

Map Lot		U10-001	Account	1600	Location	20 BIRCH POINT ROAD		Card	1	Of	1	9/25/2024	
BIRCHPOINT ENT.,LLC. 77 HARBOR RIDGE ROAD WEST BATH ME 04530 B3832P167 B5498P252 B5554P163 Previous Owner WORG, LLC P.O. BOX 1292 PORTLAND ME 04104 Sale Date: 7/21/2020 Previous Owner BIRCH POINT STORAGE, LLC. 84 MIDDLE STREET PORTLAND ME 04101 Sale Date: 2/25/2020 Previous Owner MECAP, LLC. P.O. BOX 760704 MELROSE MA 02176 Sale Date: 11/23/2016					Property Data		Assessment Record						
					Neighborhood 200 U.S. RTE 1		Year	Land	Buildings	Exempt	Total		
					Tree Growth Year 0		2011	315,000	408,700	0	723,700		
					FARM LAND YEAR 0		2012	315,000	408,700	0	723,700		
					OPEN SPACE YEAR 0		2013	172,000	408,700	0	580,700		
Previous Owner WORG, LLC P.O. BOX 1292 PORTLAND ME 04104 Sale Date: 7/21/2020 Previous Owner BIRCH POINT STORAGE, LLC. 84 MIDDLE STREET PORTLAND ME 04101 Sale Date: 2/25/2020 Previous Owner MECAP, LLC. P.O. BOX 760704 MELROSE MA 02176 Sale Date: 11/23/2016					Zone/Land Use 21 RURAL		2014	172,000	408,700	0	580,700		
					Secondary Zone		2015	172,000	408,700	0	580,700		
					Topography 2 Rolling		2016	172,000	408,700	0	580,700		
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2017	163,400	360,200	0	523,600		
					Utilities 1 All Public		2018	163,400	360,200	0	523,600		
Previous Owner MECAP, LLC. P.O. BOX 760704 MELROSE MA 02176 Sale Date: 11/23/2016					1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2019	163,400	360,200	0	523,600		
					Street 1 Paved		2020	163,400	360,200	0	523,600		
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		2021	163,400	360,200	0	523,600		
					TREE GROWTH PLAN 0		2022	163,400	360,200	0	523,600		
					CONSERV EASE 0		2023	175,100	381,800	0	556,900		
Inspection Witnessed By: X No./Date Description Date Insp.					Sale Date 7/21/2020		2024	175,100	381,800	0	556,900		
					Price 450,000		Land Data						
					Sale Type 2 Land & Buildings		Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite	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
					1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.				Frontage	Depth	Factor	Code	
					Financing 9 Unknown				Square Feet				
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown													
Notes: '17 4.30 ACRES & HSE TO NEW LOT 1B 2007-FORMER OWNER: RICHARD T. GROVER, III BK2078 PG89. 7/2/07-ADDRESS FOR STORAGE UNITS/OFFICE IS 20 BIRCH POINT ROAD. Office & owner bay is heated whereas others are not. 2014-After much research this road was not able to discover whether discontinued or not, per Manager had map company draw solid line at property line leaving dash line as ownership line to the end of Old County Road. 10/2/14-Utility easement granted to Town of Wiscasset					Validity 1 Arms Length Sale		Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2	Acreage/Sites					
					1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose			47	1.00	100	%	0	
					Verified 5 Public Record			48	1.00	100	%	0	
					1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.			28	6.70	100	%	0	

WISCASSET

Map Lot U10-001

Account 1600

Location 20 BIRCH POINT ROAD

Card 1

Of 1

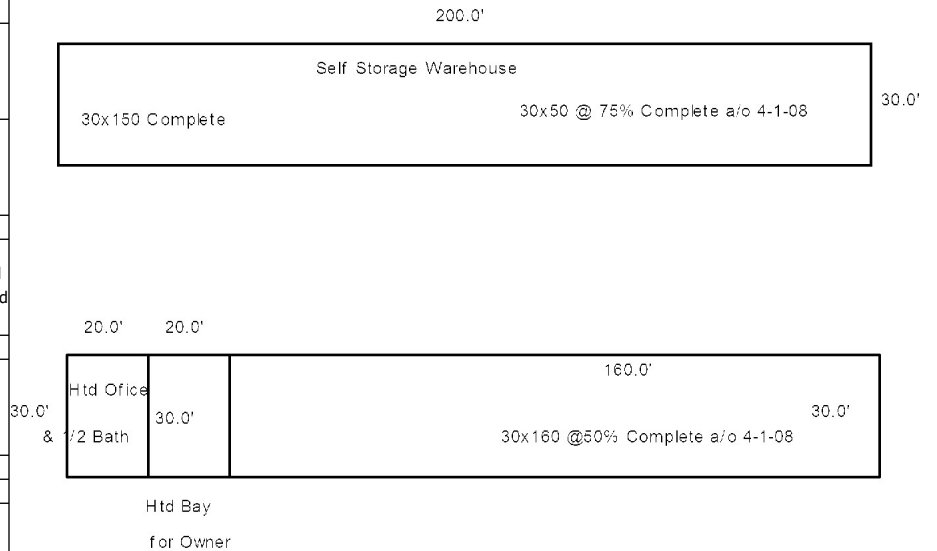
9/25/2024

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 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 6/02/2010

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
272 SELF STOR	2007	6000	2 100	4	100 %	95 %		1.ONE STORY FRAM
272 SELF STOR	2007	4800	2 100	4	100 %	50 %		2.TWO STORY FRAM
287 OFFICE	2007	1200	3 100	4	100 %	50 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Property Data			Assessment Record						
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total		
			2011	33,500	58,300	10,000	81,800		
Tree Growth Year 0			2012	33,500	58,300	10,000	81,800		
FARM LAND YEAR 0			2013	33,500	58,300	10,000	81,800		
OPEN SPACE YEAR 0									
Zone/Land Use 21 RURAL			2014	33,500	58,300	10,000	81,800		
Secondary Zone			2015	33,500	58,300	10,000	81,800		
			2016	33,500	58,300	15,000	76,800		
Topography 1 Level			2017	33,500	58,300	20,000	71,800		
1.Level	4.Below St	7.Steep	2018	33,500	58,300	20,000	71,800		
2.Rolling	5.Low	8.Rough	2019	33,500	58,300	20,000	71,800		
3.Above St	6.Swampy	9.	2020	33,500	58,300	25,000	66,800		
Utilities 1 All Public									
1.Public	4.Dr Well	7.Cesspool	2021	33,500	58,300	25,000	66,800		
2.Water	5.DUG/LAKE	8.	2022	33,500	58,300	24,000	67,800		
3.Sewer	6.Septic	9.None	2023	41,900	72,900	25,000	89,800		
Street 1 Paved			2024	41,900	72,900	25,000	89,800		
1.Paved	4.Proposed	7.	Land Data						
2.Semi Imp	5.Private	8.							
3.Gravel	6.Pub Eas	9.NoStreet	Front Foot	Type	Effective		Influence		Influence Codes
11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					Frontage	Depth	Factor	Code	
							%		
							%		
							%		
							%		
							%		
					%				
TREE GROWTH PLAN 0			Square Foot		Square Feet				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
CONSERV EASE 0							%		
Sale Data							%		
							%		
							%		
Sale Date							%		
Price							%		
Sale Type					%				
1.Land	4.Mobile	7.	16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				
2.L & B	5.Other	8.					%		
3.Building	6.	9.					%		
Financing							%		
1.Convent	4.Seller	7.					%		
2.FHA/VA	5.Private	8.					%		
3.Assumed	6.Cash	9.Unknown					%		
Validity			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0
2.Related	5.Partial	8.Other			21	1.00	100	%	0
3.Distress	6.Exempt	9.Foreclose			28	0.26	100	%	0
Verified			Acres						
1.Buyer	4.Agent	7.Family					%		
2.Seller	5.Pub Rec	8.Other					%		
3.Lender	6.MLS	9.					%		
							%		
							%		
							%		
			Total Acreage		1.26				

WISCASSET

Map Lot U10-001-A

Account 1601

Location 10 OLD COUNTY ROAD

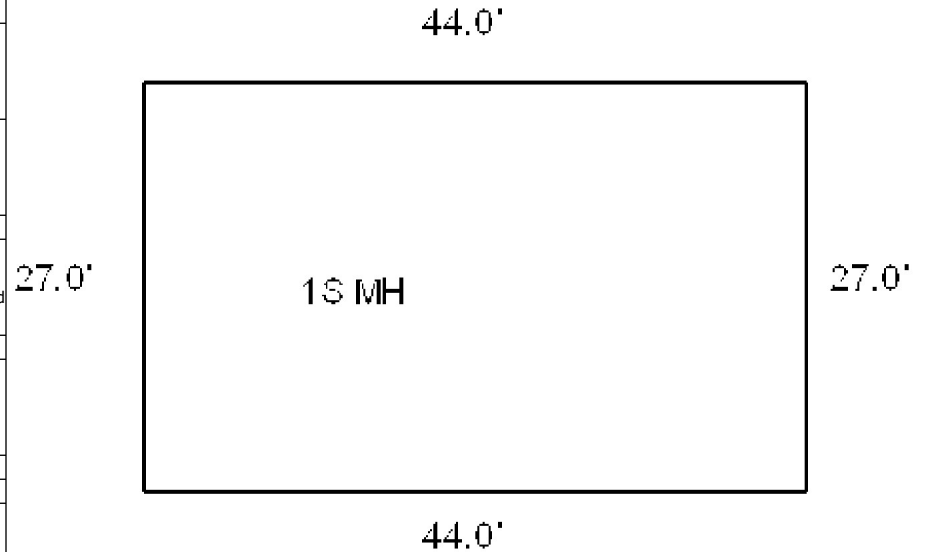
Card 1 Of 1 9/25/2024

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

Date Inspected 8/11/2008

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



SCALFANI, ROBERT F 16 OLD COUNTY ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2017	56,600	37,000	0	93,600			
			FARM LAND YEAR 0			2018	56,600	37,000	0	93,600			
			OPEN SPACE YEAR 0			2019	56,600	37,000	20,000	73,600			
B5044P250			Zone/Land Use 21 RURAL			2020	56,600	37,000	25,000	68,600			
			Secondary Zone			2021	56,600	57,300	25,000	88,900			
						2022	56,600	66,000	24,000	98,600			
			Topography 2 Rolling			2023	70,800	88,000	25,000	133,800			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2024	70,800	128,800	25,000	174,600			
			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													
Inspection Witnessed By:			Sale Data			Land Data							
			Sale Date 8/19/2016			Front Foot		Type	Effective		Influence		Influence Codes
			Price 93,000						Frontage	Depth	Factor	Code	
			Sale Type 2 Land & Buildings			Square Foot			Square Feet				Acres
			1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.										
Financing 9 Unknown													
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown													
Validity 1 Arms Length Sale			Fract. Acre				Acreege/Sites						
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose							20	1.00	100	%		0	
							21	1.00	100	%		0	
							28	3.30	100	%		0	
Verified 5 Public Record			Acres										
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.													
							Total Acreage		4.30				

Notes:			17.4 30 ACRES & DWELLING W/ GARAGE FROM LOT 1
9/10/24 NAH. SLOW REMOD, CALL 80% COMP. SIDING DONE/PAINTED, PLASTIC IN WINDOWS, KITCHEN HAS SOME SHEETROCK. CHANGE CONDITION TO GOOD.			
6/8/23 NAH- EST A LITTLE MORE DONE. STILL INC.			
6/9/21 NAH BUT LOOKS LIVED IN, ADJ COND AND FUNC. STILL VERY INC AND ROUGH.			
5/9/19 LOOKS LIKE SOMEONE LIVES THERE BUT NO SIGN OF CHANGE FROM OUTSIDE			
8/3/17 VAC TAGGED FOR FIRE DAMAGE BUT NONE SEEN. IN WISCASSET			
WISCASSET			



WISCASSET

Map Lot U10-001-B

Account 2641

Location 16 OLD COUNTY ROAD

Card 1 Of 1 9/25/2024

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 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 % 20%
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 6 Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1820	# Half Baths 0	Funct. % Good 80%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
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 0
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 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 %	
23 Frame Garage	1970	320	2 100	2	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

36.0'	A(U)/2sFR/B
28.0'	
8.0'	OP
28.0'	

Garage

20.0'

16.0'



02/16/2007

Map Lot		U10-002	Account	1602	Location	11 OLD COUNTY ROAD		Card	1	Of	1	9/25/2024		
GURNEY, IAN A QUIRION, ANGELA M 11 OLD COUNTY ROAD WISCASSET ME 04578 B4491P290 B5205P188					Property Data		Assessment Record							
					Neighborhood 109 SOUTHEAST		Year	Land	Buildings	Exempt	Total			
					Tree Growth Year 0		2011	36,900	116,600	0	153,500			
					FARM LAND YEAR 0		2012	36,900	116,600	0	153,500			
					OPEN SPACE YEAR 0		2013	36,900	116,600	0	153,500			
Previous Owner LEWIS, JOSHUA T. 11 OLD COUNTY ROAD WISCASSET ME 04578 Sale Date: 11/27/2017					Zone/Land Use 21 RURAL		2014	36,900	116,600	0	153,500			
					Secondary Zone		2015	36,900	117,100	0	154,000			
							2016	36,900	117,100	0	154,000			
					Topography 2 Rolling		2017	36,900	117,100	20,000	134,000			
					1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2018	36,900	117,100	0	154,000			
2019	36,900	117,100	0	154,000										
2020	36,900	117,100	25,000	129,000										
Previous Owner SUYDAM, RYAN R. 11 OLD COUNTY ROAD WISCASSET ME 04578 Sale Date: 2/08/2012					Utilities 1 All Public		2021	36,900	117,100	25,000	129,000			
							2022	36,900	117,100	24,000	130,000			
							2023	46,200	146,200	25,000	167,400			
					Street 1 Paved		2024	46,200	146,200	25,000	167,400			
					1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		Land Data							
Front Foot		Type	Effective				Influence		Influence Codes					
			Frontage	Depth			Factor	Code						
					%		1.Open Space							
					%		2.Neighborhood A							
					%		3.Topography							
Inspection Witnessed By:					11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot				%		4.Size/Shape			
									%		5.Access			
									%		6.Restriction			
									%		7.Corner/Locatio			
									%		8.View/Environ			
X					Square Foot		Square Feet				9.Fract Share			
								%			Acres			
								%			30.Rear 20+			
								%			31.Waterfront Rea			
								%			32.Open Space			
Notes: '15 W/ Mr. add Sv canopy 2003-FORMER OWNERS: ROBERT & CAROLE FORD BK1585 PG81 2005-FORMER OWNERS: ANGEL L. GOMEZ & LISA D. STEELE BK2845 PG98 \$141,400. 2007-FORMER OWNERS:RYAN & DENISE SUYDAM BK3353 PG210 BOUGHT 8/27/04 FOR \$165,000. 2012-Previous owner: Ryan Suydam BK3353 PG210 and BK3803 PG78, bought in 2004 for \$165,000, sold in 2012 for \$150,000. WISCASSET					Fract. Acre		20	21	28	Acreage/Sites				33.RestrictEsm
												%	0	34.PASTURE 1
												%	0	35.HORTICULTURAL-
												%	0	36.Pasture 3
												%	0	37.Softwood
No./Date					Description		Date Insp.						38.Mixed Wood	
													39.Hardwood	
													40.Wasteland	
													41.CAMP SITE	
													42.Mobile Home Si	
Total Acreage					1.31						43.Condo Site			
											44.Site Improve			
											45.CAMP SITE			
											46.PAVING/00			


WISCASSET

Map Lot U10-002

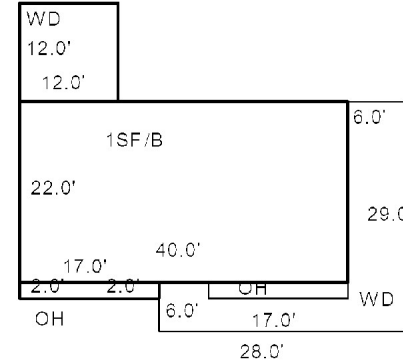
Account 1602

Location 11 OLD COUNTY ROAD

Card 1 Of 1 9/25/2024

Building Style 3 Raised Ranch	SF Bsmt Living 748	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 1	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 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) 880
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 1	Phys. % Good 0%
Year Built 1973	# 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.Defmait 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Canopy
12.0'
16.0'



