

PARCEL

MAP AND LOT: 8-35 -5

12 WILDERNESS ACRES

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
8-35 -5				
10440 318				
Roger Berube Builders, Inc.				
Littlefield Rd				
Tremblay, Cheryl and William	8-19-03	13360	308	279900
Lariviere, Steven E & Colleen G	1-23-20	18163	464	320,000
Ruszenas, Tiffani S & Robert C	7/18/22	19072	709	485,000

BUILDING PERMIT RECORD

PROPERTY FACTORS

PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
2004 LOT SPLIT			LEVEL	WATER prilled ✓
05 LOT size Adj.			HIGH	SEWER septic ✓
			LOW	GAS
			ROLLING	ELECTRICITY ✓
			SWAMPY	ALL UTILITIES
MEMORANDA				
2021 Shed Compl				
			STREET	TREND OF DISTRICT
			PAVED	IMPROVING ✓
			SEMI-IMPROVED	STATIC
			DIRT	DECLINING
			SIDEWALK	BLIGHTED

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL	2021
TILLABLE				
PASTURE				
WOODLAND	3.05	800	27000	12200
WASTE LAND	1.0	300	300	
BASE	1.0		60000	60000
TOTAL ACREAGE 10.0 ± 4.0%				
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE
TOTAL VALUE LAND			87000	72200
TOTAL VALUE BUILDINGS			185400	185400
TOTAL VALUE LAND & BUILDINGS			272400	257600

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
TOTAL VALUE LAND			
TOTAL VALUE BUILDINGS			
TOTAL VALUE LAND & BUILDINGS			

PROPERTY INFORMATION

LAND COST	
BLDG. COST	
SALE PRICE	279900 8/03
RENT	
EXPENSE	
NET RENT	
LAND	@ % equals
BLDG.	@ % equals
TOTAL	

INSPECTION WITNESSED BY:

ASSESSMENT RECORD

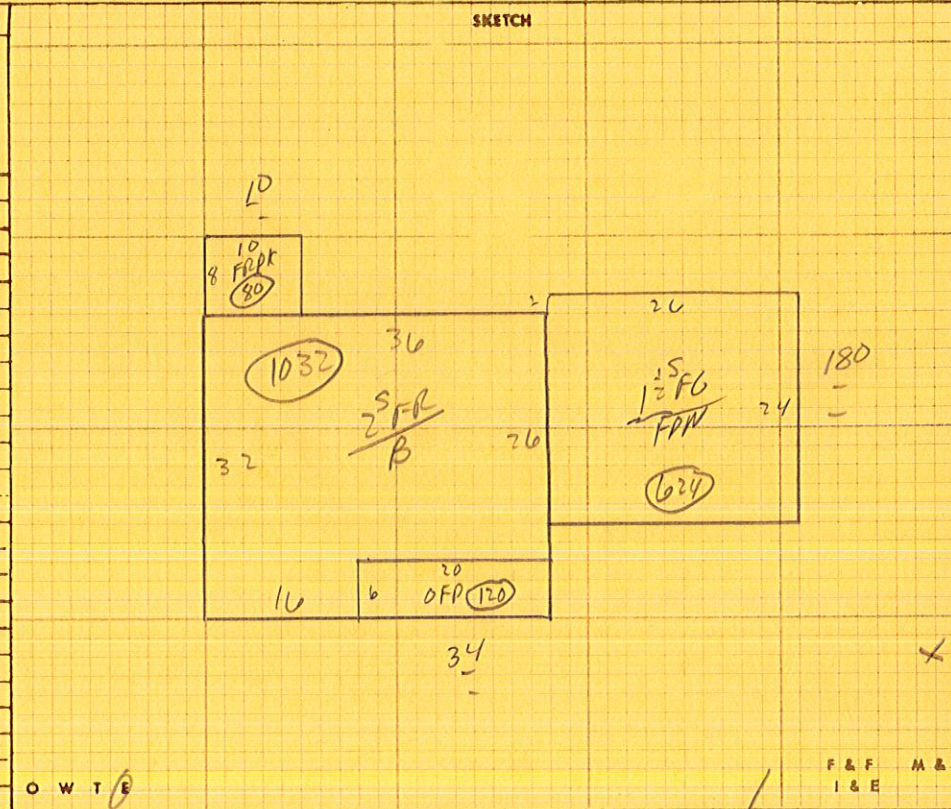
LAND	BLDG.	TOTAL	LAND	BLDG.	TOTAL	LAND	BLDG.	TOTAL
20			20			20		
BLDG.			BLDG.			BLDG.		
TOTAL			TOTAL			TOTAL		
20			20			20		
BLDG.			BLDG.			BLDG.		
TOTAL			TOTAL			TOTAL		
20			20			20		
BLDG.			BLDG.			BLDG.		
TOTAL			TOTAL			TOTAL		

