

MAP AND LOT: 12-1

59 KENNEBUNK ROAD

1052

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
12-1 Pendergast, Mark R 211 Route 4				
Cope, Frederick and Julie	8-29-03	13409	111	275,000
Cope, Frederick	12-12-12	16483	75	

LAND VALUE COMPUTATIONS AND SUMMARY

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL
TILLABLE			
PASTURE			
WOODLAND			
WASTE LAND			
BASE	.41		63600
TOTAL ACREAGE	0.41		
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
105			
Lot util + 590			+31800
TOTAL VALUE LAND			95400
TOTAL VALUE BUILDINGS			136800
TOTAL VALUE LAND & BUILDINGS			232200

PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
			LEVEL	WATER <i>Town</i> ✓
			HIGH	SEWER <i>Septic</i> ✓
			LOW	GAS
			ROLLING	ELECTRICITY ✓
			SWAMPY	ALL UTILITIES ✓
MEMORANDA				
			STREET	TREND OF DISTRICT
			PAVED	IMPROVING ✓
			SEMI-IMPROVED	STATIC ✓
			DIRT	DECLINING
			SIDEWALK	BLIGHTED

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	132000	3/00 275000
RENT		8/03
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

INSPECTION WITNESSED BY:
X Fred G.

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	SS		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	CONC					PERIMETER	L/F	L/F	
HEATING					NO PLUMBING			PERIM. AREA RATIO			
OTHER FEATURES					PART MASONRY WALLS			NO. OF UNITS			
NO HEAT					FIREPLACE (INGRADE)	NO		AVG. UNIT SIZE			
NO HEAT 2ND ONLY					BSMT. RR/APT.			BASEMENT SIZE			
WARM AIR F G					BSMT. GAR 1 2			SCHEDULE			
HW/STEAM BB. RAD	✓				BUILT-IN RANGE/DW/DISP			HT.			
FLOOR/WALL FURNACE					MODERN KITCHEN			BASEMENT			
AIR CON./ELEC.					EXTERIOR BETTER	ND		FIRST			
ATTIC					INTERIOR BETTER			SECOND			
1	2	3	4	5				THIRD			
NONE	UNFIN.	1/4	1/2	FULL				BASE PRICE			
ROOF					LIVING ACCOMMODATIONS			B P A			
SHINGLES ASP/ASB/WOOD	✓				NO. OF UNITS	BED ROOMS	3	SUB TOTAL			
SLATE/TILE/METAL					TOTAL ROOMS	FAMILY ROOMS		LIGHTING			
ROLL/T & G					DWELLING COMPUTATIONS			HTG/AIR CON.			
EXTERIOR WALLS					BEVEL/DROP/ALUM/VIN	✓	1 1/2 STORY F	M	SPRINKLER		
SHINGLE ASPH/ASB/WOOD					884 S.F.	71200		PARTITIONS			
CB/STUCCO/BRICK VENEER/STONE					BASEMENT			INTERIOR FINISH			
MASONITE/TI-II					HEATING			SF/CF PRICE			
PLATE GLASS - AL/WD					PLUMBING			AREA CUBED			
FLOORS					ATTIC			SUB TOTAL			
B	1	2	3	A	INTERIOR FINISH			M & O.F.			
CONC/DIRT	✓				ADD. & PORCHES			ADDITIONS			
HARD WOOD	✓				WH + 44			TOTAL BASE			
SOFT WOOD/SUB					+ 3560			GRADE FACTOR			
TILE	✓							REPLACEMENT COST			
W - W								FUNCTIONAL DEPRECIATION FACTORS			
JOISTS								SURPLUS CAP			
INTERIOR FINISH					TOTAL			ENCROACHMENTS			
B	1	2	3	A	GRADE			ECONOMIC			
DRYWALL/PLASTER	✓				128			BLIGHTED AREA			
PANELING					TOTAL			COMM. LOCATION			
FIBERBOARD					130820			OBsolescence			
JNFINISHED	✓				O. F.			OVERBUILT			
REMODELING DATA					TOTAL			STRUCTURAL			
KITCHEN					C & D FACTOR						
PLUMBING											
HEAT	1989										
BASEMENT											
OTHER											
REPL. COST					130820						