Date Inspected 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	307	2 100	4	0 %	100 %	
68 Wood Deck	0	144	2 100	4	0 %	100 %	
26 1SFr Overhang	0	34	0 0	0	0 %	0 %	
23 Frame Garage	0	576	3 100	4	0 %	100 %	
26 1SFr Overhang	0	34	0 0	0	0 %	0 %	
61 Canopy	2015				%	%	500
					%	%	
					%	%	
					%	%	
					%	%	

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



Property Data			Assessment Record							
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total			
			2011	36,900	133,600	10,000	160,500			
Tree Growth Year 0			2012	36,900	133,600	10,000	160,500			
FARM LAND YEAR 0			2013	36,900	133,600	10,000	160,500			
OPEN SPACE YEAR 0										
Zone/Land Use 21 RURAL			2014	36,900	133,600	10,000	160,500			
Secondary Zone			2015	36,900	133,600	10,000	160,500			
			2016	36,900	133,600	15,000	155,500			
Topography 1 Level			2017	36,900	133,600	20,000	150,500			
1.Level	4.Below St	7.Steep	2018	36,900	133,600	20,000	150,500			
2.Rolling	5.Low	8.Rough	2019	36,900	133,600	20,000	150,500			
3.Above St	6.Swampy	9.	2020	36,900	133,600	25,000	145,500			
Utilities 1 All Public										
1.Public	4.Dr Well	7.Cesspool	2021	36,900	133,600	25,000	145,500			
2.Water	5.DUG/LAKE	8.	2022	36,900	133,600	24,000	146,500			
3.Sewer	6.Septic	9.None	2023	46,100	167,000	25,000	188,100			
Street 1 Paved			2024	46,100	167,000	25,000	188,100			
1.Paved	4.Proposed	7.	Land Data							
2.Semi Imp	5.Private	8.	Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel	6.Pub Eas	9.NoStreet			Frontage	Depth	Factor	Code		
TREE GROWTH PLAN 0					11.Regular Lot		%			1.Open Space
CONSERV EASE 0					12.Delta Triangle		%			2.Neighborhood A
Sale Data					13.Nabla Triangle		%			3.Topography
Sale Date	8/01/1997				14.Rear Land		%			4.Size/Shape
Price	13,250				15.Front Foot		%			5.Access
Sale Type 2 Land & Buildings							%			6.Restriction
1.Land	4.Mobile	7.	Square Foot	Square Feet			7.Corner/Locatio			
2.L & B	5.Other	8.					%	8.View/Environ		
3.Building	6.	9.					%	9.Fract Share		
Financing 9 Unknown							%	Acres		
1.Convent	4.Seller	7.					%	30.Rear 20+		
2.FHA/VA	5.Private	8.					%	31.Waterfront Rea		
3.Assumed	6.Cash	9.Unknown					%	32.Open Space		
Validity 8 Other Non Valid							%	33.RestrictEsm		
1.Valid	4.Split	7.Renovate	Fract. Acre	Acres	Acres		34.PASTURE 1			
2.Related	5.Partial	8.Other					%	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				
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WISCASSET

Map Lot U10-003


Account 1603

Location 3 OLD COUNTY ROAD

Card 1

Of 1

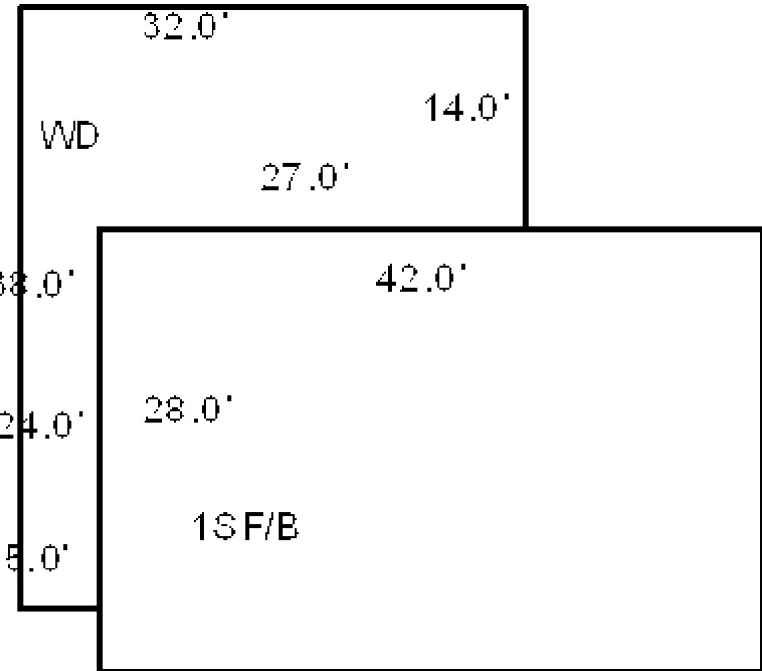
9/25/2024

Building Style 2 Ranch	SF Bsmt Living 588	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 3 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.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) 1176
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 2000	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	2003	568	3 100	4	0 %	100 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U10-004

Account 1604

Location 80 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

MAGUIRE, DELORES S (HEIRS)
WISCASSET ME 04578

B830P139

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2012-Mrs. Maguire passed away 11/3/2011.

WISCASSET

Property Data

Neighborhood 109 SOUTHEAST		
Tree Growth Year 0		
FARM LAND YEAR 0		
OPEN SPACE YEAR 0		
Zone/Land Use 21 RURAL		
Secondary Zone		
Topography 3 Above Street 7 Steep		
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
2011	48,300	211,100	10,000	249,400
2012	48,300	211,100	0	259,400
2013	48,300	211,100	0	259,400
2014	48,300	211,100	0	259,400
2015	48,300	211,100	0	259,400
2016	48,300	211,100	0	259,400
2017	48,300	211,100	0	259,400
2018	48,300	211,100	0	259,400
2019	48,300	211,100	0	259,400
2020	48,300	211,100	0	259,400
2021	48,300	211,100	0	259,400
2022	48,300	211,100	0	259,400
2023	60,400	263,900	0	324,300
2024	60,400	263,900	0	324,300

Land Data

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

WISCASSET

Map Lot U10-004


Account 1604

Location 80 BIRCH POINT ROAD

Card 1

Of 1

9/25/2024

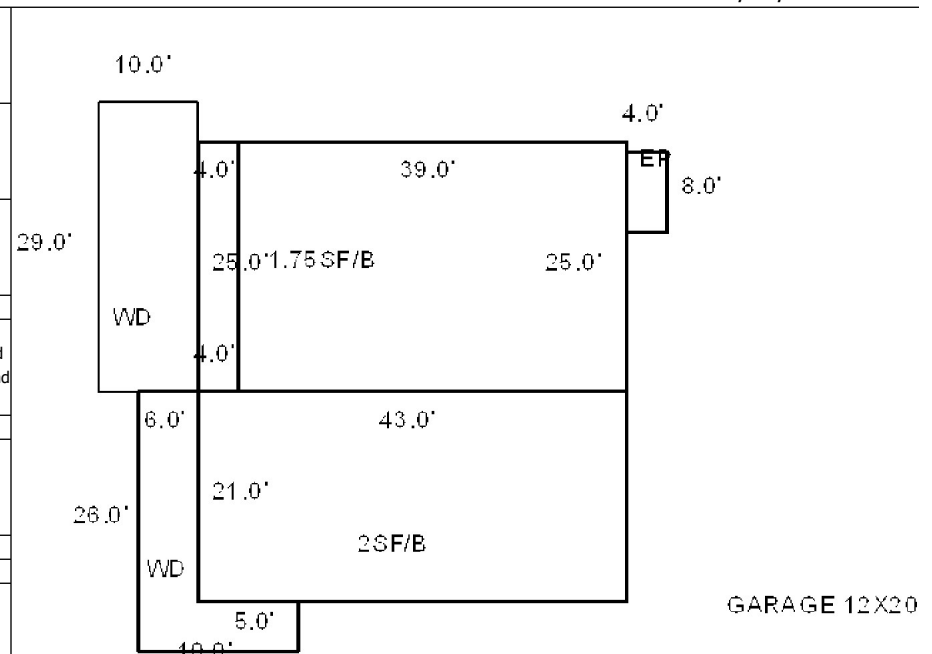
Building Style 11 Multi Family	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 3	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 2 Two Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 903
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 7 Very Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 12	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 1940	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1990	# 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 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 2 Relative
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
15 1.75 Story/BSMT	0	975	0 0	0	0 %	0 %	
1 ONE STORY	0	100	0 0	0	0 %	0 %	
22 Encl Frame Porch	0	32	0 0	0	0 %	0 %	
68 Wood Deck	1970	236	3 100	4	0 %	100 %	
23 Frame Garage	1970	240	2 100	3	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



Map Lot U10-005

Account 2020

Location 218 BATH ROAD

Card 1 Of 1 9/25/2024

CENTRAL MAINE POWER
c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES
PORTLAND ME 04101

CENTRAL MAINE POWER c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES PORTLAND ME 04101			Property Data			Assessment Record							
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2011	84,000	0	0	84,000			
			FARM LAND YEAR 0			2012	84,000	0	0	84,000			
			OPEN SPACE YEAR 0			2013	84,000	0	0	84,000			
			Zone/Land Use 23 UTILITY ROW			2014	84,000	0	0	84,000			
			Secondary Zone			2015	84,000	0	0	84,000			
						2016	84,000	0	0	84,000			
			Topography 1 Level			2017	84,000	0	0	84,000			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	84,000	0	0	84,000			
			Utilities 9 NoWater/NoSewer 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	84,000	0	0	84,000			
						2020	84,000	0	0	84,000			
						2021	84,000	0	0	84,000			
						2022	84,000	0	0	84,000			
						2023	89,000	0	0	89,000			
						2024	89,000	0	0	89,000			
			Street 1 Paved			Land Data							
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Front Foot		Type	Effective		Influence		Influence Codes
			TREE GROWTH PLAN 0						Frontage	Depth	Factor	Code	
CONSERV EASE 0			11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					%		1.Open Space			
Sale Data								%		2.Neighborhood A			
					Sale Date						%		3.Topography
Price								%		4.Size/Shape			
Sale Type								%		5.Access			
X No./DateDescriptionDate Insp. 													

WISCASSET

Map Lot U10-005

Account 2020

Location 218 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 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 11/28/2006								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

Map Lot U10-006			Account 1605		Location 90 BIRCH POINT ROAD		Card 1		Of 1		9/25/2024	
WATERMAN, ADRIENNE 910 VIRGINIA STREET VALLEJO CA 94590			Property Data			Assessment Record						
			Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
			Tree Growth Year 0			2011	33,900	73,200	10,000	97,100		
			FARM LAND YEAR 0			2012	33,900	73,200	10,000	97,100		
			OPEN SPACE YEAR 0			2013	33,900	73,200	10,000	97,100		
B5984P47			Zone/Land Use 21 RURAL			2014	33,900	73,200	10,000	97,100		
Previous Owner WATERMAN (TRUSTEE), DONNA LEAH POWERS WATERMAN, DONNA LEAH POWERS 90 BIRCH POINT ROAD WISCASSET ME 04578 Sale Date: 3/17/2023			Secondary Zone			2015	33,900	73,200	10,000	97,100		
			2016			33,900	73,200	0	107,100			
			Topography 1 Level			2017	33,900	73,200	0	107,100		
			2018			33,900	73,200	0	107,100			
			2019			33,900	73,200	0	107,100			
Previous Owner WATERMAN, DONNA J/T PHELAN, SHARON E.			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2020	33,900	73,200	0	107,100		
			Utilities 1 All Public			2021	33,900	73,200	0	107,100		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	33,900	73,200	0	107,100		
			2023			42,400	91,500	0	133,900			
			2024			42,400	91,500	0	133,900			
WISCASSET ME 04578 Sale Date: 1/19/2012			Land Data									
			Front Foot		Type	Effective		Influence		Influence Codes		
						Frontage	Depth	Factor	Code			
						11.Regular Lot					1.Open Space	
						12.Delta Triangle					2.Neighborhood A	
13.Nabla Triangle						3.Topography						
Inspection Witnessed By:			14.Rear Land			15.Front Foot		4.Size/Shape				
						5.Access						
						6.Restriction						
						7.Corner/Locatio						
						8.View/Environ						
X			Date		No./Date		Description		Date Insp.		9.Fract Share	
											Acres	
											30.Rear 20+	
											31.Waterfront Rea	
											32.Open Space	
Notes:			16.Regular Lot			17.Secondary Site		33.RestrictEsm				
						18.Secondary Site		34.PASTURE 1				
						19.Condominium		35.HORTICULTURAL-				
						20.Base Homesite		36.Pasture 3				
						Fract. Acre		21.HS Size Adj		37.Softwood		
11/22/06-BARN HAS BEEN REMOVED. NEW GARAGE TO BE BUILT.			22.Base Waterfron			23.Deep WF Size A		38.Mixed Wood				
						Acres		39.Hardwood				
						24.Base Waterfron		40.Wasteland				
						25.Shallow WF Siz		41.CAMP SITE				
						26.Base Water Inf		42.Mobile Home Si				
2010-Added joint tenant.			27.Influence W Si			28.Rear Land 1-10		43.Condo Site				
						29.Rear Land 11-2		44.Site Improve				
						Total Acreage		0.27		45.CAMP SITE		
										46.PAVING/00		
2012-Removed joint tenant.			20			21		0				
WISCASSET			21			22		0				


WISCASSET

Map Lot U10-006

Account 1605

Location 90 BIRCH POINT ROAD

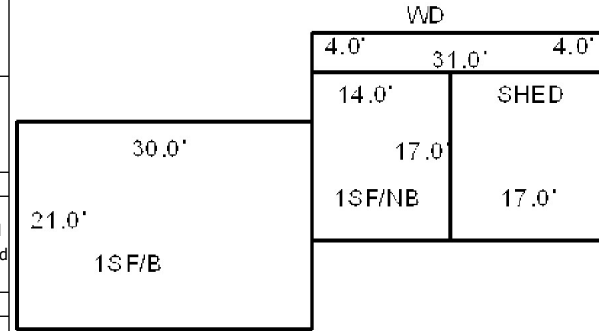
Card 1 Of 1 9/25/2024

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 3 3/4 Finished
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 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 3 OLD STYLE	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 3 Old Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 630
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 2 Fair
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 1860	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 1	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 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.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	238	0 0	0	0 %	0 %		1.ONE STORY FRAM
24 Frame Shed	0	289	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	0	124	0 0	0	0 %	0 %		3.THREE STORY FR
78 1.75 ST	2006	576	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



Card 1 Of 1 9/25/2024

WISCASSET

Property Data			Assessment Record						
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
			2011	38,300	120,900	10,000	149,200		
Tree Growth Year 0			2012	38,300	120,900	10,000	149,200		
FARM LAND YEAR 0			2013	38,300	120,900	10,000	149,200		
OPEN SPACE YEAR 0									
Zone/Land Use 21 RURAL			2014	38,300	120,900	0	159,200		
Secondary Zone			2015	38,300	120,900	0	159,200		
			2016	38,300	120,900	0	159,200		
Topography 1 Level			2017	38,300	120,900	0	159,200		
1.Level	4.Below St	7.Steep	2018	38,300	120,900	0	159,200		
2.Rolling	5.Low	8.Rough	2019	38,300	120,900	20,000	139,200		
3.Above St	6.Swampy	9.	2020	38,300	120,900	25,000	134,200		
Utilities 1 All Public									
1.Public	4.Dr Well	7.Cesspool	2021	38,300	120,900	25,000	134,200		
2.Water	5.DUG/LAKE	8.	2022	38,300	120,900	0	159,200		
3.Sewer	6.Septic	9.None	2023	47,900	151,100	0	199,000		
Street 1 Paved			2024	47,900	151,100	0	199,000		
1.Paved	4.Proposed	7.	Land Data						
2.Semi Imp	5.Private	8.							
3.Gravel	6.Pub Eas	9.NoStreet	Front Foot	Type	Effective		Influence		Influence Codes
11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot					Frontage	Depth	Factor	Code	
							%		
							%		
							%		
							%		
							%		
							%		
					%				
TREE GROWTH PLAN 0			Square Foot		Square Feet				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
CONSERV EASE 0							%		
Sale Data							%		
							%		
Sale Date 10/15/2021							%		
Price 285,000							%		
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			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0
2.Related	5.Partial	8.Other			21	1.00	100	%	0
3.Distress	6.Exempt	9.Foreclose			28	1.00	100	%	0
Verified 5 Public Record			Acres						
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							
			Total Acreage		2.00				

WISCASSET

Map Lot U10-007

Account 1606

Location 94 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

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			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)			960					
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			1850						# 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.Defmoint			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			2 Damp Basement															1.Interior			4.Vacant			7.		
1.Dry			4.			7.												2.Refusal			5.Estimate			8.		
2.Damp			5.			8.												3.Informed			6.			9.		
3.Wet			6.			9.												Information Code			1 Owner					

TRIO

Software

A Division of Harris Computer Systems

Date Inspected 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	182	0 0	0	0 %	0 %		2.TWO STORY FRAM
1 ONE STORY	0	137	0 0	0	0 %	0 %		3.THREE STORY FR
155 1 ST BARN.....	0	644	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

BARN 23X28

48.0'

20.0'	1.75 SF/B
-------	-----------

.75S/OP

14.0'

13.0'



GREEN, HARRY E
GREEN, ANITA L
96 BIRCH POINT ROAD
WISCASSET ME 04578

B3376P267 B5059P188 B5126P273 B5154P249

Previous Owner
SECRETARY OF HOUSING AND URBAN DEV.
C/O INFORMATION SYSTEMS& NETWORKS CORP.
C/O HARRY E. GREEN & ANITA L. GREEN
WISCASSET ME 04578
Sale Date: 4/18/2017

Previous Owner
NICHOLS, DANIEL A. J/T
NICHOLS, SARA L.

