

Map Lot U14-001

Account 1730

Location 432 BATH ROAD

Card 1 Of 1 9/25/2024

SOULE(TRUSTEE), CAROLYN A CAROLYN A SOULE LIVING TRUST WISCASSET ME 04578			Property Data			Assessment Record						
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2011	330,000	119,600	0	449,600		
			FARM LAND YEAR 0			2012	330,000	119,600	0	449,600		
			OPEN SPACE YEAR 0			2013	330,000	119,600	0	449,600		
B5485P37			Zone/Land Use 19 COMMERCIAL			2014	330,000	119,600	0	449,600		
			Secondary Zone			2015	330,000	119,600	0	449,600		
Previous Owner SOULE, CAROLYN A			Topography 1 Level			2016	330,000	119,600	0	449,600		
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	330,000	119,600	0	449,600		
P.O. BOX 325 WISCASSET ME 04578 Sale Date: 1/15/2020			Utilities 1 All Public			2018	330,000	119,600	0	449,600		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	330,000	119,600	0	449,600		
			Street 1 Paved			2020	330,000	119,600	0	449,600		
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	330,000	119,600	0	449,600		
Previous Owner SOULE, JR., FRANCIS S. (DEWISEE) SOULE, CAROLYN A. P.R.			TREE GROWTH PLAN 0			2022	330,000	119,600	0	449,600		
			CONSERV EASE 0			2023	348,900	128,100	0	477,000		
			Sale Data			2024	348,900	128,100	0	477,000		
			Sale Date 1/15/2020			Land Data						
Inspection Witnessed By:			Price			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
			Sale Type 2 Land & Buildings					Frontage	Depth	Factor	Code	
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.					%							
Financing 9 Unknown					%							
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown					%							
Validity 8 Other Non Valid					%							
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose					%							
Notes: 2004-GARAGE FROM OLD HOUSE MOVED HERE FOR STORAGE 2014-Francis Soule passed away 11/2/2013 leaving property to wife, Carolyn A. Soule.			Verified 5 Public Record			Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				
			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.							%		
			Fract. Acre									
			21.HS Size Adj									
			22.Base Waterfron									
			23.Deep WF Size A									
WISCASSET						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				
								47	1.00	100	%	0
								48	1.00	100	%	0
								50	16.00	75	%	0
											%	
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WISCASSET

WISCASSET

Map Lot U14-001


Account 1730

Location 432 BATH ROAD

Card 1

Of 1

9/25/2024

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 1 Interior Inspect
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/14/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
287 OFFICE	1987	780	2 100	4	0 %	100 %		1.ONE STORY FRAM
228 GARAGE FRAME	1999	1200	3 100	4	0 %	100 %		2.TWO STORY FRAM
23 Frame Garage	1960	308	3 100	4	0 %	100 %		3.THREE STORY FR
228 GARAGE FRAME	1987	1020	3 100	4	0 %	100 %		4.1 & 1/2 STORY
344 PAVING.....	1987	6400	2 100	3	0 %	50 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