SKETCH

NOTE

CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL
			✓		

MEMORANDA

SUMMARY OF BUILDINGS												
	TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
	DWELLING			FIRA	884		B+5	1923	AVG+	130820	30	91570
	GARAGE	①		PRR 4x26	624		C-10	1926	AVG	11300	15	9600
	BARN											
	SHED	②		PRR 16x20	300	875	E	018	F	2620	40/20	1270
TOTAL CARDS 2 THRU 2 34380												
TOTAL VALUE ALL BUILDINGS 136820												

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.	
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			A B			
P	B & S	CB	CONC		NO PLUMBING			EXTERIOR WALLS			
HEATING					OTHER FEATURES			PERIMETER	L/F	L/F	
	M	O			PART MASONRY WALLS			PERIM. AREA RATIO			
NO HEAT					FIREPLACE (INGRADE)	NO		NO. OF UNITS			
NO HEAT 2ND ONLY					BSMT. RR/APT.			AVG. UNIT SIZE			
WARM AIR FG					BSMT. GAR 1 2			BASEMENT SIZE			
HW/STEAM BB RAD					BUILT-IN RANGE/DW/DISP			SCHEDULE			
FLOOR/WALL FURNACE					MODERN KITCHEN			HT.			
AIR CON./ELEC.					EXTERIOR BETTER			BASEMENT			
ATTIC					INTERIOR BETTER			FIRST			
1	2	3	4	5				SECOND			
NONE	UNFIN.	1/4	1/2	FULL				THIRD			
ROOF					LIVING ACCOMMODATIONS			BASE PRICE			
SHINGLES ASP/ASB/WOOD					NO. OF UNITS			B P A			
SLATE/TILE/METAL					TOTAL ROOMS	4		SUB TOTAL			
ROLL/T & G					FAMILY ROOMS			LIGHTING			
EXTERIOR WALLS					DWELLING COMPUTATIONS			HTG/AIR CON.			
BEVEL/DROP/ALUM/WIN					1 1/2 STORY F M			SPRINKLER			
SHINGLE ASPH/ASB/WOOD					582 S.F.	57200		PARTITIONS			
CB/STUCCO/BRICK VENEER/STONE					BASEMENT	- 4300		INTERIOR FINISH			
MASONITE/TI-II					HEATING			SF/CF PRICE			
PLATE GLASS - AL/WD					PLUMBING			AREA CUBED			
FLOORS					ATTIC			SUB TOTAL			
	B	1	2	3	A	INTERIOR FINISH			M & O.F.		
CONC/DIRT					ADD. & PORCHES			ADDITIONS			
HARD WOOD								TOTAL BASE			
SOFT WOOD/SUB								GRADE FACTOR			
TILE								REPLACEMENT COST			
W - W								FUNCTIONAL DEPRECIATION FACTORS			
JOISTS								SURPLUS CAP	ENCROACHMENTS	ECONOMIC	
INTERIOR FINISH					TOTAL	52900		BLIGHTED AREA	COMM. LOCATION	OBSOLESCENCE	
	B	1	2	3	A	GRADE	100	OVERBUILT	STRUCTURAL		
DRYWALL/PLASTER					TOTAL	52900		SUMMARY OF BUILDINGS			
PANELING					O. F.			TYPE	LOC.	NO.	
FIBERBOARD					TOTAL			CONSTRUCTION	SIZE	RATE	
UNFINISHED					C & D FACTOR			GRADE	ERECTED	CONDITION	
REMODELING DATA								REPLACEMENT COST	DEPR.	TRUE VALUE	
KITCHEN											
PLUMBING											
HEAT											
BASEMENT											
OTHER											
REPL. COST					52900						
LISTED					TW						
DATE					2/12/04						

SKETCH									
<div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 0 auto;"> <p>12</p> <p>20</p> <p>582</p> <p>18</p> <p>19</p> </div>									
<div style="display: flex; justify-content: space-between;"> CONTEMPORARY SPLIT LEVEL RANCH (R) CAPE COLONIAL CONVENTIONAL </div>									
MEMORANDA									

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			FR	582		C	1925	AV	52900	35	34380
GARAGE											
BARN											
SHED											
TOTAL CARDS THRU											
TOTAL VALUE ALL BUILDINGS 34380											