WISCASSET ME 04578
Sale Date: 3/11/2016

Previous Owner
NEUENDORFF, DOROTHY A.

96 BIRCH POINT ROAD
WISCASSET ME 04578
Sale Date: 10/12/2004

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/8/23 NAH- WD TO OP.
5/9/2019 W/ Mrs. add wd
2003-FORMER OWNERS: MURIEL TRASK, JOAN SMYRSKI, &
JANET GRONDIN BK1698 PG267
2005-FORMER OWNER: DOROTHY NEUENDORFF BK2904
PG164 \$102,000.

WISCASSET

Property Data

Neighborhood		109 SOUTHEAST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		1 Level	
1.Level		4.Below St	
2.Rolling		5.Low	
3.Above St		8.Rough	
Utilities		9.	
1.Public		6.Swampy	
2.Water		7.Steep	
3.Sewer		8.Rough	
Street		9.None	
1.Paved		1 All Public	
2.Semi Imp		4.Dr Well	
3.Gravel		5.DUG/LAKE	
TREE GROWTH PLAN		8.	
CONSERV EASE		9.NoStreet	
0		0	
Sale Data			
Sale Date		4/18/2017	
Price		96,000	
Sale Type		2 Land & Buildings	
1.Land		4.Mobile	
2.L & B		7.	
3.Building		8.	
Financing		9.	
1.Convent		9 Unknown	
2.FHA/VA		4.Seller	
3.Assumed		5.Private	
Validity		8.	
1.Valid		9.Unknown	
2.Related		1 Arms Length Sale	
3.Distress		4.Split	
Verified		7.Renovate	
1.Buyer		8.Other	
2.Seller		9.Foreclose	
3.Lender		6.Exempt	
5.Public Record		9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	34,600	70,800	0	105,400
2012	34,600	70,800	0	105,400
2013	34,600	70,800	0	105,400
2014	34,600	70,800	0	105,400
2015	34,600	70,800	0	105,400
2016	34,600	70,800	0	105,400
2017	34,600	70,800	0	105,400
2018	34,600	70,800	0	105,400
2019	34,600	73,300	0	107,900
2020	34,600	73,300	0	107,900
2021	34,600	73,300	0	107,900
2022	34,600	73,300	0	107,900
2023	43,200	94,700	0	137,900
2024	43,200	94,700	25,000	112,900

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
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	100	%	0	37.Softwood
22.Base Waterfron	21	0.48	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
Acres				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improve
28.Rear Land 1-10				%		45.CAMP SITE
29.Rear Land 11-2				%		
		Total Acreage	0.48			


WISCASSET

Map Lot U10-007-A

Account 1607

Location 96 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

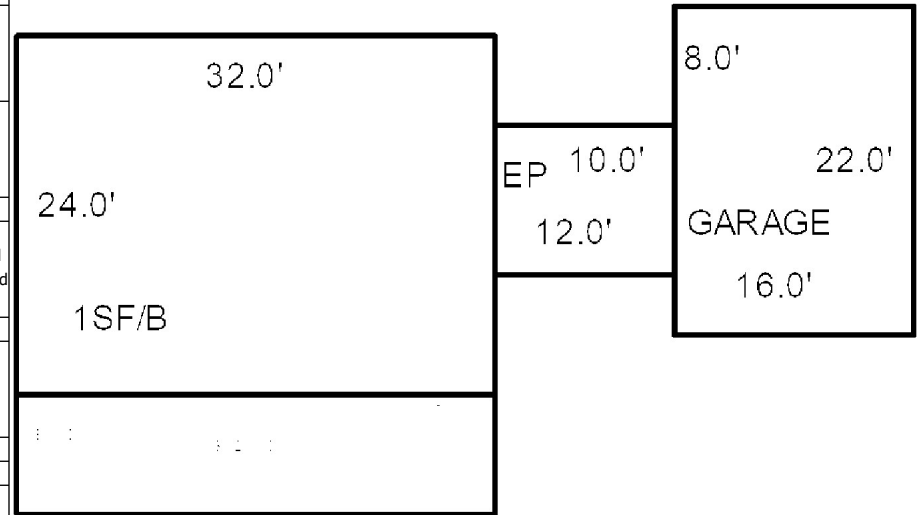
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 768
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 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 1970	# 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	0	120	0 0	0	0 %	0 %	
23 Frame Garage	0	352	0 0	0	0 %	0 %	
21 Open Frame	2018	256	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



RYAN, ANDREW J
HAYWARD, JENNIFER G
91 BIRCH POINT RD
WISCASSET ME 04578
USA
B2365P66 B5376P223

Previous Owner
MITCHELL, GLENDA R
91 BIRCH POINT RD

WISCASSET ME 04578
Sale Date: 4/26/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2003- INCREASED DWELLING UNITS AS ROOMS ARE RENTED OUT LIKE APARTMENTS. ALSO ADDED 1 BATH. REVAL TEAM MARKED CARD AS ESTIMATE IN 1998.

10/27/03-MRS. MITCHELL CALLED AND STATED THAT SHE HAD TWO ROOMMATES AND DID NOT RENT OUT APARTMENTS. ALL USE SAME BATH AND KITCHEN. ABATEMENT FORM SENT.

1/6/04-ABATEMENT HEARING HELD AND SITE VISIT WARRANTED TO SEE QUALITY OF ADDITION THAT USED TO

WISCONSIN WILL BE SET UP SOON.

1/22/04-SITE VISIT. ASSESSOR AGENT WENT THROUGH

Property Data			Assessment Record						
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	34,400	182,800	10,000	207,200		
FARM LAND YEAR 0			2012	34,400	182,000	10,000	206,400		
OPEN SPACE YEAR 0			2013	34,400	182,000	10,000	206,400		
Zone/Land Use 21 RURAL			2014	34,400	150,200	10,000	174,600		
Secondary Zone			2015	34,400	150,200	10,000	174,600		
			2016	34,400	151,000	15,000	170,400		
Topography 1 Level			2017	34,400	151,000	20,000	165,400		
1.Level	4.Below St	7.Steep	2018	34,400	151,000	20,000	165,400		
2.Rolling	5.Low	8.Rough	2019	34,400	151,000	20,000	165,400		
3.Above St	6.Swampy	9.	2020	34,400	151,000	0	185,400		
Utilities 1 All Public			2021	34,400	151,000	0	185,400		
1.Public	4.Dr Well	7.Cesspool	2022	34,400	151,000	24,000	161,400		
2.Water	5.DUG/LAKE	8.	2023	43,000	188,800	25,000	206,800		
3.Sewer	6.Septic	9.None	2024	43,000	188,800	25,000	206,800		
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	
Sale Data		13.Nabla Triangle					%	3.Topography	
Sale Date	4/26/2019				14.Rear Land		%	4.Size/Shape	
Price	195,900				15.Front Foot		%	5.Access	
Sale Type 2 Land & Buildings		Square Foot	Square Feet				Acres		
1.Land	4.Mobile		7.			%		6.Restriction	
2.L & B	5.Other		8.			%		7.Corner/Locatio	
3.Building	6.		9.			%		8.View/Environ	
Financing 9 Unknown			16.Regular Lot			%		9.Fract Share	
1.Convent	4.Seller		7.			%		30.Rear 20+	
2.FHA/VA	5.Private		8.			%		31.Waterfront Rea	
3.Assumed	6.Cash		9.Unknown			%		32.Open Space	
Validity 1 Arms Length Sale		Fract. Acre	Acreage/Sites				Acres		
1.Valid	4.Split		7.Renovate	20	1.00	100		%	33.RestrictEsm
2.Related	5.Partial		8.Other	21	0.43	100		%	34.PASTURE 1
3.Distress	6.Exempt		9.Foreclose					%	35.HORTICULTURAL-
Verified 5 Public Record			21.HS Size Adj					%	36.Pasture 3
1.Buyer	4.Agent		7.Family					%	37.Softwood
2.Seller	5.Pub Rec		8.Other					%	38.Mixed Wood
3.Lender	6.MLS		9.					%	39.Hardwood
			Total Acreage 0.43				40.Wasteland		
							41.CAMP SITE		
							42.Mobile Home Si		
							43.Condo Site		
							44.Site Improve		
							45.CAMP SITE		
							46.PAVING/00		

WISCASSET

Map Lot U10-008


Account 1608

Location 91 BIRCH POINT ROAD

Card 1

Of 1

9/25/2024

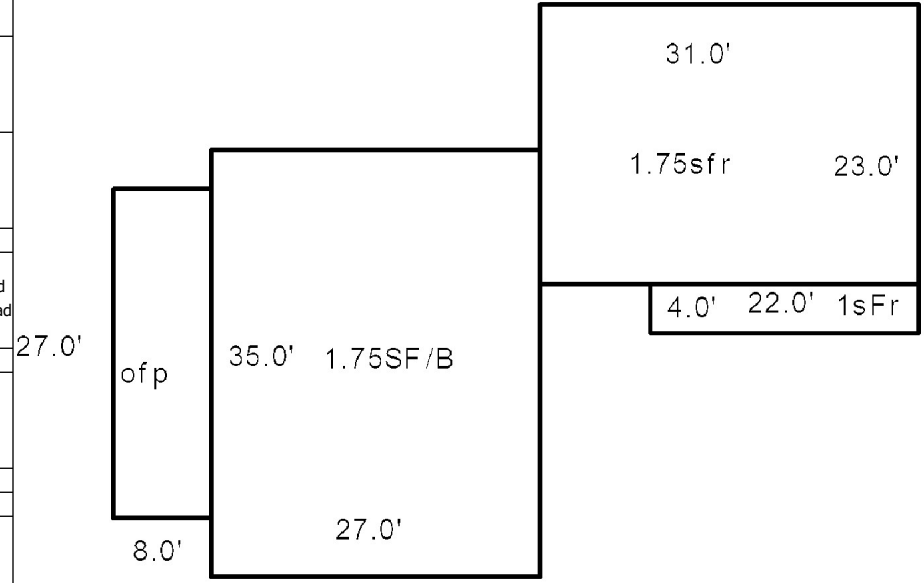
Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
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 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) 945
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 5	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 3	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2012	# 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 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.
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 8/11/2008

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
5 1 & 3/4 STORY FR	2007	207	3 100	3	0 %	90 %	
5 1 & 3/4 STORY FR	2002	506	3 100	3	0 %	90 %	
1 ONE STORY	1900	88	3 100	2	0 %	90 %	
21 Open Frame	2007	216	3 100	2	0 %	100 %	
24 Frame Shed	2010	128	3 100	5	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



CLINTON, MICHAEL J CLINTON, ELIZABETH J 83 BIRCH POINT RD WISCASSET MAINE 04578	Property Data			Assessment Record						
	Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
	Tree Growth Year 0			2011	36,400	162,200	0	198,600		
	FARM LAND YEAR 0			2012	36,400	162,200	0	198,600		
	OPEN SPACE YEAR 0			2013	36,400	162,200	0	198,600		
B4039P159 B4223P319 B4693P110 B4935P39	Zone/Land Use 21 RURAL			2014	36,400	162,200	0	198,600		
	Secondary Zone			2015	36,400	162,200	0	198,600		
	Topography 1 Level			2016	36,400	162,200	0	198,600		
	1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	36,400	162,200	0	198,600		
	Utilities 1 All Public			2018	36,400	162,200	0	198,600		
Previous Owner GAGNON, ALLEN W. (DEWISEES) GAGNON,DAVID,JOSEPH,CYNTHIA & DEBORAH C/O DEBORAH L. CRONK DRESDEN ME 04342 Sale Date: 11/10/2009	1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	36,400	162,200	20,000	178,600		
	Street 1 Paved			2020	36,400	162,200	25,000	173,600		
	1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	36,400	163,100	25,000	174,500		
	TREE GROWTH PLAN 0			2022	36,400	163,100	24,000	175,500		
	CONSERV EASE 0			2023	45,600	203,900	25,000	224,500		
Inspection Witnessed By:	Sale Data			2024	45,600	203,900	25,000	224,500		
	Sale Date 9/30/2015			Land Data						
	Price 169,000			Front Foot 11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot	Type	Effective		Influence		Influence Codes 1.Open Space 2.Neighborhood A 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Corner/Locatio 8.View/Environ 9.Fract Share Acres 30.Rear 20+ 31.Waterfront Rea 32.Open Space 33.RestrictEsm 34.PASTURE 1 35.HORTICULTURAL- 36.Pasture 3 37.Softwood 38.Mixed Wood 39.Hardwood 40.Wasteland 41.CAMP SITE 42.Mobile Home Si 43.Condo Site 44.Site 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 1 Conventional							%			
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown							%			
Notes: 6/9/21 W/MRS REMOD OF SMALL AREA IN FRONT OF HOUSE FOR DOG GROOMING BIZ, N/V CHANGE, ADD ONE PLUMB FIX. 2002-SHOULD BE ADDITION OVER BASEMENT WITH BATHROOM. 2002-ONLY A 27 X 18 CAPPED FOUNDATION AND A 5 X 6 BULKHEAD. CHECK IN 2003. 2003-DOWNSTAIRS/ADDITION DONE CHECK IN 2004 FOR UPSTAIRS COMPLETION 2004-CHECK FOR UPSTAIRS COMPLETION AND FINISHED UPSTAIRS. ALL COMPLETE. WISCASSET	Validity 1 Arms Length Sale			Square Foot 16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Feet				
	1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose							%		
	Verified 1 Buyer							%		
	1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.							%		
								%		
				Fract. Acre 21.HS Size Adj 22.Base Waterfron 23.Deep WF Size A Acres 24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2		Acreage/Sites				
						20	1.00	100 %	0	
						21	1.00	100 %	0	
						28	0.07	100 %	0	
								%		
						Total Acreage		1.07		

WISCASSET

Map Lot U10-009

Account 1609

Location 83 BIRCH POINT ROAD

Card 1

Of 1

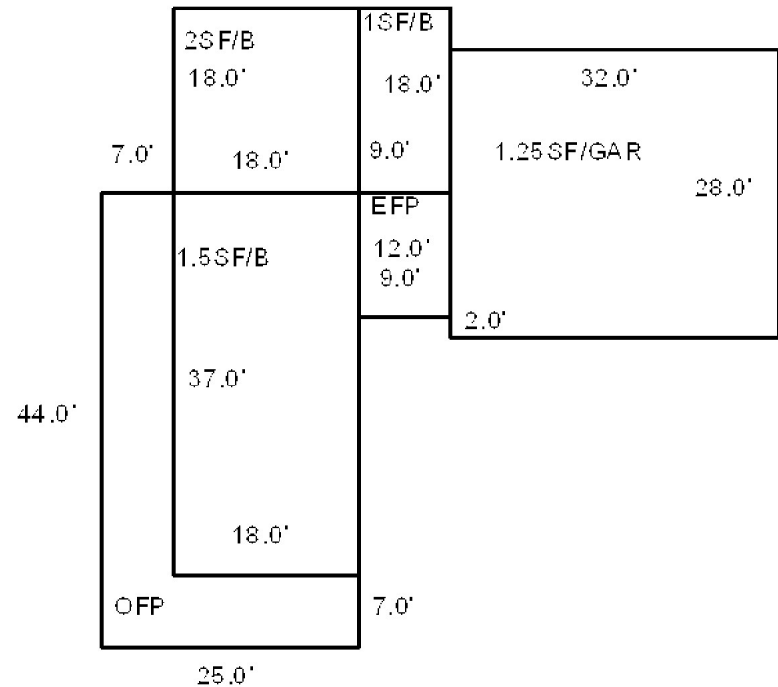
9/25/2024

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 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 4 Good 95%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 666
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1845	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2003	# 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 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 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	0	108	0 0	0	0 %	0 %		1.ONE STORY FRAM
76 1.25 ST	1980	896	3 100	4	0 %	100 %		2.TWO STORY FRAM
11 1	2002	162	3 110	5	0 %	100 %		3.THREE STORY FR
12 2	2002	324	3 110	5	0 %	100 %		4.1 & 1/2 STORY
21 Open Frame	2005	434	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



VILES, PATRICIA B
WISCASSET ME 04578

B3630P164

Previous Owner
VILES, FREDERICK M. (HEIRS)
VILES, PATRICIA B. P/R

WISCASSET ME 04578
Sale Date: 1/18/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002 FORMER OWNER: ARTHUR & LOIS STEVENS BK1992
PG0122

2006-PATRICIA B. VILES APPOINTED PERSONAL REPRESENTATIVE ON 8/9/05. FREDERICK VILES DIED 7/10/05. DEED OF DISTRIBUTION DONE IN JANUARY 2006. PREVIOUS BK2824 PG250, BOUGHT 3/14/02 FOR \$152,000.

