

MAP AND LOT: 12-56

60 SACO ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



12-56 260 568  
Alfred Parish Church  
#Error

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
Hanks, Jesse B & Erik D.	11-8-17	17600	274	189,150
Letourneau, Robert J & Burns, Russell	11/04/22	19148	385	400000

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL
TILLABLE		450	
PASTURE			
WOODLAND			
WASTE LAND			
BASE	.64		69300
TOTAL ACREAGE		0.64	
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
95			
TOTAL VALUE LAND			69300
TOTAL VALUE BUILDINGS			107600
TOTAL VALUE LAND & BUILDINGS			Exempt

PERMIT NO.	EST. COST	DATE
MEMORANDA		
(PARSONAGE) Sold 2019 residential		

PROPERTY FACTORS	
TOPOGRAPHY	IMPROVEMENTS
LEVEL	WATER <i>Town</i> ✓
HIGH	SEWER <i>septic</i> ✓
LOW	GAS
ROLLING	ELECTRICITY ✓
SWAMPY	ALL UTILITIES
STREET	
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
TOTAL VALUE LAND			
TOTAL VALUE BUILDINGS			
TOTAL VALUE LAND & BUILDINGS			

PROPERTY INFORMATION	
LAND COST	
BLDG. COST	
SALE PRICE	
RENT	
EXPENSE	
NET RENT	
LAND	@ % equals
BLDG.	@ % equals
TOTAL	

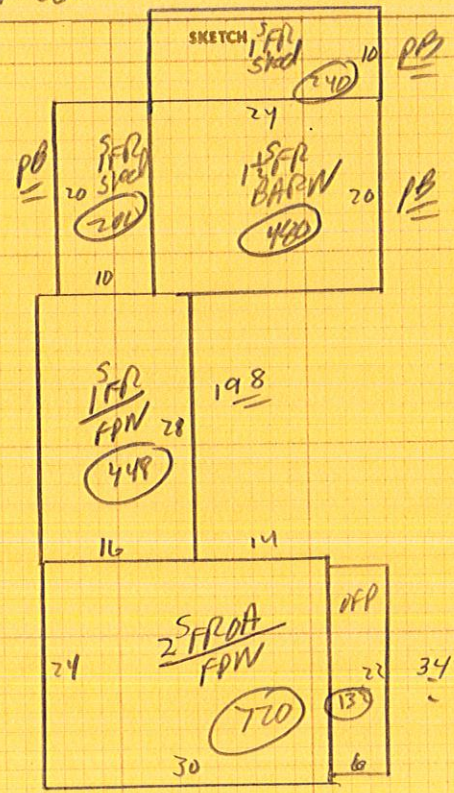
ASSESSMENT RECORD			
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL

COLOR BUILDING *White/Bive*

**BUILDING RECORD**

*EST 11-17-03 11:20*

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	CONC	NO PLUMBING			PERIMETER	L/F	L/F
HEATING					OTHER FEATURES			PERIM. AREA RATIO		
NO HEAT					PART MASONRY WALLS			NO. OF UNITS		
NO HEAT 2ND ONLY					FIREPLACE (IN GRADE) <i>NO</i>			AVG. UNIT SIZE		
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE		
<i>HW/STEAM BB RAD</i>					BSMT. GAR 1 2			SCHEDULE		
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			HT.		
AIR CON./ELEC.					MODERN KITCHEN			BASEMENT		
ATTIC					EXTERIOR BETTER			FIRST		
1	2	3	4	5	INTERIOR BETTER			SECOND		
NONE	UNFIN.	1/4	1/2	FULL				THIRD		
ROOF					LIVING ACCOMMODATIONS			BASE PRICE		
SHINGLES <i>ASB</i> ASB/WOOD					NO. OF UNITS / BED ROOMS <i>3</i>			B P A		
SLATE/TILE/METAL					TOTAL ROOMS <i>8</i> FAMILY ROOMS			SUB TOTAL		
ROLL/T & G					DWELLING COMPUTATIONS			LIGHTING		
EXTERIOR WALLS								HTG/AIR CON.		
<i>BEVEL</i> DROP/ALUM/VIN					<i>2 1/2</i> STORY <i>S</i> M			SPRINKLER		
SHINGLE ASPH/ASB/WOOD					720 S.F. 90700			PARTITIONS		
CB/STUCCO/BRICK VENEER/STONE					BASEMENT - 4800			INTERIOR FINISH		
MASONITE/TI-II					HEATING + 1760			SF/CF PRICE		
PLATE GLASS - AL/WD					PLUMBING + 1760			AREA CUBED		
FLOORS					ATTIC + 2400			SUB TOTAL		
CONC/DIRT					INTERIOR FINISH			M & O.F.		
HARD WOOD					ADD. & PORCHES + 23200			ADDITIONS		
SOFT WOOD/SUB								TOTAL BASE		
TILE								GRADE FACTOR		
W - W								REPLACEMENT COST		
JOISTS								FUNCTIONAL DEPRECIATION FACTORS		
INTERIOR FINISH					TOTAL 113260			SURPLUS CAP		
DRYWALL/PLASTER					GRADE 143			BLIGHTED AREA		
PANELING					TOTAL 161960			COMM. LOCATION		
FIBERBOARD					O. F.			OBsolescence		
JNFINISHED					TOTAL			OVERBUILT		
REMODELING DATA					C & D FACTOR			STRUCTURAL		
KITCHEN								SUMMARY OF BUILDINGS		
PLUMBING								TYPE		
HEAT								LOC.		
BASEMENT								NO.		
OTHER								CONSTRUCTION		
REPL. COST					161960			SIZE		
								RATE		
								GRADE		
								ERECTED		
								CONDITION		
								REPLACEMENT COST		
								DEPR.		
								TRUE VALUE		



CONTEMPORARY  SPLIT LEVEL  RANCH (R)  CAPE  COLONIAL  CONVENTIONAL

SUMMARY OF BUILDINGS		
DWELLING	2 FROA	720
GARAGE		
BARN	SK	480
SHED	SK	240
	SK	200

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			2 FROA	720		A-5	old	AVG	161960	40	97180
GARAGE											
BARN			SK	480	2750	L	old	AVD	13200	40/20	6340
SHED			SK	240		D	old	F	4430	40/20	2130
			SK	200		D	old	F	4020	40/20	1930

TOTAL CARDS THRU \_\_\_\_\_

TOTAL VALUE ALL BUILDINGS *107580*

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.