 0 % | 100 % | | 21.Open Frame Por |
| 24 Frame Shed | 0 | 70 | 2 100 | 2 | 0 % | 100 % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

| | | | | | | | | | | | |
|---|---------|---------|----------------------|--|------------------|--------------------------|------------------|-----------|------------------|-----------|--|
| Map Lot | R05-122 | Account | 2488 | Location | RIVER POINT ROAD | Card | 1 | Of | 1 | 9/26/2024 | |
| RHI-CLARK'S POINT, LLC. 2701 NW BOCA RATON BLVD BOCA RATON FL 33431 | | | | Property Data | | Assessment Record | | | | | |
| | | | | Neighborhood 106 RURAL NORTHEAST | | Year | Land | Buildings | Exempt | Total | |
| | | | | Tree Growth Year 0 | | 2011 | 1,539,900 | 36,300 | 0 | 1,576,200 | |
| | | | | FARM LAND YEAR 0 | | 2012 | 1,539,900 | 85,400 | 0 | 1,625,300 | |
| | | | | OPEN SPACE YEAR 0 | | 2013 | 1,539,900 | 85,400 | 0 | 1,625,300 | |
| B5876P167 | | | | Zone/Land Use 14 SHORE RESIDENTIA | | 2014 | 1,539,900 | 111,500 | 0 | 1,651,400 | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE | | | | Secondary Zone | | 2015 | 1,539,900 | 122,000 | 0 | 1,661,900 | |
| | | | | | | 2016 | 1,539,900 | 122,000 | 0 | 1,661,900 | |
| | | | | Topography 2 Rolling | | 2017 | 1,539,900 | 122,000 | 0 | 1,661,900 | |
| SACO ME 04072 Sale Date: 4/19/2022 | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | 2018 | 1,539,900 | 122,000 | 0 | 1,661,900 | |
| Previous Owner ICE POND, INC. 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 10/14/2016 | | | | Utilities 9 NoWater/NoSewer | | 2019 | 1,487,200 | 122,000 | 0 | 1,609,200 | |
| | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | 2020 | 1,454,500 | 122,000 | 0 | 1,576,500 | |
| | | | | Street 1 Paved | | 2021 | 1,408,900 | 122,000 | 0 | 1,530,900 | |
| | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | 2022 | 1,380,800 | 122,000 | 0 | 1,502,800 | |
| | | | | | | 2023 | 1,424,400 | 151,200 | 0 | 1,575,600 | |
| | | | | | | 2024 | 1,424,400 | 151,200 | 0 | 1,575,600 | |
| Inspection Witnessed By: | | | | 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.C 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 | 100 | % | 0 | | | | |
| | | | 25 | 1.00 | 100 | % | 0 | | | | |
| | | | 31 | 79.02 | 80 | % | 2 | | | | |
| | | | 31 | 5.85 | 80 | % | 2 | | | | |
| 5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | 25 | % | 6 | | | | |
| | | | | | | % | | | | | |
| | | | | | | % | | | | | |
| | | | | | | % | | | | | |
| | | | | | | % | | | | | |
| Notes: '23 23.2 Acres to new lot 122-B retained after sale. '22 2.7 Acres to 4 new lots of subdivision. '21 5.85 acres of waterfront rear to open space for subdivision. '20 reduce acreage by 3.14 acres for 7 new lots of subdivision. '19 Reduce acreage by 5.07 acres for 4 new lots of subdivision '15 call barn complete. 2004-PREVIOUS OWNER: M.L. TRIDHOSYUTH DEVAKUL BK1863 PG73. WISCASSETT WISCASSETT LOTS 121, 122, 128D THEN SPLIT OUT 5 NEW LOTS (122-1 THROUGH 122-5) | | | | Validity 1 Arms Length Sale | | | | | | | |
| | | | | 1.Valid 4.Split 7.Renovate | | | | | | | |
| | | | | 2.Related 5.Partial 8.Other | | | | | | | |
| | | | | 3.Distress 6.Exempt 9.Foreclose | | | | | | | |
| | | | | Verified | | | | | | | |

WISCASSET

Map Lot R05-122


Account 2488

Location RIVER POINT ROAD

Card 1

Of 1

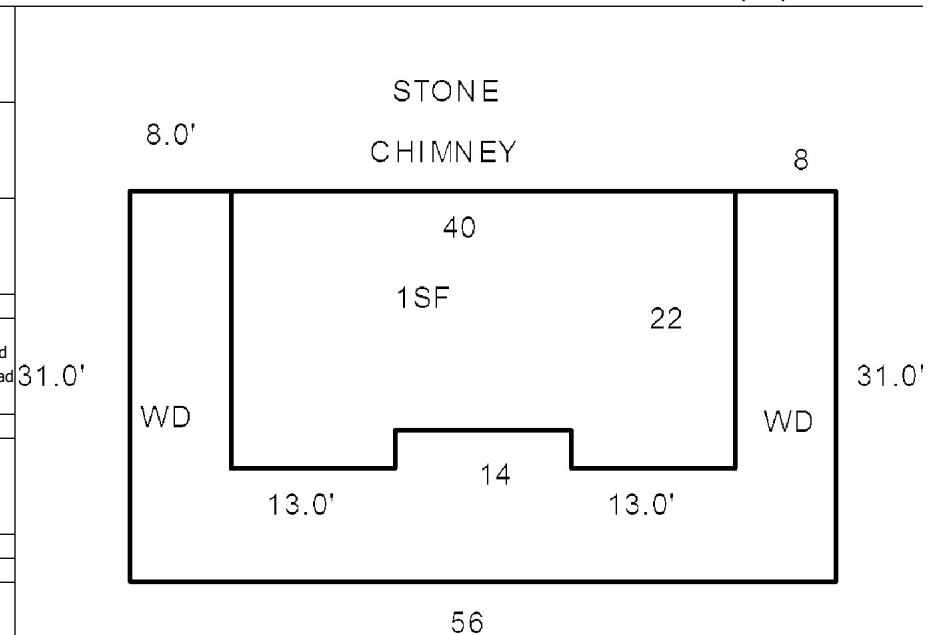
9/26/2024

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

Date Inspected 6/09/2010

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|-----------------|------|-------|-------|------|-------|--------|-------------|
| 24 Frame Shed | 2007 | 192 | 3 100 | 4 | 0 % | 100 % | |
| 64 Tennis Court | 2007 | 7200 | 3 100 | 4 | 0 % | 100 % | |
| 342 PIER..... | 2007 | 260 | 3 100 | 4 | 0 % | 100 % | |
| 340 FLOAT & | 2007 | 1 | 3 100 | 4 | 0 % | 100 % | |
| 24 Frame Shed | 2009 | 240 | 3 100 | 4 | 0 % | 100 % | |
| 1 ONE STORY | 2011 | 880 | 3 100 | 4 | 0 % | 100 % | |
| 68 Wood Deck | 2011 | 896 | 3 100 | 4 | 0 % | 100 % | |
| 65 Barn 1S | 2013 | 1152 | 3 100 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |



| | | | | | | | | | | | | | | |
|--|--------|-------------|---|-------------|------|---|---------------------|-------------------|-----------|------------------|-----------------|---------|-----------|--|
| Map Lot | | R05-122-001 | | Account | 2489 | Location | 20 RIVER POINT ROAD | | Card | 1 | Of | 1 | 9/26/2024 | |
| FARRAR-GORCYNSKI, FELICIA E GORCYNSKI, ROBERT M 20 RIVER POINT ROAD WISCASSET ME 04578 B5875P191 Previous Owner KUBLER, SUSAN A 20 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 4/26/2022 Previous Owner BIGLEY, DANIEL A. J/T BIGLEY, ZOE G. WISCASSET ME 04578 Sale Date: 11/22/2017 Previous Owner ICE POND, INC. C/O DANIEL & ZOE BIGLEY 20 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 7/26/2011 | | | | | | Property Data | | Assessment Record | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | Year | Land | Buildings | Exempt | Total | | |
| | | | | | | Tree Growth Year 0 | | 2011 | 68,500 | 216,600 | 0 | 285,100 | | |
| | | | | | | FARM LAND YEAR 0 | | 2012 | 68,500 | 240,500 | 10,000 | 299,000 | | |
| | | | | | | OPEN SPACE YEAR 0 | | 2013 | 68,500 | 240,500 | 10,000 | 299,000 | | |
| Previous Owner KUBLER, SUSAN A 20 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 4/26/2022 Previous Owner BIGLEY, DANIEL A. J/T BIGLEY, ZOE G. WISCASSET ME 04578 Sale Date: 11/22/2017 Previous Owner ICE POND, INC. C/O DANIEL & ZOE BIGLEY 20 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 7/26/2011 | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | 2014 | 68,500 | 240,500 | 10,000 | 299,000 | | |
| | | | | | | Secondary Zone | | 2015 | 68,500 | 240,500 | 10,000 | 299,000 | | |
| | | | | | | | | 2016 | 68,500 | 240,500 | 15,000 | 294,000 | | |
| | | | | | | Topography 2 Rolling | | 2017 | 68,500 | 240,500 | 20,000 | 289,000 | | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | 2018 | 68,500 | 240,500 | 0 | 309,000 | | |
| 2019 | 68,500 | 240,500 | 0 | 309,000 | | | | | | | | | | |
| | | | | | | Utilities 4 Drilled Well 6 Septic System | | 2020 | 68,500 | 240,500 | 0 | 309,000 | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | 2021 | 68,500 | 240,500 | 25,000 | 284,000 | | |
| | | | | | | Street 1 Paved | | 2022 | 68,500 | 240,500 | 24,000 | 285,000 | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | 2023 | 85,600 | 300,700 | 0 | 386,300 | | |
| | | | | | | | | 2024 | 85,600 | 300,700 | 0 | 386,300 | | |
| | | | | | | Land Data | | | | | | | | |
| X | | Date | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | |
| | | | | | | | Frontage | Depth | Factor | Code | | | | |
| | | | | | | | | | % | 1.Open Space | | | | |
| | | | | | | | | | % | 2.Neighborhood A | | | | |
| | | | | | | | | | % | 3.Topography | | | | |
| | | | | | | | | | % | 4.Size/Shape | | | | |
| | | | | | | | | | % | 5.Access | | | | |
| | | | | | | | | | % | 6.Restriction | | | | |
| | | | | | | | | | % | 7.Corner/Locatio | | | | |
| | | | | | | | | | % | 8.View/Environ | | | | |
| No./Date | | Description | | Date Insp. | | Square Foot | | Square Feet | | | Acres | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| Notes: '21 remove Richard(Deceased) 2007-LOT #1 CLARK'S POINT SUBDIVISION 2011-New house built. 911 address is 20 River Point Road. | | | | Fract. Acre | | 20 | Acres/Sites | | | 43.Condo Site | | | | |
| | | | | | | | | 1.00 | 200 % | | 2 | | | |
| | | | | | | | 21 | 1.00 | 100 % | | 0 | | | |
| | | | | | | | 28 | 0.10 | 100 % | | 0 | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| | | | | | | | | | % | | | | | |
| WISCASSET | | | | | | Total Acreage 1.10 | | | | 44.Site Improve | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-122-001


Account 2489

Location 20 RIVER POINT ROAD

Card 1

Of 1

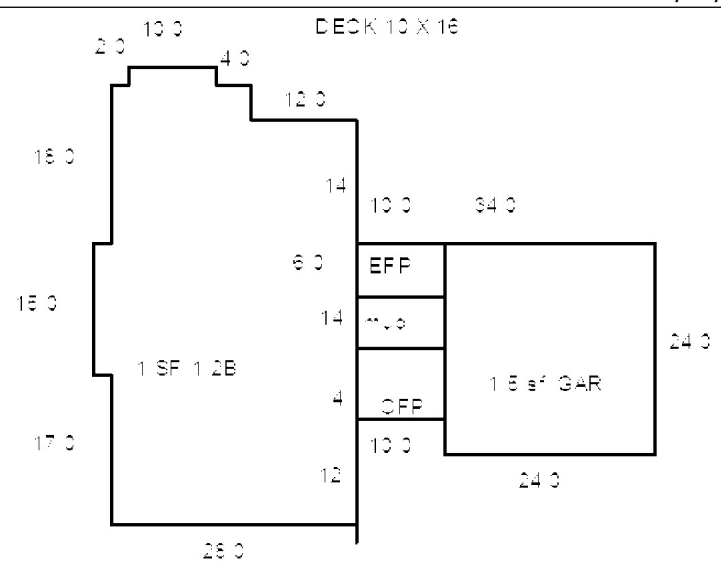
9/26/2024

| | | | | | | | | |
|--|------------|---------|---|--|--|--|--|--|
| Building Style 1 2 Ranch | | | SF Bsmst Living 0 | | | Layout 1 Typical | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmst Grade 0 0 | | | 1.Typical 4. 7. | | |
| 2.Ranch 6.Split 10.Double | | | HEARTH 0 | | | 2.Inadeq 5. 8. | | |
| 3.R Ranch 7.Mod/Cont 11.Multi | | | Heat Type 100% 5 Forced Warm Air | | | 3. 6. 9. | | |
| 4.Cape 8.Log 12.Cot. | | | 1.HWBB 5.FWA 9.No Heat | | | Attic 9 None | | |
| Dwelling Units 1 | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units 0 | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories 1 One Story | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 4.1.5 7. | | | Cool Type 100% 1 Refrig A/C | | | Insulation 1 Full | | |
| 2.2 5.1.75 8. | | | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 6.2.5 9. | | | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls 3 COMPOSITION | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP 5.T-111 9.OTHER | | | Kitchen Style 1 GOOD | | | Unfinished % 0% | | |
| 2.WD SH 6.BR/STONE 10. | | | 1.GOOD 4.Obsolete 7. | | | Grade & Factor 5 Very Good 100% | | |
| 3.COMP 7.NOV 11. | | | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP 8.AL/VIN 12. | | | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface 1 Asphalt Shingles | | | Bath(s) Style 1 GOOD | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt 4.Composit 7. | | | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) 1540 | | |
| 2.Slate 5.Wood 8. | | | 2.TYPICAL 5. 8. | | | Condition 5 Above Average | | |
| 3.Metal 6.Other 9. | | | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim 0 | | | # Rooms 7 | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM 0 | | | # Bedrooms 2 | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM 0 | | | # Full Baths 1 | | | Phys. % Good 100% | | |
| Year Built 2011 | | | # Half Baths 1 | | | Funct. % Good 100% | | |
| Year Remodeled 0 | | | # Addn Fixtures 0 | | | Functional Code 9 None | | |
| Foundation 1 Concrete | | | # Fireplaces 0 | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete 4.Wood 7. | | |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block 5.Slab 8. | | | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone 6.Piers 9. | | | | | | Econ. % Good 100% | | |
| Basement 2 1/2 Basement | | | | | | Economic Code None | | |
| 1.1/4 Bmt 4.Full Bmt 7. | | | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt 5.None 8. | | | 1.Location 4.Traffic 8. | | | Entrance Code 1 Interior Inspect | | |
| 3.3/4 Bmt 6. 9.None | | | 2.Encroach 8.Other 9. | | | 1.Interior 4.Vacant 7. | | |
| Bsmst Gar # Cars 0 | | | | | | 2.Refusal 5.Estimate 8. | | |
| Wet Basement 1 Dry Basement | | | | | | 3.Informed 6. 9. | | |
| 1.Dry 4. 7. | | | | | | Information Code 1 Owner | | |
| 2.Damp 5. 8. | | | | | | | | |
| 3.Wet 6. 9. | | | | | | | | |

Date Inspected 7/20/2011

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 21 Open Frame | 2011 | 40 | 5 100 | 5 | 0 % | 100 % | |
| 22 Encl Frame Porch | 2011 | 60 | 5 100 | 5 | 0 % | 100 % | |
| 77 1.50 ST | 2011 | 576 | 5 100 | 5 | 0 % | 100 % | |
| 68 Wood Deck | 2011 | 160 | 4 100 | 4 | 0 % | 100 % | |
| 24 Frame Shed | 2005 | 140 | 3 105 | 4 | 0 % | 100 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |



S-ED 10 X 14



| | | | | | | | | | | | | | | | | | | | |
|---|--|-------------|--|---------|------|------------------------|----------------------|--------------------------------|--------------------|--------------------|-------------|----------------------|---------------------------------------|------------------|----------------|------------------------|--------------|------|-------------------|
| Map Lot | | R05-122-002 | | Account | 2490 | Location | 22 RIVER POINT ROAD | | Card | 1 | Of | 1 | 9/26/2024 | | | | | | |
| COSTIGAN, MICHAEL D COSTIGAN, MURIEL 22 RIVER POINT ROAD WISCASSET ME 04578 B5506P9 | | | | | | Property Data | | Assessment Record | | | | | | | | | | | |
| | | | | | | Neighborhood | | 106 RURAL NORTHEAST | | Year | Land | Buildings | Exempt | Total | | | | | |
| | | | | | | Tree Growth Year | | 0 | | 2011 | 68,500 | 0 | 0 | 68,500 | | | | | |
| | | | | | | FARM LAND YEAR | | 0 | | 2012 | 68,500 | 0 | 0 | 68,500 | | | | | |
| | | | | | | OPEN SPACE YEAR | | 0 | | 2013 | 68,500 | 0 | 0 | 68,500 | | | | | |
| Previous Owner MOSS, CONSTANCE MOSS, MICHAEL H 22 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 4/01/2020 | | | | | | Zone/Land Use | | 14 SHORE RESIDENTIA | | 2014 | 68,500 | 0 | 0 | 68,500 | | | | | |
| | | | | | | Secondary Zone | | 2015 | 68,500 | 0 | 0 | 68,500 | | | | | | | |
| | | | | | | | | 2016 | 68,500 | 0 | 0 | 68,500 | | | | | | | |
| | | | | | | Topography | | 2 Rolling | | 2017 | 68,500 | 74,800 | 0 | 143,300 | | | | | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 84 MIDDLE STREET PORTLAND ME 04101 Sale Date: 8/31/2018 | | | | | | 1.Level | 4.Below St | 7.Steep | 2018 | 68,500 | 152,700 | 0 | 221,200 | | | | | | |
| | | | | | | 2.Rolling | 5.Low | 8.Rough | 2019 | 68,500 | 152,700 | 20,000 | 201,200 | | | | | | |
| | | | | | | 3.Above St | 6.Swampy | 9. | 2020 | 68,500 | 152,700 | 0 | 221,200 | | | | | | |
| | | | | | | Utilities | | 4 Drilled Well 6 Septic System | | 2021 | 68,500 | 152,700 | 25,000 | 196,200 | | | | | |
| Previous Owner ICE POND, INC. 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 10/14/2016 | | | | | | 1.Public | 4.Dr Well | 7.Cesspool | 2022 | 68,500 | 152,700 | 24,000 | 197,200 | | | | | | |
| | | | | | | 2.Water | 5.DUG/LAKE | 8. | 2023 | 85,600 | 190,900 | 25,000 | 251,500 | | | | | | |
| | | | | | | 3.Sewer | 6.Septic | 9.None | 2024 | 85,600 | 190,900 | 25,000 | 251,500 | | | | | | |
| | | | | | | Street | | 1 Paved | | Land Data | | | | | | | | | |
| Inspection Witnessed By: | | | | | | 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 | | | | | | % | | | | | |
| X | | | | | | Sale Data | | | Square Foot | | | Square Feet | | | | Acres | | | |
| | | | | | | Sale Date | | 4/01/2020 | | | | | | % | | | | | |
| | | | | | | Price | | 320,000 | | | | | | % | | | | | |
| | | | | | | Sale Type | | 2 Land & Buildings | | | | | | % | | | | | |
| | | | | | | 1.Land | | 4.Mobile | | | | 7. | | | % | | | | |
| No./Date | | | | | | 2.L & B | 5.Other | 8. | 16.Regular Lot | | | | | % | | 1.Open Space | | | |
| | | | | | | 3.Building | 6. | 9. | 17.Secondary Site | | | | | % | | 2.Neighborhood A | | | |
| | | | | | | Financing | | 9 Unknown | | 18.Secondary Site | | | | | % | | 3.Topography | | |
| | | | | | | 1.Convent | 4.Seller | 7. | 19.Condominium | | | | | % | | 4.Size/Shape | | | |
| | | | | | | 2.FHA/VA | 5.Private | 8. | 20.Base Homesite | | | | | % | | 5.Access | | | |
| Date | | | | | | 3.Assumed | 6.Cash | 9.Unknown | | | | | | % | | 6.Restriction | | | |
| | | | | | | Validity | | 1 Arms Length Sale | | | | | | % | | 7.Corner/Locatio | | | |
| | | | | | | 1.Valid | 4.Split | 7.Renovate | | | | | | % | | 8.View/Environ | | | |
| | | | | | | 2.Related | 5.Partial | 8.Other | | | | | | % | | 9.Fract Share | | | |
| | | | | | | 3.Distress | 6.Exempt | 9.Foreclose | | | | | | % | | Acres | | | |
| Notes: | | | | | | Verified | | 5 Public Record | | Fract. Acre | | Acreege/Sites | | | | 30.Rear 20+ | | | |
| | | | | | | 1.Buyer | 4.Agent | 7.Family | | | | | | | | | % | | 31.Waterfront Rea |
| | | | | | | 2.Seller | 5.Pub Rec | 8.Other | | | | | | | | | % | | 32.Open Space |
| | | | | | | 3.Lender | 6.MLS | 9. | | | | | | | | | % | | 33.RestrictEsm |
| | | | | | | 18 Call House complete | | 17 new hse start. | | | | | 2007-LOT #2 CLARK'S POINT SUBDIVISION | | 21.HS Size Adj | | 20 | 1.00 | 200 |
| WISCASSET | | | | | | 22.Base Waterfron | 21 | 1.00 | 100 | % | 0 | 35.HORTICULTURAL- | | | | | | | |
| | | | | | | 23.Deep WF Size A | 28 | 0.11 | 100 | % | 0 | 36.Pasture 3 | | | | | | | |
| | | | | | | Acres | | | | | | % | | 37.Softwood | | | | | |
| | | | | | | 24.Base Waterfron | | | | | % | | 38.Mixed Wood | | | | | | |
| | | | | | | 25.Shallow WF Siz | | | | | % | | 39.Hardwood | | | | | | |
| | | | | | | 26.Base Water Inf | | | | | % | | 40.Wasteland | | | | | | |
| | | | | | | 27.Influence W Si | | | | | % | | 41.CAMP SITE | | | | | | |
| | | | | | | 28.Rear Land 1-10 | | | | | % | | 42.Mobile Home Si | | | | | | |
| | | | | | | 29.Rear Land 11-2 | Total Acreage | | | | 1.11 | | 43.Condo Site | | | | | | |
| | | | | | | | | | | | | | | 44.Site Improve | | | | | |
| | | | | | | | | 45.CAMP SITE | | | | | | | | | | | |
| | | | | | | | | 46.PAVING/00 | | | | | | | | | | | |

WISCASSET

Map Lot R05-122-002


Account 2490

Location 22 RIVER POINT ROAD

Card 1

Of 1

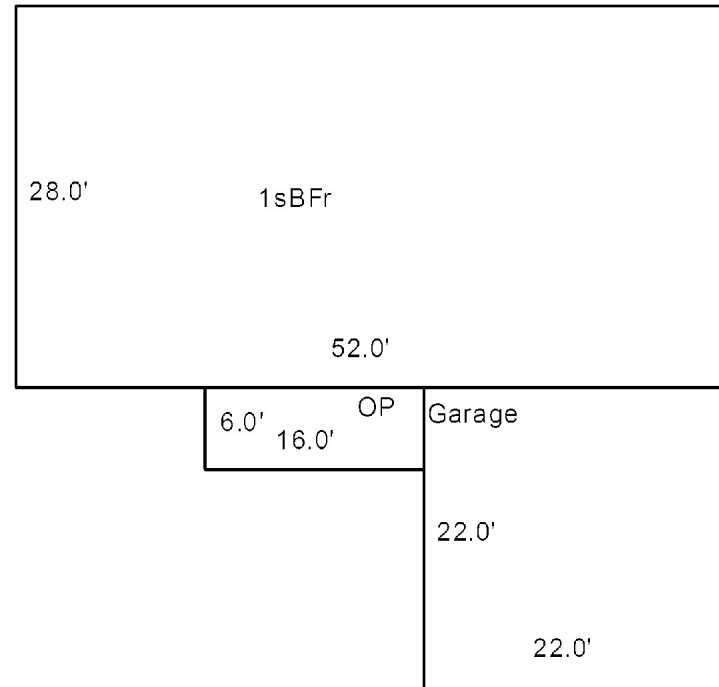
9/26/2024

| | | |
|--|---|--------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1456 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2016 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 1 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaitn 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 96 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 0 | 484 | 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 R05-122-003 | | | Account 2491 | | Location RIVER POINT ROAD | | | Card 1 Of 1 | | 9/26/2024 | |
| PINCUMBE, DAVID L SHIELDS, PAMELA J 26 EDGEFIELD LANE BRUNSWICK ME 04011 B5731P177 | | | Property Data | | | Assessment Record | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | Tree Growth Year 0 | | | 2011 | 68,500 | 0 | 0 | 68,500 | |
| | | | FARM LAND YEAR 0 | | | 2012 | 68,500 | 0 | 0 | 68,500 | |
| | | | OPEN SPACE YEAR 0 | | | 2013 | 68,500 | 0 | 0 | 68,500 | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. P.O. BOX 299 | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 68,500 | 0 | 0 | 68,500 | |
| | | | Secondary Zone | | | 2015 | 68,500 | 0 | 0 | 68,500 | |
| | | | | | | 2016 | 68,500 | 0 | 0 | 68,500 | |
| | | | Topography 2 Rolling | | | 2017 | 68,500 | 0 | 0 | 68,500 | |
| | | | WATERVILLE VALLEY NH 03215 Sale Date: 6/23/2021 Previous Owner ICE POND, INC. 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 10/14/2016 | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 68,500 | 0 |
| Utilities 9 NoWater/NoSewer | | | | | | 2019 | 68,500 | 0 | 0 | 68,500 | |
| 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | 2020 | 68,500 | 0 | 0 | 68,500 | |
| Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | 2021 | 68,500 | 0 | 0 | 68,500 | |
| | | | | | | 2022 | 68,500 | 0 | 0 | 68,500 | |
| Inspection Witnessed By: | | | | | | 2023 | 85,600 | 0 | 0 | 85,600 | |
| | | | | | | 2024 | 85,600 | 0 | 0 | 85,600 | |
| | | | 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 | 200 | % | 2 | | | | |
| | | | 21 | 1.00 | 100 | % | 0 | | | | |
| | | | 28 | 0.10 | 100 | % | 0 | | | | |
| | | | | | | % | | | | | |
| | | | | % | | | | | | | |
| | | | | % | | | | | | | |
| | | | | % | | | | | | | |
| | | | | % | | | | | | | |
| | | | | % | | | | | | | |
| | | Total Acreage | | 1.10 | | | | | | | |
| X | | | Date | | | | | | | | |
| No./Date | Description | Date Insp. | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| Notes: | | | | | | | | | | | |
| 2007-LOT #3 CLARK'S POINT SUBDIVISION | | | | | | | | | | | |
| WISCASSET | | | | | | | | | | | |