WISCASSET

Property Data

Neighborhood		109 SOUTHEAST	
Tree Growth Year		0	
FARM LAND YEAR		0	
OPEN SPACE YEAR		0	
Zone/Land Use		21 RURAL	
Secondary Zone			
Topography		2 Rolling	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		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		1/18/2006	
Price			
Sale Type		2 Land & Buildings	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convert	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		2 Related Parties	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	36,400	203,000	6,000	233,400
2012	36,400	203,000	6,000	233,400
2013	36,400	203,000	6,000	233,400
2014	36,400	203,000	6,000	233,400
2015	36,400	203,000	6,000	233,400
2016	36,400	203,000	6,000	233,400
2017	36,400	203,000	6,000	233,400
2018	36,400	203,000	6,000	233,400
2019	36,400	203,000	6,000	233,400
2020	36,400	203,000	6,000	233,400
2021	36,400	203,000	6,000	233,400
2022	36,400	203,000	5,760	233,640
2023	45,500	253,800	6,000	293,300
2024	45,500	253,800	6,000	293,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
						8.View/Envirn
						9.Fract Share
Square Foot		Square Feet				Acres
16.Regular Lot				%		30.Rear 20+
17.Secondary Site				%		31.Waterfront Rea
18.Secondary Site				%		32.Open Space
19.Condominium				%		33.RestrictEsm
20.Base Homesite				%		34.PASTURE 1
				%		35.HORTICULTURAL-
						36.Pasture 3
Fract. Acre		Acreage/Sites				37.Softwood
21.HS Size Adj	20	1.00	100	%	0	38.Mixed Wood
22.Base Waterfront	21	1.00	100	%	0	39.Hardwood
23.Deep WF Size A	28	0.04	100	%	0	40.Wasteland
Acres				%		41.CAMP SITE
24.Base Waterfront				%		42.Mobile Home Si
25.Shallow WF Siz				%		43.Condo Site
26.Base Water Inf				%		44.Site Improve
27.Influence W Si				%		45.CAMP SITE
28.Rear Land 1-10						
29.Rear Land 11-2						
		Total Acreage		1.04		

WISCASSET

Map Lot U10-010

Account 1610

Location 77 BIRCH POINT ROAD

Card 1

Of 1

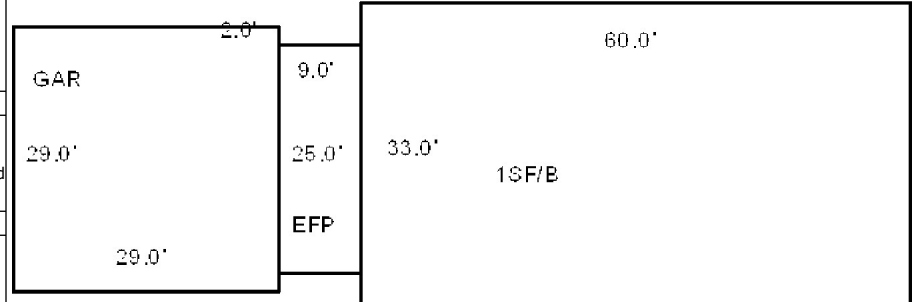
9/25/2024

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% 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 6 BRICK/STONE	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) 1980
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1971	# 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 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	196	0 0	0	0 %	0 %		1.ONE STORY FRAM
23 Frame Garage	0	841	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 U10-011

Account 1611

Location 65 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

WISCASSET WATER DISTRICT
WISCASSET ME 04578

B1258P39

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

6/9/21 CLOSED ADD 28x28 1 1/2sGAR ADDN
Pump station 911 address is: 67 Birch Point Road
2013-Added 28 x 36 garage

WISCASSET

Property Data

Neighborhood 109 SOUTHEAST		
Tree Growth Year 0		
FARM LAND YEAR 0		
OPEN SPACE YEAR 0		
Zone/Land Use 21 RURAL		
Secondary Zone		
Topography 1 Level		
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Rough
3.Above St	6.Swampy	9.
Utilities 1 All Public		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.DUG/LAKE	8.
3.Sewer	6.Septic	9.None
Street 1 Paved		
1.Paved	4.Proposed	7.
2.Semi Imp	5.Private	8.
3.Gravel	6.Pub Eas	9.NoStreet
TREE GROWTH PLAN 0		
CONSERV EASE 0		
Sale Data		
Sale Date		
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	272,800	170,400	443,200	0
2012	272,800	174,300	447,100	0
2013	272,800	235,600	508,400	0
2014	272,800	235,600	508,400	0
2015	272,800	235,600	508,400	0
2016	272,800	235,600	508,400	0
2017	272,800	235,600	508,400	0
2018	272,800	235,600	508,400	0
2019	272,800	235,600	508,400	0
2020	272,800	235,600	508,400	0
2021	272,800	284,100	556,900	0
2022	272,800	284,100	556,900	0
2023	341,000	355,100	696,100	0
2024	341,000	355,100	696,100	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
				%		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		38.00		


WISCASSET

Map Lot U10-011

Account 1611

Location 65 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

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 4 Full Finished
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 4 Obsolete	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 4 Obsolete	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1008
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1991	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

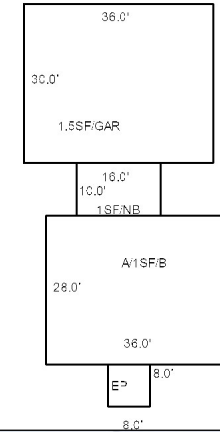
Date Inspected 11/30/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
77 1.50 ST	0	1080	0 0	0	0 %	100 %		1.ONE STORY FRAM
1 ONE STORY	0	160	0 0	0	0 %	100 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	64	0 0	0	0 %	100 %		3.THREE STORY FR
24 Frame Shed	1960	800	4 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	2002	144	4 100	4	0 %	100 %		5.1 & 3/4 STORY
77 1.50 ST	2012	1008	4 100	4	0 %	100 %		6.2 & 1/2 STORY
77 1.50 ST	2020	784	4 100	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

2020 GAR ADDN

2012 GAR



Map Lot U10-012

Account 2129

Location SOUTH SIDE BIRCH POINT RD

Card 1 Of 1 9/25/2024

CENTRAL MAINE POWER
c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES
PORTLAND ME 04101

CENTRAL MAINE POWER c/o AVANGRID MANAGEMENT COMPANY-LOCAL TAXES PORTLAND ME 04101			Property Data			Assessment Record					
			Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2011	9,600	0	0	9,600	
			FARM LAND YEAR 0			2012	9,600	0	0	9,600	
			OPEN SPACE YEAR 0			2013	9,600	0	0	9,600	
			Zone/Land Use 23 UTILITY ROW			2014	9,600	0	0	9,600	
			Secondary Zone			2015	9,600	0	0	9,600	
						2016	9,600	0	0	9,600	
			Topography 1 Level			2017	9,600	0	0	9,600	
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	9,600	0
Utilities 1 All Public						2019	9,600	0	0	9,600	
						2020	9,600	0	0	9,600	
						2021	9,600	0	0	9,600	
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2022	9,600	0	0	9,600	
			Street 1 Paved			2023	10,200	0	0	10,200	
						2024	10,200	0	0	10,200	
						Land Data					
			Front Foot		Type	Effective		Influence		Influence Codes	
						Frontage	Depth	Factor	Code		
11.Regular Lot						%	1.Open Space				
12.Delta Triangle						%	2.Neighborhood A				
13.Nabla Triangle						%	3.Topography				
14.Rear Land						%	4.Size/Shape				
15.Front Foot						%	5.Access				
Square Foot			Square Feet				6.Restriction				
					%	7.Corner/Locatio					
					%	8.View/Environ					
					%	9.Fract Share					
					%	Acres					
					%	30.Rear 20+					
					%	31.Waterfront Rea					
Fract. Acre		28	Acreage/Sites				32.Open Space				
					%	33.RestrictEsm					
					%	34.PASTURE 1					
					%	35.HORTICULTURAL-					
					%	36.Pasture 3					
					%	37.Softwood					
					%	38.Mixed Wood					
Acres					%	39.Hardwood					
					%	40.Wasteland					
					%	41.CAMP SITE					
					%	42.Mobile Home Si					
					%	43.Condo Site					
					%	44.Site Improve					
					%	45.CAMP SITE					
Total Acreage		4.80				46.PAVING/00					
Inspection Witnessed By:			Sale Data			11.Regular Lot			1.Open Space		
			Sale Date			12.Delta Triangle			2.Neighborhood A		
			Price			13.Nabla Triangle			3.Topography		
X			Sale Type			14.Rear Land			4.Size/Shape		
			1.Land 4.Mobile 7.			15.Front Foot			5.Access		
			2.L & B 5.Other 8.						6.Restriction		
No./Date			3.Building 6.						7.Corner/Locatio		
			Financing						8.View/Environ		
			1.Convent 4.Seller 7.						9.Fract Share		
Notes:			2.FHA/VA 5.Private 8.						Acres		
			3.Assumed 6.Cash 9.Unknown						30.Rear 20+		
			Validity						31.Waterfront Rea		
			1.Valid 4.Split 7.Renovate						32.Open Space		
			2.Related 5.Partial 8.Other						33.RestrictEsm		
			3.Distress 6.Exempt 9.Foreclose						34.PASTURE 1		
			Verified						35.HORTICULTURAL-		
			1.Buyer 4.Agent 7.Family						36.Pasture 3		
			2.Seller 5.Pub Rec 8.Other						37.Softwood		
WISCASSET			3.Lender 6.MLS 9.						38.Mixed Wood		
									39.Hardwood		
									40.Wasteland		

WISCASSET

Map Lot U10-012

Account 2129

Location SOUTH SIDE BIRCH POINT RD

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

Map Lot U10-014

Account 1612

Location 44 BIRCH POINT ROAD

Card 1 Of 1 9/25/2024

HARRISON, LOUISE M
WISCASSET ME 04578

B1067P186

Property Data

Neighborhood **109 SOUTHEAST**

Tree Growth Year **0**

FARM LAND YEAR **0**

OPEN SPACE YEAR **0**

Zone/Land Use **21 RURAL**

Secondary Zone

Topography **3 Above Street**

1.Level 4.Below St 7.Steep

2.Rolling 5.Low 8.Rough

3.Above St 6.Swampy 9.

Utilities **4 Drilled Well 3 Public Sewer**

1.Public 4.Dr Well 7.Cesspool

2.Water 5.DUG/LAKE 8.

3.Sewer 6.Septic 9.None

Street **1 Paved**

1.Paved 4.Proposed 7.

2.Semi Imp 5.Private 8.

3.Gravel 6.Pub Eas 9.NoStreet

TREE GROWTH PLAN **0**

CONSERV EASE **0**

Sale Data

Sale Date

Price

Sale Type

1.Land 4.Mobile 7.

2.L & B 5.Other 8.

3.Building 6. 9.

Financing

1.Convent 4.Seller 7.

2.FHA/VA 5.Private 8.

3.Assumed 6.Cash 9.Unknown

Validity

1.Valid 4.Split 7.Renovate

2.Related 5.Partial 8.Other

3.Distress 6.Exempt 9.Foreclose

Verified

1.Buyer 4.Agent 7.Family

2.Seller 5.Pub Rec 8.Other

3.Lender 6.MLS 9.

Assessment Record

Year

Land

Buildings

Exempt

Total

2011

35,700

100,100

10,000

125,800

2012

35,700

100,100

10,000

125,800

2013

35,700

100,100

10,000

125,800

2014

35,700

100,100

10,000

125,800

2015

35,700

100,100

10,000

125,800

2016

35,700

100,100

15,000

120,800

2017

35,700

100,100

20,000

115,800

2018

35,700

100,100

20,000

115,800

2019

35,700

100,100

20,000

115,800

2020

35,700

100,100

25,000

110,800

2021

35,700

100,100

25,000

110,800

2022

35,700

100,100

24,000

111,800

2023

44,600

125,100

25,000

144,700

2024

44,600

125,100

25,000

144,700

Land Data

Front Foot

Type

Effective

Frontage

Depth

Influence

Factor

Code

Influence Codes

11.Regular Lot

%

1.Open Space

12.Delta Triangle

%

2.Neighborhood A

13.Nabla Triangle

%

3.Topography

14.Rear Land

%

4.Size/Shape

15.Front Foot

%

5.Access

%

6.Restriction

%

7.Corner/Locatio

%

8.View/Environ

%

9.Fract Share

%

Acres

%

30.Rear 20+

%

31.Waterfront Rea

%

32.Open Space

%

33.RestrictEsm

%

34.PASTURE 1

%

35.HORTICULTURAL-

%

36.Pasture 3

%

37.Softwood

%

38.Mixed Wood

%

39.Hardwood

%

40.Wasteland

%

41.CAMP SITE

%

42.Mobile Home Si

%

43.Condo Site

%

44.Site Improve

%

45.CAMP SITE

%

46.PAVING/00

Square Foot

Square Feet

%

16.Regular Lot

%

17.Secondary Site

%

18.Secondary Site

%

19.Condominium

%

20.Base Homesite

%

Fract. Acre

Acreage/Sites

21.HS Size Adj

20

1.00

100

%

0

22.Base Waterfron

21

0.82

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 0.82

Inspection Witnessed By:

X

Date

No./Date

Description

Date Insp.

Notes:

7/23/08-Chimney was lined and no longer available for any fireplaces to vent into it. Removed fireplaces for assessment purposes.