30.0'
40.0'
SHOP
30.0'
34.0'
1S/S
30.0'
26.0'
OFFICE



SOULE(TRUSTEE), CAROLYN A CAROLYN A SOULE LIVING TRUST WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2011	0	140,200	16,000	124,200	
			FARM LAND YEAR 0			2012	0	140,200	16,000	124,200	
			OPEN SPACE YEAR 0			2013	0	140,200	16,000	124,200	
B5485P36 Previous Owner SOULE, CAROLYN A			Zone/Land Use 21 RURAL			2014	0	140,200	16,000	124,200	
			Secondary Zone			2015	0	140,200	16,000	124,200	
			Topography 1 Level			2016	0	140,200	21,000	119,200	
P.O. BOX 325 WISCASSET ME 04578 Sale Date: 1/15/2020 Previous Owner SOULE, JR., FRANCIS S. (DEWISEE) SOULE, CAROLYN A. P.R.			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	0	140,200	26,000	114,200	
			Utilities 1 All Public			2018	0	140,200	26,000	114,200	
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	0	140,200	26,000	114,200	
			Street 1 Paved			2020	0	140,200	31,000	109,200	
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	0	140,200	31,000	109,200	
WISCASSET ME 04578 Sale Date: 1/23/2014						2022	0	140,200	29,760	110,440	
						2023	0	175,200	31,000	144,200	
						2024	0	175,200	31,000	144,200	
			Land Data								
			Front Foot		Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor		Code					
Inspection Witnessed By:			11.Regular Lot					%		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 Improveme 45.CAMP SITE 46.PAVING/00	
			12.Delta Triangle					%			
			13.Nabla Triangle					%			
			14.Rear Land					%			
			15.Front Foot					%			
X <div>Date</div>			TREE GROWTH PLAN 0								
			CONSERV EASE 0								
			Sale Data								
			Sale Date 1/15/2020								
			Price								
No./Date Description Date Insp.			Sale Type 3 Buildings Only								
			1.Land 4.Mobile 7.								
			2.L & B 5.Other 8.								
			3.Building 6. 9.								
			Financing 9 Unknown								
Notes: 2004-REMODELED WHOLE HOUSE, REMOVED EFP AND GARAGE. CHECK FOR OFF, EFP AND GARAGE IN 2005 HOMESTEAD NOW ON THIS ACCOUNT			1.Convent 4.Seller 7.								
			2.FHA/VA 5.Private 8.								
			3.Assumed 6.Cash 9.Unknown								
			Validity 8 Other Non Valid								
			1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose								
WISCASSET			Verified 5 Public Record								
			1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.								
			Fract. Acre				Acreage/Sites				
			21.HS Size Adj						%		
			22.Base Waterfron						%		
			23.Deep WF Size A						%		
			Acres						%		
			24.Base Waterfron						%		
			25.Shallow WF Siz						%		
			26.Base Water Inf						%		
			27.Influence W Si						%		
			28.Rear Land 1-10						%		
			29.Rear Land 11-2						%		
							Total Acreage		0.00		



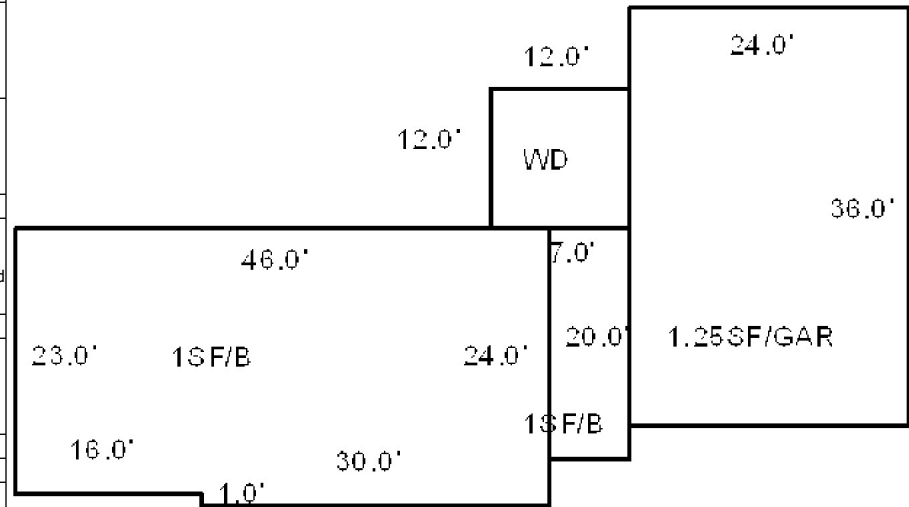
WISCASSET

Map Lot U14-001-001

Account 1731

Location 436 BATH ROAD

Card 1 Of 1 9/25/2024

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 9	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% 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) 1088
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 2	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 2004	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# 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 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 3/14/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	2004	140	3 100	4	0 %	100 %		1.ONE STORY FRAM
77 1.50 ST	2004	864	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2004	144	3 100	4	0 %	100 %		3.THREE STORY FR
21 Open Frame	2004	24	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

