MAP AND LOT: 4-30

PARC 14 BENNETT ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

RECORD OF OWNERSHIP		DATE	BOOK	PAGE	AMOUNT
4-30	4013 143				
Champagne, Robert, Et Al					
35 A Mill St					

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION	NO. OF ACRES	RATE 360	TOTAL		
TILLABLE					
PASTURE					
WOODLAND	1.0		4000		
WASTE LAND					
BASE	1.0		60000		
TOTAL ACREAGE	2.0				

FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE			

TOTAL VALUE LAND	64000	
TOTAL VALUE BUILDINGS	59700	
TOTAL VALUE LAND & BUILDINGS	123700	

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:

X Robert Champagne

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	3
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

PARKER APPRAISAL CO.

COLOR BUILDING white

BUILDING RECORD

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		✓	✓		
W - W		✓	✓		
JOISTS					

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)	WD
BSMT. RR/APT.	
BSMT. GAR 1 2	
BUILT-IN RANGE/DW/DISP	
MODERN KITCHEN	
EXTERIOR BETTER	WD
INTERIOR BETTER	

LIVING ACCOMMODATIONS

NO. OF UNITS 1 BED ROOMS 3
TOTAL ROOMS 6 FAMILY ROOMS

DWELLING COMPUTATIONS

2 1/2 STORY P M

4960	S.F.	76400
BASEMENT		
HEATING		
PLUMBING		
ATTIC		
INTERIOR FINISH		
ADD. & PORCHES		+ 21500
TOTAL		97900
GRADE		90
TOTAL		88110
O. F.		
TOTAL		
C & D FACTOR		
REPL. COST		88110

COMMERCIAL COMPUTATIONS

EXTERIOR WALL CODES

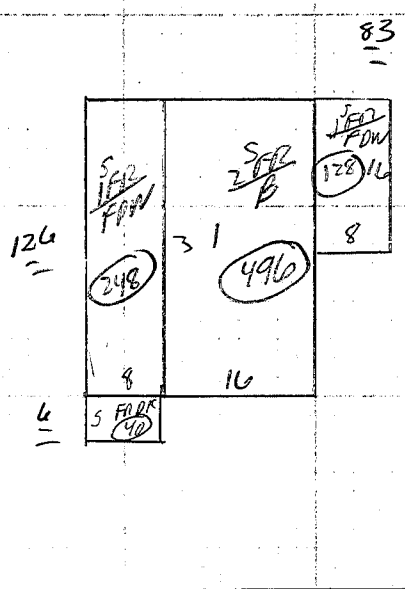
1 FRAME 5 STUCCO 9 CONCRETE
2 BRICK 6 TILE 10 ENAM. STL.
3 GLASS 7 STONE
4 C B 8 METAL

	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



CONTEMPORARY		SPLIT LEVEL		RANCH (R)		CAPE		COLONIAL	✓	CONVENTIONAL	

F & F M & E
I & E

MEMORANDA

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			2 S FR	4960		C-10	1900	AVG	88110	40	52870
GARAGE	0		[illegible]	460		D	1940	AVG	13720	50	6860
BARN											
SHED											
COMMERCIAL BUILDING											
									TOTAL CARDS	THRU	

LISTED TM DATE 10-4-03

TOTAL VALUE ALL BUILDINGS 59730

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.