WISCASSET

WISCASSET

Map Lot U10-014

Account 1612

Location 44 BIRCH POINT ROAD

Card 1

Of 1

9/25/2024

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 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 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) 936
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1935	# Half Baths 1	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 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 3/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
28 Unfinished Attic	0	216	0 0	0	0 %	0 %		1.ONE STORY FRAM
1 ONE STORY	0	216	0 0	0	0 %	0 %		2.TWO STORY FRAM
23 Frame Garage	0	400	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

18.0'

12.0'

UA/1S FR

1.5 SF/B

26.0'

36.0'

GARAGE 20 X20



Map Lot U10-016			Account 1613			Location 2 JOHNSON STREET			Card 1 Of 1			9/25/2024			
TARDIFF, JOSHUA A TARDIFF, AMBERLYN R 2 JOHNSON STREET WISCASSET ME 04578 B5559P181						Property Data			Assessment Record						
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	34,700	70,400	10,000	95,100		
						FARM LAND YEAR 0			2012	34,700	69,400	10,000	94,100		
						OPEN SPACE YEAR 0			2013	34,700	69,400	10,000	94,100		
Previous Owner RINES, ROBERT A 114 BIRCH POINT ROAD WISCASSET ME 04578 Sale Date: 7/31/2020						Zone/Land Use 21 RURAL			2014	34,700	70,400	10,000	95,100		
						Secondary Zone			2015	34,700	70,400	10,000	95,100		
									2016	34,700	70,400	15,000	90,100		
						Topography 1 Level			2017	34,700	70,400	20,000	85,100		
									1.Level 4.Below St 7.Steep	2018	34,700	70,400	20,000	85,100	
2.Rolling 5.Low 8.Rough	2019	34,700	70,400	20,000	85,100										
3.Above St 6.Swampy 9.	2020	34,700	70,400	25,000	80,100										
Utilities 1 All Public			2021	34,700	70,400				0	105,100					
1.Public 4.Dr Well 7.Cesspool	2022	34,700	70,400	0	105,100										
						2.Water 5.DUG/LAKE 8.	2023	43,400	88,000	0	131,400				
						3.Sewer 6.Septic 9.None	2024	43,400	88,000	0	131,400				
						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		
Inspection Witnessed By:						3.Gravel 6.Pub Eas 9.NoStreet	11.Regular Lot					1.Open Space			
						TREE GROWTH PLAN 0	12.Delta Triangle					2.Neighborhood A			
						CONSERV EASE 0	13.Nabla Triangle					3.Topography			
						Sale Data			14.Rear Land				4.Size/Shape		
						Sale Date									

WISCASSET

Map Lot U10-016

Account 1613

Location 2 JOHNSON STREET

Card 1 Of 1 9/25/2024

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% 8 Floor/Wall Unit	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 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) 480
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 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 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

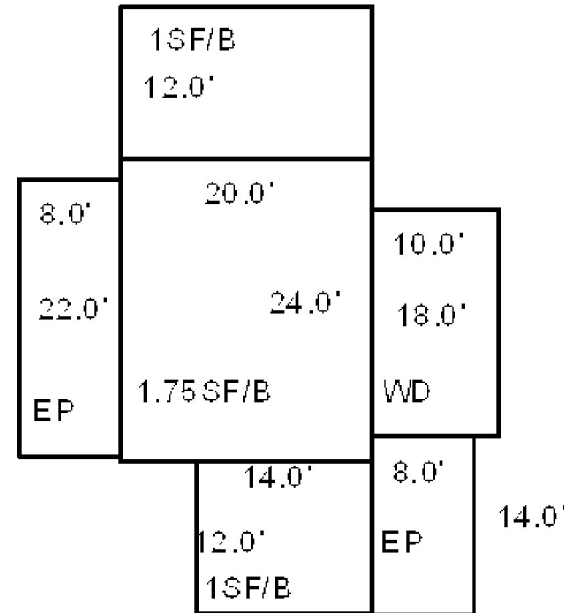
Date Inspected 3/10/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	168	0 0	0	0 %	0 %		1.ONE STORY FRAM
11 1	0	240	0 0	0	0 %	0 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	176	0 0	0	0 %	0 %		3.THREE STORY FR
24 Frame Shed	1960	96	3 100	4	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	0	180	0 0	0	0 %	0 %		5.1 & 3/4 STORY
22 Encl Frame Porch	0	112	0 0	0	0 %	0 %		6.2 & 1/2 STORY
73 AB.GR. POOL.....	2013	1	3 100	0	99 %	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

IGPOOL

SHED 8X12



BICKFORD, BENJAMIN G
WISCASSET ME 04578

Property Data

Neighborhood **109 SOUTHEAST**

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	34,200	53,500	0	87,700
2012	34,200	53,500	10,000	77,700
2013	34,200	53,500	10,000	77,700
2014	34,200	53,500	10,000	77,700
2015	34,200	53,500	10,000	77,700
2016	34,200	53,500	15,000	72,700
2017	34,200	53,500	20,000	67,700
2018	34,200	53,500	20,000	67,700
2019	34,200	54,100	20,000	68,300
2020	34,200	54,100	25,000	63,300
2021	34,200	54,100	25,000	63,300
2022	34,200	54,100	24,000	64,300
2023	42,700	67,600	25,000	85,300
2024	42,700	67,600	25,000	85,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
						8.View/Environ
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	100	%	0	37.Softwood
22.Base Waterfront	21	0.35	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						46.PAVING/00
		Total Acreage		0.35		

B4213P181

Previous Owner
TITCOMB, ALBERTA R. (DEWISEES)
PONTAU,ROBERT,MICHAEL,SCOTT, & PORTER,PATRICIA
C/O ROBERT A. PONTAU, SR.
WISCASSET ME 04578
Sale Date: 10/15/2009

Previous Owner
TITCOMB, ALBERTA R.
8 JOHNSON STREET

WISCASSET ME 04578
Sale Date: 11/21/2007

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2008-MRS. TITCOMB PASSED AWAY 11/02/07 LEAVING
PROPERTY TO CHILDREN IN EQUAL SHARES. PREVIOUS
BK1082 PG25.

WISCASSET

WISCASSET

Map Lot U10-017

Account 1614

Location 8 JOHNSON STREET

Card 1

Of 1

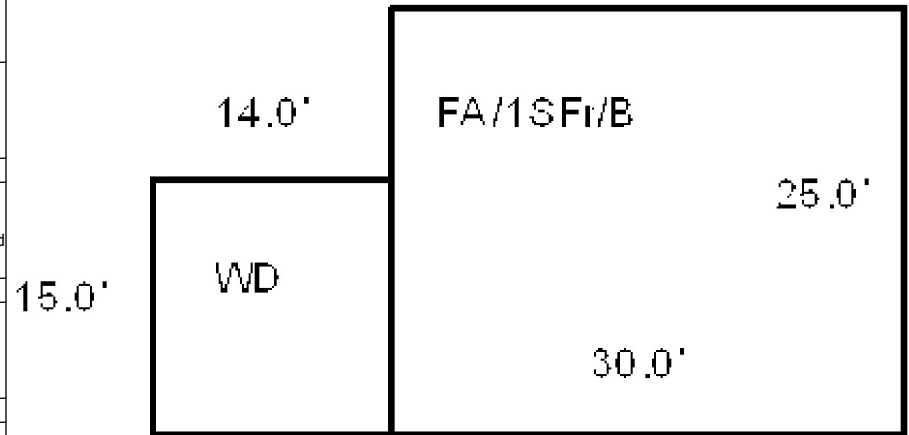
9/25/2024

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 2 1/2 Finished
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 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) 750
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 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1958	# 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck	1980	210	3 100	4	0 %	100 %		1.ONE STORY FRAM
24 Frame Shed	2019	120	2 100	4	0 %	100 %		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



SOULE, DENNIS E SOULE, JANE E WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2011	37,000	120,100	16,000	141,100			
			FARM LAND YEAR 0			2012	37,000	120,100	16,000	141,100			
B1467P152			OPEN SPACE YEAR 0			2013	37,000	120,100	16,000	141,100			
			Zone/Land Use 21 RURAL			2014	37,000	120,100	16,000	141,100			
			Secondary Zone			2015	37,000	120,100	16,000	141,100			
						2016	37,000	120,100	21,000	136,100			
			Topography 1 Level			2017	37,000	120,100	26,000	131,100			
			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			2018	37,000	120,100	26,000	131,100			
						2019	37,000	120,100	26,000	131,100			
						2020	37,000	120,100	31,000	126,100			
						2021	37,000	120,100	31,000	126,100			
						2022	37,000	120,100	29,760	127,340			
						2023	46,200	150,200	31,000	165,400			
						Street 1 Paved			2024	46,200	150,200	31,000	165,400
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet						Land Data							
TREE GROWTH PLAN 0						Front Foot		Type	Effective		Influence		Influence Codes
CONSERV EASE 0									Frontage	Depth	Factor	Code	
Sale Data			11.Regular Lot				%			1.Open Space			
Price			12.Delta Triangle				%			2.Neighborhood A			
Sale Type			13.Nabla Triangle				%			3.Topography			
1.Land 4.Mobile 7.			14.Rear Land				%			4.Size/Shape			
2.L & B 5.Other 8.			15.Front Foot				%			5.Access			
3.Building 6. 9.							%		6.Restriction				
Financing					Square Foot		Square Feet			7.Corner/Locatio			
1.Convent 4.Seller 7.					16.Regular Lot			%		8.View/Environ			
2.FHA/VA 5.Private 8.					17.Secondary Site			%		9.Fract Share			
3.Assumed 6.Cash 9.Unknown					18.Secondary Site			%		Acres			
Validity					19.Condominium			%		30.Rear 20+			
1.Valid 4.Split 7.Renovate					20.Base Homesite			%		31.Waterfront Rea			
2.Related 5.Partial 8.Other					Fract. Acre			%		32.Open Space			
3.Distress 6.Exempt 9.Foreclose					21.HS Size Adj		20	1.00	100 %	0	33.RestrictEsm		
					22.Base Waterfron		21	1.00	100 %	0	34.PASTURE 1		
					23.Deep WF Size A		28	0.34	100 %	0	35.HORTICULTURAL-		
					Acres			%			36.Pasture 3		
					24.Base Waterfron			%			37.Softwood		
					25.Shallow WF Siz			%			38.Mixed Wood		
					26.Base Water Inf			%			39.Hardwood		
					27.Influence W Si			%			40.Wasteland		
					28.Rear Land 1-10			%			41.CAMP SITE		
					29.Rear Land 11-2		Total Acreage		1.34		42.Mobile Home Si		
											43.Condo Site		
											44.Site Improveme		
											45.CAMP SITE		
											46.PAVING/00		

WISCASSET

WISCASSET

Map Lot U10-019

Account 1615

Location 12 JOHNSON STREET

Card 1

Of 1

9/25/2024

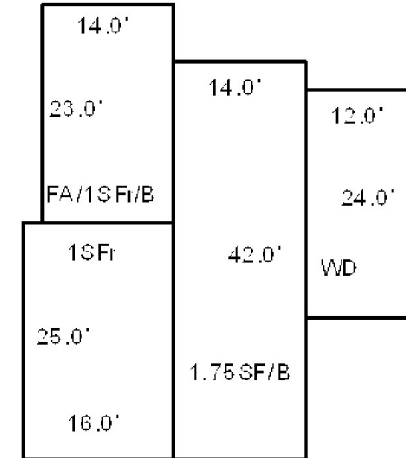
Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
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 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) 588
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 1982	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 3/08/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	400	0 0	0	0 %	0 %	
11 1	0	322	0 0	0	0 %	0 %	
68 Wood Deck	0	288	0 0	0	0 %	0 %	
29 Finished Attic	0	322	0 0	0	0 %	0 %	
24 Frame Shed	2004	336	2 100	4	0 %	100 %	
24 Frame Shed	2003	352	2 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	

\$HED 12X28



\$HED 16X22



WISCASSET

Property Data			Assessment Record				
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2011	33,800	41,600	10,000	65,400
FARM LAND YEAR 0			2012	33,800	41,600	10,000	65,400
OPEN SPACE YEAR 0			2013	33,800	41,600	10,000	65,400
Zone/Land Use 21 RURAL			2014	33,800	41,600	10,000	65,400
Secondary Zone			2015	33,800	41,600	10,000	65,400
			2016	33,800	41,600	15,000	60,400
Topography 1 Level			2017	33,800	41,600	20,000	55,400
1.Level	4.Below St	7.Steep	2018	33,800	41,600	20,000	55,400
2.Rolling	5.Low	8.Rough	2019	33,800	41,600	20,000	55,400
3.Above St	6.Swampy	9.	2020	33,800	41,600	25,000	50,400
Utilities 1 All Public			2021	33,800	41,600	25,000	50,400
1.Public	4.Dr Well	7.Cesspool	2022	33,800	41,600	24,000	51,400
2.Water	5.DUG/LAKE	8.	2023	42,200	52,000	0	94,200
3.Sewer	6.Septic	9.None	2024	42,200	52,000	0	94,200
Street 1 Paved							
1.Paved	4.Proposed	7.	Land Data				
2.Semi Imp	5.Private	8.					
3.Gravel	6.Pub Eas	9.NoStreet					
TREE GROWTH PLAN 0							
CONSERV EASE 0							
Sale Data			Front Foot				
Sale Date 6/21/2022							
Price							
Sale Type 2 Land & Buildings							
1.Land	4.Mobile	7.					
2.L & B	5.Other	8.	Square Foot				
3.Building	6.	9.					
Financing 9 Unknown							
1.Convent	4.Seller	7.					
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown	Fract. Acre				
Validity 8 Other Non Valid							
1.Valid	4.Split	7.Renovate					
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.Foreclose					
Verified 5 Public Record			Acres				
1.Buyer	4.Agent	7.Family					
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.					
			Total Acreage 0.24				




WISCASSET

Map Lot U10-020

Account 1616

Location 11 JOHNSON STREET

Card 1 Of 1 9/25/2024

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 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 4 ASBESTOS/ASPHALT	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 2 Fair 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 770
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 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 7 LAYOUT
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.
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 3/08/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1900	336	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

- ONE STORY FRAM
- TWO STORY FRAM
- 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 14X24

02/16/2007

Property Data			Assessment Record								
Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total				
			2011	34,700	85,500	16,000	104,200				
Tree Growth Year 0			2012	34,700	85,500	16,000	104,200				
FARM LAND YEAR 0			2013	34,700	85,500	16,000	104,200				
OPEN SPACE YEAR 0											
Zone/Land Use 21 RURAL			2014	34,700	85,500	16,000	104,200				
			2015	34,700	85,500	16,000	104,200				
Secondary Zone			2016	34,700	85,500	21,000	99,200				
			2017	34,700	85,500	26,000	94,200				
Topography 1 Level			2018	34,700	85,500	26,000	94,200				
1.Level	4.Below St	7.Steep	2019	34,700	85,500	26,000	94,200				
2.Rolling	5.Low	8.Rough									
3.Above St	6.Swampy	9.	2020	34,700	85,500	31,000	89,200				
Utilities 1 All Public			2021	34,700	85,500	31,000	89,200				
1.Public	4.Dr Well	7.Cesspool	2022	34,700	85,500	29,760	90,440				
2.Water	5.DUG/LAKE	8.									
3.Sewer	6.Septic	9.None	2023	43,400	106,900	31,000	119,300				
Street 1 Paved			2024	43,400	106,900	31,000	119,300				
1.Paved	4.Proposed	7.									
2.Semi Imp	5.Private	8.	Land Data								
3.Gravel	6.Pub Eas	9.NoStreet	Front Foot	Type	Effective		Influence		Influence Codes		
TREE GROWTH PLAN 0					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
			CONSERV EASE 0						%		6.Restriction
						%		7.Corner/Locatio			
Sale Data									%		8.View/Environ
									%		9.Fract Share
									%		Acres
									%		30.Rear 20+
									%		31.Waterfront Rea
						%		32.Open Space			
			Sale Date					%		33.RestrictEsm	
Price						%		34.PASTURE 1			
Sale Type								35.HORTICULTURAL-			
1.Land	4.Mobile	7.	Square Foot		Square Feet				36.Pasture 3		
2.L & B	5.Other	8.					%		37.Softwood		
3.Building	6.	9.					%		38.Mixed Wood		
Financing							%		39.Hardwood		
							%		40.Wasteland		
							%		41.CAMP SITE		
							%		42.Mobile Home Si		
1.Convent	4.Seller	7.				%		43.Condo Site			
2.FHA/VA	5.Private	8.				%		44.Site Improveme			
3.Assumed	6.Cash	9.Unknown				%		45.CAMP SITE			
Validity			Fract. Acre		Acreage/Sites				46.PAVING/00		
1.Valid	4.Split	7.Renovate			20	1.00	100	%	0		
2.Related	5.Partial	8.Other			21	0.52	100	%	0		
3.Distress	6.Exempt	9.Foreclose						%			
Verified								%			
								%			
								%			
						%					
1.Buyer	4.Agent	7.Family	Total Acreage		0.52						
2.Seller	5.Pub Rec	8.Other									
3.Lender	6.MLS	9.									




