

74 SANFORD ROAD

ALFRED, MAINE

DATE _____

BOOK

PAGE

AMOUNT

4-18-A

11860 90

Rowell, Llc

288 Pleasant Street

Lighthouse EM Elnour, LLC

8/15/23	19293	328	557,117
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BUILDING PERMIT RECORD

PROPERTY FACTORS

PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
(04) Combic Lot #18B			LEVEL	WATER Towns
			HIGH	SEWER Septic
			LOW	GAS
			ROLLING	ELECTRICITY
			SWAMPY	ALL UTILITIES
MEMORANDA				
Helen Lilmsa (gnip)				
(05) nothing started 3/24/05				
(06) New stone / Remane old 2 Lot Addison				
			STREET	TREND OF DISTRICT
			PAVED	IMPROVING
			SEMI-IMPROVED	STATIC
			DIRT	DECLINING
			SIDEWALK	BLIGHTED

LAND VALUE COMPUTATIONS AND SUMMARY

Mary Wallace INSPECTION WITNESSED BY:	PROPERTY INFORMATION		
	LAND COST		
	BLDG. COST		
	SALE PRICE	145000 8/02 w/lot 18	
	RENT		
	EXPENSE		
	NET RENT		
	LAND	@	% equals
	BLDG.	@	% equals
		TOTAL	

ASSESSMENT RECORD

20	LAND	20	LAND	20	LAND	20	LAND
	BLDGs.		BLDGs.		BLDGs.		BLDGs.
	TOTAL		TOTAL		TOTAL		TOTAL
20	LAND	20	LAND	20	LAND	20	LAND
	BLDGs.		BLDGs.		BLDGs.		BLDGs.
	TOTAL		TOTAL		TOTAL		TOTAL
20	LAND	20	LAND	20	LAND	20	LAND
	BLDGs.		BLDGs.		BLDGs.		BLDGs.
	TOTAL		TOTAL		TOTAL		TOTAL

PARKER APPRAISAL CO.

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	VINYL									
NONE CRAWL 1/4 1/2 FULL					SINK/LAVATORY/SS			4 C.B.	8 METAL										
FOUNDATION					WATER CLOSET/URINAL			EXTERIOR WALLS											
P	B & S	CB	CONC		NO PLUMBING			PERIMETER					L/F						
HEATING								PERIM. AREA RATIO					1.239						
M O					OTHER FEATURES			NO. OF UNITS											
NO HEAT					PART MASONRY WALLS			AVG. UNIT SIZE											
NO HEAT 2ND ONLY					FIREPLACE (INGRADE)			BASEMENT SIZE											
WARM AIR					BSMT. RR/APT.			SCHEDULE					MS Sec 13 pg 20 A 12" Convenience STAIR						
HW/STEAM BB RAD					BSMT. GAR 1 2			HT.											
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			BASEMENT											
AIR CON./ELEC.					MODERN KITCHEN			FIRST					50.43						
ATTIC					EXTERIOR BETTER			SECOND											
2	3	4	5		INTERIOR BETTER			THIRD											
NONE UNFIN. 1/4 1/2 FULL								BASE PRICE											
ROOF					LIVING ACCOMMODATIONS			B P A					1.239						
SHINGLES ASP/ASB/WOOD					NO. OF UNITS BED ROOMS			SUB TOTAL											
SLATE/TILE/METAL					TOTAL ROOMS FAMILY ROOMS			LIGHTING											
ROLL T & G					DWELLING COMPUTATIONS			HTG/AIR CON.					+ 1.10						
EXTERIOR WALLS					— — — STORY F M			SPRINKLER					CCM 1.00						
BEVEL/DROP/ALUM/VIN					S.F.			PARTITIONS					LM 1.00						
SHINGLE ASPH/ASB/WOOD					BASEMENT			INTERIOR FINISH					SP/CF PRICE						
CB/STUCCO/BRICK VENEER/STONE					HEATING			AREA CUBED					1260						
MASONITE/TI-II					PLUMBING			SUB TOTAL					80140						
PLATE GLASS - AL/WD					ATTIC			M & O.F.											
FLOORS					INTERIOR FINISH			ADDITIONS											
8	1	2	3	A	ADD. & PORCHES			TOTAL BASE					80140						
CONC/DIRT								GRADE FACTOR					100						
HARD WOOD								REPLACEMENT COST					80140						
SOFT WOOD/SUB								FUNCTIONAL DEPRECIATION FACTORS											
TILE								SURPLUS CAP					ENCROACHMENTS ECONOMIC						
W - W								BLIGHTED AREA					COMM. LOCATION OBSOLESCENCE						
JOISTS								OVERBUILT					STRUCTURAL						
INTERIOR FINISH					TOTAL			SUMMARY OF BUILDINGS											
8	1	2	3	A	GRADE			TYPE					LOC. NO. CONSTRUCTION SIZE RATE GRADE ERECTED CONDITION REPLACEMENT COST DEPR. TRUE VALUE						
DRYWALL/PLASTER					TOTAL			DWELLING					FADK 144 1400 — 1400						
PANELING					O. F.			GARAGE					BE 35 1600 — 1600						
FIBERBOARD					TOTAL			BARN											
UNFINISHED					C & D FACTOR			SHED											
REMODELING DATA								Rising Bsmt					Asph 54x100 5000x 1184 8000 20 8000						
KITCHEN								COMMERCIAL BUILDING					15'FR 1184 C 2005 A-1 86000 — 86000						
PLUMBING																			
HEAT																			
BASEMENT																			
OTHER																			
REPL. COST								LISTED					DATE						
								RJP					10/6/03						
													TOTAL VALUE ALL BUILDINGS 110480						

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.