COLOR BUILDING *Yellow*

BUILDING RECORD

Est 9-22-03 1:40

OCCUPANCY					PLUMBING			COMMERCIAL COMPUTATIONS		
1	2	3	4		NO.	M.	O.	EXTERIOR WALL CODES		
VAC.	LOT DWELLING	COMM.	OTHER					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	
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	CONE		NO PLUMBING			PERIMETER	L/F	L/F
HEATING					OTHER FEATURES			PERIM. AREA RATIO		
NO HEAT					M	O		NO. OF UNITS		
NO HEAT 2ND ONLY					PART MASONRY WALLS			AVG. UNIT SIZE		
WARM AIR F G					FIREPLACE (INGRADE) <i>NO</i>			BASEMENT SIZE		
HW/STEAM BB/RAD					BSMT. RR/APT.			SCHEDULE		
FLOOR/WALL FURNACE					BSMT. GAR 1 ?			HT.		
AIR CON./ELEC.					BUILT-IN RANGE/DW/DISP			BASEMENT		
ATTIC					MODERN KITCHEN			FIRST		
1	2	3	4	5	EXTERIOR BETTER			SECOND		
NONE	UNFIN.	1/4	1/2	FULL	INTERIOR BETTER			THIRD		
ROOF					LIVING ACCOMMODATIONS			BASE PRICE		
SHINGLES ASP/ASB/WOOD					NO. OF UNITS			B P A		
SLATE/TILE/METAL					BED ROOMS <i>3</i>			SUB TOTAL		
ROLL/T & G					TOTAL ROOMS <i>6</i>			LIGHTING		
EXTERIOR WALLS					FAMILY ROOMS			HTG/AIR CON.		
BEVEL/DROP/ALUM/VIN					DWELLING COMPUTATIONS			SPRINKLER		
SHINGLE ASPH/ASB/WOOD					2 STORY <i>P</i>			PARTITIONS		
CB/STUCCO/BRICK VENEER/STONE					1032 S.F.			INTERIOR FINISH		
MASONITE/TI-II					109700			SF/CF PRICE		
PLATE GLASS - AL/WD					BASEMENT			AREA CUBED		
FLOORS					HEATING			SUB TOTAL		
8	1	2	3	A	PLUMBING <i>+ 4400</i>			M & O.F.		
CONC/DIRT					ATTIC			ADDITIONS		
HARD WOOD					INTERIOR FINISH			TOTAL BASE		
SOFT WOOD/SUB					ADD. & PORCHES <i>+ 22400</i>			GRADE FACTOR		
TILE					FUNCTIONAL DEPRECIATION FACTORS			REPLACEMENT COST		
W - W					SURPLUS CAP			ENCROACHMENTS	ECONOMIC	
JOISTS					BLIGHTED AREA			COMM. LOCATION	OBSOLESCENCE	
INTERIOR FINISH					TOTAL			OVERBUILT	STRUCTURAL	
8	1	2	3	A	136500			SUMMARY OF BUILDINGS		
DRYWALL/PLASTER					GRADE			TYPE	LOC.	NO.
PANELING					143			CONSTRUCTION	SIZE	RATE
FIBERBOARD					TOTAL			GRADE	ERECTED	CONDITION
JNFINISHED					195190			REPLACEMENT COST	DEPR.	TRUE VALUE
REMODELING DATA					O. F.			TOTAL CARDS THRU		
KITCHEN					TOTAL			TOTAL VALUE ALL BUILDINGS		
PLUMBING					C & D FACTOR			188,240		
HEAT					REPL. COST			185490		
BASEMENT					TPG					
OTHER										



CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL						
				<input checked="" type="checkbox"/>							
MEMORANDA											
10x16 Shed compl 4/14/2021											
TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			2 nd FR	1032		A-5	2002	AVG	195200	5	18544
GARAGE											
BARN											
SHED			1 st FR	10x16	17.50	C	2021		2800	-	2800
TOTAL CARDS THRU											
TOTAL VALUE ALL BUILDINGS											

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.