

73 NUTTER CAMP ROAD



ALFRED, MAINE

1838 8 7

6 Blakeslee Road

Acorn, Scott

6/12/23

19253

423

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION		NO. OF ACRES		RATE		TOTAL	
TILLABLE							
PASTURE							
WOODLAND							
WASTE LAND							
BASE		.17		below		—	
TOTAL ACREAGE		0.17					
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE			
50	150	1000	5	1000		50000	
Shaded well - 2500						-2500	
Lot Appreciation 50%						+12500	
TOTAL VALUE LAND						70000	
TOTAL VALUE BUILDINGS						61800	
TOTAL VALUE LAND & BUILDINGS						131800	

LAND VALUE COMPUTATIONS AND SUMMARY

[illegible]

BUILDING PERMIT RECORD

PROPERTY FACTORS						
PERMIT NO.	EST. COST	DATE				
MEMORANDA						
			TOPOGRAPHY			
			IMPROVEMENTS			
			LEVEL	✓	WATER	Shardel
			HIGH		SEWER	Septic
			LOW		GAS	
			ROLLING		ELECTRICITY	
			SWAMPY		ALL UTILITIES	

ASSESSMENT RECORD

[illegible]

PARKER APPRAISAL CO.

COLOR BUILDING

Red/white

BUILDING RECORD

OCCUPANCY					PLUMBING			COMMERCIAL COMPUTATIONS			SKETCH				
1	2	3	4		NO.	M	O	EXTERIOR WALL CODES							
VAC. LOT DWELLING COMM. OTHER					STANDARD			1 FRAME	5 STUCCO	9 CONCRETE					
BASEMENT					BATHROOM			2 BRICK	6 TILE	10 ENAM. STL.					
1	2	3	4	5	TOILET ROOM			3 GLASS	7 STONE						
NONE	CRAWL	1/4	1/2	FULL	SINK/LAVATORY/SS			4 C B	8 METAL						
FOUNDATION					WATER CLOSET/URINAL			A			B				
P	B & S	CB	CONC		NO PLUMBING			EXTERIOR WALLS							
HEATING								PERIMETER			L/F				
M O					OTHER FEATURES			PERIM. AREA RATIO							
NO HEAT					PART MASONRY WALLS			NO. OF UNITS							
NO HEAT 2ND ONLY					FIREPLACE (INGRADE)	1/1		AVG. UNIT SIZE							
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE							
HW/STEAM BB RAD					BSMT. GAR 1 2			SCHEDULE							
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			HT.							
AIR CON./ELEC.					MODERN KITCHEN	1988		BASEMENT							
ATTIC					EXTERIOR BETTER			FIRST							
1	2	3	4	5	INTERIOR BETTER			SECOND							
NONE	UNFIN.	1/4	1/2	FULL				THIRD							
ROOF					LIVING ACCOMMODATIONS			BASE PRICE							
SHINGLES ASP/ASB/WOOD					NO. OF UNITS/2 BED ROOMS	3		B P A							
SLATE/TILE/METAL					TOTAL ROOMS	5		SUB TOTAL							
ROLL/T & G					DWELLING COMPUTATIONS			LIGHTING							
EXTERIOR WALLS								HTG/AIR CON.							
BEVEL/DROP/ALUM/VIN					1.0 STORY	F	M	SPRINKLER							
SHINGLE ASPH/ASB/WOOD					688 S.F.			PARTITIONS							
CB/STUCCO/BRICK VENEER/STONE					BASEMENT	-4800		INTERIOR FINISH							
MASONITE/TI-II					HEATING	-2400		SF/CF PRICE							
PLATE GLASS - AL/WD					PLUMBING			AREA CUBED							
FLOORS					ATTIC	+9700		SUB TOTAL							
8	1	2	3	A	INTERIOR FINISH			M & O.F.							
CONC/DIRT					ADD. & PORCHES	+12800		ADDITIONS							
HARD WOOD								TOTAL BASE							
SOFT WOOD/SUB								GRADE FACTOR							
TILE								REPLACEMENT COST							
W - W								FUNCTIONAL DEPRECIATION FACTORS							
JOISTS								SURPLUS CAP							
INTERIOR FINISH					TOTAL	78500		ENCROACHMENTS							
DRYWALL PLASTER					GRADE	100		ECONOMIC							
PANELING					TOTAL	78500		BLIGHTED AREA							
FIBERBOARD					O. F.			COMM. LOCATION							
UNFINISHED					TOTAL			OBsolescence							
REMODELING DATA					C & D FACTOR			OVERBUILT							
KITCHEN	1988							STRUCTURAL							
PLUMBING															
HEAT															
BASEMENT															
OTHER															
REPL. COST					78500										
TOTAL					78500										
TYPE					LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING							15/FR 6A	688A		C±	1965	A+	78500	35	51020
GARAGE					Ⓚ		15/FR 24x24	576A		C-10	1994	A~	10710	15	9100
BARN															
SHED					Ⓚ		15/FR 10x15	150A	1750	C	1985	A~	2620	20/20	1680
COMMERCIAL BUILDING															
LISTED					DATE										
TOTAL VALUE ALL BUILDINGS					61800										

CONDITION: 1-EXCELLENT; 2-GOOD; 3-AVERAGE; 4-FAIR; 5-POOR

DO NOT CONFUSE THE TWO

GRADE DENOTES QUALITY OF CONSTRUCTION: A-EXC.; B-GOOD; C-AVERAGE; D-CHEAP; E-VERY CHEAP
DEPRECIATION FACTOR REFERS TO THE CONDITION, DESIRABILITY, USEFULNESS OF THE BUILDING.