

52 PAYEUR LANE

ALFRED, MAINE



7136 173

Po Box 224

Hebgen, Michael G.
Aligata, Justin S

$$\begin{array}{r} 2-3-21 \\ 8/8/22 \end{array}$$

18546
19087

300
274

480,000

PROPERTY FACTORS

CLASSIFICATION		NO. OF ACRES	RATE	TOTAL	
TILLABLE			300		(27)
PASTURE					
WOODLAND		2.50	4000	10000	
WASTE LAND					
BASE		1.0		50000	
TOTAL ACREAGE		3.5			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	
BEAR					
TOTAL VALUE LAND				60000	60000
TOTAL VALUE BUILDINGS				156000	196000
TOTAL VALUE LAND & BUILDINGS				216000	256000

BUILDING PERMIT RECORD			PROPERTY FACTORS	
PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
			LEVEL	WATER drilled
			HIGH	SEWER septic
			LOW	GAS
			ROLLING	ELECTRICITY
			SWAMPY	ALL UTILITIES
MEMORANDA				
(22) p/c Apt over GAR				
			STREET	TREND OF DISTRICT
			PAVED	IMPROVING
			SEMI-IMPROVED	STATIC
			DIRT	DECLINING
			SIDEWALK	BLIGHTED

PROPERTY INFORMATION

[illegible]

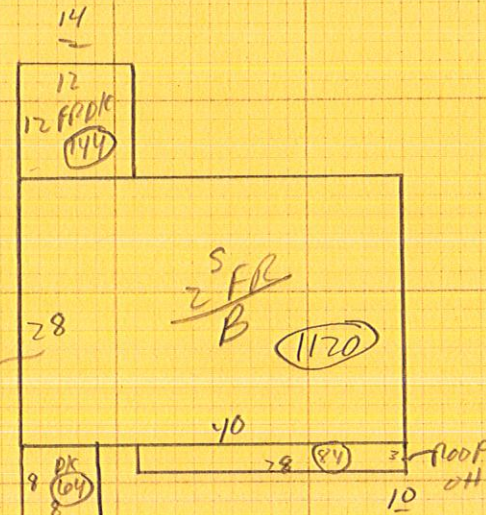
	PROPERTY INFORMATION		
	LAND COST		
	BLDG. COST		
	SALE PRICE		
	RENT		
	EXPENSE		
	NET RENT		
INSPECTION WITNESSED BY:	LAND	@	% equals
	BLDG.	@	% equals
	TOTAL		

[illegible]

PARKER APPRAISAL CO.

OCCUPANCY					PLUMBING			COMMERCIAL COMPUTATIONS		
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.		
TOILET ROOM								3 GLASS 7 STONE		
SINK/LAVATORY/SS								4 CB 8 METAL		
FOUNDATION					WATER CLOSET/URINAL			A B		
HEATING					NO PLUMBING			EXTERIOR WALLS		
OTHER FEATURES								PERIMETER L/F L/F		
NO HEAT					PART MASONRY WALLS			PERIM. AREA RATIO		
NO HEAT 2ND ONLY					FIREPLACE (INGRADE) NO			NO. OF UNITS		
WARM AIR F G					BSMT. RR/APT.			AVG. UNIT SIZE		
HW/STEAM/BB RAD					BSMT. GAR 1 2 22			BASEMENT SIZE		
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			SCHEDULE		
AIR CON./ELEC.					MODERN KITCHEN			HT.		
ATTIC					EXTERIOR BETTER			BASEMENT		
NONE UNFIN. 1/4 1/2 FULL					INTERIOR BETTER			FIRST		
ROOF					LIVING ACCOMMODATIONS			SECOND		
SHINGLES ASP/ASB/WOOD					NO. OF UNITS 1 BED ROOMS 3			THIRD		
SLATE/TILE/METAL					TOTAL ROOMS 7 FAMILY ROOMS			BASE PRICE		
ROLL/T & G					DWELLING COMPUTATIONS			B P A		
EXTERIOR WALLS					NO. OF UNITS 1 BED ROOMS 3			SUB TOTAL		
BEVEL/DROP/ALUM/VIN					TOTAL ROOMS 7 FAMILY ROOMS			LIGHTING		
SHINGLE ASPH/ASB/WOOD					DWELLING COMPUTATIONS			HTG/AIR CON.		
CB/STUCCO/BRICK VENEER/STONE					NO. OF UNITS 1 BED ROOMS 3			SPRINKLER		
MASONITE/TI-II					TOTAL ROOMS 7 FAMILY ROOMS			PARTITIONS		
PLATE GLASS - AL/WD					DWELLING COMPUTATIONS			INTERIOR FINISH		
FLOORS					NO. OF UNITS 1 BED ROOMS 3			SF/CF PRICE		
CONC/DIRT					TOTAL ROOMS 7 FAMILY ROOMS			AREA CUBED		
HARD WOOD					DWELLING COMPUTATIONS			SUB TOTAL		
SOFT WOOD/SUB					NO. OF UNITS 1 BED ROOMS 3			M & O.F.		
TILE					TOTAL ROOMS 7 FAMILY ROOMS			ADDITIONS		
W - W					DWELLING COMPUTATIONS			TOTAL BASE		
JOISTS					NO. OF UNITS 1 BED ROOMS 3			GRADE FACTOR		
INTERIOR FINISH					TOTAL ROOMS 7 FAMILY ROOMS			REPLACEMENT COST		
DRYWALL/PLASTER					DWELLING COMPUTATIONS			FUNCTIONAL DEPRECIATION FACTORS		
PANELING					NO. OF UNITS 1 BED ROOMS 3			SURPLUS CAP		
FIBERBOARD					TOTAL ROOMS 7 FAMILY ROOMS			ENCROACHMENTS		
UNFINISHED					DWELLING COMPUTATIONS			ECONOMIC		
REMODELING DATA					NO. OF UNITS 1 BED ROOMS 3			BLIGHTED AREA		
KITCHEN					TOTAL ROOMS 7 FAMILY ROOMS			COMM. LOCATION		
PLUMBING					DWELLING COMPUTATIONS			OBsolescence		
HEAT					NO. OF UNITS 1 BED ROOMS 3			STRUCTURAL		
BASEMENT					TOTAL ROOMS 7 FAMILY ROOMS					
OTHER					DWELLING COMPUTATIONS					
REPL. COST					NO. OF UNITS 1 BED ROOMS 3					

SKETCH



O W T

CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL
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Apt over GAR 1 bed/1 bath MEMORANDA

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			2 FR	1120		B-5	1994	AVD	146350	10	131720
GARAGE			2 FB 24X36	814		C	2001	AVD	24960	5	23710
BARN	Fin over GAR		2 FR 8X12	96	875	E	2001	AVS	48000	5	42000
SHED			1 FR 8X12	96		E	2001	F	840	10/20	600
COMMERCIAL BUILDING											
LISTED	DATE										
REPL. COST											

TOTAL CARDS THRU

TOTAL VALUE ALL BUILDINGS