WISCASSET

Map Lot R05-122-003

Account 2491

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

| | | | | | | | | | | | |
|--|--|--|---|--|------------------------------|-------------------|-------------|-----------|-----------|---------|--|
| Map Lot R05-122-004 | | | Account 2492 | | Location 21 RIVER POINT ROAD | | Card 1 Of 1 | | 9/26/2024 | | |
| ROGERS, MARTIN S ROGERS, BETH M 21 RIVER POINT ROAD WISCASSET ME 04578 B5814P41 | | | Property Data | | | Assessment Record | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | Tree Growth Year 0 | | | 2011 | 68,500 | 0 | 0 | 68,500 | |
| | | | FARM LAND YEAR 0 | | | 2012 | 68,500 | 0 | 0 | 68,500 | |
| | | | OPEN SPACE YEAR 0 | | | 2013 | 68,500 | 0 | 0 | 68,500 | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. P.O. BOX 299 WATERVILLE VALLEY NH 03215 Sale Date: 11/24/2021 | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 68,500 | 0 | 0 | 68,500 | |
| | | | Secondary Zone | | | 2015 | 68,500 | 0 | 0 | 68,500 | |
| | | | Topography 2 Rolling | | | 2016 | 68,500 | 0 | 0 | 68,500 | |
| | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2017 | 68,500 | 0 | 0 | 68,500 | |
| | | | Utilities 4 Drilled Well 6 Septic System | | | 2018 | 68,500 | 0 | 0 | 68,500 | |
| Previous Owner ICE POND, INC. 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 10/14/2016 | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2019 | 68,500 | 0 | 0 | 68,500 | |
| | | | Street 1 Paved | | | 2020 | 68,500 | 0 | 0 | 68,500 | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2021 | 68,500 | 49,400 | 0 | 117,900 | |
| | | | TREE GROWTH PLAN 0 CONSERV EASE 0 | | | 2022 | 68,500 | 49,400 | 0 | 117,900 | |
| | | | Sale Date 11/24/2021 Price 413,222 | | | 2023 | 85,600 | 179,900 | 0 | 265,500 | |
| Inspection Witnessed By: | | | | | | | | | | | |

WISCASSET


WISCASSET

Map Lot R05-122-004

Account 2492

Location 21 RIVER POINT ROAD

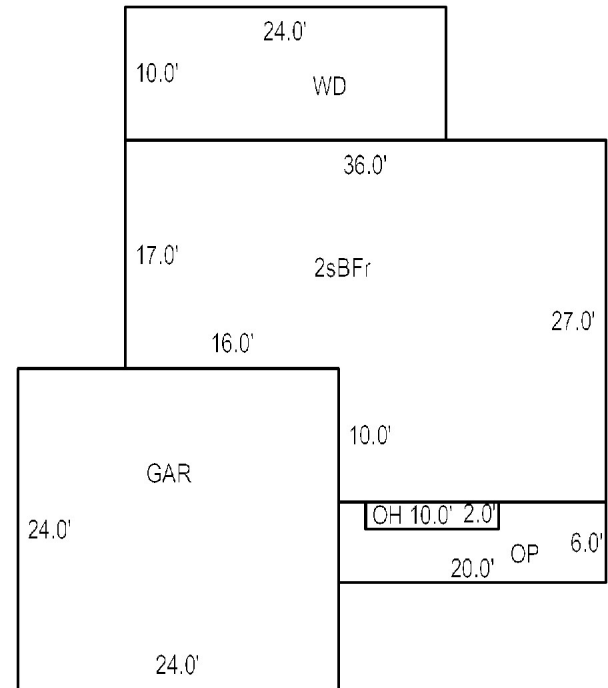
Card 1 Of 1 9/26/2024

| | | |
|--|---|--------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 2 Two Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 812 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2020 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 26 1SFr Overhang | 0 | 20 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 0 | 120 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 0 | 576 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 0 | 240 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|--|--|-------------|---|--|---------------|--|----|-----|------|--|----------|--|---|---|---|--|------|--|--|-------------------|--|-----------|----|-----------|-----------|--------|-----------------|--------|-----------|--|---------|--|--|--|--|--|--|--|--|--|
| Map Lot | | | R05-122-005 | | | Account | | | 783 | | | Location | | | 5 ICE POND LANE | | | Card | | | 1 | | | Of | | | 1 | | | 9/26/2024 | | | | | | | | | | | |
| KOVARIK, TOM R J/T KOVARIK, CHRISTIANE 5 ICE POND LANE WISCASSET ME 04578 B4744P50 | | | | | | | | | | | | | | | Property Data | | | | | | Assessment Record | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | Neighborhood 106 RURAL NORTHEAST Tree Growth Year 0 FARM LAND YEAR 0 OPEN SPACE YEAR 0 | | | | | | Year | | Land | | | Buildings | | | Exempt | | | Total | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2011 | | 68,300 | | | 340,800 | | | 0 | | | 409,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2012 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2013 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| Previous Owner ICE POND, INC. C/O TOM & CHRISTIANE KOVARIK 7679 COLONY LAKE DRIVE BOYNTON BEACH FL 33436 Sale Date: 12/18/2013 | | | | | | | | | | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | | | | 2014 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2015 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | Secondary Zone | | | | | | 2016 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2017 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2018 | | 68,300 | | | 357,800 | | | 0 | | | 426,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | Utilities 4 Drilled Well 6 Septic System | | | | | | 2020 | | 68,300 | | | 357,800 | | | 25,000 | | | 401,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2021 | | 68,300 | | | 357,800 | | | 25,000 | | | 401,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | 2022 | | 68,300 | | | 357,800 | | | 24,000 | | | 402,100 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2023 | | 85,300 | | | 447,300 | | | 25,000 | | | 507,600 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | 2024 | | 85,300 | | | 447,300 | | | 25,000 | | | 507,600 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | Land Data | | | | | | | | | | | |
| | | | | | | | | | | | | | | | Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | | | | | Type | | Effective | | Influence | | | Influence Codes | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | Frontage | | Depth | | Factor | | | | Code | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | % | | | | 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 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 | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | % | | | | | | | | | | | | | | |
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| | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.C Condominium 20.Base Homesite | | | | | | Square Feet | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | 200 | | % | | 2 | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | 21 | | 1.00 | | 100 | | % | | 0 | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Verified 5 Public Record 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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WISCASSET

Map Lot R05-122-005

Account 783

Location 5 ICE POND LANE

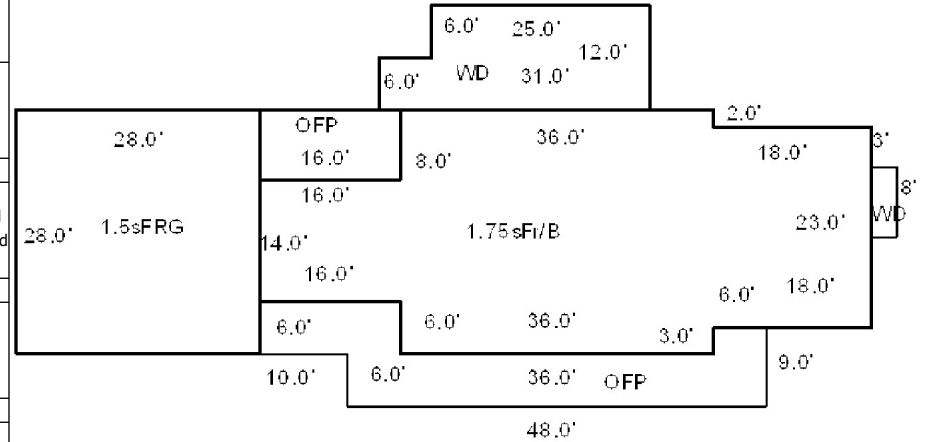
Card 1 Of 1 9/26/2024

| | | |
|--|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 1 GOOD | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 5 Very Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 1 GOOD | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1646 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 5 Above Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 8 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2006 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 6/03/2009

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 2006 | 24 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 2006 | 402 | 5 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 77 1.50 ST | 2006 | 784 | 5 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 68 Wood Deck | 2006 | 336 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 21 Open Frame | 2006 | 128 | 5 100 | 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 R05-122-006 | | | Account 2681 | | | Location 29 RIVER POINT ROAD | | | Card 1 | | Of 1 | | 9/26/2024 | | | |
| WARCHOL, SARAH E 60 LAUREL RIDGE TRAIL KILLINGWORTH CT 06419 | | | Property Data | | | Assessment Record | | | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | | |
| | | | Tree Growth Year 0 | | | 2019 | 69,000 | 0 | 0 | 69,000 | | | | | | |
| | | | FARM LAND YEAR | | | 2020 | 69,000 | 0 | 0 | 69,000 | | | | | | |
| | | | OPEN SPACE YEAR | | | 2021 | 69,000 | 0 | 0 | 69,000 | | | | | | |
| B5320P143 Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 84 MIDDLE STREET | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2022 | 69,000 | 0 | 0 | 69,000 | | | | | | |
| | | | Secondary Zone | | | 2023 | 86,300 | 0 | 0 | 86,300 | | | | | | |
| | | | | | | 2024 | 86,300 | 0 | 0 | 86,300 | | | | | | |
| | | | PORTLAND ME 04101 Sale Date: 10/25/2018 | | | 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 | | | | | | | | | | | | | | | | |
| Inspection Witnessed By: | | | TREE GROWTH PLAN 0 | | | 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | | Type | | Effective | | Influence | | Influence Codes | |
| | | | CONSERV EASE 0 | | | | | | Frontage | Depth | Factor | Code | Open Space | | | |
| | | | Sale Data | | | | | | | | | | Neighborhood A | | | |
| Sale Date 10/25/2018 | | | | | | | | | | Topography | | | | | | |
| Price 334,000 | | | | | | | | | | Size/Shape | | | | | | |
| Sale Type 2 Land & Buildings | | | Square Foot | | Square Feet | | | | Access | | | | | | | |
| 1.Land 4.Mobile 7. | | | | | | | | Restriction | | | | | | | | |
| 2.L & B 5.Other 8. | | | | | | | | Corner/Locatio | | | | | | | | |
| 3.Building 6. 9. | | | | | | | | Acres | | | | | | | | |
| Financing 9 Unknown | | | | | | | | | 30.Rear 20+ | | | | | | | |
| 1.Convent 4.Seller 7. | | | Fract. Acre | | | | | | 31.Waterfront Rea | | | | | | | |
| 2.FHA/VA 5.Private 8. | | | | | | | | | 32.Open Space | | | | | | | |
| 3.Assumed 6.Cash 9.Unknown | | | | | | | | | 33.RestrictEsm | | | | | | | |
| Validity 1 Arms Length Sale | | | | | | | | | 34.PASTURE 1 | | | | | | | |
| 1.Valid 4.Split 7.Renovate | | | | | | | | | 35.HORTICULTURAL- | | | | | | | |
| 2.Related 5.Partial 8.Other | | | Acres | | | | | | 36.Pasture 3 | | | | | | | |
| 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | 37.Softwood | | | | | | | |
| Verified 5 Public Record | | | | | | | | | 38.Mixed Wood | | | | | | | |
| 1.Buyer 4.Agent 7.Family | | | | | | | | | 39.Hardwood | | | | | | | |
| 2.Seller 5.Pub Rec 8.Other | | | | | | | | | 40.Wasteland | | | | | | | |
| 3.Lender 6.MLS 9. | | | Total Acreage 1.39 | | | | | | 41.CAMP SITE | | | | | | | |
| | | | | | | | | | 42.Mobile Home Si | | | | | | | |
| | | | | | | | | | 43.Condo Site | | | | | | | |
| | | | | | | | | | 44.Site Improveme | | | | | | | |
| | | | | | | | | | 45.CAMP SITE | | | | | | | |
| Notes: '19 Missed sub-division lot #6 1.39 acres | | | | | | | | | | | | | | 46.PAVING/00 | | |
| | | | | | | | | | | | | | | | | |
| WISCASSET | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-122-006

Account 2681

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

| | | | | | | | | | | | |
|---|--|--|-----------------------------------|--|---------------------------|-------------------|-------------------|-------------|-----------|-------------------|--|
| Map Lot R05-122-007 | | | Account 2682 | | Location RIVER POINT ROAD | | Card 1 Of 1 | | 9/26/2024 | | |
| RHI-CLARK'S POINT, LLC. 2701 NW BOCA RATON BLVD BOCA RATON FL 33431 | | | Property Data | | | Assessment Record | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | Tree Growth Year 0 | | | 2019 | 68,600 | 0 | 0 | 68,600 | |
| | | | FARM LAND YEAR | | | 2020 | 68,600 | 0 | 0 | 68,600 | |
| B5876P167 | | | OPEN SPACE YEAR | | | 2021 | 68,600 | 0 | 0 | 68,600 | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2022 | 68,600 | 0 | 0 | 68,600 | |
| | | | Secondary Zone | | | 2023 | 85,800 | 0 | 0 | 85,800 | |
| | | | | | | 2024 | 85,800 | 0 | 0 | 85,800 | |
| | | | Topography 2 Rolling | | | | | | | | |
| SACO ME 04072 Sale Date: 4/19/2022 | | | 1.Level 4.Below St 7.Steep | | | | | | | | |
| | | | 2.Rolling 5.Low 8.Rough | | | | | | | | |
| | | | 3.Above St 6.Swampy 9. | | | | | | | | |
| | | | Utilities | | | | | | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool | | | | | | | | |
| | | | 2.Water 5.DUG/LAKE 8. | | | | | | | | |
| | | | 3.Sewer 6.Septic 9.None | | | | | | | | |
| | | | Street 1 Paved | | | | | | | | |
| | | | 1.Paved 4.Proposed 7. | | | | | | | | |
| | | | 2.Semi Imp 5.Private 8. | | | | | | | | |
| | | | 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | | |
| | | | TREE GROWTH PLAN 0 | | | | | | | | |
| Inspection Witnessed By: | | | CONSERV EASE 0 | | | | | | | | |
| | | | Sale Data | | | | | | | | |
| | | | Sale Date 4/19/2022 | | | | | | | | |
| | | | Price | | | | | | | | |
| X | | | 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 | | | | | | | | |
| Notes: | | | Validity 1 Arms Length Sale | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate | | | | | | | | |
| | | | 2.Related 5.Partial 8.Other | | | | | | | | |
| | | | 3.Distress 6.Exempt 9.Foreclose | | | | | | | | |
| '19 Missed sub-division lot #7 1.19 acres | | | Verified 5 Public Record | | | | | | | | |
| | | | 1.Buyer 4.Agent 7.Family | | | | | | | | |
| | | | 2.Seller 5.Pub Rec 8.Other | | | | | | | | |
| | | | 3.Lender 6.MLS 9. | | | | | | | | |
| | | | | | | Land Data | | | | | |
| | | | | | | Front Foot | Type | Effective | Influence | Influence Codes | |
| | | | | | | | | Frontage | Depth | | |
| | | | | | | | 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 | | Acres | |
| | | | | | | | | | % | | |
| | | | | | | | 16.Regular Lot | | % | 6.Restriction | |
| | | | | | | | 17.Secondary Site | | % | 7.Corner/Locatio | |
| | | | | | | | 18.Secondary Site | | % | 8.View/Environ | |
| | | | | | | | 19.Condominium | | % | 9.Fract Share | |
| | | | | | | | 20.Base Homesite | | % | 30.Rear 20+ | |
| | | | | | | Fract. Acre | Acreage/Sites | | | 31.Waterfront Rea | |
| | | | | | | | 20 | 1.00 | 200 % | | |
| | | | | | | | 21 | 1.00 | 100 % | 32.Open Space | |
| | | | | | | | 23.Deep WF Size A | 0.19 | 100 % | 33.RestrictEsm | |
| | | | | | | Acres | | | | 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 | |
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WISCASSET

Map Lot R05-122-007

Account 2682

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

| | | | | | | | | | | | | | | |
|--|--|--|---|--|------------------------------|-------------------|-------------|-----------|---------------|---------|-----------|------|-----------------|---|
| Map Lot R05-122-008 | | | Account 2683 | | Location 32 RIVER POINT ROAD | | Card 1 Of 1 | | 9/26/2024 | | | | | |
| ROBINSON, ALLAN R STEUBE, HALLIE M 1 BOSTON WAY UNIT 322 NEWBURYPORT MA 01950 B5850P259 | | | Property Data | | | Assessment Record | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | |
| | | | Tree Growth Year 0 | | | 2019 | 68,900 | 0 | 0 | 68,900 | | | | |
| | | | FARM LAND YEAR | | | 2020 | 68,900 | 100,300 | 0 | 169,200 | | | | |
| | | | OPEN SPACE YEAR | | | 2021 | 68,900 | 200,500 | 0 | 269,400 | | | | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2022 | 68,900 | 200,500 | 0 | 269,400 | | | | |
| | | | Secondary Zone | | | 2023 | 86,100 | 250,600 | 25,000 | 311,700 | | | | |
| | | | | | | 2024 | 86,100 | 360,300 | 25,000 | 421,400 | | | | |
| | | | Topography 2 Rolling | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| SACO ME 04072 Sale Date: 2/17/2022 Previous Owner GALE, BRIAN T GALE, JUDY CAROL 32 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 12/22/2021 | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | | | | | | | | | |
| | | | Utilities 4 Drilled Well 6 Septic System | | | | | | | | | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | | | | | | |
| | | | Street 1 Paved | | | | | | | | | | | |
| | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | | | | | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE SACO ME 04072 Sale Date: 11/05/2020 | | | TREE GROWTH PLAN 0 | | | Land Data | | | | | | | | |
| | | | CONSERV EASE 0 | | | | | | | | | | | |
| | | | Sale Data | | | | | | | | | | | |
| | | | Sale Date 2/17/2022 | | | | | | | | | | | |
| | | | Price 485,000 | | | | | | | | | | | |
| Inspection Witnessed By: | | | Sale Type 2 Land & Buildings | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | |
| | | | 1.Land 4.Mobile 7. | | | | | | Frontage | Depth | Factor | Code | | |
| | | | 2.L & B 5.Other 8. | | | | | | | | | | | |
| | | | 3.Building 6. 9. | | | | | | | | | | | |
| | | | Financing 9 Unknown | | | | | | | | | | | |
| Notes: 9/6/24 add wd & est fba. 6/15/21 NAH- HSE APPEARS COMP, ADJ SIDING, +MVR. 5/18/20 M&L HOUSE START '19 Missed subdivision lot #8 1.30 acres. | | | Validity 1 Arms Length Sale | | | Square Foot | | | Square Feet | | | | Acres | |
| | | | 1.Valid 4.Split 7.Renovate | | | | | | | | | | | |
| | | | 2.Related 5.Partial 8.Other | | | | | | | | | | | |
| | | | 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | | |
| | | | Verified 5 Public Record | | | | | | | | | | | |
| WISCASSET | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | Fract. Acre | | | Acreage/Sites | | | | | |
| | | | | | | | | | 20 | 1.00 | 200 | % | | 2 |
| | | | | | | | | | 21 | 1.00 | 100 | % | | 0 |
| | | | | | | | | | 28 | 0.30 | 100 | % | | 0 |
| | | | | | | | | | | | | % | | |
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| | | | | | | | | | | | | % | | |
| | | | | | | | | | | | | % | | |
| | | | | | | | | | Total Acreage | | 1.30 | | | |
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WISCASSET

Map Lot R05-122-008




Account 2683

Location 32 RIVER POINT ROAD

Card 1

Of 1

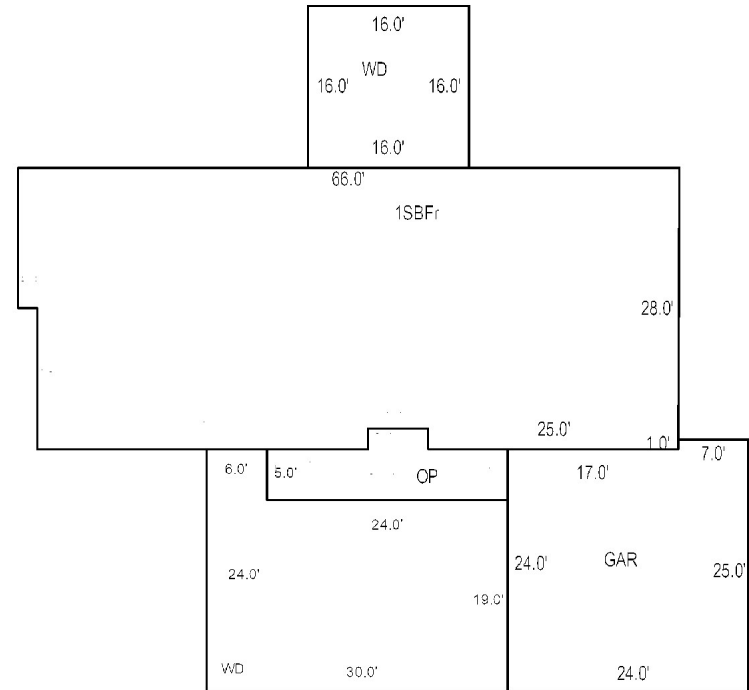
9/26/2024

| | | |
|--|--|--------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 1806 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1806 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2020 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 1 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 23 Frame Garage | 0 | 583 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 0 | 132 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 0 | 256 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 0 | 600 | 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 |



Card 1 Of 1 9/26/2024

WISCASSET

[illegible]



WISCASSET

Map Lot R05-122-009

Account 2684

Location 11 ICE POND LANE

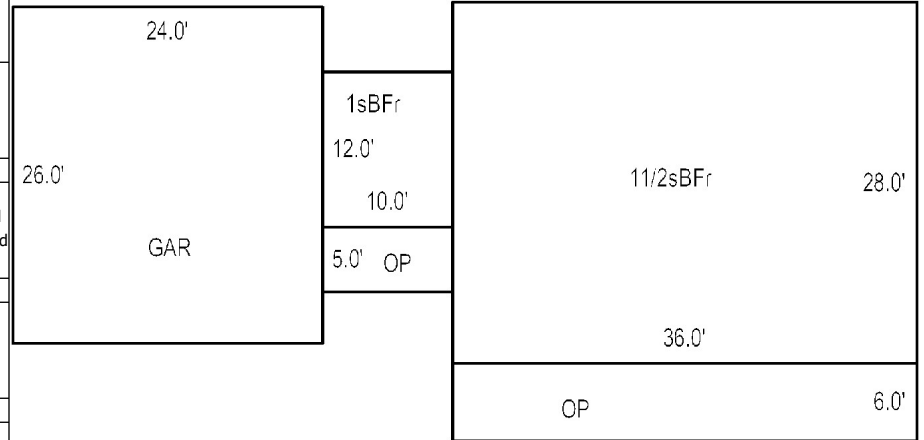
Card 1 Of 1 9/26/2024

| | | |
|--|---|--------------------------------------|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 4 One & 1/2 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1008 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 2022 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 11 1 | 0 | 120 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 0 | 216 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 21 Open Frame | 0 | 50 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 23 Frame Garage | 0 | 624 | 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 |