03/03/2007

Map Lot U14-001-002

Account 2217

Location 438 BATH ROAD

Card 1 Of 1 9/25/2024

AMERICAN TOWER CORPORATION
ATTN: PROPERTY TAX DEPT.
ATLANTA GA 31139

AMERICAN TOWER CORPORATION ATTN: PROPERTY TAX DEPT. ATLANTA GA 31139			Property Data			Assessment Record					
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total	
						2011	0	215,500	0	215,500	
						2012	0	215,500	0	215,500	
						2013	0	215,500	0	215,500	
			Zone/Land Use 21 RURAL			2014	0	215,500	0	215,500	
			Secondary Zone			2015	0	215,500	0	215,500	
						2016	0	215,500	0	215,500	
			Topography 1 Level			2017	0	215,500	0	215,500	
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9. Utilities 1 All Public 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2018	0	215,500	0	215,500	
2019	0	215,500				0	215,500				
2020	0	215,500				0	215,500				
2021	0	215,500				0	215,500				
2022	0	215,500				0	215,500				
			2023	0	228,500	0	228,500				
			2024	0	228,500	0	228,500				
			Land Data								
			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
		%									
		%									
		%									
		%									
11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot			Square Foot	Square Feet							
						%					
						%					
						%					
						%					
						%					
16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite			Fract. Acre	Acreage/Sites							
						%					
						%					
						%					
						%					
						%					
			Acres			%					
						%					
						%					
						%					
						%					
						%					
Notes: 2006-11 X 30 EQUIPMENT SHED AND 135' ANTENNA 2011-According to their personal property declaration the tower is 155 ft.			Verified			%					
						%					
						%					
						%					
						%					
						%					
WTSCASSET						%					
						%					
						%					
						%					
						%					
						%					

WISCASSET

Map Lot U14-001-002


Account 2217

Location 438 BATH ROAD

Card 1

Of 1

9/25/2024

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

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
360 TOWER.....	2001	660	3 100	4	0 %	100 %		1.ONE STORY FRAM
314 UTILITY	2003	240	3 100	4	0 %	100 %		2.TWO STORY FRAM
314 UTILITY	2009	240	3 100	4	0 %	100 %		3.THREE STORY FR
314 UTILITY	2009	360	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

UTIL BLDG

30X12

UTIL BLDG

20X12

TOWER

UTIL BLDG

20X12

Map Lot U14-002			Account 1732			Location 442 BATH ROAD			Card 1		Of 1		9/25/2024		
VASQUEZ, CARLOS R VASQUEZ, BEATRICE B 442 BATH ROAD WISCASSET ME 04578 B5583P33						Property Data			Assessment Record						
						Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	49,600	73,700	16,000	107,300		
						FARM LAND YEAR 0			2012	49,600	73,700	16,000	107,300		
						OPEN SPACE YEAR 0			2013	49,600	73,700	16,000	107,300		
Previous Owner BROWN, MAGGIE M BROWN, SHAUN M 442 BATH ROAD WISCASSET ME 04578 Sale Date: 9/04/2020						Zone/Land Use 21 RURAL			2014	49,600	73,700	16,000	107,300		
						Secondary Zone			2015	49,600	73,700	0	123,300		
									2016	49,600	73,700	0	123,300		
						Topography 1 Level			2017	49,600	73,700	0	123,300		
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	49,600	74,400	0	124,000		
2019	49,600	74,400	20,000	104,000											
WISCASSET ME 04578 Sale Date: 10/31/2018						Utilities 1 All Public			2020	49,600	74,400	25,000	99,000		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	49,600	74,400	25,000	99,000		
									2022	49,600	74,400	24,000	100,000		
						Street 1 Paved			2023	62,000	93,100	25,000	130,100		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	62,000	93,100	25,000	130,100		
Land Data															
Inspection Witnessed By: <															

WISCASSET

Map Lot U14-002

Account 1732

Location 442 BATH ROAD

Card 1

Of 1

9/25/2024

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 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) 944
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 1947	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 12/05/2006

