

MAP AND LOT: 13-5

87 OAK STREET

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



13-5

12532 138

Huestis, Martha G

11 Waterboro Road

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
Dube, Charles D & Lapalme, Michael	6-10-14	16832	779	154,000
Hoiriis, Gerald & McGoon, Marina	12-21-20	18496	508	240,000

LAND VALUE COMPUTATIONS AND SUMMARY

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL
TILLABLE			
PASTURE			
WOODLAND	<i>2.4</i>	<i>4000</i>	<i>9600</i>
WASTE LAND			
BASE	<i>4.0</i>	<i>1875</i>	<i>75000</i>
TOTAL ACREAGE	<i>6.4</i>		
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
<i>169</i>			
TOTAL VALUE LAND			<i>75000</i>
TOTAL VALUE BUILDINGS			<i>85000</i>
TOTAL VALUE LAND & BUILDINGS			<i>160000</i>

PERMIT NO.	EST. COST	DATE
MEMORANDA		
INSPECTION WITNESSED BY:		

TOPOGRAPHY	IMPROVEMENTS
LEVEL	WATER <i>Town</i> ✓
HIGH	SEWER <i>septic</i> ✓
LOW	GAS
ROLLING	ELECTRICITY ✓
SWAMPY	ALL UTILITIES
STREET	
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	<i>148000</i>	<i>2/03</i>
RENT		
EXPENSE		
NET RENT		
LAND	@	% equals
BLDG.	@	% equals
TOTAL		

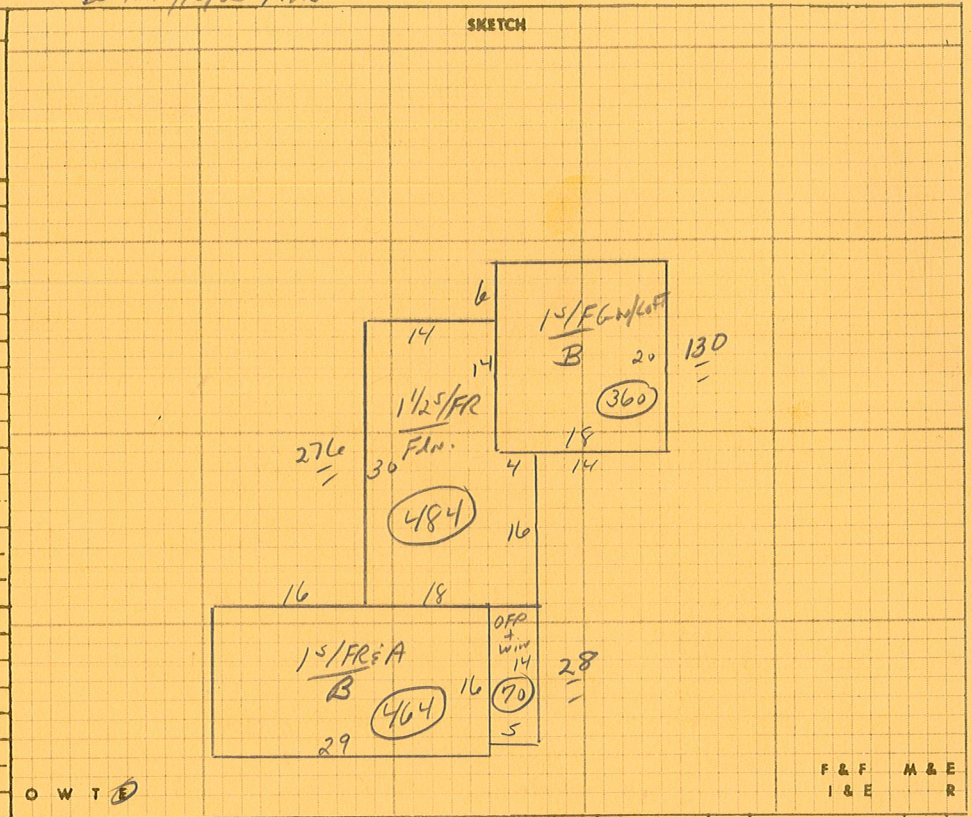
ASSESSMENT RECORD			
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL
20	LAND	20	LAND
	BLDGS.		BLDGS.
	TOTAL		TOTAL