WISCASSET

WISCASSET

Map Lot R05-122-010

Account 2713

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

| | | | | | | | | | | | | | | | |
|--|--|--|--------------|--|---|--|------------|-------------|--|--------|---------------|--------|-----------|------|--|
| Map Lot R05-122-011 | | | Account 2714 | | | Location 67 RIVER POINT ROAD | | | Card 1 | | Of 1 | | 9/26/2024 | | |
| ST. PIERRE, ELEANOR ST. PIERRE, STEPHEN 33 PHEASANT LANE GORHAM ME 04038 | | | | | | Property Data | | | Assessment Record | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | |
| | | | | | | Tree Growth Year 0 | | | 2020 | 66,600 | 0 | 0 | 66,600 | | |
| | | | | | | FARM LAND YEAR | | | 2021 | 66,600 | 0 | 0 | 66,600 | | |
| | | | | | | OPEN SPACE YEAR | | | 2022 | 66,600 | 0 | 0 | 66,600 | | |
| Previous Owner FORTIN CONSTRUCTION, INC. C/O STEPHEN & ELENOR ST.PIERRE 67 RIVER POINT ROAD WISCASSET ME 04578 Sale Date: 8/23/2023 | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2023 | 83,200 | 110,500 | 0 | 193,700 | | |
| | | | | | | Secondary Zone | | | 2024 | 83,200 | 221,100 | 25,000 | 279,300 | | |
| | | | | | | Topography 2 Rolling | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE SACO ME 04072 Sale Date: 12/15/2022 | | | | | | 1.Level | 4.Below St | 7.Steep | | | | | | | |
| | | | | | | 2.Rolling | 5.Low | 8.Rough | | | | | | | |
| | | | | | | 3.Above St | 6.Swampy | 9. | | | | | | | |
| | | | | | | Utilities 4 Drilled Well 6 Septic System | | | | | | | | | |
| | | | | | | 1.Public | 4.Dr Well | 7.Cesspool | | | | | | | |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE SACO ME 04072 Sale Date: 12/15/2022 | | | | | | 2.Water | 5.DUG/LAKE | 8. | | | | | | | |
| | | | | | | 3.Sewer | 6.Septic | 9.None | | | | | | | |
| | | | | | | Street 1 Paved | | | | | | | | | |
| | | | | | | 1.Paved | 4.Proposed | 7. | | | | | | | |
| | | | | | | 2.Semi Imp | 5.Private | 8. | | | | | | | |
| Inspection Witnessed By: | | | | | | 3.Gravel | 6.Pub Eas | 9.NoStreet | | | | | | | |
| | | | | | | TREE GROWTH PLAN 0 | | | | | | | | | |
| | | | | | | CONSERV EASE 0 | | | | | | | | | |
| | | | | | | Sale Data | | | | | | | | | |
| | | | | | | Sale Date 8/23/2023 | | | | | | | | | |
| X Date | | | | | | Price 710,975 | | | Land Data | | | | | | |
| | | | | | | Sale Type 2 Land & Buildings | | | Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | Type | Effective | | Influence | | Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00 |
| | | | | | | 1.Land | 4.Mobile | 7. | | | Frontage | Depth | Factor | Code | |
| | | | | | | 2.L & B | 5.Other | 8. | | | | | % | | |
| | | | | | | 3.Building | 6. | 9. | | | | | % | | |
| Financing 9 Unknown | | | | | % | | | | | | | | | | |
| Notes: 9/6/2024 w/ Mr. House is complete. 6/1/23 W/CONTRACTOR- M&L NEW HSE INC. '20 new subdivision lot #11 of Clark's Point Subdivision .48 acres. | | | | | | 1.Convent | 4.Seller | 7. | Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | Square Feet | | | | |
| | | | | | | 2.FHA/VA | 5.Private | 8. | | | | | % | | |
| | | | | | | 3.Assumed | 6.Cash | 9.Unknown | | | | | % | | |
| | | | | | | Validity 1 Arms Length Sale | | | | | | | % | | |
| | | | | | | 1.Valid | 4.Split | 7.Renovate | | | | | % | | |
| WISCASSET | | | | | | 2.Related | 5.Partial | 8.Other | 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 | | | | |
| | | | | | | 3.Distress | 6.Exempt | 9.Foreclose | | | | | % | | |
| | | | | | | Verified 5 Public Record | | | | | | | % | | |
| | | | | | | 1.Buyer | 4.Agent | 7.Family | | | 20 | 1.00 | 200 | % | 2 |
| | | | | | | 2.Seller | 5.Pub Rec | 8.Other | | | 21 | 0.48 | 100 | % | 0 |
| | | | | | | 3.Lender | 6.MLS | 9. | | | Total Acreage | | 0.48 | | |
| | | | | | | | | | | | | | % | | |
| | | | | | | | | | | | | | % | | |
| | | | | | | | | | | | | | % | | |
| | | | | | | | | | | | | | % | | |

WISCASSET

WISCASSET

Map Lot R05-122-011

Account 2714

Location 67 RIVER POINT ROAD

Card 1

Of 1

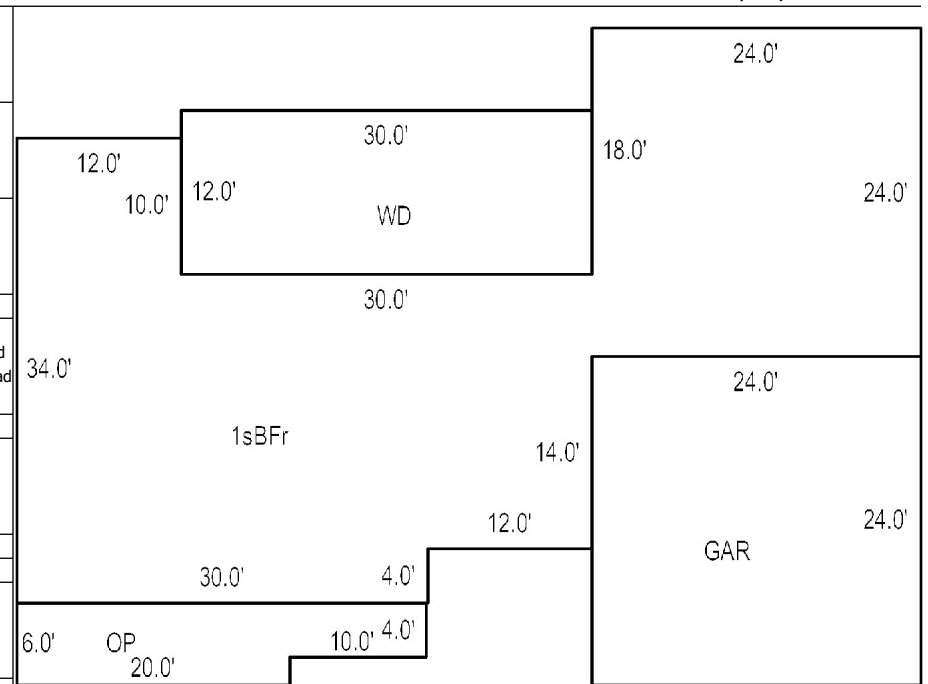
9/26/2024

| | | |
|--|---|--------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1656 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2022 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 160 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 0 | 360 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 0 | 576 | 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 R05-122-012

Account 2715

Location 71 RIVER POINT ROAD

Card 1 Of 1 9/26/2024

BRYER, GEORGE S
BRYER, BARBARA G
71 RIVER POINT ROAD
WISCASSET ME 04578

B5779P157
Previous Owner
CLARK'S POINT DEVELOPMENT, LLC.
P.O. BOX 299

WATERVILLE VALLEY NH 03215
Sale Date: 9/20/2021

Property Data

Neighborhood **106 RURAL NORTHEAST**

Tree Growth Year **0**

FARM LAND YEAR

OPEN SPACE YEAR

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

TREE GROWTH PLAN **0**

CONSERV EASE **0**

Sale Data

Sale Date **9/20/2021**

Price **515,000**

Sale Type **2 Land & Buildings**

1.Land 4.Mobile 7.

2.L & B 5.Other 8.

3.Building 6. 9.

Financing **9 Unknown**

1.Convent 4.Seller 7.

2.FHA/VA 5.Private 8.

3.Assumed 6.Cash 9.Unknown

Validity **1 Arms Length Sale**

1.Valid 4.Split 7.Renovate

2.Related 5.Partial 8.Other

3.Distress 6.Exempt 9.Foreclose

Verified **5 Public Record**

1.Buyer 4.Agent 7.Family

2.Seller 5.Pub Rec 8.Other

3.Lender 6.MLS 9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2020 66,300 0 0 66,300

2021 66,300 79,100 0 145,400

2022 66,300 79,100 24,000 121,400

2023 82,800 283,500 25,000 341,300

2024 82,800 283,500 25,000 341,300

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

200

%

2

22.Base Waterfron

21

0.39

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 0.39

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

6/1/23 NAH- CALL HSE COMP. +MVR, ADJ OP. (MISSED '22).

6/15/21 VAC- M&L NEW HSE START. EST 35% AT 4/1.

'20 new subdivision lot #12 of Clark's Point Subdivision .39 acres.

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Map Lot R05-122-012


Account 2715

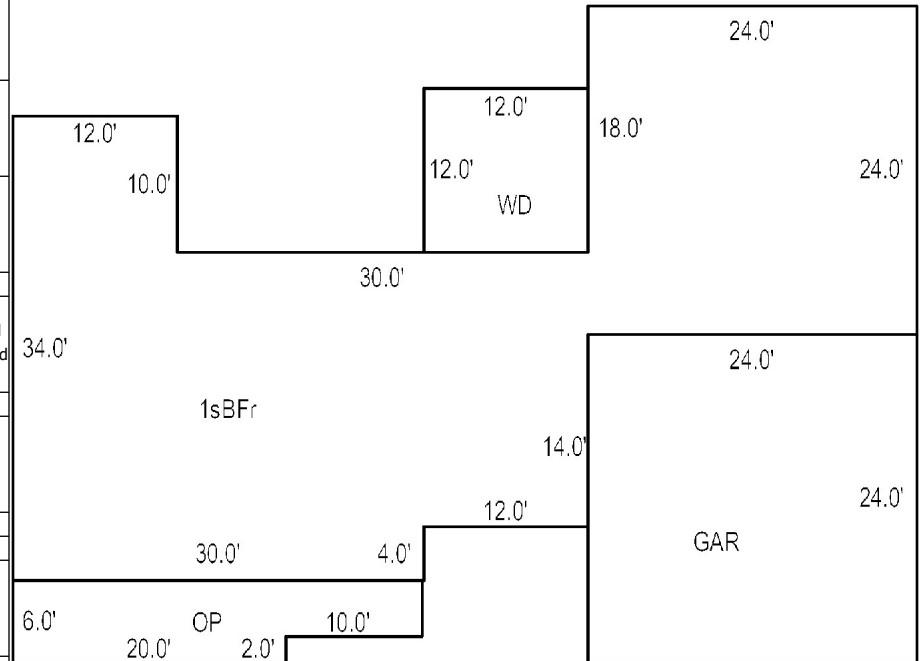
Location 71 RIVER POINT ROAD

Card 1

Of 1

9/26/2024

| | | |
|--|---|--------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 1080 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1656 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 2020 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |



Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 23 Frame Garage | 0 | 576 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 0 | 160 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 0 | 144 | 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 |

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Map Lot R05-122-013



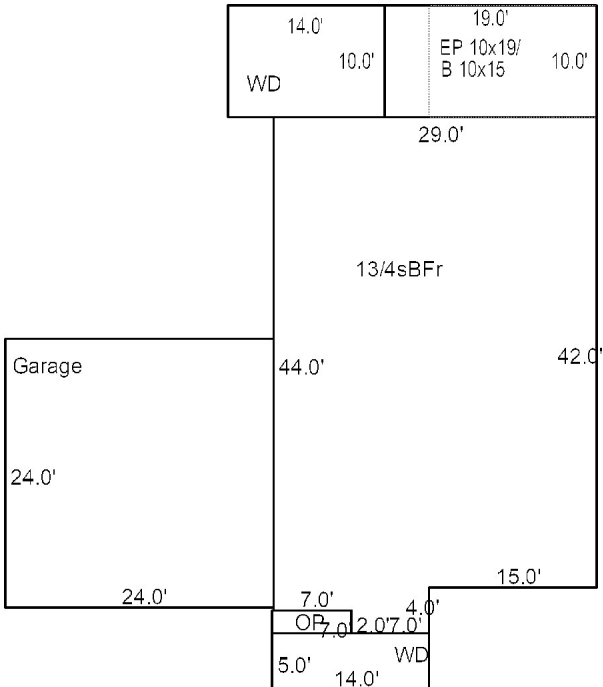
Account 2716

Location 77 RIVER POINT ROAD

Card 1

Of 1

9/26/2024

| | | |
|--|--|--------------------------------------|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 110% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1260 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2019 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 2 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 1 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 22 Encl Frame Porch | 2022 | 190 | 0 0 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 27 Unfin Basement | 0 | 150 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 0 | 576 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 0 | 70 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 16 2.5 Story/BSMT | 0 | 0 | 0 0 | 0 | 0 % | 0 % | | 5.1 & 3/4 STORY |
| 21 Open Frame | 0 | 14 | 0 0 | 0 | 0 % | 0 % | | 6.2 & 1/2 STORY |
| 68 Wood Deck | 0 | 140 | 0 0 | 0 | 0 % | 0 % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

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Map Lot R05-122-014

Account 2717

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

RHI-CLARK'S POINT, LLC.
2701 NW BOCA RATON BLVD
BOCA RATON FL 33431

B5876P167

Previous Owner
CLARK'S POINT DEVELOPMENT, LLC.
10 WESTON TRAIN AVENUE

SACO ME 04072
Sale Date: 4/19/2022

Inspection Witnessed By:

X

Date

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

Notes:

'21 Per subdivision amendment this lot now .82 acres.
'20 new subdivision lot #15 of Clark's Point Subdivision .37 acres.

WISCASSET

Property Data

| | | |
|--|------------|-------------|
| Neighborhood 106 RURAL NORTHEAST | | |
| Tree Growth Year 0 | | |
| FARM LAND YEAR | | |
| OPEN SPACE YEAR | | |
| 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 |
| TREE GROWTH PLAN 0 | | |
| CONSERV EASE 0 | | |
| Sale Data | | |
| Sale Date 4/19/2022 | | |
| Price | | |
| Sale Type 1 Land Only | | |
| 1.Land | 4.Mobile | 7. |
| 2.L & B | 5.Other | 8. |
| 3.Building | 6. | 9. |
| Financing 9 Unknown | | |
| 1.Convent | 4.Seller | 7. |
| 2.FHA/VA | 5.Private | 8. |
| 3.Assumed | 6.Cash | 9.Unknown |
| Validity 1 Arms Length Sale | | |
| 1.Valid | 4.Split | 7.Renovate |
| 2.Related | 5.Partial | 8.Other |
| 3.Distress | 6.Exempt | 9.Foreclose |
| Verified 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family |
| 2.Seller | 5.Pub Rec | 8.Other |
| 3.Lender | 6.MLS | 9. |

Assessment Record

[illegible]

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------|------|----------------------|-------|-----------|------|--------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Location |
| | | | | % | | 8.View/Environment |
| | | | | % | | 9.Fract Share |
| Square Foot | | Square Feet | | | | Acres |
| 16.Regular Lot | | | | % | | 30.Rear 20+ |
| 17.Secondary Site | | | | % | | 31.Waterfront Rea |
| 18.Secondary Site | | | | % | | 32.Open Space |
| 19.Condominium | | | | % | | 33.RestrictEsm |
| 20.Base Homesite | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| Fract. Acre | | Acres/Sites | | | | 36.Pasture 3 |
| 21.HS Size Adj | 20 | 1.00 | 200 | % | 2 | 37.Softwood |
| 22.Base Waterfront | 21 | 0.82 | 100 | % | 0 | 38.Mixed Wood |
| 23.Deep WF Size A | | | | % | | 39.Hardwood |
| Acres | | | | % | | 40.Wasteland |
| 24.Base Waterfront | | | | % | | 41.CAMP SITE |
| 25.Shallow WF Siz | | | | % | | 42.Mobile Home Si |
| 26.Base Water Inf | | | | % | | 43.Condo Site |
| 27.Influence W Si | | | | % | | 44.Site Improve |
| 28.Rear Land 1-10 | | | | % | | 45.CAMP SITE |
| 29.Rear Land 11-2 | | | | % | | |
| | | Total Acreage | 0.82 | | | |

WISCASSET

Map Lot R05-122-015

Account 2718

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

RHI-CLARK'S POINT, LLC..
2701 NW BOCA RATON BLVD
BOCA RATON FL 33431

B5876P167

Previous Owner
CLARK'S POINT DEVELOPMENT, LLC.
10 WESTON TRAIN AVENUE

SACO ME 04072
Sale Date: 4/19/2022

Inspection Witnessed By:

X

Date

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

Notes:

'22 new subdivision lot #17 .50 acres

WISCASSET

Property Data

| | | | |
|----------------------|---------------------|-------------|--|
| Neighborhood | 106 RURAL NORTHEAST | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | | | |
| OPEN SPACE YEAR | | | |
| 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 | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 4/19/2022 | | |
| Price | | | |
| Sale Type | 1 Land Only | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | 9 Unknown | | |
| 1.Convert | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | 1 Arms Length Sale | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

[illegible]

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------|------|----------------------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | | | 8.View/Environ |
| Square Foot | | Square Feet | | | | 9.Fract Share |
| 16.Regular Lot | | | | % | | Acres |
| 17.Secondary Site | | | | % | | 30.Rear 20+ |
| 18.Secondary Site | | | | % | | 31.Waterfront Rea |
| 19.Condominium | | | | % | | 32.Open Space |
| 20.Base Homesite | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| Fract. Acre | | Acreage/Sites | | | | 36.Pasture 3 |
| 21.HS Size Adj | 20 | 1.00 | 200 | % | 2 | 37.Softwood |
| 22.Base Waterfront | 21 | 0.50 | 100 | % | 0 | 38.Mixed Wood |
| 23.Deep WF Size A | | | | % | | 39.Hardwood |
| Acres | | | | % | | 40.Wasteland |
| 24.Base Waterfront | | | | % | | 41.CAMP SITE |
| 25.Shallow WF Siz | | | | % | | 42.Mobile Home Si |
| 26.Base Water Inf | | | | % | | 43.Condo Site |
| 27.Influence W Si | | | | % | | 44.Site Improveme |
| 28.Rear Land 1-10 | | | | | | 45.CAMP SITE |
| 29.Rear Land 11-2 | | | | | | 46.PAVING/00 |
| | | Total Acreage | | 0.50 | | |

WISCASSET

Map Lot R05-122-017

Account 2747

Location ICE POND LANE

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

WISCASSET

Map Lot R05-122-018

Account 2748

Location ICE POND LANE

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

RHI-CLARK'S POINT, LLC.
2701 NW BOCA RATON BLVD
BOCA RATON FL 33431

B5876P167

Previous Owner
CLARK'S POINT DEVELOPMENT, LLC.
10 WESTON TRAIN AVENUE

SACO ME 04072
Sale Date: 4/19/2022

Inspection Witnessed By:

X

Date

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

Notes:

'22 NEW SUBDIVISION LOT .78 ACRES.

WISCASSET

Property Data

| | | | |
|----------------------|----------------------|-------------|--|
| Neighborhood | 106 RURAL NORTHEAST | | |
| Tree Growth Year | 0 | | |
| FARM LAND YEAR | | | |
| OPEN SPACE YEAR | | | |
| Zone/Land Use | 14 SHORE 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 | | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | 0 | | |
| CONSERV EASE | 0 | | |
| Sale Data | | | |
| Sale Date | 4/19/2022 | | |
| Price | | | |
| Sale Type | 1 Land Only | | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | 9 Unknown | | |
| 1.Convert | 4.Seller | 7. | |
| 2.FHA/VA | 5.Private | 8. | |
| 3.Assumed | 6.Cash | 9.Unknown | |
| Validity | 1 Arms Length Sale | | |
| 1.Valid | 4.Split | 7.Renovate | |
| 2.Related | 5.Partial | 8.Other | |
| 3.Distress | 6.Exempt | 9.Foreclose | |
| Verified | 5 Public Record | | |
| 1.Buyer | 4.Agent | 7.Family | |
| 2.Seller | 5.Pub Rec | 8.Other | |
| 3.Lender | 6.MLS | 9. | |

Assessment Record

[illegible]

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------|------|-----------------------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | | | 8.View/Environ |
| Square Foot | | Square Feet | | | | 9.Fract Share |
| 16.Regular Lot | | | | % | | Acres |
| 17.Secondary Site | | | | % | | 30.Rear 20+ |
| 18.Secondary Site | | | | % | | 31.Waterfront Rea |
| 19.Condominium | | | | % | | 32.Open Space |
| 20.Base Homesite | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| Fract. Acre | | Acreeage/Sites | | | | 36.Pasture 3 |
| 21.HS Size Adj | 20 | 1.00 | 200 | % | 2 | 37.Softwood |
| 22.Base Waterfront | 21 | 0.78 | 100 | % | 0 | 38.Mixed Wood |
| 23.Deep WF Size A | | | | % | | 39.Hardwood |
| Acres | | | | % | | 40.Wasteland |
| 24.Base Waterfront | | | | % | | 41.CAMP SITE |
| 25.Shallow WF Siz | | | | % | | 42.Mobile Home Si |
| 26.Base Water Inf | | | | % | | 43.Condo Site |
| 27.Influence W Si | | | | % | | 44.Site Improveme |
| 28.Rear Land 1-10 | | | | | | 45.CAMP SITE |
| 29.Rear Land 11-2 | | | | | | 46.PAVING/00 |
| | | Total Acreeage | | 0.78 | | |

WISCASSET

Map Lot R05-122-019

Account 2749

Location ICE POND LANE

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

WISCASSET

Map Lot R05-122-023

Account 2750

Location 19 ICE POND LANE

Card 1

Of 1

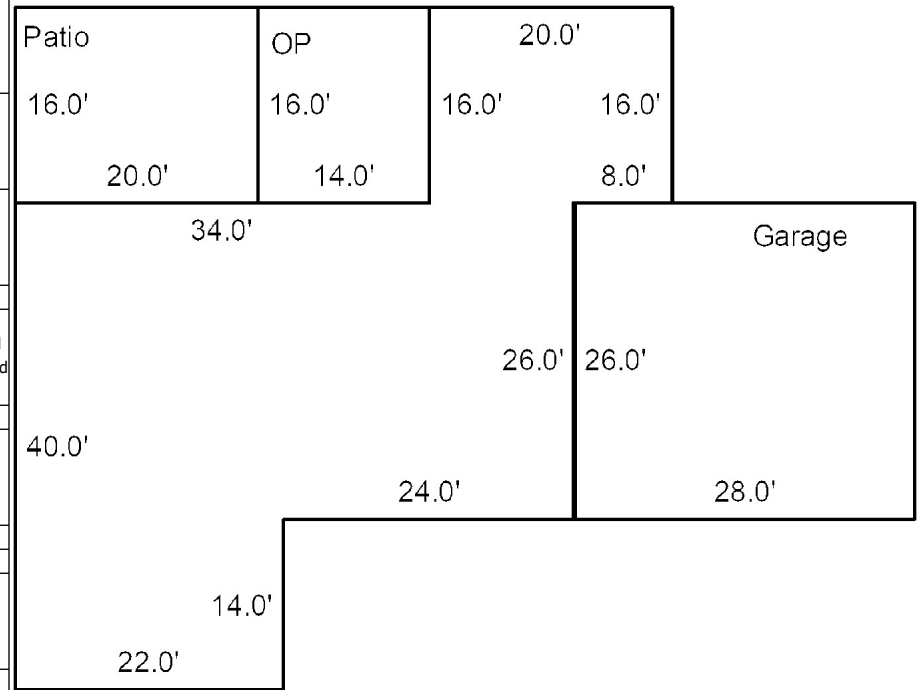
9/26/2024

| | | |
|--|---|-----------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 3 Heat Pump | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 9 OTHER | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1824 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2023 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 5 Concrete Slab | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmait 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 9 No Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 9 No Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 0 |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 224 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 62 Patio | 0 | 320 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 0 | 728 | 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 |



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|---|------|-----|---|--|-------------|---|--------|---------------|--|--------|-----------|------|-----------------|
| FOYE, STEPHEN A 5410 MALAMIN ROAD NORTH PORT FL 34287 | | | Property Data | | | Assessment Record | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | Tree Growth Year 0 | | | 2011 | 34,900 | 28,300 | 10,000 | 53,200 | | | |
| | | | FARM LAND YEAR 0 | | | 2012 | 34,900 | 28,300 | 10,000 | 53,200 | | | |
| B1612P298 | | | OPEN SPACE YEAR 0 | | | 2013 | 34,900 | 28,300 | 10,000 | 53,200 | | | |
| | | | Zone/Land Use 21 RURAL | | | 2014 | 34,900 | 28,300 | 10,000 | 53,200 | | | |
| | | | Secondary Zone | | | 2015 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | | | | 2016 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | Topography 3 Above Street | | | 2017 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | 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 | | | 2018 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | | | | 2019 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | | | | 2020 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | | | | 2022 | 34,900 | 28,300 | 0 | 63,200 | | | |
| | | | | | | 2023 | 43,600 | 35,400 | 0 | 79,000 | | | |
| | | | | | | Street 1 Paved | | | 2024 | 43,600 | 35,400 | 0 | 79,000 |
| 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | Land Data | | | | | | | |
| | | | | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | | | | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | | | | | | | | | | | | |
| | | | Square Foot | | Square Feet | | | | 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improve 45.CAMP SITE 46.PAVING/00 | | | | |
| | | | | | | | | | | | | | |
| | | | | | | | | | | | | | |
| | | | | | | Fract. Acre | | Acreage/Sites | | | | | |
| 20 | 1.00 | 100 | | | | | | % | 0 | | | | |
| 21 | 0.74 | 100 | | | | | | % | 0 | | | | |
| | | | | | | Acres | | | | | | | |
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| | | | | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | |
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WISCASSET

Map Lot R05-122-A

Account 784

Location 39 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 100% | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic |
| Dwelling Units | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% | Insulation |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style | Unfinished % |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface | Bath(s) Style | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim | # Rooms | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM | # Bedrooms | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM | # Full Baths | Phys. % Good |
| Year Built | # Half Baths | Funct. % Good |
| Year Remodeled | # Addn Fixtures | Functional Code |
| Foundation | # Fireplaces | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good |
| Basement | | Economic Code |
| 1.1/4 Bmt 4.Full Bmt 7. |  | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars | | Entrance Code 3 Information Only |
| Wet Basement |  | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

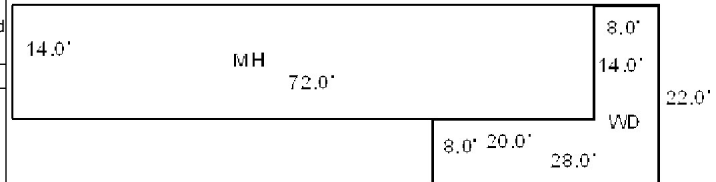
Date Inspected 1/18/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 998 14' Mobile | 1982 | 14x72 | 3 100 | 3 | 0 % | 50 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 1985 | 336 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 44 2S Frame Shed | 1985 | 728 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 24 Frame Shed | 0 | 192 | 2 100 | 2 | 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 12X16

GARAGE 26X28



Map Lot R05-122-B

Account 2758

Location RIVER POINT ROAD

Card 1 Of 1 9/26/2024

CLARK'S POINT DEVELOPMENT, LLC.
10 WESTON TRAIN AVENUE
SACO ME 04072

B5068P309

Property Data

Neighborhood **106 RURAL NORTHEAST**

Tree Growth Year **0**

FARM LAND YEAR

OPEN SPACE YEAR

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

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

2023

124,200

0

0

124,200

2024

124,200

0

0

124,200

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

200

%

0

22.Base Waterfron

21

1.00

100

%

0

23.Deep WF Size A

28

10.00

100

%

0

Acres

29

10.00

100

%

0

24.Base Waterfron

30

2.20

100

%

0

25.Shallow WF Siz

%

26.Base Water Inf

%

27.Influence W Si

%

28.Rear Land 1-10

%

29.Rear Land 11-2

%

Total Acreage 23.20

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

'23 New lot retained from split of lot 122 becomes new lot 122-B 23.2 acres.

