

MAP AND LOT: 14-17

40 WATERBORO ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



RECORD OF OWNERSHIP		DATE	BOOK	PAGE	AMOUNT
14-17	12668 111				
<u>Emmons, Daniel R, Jr And Millett, Linda A</u>					
<u>6B Kings Highway, S</u>					
Millett, Linda A.		08-06-12	16383	486	44,000
Millett, Linda A Tr.		7/15/21	18741	450	
Hanson, Diane M		4/14/23	19222	433	

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL
TILLABLE		450	
PASTURE			
WOODLAND	1.33	4000	1320
WASTE LAND			
BASE	1.0		75000
TOTAL ACREAGE		1.33	
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
100			
TOTAL VALUE LAND		76300	76300
TOTAL VALUE BUILDINGS		75800	75500
TOTAL VALUE LAND & BUILDINGS		152100	151800

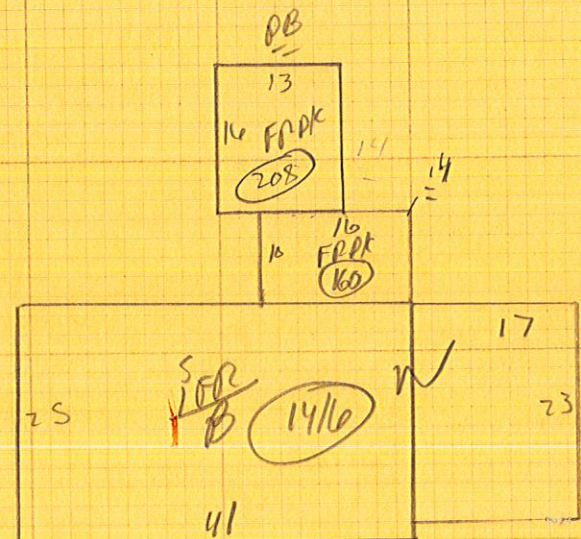
BUILDING PERMIT RECORD			PROPERTY FACTORS	
PERMIT NO.	EST. COST	DATE	TOPOGRAPHY	IMPROVEMENTS
05-ADD OK			LEVEL HIGH LOW ROLLING SWAMPY	WATER TOWN SEWER septic GAS ELECTRICITY ALL UTILITIES
MEMORANDA				
STREET			TREND OF DISTRICT	
PAVED			IMPROVING	
SEMI-IMPROVED			STATIC	
DIRT			DECLINING	
SIDEWALK			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	RENT
		128000 3/03	
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

OCCUPANCY		PLUMBING		COMMERCIAL COMPUTATIONS	
1	2	3	4	NO.	M
VAC.	LOT DWELLING	COMM.	OTHER		
BASEMENT		STANDARD			
1	2	3	4		
NONE	CRAWL	1/4	1/2	FULL	
FOUNDATION		BATHROOM			
P	B & S	CB	CONC		
HEATING		TOILET ROOM			
NO HEAT		SINK/LAVATORY/SS			
NO HEAT 2ND ONLY		WATER CLOSET/URINAL			
WARM AIR F G		NO PLUMBING			
HW/STEAM BB RAD		OTHER FEATURES			
FLOOR/WALL FURNACE		PART MASONRY WALLS			
AIR CON./ELBC.		FIREPLACE (INGRADE)			
ATTIC		BSMT. RR/APT.			
1	2	3	4	5	
NONE	UNFIN.	1/4	1/2	FULL	
ROOF		BSMT. GAR			
SHINGLES ASP/ASB/WOOD		BUILT-IN RANGE/DW/DISP			
SLATE/TILE/METAL		MODERN KITCHEN			
ROLL/T & G		EXTERIOR BETTER			
EXTERIOR WALLS		INTERIOR BETTER			
BEVEL/DROP/ALUM/VIN		LIVING ACCOMMODATIONS			
SHINGLE ASPH/ASB/WOOD		NO. OF UNITS			
CB/STUCCO/BRICK VENEER/STONE		TOTAL ROOMS			
MASONITE/TI-II		BED ROOMS			
PLATE GLASS - AL/WD		FAMILY ROOMS			
FLOORS		DWELLING COMPUTATIONS			
	B	1	2	3	A
CONC/DIRT					
HARD WOOD					
SOFT WOOD/SUB					
TILE					
W - W					
JOISTS					
INTERIOR FINISH		TOTAL			
DRYWALL/PLASTER		GRADE			
PANELING		TOTAL			
FIBERBOARD		O. F.			
JNFINISHED		TOTAL			
REMODELING DATA		C & D FACTOR			
KITCHEN					
PLUMBING					
HEAT					
BASEMENT					
OTHER					
REPL. COST					

EXTERIOR WALL CODES			COMMERCIAL COMPUTATIONS		
1 FRAME	5 STUCCO	9 CONCRETE			
2 BRICK	6 TILE	10 ENAM. STL.			
3 GLASS	7 STONE				
4 CB	8 METAL				
EXTERIOR WALLS			PERIMETER		
			L/F	L/F	
PERIM. AREA RATIO					
NO. OF UNITS					
AVG. UNIT SIZE					
BASEMENT SIZE					
SCHEDULE					
HT.					
BASEMENT					
FIRST					
SECOND					
THIRD					
BASE PRICE					
B P A					
SUB TOTAL					
LIGHTING					
HTG/AIR CON.					
SPRINKLER					
PARTITIONS					
INTERIOR FINISH					
SF/CF PRICE					
AREA CUBED					
SUB TOTAL					
M & O.F.					
ADDITIONS					
TOTAL BASE					
GRADE FACTOR					
REPLACEMENT COST					
FUNCTIONAL DEPRECIATION FACTORS					
SURPLUS CAP		ENCROACHMENTS		ECONOMIC	
BLIGHTED AREA		COMM. LOCATION		OBsolescence	
OVERBUILT		STRUCTURAL			



F & F M & E
I & E R

MEMORANDA

CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAP	COLONIAL	CONVENTIONAL
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SUMMARY OF BUILDINGS												
	TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
	DWELLING			FR	1416		C+10	1908	P16	113500	35	73780
	GARAGE											
	BARN											
	SHED											
	FLOOR			SK	208		C	2005	ADV	1760	-	1760
	COMMERCIAL BUILDING											
	LISTED			DATE								
	REPL. COST											
TOTAL CARDS THRU												
TOTAL VALUE ALL BUILDINGS											75540	

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.