

MAP AND LOT: 4-55-1

201 SANFORD ROAD



PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

4-55-1

Wyman, George N And Shirley

201 Sanford Rd

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
Wyman, Shirley and Barbara	7-23-03	13201	295	96,000
Muhl, Jeffrey & Sarah	3-5-21	18580	611	260,000

LAND VALUE COMPUTATIONS AND SUMMARY

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL	
TILLABLE				
PASTURE				
WOODLAND	1.0		4000	
WASTE LAND	2.0		6000	
BASE	1.0		60000	
TOTAL ACREAGE	4.0			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE
439				
TOTAL VALUE LAND		72000		64600
TOTAL VALUE BUILDINGS		75300		75300
TOTAL VALUE LAND & BUILDINGS		147300		139900

MEMORANDA
 (20) Shirley deceased 4/19/19

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				

TOPOGRAPHY	IMPROVEMENTS
LEVEL	WATER <i>DWC</i> ✓
HIGH	SEWER <i>Septic</i> ✓
LOW	GAS
ROLLING	ELECTRICITY ✓
SWAMPY	ALL UTILITIES
STREET	TREND OF DISTRICT
PAVED	IMPROVING ✓
SEMI-IMPROVED	STATIC ✓
DIRT	DECLINING
SIDEWALK	BLIGHTED

PROPERTY INFORMATION		
LAND COST		
BLDG. COST		
SALE PRICE	96600	7/03 Family
RENT		
EXPENSE		
NET RENT		
LAND	@	% equals
BLDG.	@	% equals
TOTAL		

INSPECTION WITNESSED BY:
X Muhl J Wyman

ASSESSMENT RECORD

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

COLOR BUILDING *Blue*

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								3 GLASS	7 STONE		
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	L/F	
HEATING					OTHER FEATURES			PERIM. AREA RATIO			
NO HEAT					PART MASONRY WALLS			NO. OF UNITS			
NO HEAT 2ND ONLY					FIREPLACE (INGRADE) <i>NO</i>			AVG. UNIT SIZE			
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE			
HW/STEAM BB RAD					BSMT. GAR <i>?</i>			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 / BED ROOMS <i>3</i>			B P A			
SLATE/TILE/METAL					TOTAL ROOMS / FAMILY ROOMS			SUB TOTAL			
ROLL/T & G					DWELLING COMPUTATIONS			LIGHTING			
EXTERIOR WALLS					<i>1 1/2</i> STORY <i>F</i> <i>M</i>			HTG/AIR CON.			
BEVEL/DROP/ALUM/VIN					<i>1170</i> S.F. <i>816000</i>			SPRINKLER			
SHINGLE ASPH/ASB/WOOD					BASEMENT			PARTITIONS			
CB/STUCCO/BRICK VENEER/STONE					HEATING			INTERIOR FINISH			
MASONITE/TI-II					PLUMBING			SF/CF PRICE			
PLATE GLASS - AL/WD					ATTIC			AREA CUBED			
FLOORS					INTERIOR FINISH			SUB TOTAL			
CONC/DIRT					ADD. & PORCHES <i>14800</i>			M & O.F.			
HARD WOOD								ADDITIONS			
SOFT WOOD/SUB								TOTAL BASE			
TILE								GRADE FACTOR			
W - W								REPLACEMENT COST			
JOISTS <i>2x8</i>								FUNCTIONAL DEPRECIATION FACTORS			
INTERIOR FINISH					TOTAL <i>90800</i>			SURPLUS CAP			
DRYWALL/PLASTER					GRADE <i>105</i>			ENCROACHMENTS			
PANELING					TOTAL <i>95340</i>			ECONOMIC			
FIBERBOARD					O. F. <i>1700</i>			BLIGHTED AREA			
JNFINISHED					TOTAL <i>97040</i>			COMM. LOCATION			
REMODELING DATA					C & D FACTOR			OVERBUILT			
KITCHEN <i>1991</i>								STRUCTURAL			
PLUMBING								SUMMARY OF BUILDINGS			
HEAT								TYPE			
BASEMENT								LOC.			
OTHER								NO.			
REPL. COST <i>97040</i>								CONSTRUCTION			
								SIZE			
								RATE			
								GRADE			
								ERECTED			
								CONDITION			
								REPLACEMENT COST			
								DEPR.			
								TRUE VALUE			
								TOTAL CARDS THRU			
								TOTAL VALUE ALL BUILDINGS <i>75310</i>			

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.