

TOWN OF WASHBURN  
1287 WASHBURN ROAD  
WASHBURN ME 04786

B6330P24

Previous Owner  
TOWN OF WASHBURN  
1287 MAIN STREET

WASHBURN ME 04786  
Sale Date: 6/01/2022

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
 \* 2023 Abatement, incorrectly assessed as taxable to incorrect owner.  
 \* BK 6229 Pg 300 Splits 1.8 Acres. 12.2 ac remains  
 \* Warehouse - 15% for size obsol., Loading dock -20% for attached during reval.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	0	0	0	0		
1ST MORTGAGE <b>0</b>			2013	118,300	28,900	147,200	0		
2ND MORTGAGE <b>0</b>			2015	118,300	28,900	147,200	0		
Zone/Land Use <b>1 Residential</b>			2018	118,300	28,900	147,200	0		
Secondary Zone			2019	29,300	127,000	156,300	0		
Topography <b>1 Level</b>			2020	29,300	125,600	154,900	0		
1.Level 4.Below St 7.LevelBog			2021	29,300	127,000	156,300	0		
2.Rolling 5.Low 8.			2022	28,400	133,300	161,700	0		
3.Above St 6.Swampy 9.			2023	49,800	227,200	0	277,000		
Utilities <b>4 Drilled Well 6 Septic System</b>			2024	49,800	158,700	208,500	0		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data									
Sale Date <b>6/01/2022</b>									
Price <b>4,000</b>									
Sale Type <b>2 Land &amp; Buildings</b>									
1.Land 4.Mobile 7.C/I L&B									
2.L & B 5.Other 8.									
3.Building 6.C/I Land 9.									
Financing <b>1 Conventional</b>									
1.Convent 4.Seller 7.									
2.FHA/VA 5.Private 8.									
3.Assumed 6.Cash 9.Unknown									
Validity <b>1 Arms Length Sale</b>									
1.Valid 4.Split 7.Renovate									
2.Related 5.Partial 8.Other									
3.Distress 6.Exempt 9.									
Verified <b>5 Public Record</b>									
1.Buyer 4.Agent 7.Family									
2.Seller 5.Pub Rec 8.Other									
3.Lender 6.MLS 9.									
			Land Data						
			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
			11.Regular Lot				%		1.Unimproved
			12.Delta Triangle				%		2.Excess Frtg
			13.Nabla Triangle				%		3.Topography
			14.Rear Land				%		4.Size/Shape
			15.Class I Road				%		5.Access
							%		6.Restriction
							%		7.Open Space
							%		8.View/Environ
							%		9.Fract Share
			Square Foot	Square Feet					Acres
			29	8,504		100	%	0	30.Utility R O W
							%		31.Tillable
							%		32.Pasture
							%		33.Orchard
							%		34.Softwood F&O
							%		35.Mixed Wood F&O
							%		36.Hardwood F&O
							%		37.Softwood TG
							%		38.Mixed Wood TG
							%		39.Hardwood TG
							%		40.Wasteland
							%		41.Open Space
							%		42.Mobile Home Si
							%		43.Condo Site
							%		44.Lot Improvemen
							%		45.Subdivision Lo
							%		46.Heavy Ind Sit
			<b>Total Acreage</b>		12.20				

## Washburn

Map Lot 004-001

Account 1106

Location GARDNER CREEK ROAD

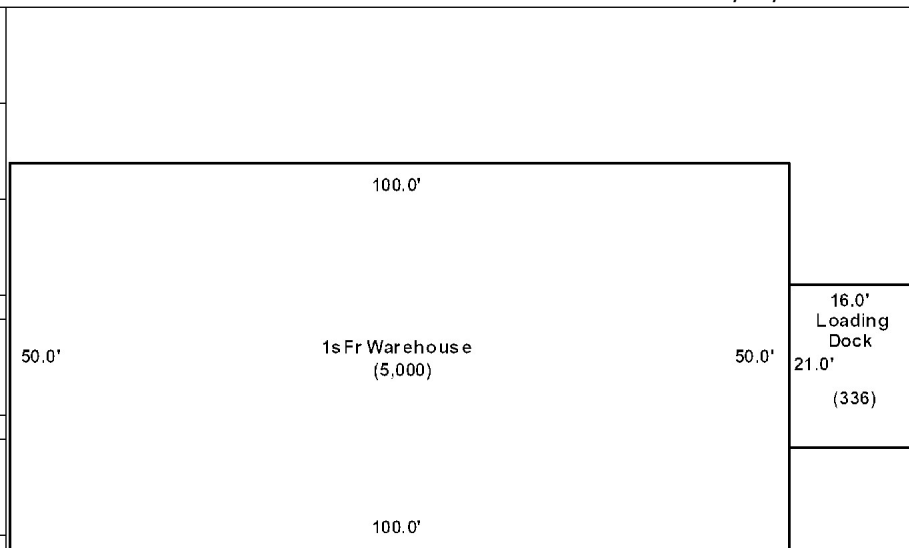
Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
161 Loading Dock	2013	336	3 100	4	0 %	80 %	
222 1S-Warehouse Ave	2013	5000	3 100	4	0 %	85 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



JFF Management LLC  
 953 Fort Fairfield Road  
 Caribou ME 04736

B6330P24

Previous Owner  
 BACON, JAMES D  
 173 WASHBURN ST

CARIBOU ME 04736  
 Sale Date: 6/07/2022

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
 New Storage Units 2024

\*Bk 6330-24 split 1.09 acres to JFF which stays on this account while grantor retained .71 acres creating Map 004 Lot 001-B

