

MAP AND LOT: 3-104

192.BIDDEFORD ROAD

1052

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



3-104

9266 252

Martin, Allan L

Dba George Roberts Co

Nicmar Realty Associates LLC

3/29/07

15118

210

RECORD OF OWNERSHIP

DATE

BOOK

PAGE

AMOUNT

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION NO. OF ACRES RATE TOTAL

PERMIT NO.

EST. COST

DATE

TOPOGRAPHY

IMPROVEMENTS

TILLABLE

PASTURE

WOODLAND 2.72 4000 10880

WASTE LAND

BASE Comm 4.0 150000 600000

EXPANSION 2.0 75000 150000

TOTAL ACREAGE 8.72

FRONTAGE DEPTH UNIT PRICE DEPTH FACTOR FRONT FT. PRICE

MEMORANDA

(1) ADD IN 100%

(13) M&L new 43x192 Industrial Bldg, approx 40% good, 12014

(14) Manufacturing building 100% good

(14) (15) (15) 720 sq ft of additional space to new bldg.

760900 760900 760900 760900 760900

505300 549800 752341 1030541 1100250

1266400 1310700 1513240 1791441 1861150

LEVEL

HIGH

LOW

ROLLING

SWAMPY

STREET

PAVED

SEMI-IMPROVED

DIRT

SIDEWALK

INSPECTION WITNESSED BY:

ASSESSMENT RECORD

20	LAND	20	LAND	20	LAND	20	LAND
	BLDG.		BLDG.		BLDG.		BLDG.
	TOTAL		TOTAL		TOTAL		TOTAL
20	LAND	20	LAND	20	LAND	20	LAND
	BLDG.		BLDG.		BLDG.		BLDG.
	TOTAL		TOTAL		TOTAL		TOTAL
20	LAND	20	LAND	20	LAND	20	LAND
	BLDG.		BLDG.		BLDG.		BLDG.
	TOTAL		TOTAL		TOTAL		TOTAL
20	LAND	20	LAND	20	LAND	20	LAND
	BLDG.		BLDG.		BLDG.		BLDG.
	TOTAL		TOTAL		TOTAL		TOTAL

PARKER APPRAISAL CO.

BUILDING RECORD

OCCUPANCY										PLUMBING										COMMERCIAL COMPUTATIONS										SKETCH									
1 2 3 4 5										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.																			
TOILET ROOM										2																													
NONE CRAWL 1/4 1/2 FULL										SINK/LAVATORY/SS																													
FOUNDATION										WATER CLOSET/URINAL																													
P B & S CB CONC																																							
HEATING										NO PLUMBING																													
M O										OTHER FEATURES																													
NO HEAT										PART MASONRY WALLS																													
NO HEAT 2ND ONLY										FIREPLACE (INGRADE)																													
WARM AIR										BSMT. RR/APT.																													
HW/STEAM BB RAD										BSMT. GAR 1 2																													
FLOOR/WALL FURNACE										BUILT-IN RANGE/DW/DISP																													
AIR CON./ELEC.										MODERN KITCHEN																													
ATTIC										EXTERIOR BETTER																													
1 2 3 4 5										INTERIOR BETTER																													
NONE UNFIN. 1/4 1/2 FULL																																							
ROOF										LIVING ACCOMMODATIONS																													
SHINGLES ASP/ASB/WOOD										NO. OF UNITS BED ROOMS																													
SLATE/TILE/METAL										TOTAL ROOMS FAMILY ROOMS																													
ROLL/T & G										DWELLING COMPUTATIONS																													
EXTERIOR WALLS										STORY F M																													
BEVEL/DROP/ALUM/VIN										S.F.																													
SHINGLE ASPH/ASB/WOOD																																							
CB/STUCCO/BRICK VENEER/STONE										BASEMENT																													
MASONITE/TI-II										HEATING																													
PLATE GLASS - AL/WD										PLUMBING																													
FLOORS										ATTIC																													
B 1 2 3 A										INTERIOR FINISH																													
CONC/DIRT										ADD. & PORCHES																													
HARD WOOD																																							
SOFT WOOD/SUB																																							
TILE																																							
W - W																																							
JOISTS																																							
INTERIOR FINISH										TOTAL																													
B 1 2 3 A										GRADE																													
DRYWALL/PLASTER										TOTAL																													
PANELING										O. F.																													
FIBERBOARD										TOTAL																													
UNFINISHED										C & D FACTOR																													
REMODELING DATA																																							
KITCHEN																																							
PLUMBING																																							
HEAT																																							
BASEMENT																																							
OTHER										REPL. COST																													
																				EXTERIOR WALL CODES																			
																				1 FRAME 5 STUCCO 9 CONCRETE																			
																				2 BRICK 6 TILE 10 ENAM. STL.																			
																				3 GLASS 7 STONE																			
																				4 CB 8 METAL																			
																				A B																			
																				EXTERIOR WALLS																			
																				PERIMETER										L/F									
																				PERIM. AREA RATIO										1.003									
																				NO. OF UNITS																			
																				AVG. UNIT SIZE																			
																				BASEMENT SIZE																			
																				SCHEDULE										MS sec 14 B 14 AV "S" Light Manuf									
																				HT.																			
																				BASEMENT																			
																				FIRST										27.21									
																				SECOND																			
																				THIRD																			
																				BASE PRICE																			
																				BPA										1.003									
																				SUB TOTAL										27.29									
																				LIGHTING																			
																				HTG/AIR CON.										+ 2.90									
																				SPRINKLER										ccm x 1.03									
																				PARTITIONS										LM x 1.00									
																				INTERIOR FINISH																			
																				SE/CF PRICE										31.10									
																				AREA CUBED										12000									
																				SUB TOTAL										373200									
																				M & O.F.																			
																				ADDITIONS										+ 239300									
																				TOTAL BASE										612500									
																				GRADE FACTOR										100									
																				REPLACEMENT COST										612500									
																				FUNCTIONAL DEPRECIATION FACTORS																			
																				SURPLUS CAP										ENCROACHMENTS									
																				BLIGHTED AREA										COMM. LOCATION									
																				OVERBUILT										STRUCTURAL									
																				SUMMARY OF BUILDINGS																			
																				TYPE										LOC.									

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.

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PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

[illegible][illegible]

PARKER APPRAISAL CO.

BUILDING RECORD

CHEAP
DING 8029