**MAP AND LOT: 1-4-C**

377 WHICHERS MILLS ROAD

# PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

| RECORD OF OWNERSHIP | DATE | BOOK | PAGE | AMOUNT |
|---|---|---|---|---|
| 1-4-C 9678 199 | | | | |
| Sansoucy, Timothy A And Mcnally, Lori L | | | | |
| 377 Whichers Mill Road | | | | |

## LAND VALUE COMPUTATIONS AND SUMMARY

| CLASSIFICATION | NO. OF ACRES | RATE 360 | TOTAL | | |
|---|---|---|---|---|---|
| TILLABLE | | | | | |
| PASTURE | | | | | |
| WOODLAND | 4.0 | | 15000 | | |
| WASTE LAND | | | | | |
| BASE | 1.0 | | 60000 | | |
| TOTAL ACREAGE | 5.0 | | | | |

| FRONTAGE | DEPTH | UNIT PRICE | DEPTH FACTOR | FRONT FT. PRICE |
|---|---|---|---|---|
| 417 | | | | |

| | | 05 | 08 |
|---|---|---|---|
| TOTAL VALUE LAND | 75000 | 75000 | 75000 |
| TOTAL VALUE BUILDINGS | 101500 | 148900 | 155500 |
| TOTAL VALUE LAND & BUILDINGS | 176500 | 223900 | 230500 |

## 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 | | | |

## BUILDING PERMIT RECORD

| PERMIT NO. | EST. COST | DATE |
|---|---|---|
| | | |

## MEMORANDA

05 Additions
ck DTS/GAR 06 - NC
07 - NC √08
08 W/O GAR FIN over NO Bed or Bath

INSPECTION WITNESSED BY:

[signature]

## PROPERTY FACTORS

| TOPOGRAPHY | | IMPROVEMENTS | |
|---|---|---|---|
| LEVEL | | WATER Drilled | ✓ |
| HIGH | | SEWER Septic | ✓ |
| LOW | | GAS | |
| ROLLING | ✓ | ELECTRICITY | ✓ |
| SWAMPY | | ALL UTILITIES | |

| STREET | | TREND OF DISTRICT | |
|---|---|---|---|
| PAVED | ✓ | IMPROVING | |
| SEMI-IMPROVED | | STATIC | ✓ |
| DIRT | | DECLINING | |
| SIDEWALK | | BLIGHTED | |

## PROPERTY INFORMATION

| | |
|---|---|
| LAND COST | 25000 6/99 |
| BLDG. COST | |
| SALE PRICE | 105600 9/99 |
| RENT | |
| EXPENSE | |
| NET RENT | |
| LAND | @ % equals |
| BLDG. | @ % equals |
| TOTAL | |

## ASSESSMENT RECORD

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 20 | LAND | 20 | LAND | 20 | LAND | 20 | LAND |
| | BLDGS. | | BLDGS. | | BLDGS. | | BLDGS. |
| | TOTAL | | TOTAL | | TOTAL | | TOTAL |
| 20 | LAND | 20 | LAND | 20 | LAND | 20 | LAND |
| | BLDGS. | | BLDGS. | | BLDGS. | | BLDGS. |
| | TOTAL | | TOTAL | | TOTAL | | TOTAL |
| 20 | LAND | 20 | LAND | 20 | LAND | 20 | LAND |
| | BLDGS. | | BLDGS. | | BLDGS. | | BLDGS. |
| | TOTAL | | TOTAL | | TOTAL | | TOTAL |

PARKER APPRAISAL CO.

# BUILDING RECORD

COLOR BUILDING TAN/Green

**OCCUPANCY**
1 (2) 3 4
VAC. LOT DWELLING COMM. OTHER

**BASEMENT**
1 2 3 4 (5)
NONE CRAWL 1/4 1/2 FULL

**FOUNDATION**
P B & S CB (CONC)

**HEATING**

| | M | O |
|---|---|---|
| NO HEAT | | |
| NO HEAT 2ND ONLY | | |
| WARM AIR F G | | |
| (HW)/STEAM BB RAD | ✓ | |
| FLOOR/WALL FURNACE | | |
| AIR CON./ELEC. | | |

**ATTIC**
(1) 2 3 4 5
NONE UNFIN. 1/4 1/2 FULL

**ROOF**

| | |
|---|---|
| SHINGLES (ASP)/ASB/WOOD | ✓ |
| SLATE/TILE/METAL | |
| ROLL/T & G | |

**EXTERIOR WALLS**

| | |
|---|---|
| BEVEL/DROP/ALUM/(VIN) | ✓ |
| SHINGLE ASPH/ASB/WOOD | |
| CB/STUCCO/BRICK VENEER/STONE | |
| MASONITE/TI-11 | |
| PLATE GLASS - AL/WD | |

**FLOORS**

| | B | 1 | 2 | 3 | A |
|---|---|---|---|---|---|
| (CONC)/DIRT | ✓ | | | | |
| HARD WOOD | | | | | |
| SOFT WOOD/SUB | | | | | |
| TILE Ceramic | | ✓ | | | |
| W - W | | ✓ | ✓ | | |
| JOISTS 2x10 16 oc | | | | | |
| 2x6 WALLS | | | | | |

**INTERIOR FINISH**

| | B | 1 | 2 | 3 | A |
|---|---|---|---|---|---|
| (DRYWALL)/PLASTER | | ✓ | ✓ | | |
| PANELING | | | | | |
| FIBERBOARD | | | | | |
| UNFINISHED | ✓ | | | | |