Washburn

Property Data			Assessment Record				
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total
Tree Growth Year <b>0</b>			2022	16,900	0	0	16,900
1ST MORTGAGE <b>0</b>			2023	22,500	0	0	22,500
2ND MORTGAGE <b>0</b>			2024	43,300	128,500	0	171,800
Zone/Land Use <b>2 Commercial</b>							
Secondary Zone							
Topography <b>1 Level</b>							
1.Level	4.Below St	7.LevelBog					
2.Rolling	5.Low	8.					
3.Above St	6.Swampy	9.					
Utilities							
1.Public	4.Dr Well	7.Cesspool					
2.Water	5.Dug Well	8.					
3.Sewer	6.Septic	9.None					
Street <b>1 Paved</b>							
1.Paved	4.Proposed	7.					
2.Semi Imp	5.R/O/W	8.					
3.Gravel	6.	9.None					
TG PLAN YEAR <b>0</b>							
Tif District # <b>0</b>							
<b>Sale Data</b>							
Sale Date <b>6/07/2022</b>							
Price							
Sale Type <b>1 Land Only</b>							
1.Land	4.Mobile	7.C/I L&B					
2.L & B	5.Other	8.					
3.Building	6.C/I Land	9.					
Financing <b>1 Conventional</b>							
1.Convent	4.Seller	7.					
2.FHA/VA	5.Private	8.					
3.Assumed	6.Cash	9.Unknown					
Validity <b>1 Arms Length Sale</b>							
1.Valid	4.Split	7.Renovate					
2.Related	5.Partial	8.Other					
3.Distress	6.Exempt	9.					
Verified <b>1 Buyer</b>							
1.Buyer	4.Agent	7.Family					
2.Seller	5.Pub Rec	8.Other					
3.Lender	6.MLS	9.					
<b>Land Data</b>							
<b>Front Foot</b>		<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
11.Regular Lot			<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	1.Unimproved
12.Delta Triangle					%		2.Excess Frtg
13.Nabla Triangle					%		3.Topography
14.Rear Land					%		4.Size/Shape
15.Class I Road					%		5.Access
					%		6.Restriction
					%		7.Open Space
					%		8.View/Environ
					%		9.Fract Share
					%		<b>Acres</b>
<b>Square Foot</b>			<b>Square Feet</b>				30.Utility R O W
16.Class II Road		29	8,504		100 %	0	31.Tillable
17.Municipal Rese					%		32.Pasture
18.Munic Sep Lago					%		33.Orchard
19.Gravel Pit					%		34.Softwood F&O
20.Industrial Bas					%		35.Mixed Wood F&O
					%		36.Hardwood F&O
					%		37.Softwood TG
					%		38.Mixed Wood TG
					%		39.Hardwood TG
					%		40.Wasteland
					%		41.Open Space
					%		42.Mobile Home Si
					%		43.Condo Site
					%		44.Lot Improvemen
					%		45.Subdivision Lo
					%		46.Heavy Ind Sit
			<b>Total Acreage</b>		<b>1.09</b>		

**Washburn**

Map Lot 004-001-A

Account 1149

Location GARDNER CREEK ROAD

Card 1

Of 1

9/04/2024

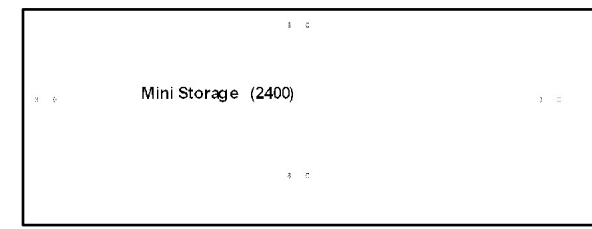
Building Style	SF Bsmt Living	Layout
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100%</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0%</b>	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars		Entrance Code <b>0</b>
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
221 Mini	2022	2400	3 100	4	0 %	100 %	
221 Mini	2023	2100	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

Layout	1. Typical 4. 7.
Attic	1. 1/4 Fin 4. Full Fin 7.
Insulation	1. Full 4. Minimal 7.
Unfinished %	2. Heavy 5. Partial 8.
Grade & Factor	3. Capped 6. 9. None
Condition	1. E Grade 4. B Grade 7.
Econ. % Good	2. D Grade 5. A Grade 8. SC Grade
Economic Code	3. C Grade 6. AA Grade 9. Same
Entrance Code <b>0</b>	1. Poor 4. Avg 7. V G
Information Code <b>0</b>	2. Fair 5. Avg+ 8. Exc
	3. Avg- 6. Good 9. Same
	Phys. % Good
	Funct. % Good
	Functional Code
	1. Incomp 4. Delap 7. No Power
	2. O-Built 5. Bsmt 8. LongTerm
	3. Damage 6. Common 9. None
	Econ. % Good
	Economic Code
	0. None 3. No Power 7.
	1. Location 4. Generate 8.
	2. Encroach 9. None 9.
	Entrance Code <b>0</b>
	1. Interior 4. Vacant 7.
	2. Refusal 5. Estimate 8.
	3. Informed 6. Reviewed 9.
	Information Code <b>0</b>
	1. Owner 4. Agent 7.
	2. Relative 5. Estimate 8.
	3. Tenant 6. Other 9.



BACON, JAMES D  
173 WASHBURN ST  
CARIBOU ME 04736

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2024	9,300	0	0	9,300		
1ST MORTGAGE <b>0</b>									
2ND MORTGAGE <b>0</b>									
Zone/Land Use <b>1 Residential</b>									
Secondary Zone									
Topography <b>1 Level</b>									
1.Level	4.Below St	7.LevelBog							
2.Rolling	5.Low	8.							
3.Above St	6.Swampy	9.							
Utilities									
1.Public	4.Dr Well	7.Cesspool							
2.Water	5.Dug Well	8.							
3.Sewer	6.Septic	9.None							
Street <b>1 Paved</b>									
1.Paved	4.Proposed	7.							
2.Semi Imp	5.R/O/W	8.							
3.Gravel	6.	9.None							
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			Land Data						
Sale Date			Front Foot	Type	Effective		Influence		Influence Codes
Price					Frontage	Depth	Factor	Code	
Sale Type			11.Regular Lot					1.Unimproved	
1.Land			12.Delta Triangle			%		2.Excess Frtg	
4.Mobile			13.Nabla Triangle			%		3.Topography	
2.L & B			14.Rear Land			%		4.Size/Shape	
5.Other			15.Class I Road			%		5.Access	
3.Building						%		6.Restriction	
6.C/I Land						%		7.Open Space	
9.						%		8.View/Environ	
Financing			Square Foot	Square Feet				9.Fract Share	
1.Convent	4.Seller	7.	16.Class II Road			%		30.Utility R O W	
2.FHA/VA	5.Private	8.	17.Municipal Rese			%		31.Tillable	
3.Assumed	6.Cash	9.Unknown	18.Munic Sep Lago			%		32.Pasture	
Validity			19.Gravel Pit			%		33.Orchard	
1.Valid	4.Split	7.Renovate	20.Industrial Bas			%		34.Softwood F&O	
2.Related	5.Partial	8.Other				%		35.Mixed Wood F&O	
3.Distress	6.Exempt	9.				%		36.Hardwood F&O	
Verified			Fract. Acre	Acreage/Sites				37.Softwood TG	
1.Buyer	4.Agent	7.Family	21.Developed Pave	22	0.71	100	%	0	
2.Seller	5.Pub Rec	8.Other	22.Undev Paved (F				%		
3.Lender	6.MLS	9.	23.Developed Grav				%		
			Acres				%		
			24.Undev Gravel (				%		
			25.Comm Base Pave				%		
			26.Comm Base Grav				%		
			27.Backlot				%		
			28.Rear Land				%		
			29.Pavement				%		
			Total Acreage		0.71				
						44.Lot Improvemen			
						45.Subdivision Lo			
						46.Heavy Ind Sit			

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

\* Bk 6330-24 Split 1.09 acres of original lot size 1.8ac which stayed 004-001-A and created this raw land account 004-001-B | .71 acres remain