WISCASSET

Map Lot U10-021

Account 1617

Location 9 JOHNSON STREET

Card 1 Of 1 9/25/2024

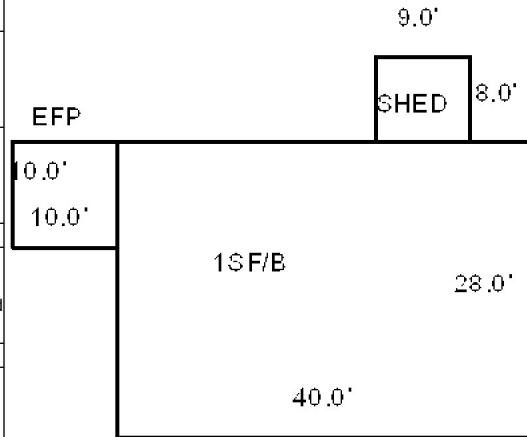
Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling 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 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 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 1954	# 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 3/16/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	768	3 100	4	0 %	100 %	
24 Frame Shed	0	72	3 100	4	0 %	100 %	
22 Encl Frame Porch	2001	100	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



GARAGE 24X32



Map Lot U10-022		Account 1618	Location 27 BIRCH POINT ROAD		Card 1	Of 1	9/25/2024														
WENTWORTH, SCHUYLER A WENTWORTH, MICHELLE L WISCASSET ME 04578 B5417P213 B6018P194 Previous Owner WENTWORTH, CLARA D WENTWORTH, SCHUYLER A WISCASSET ME 04578 Sale Date: 7/21/2023 Previous Owner WENTWORTH, JOSEPH B. WENTWORTH, CLARA D. WISCASSET ME 04578 Sale Date: 10/14/2013			Property Data		Assessment Record																
			Neighborhood 109 SOUTHEAST		Year	Land	Buildings	Exempt	Total												
			Tree Growth Year 0		2011	35,300	118,300	16,000	137,600												
			FARM LAND YEAR 0		2012	35,300	118,300	16,000	137,600												
			OPEN SPACE YEAR 0		2013	35,300	118,300	16,000	137,600												
Inspection Witnessed By: <div>X<div>Date</div></div> <table><tr><td>No./Date</td><td>Description</td><td>Date Insp.</td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table>			No./Date	Description	Date Insp.										Zone/Land Use 21 RURAL		2014	35,300	118,300	16,000	137,600
			No./Date	Description	Date Insp.																
Secondary Zone		2015	35,300	118,300	16,000	137,600															
		2016	35,300	118,300	21,000	132,600															
Topography 1 Level		2017	35,300	118,300	26,000	127,600															
1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.		2018	35,300	118,300	26,000	127,600															
		2019	35,300	118,300	26,000	127,600															
		2020	35,300	118,300	31,000	122,600															
Utilities 1 All Public		2021	35,300	118,300	31,000	122,600															
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None		2022	35,300	118,300	29,760	123,840															
		2023	44,100	147,800	31,000	160,900															
		2024	44,100	147,800	31,000	160,900															
Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet		Land Data																			
		Front Foot 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/Location 8.View/Environment 9.Fraction Share Acres 30.Rear 20+ 31.Waterfront Real Estate 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 Site 43.Condo Site 44.Site Improvement 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 Waterfront 23.Deep WF Size A Acres 24.Base Waterfront 25.Shallow WF Size 26.Base Water Inf 27.Influence W Site 28.Rear Land 1-10 29.Rear Land 11-2			Acreege/Sites																		
			20	1.00	100	%	0														
			21	0.70	100	%	0														
					%																
					%																
					%																
					%																
Validity 2 Related Parties 1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose		Total Acreage 0.70																			
		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 U10-022

Account 1618

Location 27 BIRCH POINT ROAD

Card 1

Of 1

9/25/2024

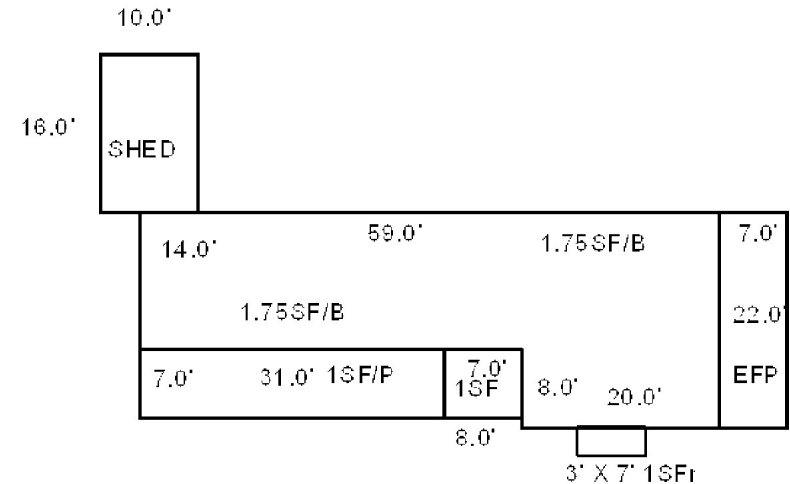
Building Style 5 Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
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 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 2 WOOD SHINGLE	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 986
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1910	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 ONE STORY	0	217	0 0	0	0 %	0 %		1.ONE STORY FRAM
1 ONE STORY	0	21	0 0	0	0 %	0 %		2.TWO STORY FRAM
1 ONE STORY	0	56	0 0	0	0 %	0 %		3.THREE STORY FR
22 Encl Frame Porch	0	154	0 0	0	0 %	0 %		4.1 & 1/2 STORY
24 Frame Shed	0	160	2 100	3	0 %	100 %		5.1 & 3/4 STORY
23 Frame Garage	1970	360	3 100	3	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

GARAGE 18X20



Map Lot U10-023			Account 1619			Location 262 BATH ROAD			Card 1 Of 1 9/25/2024		
PITCHER, HEATHER 754 BATH ROAD WISCASSET ME 04578			Property Data			Assessment Record					
			Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2011	147,500	44,900	0	192,400	
			FARM LAND YEAR 0			2012	147,500	44,900	0	192,400	
			OPEN SPACE YEAR 0			2013	147,500	44,900	0	192,400	
B6079P307			Zone/Land Use 19 COMMERCIAL			2014	147,500	44,900	0	192,400	
Previous Owner ENGERT, BRUCE C J/T ENGERT, MARY-ELLEN			Secondary Zone			2015	147,500	44,900	0	192,400	
			2016			147,500	44,900	0	192,400		
BOOTHBAY HARBOR ME 04538 Sale Date: 8/14/2018			Topography 1 Level			2017	147,500	44,900	0	192,400	
			2018			147,500	44,900	0	192,400		
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2019	147,500	44,900	0	192,400	
			Utilities 1 All Public			2020	147,500	44,900	0	192,400	
			2021			147,500	44,900	0	192,400		
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	147,500	46,300	0	193,800	
			2023			155,700	50,600	0	206,300		
			Street 1 Paved			2024	155,700	50,600	0	206,300	
			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								

WISCASSET

Map Lot U10-023


Account 1619

Location 262 BATH ROAD

Card 1

Of 1

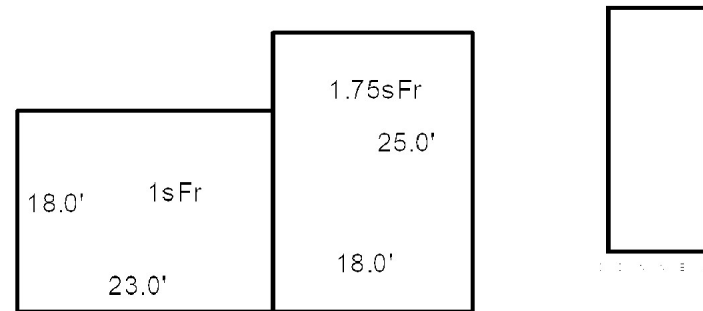
9/25/2024

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 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 11/30/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
287 OFFICE	1941	864	3 100	4	0 %	100 %		1.ONE STORY FRAM
287 OFFICE	0	315	3 100	4	0 %	75 %		2.TWO STORY FRAM
24 Frame Shed	0				%	%	600	3.THREE STORY FR
24 Frame Shed	2021	160	2 100	4	0 %	100 %		4.1 & 1/2 STORY
24 Frame Shed	0				%	%	1,500	5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



PITCHER, HEATHER
754 BATH ROAD
WISCASSET ME 04578

B977P99 B6079P303

Property Data			Assessment Record						
Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total		
			2011	47,000	65,500	10,000	102,500		
Tree Growth Year 0			2012	47,000	65,500	10,000	102,500		
FARM LAND YEAR 0			2013	47,000	65,500	10,000	102,500		
OPEN SPACE YEAR 0			2014	47,000	65,500	10,000	102,500		
Zone/Land Use 21 RURAL			2015	47,000	65,500	10,000	102,500		
Secondary Zone			2016	47,000	65,500	15,000	97,500		
			2017	47,000	65,500	20,000	92,500		
Topography 1 Level			2018	47,000	65,500	20,000	92,500		
1.Level	4.Below St	7.Steep	2019	47,000	65,500	20,000	92,500		
2.Rolling	5.Low	8.Rough	2020	47,000	65,500	25,000	87,500		
3.Above St	6.Swampy	9.	2021	47,000	65,500	25,000	87,500		
Utilities 1 All Public			2022	47,000	65,500	24,000	88,500		
1.Public	4.Dr Well	7.Cesspool	2023	58,800	81,900	25,000	115,700		
2.Water	5.DUG/LAKE	8.	2024	58,800	81,900	25,000	115,700		
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet					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	
Sale Data			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
Validity			Fract. Acre	Acreage/Sites				35.HORTICULTURAL-	
				21.HS Size Adj	20	1.00	95 %	3	36.Pasture 3
				22.Base Waterfron	21	0.85	100 %	0	37.Softwood
				23.Deep WF Size A				%	38.Mixed Wood
				Acres				%	39.Hardwood
				24.Base Waterfron				%	40.Wasteland
				25.Shallow WF Siz				%	41.CAMP SITE
				26.Base Water Inf				%	42.Mobile Home Si
Verified			Total Acreage 0.85					43.Condo Site	
								44.Site Improveme	
								45.CAMP SITE	
								46.PAVING/00	
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

WISCASSET

WISCASSET

Map Lot U10-024

Account 1620

Location 270 BATH ROAD

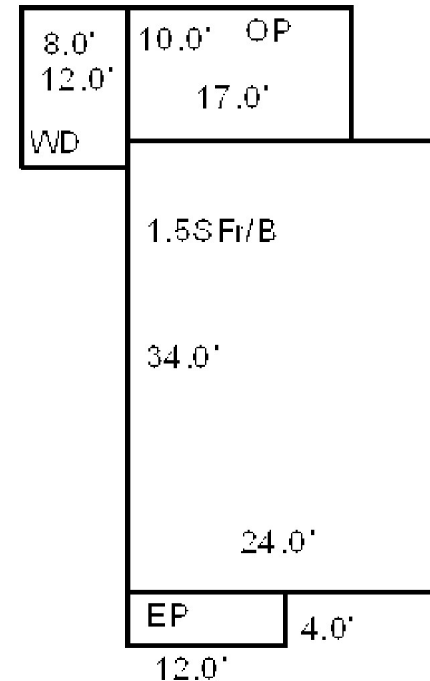
Card 1 Of 1 9/25/2024

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 4 One & 1/2 Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 8 ALUM/VINYL	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 816
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 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 1950	# 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	170	0 0	0	0 %	0 %		1.ONE STORY FRAM
22 Encl Frame Porch	0	48	0 0	0	0 %	0 %		2.TWO STORY FRAM
68 Wood Deck	1980	96	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U10-024-A			Account 1621			Location 17 BIRCH POINT ROAD			Card 1		Of 1		9/25/2024		
CHANDLER, PAMELA JEAN J/T CHANDLER, AARON ROBERT WISCASSET ME 04578						Property Data			Assessment Record						
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2011	36,300	149,800	10,000	176,100		
						FARM LAND YEAR 0			2012	36,300	149,800	0	186,100		
						OPEN SPACE YEAR 0			2013	36,300	149,800	0	186,100		
B4785P300						Zone/Land Use 21 RURAL			2014	36,300	151,000	0	187,300		
Previous Owner CONLEY, KEVIN J/T CONLEY, ELIZABETH A. C/O AARON CHANDLER WISCASSET ME 04578 Sale Date: 5/30/2014						Secondary Zone			2015	36,300	151,000	10,000	177,300		
									2016	36,300	151,000	15,000	172,300		
						Topography 1 Level			2017	36,300	151,000	20,000	167,300		
Previous Owner HARTMAN, JR., THOMAS L. HARTMAN, REGINA C.						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	36,300	151,000	20,000	167,300		
						Utilities 1 All Public			2020	36,300	151,000	25,000	162,300		
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	36,300	151,000	25,000	162,300		
WISCASSET ME 04578 Sale Date: 8/12/2011									2022	36,300	151,000	24,000	163,300		
						Street 1 Paved			2023	45,400	188,800	25,000	209,200		
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	45,400	188,800	25,000	209,200		
Inspection Witnessed By:						Land Data									
						Front Foot		Type	Effective		Influence		Influence Codes		
									Frontage	Depth	Factor	Code			
											%				
											%				
X						11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot						1.Open Space			
										%		2.Neighborhood A			
										%		3.Topography			
										%		4.Size/Shape			
						Date									
		%		6.Restriction											
		%		7.Corner/Locatio											
		%		8.View/Environ											
No./Date												Square Foot		Square Feet	
								%							
								%		30.Rear 20+					
								%		31.Waterfront Rea					
						Description									
		%		33.RestrictEsm											
		%		34.PASTURE 1											
		%		35.HORTICULTURAL-											
Date Insp.															
								%	0	37.Softwood					
								%	0	38.Mixed Wood					
								%		39.Hardwood					
		%		41.CAMP SITE											
		%		42.Mobile Home Si											
		%		43.Condo Site											
Notes:														Total Acreage	
										45.CAMP SITE					
										46.PAVING/00					

WISCASSET

Map Lot U10-024-A


Account 1621

Location 17 BIRCH POINT ROAD

Card 1

Of 1

9/25/2024

Building Style 2 Ranch	SF Bsmt Living 436	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 105	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 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) 1248
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1975	# 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 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.

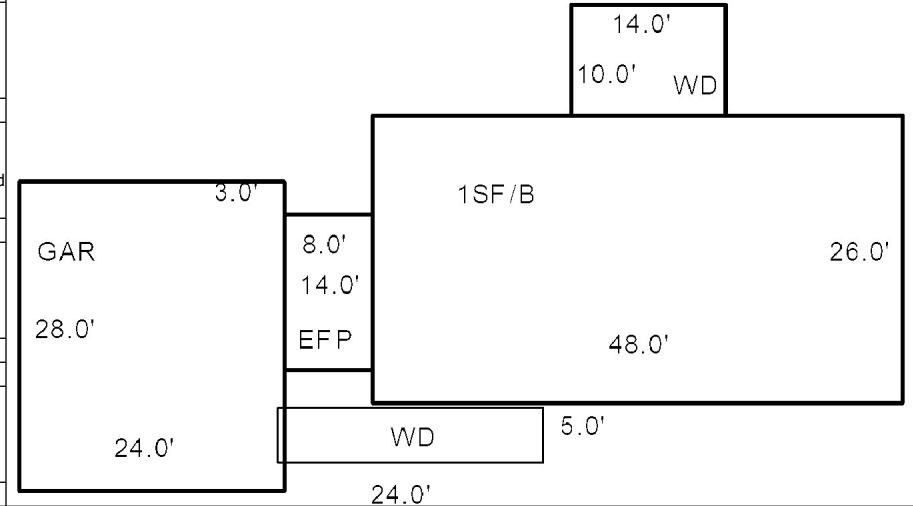
Date Inspected 3/09/2007

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	140	0 0	0	0 %	0 %	
76 1.25 ST	0	672	3 100	4	0 %	100 %	
63 Swimming Pool	0	1	3 100	4	99 %	100 %	
24 Frame Shed	0	64	2 100	4	0 %	100 %	
22 Encl Frame Porch	2005	112	3 100	4	0 %	100 %	
68 Wood Deck	2013	120	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	

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

IGPOOL



Map Lot U10-024-B			Account 1622			Location 13 BIRCH POINT ROAD			Card 1		Of 1		9/25/2024						
EDWARDS, ANGELA D J/T EDWARDS, JAMES M WISCASSET ME 04578 B3525P9						Property Data			Assessment Record										
						Neighborhood 109 SOUTHEAST			Year	Land	Buildings	Exempt	Total						
						Tree Growth Year 0			2011	36,100	85,700	10,000	111,800						
						FARM LAND YEAR 0			2012	36,100	85,700	10,000	111,800						
						OPEN SPACE YEAR 0			2013	36,100	85,700	10,000	111,800						
Previous Owner BIBLE BAPTIST CHURCH OF WISCASSET						Zone/Land Use 21 RURAL			2014	36,100	85,700	10,000	111,800						
						Secondary Zone			2015	36,100	85,700	10,000	111,800						
									2016	36,100	85,700	15,000	106,800						
						Topography 1 Level			2017	36,100	85,700	20,000	101,800						
						WISCASSET ME 04578 Sale Date: 7/22/2005						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	36,100	85,700	20,000	101,800
2019	36,100	85,700	20,000	101,800															
2020	36,100	85,700	25,000	96,800															
Utilities 1 All Public			2021	36,100	85,700							25,000	96,800						
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2022	36,100	85,700							24,000	97,800						
			2023	45,200	107,200							25,000	127,400						
			2024	45,200	107,200							25,000	127,400						
Inspection Witnessed By:												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									
								%		6.Restriction									
						Square Foot			Square Feet				7.Corner/Locatio						
	%		8.View/Environ																
Notes: 2003-NEW VINYL SIDING IN FALL 2002 2006-PREVIOUS OWNER: BIBLE BAPTIST CHURCH BK1018 PG109 WISCASSET						Fract. Acre			Acreege/Sites				9.Fract Share						
										%		30.Rear 20+							
										%		31.Waterfront Rea							
										%		32.Open Space							
										%		33.RestrictEsm							
										%		34.PASTURE 1							
										%		35.HORTICULTURAL-							
										%		36.Pasture 3							
						Total Acreage 0.95				20	1.00	100	%	0	37.Softwood				
										21	0.95	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 U10-024-B