WISCASSET

WISCASSET

Map Lot R05-122-B

Account 2758

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

Map Lot R05-123

Account 785

Location 27 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

STEVENS, ROBERT W
27 OLD SHEEPSCOT ROAD
WISCASSET ME 04578

B1824P209

Property Data

Neighborhood **106 RURAL NORTHEAST**

Tree Growth Year **0**

FARM LAND YEAR **0**

OPEN SPACE YEAR **0**

Zone/Land Use **12 SHORE STREAM PRO**

Secondary Zone **21 RU**

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 36,400 88,200 10,000 114,600

2012 36,400 88,200 10,000 114,600

2013 36,400 88,200 10,000 114,600

2014 36,400 88,200 10,000 114,600

2015 36,400 88,200 10,000 114,600

2016 36,400 88,200 15,000 109,600

2017 36,400 88,200 20,000 104,600

2018 36,400 88,200 20,000 104,600

2019 36,400 88,200 20,000 104,600

2020 36,400 88,200 25,000 99,600

2021 36,400 88,200 25,000 99,600

2022 36,400 88,200 24,000 100,600

2023 45,500 110,200 25,000 130,700

2024 45,500 110,200 25,000 130,700

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

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

1.31

1.Open Space

2.Neighborhood A

3.Topography

4.Size/Shape

5.Access

6.Restriction

7.Corner/Locatio

8.View/Environ

9.Fract Share

Acres

30.Rear 20+

31.Waterfront Rea

32.Open Space

33.RestrictEsm

34.PASTURE 1

35.HORTICULTURAL-

36.Pasture 3

37.Softwood

38.Mixed Wood

39.Hardwood

40.Wasteland

41.CAMP SITE

42.Mobile Home Si

43.Condo Site

44.Site Improve

45.CAMP SITE

46.PAVING/00

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

WISCASSET




WISCASSET

Map Lot R05-123

Account 785

Location 27 OLD SHEEPSCOT ROAD

Card 1 Of 1 9/26/2024

| | | |
|--|--|---|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 8 Floor/Wall Unit | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 3 COMPOSITION | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1152 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1978 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 6.Other 9. |
| Bsmt Gar # Cars 1 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/09/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|--------------|------|-------|-------|------|-------|--------|-------------|
| 68 Wood Deck | 0 | 128 | 0 0 | 0 | 0 % | 0 % | |
| 65 Barn 1S | 0 | 720 | 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



GARAGE 24X30



| | | | | | | | | | | | | | | | |
|---|--|---|------------------|------|-------------------|--|------|-------------------|-------------------|--------|-----------|-----------|-----------------|--|--|
| Map Lot R05-124 | | | Account 786 | | | Location 11 OLD SHEEPSCOT ROAD | | | Card 1 Of 1 | | | 9/26/2024 | | | |
| SCHNEIDER, RUSSELL C SCHNEIDER, ANN WISCASSET ME 04578 | | | | | | Property Data | | | Assessment Record | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 40,000 | 94,700 | 10,000 | 124,700 | | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 40,000 | 94,700 | 10,000 | 124,700 | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 40,000 | 94,700 | 10,000 | 124,700 | | |
| B1206P85 | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 40,000 | 94,700 | 10,000 | 124,700 | | |
| | | | | | | Secondary Zone 21 RU | | | 2015 | 40,000 | 94,700 | 10,000 | 124,700 | | |
| | | | | | | | | | 2016 | 40,000 | 94,700 | 15,000 | 119,700 | | |
| | | | | | | Topography 7 Steep | | | 2017 | 40,000 | 101,100 | 20,000 | 121,100 | | |
| | | | | | | 1.Level 4.Below St 7.Steep | 2018 | 40,000 | 103,900 | 20,000 | 123,900 | | | | |
| | | | | | | 2.Rolling 5.Low 8.Rough | 2019 | 40,000 | 107,400 | 20,000 | 127,400 | | | | |
| | | | | | | 3.Above St 6.Swampy 9. | 2020 | 40,000 | 108,600 | 25,000 | 123,600 | | | | |
| | | | | | | Utilities 5 Dugwell/Lake 6 Septic System | 2021 | 40,000 | 111,300 | 25,000 | 126,300 | | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool | 2022 | 40,000 | 111,300 | 24,000 | 127,300 | | | | |
| | | | | | | 2.Water 5.DUG/LAKE 8. | 2023 | 49,900 | 139,200 | 25,000 | 164,100 | | | | |
| | | | | | | 3.Sewer 6.Septic 9.None | 2024 | 49,900 | 139,200 | 25,000 | 164,100 | | | | |
| | | | | | | Land Data | | | | | | | | | |
| | | | | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | |
| | | | | | | | | | Frontage | Depth | Factor | Code | | | |
| | | % | 1.Open Space | | | | | | | | | | | | |
| | | % | 2.Neighborhood A | | | | | | | | | | | | |
| | | % | 3.Topography | | | | | | | | | | | | |
| | | % | 4.Size/Shape | | | | | | | | | | | | |
| | | % | 5.Access | | | | | | | | | | | | |
| Square Foot | | | Square Feet | | | 6.Restriction | | | | | | | | | |
| | | | | % | 7.Corner/Locatio | | | | | | | | | | |
| | | | | % | 8.View/Environ | | | | | | | | | | |
| | | | | % | 9.Fract Share | | | | | | | | | | |
| | | | | % | Acres | | | | | | | | | | |
| | | | | % | 30.Rear 20+ | | | | | | | | | | |
| | | | | % | 31.Waterfront Rea | | | | | | | | | | |
| Fract. Acre | | | Acreage/Sites | | | 32.Open Space | | | | | | | | | |
| | | | 20 | 1.00 | 100 | % | 0 | 33.RestrictEsm | | | | | | | |
| | | | 21 | 1.00 | 100 | % | 0 | 34.PASTURE 1 | | | | | | | |
| | | | 28 | 2.10 | 100 | % | 0 | 35.HORTICULTURAL- | | | | | | | |
| | | | | | | % | | 36.Pasture 3 | | | | | | | |
| | | | | | | % | | 37.Softwood | | | | | | | |
| | | | | | | % | | 38.Mixed Wood | | | | | | | |
| Total Acreage 3.10 | | | | | | 39.Hardwood | | | | | | | | | |
| | | | | | % | 40.Wasteland | | | | | | | | | |
| | | | | | % | 41.CAMP SITE | | | | | | | | | |
| | | | | | % | 42.Mobile Home Si | | | | | | | | | |
| | | | | | % | 43.Condo Site | | | | | | | | | |
| | | | | | % | 44.Site Improve | | | | | | | | | |
| | | | | | % | 45.CAMP SITE | | | | | | | | | |
| | | | | | 46.PAVING/00 | | | | | | | | | | |
| Notes: 6/15/21 W/MR ADDN COMP. 5/13/19 NAH EST MORE DONE 8/10/18 w/ Mrs. add more complete add basment under addition '17 nah new 1sFr delete WD 2005-METAL ROOF ADDED | | | | | | | | | | | | | | | |
| WISCASSET | | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-124


Account 786

Location 11 OLD SHEEPSCOT ROAD

Card 1

Of 1

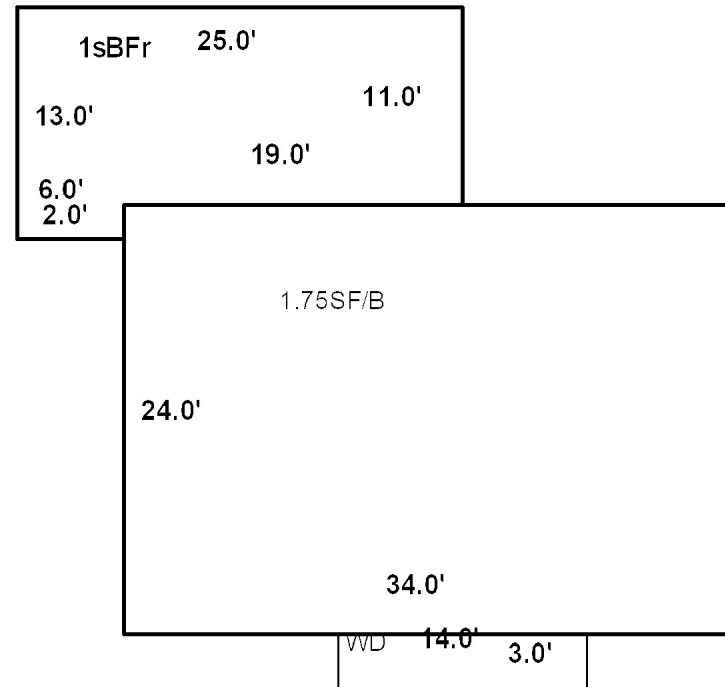
9/26/2024

| | | |
|--------------------------------------|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 3 Sheet Metal | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 816 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 5 Above Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1950 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 2004 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 3 Wet Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/09/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|--------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 25 Frame Bay | 1950 | 48 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 2004 | 33 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 11 1 | 2016 | 287 | 2 110 | 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 R05-125 | | | Account 787 | | | Location 8 CLARKS POINT ROAD | | | Card 1 | | Of 1 | | 9/26/2024 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FLEMING, AUSTIN FLEMING, LAUREN 2027 DEBORAH LANE NEWPORT BEACH CA 92660 | | | | | | Property Data | | | Assessment Record | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 83,700 | 104,400 | 0 | 188,100 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 83,700 | 159,100 | 0 | 242,800 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| B5674P126 Previous Owner ROBINSON, ANDREW S GOLDFINE, OLIVIA R 8 CLARK'S POINT ROAD WISCASSET ME 04578 Sale Date: 3/05/2021 | | | | | | Zone/Land Use 12 SHORE STREAM PRO | | | 2014 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Secondary Zone 21 RU | | | 2015 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | 2016 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Topography 2 Rolling | | | 2017 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2019 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Previous Owner POORE, ANTHONY (HEIRS) POORE, ERNEST T. C/O DHHS, OFFICE OF ELDER SERVICES AUGUSTA ME 04333 Sale Date: 2/23/2010 | | | | | | Utilities 4 Drilled Well 6 Septic System | | | 2020 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 83,700 | 131,300 | 0 | 215,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Street 1 Paved | | | 2023 | 104,600 | 164,100 | 0 | 268,700 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | 2024 | 104,600 | 164,100 | 0 | 268,700 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | Land Data | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | Front Foot | | Type | Effective | | Influence | | Influence Codes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | Frontage | Depth | Factor | Code | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 11.Regular Lot | | | | % | | | | | 1.Open Space | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 12.Delta Triangle | | | | % | | | | | 2.Neighborhood A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Square Foot | | Square Feet | | | | | | 9.Fract Share | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 16.Regular Lot | | | | % | | 10.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 17.Secondary Site | | | | % | | 11.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 18.Secondary Site | | | | % | | 12.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 19.C Condominium | | | | % | | 13.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | 20.Base Homesite | | | | % | | 14.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 15.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 16.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 17.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 18.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Fract. Acre | | Acreage/Sites | | | | | | 19.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 26 | 1.00 | 50 | % | 0 | 20.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 27 | 1.00 | 50 | % | 0 | 21.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | 28 | 0.60 | 100 | % | 0 | 22.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | % | | 23.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | 24.Base Waterfron | | | | % | | 24.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 25.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 26.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 27.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | % | | 28.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Total Acreage | | 1.60 | | | | | | 29.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | 30.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | 31.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | 32.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | 33.Acres | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Notes: 3/20/08-Spoke to Elaine Isakson at DHS regarding this account and she asked that we mail any notices to them as well. Mail to: DHHS/OES 91 Camden Street, Suite 103 Rockland, ME 04841. Additional contact name: Mitzi Lichtman. (probate document had different address so listed that one instead) 02/5/10-Release deed given to Anthony Poore. Previous BK 1412 PG 176, bought 8/3/87 then transferred to Andrew S. Robinson. Per deed changed acreage to 1.6 acres. Changed WISCASSET 02/05/11-Is tree has gone through roof. 2011-Removed old house from property and built new 2-story | | | | | | 19.Acres | | 20.Acres | | 21.Acres | | 22.Acres | | 23.Acres | | 24.Acres | | 25.Acres | | 26.Acres | | 27.Acres | | 28.Acres | | 29.Acres | | 30.Acres | | 31.Acres | | 32.Acres | | 33.Acres | | 34.Acres | | 35.Acres | | 36.Acres | | 37.Acres | | 38.Acres | | 39.Acres | | 40.Acres | | 41.Acres | | 42.Acres | | 43.Acres | | 44.Acres | | 45.Acres | | 46.Acres | |

WISCASSET

Map Lot R05-125


Account 787

Location 8 CLARKS POINT ROAD

Card 1

Of 1

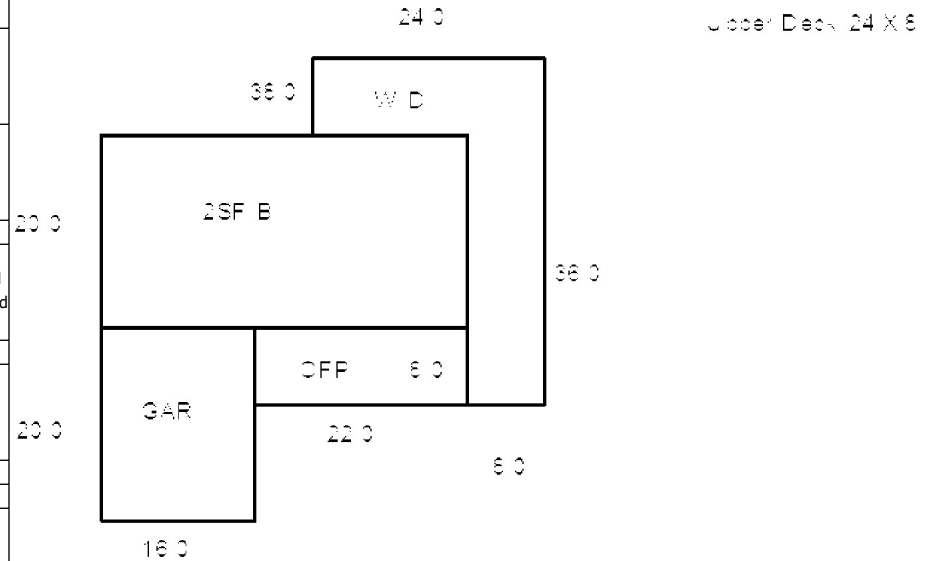
9/26/2024

| | | |
|--|---|---|
| Building Style 5 Colonial | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 2 Two Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 760 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 4 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 2010 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 23 Frame Garage | 2010 | 320 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 2010 | 176 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 2010 | 408 | 3 105 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 68 Wood Deck | 2010 | 192 | 3 105 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



| | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|--|---------|--|------------------|--|-----|--|---------------------|--|-----------------------|--|-------------------|--|---------------------|--|-------------------|--|-----------|--|-----------|--|-------------------|--|-------------------|--|
| Map Lot | | R05-126 | | Account | | 788 | | Location | | 146 CLARKS POINT ROAD | | Card | | 1 | | Of | | 1 | | 9/26/2024 | | | | | |
| LIGHT, MARK LIGHT, ANN 146 CLARKS POINT ROAD WISCASSET ME 04578 B5406P113 | | | | Property Data | | | | Assessment Record | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | Neighborhood | | | | 106 RURAL NORTHEAST | | | | Year | | Land | | Buildings | | Exempt | | Total | | | | | |
| | | | | Tree Growth Year | | | | 0 | | | | 2011 | | 393,400 | | 328,500 | | 0 | | 721,900 | | | | | |
| | | | | FARM LAND YEAR | | | | 0 | | | | 2012 | | 393,400 | | 328,500 | | 0 | | 721,900 | | | | | |
| OPEN SPACE YEAR | | | | 0 | | | | 2013 | | 393,400 | | 328,500 | | 0 | | 721,900 | | | | | | | | | |
| Previous Owner FITTS, DOUGLAS K 5 HOWES LANE | | | | Zone/Land Use | | | | 14 SHORE RESIDENTIA | | | | 2014 | | 393,400 | | 328,500 | | 0 | | 721,900 | | | | | |
| | | | | Secondary Zone | | | | 2015 | | 393,400 | | 328,500 | | 0 | | 721,900 | | | | | | | | | |
| PLYMOUTH MA 02360 Sale Date: 6/26/2019 | | | | Topography | | | | 2 Rolling | | | | 2016 | | 317,800 | | 328,500 | | 0 | | 646,300 | | | | | |
| | | | | 2017 | | | | 197,400 | | 328,500 | | 0 | | 525,900 | | | | | | | | | | | |
| Previous Owner ICE POND, INC. | | | | 1.Level | | | | 4.Below St | | | | 7.Steep | | | | 2018 | | 197,400 | | 328,500 | | 0 | | 525,900 | |
| | | | | 2.Rolling | | | | 5.Low | | | | 8.Rough | | | | 2019 | | 197,400 | | 328,500 | | 0 | | 525,900 | |
| 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 11/16/2010 | | | | 3.Above St | | | | 6.Swampy | | | | 9. | | | | 2020 | | 197,400 | | 328,500 | | 25,000 | | 500,900 | |
| | | | | Utilities | | | | 4 Drilled Well | | | | 6 Septic System | | | | 2021 | | 197,400 | | 328,500 | | 25,000 | | 500,900 | |
| Previous Owner FITTS, DOUGLAS K. | | | | 1.Public | | | | 4.Dr Well | | | | 7.Cesspool | | | | 2022 | | 197,400 | | 328,500 | | 24,000 | | 501,900 | |
| | | | | 2.Water | | | | 5.DUG/LAKE | | | | 8. | | | | 2023 | | 246,800 | | 410,600 | | 25,000 | | 632,400 | |
| 357 SOUTH MAIN STREET COHASSET MA 02025 Sale Date: 7/01/2003 | | | | 3.Sewer | | | | 6.Septic | | | | 9.None | | | | 2024 | | 246,800 | | 410,600 | | 25,000 | | 632,400 | |
| | | | | Street | | | | 1 Paved | | | | | | | | | | | | | | | | | |
| Inspection Witnessed By: | | | | 1.Paved | | | | 4.Proposed | | | | 7. | | | | Land Data | | | | | | | | | |
| | | | | 2.Semi Imp | | | | 5.Private | | | | 8. | | | | | | | | | | | | | |
| | | | | 3.Gravel | | | | 6.Pub Eas | | | | 9.NoStreet | | | | Front Foot | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | TREE GROWTH PLAN | | | | 0 | | | | 11.Regular Lot | | | | | | | | | | | | | |
| | | | | CONSERV EASE | | | | 0 | | | | | | | | | | | | | | 12.Delta Triangle | | | |
| | | | | Sale Data | | | | 13.Nabla Triangle | | | | | | | | | | | | | | | | | |
| | | | | Sale Date | | | | | | | | | | | | | | 6/26/2019 | | | | 14.Rear Land | | | |
| | | | | Price | | | | 575,000 | | | | 15.Front Foot | | | | | | | | | | | | | |
| | | | | Sale Type | | | | 2 Land & Buildings | | | | | | | | | | | | | | Square Foot | | | |
| | | | | 1.Land | | | | 4.Mobile | | | | 7. | | | | 16.Regular Lot | | | | | | | | | |
| | | | | 2.L & B | | | | 5.Other | | | | 8. | | | | | | | | | | | | | |
| | | | | 3.Building | | | | 6. | | | | 9. | | | | 18.Secondary Site | | | | | | | | | |
| | | | | Financing | | | | 9 Unknown | | | | 19.Condominium | | | | | | | | | | | | | |
| Notes: | | | | 1.Convent | | | | 4.Seller | | | | | | | | | | | | | | 7. | | | |
| | | | | 2.FHA/VA | | | | 5.Private | | | | 8. | | | | | | | | | | | | | |
| '17 45 acres to new lot 126D adjust baselot of retained acres on houselot to -50 (mudflats). Similar to 126A. | | | | 3.Assumed | | | | 6.Cash | | | | 9.Unknown | | | | Fract. Acre | | | | | | | | | |
| | | | | Validity | | | | 1 Arms Length Sale | | | | 21.HS Size Adj | | | | | | | | | | | | | |
| '16 adjust funtional on houselot value due to location and full restriction on shorefront. | | | | 1.Valid | | | | 4.Split | | | | | | | | | | | | | | 7.Renovate | | | |
| | | | | 2.Related | | | | 5.Partial | | | | 8.Other | | | | 23.Deep WF Size A | | | | | | | | | |
| 2004-PREVIOUS OWNER: M.L. TRIDHOSYUTH DEVAKUL BK1805 PG73 CHANGED GRADE FROM C HOME TO B HOME | | | | 3.Distress | | | | 6.Exempt | | | | 9.Foreclose | | | | | | | | | | | | | |
| | | | | Verified | | | | 5 Public Record | | | | 24.Base Waterfron | | | | | | | | | | | | | |
| 2005-CHANGED HOME FROM B TO AA | | | | 1.Buyer | | | | 4.Agent | | | | | | | | | | | | | | 7.Family | | | |
| | | | | 2.Seller | | | | 5.Pub Rec | | | | 8.Other | | | | 26.Base Water Inf | | | | | | | | | |
| 2006-SOLD NEW HOUSE ALSO ON THIS LOT (NOW LOT 126C) AND 5.07 ACRES. SOLD 12/14/05 FOR \$742,050. | | | | 3.Lender | | | | 6.MLS | | | | 9. | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | 28.Rear Land 1-10 | | | | | | | | | | | |
| WISCASSET | | | | | | | | | | | | | | | | | | | | | | | | 29.Rear Land 11-2 | |
| | | | | | | | | | | | | | | Total Acreage 25.93 | | | | | | | | | | | |
| WISCASSET need done putting into Ice Pond, Inc. | | | | | | | | | | | | | | | | | | | | | | | | | |
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WISCASSET