COLOR BUILDING *Yellow/white*

BUILDING RECORD

EST. 11/13/03 1:25

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	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											
		M	O	PART MASONRY WALLS			NO. OF UNITS											
NO HEAT				FIREPLACE (INGRADE) <i>1/1</i>	✓		AVG. UNIT SIZE											
NO HEAT 2ND ONLY				BSMT. RR/APT.			BASEMENT SIZE											
WARM AIR	OG	✓		BSMT. GAR 1 2			SCHEDULE											
HW/STEAM BB RAD				BUILT-IN RANGE/DW/DISP			HT.											
FLOOR/WALL FURNACE				MODERN KITCHEN			BASEMENT											
AIR CON./ELEC	<i>20x</i>	✓		EXTERIOR BETTER			FIRST											
ATTIC				INTERIOR BETTER			SECOND											
1	2	3	4				THIRD											
NONE	UNFIN.	1/4	1/2				BASE PRICE											
ROOF				LIVING ACCOMMODATIONS			B P A											
SHINGLES ASP/ASB/WOOD	✓			NO. OF UNITS <i>1.0</i>	BED ROOMS <i>3</i>		SUB TOTAL											
SLATE/TILE/METAL				TOTAL ROOMS <i>6</i>	FAMILY ROOMS		LIGHTING											
ROLL/T & G				DWELLING COMPUTATIONS			HTG/AIR CON.											
EXTERIOR WALLS				1.0 STORY			SPRINKLER											
BEVEL/DROP/ALUM/VIN	✓						PARTITIONS											
SHINGLE ASPH/ASB/WOOD				464 S.F.	52900		INTERIOR FINISH											
CB/STUCCO/BRICK VENEER/STONE				BASEMENT			SF/CF PRICE											
MASONITE/TI-II				HEATING			AREA CUBED											
PLATE GLASS - AL/WD				PLUMBING	<i>+ 2640</i>		SUB TOTAL											
FLOORS				ATTIC	<i>+ 9100</i>		M & O.F.											
	B	1	2	3	A	INTERIOR FINISH												
CONC/DIRT	✓					ADD. & PORCHES	<i>+ 43400</i>											
HARD WOOD						WH + VV	<i>+ 2640</i>											
SOFT WOOD/SUB	✓					FUNCTIONAL DEPRECIATION FACTORS												
TILE		1				SURPLUS CAP		ENCROACHMENTS	ECONOMIC									
W - W						BLIGHTED AREA		COMM. LOCATION	OBSOLESCENCE									
JOISTS <i>LOGS</i>						OVERBUILT		STRUCTURAL										
INTERIOR FINISH				TOTAL	<i>110680</i>	SUMMARY OF BUILDINGS												
	B	1	2	3	A	TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE	
DRYWALL/PLASTER	✓					DWELLING			<i>1.5/FR&A</i>	<i>464</i>		<i>B+5</i>	<i>1830±</i>	<i>6</i>	<i>141670</i>	<i>40</i>	<i>85000</i>	
PANELING						GARAGE												
FIBERBOARD						BARN												
JNFINISHED	✓					SHED												
REMODELING DATA				TOTAL		COMMERCIAL BUILDING												
KITCHEN	<i>1981</i>																	
PLUMBING	<i>1989</i>																	
HEAT	<i>1981</i>																	
BASEMENT																		
OTHER	<i>Palmer 1989</i>																	
						LISTED		DATE										
						REPL. COST	<i>141670</i>											



CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	✓	CONVENTIONAL
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MEMORANDA

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			<i>1.5/FR&A</i>	<i>464</i>		<i>B+5</i>	<i>1830±</i>	<i>6</i>	<i>141670</i>	<i>40</i>	<i>85000</i>
GARAGE											
BARN											
SHED											
COMMERCIAL BUILDING											
LISTED											
DATE											
REPL. COST											
OTHER											
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.