**REMODELING DATA**
KITCHEN
PLUMBING
HEAT
BASEMENT
OTHER

**PLUMBING**

| | NO. | M | O |
|---|---|---|---|
| STANDARD | | ✓ | |
| BATHROOM | | ✓ | |
| TOILET ROOM | | | |
| SINK/LAVATORY/SS | | | |
| WATER CLOSET/URINAL | | | |
| | | | |
| NO PLUMBING | | | |

**OTHER FEATURES**
PART MASONRY WALLS
FIREPLACE (INGRADE) No
BSMT. RR/APT.
BSMT. GAR 1 2
BUILT-IN RANGE/DW/DISP
MODERN KITCHEN
EXTERIOR BETTER
INTERIOR BETTER

**LIVING ACCOMMODATIONS**
NO. OF UNITS / 3 BED ROOMS 3
TOTAL ROOMS 6 FAMILY ROOMS

**DWELLING COMPUTATIONS**

| | |
|---|---|
| 1.5 STORY (F) M | |
| 952 S.F. | 95200 |
| BASEMENT | |
| HEATING | |
| PLUMBING | + 2640 |
| ATTIC | |
| INTERIOR FINISH | |
| ADD. & PORCHES | + 4700 |
| | |
| | |
| | |
| | |
| | |
| TOTAL | 102540 |
| GRADE | 110 |
| TOTAL | 112790 |
| O. F. | |
| TOTAL | |
| C & D FACTOR | |
| | |
| | |
| | |
| | |
| REPL. COST | 112790 |

**COMMERCIAL COMPUTATIONS**

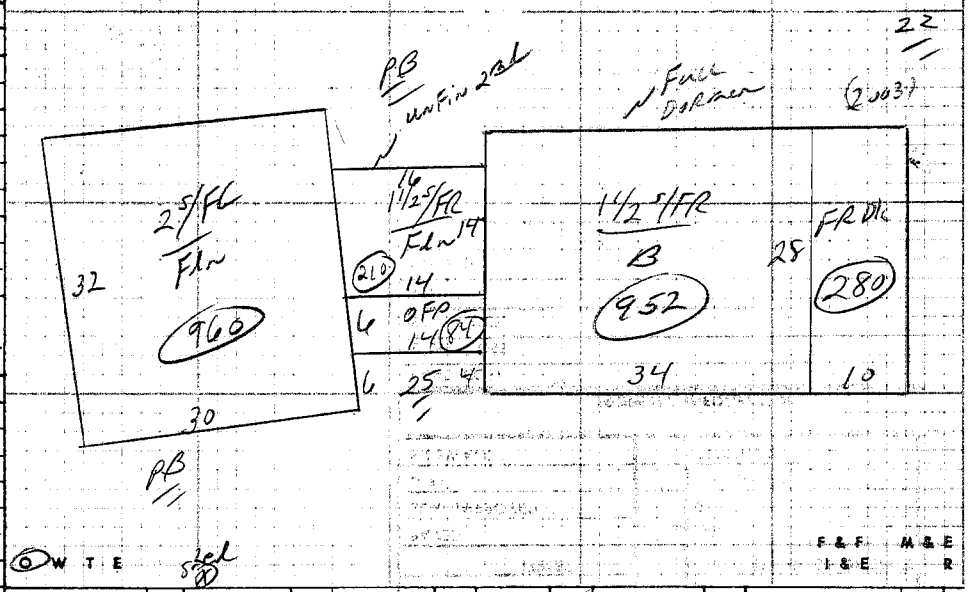
EXTERIOR WALL CODES
1 FRAME 5 STUCCO 9 CONCRETE
2 BRICK 6 TILE 10 ENAM. STL.
3 GLASS 7 STONE
4 C B 8 METAL

| | A | B |
|---|---|---|
| EXTERIOR WALLS | | |
| PERIMETER | L/F | L/F |
| PERIM. AREA RATIO | | |
| NO. OF UNITS | | |
| AVG. UNIT SIZE | | |
| BASEMENT SIZE | | |
| SCHEDULE | | |
| HT. BASEMENT | | |
| HT. FIRST | | |
| HT. SECOND | | |
| HT. 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 | |

**SKETCH**




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

**MEMORANDA**
RENOVATION

**SUMMARY OF BUILDINGS**

| TYPE | LOC. | NO. | CONSTRUCTION | SIZE | RATE | GRADE | ERECTED | CONDITION | REPLACEMENT COST | DEPR. | TRUE VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|
| DWELLING | | | 1 1/2 S/FR | 952 ft | | C+10 | 1999 | C | 112790 | 5 | 107150 |
| GARAGE | | | SK | 960 ft | | C+10 | 2004 | C | 32930 | -12 | ~~26350~~ 32936 |
| BARN | | | | | | | | | | | |
| SHED | (X) | | 1-S/FR 10x16 | 160 ft | 145 | D | 2001 | C | 2320 | 5/20 | 17600 |
| Addition | | | SK | 210 ft | | C+10 | 2004 | C | 15190 | -10 | 13670 |
| | | | | | | | | | | | |
| COMMERCIAL BUILDING | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | TOTAL CARDS | THRU | |

LISTED RJ DATE 9/30/03

TOTAL VALUE ALL BUILDINGS 155510 ~~148930~~

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.