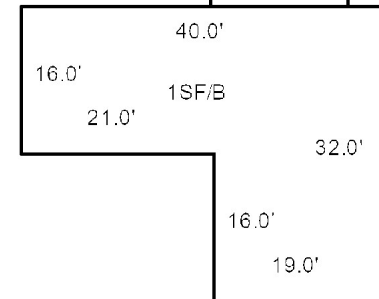
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	680	3 100	4	0 %	100 %		1.ONE STORY FRAM
68 Wood Deck	0	195	3 100	4	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	2017	128	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

8.0' Shed
16.0'

GARAGE 20X34

15.0'
13.0'
WD



GG, IV, LLC HARPSWELL ME 04079			Property Data			Assessment Record							
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2011	47,100	28,000	0	75,100			
			FARM LAND YEAR 0			2012	47,100	28,000	0	75,100			
			OPEN SPACE YEAR 0			2013	47,100	28,000	0	75,100			
B4841P227			Zone/Land Use 21 RURAL			2014	47,100	28,000	0	75,100			
			Secondary Zone			2015	47,100	28,000	0	75,100			
						2016	47,100	28,000	0	75,100			
			Topography 1 Level			2017	47,100	28,000	0	75,100			
			Previous Owner OXTON, ROBERT L. (DEWISEE) OXTON, ROBERT S. P/R C/O ROBERT S. OXTON BATH ME 04530 Sale Date: 11/14/2014			1.Level 4.Below St 7.Steep	2018	47,100	28,000	0	75,100		
2.Rolling 5.Low 8.Rough	2019	47,100				28,000	0	75,100					
3.Above St 6.Swampy 9.	2020	47,100				28,000	0	75,100					
Utilities 1 All Public	2021	47,100				28,000	0	75,100					
1.Public 4.Dr Well 7.Cesspool	2022	47,100				28,000	0	75,100					
Previous Owner OXTON, ROBERT L. 497 BATH ROAD WISCASSET ME 04578 Sale Date: 11/29/2010			2.Water 5.DUG/LAKE 8.	2023	58,900	35,000	0	93,900					
			3.Sewer 6.Septic 9.None	2024	58,900	35,000	0	93,900					
			Street 1 Paved	Land Data									
			1.Paved 4.Proposed 7.	Front Foot	Type	Effective		Influence		Influence Codes			
			2.Semi Imp 5.Private 8.			Frontage	Depth	Factor	Code				
3.Gravel 6.Pub Eas 9.NoStreet													
TREE GROWTH PLAN 0	11.Regular Lot					%	1.Open Space						
CONSERV EASE 0	12.Delta Triangle					%	2.Neighborhood A						
X			Sale Data			13.Nabla Triangle			%	3.Topography			
			Sale Date 11/14/2014	14.Rear Land			%	4.Size/Shape					
			Price 45,000	15.Front Foot			%	5.Access					
			Sale Type 2 Land & Buildings	Square Foot	Square Feet		%	6.Restriction					
			1.Land 4.Mobile 7.				%	7.Corner/Locatio					
2.L & B 5.Other 8.		%	8.View/Environ										
3.Building 6. 9.		%	9.Fract Share										
Financing 9 Unknown	16.Regular Lot		%			Acres							
Notes: 2/28/08-abatement issued for 50% functional on mobile home due to age and condition. 11/19/2010-Mr. Oxtan passed away 11/19/2010 leaving property to son. 2015- Previous owner: Robert S. Oxtan BK4374 PG53.			1.Convent 4.Seller 7.	Fract. Acre	20	1.00	100	%	0	30.Rear 20+			
			2.FHA/VA 5.Private 8.							17.Secondary Site		%	31.Waterfront Rea
			3.Assumed 6.Cash 9.Unknown							18.Secondary Site		%	32.Open Space
			Validity 1 Arms Length Sale							19.Condominium		%	33.RestrictEsm
			1.Valid 4.Split 7.Renovate							20.Base Homesite		%	34.PASTURE 1
WISCASSET			2.Related 5.Partial 8.Other	Acres/Sites	21	0.42	100	%	0	35.HORTICULTURAL-			
			3.Distress 6.Exempt 9.Foreclose								%	36.Pasture 3	
			Verified 5 Public Record								%	37.Softwood	
			1.Buyer 4.Agent 7.Family								%	38.Mixed Wood	
			2.Seller 5.Pub Rec 8.Other								%	39.Hardwood	
3.Lender 6.MLS 9.		%		%		40.Wasteland							
										41.CAMP SITE			
										42.Mobile Home Si			
										43.Condo Site			
										44.Site Improve			
										45.CAMP SITE			
										46.PAVING/00			