Map Lot R05-126


Account 788

Location 146 CLARKS POINT ROAD

Card 1

Of 1

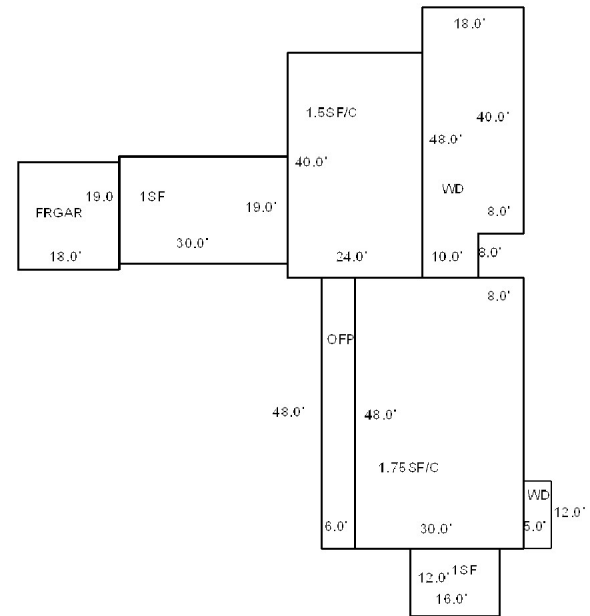
9/26/2024

| | | |
|--|---|------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 7 NOVELTY | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1440 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 6 Good |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 13 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 4 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1930 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 1980 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 2 Concrete Block | # Fireplaces 3 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 5 Crawl Space | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 5 Estimated |
| Wet Basement 4 | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 5 Estimate |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/17/2006

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 1930 | 192 | 4 100 | 6 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 4 1 & 1/2 STORY FR | 1930 | 960 | 4 100 | 6 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 1 ONE STORY | 1930 | 570 | 4 100 | 6 | 0 % | 100 % | | 3.THREE STORY FR |
| 21 Open Frame | 1930 | 288 | 4 100 | 6 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 68 Wood Deck | 1980 | 800 | 4 100 | 6 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 23 Frame Garage | 1930 | 342 | 4 100 | 6 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| 84 1.50 ST SHED.... | 1980 | 320 | 3 100 | 4 | 0 % | 100 % | | 21.Open Frame Por |
| 24 Frame Shed | 2000 | 64 | 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 8x8



WISCASSET

Map Lot R05-126-A


Account 789

Location 120 CLARKS POINT ROAD

Card 1

Of 2

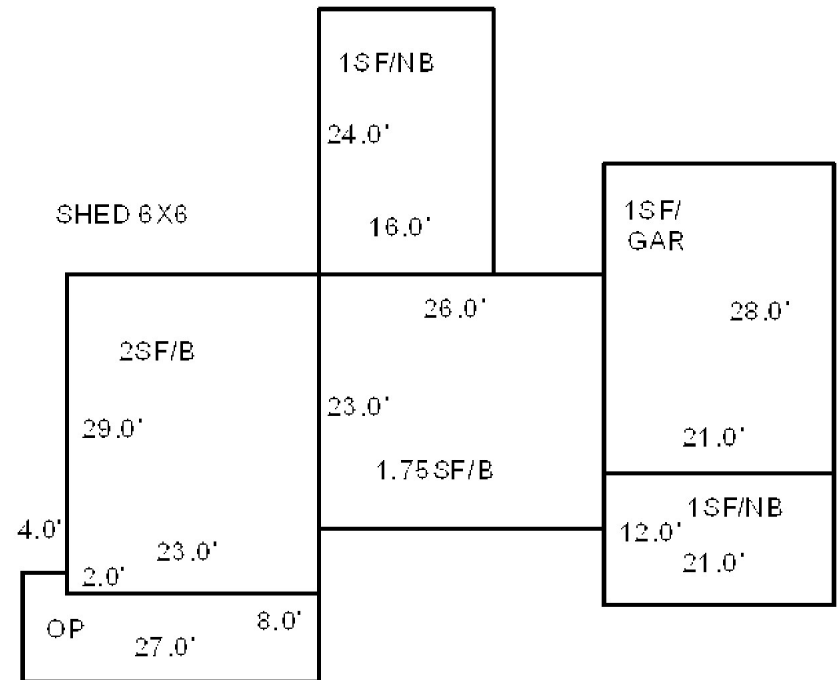
9/26/2024

| | | |
|--|---|------------------------------------|
| Building Style 1 Conventional | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 5 Floor & Stairs |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 2 Two Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 1 CLAPBOARD | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 667 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 13 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 7 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1900 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 3 Brick &/or Stone | # Fireplaces 2 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 5 Estimated |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 5 Estimate |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|--------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 15 1.75 Story/BSMT | 1900 | 598 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 1 ONE STORY | 1900 | 384 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 1 ONE STORY | 1900 | 252 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 91 1S AD/GAR..... | 1900 | 588 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 21 Open Frame | 1900 | 224 | 0 0 | 0 | 0 % | 0 % | | 5.1 & 3/4 STORY |
| 24 Frame Shed | 1900 | 448 | 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 |



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|---|--|--|--|-------------|------------|-------------------|--------|-----------|-------------|--------|-----------|------|-----------------|--|----------------|--|--|-----------|--|--|--|--|--|
| FRANZEN, JR., RAYMOND W. STEWART, REINE E WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | | | | | | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | | | | | | | | | |
| | | | Tree Growth Year 0 | | | 2011 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | FARM LAND YEAR 0 | | | 2012 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| B5754P231 | | | OPEN SPACE YEAR 0 | | | 2013 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | Zone/Land Use 11 SHORE RES PROTEC | | | 2014 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | Secondary Zone 21 RU | | | 2015 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 2016 | | | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | | |
| | | | Topography 1 Level | | | 2017 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 1.Level 4.Below St 7.Steep | | | 2018 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 2.Rolling 5.Low 8.Rough | | | 2019 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 3.Above St 6.Swampy 9. | | | 2020 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | Utilities 4 Drilled Well 6 Septic System | | | 2021 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 1.Public 4.Dr Well 7.Cesspool | | | 2022 | 0 | 58,700 | 0 | 58,700 | | | | | | | | | | | | | |
| | | | 2.Water 5.DUG/LAKE 8. | | | 2023 | 0 | 73,400 | 0 | 73,400 | | | | | | | | | | | | | |
| | | | 3.Sewer 6.Septic 9.None | | | 2024 | 0 | 73,400 | 0 | 73,400 | | | | | | | | | | | | | |
| Inspection Witnessed By: <div>X</div> <div>Date</div> <table><tr><td>No./Date</td><td>Description</td><td>Date Insp.</td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table> | | | No./Date | Description | Date Insp. | | | | | | | | | | Street 1 Paved | | | Land Data | | | | | |
| | | | No./Date | Description | Date Insp. | | | | | | | | | | | | | | | | | | |
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| | | | 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 | | | Square Foot | | | Square Feet | | | | | | | | | | | | | | |
| CONSERV EASE 0 | | | | % | | | | | | | | | | | | | | | | | | | |
| Sale Data | | | | % | | | | | | | | | | | | | | | | | | | |
| Price | | | | % | | | | | | | | | | | | | | | | | | | |
| Sale Type | | | | % | | | | | | | | | | | | | | | | | | | |
| 1.Land 4.Mobile 7. | | | | % | | | | | | | | | | | | | | | | | | | |
| 2.L & B 5.Other 8. | | | Fract. Acre | | | Acres/Sites | | | | | | | | | | | | | | | | | |
| 3.Building 6. 9. | | | | | | | % | | | | | | | | | | | | | | | | |
| Financing | | | | | | | % | | | | | | | | | | | | | | | | |
| 1.Convent 4.Seller 7. | | | | | | | % | | | | | | | | | | | | | | | | |
| 2.FHA/VA 5.Private 8. | | | | | | | % | | | | | | | | | | | | | | | | |
| 3.Assumed 6.Cash 9.Unknown | | | | | | | % | | | | | | | | | | | | | | | | |
| Validity | | | Total Acreage | | 0.00 | | | | | | | | | | | | | | | | | | |
| 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

WISCASSET

Map Lot R05-126-A

Account 789

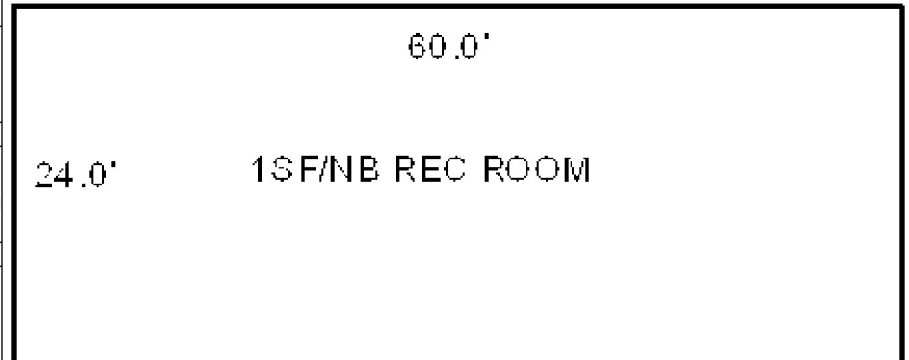
Location 120 CLARKS POINT ROAD

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

Date Inspected 1/17/2007

| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
|--|------|-------|-------|------|-------|--------|-------------|-------------------|
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 1 ONE STORY | 1940 | 1440 | 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 |



MAINE COAST HERITAGE TRUST CO.
TOPSHAM ME 04086

B1196P143

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 | 21 RU | | |
| Topography | 1 Level | | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 9 NoWater/NoSewer | | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |

Assessment Record

| Year | Land | Buildings | Exempt | Total |
|------|---------|-----------|---------|-------|
| 2011 | 328,500 | 0 | 328,500 | 0 |
| 2012 | 328,500 | 0 | 328,500 | 0 |
| 2013 | 328,500 | 0 | 328,500 | 0 |
| 2014 | 32,900 | 0 | 32,900 | 0 |
| 2015 | 32,900 | 0 | 32,900 | 0 |
| 2016 | 32,900 | 0 | 32,900 | 0 |
| 2017 | 32,900 | 0 | 32,900 | 0 |
| 2018 | 32,900 | 0 | 32,900 | 0 |
| 2019 | 32,900 | 0 | 32,900 | 0 |
| 2020 | 32,900 | 0 | 32,900 | 0 |
| 2021 | 32,900 | 0 | 32,900 | 0 |
| 2022 | 32,900 | 0 | 32,900 | 0 |
| 2023 | 41,100 | 0 | 41,100 | 0 |
| 2024 | 41,100 | 0 | 41,100 | 0 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------------|-------------------|---------------|-------|-----------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| Square Foot | | Square Feet | | | | 8.View/Environ |
| | 16.Regular Lot | | | % | | 9.Fract Share |
| | 17.Secondary Site | | | % | | Acres |
| | 18.Secondary Site | | | % | | 30.Rear 20+ |
| | 19.Condominium | | | % | | 31.Waterfront Rea |
| | 20.Base Homesite | | | % | | 32.Open Space |
| | | | | % | | 33.RestrictEsm |
| | | | | % | | 34.PASTURE 1 |
| Fract. Acre Acres | | Acreage/Sites | | | | 35.HORTICULTURAL- |
| | 21.HS Size Adj | 24 | 1.00 | 10 | % | 36.Pasture 3 |
| | 22.Base Waterfron | 25 | 1.00 | 10 | % | 37.Softwood |
| | 23.Deep WF Size A | 31 | 2.00 | 10 | % | 38.Mixed Wood |
| | | | | | % | 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 | | 3.00 | | 44.Site Improve |
| | 29.Rear Land 11-2 | | | | | 45.CAMP SITE |
| | | | | | | 46.PAVING/00 |

Inspection Witnessed By:

X

Date

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

Notes:

FAX # 207-729-6863

Coded 10% influence factor as not accessible by land, no right of way.

WISCASSET

WISCASSET

Map Lot R05-126-B

Account 790

Location 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 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | 1.Location 4.Traffic 8. | | | | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 4 Unoccupied | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | | | | 3.Informed 6. 9. | | |
| 3.Wet | 6. | 9. | | | | Information Code 5 Estimate | | |
| | | | | | | 1.Owner 4.Agent 7. | | |
| | | | | | | 2.Relative 5.Estimate 8. | | |
| | | | | | | 3.Tenant 6.Other 9. | | |
| Date Inspected 1/17/2007 | | | | | | | | |
| 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 R05-126-C | | | Account 2025 | | | Location 136 CLARKS POINT ROAD | | | Card 1 Of 1 | | 9/26/2024 | | | | | |
| MMERE LLC 1185 AVENUE OF THE AMERICAS NEW YORK NY 10033 | | | Property Data | | | Assessment Record | | | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | | |
| | | | | | | 2011 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | Tree Growth Year 0 | | | 2012 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | FARM LAND YEAR 0 | | | 2013 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| OPEN SPACE YEAR 0 | | | | | | | | | | | | | | | | |
| B6025P282 | | | Zone/Land Use 21 RURAL | | | 2014 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| Previous Owner BARNAKO, DONNA R. & FRANK R. (TRUSTEES) DONNA R. BARNAKO REVOCABLE LIV. TRUST | | | Secondary Zone | | | 2015 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | | | | 2016 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | Topography 2 Rolling | | | 2017 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | HILTON HEAD ISLAND SC 29928 Sale Date: 12/11/2023 | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 173,100 | 321,500 | 0 | 494,600 | | | |
| 2019 | 173,100 | 321,500 | | | | | | | 0 | 494,600 | | | | | | |
| 2020 | 173,100 | 321,500 | | | | | | | 0 | 494,600 | | | | | | |
| Utilities 4 Drilled Well 6 Septic System | | | | | | 2021 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | 2022 | 173,100 | 321,500 | 0 | 494,600 | | | | | | |
| | | | | | | 2023 | 216,400 | 401,900 | 0 | 618,300 | | | | | | |
| | | | | | | 2024 | 216,400 | 401,900 | 0 | 618,300 | | | | | | |
| Inspection Witnessed By: | | | | | | Street 3 Gravel 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 |
| | | | | | | | | | | | | Frontage | Depth | Factor | Code | |
| | | | | | | | | | | | | % | 1.Open Space | | | |
| | | | | | | | | | | | | % | 2.Neighborhood A | | | |
| | | | | | | | | | | | | % | 3.Topography | | | |
| | | | | | | | | | | | | % | 4.Size/Shape | | | |
| | | | | | | | | | | | | % | 5.Access | | | |
| | | | | | | | | | | | | % | 6.Restriction | | | |
| | | | | | | | | | | % | 7.Corner/Locatio | | | | | |
| X Date | | | Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | Square Feet | | | | | 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 | | | | | | |
| Notes: 2006-THIS HOUSE WAS ON LOT 126 WHEN BUILT. 100% COMPLETE SOLD FOR \$742,050. 2007-2nd address: 9700 Beach Mill Road Great Falls, VA 22066 | | | 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 | | | | | 37.Softwood | | | | | | |
| | | | | | | | 26 | 1.00 | 100 | % | 0 | 38.Mixed Wood | | | | |
| | | | | | | | 27 | 1.00 | 100 | % | 0 | 39.Hardwood | | | | |
| | | | | | | | 28 | 4.07 | 100 | % | 0 | 40.Wasteland | | | | |
| | | | | | | | | | | % | | 41.CAMP SITE | | | | |
| | | | | | | | | | | % | | 42.Mobile Home Si | | | | |
| | | | | | | | | | | % | | 43.Condo Site | | | | |
| | | | | | | | | | | % | | 44.Site Improve | | | | |
| | | | | | | | | | | % | | 45.CAMP SITE | | | | |
| | | | | | | | | | | % | | 46.PAVING/00 | | | | |
| WISCASSET | | | Total Acreage 5.07 | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-126-C


Account 2025

Location 136 CLARKS POINT ROAD

Card 1

Of 1

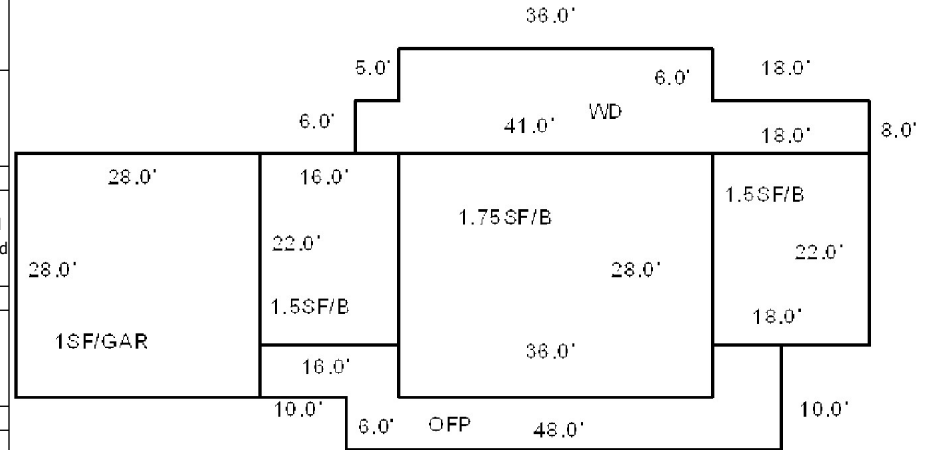
9/26/2024

| | | |
|--|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 1 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 1 CLAPBOARD | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 1 GOOD | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 1 GOOD | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1008 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 5 Above Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 8 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 2004 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 2 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 1 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 3 3/4 Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/27/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|--------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 14 1.5 Story/BSMT | 2004 | 352 | 9 105 | 9 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 14 1.5 Story/BSMT | 2004 | 396 | 9 105 | 9 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 92 3/4S AD/GAR.... | 2004 | 784 | 9 105 | 9 | 0 % | 100 % | | 3.THREE STORY FR |
| 21 Open Frame | 2004 | 352 | 4 105 | 9 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 68 Wood Deck | 2004 | 606 | 9 105 | 9 | 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 | | R05-126-D | | Account | 2647 | Location | CLARKS POINT | | Card | 1 | Of | 1 | 9/26/2024 | | | | | |
| RHI-CLARK'S POINT, LLC. 2701 NW BOCA RATON BLVD BOCA RATON FL 33431 | | | | | | Property Data | | | Assessment Record | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | |
| | | | | | | Neighborhood | | | 106 RURAL NORTHEAST | | | Year | Land | | Buildings | | Exempt | Total |
| | | | | | | Tree Growth Year | | | 0 | | | 2017 | 87,500 | | 0 | | 0 | 87,500 |
| | | | | | | FARM LAND YEAR | | | 0 | | | 2018 | 87,500 | | 0 | | 0 | 87,500 |
| Previous Owner CLARK'S POINT DEVELOPMENT, LLC. 10 WESTON TRAIN AVENUE | | | | | | OPEN SPACE YEAR | | | 0 | | | 2019 | 87,500 | | 0 | | 0 | 87,500 |
| | | | | | | Zone/Land Use | | | 14 SHORE RESIDENTIA | | | 2020 | 87,500 | | 0 | | 0 | 87,500 |
| | | | | | | Secondary Zone | | | 2021 | 87,500 | | 0 | | 0 | 87,500 | | | |
| | | | | | | | | | 2022 | 87,500 | | 0 | | 0 | 87,500 | | | |
| | | | | | | Topography | | | 2 Rolling | | | 2023 | 109,300 | | 0 | | 0 | 109,300 |
| SACO ME 04072 Sale Date: 4/19/2022 | | | | | | 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 | | | | | | |
| Previous Owner ICE POND, INC. 357 SOUTH MAIN STREET | | | | | | 2.Water | | | 5.DUG/LAKE | | | 8. | | | | | | |
| | | | | | | 3.Sewer | | | 6.Septic | | | 9.None | | | | | | |
| | | | | | | Street | | | 3 Gravel | | | | | | | | | |
| | | | | | | 1.Paved | | | 4.Proposed | | | 7. | | | | | | |
| | | | | | | 2.Semi Imp | | | 5.Private | | | 8. | | | | | | |
| COHASSET MA 02025 Sale Date: 10/14/2016 | | | | | | 3.Gravel | | | 6.Pub Eas | | | 9.NoStreet | | | | | | |
| | | | | | | TREE GROWTH PLAN | | | 0 | | | 11.Regular Lot | | | | | | |
| | | | | | | CONSERV EASE | | | 0 | | | 12.Delta Triangle | | | | | | |
| | | | | | | Sale Data | | | 13.Nabla Triangle | | | 14.Rear Land | | | | | | |
| | | | | | | | | | Sale Date | | | 4/19/2022 | | | | | | |
| Inspection Witnessed By: | | | | | | Price | | | 15.Front Foot | | | | | | | | | |
| | | | | | | Sale Type | | | 1 Land Only | | | Square Foot | | | | | | |
| | | | | | | 1.Land | | | 4.Mobile | | | | | | 7. | | | |
| | | | | | | 2.L & B | | | 5.Other | | | | | | 8. | | | |
| | | | | | | 3.Building | | | 6. | | | | | | 9. | | | |
| Notes: '24 Per review and information provided this lot was conveyed to RHI-Clark's Point, LLC. Adjust and abate supplement. '17 new lot 45 acres from split of lot 126.(all in conservation and not buildable) | | | | | | Financing | | | 9 Unknown | | | | | | Fract. Acre | | | |
| | | | | | | 1.Convent | | | 4.Seller | | | 7. | | | | | | |
| | | | | | | 2.FHA/VA | | | 5.Private | | | 8. | | | | | | |
| | | | | | | 3.Assumed | | | 6.Cash | | | 9.Unknown | | | | | | |
| | | | | | | Validity | | | 1 Arms Length Sale | | | | | | | | | |
| WISCASSET | | | | | | 1.Valid | | | 4.Split | | | 7.Renovate | | | | | | |
| | | | | | | 2.Related | | | 5.Partial | | | 8.Other | | | | | | |
| | | | | | | 3.Distress | | | 6.Exempt | | | 9.Foreclose | | | | | | |
| | | | | | | Verified | | | 5 Public Record | | | | | | | | | |
| | | | | | | 1.Buyer | | | 4.Agent | | | 7.Family | | | | | | |
| | | | | | | 2.Seller | | | 5.Pub Rec | | | 8.Other | | | | | | |
| | | | | | | 3.Lender | | | 6.MLS | | | 9. | | | | | | |
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WISCASSET

Map Lot R05-126-D

Account 2647

Location CLARKS POINT

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

WISCASSET

Map Lot R05-126-E

Account 2711

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

WISCASSET

WISCASSET

Map Lot R05-127

Account 791

Location CLARKS POINT - R/R R/W

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 100% | | | 3. | 6. | 9. |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB | 5.FWA | 9.No Heat | Attic | | |
| Dwelling Units | | | 2.HWCI | 6.GravWA | 10. | 1.1/4 Fin | 4.Full Fin | 7. |
| Other Units | | | 3.H Pump | 7.Electric | 11. | 2.1/2 Fin | 5.F/Stair | 8. |
| Stories | | | 4.Steam | 8.F/Wall | 12. | 3.3/4 Fin | 6. | 9.None |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig | 4.W&C Air | 7. | 1.Full | 4.Minimal | 7. |
| 3.3 | 6.2.5 | 9. | 2.Evapor | 5. | 8. | 2.Heavy | 5.Unknown | 8. |
| Exterior Walls | | | 3.H Pump | 6. | 9.None | 3.Capped | 6. | 9.None |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD | 4.Obsolete | 7. | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL | 5. | 8. | 1.E Grade | 4.B Grade | 7.AA+ Grad |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE | 6. | 9.None | 2.D Grade | 5.A Grade | 8.AA++Grad |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade | 6.AA Grade | 9.Same |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD | 4.Obsolete | 7. | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL | 5. | 8. | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type | 6. | 9.None | 1.Poor | 4.Avg | 7.V G |
| SF Masonry Trim | | | # Rooms | | | 2.Fair | 5.Avg+ | 8.Exc |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- | 6.Good | 9.Same |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp | 4.SMALL | 7.LAYOUT |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built | 5.CDU | 8.OTHER |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmait | 6.STYLE | 9.None |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. |  | | | 0.None | 3.Services | 9.None |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location | 4.Traffic | 8. |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach | 8.Other | 9. |
| Bsmt Gar # Cars | | | | | | Entrance Code 4 Unoccupied | | |
| Wet Basement | | |  | | | 1.Interior | 4.Vacant | 7. |
| 1.Dry | 4. | 7. | | | | 2.Refusal | 5.Estimate | 8. |
| 2.Damp | 5. | 8. | | | | 3.Informed | 6. | 9. |
| 3.Wet | 6. | 9. | | | | Information Code 5 Estimate | | |
| Date Inspected 1/17/2007 | | | 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 R05-127-A | | | Account 792 | | | Location SHEEPSCOT ROAD | | | Card 1 Of 1 | | | 9/26/2024 | | | |
| PIERSON, MARK W PIERSON, CHRISTINE R SACO ME 04072 | | | | | | Property Data | | | Assessment Record | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | | Exempt | Total | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 71,800 | 0 | | 0 | 71,800 | |
| B4346P271 B5082P244 | | | | | | Zone/Land Use 12 SHORE STREAM PRO | | | 2014 | 71,800 | 0 | | 0 | 71,800 | |
| Previous Owner BENWAY, BRET E. 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 12/02/2016 | | | | | | Secondary Zone | | | 2015 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | | | | 2016 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | Topography 2 Rolling | | | 2017 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 71,800 | 0 | | 0 | 71,800 | |
| | | | | | | | | | 2019 | 71,800 | 16,000 | | 0 | 87,800 | |
| Previous Owner ICE POND, INC 357 SOUTH MAIN STREET COHASSET MA 02025 2032 Sale Date: 11/16/2010 | | | | | | Utilities 9 NoWater/NoSewer | | | 2020 | 71,800 | 16,300 | | 0 | 88,100 | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 71,800 | 16,300 | | 0 | 88,100 | |
| | | | | | | | | | 2022 | 71,800 | 16,300 | | 0 | 88,100 | |
| | | | | | | Street 9 No Street | | | 2023 | 89,700 | 19,800 | | 0 | 109,500 | |
| | | | | | | | | | 2024 | 89,700 | 19,800 | | 0 | 109,500 | |
| 71 FAWNDALE ROAD VINEYARD HAVEN MA 02568 Sale Date: 1/14/2009 | | | | | | 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 | 10 | % | 6 | | | | | | | | |
| | | | 25 | 1.00 | 100 | % | 0 | | | | | | | | |
| | | | 31 | 1.29 | 100 | % | 0 | | | | | | | | |
| | | | | | | | % | | | | | | | | |
| Notes: 5/18/20 PER MR. 2ND FL IS FIN OFFICE. CALL ALL COMP. NO PLUMB 5/13/2019 vac add garage start 2004-PREVIOUS OWNER: M.L. TRIDHOSYUTH DEVAKUL BK1805 PG73 CHANGED LAND PERCENT TO 100% AND TO CODE 21 2009-Corrective deed done putting into Ice Pond, Inc. name | | | | | | 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 R05-127-A