**Washburn**

Map Lot 004-001-B

Account 1158

Location GARDNER CREEK ROAD

Card 1

Of 1

9/04/2024

Building Style			SF Bsmt Living			Layout											
1.Conv.	5.Garrison	9.Gambrel	Fin Bsmt Grade			1.Typical	4.	7.									
2.Ranch	6.Salt Box	10.Other	OPEN 5 OPTIONAL			2.Inadeq	5.	8.									
3.R Ranch	7.Contemp	11.Split	Heat Type <b>100%</b>			3.Poor	6.	9.									
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic											
Dwelling Units			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.									
Other Units			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.									
Stories			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None									
1.1	4.1.5	7.	Cool Type <b>0%</b>			Insulation											
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.									
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.									
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None									
1.Wood	5.Stucco	9.T-111	Kitchen Style			Unfinished %											
2.Vin/Al	6.Brick	10.Other	1.Modern	4.Obsolete	7.	Grade & Factor											
3.Compos.	7.Stone	11.	2.Typical	5.	8.	1.E Grade	4.B Grade	7.									
4.Asbestos	8.Concrete	12.	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.SC Grade									
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same									
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)											
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition											
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G									
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc									
OPEN-3-CUSTOM			# Bedrooms			3.Avg-	6.Good	9.Same									
OPEN-4-CUSTOM			# Full Baths			Phys. % Good											
Year Built			# Half Baths			Funct. % Good											
Year Remodeled			# Addn Fixtures			Functional Code											
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power									
1.Concrete	4.Wood	7.							2.O-Built	5.Bsmt	8.LongTerm						
2.C Block	5.Slab	8.							Econ. % Good			3.Damage	6.Common	9.None			
3.Br/Stone	6.Piers	9.							Economic Code			Entrance Code <b>0</b>					
Basement									0.None			3.No Power	7.	1.Location		4.Generate	8.
1.1/4 Bmt	4.Full Bmt	7.							1.Location			4.Generate	8.	2.Encroach		9.None	9.
2.1/2 Bmt	5.None	8.							Economic Code			Entrance Code <b>0</b>					
3.3/4 Bmt	6.	9.None							0.None			3.No Power	7.	1.Interior		4.Vacant	7.
Bsmt Gar # Cars									1.Location			4.Generate	8.	2.Refusal		5.Estimate	8.
Wet Basement									2.Encroach			9.None	9.	3.Informed		6.Reviewed	9.
1.Dry	4.	7.							Information Code <b>0</b>			1.Owner			4.Agent	7.	
2.Damp	5.	8.	1.Owner			4.Agent	7.	2.Relative		5.Estimate	8.						
3.Wet	6.	9.	2.Relative			5.Estimate	8.	3.Tenant		6.Other	9.						
Date Inspected			3.Tenant			6.Other	9.										
<b>Additions, Outbuildings &amp; Improvements</b>																	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.One Story Fram									
					%	%		2.Two Story Fram									
					%	%		3.Three Story Fr									
					%	%		4.1 & 1/2 Story									
					%	%		5.1 & 3/4 Story									
					%	%		6.2 & 1/2 Story									
					%	%		21.Open Frame Por									
					%	%		22.Encl Frame Por									
					%	%		23.Frame Garage									
					%	%		24.Frame Shed									
					%	%		25.Frame Bay Wind									
					%	%		26.1SFr Overhang									
					%	%		27.Unfin Basement									
					%	%		28.Unfinished Att									
					%	%		29.Finished Attic									

Pinette, Roger J. (Life Estate)
TARBOX, RENA E
181 GARDNER CREEK ROAD
WASHBURN ME 04786

B6213P264

Previous Owner
PINETTE, ROGER J
PO BOX 468

WASHBURN ME 04786
Sale Date: 8/23/2021

Inspection Witnessed By:

Table with columns: No./Date, Description, Date Insp. and Inspection Witnessed By.

Notes:
\* 6/16/2021, Roger J. Pinette Reserves Life Estate. Homestead stays.
\*12x24 MH - 15% for size obsol. Garage -80% for delap. during reval.

Washburn

Property Data table containing sections: Neighborhood (1 Neighborhood One), Tree Growth Year (0), 1ST MORTGAGE (0), 2ND MORTGAGE (0), Zone/Land Use (1 Residential), Secondary Zone, Topography (1 Level), Utilities (4 Drilled Well, 6 Septic System), Street (1 Paved), TG PLAN YEAR (0), Tif District # (0), Sale Data (Sale Date 8/23/2021), Financing (1 Conventional), Validity (2 Related Parties), and Verified (1 Buyer).

Assessment Record table with columns: Year, Land, Buildings, Exempt, Total. Rows for years 2012 through 2024.

Land Data table with columns: Front Foot, Square Foot, Fract. Acre, Type, Effective (Frontage, Depth), Influence (Factor, Code), Influence Codes, and Total Acreage (3.10).

## Washburn

Map Lot 004-002


Account 620

Location 139 GARDNER CREEK ROAD

Card 1

Of 2

9/04/2024

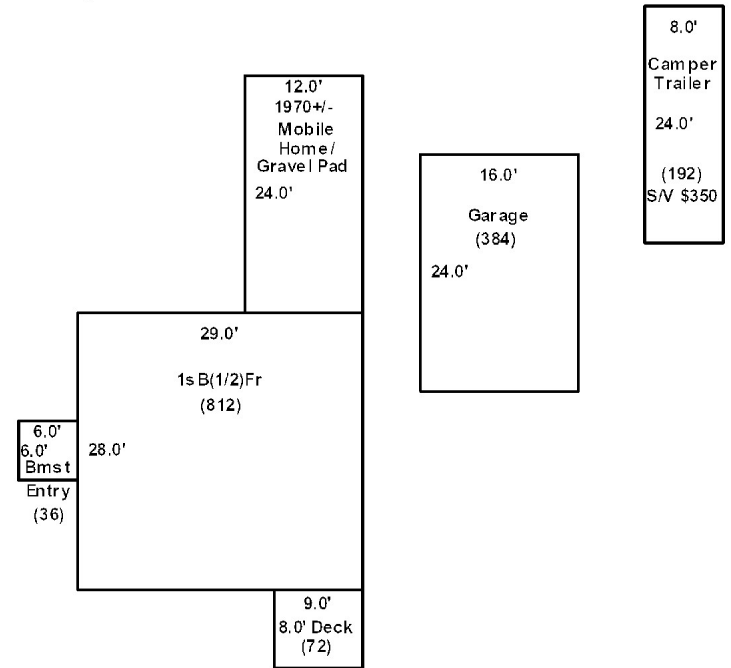
Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>1 One Story</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 100%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>812</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>3 Below Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1940</b>	# Half Baths <b>0</b>	Funct. % Good <b>80%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>4 Delapidation</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software <small>A Division of Harris Computer Systems</small></p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>2 1/2 Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>1 Owner</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1990	72	0 0	0	0 %	0 %	
40 Basement Entry	0	36	0 0	0	0 %	0 %	
997 12Mobile Home	1970	12x24	3 100	2	0 %	85 %	
23 Frame Garage	1950	384	2 100	2	0 %	20 %	
85 Camper Trlr	0				%	%	350
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