Account 1622

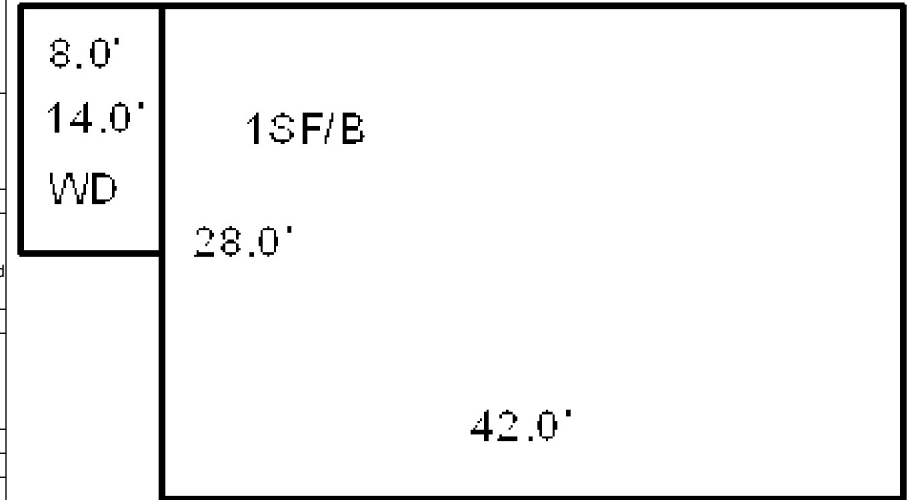
Location 13 BIRCH POINT ROAD

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% 1 Hot Water BB			3. 6. 9.		
4.Cape	8.Log	12.Cot.	1.HWB 5.FWA 9.No Heat			Attic 9 None		
Dwelling Units 1			2.HWC 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.		
Other Units 0			3.H Pump 7.Electric 11.			2.1/2 Fin 5.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) 1176		
2.Slate	5.Wood	8.	2.TYPICAL 5. 8.			Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G		
SF Masonry Trim 0			# Rooms 5			2.Fair 5.Avg+ 8.Exc		
OPEN-3-CUSTOM 0			# Bedrooms 3			3.Avg- 6.Good 9.Same		
OPEN-4-CUSTOM 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1970			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 2002			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.SMALL 7.LAYOUT		
1.Concrete	4.Wood	7.	<div><p>TRIO Software A Division of Harris Computer Systems</p></div>					
2.C Block	5.Slab	8.						
3.Br/Stone	6.Piers	9.						
Basement 4 Full Basement								
1.1/4 Bmt	4.Full Bmt	7.						
2.1/2 Bmt	5.None	8.						
3.3/4 Bmt	6.	9.None						
Bsmt Gar # Cars 0								
Wet Basement 1 Dry Basement								
1.Dry	4.	7.						
2.Damp	5.	8.						
3.Wet	6.	9.						

Date Inspected 11/28/2006

Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
68 Wood Deck	0	112	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 U10-025			Account 1623			Location 271 BATH ROAD			Card 1		Of 2		9/25/2024																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
GROVER, DANIEL L WISCASSET ME 04578						Property Data			Assessment Record																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				
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						Tree Growth Year 0			2011	50,000	71,900	10,000	111,900																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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B2426P15 B4237P257 B6007P316						OPEN SPACE YEAR 0			2013	66,000	71,900	10,000	127,900																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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									2016	66,000	71,900	15,000	122,900																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						Topography 1 Level			2017	66,000	71,900	20,000	117,900																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	66,000	73,400	20,000	119,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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						Utilities 1 All Public			2020	66,000	73,400	25,000	114,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2021	66,000	73,400	25,000	114,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
									2022	66,000	73,400	24,000	115,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						Street 1 Paved			2023	82,500	98,900	25,000	156,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2024	62,500	159,900	25,000	197,400																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
						TREE GROWTH PLAN 0			Land Data																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				
						CONSERV EASE 0																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																							
Inspection Witnessed By:						Sale Data			Front Foot		Type		Effective		Influence		Influence Codes																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
X						Date						Sale Date		Price		Sale Type		11.Regular Lot 12.Delta Triangle 13.Nabla Triangle 14.Rear Land 15.Front Foot		16.Regular Lot 17.Secondary Site 18.Secondary Site 19.Condominium 20.Base Homesite		Square Foot		Fract. Acre		Acreege/Sites		Total Acreege 1.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																	
No./Date			Description			Date Insp.			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.																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
Notes: 9/10/24 NAH. ADD NEW MH/SLAB '24 8AC BACK TO PREVIOUSLY COMBINED AND DELETED R7-62. '23 Per info provided and further review thge 12x55 MH is and has been occupied. Assess accordingly. '18 add sv mh for storage(12x55) 7/30/2004-Mobile home out back 911 address is 11 Grover Lane (CARD #2) 2010-Deed recorded removing Heidi A. Grover from property WISCASSET 2013-8 Acres from Map P-07 Lot 62 added to this lot for tax																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																													

WISCASSET

Map Lot U10-025


Account 1623

Location 271 BATH ROAD

Card 1

Of 2

9/25/2024

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 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 1 One Story	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Unknown 8.
Exterior Walls 1 CLAPBOARD	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.CLAP 5.T-111 9.OTHER	Kitchen Style 2 TYPICAL	Unfinished % 0%
2.WD SH 6.BR/STONE 10.	1.GOOD 4.Obsolete 7.	Grade & Factor 3 Average 105%
3.COMP 7.NOV 11.	2.TYPICAL 5. 8.	1.E Grade 4.B Grade 7.AA+ Grad
4.ASB/ASP 8.AL/VIN 12.	3.OLD TYPE 6. 9.None	2.D Grade 5.A Grade 8.AA++Grad
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 TYPICAL	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.GOOD 4.Obsolete 7.	SQFT (Footprint) 720
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 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 1938	# 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 11/28/2006

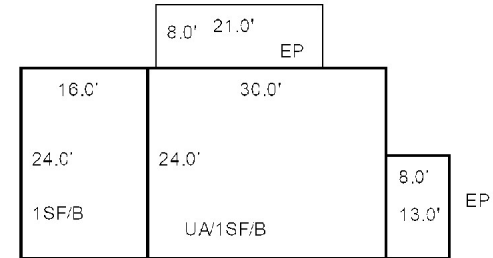
Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
11 1	0	384	0 0	0	0 %	0 %		1.ONE STORY FRAM
22 Encl Frame Porch	0	168	0 0	0	0 %	0 %		2.TWO STORY FRAM
22 Encl Frame Porch	0	104	0 0	0	0 %	0 %		3.THREE STORY FR
24 Frame Shed	1960	240	2 100	1	0 %	100 %		4.1 & 1/2 STORY
997 12' Mobile	1985	12x55	2 100	2	0 %	50 %		5.1 & 3/4 STORY
998 14' Mobile	2020	14x80	3 100	4	0 %	50 %		6.2 & 1/2 STORY
103 SLAB.....	2023	1480	3 100	4	0 %	100 %		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

MH As
Storage

55.0'

12.0'



SHED 12X20



WISCASSET

Property Data			Assessment Record						
Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total		
			2011	0	20,700	0	20,700		
Tree Growth Year 0			2012	0	20,700	0	20,700		
FARM LAND YEAR 0									
OPEN SPACE YEAR 0			2013	0	20,700	0	20,700		
Zone/Land Use 16 RESIDENTIAL			2014	0	20,700	0	20,700		
Secondary Zone			2015	0	20,700	0	20,700		
			2016	0	20,700	0	20,700		
Topography 1 Level			2017	0	20,700	0	20,700		
1.Level	4.Below St	7.Steep	2018	0	20,700	0	20,700		
2.Rolling	5.Low	8.Rough							
3.Above St	6.Swampy	9.	2019	0	20,700	0	20,700		
Utilities 1 All Public			2020	0	20,700	0	20,700		
1.Public	4.Dr Well	7.Cesspool	2021	0	20,700	0	20,700		
2.Water	5.DUG/LAKE	8.							
3.Sewer	6.Septic	9.None	2022	0	20,700	0	20,700		
Street 1 Paved			2023	0	25,900	0	25,900		
			2024	0	25,900	0	25,900		
1.Paved	4.Proposed	7.	Land Data						
2.Semi Imp	5.Private	8.							
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
Sale Data				13.Nabla Triangle			%		3.Topography
			14.Rear Land			%		4.Size/Shape	
Sale Date			15.Front Foot			%		5.Access	
Price			Square Foot		Square Feet			6.Restriction	
Sale Type									7.Corner/Locatio
1.Land	4.Mobile	7.					%		8.View/Environ
2.L & B	5.Other	8.					%		9.Fract Share
3.Building	6.	9.					%		Acres
Financing				16.Regular Lot			%		30.Rear 20+
1.Convent	4.Seller	7.		17.Secondary Site			%		31.Waterfront Rea
2.FHA/VA	5.Private	8.		18.Secondary Site			%		32.Open Space
3.Assumed	6.Cash	9.Unknown		19.Condominium			%		33.RestrictEsm
Validity				20.Base Homesite			%		34.PASTURE 1
Verified			Fract. Acre	Acreage/Sites				35.HORTICULTURAL-	
1.Valid	4.Split	7.Renovate	21.HS Size Adj			%		36.Pasture 3	
2.Related	5.Partial	8.Renovate	22.Base Waterfron			%		37.Softwood	
3.Distress	6.Exempt	9.Foreclose	23.Deep WF Size A			%		38.Mixed Wood	
3 Buyer 4 Agent 7 Family 3 Seller 5 Pub Rec 8 Other 3 Lender 6 MLS 9.			Acres					39.Hardwood	
							%		40.Wasteland
							%		41.CAMP SITE
							%		42.Mobile Home Si
							%		43.Condo Site
							%		44.Site Improveme
							%		45.CAMP SITE
							%		46.PAVING/00
			Total Acreage		0.00				


WISCASSET

Map Lot U10-025

Account 1623

Location 11 GROVER LANE

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

Date Inspected 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14' Mobile	1987	14x70	2 100	4	0 %	50 %		1.ONE STORY FRAM
103 SLAB.....	2004	980	3 100	4	0 %	100 %		2.TWO STORY FRAM
68 Wood Deck	2005	84	3 100	4	0 %	100 %		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U10-025-001

Account 1624

Location 273 BATH ROAD

Card 1 Of 1 9/25/2024

GROVER, DANIEL
271 BATH ROAD
WISCASSET ME 04578

GROVER, DANIEL 271 BATH ROAD WISCASSET ME 04578			Property Data			Assessment Record							
			Neighborhood 108 SOUTHWEST			Year	Land	Buildings	Exempt	Total			
						2011	0	10,700	0	10,700			
						2012	0	10,700	0	10,700			
						2013	0	10,700	0	10,700			
			Zone/Land Use 19 COMMERCIAL			2014	0	10,700	0	10,700			
			Secondary Zone			2015	0	10,700	0	10,700			
						2016	0	10,700	0	10,700			
			Topography 1 Level			2017	0	10,700	0	10,700			
			1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	0	10,700	0	10,700			
2019	0	10,700				0	10,700						
Utilities 1 All Public						2020	0	10,700	0	10,700			
1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None						2021	0	10,700	0	10,700			
						2022	0	10,700	0	10,700			
			Street 1 Paved			2023	0	13,400	0	13,400			
						2024	0	13,400	0	13,400			
			1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			Land Data							
			TREE GROWTH PLAN 0			Front Foot		Type	Effective		Influence		Influence Codes
			CONSERV EASE 0						Frontage	Depth	Factor	Code	
Sale Data			Square Foot		Square Feet				Acres				
Sale Date													
Price													
Sale Type													
1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.													
Financing			Fract. Acre		Acreage/Sites				Total Acreage 0.00				
1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown													
Validity													
1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.Foreclose													
Verified													
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.													
Inspection Witnessed By:			11.Regular Lot						1.Open Space				
X			12.Delta Triangle						2.Neighborhood A				
			13.Nabla Triangle						3.Topography				
Date			14.Rear Land						4.Size/Shape				
			15.Front Foot						5.Access				
No./Date									6.Restriction				
									7.Corner/Locatio				
Description									8.View/Environ				
									9.Fract Share				
Date Insp.									Acres				
									30.Rear 20+				
									31.Waterfront Rea				
									32.Open Space				
									33.RestrictEsm				
									34.PASTURE 1				
Notes:									35.HORTICULTURAL-				
									36.Pasture 3				
									37.Softwood				
									38.Mixed Wood				
									39.Hardwood				
									40.Wasteland				
									41.CAMP SITE				
									42.Mobile Home Si				
									43.Condo Site				
									44.Site Improve				
									45.CAMP SITE				
									46.PAVING/00				
WISCASSET													


WISCASSET

Map Lot U10-025-001

Account 1624

Location 273 BATH ROAD

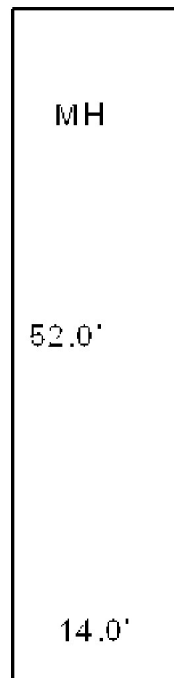
Card 1 Of 1 9/25/2024

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 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
997 12' Mobile	1972	14x52	2 100	3	0 %	50 %		1.ONE STORY FRAM
					%	%		2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



Map Lot U10-026			Account 1625			Location 263 BATH ROAD			Card 1		Of 1		9/25/2024			
COZY HARBOR GROUP, CORP 263 BATH ROAD WISCASSET ME 04578						Property Data			Assessment Record							
						Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2011	150,000	129,300	0	279,300			
						FARM LAND YEAR 0			2012	150,000	129,300	0	279,300			
						OPEN SPACE YEAR 0			2013	150,000	129,300	0	279,300			
B5825P159						Zone/Land Use 19 COMMERCIAL			2014	150,000	129,300	0	279,300			
Previous Owner PEARSON III, CHAUNCEY WRIGHT 41 FISH HOUSE COVE						Secondary Zone			2015	150,000	129,300	0	279,300			
									2016	150,000	129,300	0	279,300			
PHIPPSBURG ME 04562 Sale Date: 12/10/2021						Topography 1 Level			2017	150,000	129,300	0	279,300			
Previous Owner SHOREY, RICHARD S SHOREY, SUSAN L						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2018	150,000	129,300	0	279,300			
									2019	150,000	129,300	0	279,300			
									2020	150,000	129,300	0	279,300			
									2021	150,000	129,300	0	279,300			
									2022	150,000	129,300	0	279,300			
WESTPORT ISLAND ME 04578 Sale Date: 2/25/2020						Utilities 1 All Public 1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2023	158,400	137,100	0	295,500			
									2024	158,400	137,100	0	295,500			
									Land Data							
									Front Foot		Type	Effective		Influence		Influence Codes
												Frontage	Depth	Factor	Code	
		%														
		%														
		%														
						Square Foot		Square Feet								
									%							
									%							
									%							
									%							
						Fract. Acre		Acreage/Sites								
								47	1.00	100	%	0				
								48	1.00	100	%	0				
										%						
										%						
						Acres			%							
									%							
									%							
									%							
									%							
Notes:								Total Acreage		1.00						
WISCASSET																