Account 792

Location SHEEPSCOT ROAD

Card 1

Of 1

9/26/2024

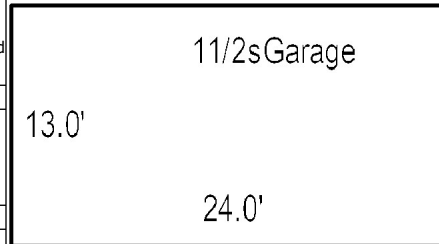
| | | |
|-------------------------------|---|------------------------------------|
| Building Style | SF Bsmt Living | Layout |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% |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

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 29 Finished Attic | 2018 | 312 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 2018 | 312 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 0 | | | | % | % | 2,000 | 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 |

Springdale TT



28.0'

8.0'

| | | | | | | | | | | | | | | | | |
|--|--|---------|---------|-----|----------------------|-----------------------|--------------------------|-----------------|----------------------|---------|-------------|----------------------|---------|------------------|------|------------------------|
| Map Lot | | R05-128 | Account | 793 | Location | 104 CLARKS POINT ROAD | | Card | 1 | Of | 1 | 9/26/2024 | | | | |
| CLEMENT, THOMAS L CLEMENT, CYNTHIA L 104 CLARKS POINT ROAD WISCASSET ME 04578 B4199P118 B4802P156 B5227P276 | | | | | Property Data | | Assessment Record | | | | | | | | | |
| | | | | | Neighborhood | | 106 RURAL NORTHEAST | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | Tree Growth Year | | 0 | | 2011 | 621,000 | 95,300 | 0 | 716,300 | | | |
| | | | | | FARM LAND YEAR | | 0 | | 2012 | 590,200 | 95,300 | 0 | 685,500 | | | |
| | | | | | OPEN SPACE YEAR | | 0 | | 2013 | 539,400 | 95,300 | 0 | 634,700 | | | |
| Previous Owner FURBISH, DAVID R., EBBERTS, PENELOPE F. 58 WINTER STREET | | | | | Zone/Land Use | | 21 RURAL | | 2014 | 539,400 | 95,300 | 0 | 634,700 | | | |
| | | | | | Secondary Zone | | 21 RU | | 2015 | 496,500 | 0 | 0 | 496,500 | | | |
| | | | | | Topography | | 2 Rolling | | 2016 | 496,500 | 0 | 0 | 496,500 | | | |
| | | | | | | | | | 2017 | 166,400 | 0 | 0 | 166,400 | | | |
| | | | | | | | | | 2018 | 56,700 | 0 | 0 | 56,700 | | | |
| Previous Owner FURBISH, DAVID R. EBBERTS, PENELOPE F. (HEIR) C/O PENNY EBBERTS TOPSHAM ME 04086 Sale Date: 7/23/2014 | | | | | 1.Level | | 4.Below St | 7.Steep | 2019 | 56,700 | 0 | 56,700 | | | | |
| | | | | | 2.Rolling | | 5.Low | 8.Rough | | | | | | | | |
| | | | | | 3.Above St | | 6.Swampy | 9. | | | | | | | | |
| | | | | | Utilities | | 4 Drilled Well | 6 Septic System | 2020 | 56,700 | 0 | 0 | 56,700 | | | |
| | | | | | 1.Public | | 4.Dr Well | 7.Cesspool | 2021 | 56,700 | 308,400 | 0 | 365,100 | | | |
| Previous Owner KAHL, DOROTHY M. (DEWISEE) C/O DAVID RANDALL FURBISH 101 CLARKS POINT ROAD WISCASSET ME 04578 Sale Date: 9/08/2009 | | | | | 2.Water | | 5.DUG/LAKE | 8. | 2022 | 56,700 | 308,400 | 0 | 365,100 | | | |
| | | | | | 3.Sewer | | 6.Septic | 9.None | 2023 | 70,800 | 480,000 | 0 | 550,800 | | | |
| | | | | | Street | | 1 Paved | | 2024 | 70,800 | 480,000 | 25,000 | 525,800 | | | |
| | | | | | 1.Paved | | 4.Proposed | 7. | Land Data | | | | | | | |
| | | | | | 2.Semi Imp | | 5.Private | 8. | | | | | | | | |
| Inspection Witnessed By: | | | | | 3.Gravel | | 6.Pub Eas | 9.NoStreet | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | TREE GROWTH PLAN | | 0 | | | | | Frontage | Depth | Factor | Code | |
| | | | | | CONSERV EASE | | 0 | | | | | | | | | |
| | | | | | Sale Data | | | | | | | | | | | |
| | | | | | | | Sale Date | | | | | 1/31/2018 | | | | |
| X Date | | | | | Price | | 42,000 | | Square Foot | | | Square Feet | | | | |
| | | | | | Sale Type | | 2 Land & Buildings | | | | | | | | | |
| | | | | | 1.Land | | 4.Mobile | 7. | | | | | | | | |
| | | | | | 2.L & B | | 5.Other | 8. | | | | | | | | |
| | | | | | 3.Building | | 6. | 9. | | | | | | | | |
| Notes: 6/1/23 W/MR- ADD GAR, ADD FBA. 6/15/21 NAH- M&L NEW HSE COMP. +MVR. '18 split 10.5 acres to new lot 128E. Retained acres accross the road non- water side. '17 Per neighborhood review adjust for topo(brook frontage only) and adjust rear water to rear land. '15 3.3 ACRES & HOUSE BECOMES NEW LOT 128G. REMOVED POOL IN JUNE 2001 2009-Mrs. Kahl passed away 3/23/09. Removed Widow & Minor's estate's portion. Property left to David R. Furbish. Previous Rk544 Dn77 | | | | | Financing | | 9 Unknown | | Fract. Acre | | | Acreage/Sites | | | | |
| | | | | | 1.Convent | | 4.Seller | 7. | | | | 20 | 1.00 | 100 | % | 0 |
| | | | | | 2.FHA/VA | | 5.Private | 8. | | | | 21 | 1.00 | 100 | % | 0 |
| | | | | | 3.Assumed | | 6.Cash | 9.Unknown | | | | 28 | 10.00 | 100 | % | 0 |
| | | | | | Validity | | 8 Other Non Valid | | | | | 29 | 0.90 | 100 | % | 0 |
| | | | | | 1.Valid | | 4.Split | 7.Renovate | Acres | | | Total Acreage | | 11.90 | | |
| | | | | | 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 | Total Acreage | | 11.90 | | | | | |
| | | | | | 3.Lender | | 6.MLS | 9. | | | | | | | | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |


WISCASSET

Map Lot R05-128

Account 793

Location 104 CLARKS POINT ROAD

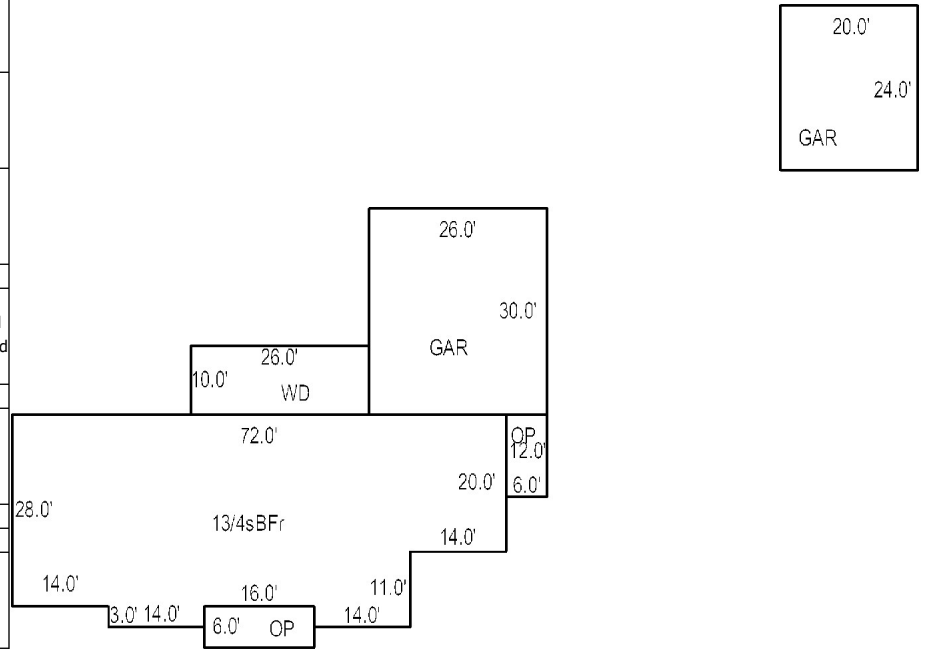
Card 1 Of 1 9/26/2024

| | | |
|--|---|---|
| Building Style 1 Conventional | SF Bsmt Living 1325 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 100 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1988 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 0 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 3 | Phys. % Good 0% |
| Year Built 2020 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 96 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 21 Open Frame | 0 | 72 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 0 | 780 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 0 | 260 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 23 Frame Garage | 2022 | 480 | 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 R05-128-A | | | Account 794 | | Location 110 CLARKS POINT ROAD | | Card 1 Of 1 | | 9/26/2024 | | |
| ROSE, CASSAUNDRA ROSE, THATCHER 110 CLARKS POINT ROAD WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | Tree Growth Year 0 | | | 2011 | 36,500 | 136,600 | 0 | 173,100 | |
| | | | FARM LAND YEAR 0 | | | 2012 | 36,500 | 136,600 | 0 | 173,100 | |
| | | | OPEN SPACE YEAR 0 | | | 2013 | 36,500 | 136,600 | 0 | 173,100 | |
| B5467P140 | | | Zone/Land Use 21 RURAL | | | 2014 | 36,500 | 136,600 | 0 | 173,100 | |
| Previous Owner SINCLAIR, AMY S J/T SINCLAIR, MATTHEW J | | | Secondary Zone | | | 2015 | 36,500 | 136,600 | 0 | 173,100 | |
| | | | | | | 2016 | 36,500 | 136,600 | 15,000 | 158,100 | |
| WISCASSET ME 04578 | | | Topography 3 Above Street | | | 2017 | 36,500 | 136,600 | 20,000 | 153,100 | |
| Sale Date: 12/09/2019 | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 36,500 | 136,600 | 20,000 | 153,100 | |
| Previous Owner LEWIS, LORNA D. J/T DAVIS, AMY S. | | | | | | 2019 | 36,500 | 136,600 | 20,000 | 153,100 | |
| | | | Utilities 4 Drilled Well 6 Septic System | | | 2020 | 36,500 | 136,600 | 0 | 173,100 | |
| DAMARISCOTTA ME 04543 | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 36,500 | 136,600 | 25,000 | 148,100 | |
| | | | | | | Sale Date: 9/27/2012 | | | 2022 | 36,500 | 136,600 |
| Previous Owner COWAN, BARBARA S. 110 CLARKS POINT ROAD | | | Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2023 | 45,600 | 170,700 | 25,000 | 191,300 | |
| | | | | | | 2024 | 45,600 | 170,700 | 25,000 | 191,300 | |
| WISCASSET ME 04578 | | | Land Data | | | | | | | | |
| Sale Date: 12/12/2005 | | | Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | Type | Effective | | Influence | | Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site Improveve 45.CAMP SITE 46.PAVING/00 | |
| Inspection Witnessed By: | | | | | | Frontage | Depth | Factor | Code | | |
| X No./Date Description Date Insp. | | | | | | | | % | | | |
| | | | | | | | | % | | | |
| | | | | | | | | % | | | |
| | | | | | % | | | | | | |
| | | | Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | | Square Feet | | | | | |
| | | | | | | | % | | | | |
| | | | | | | | % | | | | |
| | | | | | | | % | | | | |
| | | | | | | | % | | | | |
| Notes: 2006-PREVIOUS OWNER: BARBARA S. COWAN WHO BOUGHT 5/5/94 BK1973 PG356 2011-Mr. Lewis passed away 1/7/09 leaving wife and daughter as joint tenants. 2013-Property now owned by daughter and husband. Previous BK3605 PG175. | | | 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 | 0.38 | 100 | % | 0 | |
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WISCASSET

WISCASSET

Map Lot R05-128-A

Account 794

Location 110 CLARKS POINT ROAD

Card 1

Of 1

9/26/2024

| | | |
|--|---|---|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 105% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1352 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 5 Above Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1978 | # Half Baths 1 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 1 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 3/15/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 0 | 192 | 3 105 | 5 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 61 Canopy | 1978 | 336 | 3 100 | 5 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 24 Frame Shed | 1978 | 120 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

SHED 12X10



WISCASSET

Map Lot R05-128-B


Account 795

Location 91 CLARKS POINT ROAD

Card 1

Of 1

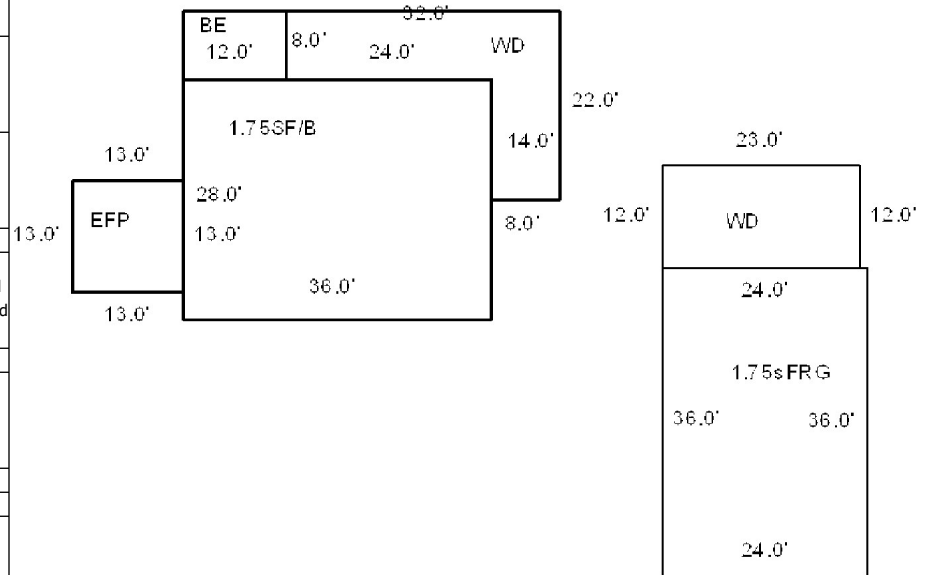
9/26/2024

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|--|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1008 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1980 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 68 Wood Deck | 1980 | 368 | 0 0 | 0 | 0 % | 0 % | |
| 90 BSMT ENTRY..... | 0 | 96 | 0 0 | 0 | 0 % | 0 % | |
| 77 1.50 ST | 1998 | 864 | 5 100 | 6 | 0 % | 100 % | |
| 201 APT | 1998 | 432 | 2 100 | 3 | 0 % | 100 % | |
| 22 Encl Frame Porch | 2006 | 169 | 0 0 | 0 | 0 % | 0 % | |
| 68 Wood Deck | 1980 | 247 | 0 0 | 0 | 0 % | 0 % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |
| | | | | | % | % | |



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|--|--|--|-------------------|--|----|--|-----|-------|-------------------|-------------------|-----------|-----------|-----------|------------------|------|-----------------|
| Map Lot R05-128-C | | | Account 796 | | | Location 68 CLARKS POINT ROAD | | | Card 1 | | Of 2 | | 9/26/2024 | | | |
| DORSEY, MATTHEW W WISCASSET ME 04578 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 40,200 | 207,300 | 10,000 | 237,500 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 40,200 | 207,300 | 10,000 | 237,500 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 56,100 | 213,200 | 10,000 | 259,300 | | | |
| B1729P291 B4192P295 B4540P124 | | | | | | Zone/Land Use 21 RURAL | | | 2014 | 56,100 | 213,200 | 10,000 | 259,300 | | | |
| | | | | | | Secondary Zone | | | 2015 | 56,100 | 219,100 | 10,000 | 265,200 | | | |
| | | | | | | | | | 2016 | 56,100 | 219,100 | 15,000 | 260,200 | | | |
| | | | | | | Topography 3 Above Street | | | 2017 | 54,400 | 219,100 | 20,000 | 253,500 | | | |
| | | | | | | 1.Level 4.Below St 7.Steep | | | 2018 | 54,400 | 219,100 | 20,000 | 253,500 | | | |
| | | | | | | 2.Rolling 5.Low 8.Rough | | | 2019 | 54,400 | 219,100 | 20,000 | 253,500 | | | |
| | | | | | | 3.Above St 6.Swampy 9. | | | 2020 | 54,400 | 219,100 | 25,000 | 248,500 | | | |
| | | | | | | Utilities 4 Drilled Well 6 Septic System | | | 2021 | 54,400 | 219,100 | 25,000 | 248,500 | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool | | | 2022 | 54,400 | 228,000 | 24,000 | 258,400 | | | |
| | | | | | | 2.Water 5.DUG/LAKE 8. | | | 2023 | 67,900 | 292,200 | 25,000 | 335,100 | | | |
| | | | | | | 3.Sewer 6.Septic 9.None | | | 2024 | 67,900 | 296,500 | 25,000 | 339,400 | | | |
| | | | | | | Street 1 Paved | | | Land Data | | | | | | | |
| | | | | | | 1.Paved 4.Proposed 7. | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | | 2.Semi Imp 5.Private 8. | | | | | | Frontage | Depth | Factor | Code | |
| 3.Gravel 6.Pub Eas 9.NoStreet | | | 11.Regular Lot | | | | | | | 1.Open Space | | | | | | |
| TREE GROWTH PLAN 0 | | | 12.Delta Triangle | | | | | | | 2.Neighborhood A | | | | | | |
| CONSERV EASE 0 | | | 13.Nabla Triangle | | | | | | | 3.Topography | | | | | | |
| Sale Data | | | 14.Rear Land | | | | | | | 4.Size/Shape | | | | | | |
| | | | 15.Front Foot | | | | | | | 5.Access | | | | | | |
| Sale Date | | | Square Foot | | | | | | | 6.Restriction | | | | | | |
| Price | | | | | | | | | | | | | | 7.Corner/Locatio | | |
| Sale Type | | | 16.Regular Lot | | | | | | | 8.View/Environ | | | | | | |
| 1.Land 4.Mobile 7. | | | 17.Secondary Site | | | | | | | 9.Fract Share | | | | | | |
| 2.L & B 5.Other 8. | | | 18.Secondary Site | | | | | | | Acres | | | | | | |
| 3.Building 6. 9. | | | 19.Condominium | | | | | | | 30.Rear 20+ | | | | | | |
| Financing | | | 20.Base Homesite | | | | | | | 31.Waterfront Rea | | | | | | |
| 1.Convent 4.Seller 7. | | | Fract. Acre | | | Acreage/Sites | | | | 32.Open Space | | | | | | |
| 2.FHA/VA 5.Private 8. | | | | | | | | | | | | | | | | |
| 3.Assumed 6.Cash 9.Unknown | | | 21.HS Size Adj | | | | | | | 34.PASTURE 1 | | | | | | |
| Validity | | | 22.Base Waterfron | | 20 | 1.00 | 100 | % | 0 | 35.HORTICULTURAL- | | | | | | |
| 1.Valid 4.Split 7.Renovate | | | 23.Deep WF Size A | | 21 | 1.00 | 100 | % | 0 | 36.Pasture 3 | | | | | | |
| 2.Related 5.Partial 8.Other | | | Acres | | 28 | 9.30 | 100 | % | 0 | 37.Softwood | | | | | | |
| 3.Distress 6.Exempt 9.Foreclose | | | 24.Base Waterfron | | | | | % | | 38.Mixed Wood | | | | | | |
| Verified | | | 25.Shallow WF Siz | | | | | % | | 39.Hardwood | | | | | | |
| 1.Buyer 4.Agent 7.Family | | | 26.Base Water Inf | | | | | % | | 40.Wasteland | | | | | | |
| 2.Seller 5.Pub Rec 8.Other | | | 27.Influence W Si | | | | | % | | 41.CAMP SITE | | | | | | |
| 3.Lender 6.MLS 9. | | | 28.Rear Land 1-10 | | | | | % | | 42.Mobile Home Si | | | | | | |
| | | | 29.Rear Land 11-2 | | | | | % | | 43.Condo Site | | | | | | |
| | | | | | | Total Acreage | | 10.30 | | 44.Site Improve | | | | | | |
| | | | | | | | | | | 45.CAMP SITE | | | | | | |
| | | | | | | | | | | 46.PAVING/00 | | | | | | |
| Notes: 9/6/24 w/ mom at cd #2 no new pole barn yet, adjust inc on 1sFr cd#1. 7/19/22 NAH AT EITHER CARD. CARD 1- REMOVE WD, ADD 1sFr INC. CARD 2- N/C. 5/13/2019 W/ Mrs. more done on hse add op '17 W/Mr. & Mother (who lives in new house) add new hse start and second hse lot. '15 W/ Mr. call garage add complete. 2003-CORRECTED STYLE HOUSE FROM CONV. TO CAPE AND PORCHES, #ROOMS, #BATHS, FIREPLACES. 2006-NEW FEB ONLY 20% COMPLETED. CHECK IN 2007 WISCASSET | | | | | | | | | | | | | | | | |
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WISCASSET

Map Lot R05-128-C

Account 796

Location 68 CLARKS POINT ROAD

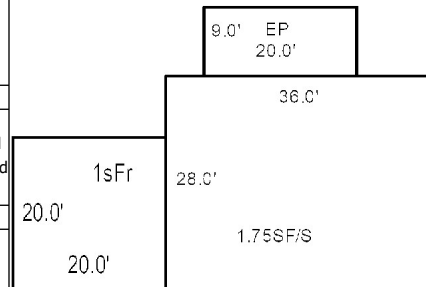
Card 1 Of 2 9/26/2024

| | | |
|--|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 100% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 1 CLAPBOARD | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1008 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 5 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1990 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 1999 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 5 Concrete Slab | # Fireplaces 1 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 9 No Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 3 Information Only |
| Wet Basement 9 No Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 2021 | 400 | 3 100 | 4 | 0 % | 90 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 0 | 96 | 3 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 78 1.75 ST | 1999 | 1008 | 3 105 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 71 CARPORT..... | 2002 | 396 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 22 Encl Frame Porch | 2006 | 192 | 0 0 | 0 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 24 Frame Shed | 1990 | 80 | 3 100 | 4 | 0 % | 100 % | | 6.2 & 1/2 STORY |
| 23 Frame Garage | 2013 | 504 | 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 |



1.75S/GARAGE 28'X36'