WISCASSET

Map Lot U14-003

Account 1733

Location 497 BATH ROAD

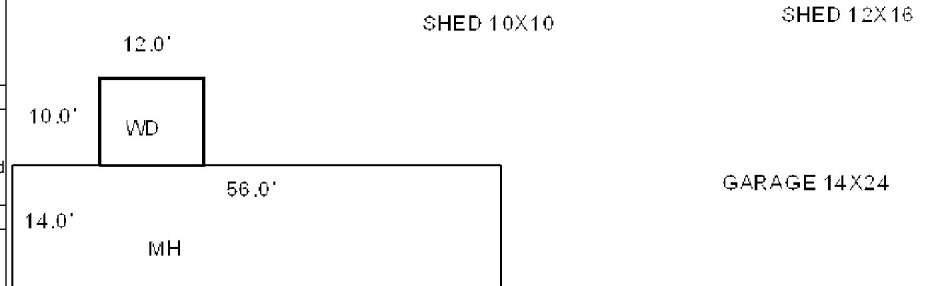
Card 1 Of 1 9/25/2024

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 12/05/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1977	14x56	3 100	4	0 %	50 %		1.ONE STORY FRAM
68 Wood Deck	0	120	0 0	0	0 %	100 %		2.TWO STORY FRAM
24 Frame Shed	0	64	2 100	4	0 %	100 %		3.THREE STORY FR
24 Frame Shed	0	192	2 100	4	0 %	100 %		4.1 & 1/2 STORY
23 Frame Garage	0	336	2 100	4	0 %	100 %		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U14-004			Account 1734			Location 489 BATH ROAD			Card 1 Of 1			9/25/2024					
SHERMAN, NORMAN P 532 MAIN ROAD WESTPORT ISLAND ME 04578 B4326P175						Property Data			Assessment Record								
						Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total				
						Tree Growth Year 0			2011	50,000	7,500	0	57,500				
						FARM LAND YEAR 0			2012	50,000	7,500	0	57,500				
						OPEN SPACE YEAR 0			2013	50,000	7,500	0	57,500				
Previous Owner GOODENOW, BONNIE C/O NORMAN P. SHERMAN 47 FOX RUN ROAD WESTPORT ISLAND ME 04578 Sale Date: 10/05/2010						Zone/Land Use 21 RURAL			2014	50,000	3,300	0	53,300				
						Secondary Zone			2015	50,000	3,300	0	53,300				
									2016	50,000	0	0	50,000				
						Topography 1 Level			2017	50,000	0	0	50,000				
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	50,000	0	0	50,000				
Utilities 3 Public Sewer			2020	50,000	0				0	50,000							
Previous Owner OXTON, ALFRED BURLEIGH (DEWISEE) C/O BONNIE GOODENOW PO BOX 476 BATH ME 04530 0476 Sale Date: 1/06/2010						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	50,000	0	0	50,000				
						Street 1 Paved			2022	50,000	41,300	0	91,300				
									2023	62,500	51,700	0	114,200				
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	62,500	51,700	0	114,200				
									Land Data								
Inspection Witnessed By:						Front Foot		Type	Effective		Influence		Influence Codes				
									Frontage	Depth	Factor	Code					
									11.Regular Lot							%	
									12.Delta Triangle							%	
									13.Nabla Triangle							%	
X																	