WISCASSET

Map Lot U10-026

Account 1625

Location 263 BATH ROAD

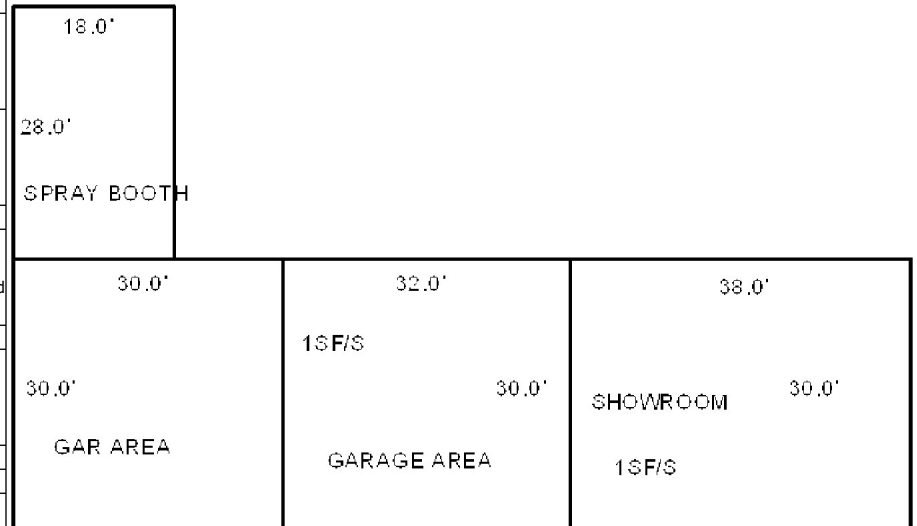
Card 1 Of 1 9/25/2024

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 11/30/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
220 STORE	1996	1140	3 100	4	0 %	80 %		1.ONE STORY FRAM
228 GARAGE FRAME	0	960	3 100	4	0 %	80 %		2.TWO STORY FRAM
228 GARAGE FRAME	0	900	3 100	4	0 %	80 %		3.THREE STORY FR
228 GARAGE FRAME	2006	504	3 100	4	0 %	80 %		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 U10-027			Account 1626			Location 257 BATH ROAD			Card 1 Of 1 9/25/2024							
MAPLE PROPERTY HOLDINGS, LLC. PO BOX 2287 SOUTH PORTLAND ME 04116						Property Data			Assessment Record							
						Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
						Tree Growth Year 0			2011	473,600	0	0	473,600			
						FARM LAND YEAR 0			2012	473,600	0	0	473,600			
						OPEN SPACE YEAR 0			2013	473,600	0	0	473,600			
B5988P53						Zone/Land Use 19 COMMERCIAL			2014	473,600	0	0	473,600			
Previous Owner MID COAST LAND DEVELOPMENT, LLC C/O TOP SHELF COMMERCIAL P.O. BOX 2287 SOUTH PORTLAND ME 04116 Sale Date: 4/05/2023						Secondary Zone			2015	473,600	0	0	473,600			
						Topography 1 Level			2016	473,600	0	0	473,600			
						1.Level 4.Below St 7.Steep 2.Rolling 5.Low 8.Rough 3.Above St 6.Swampy 9.			2017	473,600	0	0	473,600			
Previous Owner NEW ENGLAND STRUCTURES						Utilities 1 All Public			2018	473,600	0	0	473,600			
						1.Public 4.Dr Well 7.Cesspool 2.Water 5.DUG/LAKE 8. 3.Sewer 6.Septic 9.None			2019	473,600	0	0	473,600			
						Street 1 Paved			2020	473,600	0	0	473,600			
24 ROUTE ONE EDGECOMB ME 04556 Sale Date: 5/14/2004						1.Paved 4.Proposed 7. 2.Semi Imp 5.Private 8. 3.Gravel 6.Pub Eas 9.NoStreet			2021	473,600	0	0	473,600			
						TREE GROWTH PLAN 0			2022	473,600	0	0	473,600			
						CONSERV EASE 0			2023	501,000	0	0	501,000			
Inspection Witnessed By:						Sale Data			2024	236,300	0	0	236,300			
						Sale Date 4/05/2023			Land Data							
						Price 700,000			Front Foot	Type	Effective		Influence		Influence Codes	
						Sale Type 1 Land Only					Frontage	Depth	Factor	Code		
						1.Land 4.Mobile 7. 2.L & B 5.Other 8. 3.Building 6. 9.							%			
Financing 9 Unknown					%											
Notes: '24 26.9 ACRES TO NEW R07 LOT 94. BUILDING TORN DOWN IN 2000. FORMER OWNER: MERLE GROVER (DOROTHY GROVER ESTATE) BK1173 PG0085, BK1407 PG0109 PER DEED IN 2001 - 32.67 ACRES 2005-FORMER OWNER: NEW ENGLAND STRUCTURES BK2551 PG221 575.76 FRONTAGE, CORRECTED ACREAGE TO 32.81 AC WISCASSET						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							%			
						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			47	1.00	100							%	0			
Acres			48	1.00	100							%	0			
24.Base Waterfron 25.Shallow WF Siz 26.Base Water Inf 27.Influence W Si 28.Rear Land 1-10 29.Rear Land 11-2			50	4.91	100							%	0			
					%											
						Total Acreage 5.91										

WISCASSET

Map Lot U10-027

Account 1626

Location 257 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 4 Unoccupied			1.Interior 4.Vacant 7.		
Wet Basement			1.Refusal 5.Estimate 8.			2.Informed 6. 9.		
1.Dry	4.	7.	Information Code 5 Estimate			1.Owner 4.Agent 7.		
2.Damp	5.	8.	1.Relative 5.Estimate 8.			2.Tenant 6.Other 9.		
3.Wet	6.	9.						
Date Inspected 11/28/2006								
Additions, Outbuildings & Improvements								1.ONE STORY FRAM
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.TWO STORY FRAM
					%	%		3.THREE STORY FR
					%	%		4.1 & 1/2 STORY
					%	%		5.1 & 3/4 STORY
					%	%		6.2 & 1/2 STORY
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

HANJITSUWAN, CHANINT J/T
ROJPANICHKUL, THANYALAK
WISCASSET ME 04578

B4757P250

Previous Owner
JAMESON, TIMOTHY R. J/T
JAMESON, CATHERINE A.

HARPSWELL ME 04079
Sale Date: 2/14/2014

Previous Owner
SHERMAN, SALLY J.
233 BATH ROAD

WISCASSET ME 04578

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

2002-TRAN CODE 4 = CHECK FOR PORCH NOT PERMITTED
IN 2002, CHECK IN 2003
2004-CHANGED FROM RESIDENTIAL ZONE TO COMMERCIAL
ZONE AS USE CHANGED FROM HOME TO A BUSINESS
(ALLSTATE INSURANCE-TIMOTHY JAMESON). ALSO
CHANGED LAND AND BUILDING CODE TO COMMERCIAL.
2012-Changed from commercial zone to residential zone as
use changed back to home, no longer a business. Also
removed 'office' status and entered as ranch home.

WISCASSET
 2014 Previous Owner: Timothy R. & Catherine A. Jameson
 RK3089 PG???

Property Data

Neighborhood	200 U.S. RTE 1		
Tree Growth Year	0		
FARM LAND YEAR	0		
OPEN SPACE YEAR	0		
Zone/Land Use	19 COMMERCIAL		
Secondary Zone			
Topography		1 Level	
1.Level	4.Below St	7.Steep	
2.Rolling	5.Low	8.Rough	
3.Above St	6.Swampy	9.	
Utilities		1 All Public	
1.Public	4.Dr Well	7.Cesspool	
2.Water	5.DUG/LAKE	8.	
3.Sewer	6.Septic	9.None	
Street		1 Paved	
1.Paved	4.Proposed	7.	
2.Semi Imp	5.Private	8.	
3.Gravel	6.Pub Eas	9.NoStreet	
TREE GROWTH PLAN		0	
CONSERV EASE		0	
Sale Data			
Sale Date		2/14/2014	
Price		162,000	
Sale Type		2 Land & Buildings	
1.Land	4.Mobile	7.	
2.L & B	5.Other	8.	
3.Building	6.	9.	
Financing		9 Unknown	
1.Convert	4.Seller	7.	
2.FHA/VA	5.Private	8.	
3.Assumed	6.Cash	9.Unknown	
Validity		1 Arms Length Sale	
1.Valid	4.Split	7.Renovate	
2.Related	5.Partial	8.Other	
3.Distress	6.Exempt	9.Foreclose	
Verified		5 Public Record	
1.Buyer	4.Agent	7.Family	
2.Seller	5.Pub Rec	8.Other	
3.Lender	6.MLS	9.	

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	141,900	70,300	0	212,200
2012	47,300	104,200	0	151,500
2013	47,300	104,200	0	151,500
2014	47,300	104,200	0	151,500
2015	47,300	104,200	0	151,500
2016	47,300	104,200	0	151,500
2017	47,300	104,200	0	151,500
2018	47,300	104,200	0	151,500
2019	47,300	104,200	0	151,500
2020	47,300	104,200	0	151,500
2021	47,300	104,200	0	151,500
2022	47,300	104,200	0	151,500
2023	59,100	130,200	0	189,300
2024	59,100	130,200	0	189,300

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Open Space
12.Delta Triangle				%		2.Neighborhood A
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Front Foot				%		5.Access
				%		6.Restriction
				%		7.Corner/Locatio
Square Foot	Square Feet					8.View/Envirn
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
				%		35.HORTICULTURAL-
Fract. Acre	Acres/Sites					36.Pasture 3
21.HS Size Adj	20	1.00	100	%	0	37.Softwood
22.Base Waterfron	21	0.46	100	%	0	38.Mixed Wood
23.Deep WF Size A				%		39.Hardwood
Acres				%		40.Wasteland
24.Base Waterfron				%		41.CAMP SITE
25.Shallow WF Siz				%		42.Mobile Home Si
26.Base Water Inf				%		43.Condo Site
27.Influence W Si				%		44.Site Improveve
28.Rear Land 1-10						45.CAMP SITE
29.Rear Land 11-2						
		Total Acreage		0.46		


WISCASSET

Map Lot U10-028

Account 1628

Location 233 BATH ROAD

Card 1 Of 1 9/25/2024

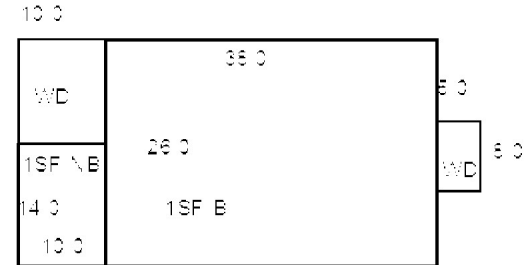
Building Style 2 Ranch	SF Bsmt Living 240	Layout 1 Typical
1.Conv. 5.Colonial 9.Other	Fin Bsmt Grade 9 100	1.Typical 4. 7.
2.Ranch 6.Split 10.Double	HEARTH 0	2.Inadeq 5. 8.
3.R Ranch 7.Mod/Cont 11.Multi	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
4.Cape 8.Log 12.Cot.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
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) 988
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 1	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1968	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1993	# 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 11/30/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 ONE STORY	1993	140	3 100	4	0 %	100 %	
68 Wood Deck	1989	120	3 100	4	0 %	100 %	
68 Wood Deck	1989	40	3 100	4	0 %	100 %	
23 Frame Garage	1987	576	3 100	4	0 %	100 %	
24 Frame Shed	1992	120	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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



GARAGE 24 X 24 = 576

S-ED 10X12



Map Lot U10-029

Account 1629

Location 229 BATH ROAD

Card 1 Of 1 9/25/2024

ROJPANICHKUL, THKANYALAK
233 BATH ROAD
WISCASSET ME 04578

B4002P234 B4407P267 B4519P214 B5056P239

Previous Owner
CHICK, DOUGLAS G. (TRUSTEE)
THE DOUGLAS G. CHICK REVOCABLE TRUST
C/O DWIGHT E. CHICK TRUSTEE
NEWMARKET NH 03857
Sale Date: 9/26/2016

Previous Owner
CHICK, KATHLEEN M. J/T
CHICK, DOUGLAS G.
C/O DOUGLAS G. CHICK
EPPING NH 03042
Sale Date: 5/09/2008

Previous Owner
HILL, WILLIAM M.
HILL, CAROLE P.
C/O KATHLEEN M. & DOUGLAS G. CHICK
EPPING NH 03402
Sale Date: 5/09/2008

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'17 NAH ADD WD.
2006-REMOVED HOMESTEAD, NO LONGER LIVING IN HOUSE.
0717/08-Former owner: William & Carole Hill Bk1417 Pg321.
2009-added porch
2011-Adjusted land value on this property as not a commercial
property, entered as a homesite.

WISCASSET

Property Data			Assessment Record							
Neighborhood 200 U.S. RTE 1			Year	Land	Buildings	Exempt	Total			
			2011	49,600	136,100	0	185,700			
Tree Growth Year 0			2012	49,600	136,100	0	185,700			
FARM LAND YEAR 0			2013	49,600	136,100	0	185,700			
OPEN SPACE YEAR 0			2014	49,600	136,100	0	185,700			
Zone/Land Use 21 RURAL			2015	49,600	136,100	0	185,700			
Secondary Zone 19 C			2016	49,600	136,100	0	185,700			
Topography 3 Above Street			2017	49,600	137,600	0	187,200			
1.Level	4.Below St	7.Steep	2018	49,600	137,600	0	187,200			
2.Rolling	5.Low	8.Rough	2019	49,600	137,600	0	187,200			
3.Above St	6.Swampy	9.	2020	49,600	137,600	0	187,200			
Utilities 1 All Public			2021	49,600	137,600	0	187,200			
1.Public	4.Dr Well	7.Cesspool	2022	49,600	137,600	0	187,200			
2.Water	5.DUG/LAKE	8.	2023	61,900	172,100	0	234,000			
3.Sewer	6.Septic	9.None	2024	61,900	172,100	0	234,000			
Street 1 Paved			Land Data							
1.Paved	4.Proposed	7.								
2.Semi Imp	5.Private	8.	Front Foot		Type	Effective		Influence		Influence Codes
3.Gravel	6.Pub Eas	9.NoStreet				Frontage	Depth	Factor	Code	
TREE GROWTH PLAN 0			11.Regular Lot				%		1.Open Space	
CONSERV EASE 0			12.Delta Triangle				%		2.Neighborhood A	
Sale Data			13.Nabla Triangle				%		3.Topography	
			14.Rear Land				%		4.Size/Shape	
Sale Date 9/26/2016			15.Front Foot				%		5.Access	
Price 85,000							%		6.Restriction	
Sale Type 2 Land & Buildings							%		7.Corner/Locatio	
1.Land	4.Mobile	7.	Square Foot	Square Feet					8.View/Environ	
2.L & B	5.Other	8.					%		9.Fract Share	
3.Building	6.	9.					%		Acres	
							%		30.Rear 20+	
							%		31.Waterfront Rea	
Financing 9 Unknown			16.Regular Lot				%		32.Open Space	
1.Convent	4.Seller	7.	17.Secondary Site				%		33.RestrictEsm	
2.FHA/VA	5.Private	8.	18.Secondary Site				%		34.PASTURE 1	
3.Assumed	6.Cash	9.Unknown	19.Condominium				%		35.HORTICULTURAL-	
			20.Base Homesite				%		36.Pasture 3	
Validity 3 Distressed Sale			Fract. Acre		Acreage/Sites				37.Softwood	
1.Valid	4.Split	7.Renovate		20		1.00	100	%	0	38.Mixed Wood
2.Related	5.Partial	8.Other		21		0.91	100	%	0	39.Hardwood
3.Distress	6.Exempt	9.Foreclose						%		40.Wasteland
								%		41.CAMP SITE
Verified 5 Public Record			24.Base Waterfron				%		42.Mobile Home Si	
1.Buyer	4.Agent	7.Family	25.Shallow WF Siz				%		43.Condo Site	
2.Seller	5.Pub Rec	8.Other	26.Base Water Inf				%		44.Site Improve	
3.Lender	6.MLS	9.	27.Influence W Si				%		45.CAMP SITE	
			28.Rear Land 1-10	Total Acreage 0.91						
			29.Rear Land 11-2							

WISCASSET

Map Lot U10-029

Account 1629

Location 229 BATH ROAD

Card 1

Of 1

9/25/2024

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% 4 Steam	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 3 Capped Only
2.2 5.1.75 8.	1.Refrig 4.W&C 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 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) 621
2.Slate 5.Wood 8.	2.TYPICAL 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 9	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 2	Phys. % Good 0%
Year Built 1890	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 1	1.Incomp 4.SMALL 7.LAYOUT
1.Concrete 4.Wood 7.		2.O-Built 5.CDU 8.OTHER
2.C Block 5.Slab 8.		3.Defmaint 6.STYLE 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.Services 9.None
2.1/2 Bmt 5.None 8.		1.Location 4.Traffic 8.
3.3/4 Bmt 6. 9.None		2.Encroach 8.Other 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 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 11/28/2006

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	2009	324	3 100	4	0 %	100 %		1.ONE STORY FRAM
23 Frame Garage	1965	800	3 100	3	0 %	100 %		2.TWO STORY FRAM
25 Frame Bay	0	24	0 0	0	0 %	0 %		3.THREE STORY FR
12 2	0	420	0 0	0	0 %	100 %		4.1 & 1/2 STORY
68 Wood Deck	2016	228	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

GARAGE 25X32