CARPORT 11X36

SHED 9X12



| | | | | | | | | | | | | | | | |
|---|--|--|--|--|---------------|---|--------|-------------|--------|-----------|---------|-----------|---------|-----------------|--|
| DORSEY, MATTHEW W WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | |
| | | | Tree Growth Year 0 | | | 2017 | 35,800 | 134,200 | 0 | 170,000 | | | | | |
| | | | FARM LAND YEAR 0 | | | 2018 | 35,800 | 134,200 | 0 | 170,000 | | | | | |
| | | | OPEN SPACE YEAR 0 | | | 2019 | 35,800 | 147,900 | 0 | 183,700 | | | | | |
| B1729P291 B4192P295 B4540P124 | | | Zone/Land Use 21 RURAL | | | 2020 | 35,800 | 147,900 | 0 | 183,700 | | | | | |
| | | | Secondary Zone | | | 2021 | 35,800 | 147,900 | 0 | 183,700 | | | | | |
| | | | | | | 2022 | 35,800 | 147,900 | 0 | 183,700 | | | | | |
| | | | Topography 3 Above Street | | | 2023 | 44,700 | 184,900 | 0 | 229,600 | | | | | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2024 | 44,700 | 184,900 | 0 | 229,600 | | |
| 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 | | | | | | | | | | | | | | | |
| Inspection Witnessed By: | | | TREE GROWTH PLAN 0 | | | Land Data | | | | | | | | | |
| | | | CONSERV EASE 0 | | | | | | | | | | | | |
| | | | Sale Data | | | | | | | | | | | | |
| | | | Sale Date | | | | | | | | | | | | |
| | | | Price | | | | | | | | | | | | |
| X | | | Sale Type | | | Front Foot | | Type | | Effective | | Influence | | Influence Codes | |
| | | | 1.Land 4.Mobile 7. | | | | | | | Frontage | Depth | Factor | Code | | |
| | | | 2.L & B 5.Other 8. | | | | | | | | | | | | |
| | | | 3.Building 6. 9. | | | | | | | | | | | | |
| | | | Financing | | | | | | | | | | | | |
| Notes: | | | 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown | | | Square Foot | | Square Feet | | Factor | | Code | | | |
| | | | Validity | | | | | | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | | | | | | |
| | | | Verified | | | | | | | | | | | | |
| | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | | | |
| WISCASSET | | | | | | Fract. Acre | | | | Influence | | Codes | | | |
| | | | 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 | | 100 | | % | | 0 | | | | |
| | | | 21 | | 1.00 | | 100 | | % | | 0 | | | | |
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WISCASSET

Map Lot R05-128-C

Account 796

Location 68 CLARKS POINT ROAD

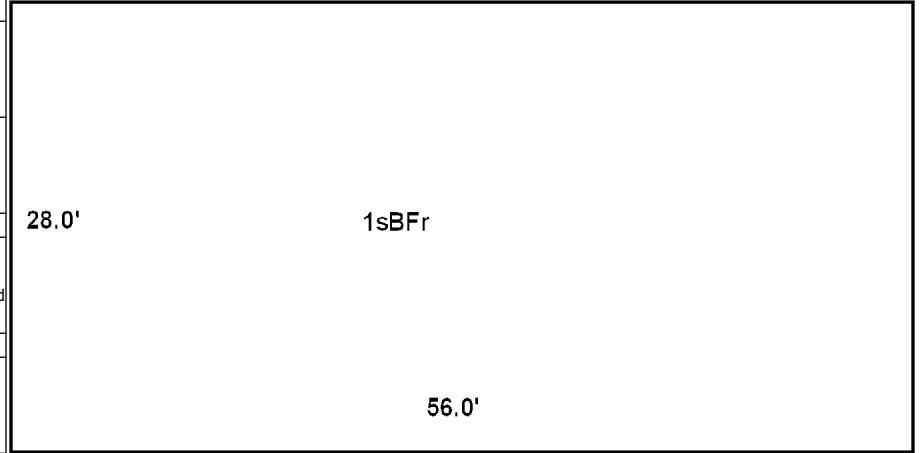
Card 2 Of 2 9/26/2024

| | | |
|--------------------------------------|---|-------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 3 Heat Pump | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 3 Sheet Metal | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 1568 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 0 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 2016 | # Half Baths 0 | Funct. % Good 95% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 1 Incomplete |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 3 3/4 Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 0 |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | 3.Informed 6. 9. | |
| 3.Wet 6. 9. | Information Code 0 | |
| | 1.Owner 4.Agent 7. | |
| | 2.Relative 5.Estimate 8. | |
| | 3.Tenant 6.Other 9. | |

Date Inspected 1/17/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 36 | 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 |



WISCASSET

Map Lot R05-128-E

Account 2660

Location 77 CLARKS POINT 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 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 0 | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | | | | 3.Informed 6. 9. | | |
| 3.Wet | 6. | 9. | | | | Information Code 0 | | |
| | | | | | | 1.Owner 4.Agent 7. | | |
| | | | | | | 2.Relative 5.Estimate 8. | | |
| | | | | | | 3.Tenant 6.Other 9. | | |
| Date Inspected | | | | | | | | |
| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| | | | | | % | % | | 3.THREE STORY FR |
| | | | | | % | % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |

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|---|--|--|------------|--|------------------|--|--|----------------|---|--------|-----------|---|------------------|-----------|------|-----------------|
| Map Lot R05-128-F | | | Account 11 | | | Location 32 CLARKS POINT ROAD | | | Card 1 | | Of 1 | | 9/26/2024 | | | |
| ORR, TORI WALLACE 32 CLARKS POINT ROAD WISCASSET ME 04578 B5404P102 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2013 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2014 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2015 | 41,400 | 0 | 0 | 41,400 | | | |
| Previous Owner WEST, JOHN WEST, ALICIA M 430 OLD BATH ROAD WISCASSET ME 04578 Sale Date: 7/08/2019 | | | | | | Zone/Land Use 21 RURAL | | | 2016 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | Secondary Zone | | | 2017 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | | | | 2018 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | Topography 3 Above Street | | | 2019 | 41,400 | 0 | 0 | 41,400 | | | |
| | | | | | | | | | 2020 | 41,400 | 1,100 | 0 | 42,500 | | | |
| Previous Owner MCGRATH, JOHN F. DOLL, DAVID A. C/O JOHN F. MCGRATH SANDWICH MA 02563 Sale Date: 7/13/2015 | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2021 | 41,400 | 44,500 | 0 | 85,900 | | | |
| | | | | | | | | | 2022 | 41,400 | 44,500 | 0 | 85,900 | | | |
| | | | | | | Utilities 4 Drilled Well 6 Septic System | | | 2023 | 51,700 | 71,800 | 0 | 123,500 | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2024 | 51,700 | 71,800 | 25,000 | 98,500 | | | |
| | | | | | | | | | | | | | | | | |
| Previous Owner FURBISH, DAVID R. C/O PENNY EBBERTS 58 WINTER STREET TOPSHAM ME 04086 Sale Date: 1/22/2014 | | | | | | Street 1 Paved | | | Land Data | | | | | | | |
| | | | | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | |
| | | | | | | TREE GROWTH PLAN 0 | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | | CONSERV EASE 0 | | | | | | Frontage | Depth | Factor | Code | |
| | | | | | | Inspection Witnessed By: | | | | | | 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | | | |
| | | | | | 2.Neighborhood A | | | | | | | | | | | |
| | | | | | 3.Topography | | | | | | | | | | | |
| | | | | | 4.Size/Shape | | | | | | | | | | | |
| | | | | | 5.Access | | | | | | | | | | | |
| X | | | | | | 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | | | | | | 6.Restriction | | | |
| | | | | | | | | | | | | | 7.Corner/Locatio | | | |
| | | | | | | | | | | | | | 8.View/Environ | | | |
| | | | | | | | | | | | | | 9.Fract Share | | | |
| | | | | | | | | | | | | | Acres | | | |
| Notes: 6/1/23 W/MRS- HOUSE LITTLE MORE DONE. WILL BE SLOW. 6/15/21 W/MRS- M&L NEW HSE INC. 5/18/20 W/MRS, NOTHING HERE ON 4/1 EXCEPT OLD SHED. INFO FOR HSE START CHECK '21 2013-New lot created. 2014-Previous owner: Penelope F. Ebberts (David R. Furbish) bk4199 pg118, 9/8/09.. | | | | | | Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres | | Square Feet | | | | 30.Rear 20+ | | | | |
| | | | | | | | | | | | | 31.Waterfront Rea | | | | |
| | | | | | | | | | | | | 32.Open Space | | | | |
| | | | | | | | | | | | | 33.RestrictEsm | | | | |
| | | | | | | | | | | | | 34.PASTURE 1 | | | | |
| WISCASSET | | | | | | Total Acreage 3.80 | | Acreeage/Sites | | | | 35.HORTICULTURAL- | | | | |
| | | | | | | | | 20 | 1.00 | 100 | % | 0 | 36.Pasture 3 | | | |
| | | | | | | | | 21 | 1.00 | 100 | % | 0 | 37.Softwood | | | |
| | | | | | | | | 28 | 2.80 | 100 | % | 0 | 38.Mixed Wood | | | |
| | | | | | | | | | | | % | | 39.Hardwood | | | |
| | | | | | | | | | | | | 40.Wasteland | | | | |
| | | | | | | | | | | | | 41.CAMP SITE | | | | |
| | | | | | | | | | | | | 42.Mobile Home Si | | | | |
| | | | | | | | | | | | | 43.Condo Site | | | | |
| | | | | | | | | | | | | 44.Site Improve | | | | |
| | | | | | | | | | | | | 45.CAMP SITE | | | | |
| | | | | | | | | | | | | 46.PAVING/00 | | | | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-128-F

Account 11

Location 32 CLARKS POINT ROAD

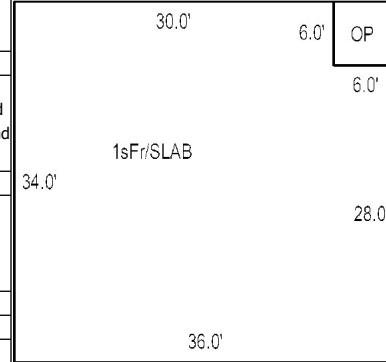
Card 1

Of 1

9/26/2024

| | | | | | | | | |
|--------------------------------------|------------|-----------|---|--|--|--------------------------------------|--|--|
| Building Style 1 Conventional | | | SF Bsmt Living 0 | | | Layout 1 Typical | | |
| 1.Conv. | 5.Colonial | 9.Other | Fin Bsmt Grade 0 0 | | | 1.Typical 4. 7. | | |
| 2.Ranch | 6.Split | 10.Double | HEARTH 0 | | | 2.Inadeq 5. 8. | | |
| 3.R Ranch | 7.Mod/Cont | 11.Multi | Heat Type 100% 1 Hot Water BB | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic 9 None | | |
| Dwelling Units 1 | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units 0 | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories 1 One Story | | | 4.Steam 8.FI/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% 9 None | | | Insulation 0 | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls 9 OTHER | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style 2 TYPICAL | | | Unfinished % 0% | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor 3 Average 100% | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface 3 Sheet Metal | | | Bath(s) Style 2 TYPICAL | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) 1188 | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition 4 Average | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim 0 | | | # Rooms 0 | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM 0 | | | # Bedrooms 1 | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM 0 | | | # Full Baths 1 | | | Phys. % Good 0% | | |
| Year Built 2020 | | | # Half Baths 0 | | | Funct. % Good 65% | | |
| Year Remodeled 0 | | | # Addn Fixtures 0 | | | Functional Code 1 Incomplete | | |
| Foundation 5 Concrete Slab | | | # Fireplaces 0 | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. | <div><p>TRIO 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 100% | | |
| Basement 9 No Basement | | | | | | Economic Code None | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. 9.None | | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars 0 | | | | | | Entrance Code 0 | | |
| Wet Basement 9 No Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. 7. | | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. 8. | | 3.Informed 6. 9. | | | | | |
| 3.Wet | 6. 9. | | Information Code 0 | | | | | |
| | | | 1.Owner 4.Agent 7. | | | | | |
| | | | 2.Relative 5.Estimate 8. | | | | | |
| | | | 3.Tenant 6.Other 9. | | | | | |

Date Inspected



Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 21 Open Frame | 0 | 36 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 2000 | 320 | 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 |

| | | | | | | | | | | | | | | | | | | | |
|---|--|--|---|--|--|---|--------|-----------|-----------------------|-------------------|--------|-------------------|---------|-----------------|--|--------|--|------|--|
| Map Lot R05-128-G | | | Account 797 | | | Location 101 CLARKS POINT ROAD | | | Card 1 Of 1 9/26/2024 | | | | | | | | | | |
| PILLING, MARK R PILLING, SHEILA M 101 CLARKS POINT WISCASSET ME 04578 B4199P118 B4813P4 B5180P141 | | | Property Data | | | Assessment Record | | | | | | | | | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | | | | | | | |
| | | | Tree Growth Year 0 | | | 2015 | 40,400 | 95,300 | 0 | 135,700 | | | | | | | | | |
| | | | FARM LAND YEAR 0 | | | 2016 | 40,400 | 95,300 | 15,000 | 120,700 | | | | | | | | | |
| | | | OPEN SPACE YEAR 0 | | | 2017 | 40,400 | 95,300 | 20,000 | 115,700 | | | | | | | | | |
| Previous Owner GROLEAU, GEOFFREY T. GROLEAU, JULIE E. P.O. BOX 155 WISCASSET ME 04578 Sale Date: 9/15/2017 | | | Zone/Land Use 21 RURAL | | | 2018 | 40,400 | 95,300 | 0 | 135,700 | | | | | | | | | |
| | | | Secondary Zone | | | 2019 | 40,400 | 95,300 | 0 | 135,700 | | | | | | | | | |
| | | | | | | 2020 | 40,400 | 95,300 | 0 | 135,700 | | | | | | | | | |
| | | | Topography 2 Rolling | | | 2021 | 40,400 | 95,300 | 0 | 135,700 | | | | | | | | | |
| | | | Previous Owner FURBURSH, DAVID R. EBBERTS, PENELOPE F. (HEIR) 58 WINTER STREET TOPSHAM ME 04086 Sale Date: 7/23/2014 | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2022 | 40,400 | 95,300 | 0 | 135,700 | | | | | | |
| Utilities 4 Drilled Well 6 Septic System | | | | | | 2023 | 50,400 | 119,100 | 0 | 169,500 | | | | | | | | | |
| 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | | | | 2024 | 50,400 | 119,100 | 31,000 | 138,500 | | | | | | | | | |
| Street 1 Paved | | | | | | | | | | | | | | | | | | | |
| 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | | | | | | | | | | | | | | | | | |
| Inspection Witnessed By: | | | TREE GROWTH PLAN 0 | | | Land Data | | | | | | | | | | | | | |
| | | | CONSERV EASE 0 | | | | | | | | | | | | | | | | |
| | | | Sale Data | | | | | | | | | | | | | | | | |
| | | | Sale Date 9/15/2017 | | | | | | | | | | | | | | | | |
| | | | Price 248,800 | | | | | | | | | | | | | | | | |
| X Date | | | Sale Type 2 Land & Buildings | | | Front Foot | | Type | | Effective | | Influence | | Influence Codes | | | | | |
| | | | 1.Land 4.Mobile 7. | | | | | | | Frontage | | Depth | | | | Factor | | Code | |
| | | | 2.L & B 5.Other 8. | | | | | | | | | | | | | | | | |
| | | | 3.Building 6. 9. | | | | | | | | | | | | | | | | |
| | | | Financing 9 Unknown | | | | | | | | | | | | | | | | |
| Notes: '15 NEW LOT 3.3 ACRES AND DWELLING FROM LOT 128. | | | 1.Convent 4.Seller 7. | | | Square Foot | | | | 11.Regular Lot | | 1.Open Space | | | | | | | |
| | | | 2.FHA/VA 5.Private 8. | | | | | | | 12.Delta Triangle | | 2.Neighborhood A | | | | | | | |
| | | | 3.Assumed 6.Cash 9.Unknown | | | | | | | 13.Nabla Triangle | | 3.Topography | | | | | | | |
| | | | Validity 1 Arms Length Sale | | | | | | | 14.Rear Land | | 4.Size/Shape | | | | | | | |
| | | | 1.Valid 4.Split 7.Renovate | | | | | | | 15.Front Foot | | 5.Access | | | | | | | |
| WISCASSET | | | 2.Related 5.Partial 8.Other | | | Fract. Acre | | | | 6.Restriction | | 7.Corner/Locatio | | | | | | | |
| | | | 3.Distress 6.Exempt 9.Foreclose | | | | | | | 7.View/Environ | | 9.Fract Share | | | | | | | |
| | | | Verified 5 Public Record | | | | | | | 8.Rear 20+ | | Acres | | | | | | | |
| | | | 1.Buyer 4.Agent 7.Family | | | | | | | 30.Rear 20+ | | 31.Waterfront Rea | | | | | | | |
| | | | 2.Seller 5.Pub Rec 8.Other | | | | | | | 32.Open Space | | 33.RestrictEsm | | | | | | | |
| | | | 3.Lender 6.MLS 9. | | | | | | | 34.PASTURE 1 | | 35.HORTICULTURAL- | | | | | | | |
| | | | | | | | | | | 36.Pasture 3 | | 37.Softwood | | | | | | | |
| | | | | | | | | | | 38.Mixed Wood | | 39.Hardwood | | | | | | | |
| | | | | | | | | | | 40.Wasteland | | 41.CAMP SITE | | | | | | | |
| | | | | | | | | | | 42.Mobile Home Si | | 43.Condo Site | | | | | | | |
| | | | | | | | | | | 44.Site Improve | | 45.CAMP SITE | | | | | | | |
| | | | | | | | | | | 46.PAVING/00 | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | Total Acreage | | 3.30 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |

WISCASSET

Map Lot R05-128-G



Account 797

Location 101 CLARKS POINT ROAD

Card 1

Of 1

9/26/2024

| | | |
|--|---|---|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 4 One & 1/2 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 740 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 3 Below Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1900 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 3 Brick &/or Stone | # Fireplaces 2 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Fr Gar 20x24W/ Att. Shed40sqft.

| | | | | |
|-------|-------|---------------|-------|-----------|
| WD | 1sFr | 11/2sfr/B | 1sFr | Att. Shed |
| 20.0' | 20.0' | 20.0' | 15.0' | 15.0' |
| 9.0' | 24.0' | 37.0' | 14.0' | 28.0' |
| | | 8.0' 35.0' Ep | | |

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 1960 | 480 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 68 Wood Deck | 1960 | 180 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 22 Encl Frame Porch | 1900 | 280 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 24 Frame Shed | 1900 | 420 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 23 Frame Garage | 1900 | 480 | 3 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 1 ONE STORY | 1900 | 210 | 0 0 | 0 | 0 % | 0 % | | 6.2 & 1/2 STORY |
| 24 Frame Shed | 1900 | 40 | 0 0 | 0 | 0 % | 0 % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl 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 R05-128-G-SLR "ON

Account 2803

Location 101 CLARKS POINT 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 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 0 | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | | | | 3.Informed 6. 9. | | |
| 3.Wet | 6. | 9. | | | | Information Code 0 | | |
| | | | | | | 1.Owner 4.Agent 7. | | |
| | | | | | | 2.Relative 5.Estimate 8. | | |
| | | | | | | 3.Tenant 6.Other 9. | | |
| Date Inspected | | | | | | | | |
| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 124 SOLAR PANELS | 2024 | | | | % | % | 13,300 | 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 |

| | | | | | | | | | | | |
|--|--|--|--|-------|--------|--|-------------|----------------------|--------|------------------|--|
| CLEMENT, THOMAS L CLEMENT, CYNTHIA L 104 CLARKS POINT ROAD WISCASSET ME 04578 | | | Property Data | | | Assessment Record | | | | | |
| | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | Tree Growth Year 0 | | | 2022 | 0 | 8,000 | 8,000 | 0 | |
| | | | FARM LAND YEAR | | | 2023 | 0 | 8,000 | 8,000 | 0 | |
| | | | OPEN SPACE YEAR | | | 2024 | 0 | 8,000 | 8,000 | 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 | | | | | | | | |
| | | | 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 | | | | | | | | |
| Inspection Witnessed By: | | | CONSERV EASE 0 | | | | | | | | |
| | | | Sale Data | | | Land Data | | | | | |
| | | | Sale Date | | | Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | Type | Effective | | Influence | |
| Price | | | Frontage | Depth | Factor | | | Code | | | |
| Sale Type | | | | | % | | | | | | |
| 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. | | | | | % | | | | | | |
| Financing | | | | | % | | | | | | |
| Notes: '22 New Solar ON Exempt | | | 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown | | | Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite | | Square Feet | | | |
| | | | Validity | | | | | | | % | |
| | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | | | % | |
| | | | Verified | | | | | | | % | |
| | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | % | |
| WISCASSET | | | | | | Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1~10 29.Rear Land 11~2 | | Acreage/Sites | | | |
| | | | | | | | | | | % | |
| | | | | | | | | | | % | |
| | | | | | | | | | | % | |
| | | | | | | | | | | % | |
| | | | Total Acreage | | | 0.00 | | | | | |

WISCASSET

Map Lot R05-128-ON

Account 2740

Location 104 CLARKS POINT 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 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 0 | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | | | | 3.Informed 6. 9. | | |
| 3.Wet | 6. | 9. | | | | Information Code 0 | | |
| | | | | | | 1.Owner 4.Agent 7. | | |
| | | | | | | 2.Relative 5.Estimate 8. | | |
| | | | | | | 3.Tenant 6.Other 9. | | |
| Date Inspected | | | | | | | | |
| Additions, Outbuildings & Improvements | | | | | | | | 1.ONE STORY FRAM |
| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | 2.TWO STORY FRAM |
| 124 SOLAR PANELS | 2021 | | | | % | % | 8,000 | 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 R05-129 | | | Account 798 | | | Location POLLY CLARK BROOK | | | Card 1 Of 1 | | | 9/26/2024 | | | | |
| LEWIS, BARRY 215 NORTH LAKESIDE DRIVE LAKE WORTH FL 33460 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 243,000 | 0 | 0 | 243,000 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 259,900 | 0 | 0 | 259,900 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 259,900 | 0 | 0 | 259,900 | | | |
| B5237P302 B5349P34 | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 259,900 | 0 | 0 | 259,900 | | | |
| Previous Owner SUSSKIND, STUART R., TRUSTEE LOUISE B. GUTHMAN TRUST | | | | | | Secondary Zone | | | 2015 | 259,900 | 0 | 0 | 259,900 | | | |
| | | | | | | | | | 2016 | 259,900 | 0 | 0 | 259,900 | | | |
| CINCINNATI OH 45202 2409 Sale Date: 3/12/2018 | | | | | | Topography 2 Rolling | | | 2017 | 149,600 | 0 | 0 | 149,600 | | | |
| Previous Owner GUTHMAN, LOUISE B. | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 149,600 | 0 | 0 | 149,600 | | | |
| | | | | | | | | | 2019 | 97,100 | 0 | 0 | 97,100 | | | |
| | | | | | | Utilities 9 NoWater/NoSewer | | | 2020 | 97,100 | 0 | 0 | 97,100 | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 97,100 | 0 | 0 | 97,100 | | | |
| | | | | | | | | | 2022 | 97,100 | 0 | 0 | 97,100 | | | |
| 383 CANYON DRIVE NORTH COLUMBUS OH 43214 Sale Date: 10/25/2012 | | | | | | | | | 2023 | 121,400 | 0 | 0 | 121,400 | | | |
| | | | | | | Street 1 Paved | | | 2024 | 121,400 | 0 | 0 | 121,400 | | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | Land Data | | | | | | | |
| | | | | | | TREE GROWTH PLAN 0 CONSERV EASE 0 | | | Front Foot | | Type | Effective | | Influence | | Influence Codes |
| | | | | | | Sale Data | | | | | | Frontage | Depth | Factor | Code | |
| Inspection Witnessed By: | | | | | | Sale Date 3/12/2018 | | | 11.Regular Lot | | | | | | 1.Open Space | |
| | | | | | | Price | | | 12.Delta Triangle | | | | | | 2.Neighborhood A | |
| X | | | | | | Sale Type 1 Land Only | | | 13.Nabla Triangle | | | | | | 3.Topography | |
| | | | | | | 1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9. | | | 14.Rear Land | | | | | | 4.Size/Shape | |
| No./Date | | | | | | Description | | | Date Insp. | | 15.Front Foot | | | | | 5.Access |
| | | | | | | | | | | | | | | | | 6.Restriction |
| | | | | | | | | | | | | | | | | 7.Corner/Locatio |
| | | | | | | | | | | | | | | | | 8.View/Environ |
| | | | | | | | | | | | | | | | | 9.Fract Share |
| Notes: | | | | | | 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 | | | | | | | | | | |
| '19 Per further review adjust to 50% functional to be similar to lot 130(same location) ABATE '17 Per neighborhood review adjust for topo(brook frontage only) and adjust rear water to rear land. 2012-Added 1.3 acres to equal 8.3 acres per Dorothy Kahl survey plan. 2013-Previous owner: Louise B. Guthman BK817 PG171 8/16/74 and BK865 PG6 12/22/75. | | | | | | Validity 1 Arms Length Sale | | | Fract. Acre | | Acreage/Sites | | | | | |
| | | | | | | 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose | | | | | 26 1.00 50 % 0 27 1.00 50 % 0 28 7.30 100 % 0 | | | | | |
| WISCASSET | | | | | | Verified 5 Public Record | | | | | | | | | | |
| | | | | | | 1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9. | | | | | | | | | | |
| | | | | | | | | | | | Total Acreage 8.30 | | | | | |