WISCASSET

Map Lot U14-004

Account 1734

Location 489 BATH ROAD

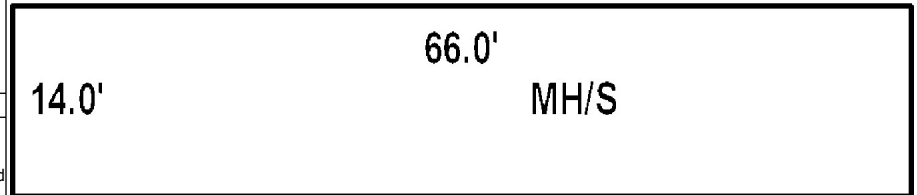
Card 1 Of 1 9/25/2024

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

Date Inspected 12/05/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	2015	14x66	3 100	4	0 %	50 %		1.ONE STORY FRAM
103 SLAB.....	2021	924	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2021	24	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



4.0' WD
6.0'



AMES SUPPLY, INC. WISCASSET ME 04578			Property Data			Assessment Record								
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total				
						2011	868,500	2,019,800	0	2,888,300				
						2012	868,500	2,501,800	0	3,370,300				
						2013	868,500	2,501,800	0	3,370,300				
B2312P73			Zone/Land Use 19 COMMERCIAL			2014	868,500	2,501,800	0	3,370,300				
			Secondary Zone			2015	868,500	2,501,800	0	3,370,300				
						2016	868,500	2,501,800	0	3,370,300				
			Topography 2 Rolling			2017	868,500	2,504,500	0	3,373,000				
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	868,500	2,504,500	0	3,373,000	
2019	868,500	2,504,500							0	3,373,000				
Utilities 1 All Public						2020	868,500	2,504,500	0	3,373,000				
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	868,500	2,504,500	0	3,373,000				
						2022	868,500	2,504,500	0	3,373,000				
			Street 1 Paved			2023	918,800	2,665,000	0	3,583,800				
						2024	918,800	2,665,000	0	3,583,800				
			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										
14.Rear Land				4.Size/Shape										
Inspection Witnessed By:			15.Front Foot			Frontage		Depth	Factor	Code	5.Access			
						Frontage		Depth	Factor	Code	6.Restriction			
						Frontage		Depth	Factor	Code	7.Corner/Locatio			
						Frontage		Depth	Factor	Code	8.View/Environ			
						Frontage		Depth	Factor	Code	9.Fract Share			
						Frontage		Depth	Factor	Code	Acres			
X			Date			Frontage		Depth	Factor	Code	30.Rear 20+			
						Frontage		Depth	Factor	Code	31.Waterfront Rea			
						Frontage		Depth	Factor	Code	32.Open Space			
						Frontage		Depth	Factor	Code	33.RestrictEsm			
						Frontage		Depth	Factor	Code	34.PASTURE 1			
						Frontage		Depth	Factor	Code	35.HORTICULTURAL-			
No./Date			Description			Date Insp.			Frontage		Depth	Factor	Code	36.Pasture 3
									Frontage		Depth	Factor	Code	37.Softwood
									Frontage		Depth	Factor	Code	38.Mixed Wood
									Frontage		Depth	Factor	Code	39.Hardwood
									Frontage		Depth	Factor	Code	40.Wasteland
									Frontage		Depth	Factor	Code	41.CAMP SITE
Notes:						Frontage		Depth	Factor	Code	42.Mobile Home Si			
						Frontage		Depth	Factor	Code	43.Condo Site			
						Frontage		Depth	Factor	Code	44.Site Improve			
						Frontage		Depth	Factor	Code	45.CAMP SITE			
						Frontage		Depth	Factor	Code	46.PAVING/00			
						Frontage		Depth	Factor	Code				
'20 ADD WAREHOUSE ADDITION			'18 add (2) 12 x 26 garages to Barn			Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
'17 add canopy			2004-NEW STORE ADDRESS IS 447 BATH ROAD OLD HOUSE			Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
TORN DOWN FALL 2004			2012-10,000 sq. ft. addition with retail and storage, greenhouse not done yet. See Planning File for full site plan.			Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
						Frontage		Depth	Factor	Code				
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WISCASSET						Frontage		Depth	Factor	Code				
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WISCASSET

Map Lot U14-006


Account 1735

Location 447 BATH ROAD

Card 1

Of 2

9/25/2024

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 1 Interior Inspect
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 4 Agent
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/14/2007

