90 BACK RD

PARCEL NO. 3-89-1 90 BACK RD CARD NO.

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
SANBORN III, RAYMOND C and Angela				

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION	NO. OF ACRES	RATE 360	TOTAL		
TILLABLE					
PASTURE					
WOODLAND	15 ~~16.0~~		~~45000~~	43000	
WASTE LAND	1.5	300	450		
BASE	1.0		60000		
TOTAL ACREAGE	~~18.5~~ 17.5				

FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE

				(08)	(12)	(14)	(16)
TOTAL VALUE LAND	105400	103,400	103400	103400	103400	103400	103400
TOTAL VALUE BUILDINGS	336100	336,100	350900	374200	412400	470600	
TOTAL VALUE LAND & BUILDINGS	441500	439500	454300	477600	515800	574000	

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
(07) ADJ AC		
08 - PU shads + PORCH & Deck BOL		

MEMORANDA

(12) Add in-ground pool and FDNs

(14) Constructed 36x40 Custom FGR, 100% good

(16) Added 3200# FGR

INSPECTION WITNESSED BY:

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	45000 8/98
BLDG. COST	C/C 350000 +
SALE PRICE	
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.

COLOR BUILDING

BUILDING RECORD

(3)

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/Air	✓	
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 2x12 LVL
2x6 wall

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	2	✓	
TOILET ROOM			
SINK/~~LAVATORY~~/(SS)	2	✓	
WATER CLOSET/URINAL			
NO PLUMBING			

OTHER FEATURES

PART MASONRY WALLS		
FIREPLACE (INGRADE)	1/1	✓
BSMT. RR/APT.		
BSMT. GAR 1 ?		
BUILT-IN RANGE/DW/DISP		
MODERN KITCHEN		
EXTERIOR BETTER		
INTERIOR BETTER		

LIVING ACCOMMODATIONS

NO. OF UNITS 1.0 BED ROOMS 4
TOTAL ROOMS 8 FAMILY ROOMS

DWELLING COMPUTATIONS

1.0 STORY (F) M

2872 S.F.	161300
BASEMENT	
HEATING	
PLUMBING	+ 7040
ATTIC	
INTERIOR FINISH	
ADD. & PORCHES	+ 55600
	+ 6300
	230240
TOTAL	~~22394~~
GRADE	158
TOTAL	~~353830~~
O. F.	363779
TOTAL	
C & D FACTOR	
REPL. COST	353830

COMMERCIAL COMPUTATIONS

EXTERIOR WALL CODES

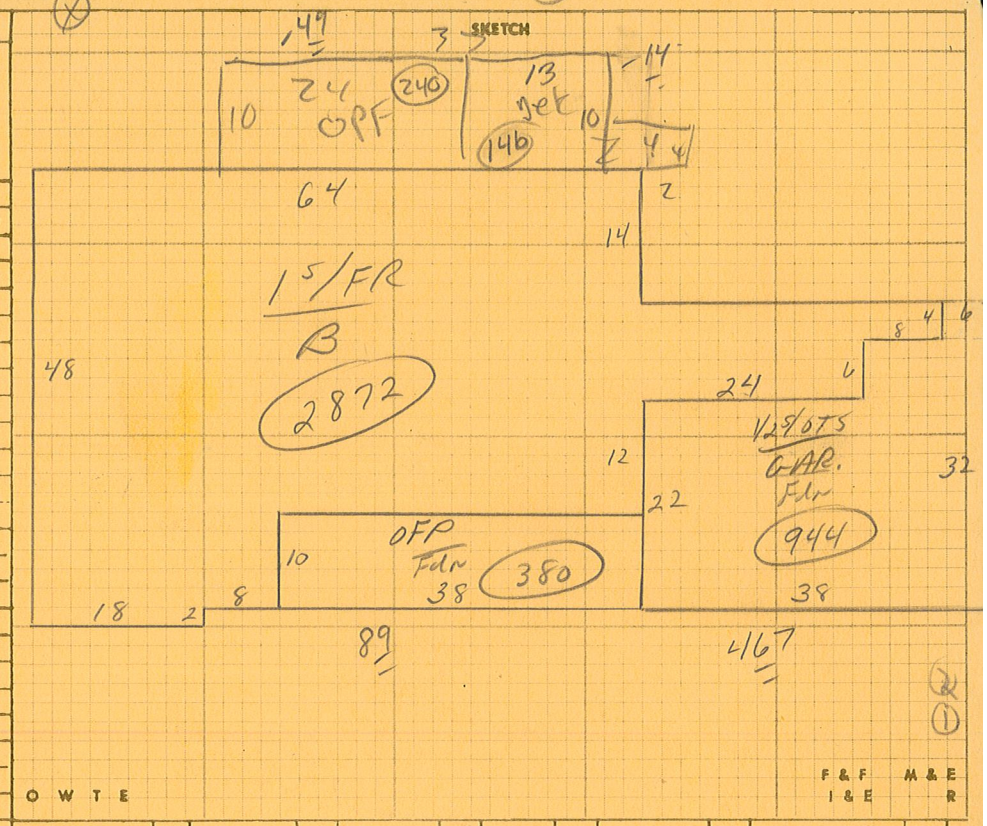
1 FRAME 5 STUCCO 9 CONCRETE
2 BRICK 6 TILE 10 ENAM. STL.
3 GLASS 7 STONE
4 C B 8 METAL

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

SKETCH


149
3
14
24
OPF
(240)
13
Det
(146)
10
10
4
4
64
2
14
1S/FR
B
(2872)
48
24
6
8
4
6
1/2 STS
GAR.
Flr
(944)
32
12
22
OFP
Flr
38
(380)
10
8
38
18
2
89
167
(2)
(1)
O W T E
F & F
I & E
M & E
R
CONTEMPORARY | SPLIT LEVEL | RANCH (R) ✓ | CAPE | COLONIAL | CONVENTIONAL

MEMORANDA

(4) (5)

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			1S/FR	2872		A+5	2003	Exc	~~353830~~	5	~~336130~~
GARAGE									363779	5	345590
~~BARN~~ Detached FGR	(4)		1S/FR	1440		B+5	2014	AVG	40200	5	38200
SHED 10X10	(X)		1S FR	100	17.50	C	2007	AV	1750	—	1750
lean to 10x14	(3)		1S FR	140		C	1980	FR	3500	35	2275
Shed 8x11	(1)		1S FR	88	17.50	C	1986	POOR	1540	40	924
Shed 6x8	(2)		1S FR	48	17.50	C	1980	POOR	840	40	336
~~COMMERCIAL BUILDING~~	Pool - Gunite w/ steps								24350	50	12175
Detached FGR	(5)			3200	4		2016		73000	~~5~~	69300
									TOTAL CARDS	THRU	

LISTED RJB DATE 1/27/04

TOTAL VALUE ALL BUILDINGS ~~350875~~ ~~336130~~ ~~363050~~

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.

470600 ~~412386~~ ~~371186~~