X - Outbuildings on Card 2





Pinette, Roger J. (Life Estate)  
TARBOX, RENA E  
181 GARDNER CREEK ROAD  
WASHBURN ME 04786

B6213P264

Previous Owner  
PINETTE, ROGER J  
PO BOX 468

WASHBURN ME 04786  
Sale Date: 8/23/2021

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
\*Garage -80% for delap. + -15% for size obsol. during reval.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2019	0	3,500	0	3,500		
1ST MORTGAGE <b>0</b>			2020	0	3,500	0	3,500		
2ND MORTGAGE <b>0</b>			2021	0	3,500	0	3,500		
Zone/Land Use <b>1 Residential</b>			2022	0	3,500	0	3,500		
Secondary Zone			2023	0	3,600	0	3,600		
Topography <b>1 Level</b>			2024	0	3,600	0	3,600		
1.Level 4.Below St 7.LevelBog									
2.Rolling 5.Low 8.									
3.Above St 6.Swampy 9.									
Utilities <b>4 Drilled Well 6 Septic System</b>									
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>8/23/2021</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle			%		2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle			%		3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land			%		4.Size/Shape	
Financing <b>1 Conventional</b>			15.Class I Road			%		5.Access	
1.Convent 4.Seller 7.						%		6.Restriction	
2.FHA/VA 5.Private 8.						%		7.Open Space	
3.Assumed 6.Cash 9.Unknown						%		8.View/Environ	
Validity <b>2 Related Parties</b>						%		9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road			%		30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese			%		31.Tillable	
Verified <b>1 Buyer</b>			18.Munic Sep Lago			%		32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit			%		33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas			%		34.Softwood F&O	
3.Lender 6.MLS 9.						%		35.Mixed Wood F&O	
			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				36.Hardwood F&O	
			21.Developed Pave			%		37.Softwood TG	
			22.Undev Paved (F			%		38.Mixed Wood TG	
			23.Developed Grav			%		39.Hardwood TG	
			<b>Acres</b>			%		40.Wasteland	
			24.Undev Gravel (			%		41.Open Space	
			25.Comm Base Pave			%		42.Mobile Home Si	
			26.Comm Base Grav			%		43.Condo Site	
			27.Backlot			%		44.Lot Improvemen	
			28.Rear Land			%		45.Subdivision Lo	
			29.Pavement			%		46.Heavy Ind Sit	
				<b>Total Acreage</b>			0.00		

## Washburn

Map Lot 004-002

Account 620

Location 139 GARDNER CREEK ROAD

Card 2

Of 2

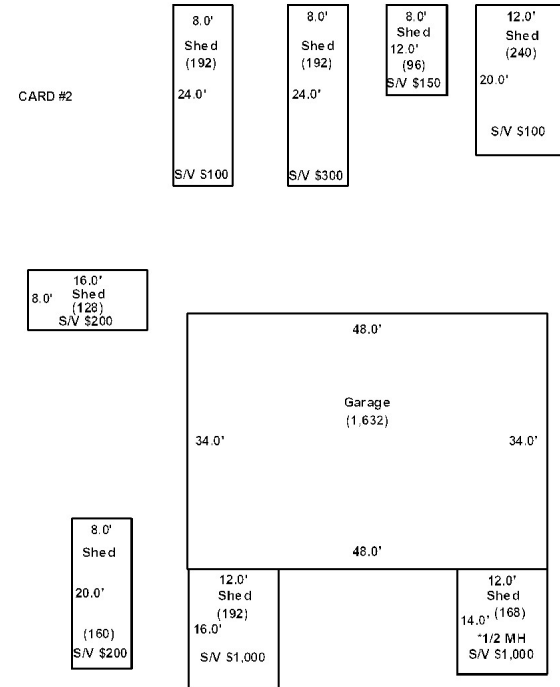
9/04/2024

Building Style	SF Bsmt Living			Layout					
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade			1.Typical 4.	7.				
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL			2.Inadeq 5.	8.				
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100%</b>			3.Poor 6.	9.				
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat			Attic					
Dwelling Units	2.HWCI 6.GravWA 10.			1.1/4 Fin 4.Full Fin 7.					
Other Units	3.H Pump 7.Electric 11.			2.1/2 Fin 5.F/Stair 8.					
Stories	4.Steam 8.F/Wall 12.			3.3/4 Fin 6.	9.None				
1.1 4.1.5 7.	Cool Type <b>0%</b>			Insulation					
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.			1.Full 4.Minimal 7.					
3.3 6.2.5 9.	2.Evapor 5. 8.			2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None			3.Capped 6.	9.None				
1.Wood 5.Stucco 9.T-111	Kitchen Style			Unfinished %					
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.			Grade & Factor					
3.Compos. 7.Stone 11.	2.Typical 5. 8.			1.E Grade 4.B Grade 7.					
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None			2.D Grade 5.A Grade 8.SC Grade					
Roof Surface	Bath(s) Style			3.C Grade 6.AA Grade 9.Same					
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.			SQFT (Footprint)					
2.Slate 5.Wood 8.	2.Typical 5. 8.			Condition					
3.Metal 6.Other 9.	3.Old Type 6. 9.None			1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms			2.Fair 5.Avg+ 8.Exc					
OPEN-3-CUSTOM	# Bedrooms			3.Avg- 6.Good 9.Same					
OPEN-4-CUSTOM	# Full Baths			Phys. % Good					
Year Built	# Half Baths			Funct. % Good					
Year Remodeled	# Addn Fixtures			Functional Code					
Foundation	# Fireplaces			1.Incomp 4.Delap 7.No Power					
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>			2.O-Built 5.Bsmt 8.LongTerm					
2.C Block 5.Slab 8.				Econ. % Good					
3.Br/Stone 6.Piers 9.				Economic Code			0.None 3.No Power 7.		
Basement				1.Location 4.Generate 8.					
1.1/4 Bmt 4.Full Bmt 7.				2.Encroach 9.None 9.					
2.1/2 Bmt 5.None 8.				Entrance Code <b>3 Information Only</b>					
3.3/4 Bmt 6. 9.None				1.Interior 4.Vacant 7.					
Bsmt Gar # Cars				2.Refusal 5.Estimate 8.					
Wet Basement				3.Informed 6.Reviewed 9.					
1.Dry 4. 7.				Information Code <b>1 Owner</b>					
2.Damp 5. 8.	1.Owner 4.Agent 7.								
3.Wet 6. 9.	2.Relative 5.Estimate 8.								
	3.Tenant 6.Other 9.								

Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0				%	%	1,000
24 Frame Shed	0				%	%	1,000
23 Frame Garage	1950	1632	2 90	2	0	% 5	
24 Frame Shed	0				%	%	200
24 Frame Shed	0				%	%	200
24 Frame Shed	0				%	%	100
24 Frame Shed	0				%	%	300
24 Frame Shed	0				%	%	150
24 Frame Shed	0				%	%	100
					%	%	



- 1.One Story Fram
- 2.Two Story Fram
- 3.Three Story Fr
- 4.1 & 1/2 Story
- 5.1 & 3/4 Story
- 6.2 & 1/2 Story
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic

TARBOX, RENA E  
181 GARDNER CREEK ROAD  
WASHBURN ME 04786

B6213P264

Previous Owner  
PINETTE, ROGER J  
PO BOX 468

WASHBURN ME 04786  
Sale Date: 8/23/2021

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

\*Shed -20% for attached during reval.

\*\*Commercial junkyard.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	7,800	25,200	8,800	24,200		
1ST MORTGAGE <b>0</b>			2013	7,800	25,200	8,800	24,200		
2ND MORTGAGE <b>0</b>			2015	7,800	25,200	9,000	24,000		
Zone/Land Use <b>1 Residential</b>			2018	7,800	25,200	18,400	14,600		
Secondary Zone			2019	16,500	4,700	20,000	1,200		
Topography <b>1 Level</b>			2020	16,500	4,700	21,200	0		
1.Level 4.Below St 7.LevelBog			2021	16,500	4,700	0	21,200		
2.Rolling 5.Low 8.			2022	16,500	4,900	0	21,400		
3.Above St 6.Swampy 9.			2023	19,900	5,700	0	25,600		
Utilities			2024	19,900	5,700	0	25,600		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>			<b>Land Data</b>						
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6. 9.None			11.Regular Lot		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
TG PLAN YEAR <b>0</b>			12.Delta Triangle				%		1.Unimproved
Tif District # <b>0</b>			13.Nabla Triangle				%		2.Excess Frtg
<b>Sale Data</b>			14.Rear Land				%		3.Topography
Sale Date <b>8/23/2021</b>			15.Class I Road				%		4.Size/Shape
Price							%		5.Access
Sale Type <b>2 Land &amp; Buildings</b>							%		6.Restriction
1.Land 4.Mobile 7.C/I L&B			<b>Square Foot</b>	<b>Square Feet</b>					7.Open Space
2.L & B 5.Other 8.			16.Class II Road				%		8.View/Environ
3.Building 6.C/I Land 9.			17.Municipal Rese				%		9.Fract Share
Financing <b>1 Conventional</b>			18.Munic Sep Lago				%		<b>Acres</b>
1.Convent 4.Seller 7.			19.Gravel Pit				%		30.Utility R O W
2.FHA/VA 5.Private 8.			20.Industrial Bas				%		31.Tillable
3.Assumed 6.Cash 9.Unknown							%		32.Pasture
Validity <b>2 Related Parties</b>			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					33.Orchard
1.Valid 4.Split 7.Renovate			21.Developed Pave	22	2.00	100	%	0	34.Softwood F&O
2.Related 5.Partial 8.Other			22.Undev Paved (F	28	7.45	100	%	0	35.Mixed Wood F&O
3.Distress 6.Exempt 9.			23.Developed Grav				%		36.Hardwood F&O
Verified <b>5 Public Record</b>			<b>Acres</b>				%		37.Softwood TG
1.Buyer 4.Agent 7.Family			24.Undev Gravel (				%		38.Mixed Wood TG
2.Seller 5.Pub Rec 8.Other			25.Comm Base Pave				%		39.Hardwood TG
3.Lender 6.MLS 9.			26.Comm Base Grav				%		40.Wasteland
			27.Backlot				%		41.Open Space
			28.Rear Land				%		42.Mobile Home Si
			29.Pavement				%		43.Condo Site
			<b>Total Acreage</b>		<b>9.45</b>				44.Lot Improvemen
									45.Subdivision Lo
									46.Heavy Ind Sit

## Washburn

Map Lot 004-002A

Account 619

Location 143 GARDNER CREEK ROAD

Card 1

Of 1

9/04/2024

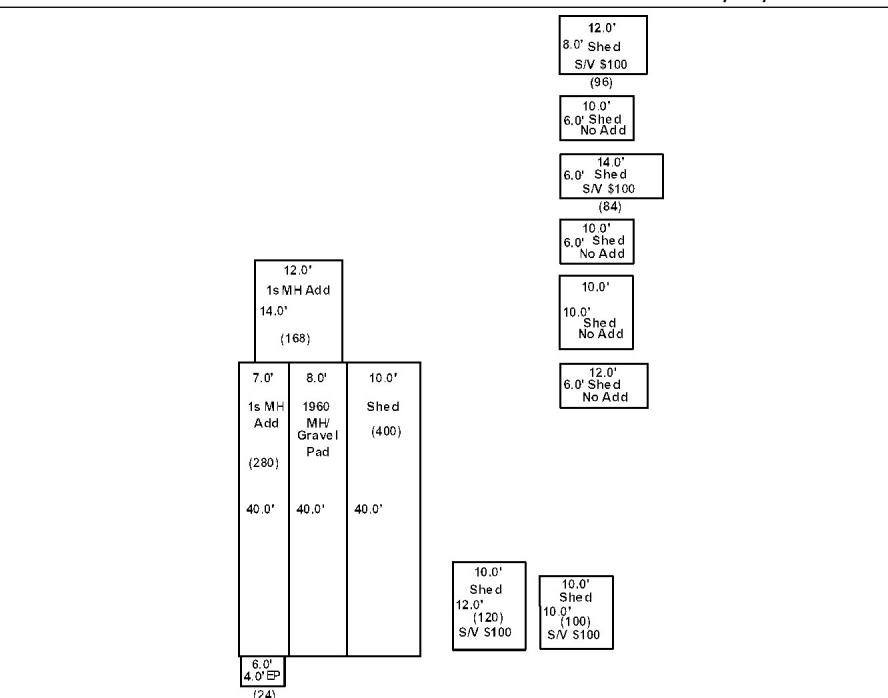
Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
18 1 S-MH add	1965	280	2 100	1	0 %	100 %	
18 1 S-MH add	1965	168	2 100	1	0 %	100 %	
995 8Mobile Home	1960	8x40	3 100	4	0 %	100 %	
24 Frame Shed	1950	400	1 100	1	0 %	80 %	
24 Frame Shed	0				%	%	100
24 Frame Shed	0				%	%	100
24 Frame Shed	0				%	%	100
24 Frame Shed	0				%	%	100
22 Encl Frame Porch	1965	0	2 100	2	0 %	100 %	
					%	%	



TARBOX, RENA  
181 GARDNER CREEK ROAD  
WASHBURN ME 04786

Previous Owner  
Tarbox, Nathenial  
Tarbox, Tanya  
181 Gardner Creek Rd  
Washburn ME 04786  
Sale Date: 3/28/2013

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Washburn

Property Data			Assessment Record																																																																																																																																																																																																																																											
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																																							
Tree Growth Year <b>0</b>			2012	0	14,400	8,800	5,600																																																																																																																																																																																																																																							
1ST MORTGAGE <b>0</b>			2013	0	14,400	8,800	5,600																																																																																																																																																																																																																																							
2ND MORTGAGE <b>0</b>			2015	0	14,400	9,000	5,400																																																																																																																																																																																																																																							
Zone/Land Use <b>1 Residential</b>			2018	0	14,400	14,400	0																																																																																																																																																																																																																																							
Secondary Zone			2019	0	6,700	6,700	0																																																																																																																																																																																																																																							
Topography <b>1 Level</b>			2020	0	6,700	6,700	0																																																																																																																																																																																																																																							
1.Level 4.Below St 7.LevelBog			2021	0	6,700	6,700	0																																																																																																																																																																																																																																							
2.Rolling 5.Low 8.			2022	0	6,900	6,900	0																																																																																																																																																																																																																																							
3.Above St 6.Swampy 9.			2023	0	8,000	8,000	0																																																																																																																																																																																																																																							
Utilities <b>4 Drilled Well 6 Septic System</b>			2024	0	8,000	8,000	0																																																																																																																																																																																																																																							
1.Public 4.Dr Well 7.Cesspool																																																																																																																																																																																																																																														
2.Water 5.Dug Well 8.																																																																																																																																																																																																																																														
3.Sewer 6.Septic 9.None																																																																																																																																																																																																																																														
Street <b>1 Paved</b>																																																																																																																																																																																																																																														
1.Paved 4.Proposed 7.																																																																																																																																																																																																																																														
2.Semi Imp 5.R/O/W 8.																																																																																																																																																																																																																																														
3.Gravel 6. 9.None																																																																																																																																																																																																																																														
TG PLAN YEAR <b>0</b>																																																																																																																																																																																																																																														
Tif District # <b>0</b>																																																																																																																																																																																																																																														
Sale Data			<table border="1"> <thead> <tr> <th colspan="2">Front Foot</th> <th>Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th></th> <th></th> <th></th> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr><td>11.Regular Lot</td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>1.Unimproved</td></tr> <tr><td>12.Delta Triangle</td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>2.Excess Frtg</td></tr> <tr><td>13.Nabla Triangle</td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>3.Topography</td></tr> <tr><td>14.Rear Land</td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>4.Size/Shape</td></tr> <tr><td>15.Class I Road</td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>5.Access</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>6.Restriction</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>7.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>8.View/Environ</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>9.Fract Share</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td><b>Acres</b></td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>30.Utility R O W</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>31.Tillable</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>32.Pasture</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>33.Orchard</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>34.Softwood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>35.Mixed Wood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>36.Hardwood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>37.Softwood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>38.Mixed Wood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>39.Hardwood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>40.Wasteland</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>41.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>42.Mobile Home Si</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>43.Condo Site</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>44.Lot Improvemen</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>45.Subdivision Lo</td></tr> <tr><td></td><td></td><td></td><td></td><td></td><td>%</td><td></td><td>46.Heavy Ind Sit</td></tr> </tbody> </table>					Front Foot		Type	Effective		Influence		Influence Codes				Frontage	Depth	Factor	Code	11.Regular Lot					%		1.Unimproved	12.Delta Triangle					%		2.Excess Frtg	13.Nabla Triangle					%		3.Topography	14.Rear Land					%		4.Size/Shape	15.Class I Road					%		5.Access						%		6.Restriction						%		7.Open Space						%		8.View/Environ						%		9.Fract Share						%		<b>Acres</b>						%		30.Utility R O W						%		31.Tillable						%		32.Pasture						%		33.Orchard						%		34.Softwood F&O						%		35.Mixed Wood F&O						%		36.Hardwood F&O						%		37.Softwood TG						%		38.Mixed Wood TG						%		39.Hardwood TG						%		40.Wasteland						%		41.Open Space						%		42.Mobile Home Si						%		43.Condo Site						%		44.Lot Improvemen						%		45.Subdivision Lo						%		46.Heavy Ind Sit
Front Foot		Type	Effective		Influence		Influence Codes																																																																																																																																																																																																																																							
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Validity <b>2 Related Parties</b>			<b>Square Foot</b>																																																																																																																																																																																																																																											
1.Valid 4.Split 7.Renovate			16.Class II Road																																																																																																																																																																																																																																											
2.Related 5.Partial 8.Other			17.Municipal Rese																																																																																																																																																																																																																																											
3.Distress 6.Exempt 9.			18.Munic Sep Lago																																																																																																																																																																																																																																											
Verified <b>1 Buyer</b>			19.Gravel Pit																																																																																																																																																																																																																																											
1.Buyer 4.Agent 7.Family			20.Industrial Bas																																																																																																																																																																																																																																											
2.Seller 5.Pub Rec 8.Other			<b>Fract. Acre</b>		<b>Acres/Sites</b>																																																																																																																																																																																																																																									
3.Lender 6.MLS 9.			21.Developed Pave																																																																																																																																																																																																																																											
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			28.Rear Land																																																																																																																																																																																																																																											
			29.Pavement																																																																																																																																																																																																																																											
			<b>Total Acreage</b>		0.00																																																																																																																																																																																																																																									


## Washburn

Map Lot 004-002A/ON

Account 886

Location 181 GARDNER CREEK ROAD

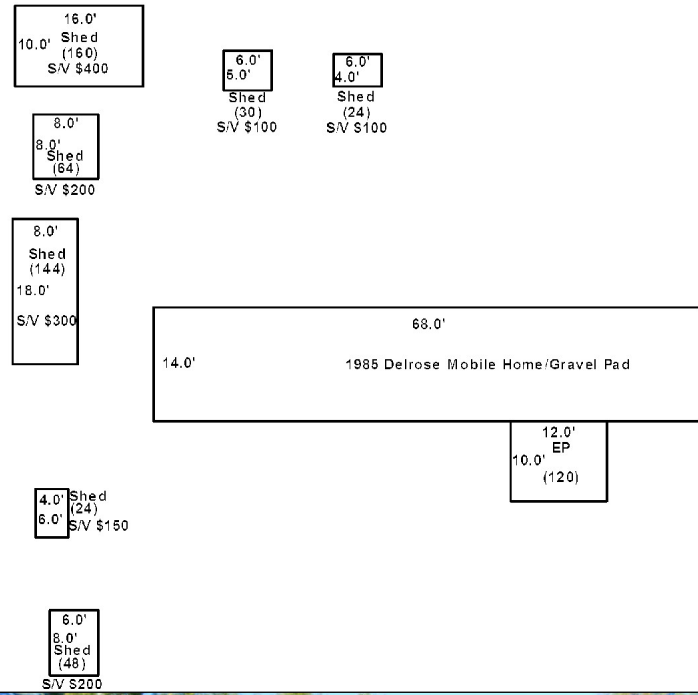
Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Pool 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
770 Derose M/H	1985	14x68	4	100	2	0 %	100 %
22 Encl Frame Porch	1955	120	2	100	3	0 %	100 %
24 Frame Shed	0					%	100
24 Frame Shed	0					%	100
24 Frame Shed	0					%	400
24 Frame Shed	0					%	200
24 Frame Shed	0					%	300
24 Frame Shed	0					%	150
24 Frame Shed	0					%	200
						%	



WHITE FARMS INC.  
311 CROSS ROAD  
WASHBURN ME 04786

B3761P101

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	10,800	0	0	10,800		
1ST MORTGAGE <b>0</b>			2013	14,000	0	0	14,000		
2ND MORTGAGE <b>0</b>			2015	14,000	0	0	14,000		
Zone/Land Use <b>2 Commercial</b>			2018	14,000	0	0	14,000		
Secondary Zone			2019	29,500	0	0	29,500		
Topography <b>1 Level</b>			2020	29,500	0	0	29,500		
1.Level 4.Below St 7.LevelBog			2021	29,500	0	0	29,500		
2.Rolling 5.Low 8.			2022	29,500	0	0	29,500		
3.Above St 6.Swampy 9.			2023	32,100	0	0	32,100		
Utilities			2024	32,100	0	0	32,100		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>1 Land Only</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity <b>1 Arms Length Sale</b>								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road					30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese					31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago					32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit					33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas					34.Softwood F&O	
3.Lender 6.MLS 9.								35.Mixed Wood F&O	
			<b>Fract. Acre</b>	<b>Acres/Sites</b>				36.Hardwood F&O	
			21.Developed Pave	22	1.00	100	%	0	
			22.Undev Paved (F	31	17.00	100	%	0	
			23.Developed Grav	28	7.00	100	%	0	
			<b>Acres</b>						
			24.Undev Gravel (					%	
			25.Comm Base Pave					%	
			26.Comm Base Grav					%	
			27.Backlot					%	
			28.Rear Land					%	
			29.Pavement					%	
			<b>Total Acreage</b>		25.00				
							44.Lot Improvemen		
							45.Subdivision Lo		
							46.Heavy Ind Sit		


**Washburn**

Map Lot 004-003

Account 1023

Location GARDNER CREEK ROAD

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.One Story Fram
					%	%		2.Two Story Fram
					%	%		3.Three Story Fr
					%	%		4.1 & 1/2 Story
					%	%		5.1 & 3/4 Story
					%	%		6.2 & 1/2 Story
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



DROST, KENNETH W  
1229 OAKLAND AVENUE  
WARNER ROBBINS GA 31088

B3759P142

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record							
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total			
Tree Growth Year <b>0</b>			2012	16,300	0	0	16,300			
1ST MORTGAGE <b>0</b>			2013	21,100	0	0	21,100			
2ND MORTGAGE <b>0</b>			2015	21,100	0	0	21,100			
Zone/Land Use <b>1 Residential</b>			2018	21,100	0	0	21,100			
Secondary Zone			2019	35,000	0	0	35,000			
Topography <b>1 Level</b>			2020	35,000	0	0	35,000			
1.Level 4.Below St 7.LevelBog			2021	35,000	0	0	35,000			
2.Rolling 5.Low 8.			2022	35,000	0	0	35,000			
3.Above St 6.Swampy 9.			2023	37,000	0	0	37,000			
Utilities			2024	37,000	0	0	37,000			
1.Public 4.Dr Well 7.Cesspool										
2.Water 5.Dug Well 8.										
3.Sewer 6.Septic 9.None										
Street <b>1 Paved</b>										
1.Paved 4.Proposed 7.										
2.Semi Imp 5.R/O/W 8.										
3.Gravel 6. 9.None										
TG PLAN YEAR <b>0</b>										
Tif District # <b>0</b>										
Sale Data			<b>Land Data</b>							
Sale Date <b>1/27/2003</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
Price					Frontage	Depth	Factor	Code		
Sale Type <b>1 Land Only</b>				11.Regular Lot			%			1.Unimproved
1.Land 4.Mobile 7.C/I L&B				12.Delta Triangle			%			2.Excess Frtg
2.L & B 5.Other 8.				13.Nabla Triangle			%			3.Topography
3.Building 6.C/I Land 9.			14.Rear Land			%		4.Size/Shape		
Financing			15.Class I Road			%		5.Access		
1.Convent 4.Seller 7.			<b>Square Foot</b>	<b>Square Feet</b>				6.Restriction		
2.FHA/VA 5.Private 8.				16.Class II Road			%	7.Open Space		
3.Assumed 6.Cash 9.Unknown				17.Municipal Rese			%	8.View/Environ		
Validity <b>2 Related Parties</b>				18.Munic Sep Lago			%	9.Fract Share		
1.Valid 4.Split 7.Renovate				19.Gravel Pit			%	30.Utility R O W		
2.Related 5.Partial 8.Other			20.Industrial Bas			%	31.Tillable			
3.Distress 6.Exempt 9.			<b>Fract. Acre</b>	<b>Acres/Sites</b>				32.Pasture		
Verified <b>5 Public Record</b>				21.Developed Pave	22	1.00	100 %	0	33.Orchard	
1.Buyer 4.Agent 7.Family				22.Undev Paved (F	31	26.00	100 %	0	34.Softwood F&O	
2.Seller 5.Pub Rec 8.Other				23.Developed Grav			%		35.Mixed Wood F&O	
3.Lender 6.MLS 9.				24.Undev Gravel (			%		36.Hardwood F&O	
			25.Comm Base Pave			%		37.Softwood TG		
			26.Comm Base Grav			%		38.Mixed Wood TG		
			27.Backlot			%		39.Hardwood TG		
			28.Rear Land			%		40.Wasteland		
			29.Pavement			%		41.Open Space		
			<b>Total Acreage</b>		27.00			42.Mobile Home Si		
								43.Condo Site		
								44.Lot Improvemen		
								45.Subdivision Lo		
								46.Heavy Ind Sit		

**Washburn**

Map Lot 004-003A

Account 398

Location 111 GARDNER CREEK ROAD

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.One Story Fram
					%	%		2.Two Story Fram
					%	%		3.Three Story Fr
					%	%		4.1 & 1/2 Story
					%	%		5.1 & 3/4 Story
					%	%		6.2 & 1/2 Story
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