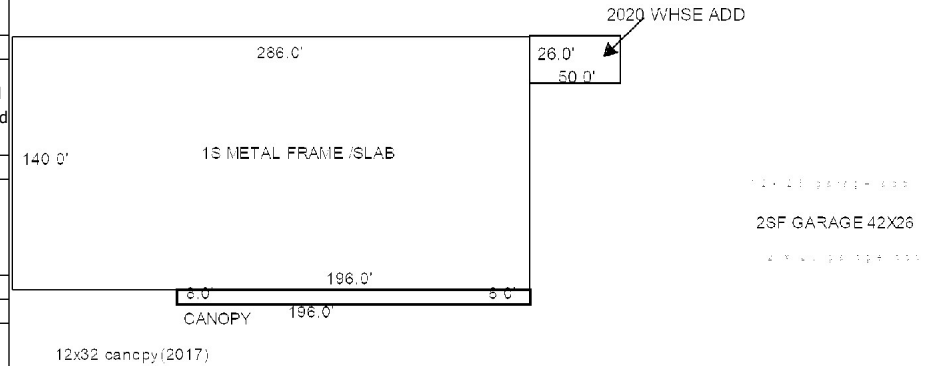
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
220 STORE	2004	32480	3 100	4	0 %	75 %		1.ONE STORY FRAM
21 Open Frame	2004	1568	3 100	4	0 %	75 %		2.TWO STORY FRAM
371 CONCRETE	2004	96	3 100	4	0 %	75 %		3.THREE STORY FR
371 CONCRETE	2004	96	3 100	4	0 %	75 %		4.1 & 1/2 STORY
371 CONCRETE	2004	49	3 100	4	0 %	75 %		5.1 & 3/4 STORY
43 2S Frame Garage	2004	1092	3 100	4	0 %	75 %		6.2 & 1/2 STORY
271 OFFICE MEZZ	2004	1120	3 100	4	0 %	75 %		21.Open Frame Por
344 PAVING.....	2004	100500	3 100	4	0 %	50 %		22.Encl Frame Por
267 WAREHOUSE	2004	7560	3 100	4	0 %	75 %		23.Frame Garage
61 Canopy	2016	384	3 100	4	0 %	75 %		24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic

KEROSENE TANK 6X16

PROPANE TANK SLAB 6X16

TRANSFORMER SLAB 7X7



Map Lot U14-006

Account 1735

Location 447 BATH ROAD

Card 2 Of 2 9/25/2024

AMES SUPPLY, INC.
WISCASSET ME 04578

B2312P73

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2014-30 x 65 sf added as retail space, although on the site plan it is listed as a greenhouse. See Planning File for full site plan.

WISCASSET

Property Data

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

Assessment Record

Year	Land	Buildings	Exempt	Total
2012	0	645,000	0	645,000
2013	0	645,000	0	645,000
2014	0	772,500	0	772,500
2015	0	772,500	0	772,500
2016	0	772,500	0	772,500
2017	0	772,500	0	772,500
2018	0	791,700	0	791,700
2019	0	791,700	0	791,700
2020	0	825,700	0	825,700
2021	0	825,700	0	825,700
2022	0	825,700	0	825,700
2023	0	878,900	0	878,900
2024	0	878,900	0	878,900

Land Data

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



WISCASSET

Map Lot U14-006

Account 1735

Location 447 BATH ROAD

Card 2 Of 2 9/25/2024

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 3/14/2007						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
220 STORE	2011	8850	3 100	4	0 %	75 %		3.THREE STORY FR
267 WAREHOUSE	2011	2205	3 100	4	0 %	75 %		4.1 & 1/2 STORY
220 STORE	2013	1950	3 100	4	0 %	75 %		5.1 & 3/4 STORY
23 Frame Garage	2017	312	3 100	4	0 %	100 %		6.2 & 1/2 STORY
23 Frame Garage	2017	312	3 100	4	0 %	100 %		21.Open Frame Por
267 WAREHOUSE	2019	1120	3 100	4	0 %	75 %		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic