

244 SANFORD ROAD



ALFRED, MAINE

2230 152

253 Sanford Rd

10-18-97	8495	62	
9-28-15	17104	903	
4-20-16	17218	764	115,000
11-10-20	18445	69	
4/7/23	19220	1	

PROPERTY FACTORS

CLASSIFICATION		NO. OF ACRES	RATE ³⁶⁰	TOTAL	
TILLABLE					
PASTURE					(17)
WOODLAND		1.0		4000	
WASTE LAND		1.0		300	300
BASE COMM.		1.0		60000	120000
TOTAL ACREAGE		2.0			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	
BASE VAL - 30%				-18000	0
TOTAL VALUE LAND				46000	123000
TOTAL VALUE BUILDINGS				29000	94200
TOTAL VALUE LAND & BUILDINGS				75000	217200

BUILDING PERMIT RECORD			PROPERTY FACTORS	
PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
			LEVEL	WATER
			HIGH	SEWER
			LOW	GAS
			ROLLING	ELECTRICITY
			SWAMPY	ALL UTILITIES
MEMORANDA				
(17) Manufacturing Operation, increased land valuation. Increased improvements. Check 2018 for addition.				
			STREET	TREND OF DISTRICT
			PAVED	IMPROVING
			SEMI-IMPROVED	STATIC
			DIRT	DECLINING
			SIDEWALK	BLIGHTED
(18) 16x40 addition 100% good.				

INSPECTION WITNESSED BY:

[illegible]

				PROPERTY INFORMATION			
				LAND COST			
				BLDG. COST			
				SALE PRICE			
				RENT			
				EXPENSE			
				NET RENT			
INSPECTION WITNESSED BY:				LAND		@	% equals
				BLDG.		@	% equals
				TOTAL			
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

PARKER APPRAISAL CO.

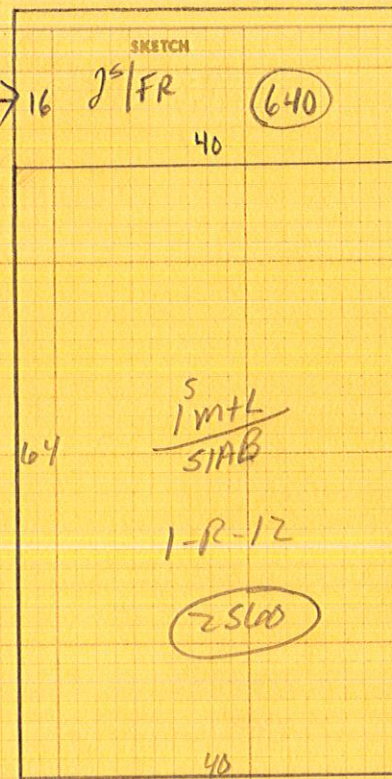
OCCUPANCY WareHse

PLUMBING

COMMERCIAL COMPUTATIONS

Second Floor finished
Office, First Floor
is VST.

SKETCH

F & F M & E
I & E R

O W T E

CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL
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MEMORANDA

Addition: 24700
3705
28400

MJ grow Facility +
Office & Extraction LAB

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING											
GARAGE											
BARN											
SHED											
ADDITION			2nd FR	640		C			28400	10	25560
COMMERCIAL BUILDING	1-R-12		INTL	25600		RA	1978	V6	72252	5	68639
									48320	25/25	28990
TOTAL CARDS									THRU		
									94199		

TOTAL VALUE ALL BUILDINGS 28990

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.