MAP AND LOT: 5-8-B
78 BRACKETT HILL ROAD

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
5-8-B 7502 94				
Alling, Mildred I	8-20-13	16677	482	
Po Box 497				

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION	NO. OF ACRES	RATE 360	TOTAL		
TILLABLE					
PASTURE					
WOODLAND	4.44 ~~43.0~~ ~~7.44~~		76000	~~25320~~	16320
WASTE LAND	~~5.0~~ 1.0	300	1500	300	300
BASE	1.0		60000	60000	60000
TOTAL ACREAGE	5.44 ~~9.4~~ ~~19.0~~ 11.0				

FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE

		(05)	(11)
TOTAL VALUE LAND	137600	85600	85600
TOTAL VALUE BUILDINGS	172500	172500	175200
TOTAL VALUE LAND & BUILDINGS	310000	258100	260800

LAND VALUE COMPUTATIONS AND SUMMARY

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL (04)	(05)
SOFTWOOD	~~17.0~~ 7.4	368.30	6089.4	2726.42
MIXED WOOD				
HARDWOOD	~~34.0~~		4460.80	
WASTE LAND				
BASE	1.0		60000	60000
	1.0		4000	4000
TOTAL ACREAGE	9.4 ~~53.0~~ 11.0			

FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE

		(05)
TOTAL VALUE LAND	74750.	
TOTAL VALUE BUILDINGS	172500	172500
TOTAL VALUE LAND & BUILDINGS	247050.	

BUILDING PERMIT RECORD

PERMIT NO.	EST. COST	DATE
(04) LOT SPLIT		

MEMORANDA

(14) Split off 3 Ac to new parcel, 5-8-B-7. See D01-14.

(14)
76620
175200
251820

INSPECTION WITNESSED BY:

PROPERTY FACTORS

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

STREET	
PAVED	
SEMI-IMPROVED	✓
DIRT	
SIDEWALK	

LAND COST	
BLDG. COST	
SALE PRICE	
RENT	
EXPENSE	
NET RENT	
LAND	
BLDG.	

11 ACRES
$ 90300
- 67223.80
23076.20
20%
$ 4615.24
5-8B
5-3B
6/16/05
RJP

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	3	✓	
BATHROOM			
TOILET ROOM			
SINK/LAVATORY/SS			
WATER CLOSET/URINAL			
NO PLUMBING			

OTHER FEATURES

PART MASONRY WALLS		
FIREPLACE (INGRADE)	1/1	✓
BSMT. RR/APT.		
BSMT. GAR 1 2		
BUILT-IN RANGE/DW/DISP		
MODERN KITCHEN		
EXTERIOR BETTER		
INTERIOR BETTER		

LIVING ACCOMMODATIONS

NO. OF UNITS 1 BED ROOMS 4
TOTAL ROOMS 9 FAMILY ROOMS

DWELLING COMPUTATIONS

2 STORY F M

1140 S.F.	119300
BASEMENT	- 3800
HEATING	
PLUMBING	+ 7040
ATTIC	+ 3000
INTERIOR FINISH	
ADD. & PORCHES	+ 63300
TOTAL	188840
GRADE	150
TOTAL	283260
O. F.	
TOTAL	
C & D FACTOR	
REPL. COST	283260

COMMERCIAL COMPUTATIONS

EXTERIOR WALL CODES

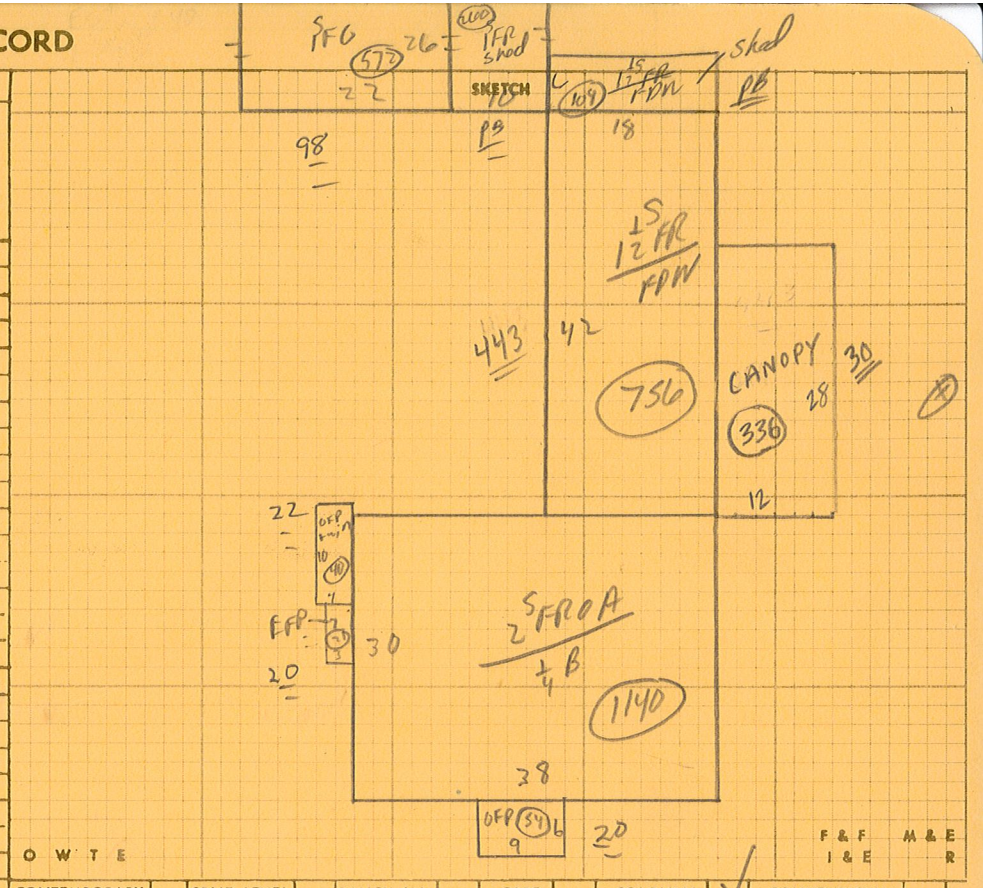
1 FRAME 5 STUCCO 9 CONCRETE
2 BRICK 6 TILE 10 ENAM. STL.
3 GLASS 7 STONE
4 C B 8 METAL

	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
				✓	

MEMORANDA

SUMMARY OF BUILDINGS

TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING			2FROA	1140		A-	1870	AVG	283260	40	169956
GARAGE											
BARN											
SHED			s/c	260		D	old	AVG	4670	40/20	2240
shed			s/c	108		C	old	AVG	4780	40/20	2290
shed	(X)		FFR 12X14	168	17.50	C	old	POOR	2940	60/40	700
COMMERCIAL BUILDING											
									TOTAL CARDS	THRU	

LISTED TM DATE 2/13/04

TOTAL VALUE ALL BUILDINGS 175186

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.