

MAP AND LOT: 5-75

230 WATERBORO ROAD



PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

5-75

7584 64

Flynn, Lawrence N And Maureen V

28 Lena Maes Way

Keller, John
Sanborn, II, Raymond & Angela

DATE	BOOK	PAGE	AMOUNT
10-28-03	13649	126	147,500
9/10/19	18042	43	82,000

LAND VALUE COMPUTATIONS AND SUMMARY

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION		NO. OF ACRES		RATE ⁶⁰⁰		TOTAL			
TILLABLE									
PASTURE									
WOODLAND									
WASTE LAND									
BASE		.11				61200			
TOTAL ACREAGE		.11							
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE					
60									
						✓		(18)	
TOTAL VALUE LAND						61200	61200	61,200	
TOTAL VALUE BUILDINGS						23300	23300	24,600	
TOTAL VALUE LAND & BUILDINGS						84500	84500	85,800	

PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
06-Remove OFPT + CONC SLAB			LEVEL	WATER Lake
07-CK FOR ADDITION (BACK)			HIGH	SEWER Septic
08 NC 108			LOW	GAS
08 NC 102			ROLLING	ELECTRICITY
09 NC 102			SWAMPY	ALL UTILITIES
MEMORANDA				
			STREET	TREND OF DISTRICT
			PAYED	IMPROVING
			SEMI-IMPROVED	STATIC
			DIRT	DECLINING
			SIDEWALK	BLIGHTED

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					

PROPERTY INFORMATION		
LAND COST		
BLDG. COST		
SALE PRICE	147500	10/03
RENT		
EXPENSE		
NET RENT		
LAND	@	% equals
BLDG.	@	% equals
TOTAL		

ASSESSMENT RECORD			
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL

OCCUPANCY <i>Cott</i>					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 CB 8 METAL						
FOUNDATION					WATER CLOSET/URINAL			A B						
P B & S CB <i>CONC</i>								EXTERIOR WALLS						
HEATING					NO PLUMBING			PERIMETER L/F L/F						
M O					OTHER FEATURES			PERIM. AREA RATIO						
NO HEAT					PART MASONRY WALLS			NO. OF UNITS						
NO HEAT 2ND ONLY					FIREPLACE (INGRADE) <i>MD</i>			AVG. UNIT SIZE						
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE						
HW/STEAM BB RAD					BSMT. GAR 1 2			SCHEDULE						
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			HT.						
AIR CON./ELBC.					MODERN KITCHEN			BASEMENT						
ATTIC					EXTERIOR BETTER			FIRST						
NONE UNFIN. 1/4 1/2 FULL					INTERIOR BETTER			SECOND						
								THIRD						
ROOF					LIVING ACCOMMODATIONS			BASE PRICE						
SHINGLES ASP/ASB/WOOD					NO. OF UNITS / BED ROOMS <i>2</i>			B P A						
SLATE/TILE/METAL					TOTAL ROOMS <i>6</i> FAMILY ROOMS			SUB TOTAL						
ROLL/T & G					DWELLING COMPUTATIONS			LIGHTING						
EXTERIOR WALLS								HTG/AIR CON.						
BEVEL/DROP/ALUM/VIN <i>LOC</i>					<i>10</i> STORY <i>M</i>			SPRINKLER						
SHINGLE ASPH/ASB/WOOD					<i>320</i> S.F. <i>18500</i>			PARTITIONS						
CB/STUCCO/BRICK VENEER/STONE					BASEMENT <i>+ 6800</i>			INTERIOR FINISH						
MASONITE/TI-II					HEATING			SF/CF PRICE						
PLATE GLASS - AL/WD					PLUMBING			AREA CUBED						
FLOORS					ATTIC			SUB TOTAL						
CONC/DIRT					INTERIOR FINISH <i>+ 3800</i>			M & O.F.						
HARD WOOD					ADD. & PORCHES <i>+ 400</i>			ADDITIONS						
SOFT WOOD/SUB								TOTAL BASE						
TILE								GRADE FACTOR						
W - W								REPLACEMENT COST						
JOISTS								FUNCTIONAL DEPRECIATION FACTORS						
INTERIOR FINISH					TOTAL <i>39500</i>			SURPLUS CAP						
					GRADE <i>110</i>			ENCROACHMENTS						
DRYWALL/PLASTER					TOTAL <i>32450</i>			ECONOMIC						
PANELING <i>EP</i>					O. F.			BLIGHTED AREA						
FIBERBOARD					TOTAL			COMM. LOCATION						
UNFINISHED					C & D FACTOR			OBsolescence						
REMODELING DATA								OVERBUILT						
KITCHEN								STRUCTURAL						
PLUMBING														
HEAT														
BASEMENT														
OTHER														
REPL. COST <i>32450</i>					LISTED <i>TRV</i>			DATE						

Concrete walls only

15

370

16

320

20

4

16

320

20

15

19

OWTE

Patio Fd wall to hold back Ia & water

19

MEMORANDA

CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL
			☒		

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING <i>Cott</i>			<i>IFR</i>	<i>320</i>		<i>DC+10</i>	<i>1967</i>	<i>AVG</i>	<i>32450</i>	<i>30</i>	<i>22710</i>
GARAGE											
BARN											
SHED	<i>(X)</i>		<i>IFR 6x8</i>	<i>48'</i>	<i>1750</i>	<i>C</i>	<i>1990</i>	<i>AVG</i>	<i>840</i>	<i>15/20</i>	<i>570</i>
PATIO	<i>(X)</i>		<i>15</i>	<i>370</i>	<i>4.-</i>	<i>C</i>	<i>2010</i>		<i>1480</i>	<i>10</i>	<i>1300</i>
COMMERCIAL BUILDING											
LISTED											
DATE											

TOTAL CARDS THRU

TOTAL VALUE ALL BUILDINGS *23280*
24,580