WISCASSET

Map Lot R05-129

Account 798

Location POLLY CLARK BROOK

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 100% | | | 3. 6. 9. | | |
| 4.Cape | 8.Log | 12.Cot. | 1.HWBB 5.FWA 9.No Heat | | | Attic | | |
| Dwelling Units | | | 2.HWCI 6.GravWA 10. | | | 1.1/4 Fin 4.Full Fin 7. | | |
| Other Units | | | 3.H Pump 7.Electric 11. | | | 2.1/2 Fin 5.F/Stair 8. | | |
| Stories | | | 4.Steam 8.F/Wall 12. | | | 3.3/4 Fin 6. 9.None | | |
| 1.1 | 4.1.5 | 7. | Cool Type 0% | | | Insulation | | |
| 2.2 | 5.1.75 | 8. | 1.Refrig 4.W&C Air 7. | | | 1.Full 4.Minimal 7. | | |
| 3.3 | 6.2.5 | 9. | 2.Evapor 5. 8. | | | 2.Heavy 5.Unknown 8. | | |
| Exterior Walls | | | 3.H Pump 6. 9.None | | | 3.Capped 6. 9.None | | |
| 1.CLAP | 5.T-111 | 9.OTHER | Kitchen Style | | | Unfinished % | | |
| 2.WD SH | 6.BR/STONE | 10. | 1.GOOD 4.Obsolete 7. | | | Grade & Factor | | |
| 3.COMP | 7.NOV | 11. | 2.TYPICAL 5. 8. | | | 1.E Grade 4.B Grade 7.AA+ Grad | | |
| 4.ASB/ASP | 8.AL/VIN | 12. | 3.OLD TYPE 6. 9.None | | | 2.D Grade 5.A Grade 8.AA++Grad | | |
| Roof Surface | | | Bath(s) Style | | | 3.C Grade 6.AA Grade 9.Same | | |
| 1.Asphalt | 4.Composit | 7. | 1.GOOD 4.Obsolete 7. | | | SQFT (Footprint) | | |
| 2.Slate | 5.Wood | 8. | 2.TYPICAL 5. 8. | | | Condition | | |
| 3.Metal | 6.Other | 9. | 3.Old Type 6. 9.None | | | 1.Poor 4.Avg 7.V G | | |
| SF Masonry Trim | | | # Rooms | | | 2.Fair 5.Avg+ 8.Exc | | |
| OPEN-3-CUSTOM | | | # Bedrooms | | | 3.Avg- 6.Good 9.Same | | |
| OPEN-4-CUSTOM | | | # Full Baths | | | Phys. % Good | | |
| Year Built | | | # Half Baths | | | Funct. % Good | | |
| Year Remodeled | | | # Addn Fixtures | | | Functional Code | | |
| Foundation | | | # Fireplaces | | | 1.Incomp 4.SMALL 7.LAYOUT | | |
| 1.Concrete | 4.Wood | 7. |  | | | 2.O-Built 5.CDU 8.OTHER | | |
| 2.C Block | 5.Slab | 8. | | | | 3.Defmaint 6.STYLE 9.None | | |
| 3.Br/Stone | 6.Piers | 9. | | | | Econ. % Good | | |
| Basement | | | | | | Economic Code | | |
| 1.1/4 Bmt | 4.Full Bmt | 7. | | | | 0.None 3.Services 9.None | | |
| 2.1/2 Bmt | 5.None | 8. | | | | 1.Location 4.Traffic 8. | | |
| 3.3/4 Bmt | 6. | 9.None | | | | 2.Encroach 8.Other 9. | | |
| Bsmt Gar # Cars | | | | | | Entrance Code 4 Unoccupied | | |
| Wet Basement | | | | | | 1.Interior 4.Vacant 7. | | |
| 1.Dry | 4. | 7. | | | | 2.Refusal 5.Estimate 8. | | |
| 2.Damp | 5. | 8. | | | | 3.Informed 6. 9. | | |
| 3.Wet | 6. | 9. | | | | Information Code 5 Estimate | | |
| | | | | | | 1.Owner 4.Agent 7. | | |
| | | | | | | 2.Relative 5.Estimate 8. | | |
| | | | | | | 3.Tenant 6.Other 9. | | |
| Date Inspected 1/16/2007 | | | | | | | | |
| 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 R05-130 | | | Account 799 | | | Location 9 CLARKS POINT ROAD | | | Card 1 Of 1 | | | 9/26/2024 | | | | |
| BRADFORD, ADAM B FRYEBURG ME 04037 1114 B2735P12 | | | | | | Property Data | | | Assessment Record | | | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | | | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | Secondary Zone 21 RU | | | 2015 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | Topography 1 Level | | | 2016 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2017 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | Utilities 4 Drilled Well 6 Septic System | | | 2018 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2019 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | Street 1 Paved | | | 2020 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet | | | 2021 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | TREE GROWTH PLAN 0 | | | 2022 | 83,900 | 52,600 | 0 | 136,500 | | | |
| | | | | | | CONSERV EASE 0 | | | 2023 | 104,900 | 65,800 | 0 | 170,700 | | | |
| Inspection Witnessed By: | | | | | | Sale Data | | | 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot | | 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 | |
| | | | | | | Sale Date | | | | | | | | | | |

WISCASSET

Map Lot R05-130


Account 799

Location 9 CLARKS POINT ROAD

Card 1

Of 1

9/26/2024

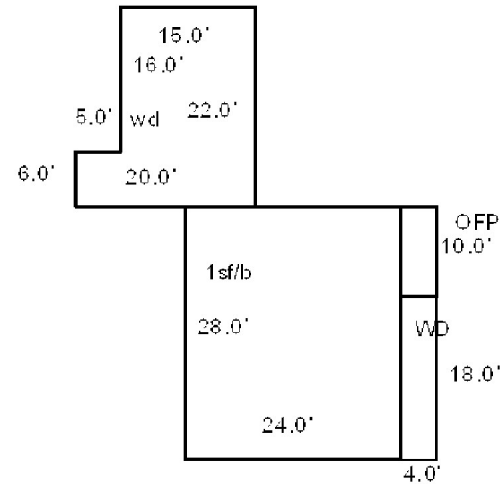
| | | |
|--------------------------------------|---|---|
| Building Style 1 Conventional | SF Bsmt Living 672 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 9 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 3 Sheet Metal | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 672 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 6 Good |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1940 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 2006 | 72 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 0 | 64 | 2 100 | 2 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 68 Wood Deck | 2006 | 360 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 21 Open Frame | 2006 | 40 | 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 |

shed 8x8



2005-FORMER OWNER: FRANK L. GLEASON BK2004 PG236
2005-CHANGED HEAT CODE - WAS CODED AS NO HEAT -
ALSO ADDED 10 X 10 SHED AND 14 X 38 CONCRETE PAD
2006-PER CEO THIS PROPERTY IS ACTUALLY SHORELAND
RESIDENTIAL AND NOT RURAL AS ORIGINALLY CODED.
2011-Previous owner: Linda Martin Bk3319 Pg16, bought
WISCONSIN 100.

WISCASSET

Map Lot R05-131


Account 800

Location 3 CLARKS POINT ROAD

Card 1

Of 1

9/26/2024

| | | |
|--|---|-------------------------------------|
| Building Style 2 Ranch | SF Bsmt Living 268 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 3 95 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 8 Floor/Wall Unit | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 1 One Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 100% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 3 Average 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 912 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 4 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 1 | Phys. % Good 0% |
| Year Built 1999 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 5 Estimated |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 5 Estimate |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

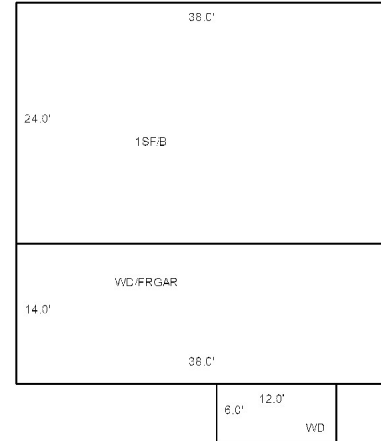
Date Inspected 8/18/2008

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|-----------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 68 Wood Deck | 2006 | 532 | 3 100 | 4 | 0 % | 100 % | | 1.ONE STORY FRAM |
| 24 Frame Shed | 2004 | 100 | 2 100 | 4 | 0 % | 100 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 2006 | 532 | 2 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 68 Wood Deck | 2015 | 72 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| 24 Frame Shed | 2023 | | | | % | % | 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 |

SHED 10X10

Sv Shed
8.0'
12.0'



| | | | | | | | | | | | | | | |
|--|---------|---------|---------------|---------|-----------|---|---|--|--|---------|-----------|-----------|---------|--|
| Map Lot R05-132 | | | Account 801 | | | Location 307 FEDERAL STREET | | | Card 1 Of 1 | | | 9/26/2024 | | |
| MATTHEW, SERVILIO B PALUCK, TARA 307 FEDERAL ST WISCASSET ME 04578 USA B5558P74 | | | | | | Property Data | | | Assessment Record | | | | | |
| | | | | | | Neighborhood 106 RURAL NORTHEAST | | | Year | Land | Buildings | Exempt | Total | |
| | | | | | | Tree Growth Year 0 | | | 2011 | 217,000 | 177,800 | 0 | 394,800 | |
| | | | | | | FARM LAND YEAR 0 | | | 2012 | 217,000 | 177,800 | 0 | 394,800 | |
| | | | | | | OPEN SPACE YEAR 0 | | | 2013 | 217,000 | 177,800 | 0 | 394,800 | |
| Previous Owner GAETH, RICHARD ROGERS J/T GAETH, PAMELA H | | | | | | Zone/Land Use 14 SHORE RESIDENTIA | | | 2014 | 217,000 | 177,800 | 10,000 | 384,800 | |
| | | | | | | Secondary Zone | | | 2015 | 217,000 | 177,800 | 10,000 | 384,800 | |
| | | | | | | | | | 2016 | 217,000 | 177,800 | 15,000 | 379,800 | |
| WISCASSET ME 04578 Sale Date: 7/30/2020 | | | | | | Topography 2 Rolling | | | 2017 | 143,000 | 177,800 | 20,000 | 300,800 | |
| | | | | | | 1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. | | | 2018 | 143,000 | 177,800 | 20,000 | 300,800 | |
| 2019 | 143,000 | 177,800 | 20,000 | 300,800 | | | | | | | | | | |
| Utilities 4 Drilled Well 6 Septic System | | | 2020 | 143,000 | 177,800 | | | | 25,000 | 295,800 | | | | |
| Previous Owner ROGERS, MAGGIE (DEWISEE) C/O RICHARD ROGERS GAETH, PR 307 FEDERAL STREET WISCASSET ME 04578 Sale Date: 8/31/2010 | | | | | | 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None | | | 2021 | 143,000 | 177,800 | 0 | 320,800 | |
| | | | | | | | | | 2022 | 143,000 | 177,800 | 24,000 | 296,800 | |
| | | | | | | | | | 2023 | 178,800 | 222,200 | 25,000 | 376,000 | |
| | | | | | | Street 1 Paved | | | 2024 | 178,800 | 222,200 | 25,000 | 376,000 | |
| | | | | | | 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 | | | | | | | | | | | |
| | | | 26 | 1.00 | 80 | % | 3 | | | | | | | |
| | | | 27 | 1.00 | 100 | % | 0 | | | | | | | |
| | | | 28 | 4.00 | 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 | | 5.00 | | | | | | | | | |

WISCASSET

Map Lot R05-132


Account 801

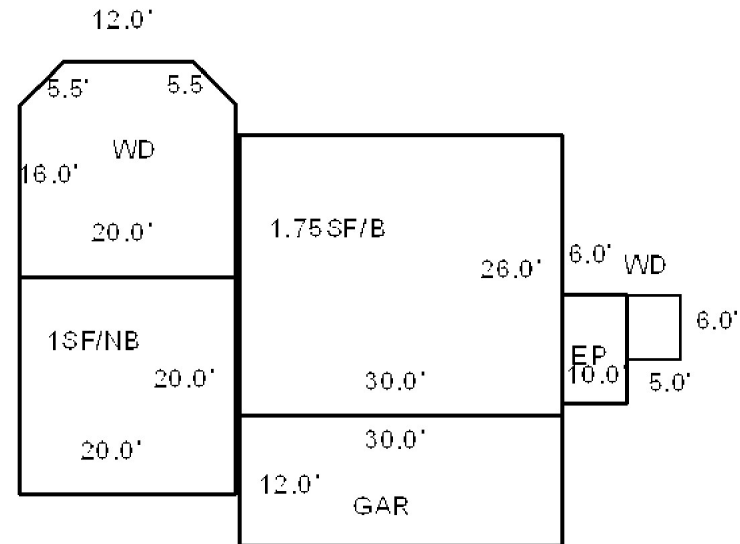
Location 307 FEDERAL STREET

Card 1

Of 1

9/26/2024

| | | |
|--|---|---|
| Building Style 5 Colonial | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 1 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 1 Hot Water BB | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 1 Full |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 2 WOOD SHINGLE | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 100% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 780 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 6 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 2 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1990 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 1 Concrete | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. | | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 1 Interior Inspect |
| Wet Basement 1 Dry Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. | | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 1 Owner |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |



GARAGE 20X32



Date Inspected 3/20/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|---------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 1 ONE STORY | 1990 | 400 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 23 Frame Garage | 1990 | 360 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 22 Encl Frame Porch | 1990 | 60 | 0 0 | 0 | 0 % | 0 % | | 3.THREE STORY FR |
| 68 Wood Deck | 1990 | 384 | 0 0 | 0 | 0 % | 0 % | | 4.1 & 1/2 STORY |
| 76 1.25 ST | 1990 | 640 | 3 100 | 4 | 0 % | 100 % | | 5.1 & 3/4 STORY |
| 68 Wood Deck | 1990 | 30 | 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 |

SAINDON, LUKE C
SAINDON, MONIQUE J
291 FEDERAL ST
WISCASSET ME 04578
USA
B5591P265

Previous Owner
CHARTIER, NATHAN P
CHARTIER, MONICA R
207 GEORGE WRIGHT ROAD
WOOLWICH ME 04579
Sale Date: 9/25/2020

Previous Owner
HALL, RICHARD H.
HALL, ELLEN

BRUNSWICK ME 04011 9544
Sale Date: 12/09/2016

Inspection Witnessed By:

X

Date

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

Notes:

'17 Per neighborhood review adjust for topo(brook frontage only) and adjust rear water to rear land.
12/2013-pool was removed, abatement issued.
2/2014-Added deck never assessed.

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 | | 1 Level | |
| 1.Level | 4.Below St | 7.Steep | |
| 2.Rolling | 5.Low | 8.Rough | |
| 3.Above St | 6.Swampy | 9. | |
| Utilities | 4 Drilled Well | 6 Septic System | |
| 1.Public | 4.Dr Well | 7.Cesspool | |
| 2.Water | 5.DUG/LAKE | 8. | |
| 3.Sewer | 6.Septic | 9.None | |
| Street | 1 Paved | | |
| 1.Paved | 4.Proposed | 7. | |
| 2.Semi Imp | 5.Private | 8. | |
| 3.Gravel | 6.Pub Eas | 9.NoStreet | |
| TREE GROWTH PLAN | | 0 | |
| CONSERV EASE | | 0 | |
| Sale Data | | | |
| Sale Date | | 9/25/2020 | |
| Price | | 278,000 | |
| Sale Type | | 2 Land & Buildings | |
| 1.Land | 4.Mobile | 7. | |
| 2.L & B | 5.Other | 8. | |
| 3.Building | 6. | 9. | |
| Financing | | 5 Private Finance | |
| 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 | 213,100 | 117,400 | 0 | 330,500 |
| 2012 | 213,100 | 117,400 | 0 | 330,500 |
| 2013 | 213,100 | 117,400 | 0 | 330,500 |
| 2014 | 213,100 | 117,400 | 0 | 330,500 |
| 2015 | 213,100 | 117,400 | 0 | 330,500 |
| 2016 | 213,100 | 117,400 | 0 | 330,500 |
| 2017 | 142,400 | 117,400 | 0 | 259,800 |
| 2018 | 142,400 | 117,400 | 0 | 259,800 |
| 2019 | 142,400 | 117,400 | 0 | 259,800 |
| 2020 | 142,400 | 117,400 | 0 | 259,800 |
| 2021 | 142,400 | 117,400 | 0 | 259,800 |
| 2022 | 142,400 | 117,400 | 0 | 259,800 |
| 2023 | 178,000 | 146,800 | 25,000 | 299,800 |
| 2024 | 178,000 | 146,800 | 25,000 | 299,800 |

Land Data

| Front Foot | Type | Effective | | Influence | | Influence Codes |
|--------------------|------|----------------------|-------|-------------|------|-------------------|
| | | Frontage | Depth | Factor | Code | |
| 11.Regular Lot | | | | % | | 1.Open Space |
| 12.Delta Triangle | | | | % | | 2.Neighborhood A |
| 13.Nabla Triangle | | | | % | | 3.Topography |
| 14.Rear Land | | | | % | | 4.Size/Shape |
| 15.Front Foot | | | | % | | 5.Access |
| | | | | % | | 6.Restriction |
| | | | | % | | 7.Corner/Locatio |
| | | | | % | | 8.View/Environ |
| | | | | % | | 9.Fract Share |
| Square Foot | | Square Feet | | | | Acres |
| 16.Regular Lot | | | | % | | 30.Rear 20+ |
| 17.Secondary Site | | | | % | | 31.Waterfront Rea |
| 18.Secondary Site | | | | % | | 32.Open Space |
| 19.Condominium | | | | % | | 33.RestrictEsm |
| 20.Base Homesite | | | | % | | 34.PASTURE 1 |
| | | | | % | | 35.HORTICULTURAL- |
| Fract. Acre | | Acreage/Sites | | | | 36.Pasture 3 |
| 21.HS Size Adj | 26 | 1.00 | 80 | % | 3 | 37.Softwood |
| 22.Base Waterfront | 27 | 1.00 | 100 | % | 0 | 38.Mixed Wood |
| 23.Deep WF Size A | 28 | 3.70 | 100 | % | 0 | 39.Hardwood |
| Acres | | | | % | | 40.Wasteland |
| 24.Base Waterfront | | | | % | | 41.CAMP SITE |
| 25.Shallow WF Siz | | | | % | | 42.Mobile Home Si |
| 26.Base Water Inf | | | | % | | 43.Condo Site |
| 27.Influence W Si | | | | % | | 44.Site Improveve |
| 28.Rear Land 1-10 | | | | % | | 45.CAMP SITE |
| 29.Rear Land 11-2 | | | | % | | |
| | | Total Acreage | | 4.70 | | |

WISCASSET

Map Lot R05-132-A

Account 802

Location 291 FEDERAL STREET

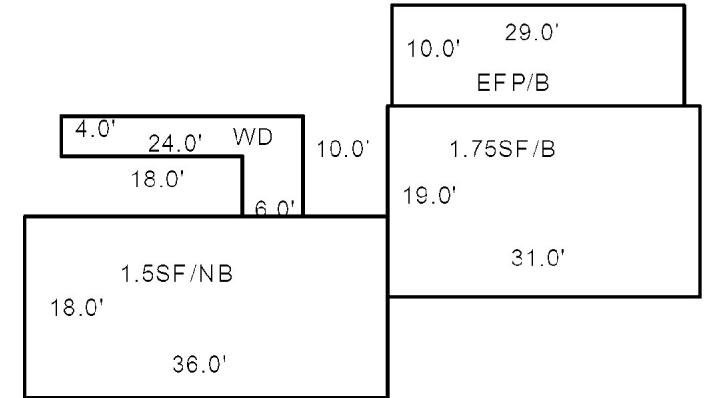
Card 1 Of 1 9/26/2024

| | | |
|--|--|------------------------------------|
| Building Style 4 Cape Cod | SF Bsmt Living 0 | Layout 1 Typical |
| 1.Conv. 5.Colonial 9.Other | Fin Bsmt Grade 0 0 | 1.Typical 4. 7. |
| 2.Ranch 6.Split 10.Double | HEARTH 0 | 2.Inadeq 5. 8. |
| 3.R Ranch 7.Mod/Cont 11.Multi | Heat Type 100% 5 Forced Warm Air | 3. 6. 9. |
| 4.Cape 8.Log 12.Cot. | 1.HWBB 5.FWA 9.No Heat | Attic 9 None |
| Dwelling Units 1 | 2.HWCI 6.GravWA 10. | 1.1/4 Fin 4.Full Fin 7. |
| Other Units 0 | 3.H Pump 7.Electric 11. | 2.1/2 Fin 5.F/Stair 8. |
| Stories 5 One & 3/4 Story | 4.Steam 8.F/Wall 12. | 3.3/4 Fin 6. 9.None |
| 1.1 4.1.5 7. | Cool Type 0% 9 None | Insulation 4 Minimal |
| 2.2 5.1.75 8. | 1.Refrig 4.W&C Air 7. | 1.Full 4.Minimal 7. |
| 3.3 6.2.5 9. | 2.Evapor 5. 8. | 2.Heavy 5.Unknown 8. |
| Exterior Walls 8 ALUM/VINYL | 3.H Pump 6. 9.None | 3.Capped 6. 9.None |
| 1.CLAP 5.T-111 9.OTHER | Kitchen Style 2 TYPICAL | Unfinished % 0% |
| 2.WD SH 6.BR/STONE 10. | 1.GOOD 4.Obsolete 7. | Grade & Factor 4 Good 95% |
| 3.COMP 7.NOV 11. | 2.TYPICAL 5. 8. | 1.E Grade 4.B Grade 7.AA+ Grad |
| 4.ASB/ASP 8.AL/VIN 12. | 3.OLD TYPE 6. 9.None | 2.D Grade 5.A Grade 8.AA++Grad |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 TYPICAL | 3.C Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7. | 1.GOOD 4.Obsolete 7. | SQFT (Footprint) 589 |
| 2.Slate 5.Wood 8. | 2.TYPICAL 5. 8. | Condition 4 Average |
| 3.Metal 6.Other 9. | 3.Old Type 6. 9.None | 1.Poor 4.Avg 7.V G |
| SF Masonry Trim 0 | # Rooms 8 | 2.Fair 5.Avg+ 8.Exc |
| OPEN-3-CUSTOM 0 | # Bedrooms 3 | 3.Avg- 6.Good 9.Same |
| OPEN-4-CUSTOM 0 | # Full Baths 2 | Phys. % Good 0% |
| Year Built 1946 | # Half Baths 0 | Funct. % Good 100% |
| Year Remodeled 0 | # Addn Fixtures 0 | Functional Code 9 None |
| Foundation 3 Brick &/or Stone | # Fireplaces 0 | 1.Incomp 4.SMALL 7.LAYOUT |
| 1.Concrete 4.Wood 7. |  | 2.O-Built 5.CDU 8.OTHER |
| 2.C Block 5.Slab 8. | | 3.Defmaint 6.STYLE 9.None |
| 3.Br/Stone 6.Piers 9. | | Econ. % Good 100% |
| Basement 4 Full Basement | | Economic Code None |
| 1.1/4 Bmt 4.Full Bmt 7. | | 0.None 3.Services 9.None |
| 2.1/2 Bmt 5.None 8. |  | 1.Location 4.Traffic 8. |
| 3.3/4 Bmt 6. 9.None | | 2.Encroach 8.Other 9. |
| Bsmt Gar # Cars 0 | | Entrance Code 5 Estimated |
| Wet Basement 2 Damp Basement | | 1.Interior 4.Vacant 7. |
| 1.Dry 4. 7. | | 2.Refusal 5.Estimate 8. |
| 2.Damp 5. 8. |  | 3.Informed 6. 9. |
| 3.Wet 6. 9. | | Information Code 5 Estimate |
| | | 1.Owner 4.Agent 7. |
| | | 2.Relative 5.Estimate 8. |
| | | 3.Tenant 6.Other 9. |

Date Inspected 1/16/2007

Additions, Outbuildings & Improvements

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value | |
|--------------------|------|-------|-------|------|-------|--------|-------------|-------------------|
| 4 1 & 1/2 STORY FR | 1946 | 648 | 0 0 | 0 | 0 % | 0 % | | 1.ONE STORY FRAM |
| 32 | 1946 | 290 | 0 0 | 0 | 0 % | 0 % | | 2.TWO STORY FRAM |
| 23 Frame Garage | 1960 | 624 | 3 100 | 4 | 0 % | 100 % | | 3.THREE STORY FR |
| 68 Wood Deck | 1960 | 132 | 3 100 | 4 | 0 % | 100 % | | 4.1 & 1/2 STORY |
| | | | | | % | % | | 5.1 & 3/4 STORY |
| | | | | | % | % | | 6.2 & 1/2 STORY |
| | | | | | % | % | | 21.Open Frame Por |
| | | | | | % | % | | 22.Encl Frame Por |
| | | | | | % | % | | 23.Frame Garage |
| | | | | | % | % | | 24.Frame Shed |
| | | | | | % | % | | 25.Frame Bay Wind |
| | | | | | % | % | | 26.1SFr Overhang |
| | | | | | % | % | | 27.Unfin Basement |
| | | | | | % | % | | 28.Unfinished Att |
| | | | | | % | % | | 29.Finished Attic |



GARAGE 24X26

