MAP AND LOT: 3-97

PARCEL 14 BACK ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
3-97 1903 669				
Johnson, Albert And Rita				
Po Box 984				
Johnson, Albert E & David	2/17/05	14388	977	

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION	NO. OF ACRES	RATE 455	TOTAL
TILLABLE			
PASTURE			
WOODLAND	2.0	4000	8000
WASTE LAND			
BASE	1.0		75000
TOTAL ACREAGE	3.0		

FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE

TOTAL VALUE LAND	83000
TOTAL VALUE BUILDINGS	40000
TOTAL VALUE LAND & BUILDINGS	123000

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

INSPECTION WITNESSED BY:

Albert E. Johnson

PROPERTY FACTORS

TOPOGRAPHY		IMPROVEMENTS	
LEVEL		WATER Town	✓
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		
BLDG. COST		
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

BUILDING RECORD

COLOR BUILDING Clene/Brown

OCCUPANCY

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

BASEMENT

1 2 3 4 (5)
NONE CRAWL ¼ ½ 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. ¼ ½ 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

mix	B	1	2	3	A
~~CONC/TILE~~	✓				
HARD WOOD					
SOFT WOOD/SUB					
TILE		✓			
W - W					
JOISTS 2X8	16" oc				

INTERIOR FINISH

	B	1	2	3	A
(DRY WALL)/PLASTER		✓			
PANELING		✓			
FIBERBOARD					
UNFINISHED	✓				

REMODELING DATA

KITCHEN 1975
PLUMBING
HEAT
BASEMENT
OTHER siding 1992

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 NY	✓
BUILT-IN RANGE/DW/DISP	
MODERN KITCHEN	
EXTERIOR BETTER	
INTERIOR BETTER	

LIVING ACCOMMODATIONS

NO. OF UNITS 1.0 BED ROOMS 2
TOTAL ROOMS 4 FAMILY ROOMS

DWELLING COMPUTATIONS

1.0 STORY (F) M
728 S.F. 64200
BASEMENT
HEATING
PLUMBING
ATTIC
INTERIOR FINISH
ADD. & PORCHES + 5700

TOTAL	69900
GRADE	95
TOTAL	66400
O. F.	
TOTAL	
C & D FACTOR	
REPL. COST	66400

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

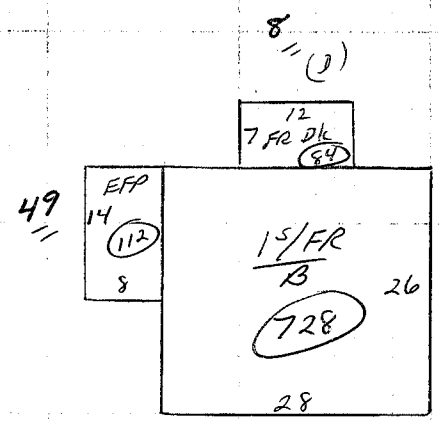
	A	B
EXTERIOR WALLS		
PERIMETER	L/F	L/F
PERIM. AREA RATIO		
NO. OF UNITS		
AVG. UNIT SIZE		
BASEMENT SIZE		
SCHEDULE		
HT.		
BASEMENT		
FIRST		
SECOND		
THIRD		
BASE PRICE		
S P A		
SUB TOTAL		
LIGHTING		
HTG/AIR CON.		
SPRINKLER		
PARTITIONS		
INTERIOR FINISH		
SF/CF PRICE		
AREA CUBED		
SUB TOTAL		
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

Sketch (X)



(O) W T E

F & F M & E
I & E R

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

MEMORANDA

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			15/FR	728 ft		C-5	1953	Avt	66400	40	39840
GARAGE											
BARN											
SHED	(X)		15/FR 8x10	80 ft		E	old	P	50		200
COMMERCIAL BUILDING											
									TOTAL CARDS	THRU	

LISTED RJS DATE 10/19/03

TOTAL VALUE ALL BUILDINGS 40040

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.