

MAP AND LOT: 3-81-C

74 BLUEBERRY HILL ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



3-81-C

3343 20

Douglass Jr, Rosco And Ruth

74 Blueberry Hill Rd

Mooers, Kyle

9/30/19

18061

272

140,000

Darigan, Lester h & Margaret A
(Trustees)

4-13-20

18217

938

274,500

BUILDING PERMIT RECORD

PROPERTY FACTORS

PERMIT NO.

EST. COST

DATE

TOPOGRAPHY

IMPROVEMENTS

LEVEL

HIGH

LOW

ROLLING

SWAMPY

WATER

SEWER

GAS

ELECTRICITY

ALL UTILITIES

Drilled

Septic

MEMORANDA

STREET

TREND OF DISTRICT

PAVED

SEMI-IMPROVED

DIRT

SIDEWALK

IMPROVING

STATIC

DECLINING

BLIGHTED

PROPERTY INFORMATION

LAND COST

BLDG. COST

SALE PRICE

RENT

EXPENSE

NET RENT

LAND

@

% equals

BLDG.

@

% equals

TOTAL

INSPECTION WITNESSED BY:

ASSESSMENT RECORD

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

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BLDGS.

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BLDGS.

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BLDGS.

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LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

20

LAND

BLDGS.

TOTAL

CLASSIFICATION

NO. OF ACRES

RATE

TOTAL

TILLABLE

PASTURE

WOODLAND

WASTE LAND

BASE

3.60

13800

1.0

100000

TOTAL ACREAGE

4.60

FRONTAGE

DEPTH

UNIT PRICE

DEPTH FACTOR

FRONT FT. PRICE

TOTAL VALUE LAND

73800

TOTAL VALUE BUILDINGS

95100

TOTAL VALUE LAND & BUILDINGS

168900

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION

NO. OF ACRES

RATE

TOTAL

SOFTWOOD

MIXED WOOD

HARDWOOD

WASTE LAND

BASE

TOTAL ACREAGE

FRONTAGE

DEPTH

UNIT PRICE

DEPTH FACTOR

FRONT FT. PRICE

TOTAL VALUE LAND

TOTAL VALUE BUILDINGS

TOTAL VALUE LAND & BUILDINGS

COLOR BUILDING

white/red

BUILDING RECORD

EST. 10/20/23 3:10

OCCUPANCY					PLUMBING		COMMERCIAL COMPUTATIONS					SKETCH	
1	2	3	4		NO.	M	O	EXTERIOR WALL CODES					
VAC. LOT DWELLING COMM. OTHER					STANDARD			1 FRAME			9 CONCRETE		
BASEMENT					BATHROOM		55	2 BRICK			10 ENAM. STL.		
TOILET ROOM								3 GLASS					
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								EXTERIOR WALLS					
HEATING					NO PLUMBING			PERIMETER			L/F L/F		
M O					OTHER FEATURES			PERIM. AREA RATIO					
NO HEAT					PART MASONRY WALLS 31' 8" H.			NO. OF UNITS					
NO HEAT 2ND ONLY					FIREPLACE (INGRADE)		NO	AVG. UNIT SIZE					
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE					
HWT/STEAM/BS RAD					BSMT. GAR 1 2			SCHEDULE					
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			HT.					
AIR CON./ELEC.					MODERN KITCHEN			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/0 BED ROOMS		2	B P A					
SLATE/TILE/METAL					TOTAL ROOMS 6 FAMILY ROOMS			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					899 S.F. 72100			PARTITIONS					
CB/STUCCO/BRICK VENDER/STONE					BASEMENT			INTERIOR FINISH					
MASONITE/TI-II					HEATING			SF/CF PRICE					
PLATE GLASS - AL/WD					PLUMBING		+ 2646	AREA CUBED					
FLOORS					ATTIC		+ 12000	SUB TOTAL					
8 1 2 3 A					INTERIOR FINISH			M & O.F.					
CONC/DIRT					ADD. & PORCHES		+ 25800	ADDITIONS					
HARD WOOD					WH + VV		+ 3600	TOTAL BASE					
SOFT WOOD/SUB								GRADE FACTOR					
TILE								REPLACEMENT COST					
W. W								FUNCTIONAL DEPRECIATION FACTORS					
JOISTS 2x10 16 4-1								SURPLUS CAP					
INTERIOR FINISH					TOTAL		116140	ENCROACHMENTS					
8 1 2 3 A					GRADE		116	ECONOMIC					
DRYWALL/PLASTER					TOTAL		134720	BLIGHTED AREA					
PANELING					O. F.		+ 1200	COMM. LOCATION					
FIBERBOARD					TOTAL		135920	OVERBUILT					
UNFINISHED					C & D FACTOR			STRUCTURAL					
REMODELING DATA													
KITCHEN 1991													
PLUMBING													
HEAT													
BASEMENT													
OTHER													
REPL. COST					135920								

20

8 22 4

FR. DK. (250)

12 13 6 2

15

12 OFF

(162)

12

53

1 5/8 F.R. A

B

(899)

31

1 5/8 F.G

W/LOST

Fdn. 26

(728)

28

185

O W T E

CONTEMPORARY SPLIT LEVEL RANCH (R) CAPE COLONIAL CONVENTIONAL

MEMORANDA

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			1 5/8 F.R. A	899		B-5	1965	E	135920	30	95140
GARAGE											
BARN											
SHED											
TOTAL CARDS THRU											
TOTAL VALUE ALL BUILDINGS 95140											

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.