CHANDLER FAMILY LLC  
1634 STATE ROAD  
MAPLETON ME 04757

B3741P20

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	30,700	0	0	30,700		
1ST MORTGAGE <b>0</b>			2013	39,800	0	0	39,800		
2ND MORTGAGE <b>0</b>			2015	39,800	0	0	39,800		
Zone/Land Use <b>1 Residential</b>			2018	39,800	0	0	39,800		
Secondary Zone			2019	84,000	400	0	84,400		
			2020	84,000	400	0	84,400		
Topography <b>1 Level</b>			2021	84,000	400	0	84,400		
1.Level          4.Below St      7.LevelBog 2.Rolling        5.Low             8. 3.Above St      6.Swampy        9.			2022	84,000	400	0	84,400		
			2023	86,600	400	0	87,000		
			2024	86,600	400	0	87,000		
Utilities <b>9 None</b>									
1.Public         4.Dr Well        7.Cesspool 2.Water         5.Dug Well      8. 3.Sewer         6.Septic         9.None									
Street <b>1 Paved</b>									
1.Paved          4.Proposed      7. 2.Semi Imp      5.R/O/W         8. 3.Gravel         6.                 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data									
Sale Date <b>12/03/2002</b>									
Price									
Sale Type <b>1 Land Only</b>									
1.Land            4.Mobile         7.C/I L&B 2.L & B          5.Other           8. 3.Building      6.C/I Land      9.									
Financing									
1.Convent       4.Seller         7. 2.FHA/VA       5.Private        8. 3.Assumed      6.Cash            9.Unknown									
Validity <b>1 Arms Length Sale</b>									
1.Valid           4.Split            7.Renovate 2.Related       5.Partial         8.Other 3.Distress      6.Exempt        9.									
Verified <b>5 Public Record</b>									
1.Buyer          4.Agent          7.Family 2.Seller         5.Pub Rec        8.Other 3.Lender         6.MLS            9.									
			Land Data						
			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
			11.Regular Lot				%		1.Unimproved
			12.Delta Triangle				%		2.Excess Frtg
			13.Nabla Triangle				%		3.Topography
			14.Rear Land				%		4.Size/Shape
			15.Class I Road				%		5.Access
							%		6.Restriction
							%		7.Open Space
							%		8.View/Environ
							%		9.Fract Share
			Square Foot	Square Feet					
			16.Class II Road				%		30.Utility R O W
			17.Municipal Rese				%		31.Tillable
			18.Munic Sep Lago				%		32.Pasture
			19.Gravel Pit				%		33.Orchard
			20.Industrial Bas				%		34.Softwood F&O
							%		35.Mixed Wood F&O
							%		36.Hardwood F&O
							%		37.Softwood TG
							%		38.Mixed Wood TG
							%		39.Hardwood TG
							%		40.Wasteland
							%		41.Open Space
							%		42.Mobile Home Si
							%		43.Condo Site
							%		44.Lot Improvemen
							%		45.Subdivision Lo
							%		46.Heavy Ind Sit
							%		
					<b>Total Acreage</b>	80.00			

**Washburn**

Map Lot 004-004

Account 112

Location GARDNER CREEK ROAD

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimate</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 9/01/2018

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0				%	%	400
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

20.0'

Shed

14.0'

(280)

S/V 400



- 1.One Story Fram
- 2.Two Story Fram
- 3.Three Story Fr
- 4.1 & 1/2 Story
- 5.1 & 3/4 Story
- 6.2 & 1/2 Story
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic



## Washburn

Map Lot 004-004A

Account 189

Location 101 GARDNER CREEK ROAD

Card 1 Of 1 9/04/2024

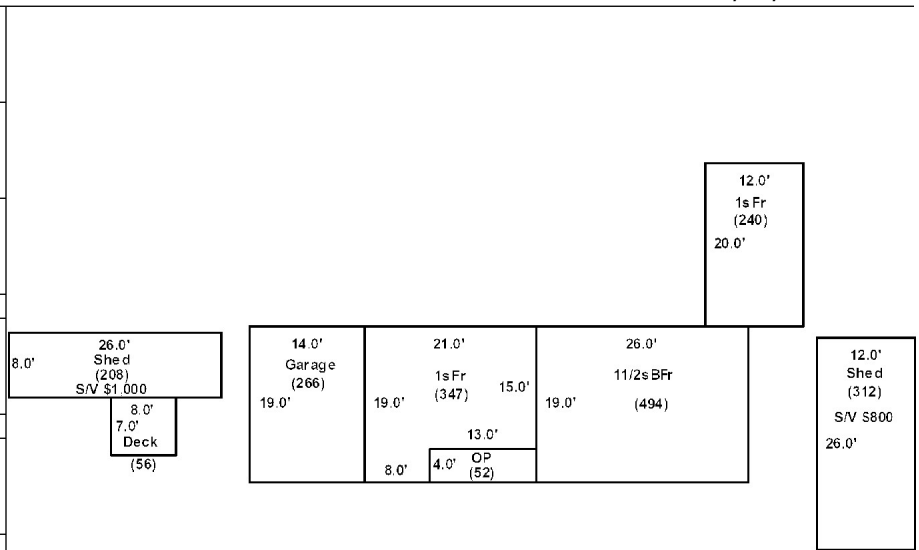
Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 3 Heat Pump</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>494</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>1 Owner</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 8/31/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	1960	347	0 0	0	0 %	0 %	
21 Open Frame	1960	52	0 0	0	0 %	0 %	
23 Frame Garage	1960	266	3 95	3	0 %	80 %	
24 Frame Shed	0				%	%	1,000
68 Wood Deck	2000	56	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	800
1 One Story Frame	2000	240	2 110	4	0 %	100 %	
					%	%	
					%	%	
					%	%	



ROBICHAUD, LARRY A  
PO BOX 383  
PRESQUE ISLE ME 04769

B2429P199 B4566P48

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
\*Garage -5% for 1/4 attached, -15% for size obsol. during reval. -20% off dwelling due to basement wall falling in and the roof bowing.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	6,200	50,300	14,080	42,420		
1ST MORTGAGE <b>0</b>			2013	8,100	50,300	14,080	44,320		
2ND MORTGAGE <b>0</b>			2015	8,100	50,300	14,400	44,000		
Zone/Land Use <b>1 Residential</b>			2018	8,100	50,300	23,920	34,480		
Secondary Zone			2019	16,900	79,300	26,000	70,200		
Topography <b>3 Above Street</b>			2020	16,900	79,300	31,000	65,200		
1.Level 4.Below St 7.LevelBog			2021	16,900	79,300	31,000	65,200		
2.Rolling 5.Low 8.			2022	16,900	83,100	31,000	69,000		
3.Above St 6.Swampy 9.			2023	22,400	98,700	31,000	90,100		
Utilities <b>4 Drilled Well 6 Septic System</b>			2024	22,400	98,700	31,000	90,100		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>2/11/1992</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing <b>1 Conventional</b>			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity <b>2 Related Parties</b>								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road					30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese					31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago					32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit					33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas					34.Softwood F&O	
3.Lender 6.MLS 9.			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				35.Mixed Wood F&O	
			21.Developed Pave	21	1.00	100	%	0	
			22.Undev Paved (F	28	0.75	100	%	0	
			23.Developed Grav						
			<b>Acres</b>						
			24.Undev Gravel (						
			25.Comm Base Pave						
			26.Comm Base Grav						
			27.Backlot						
			28.Rear Land						
			29.Pavement						
			<b>Total Acreage</b>		1.75				
								44.Lot Improvemen	
								45.Subdivision Lo	
								46.Heavy Ind Sit	

# Washburn

Map Lot 004-005


Account 647

Location 83 GARDNER CREEK ROAD

Card 1

Of 1

9/04/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 1 Hot Water BB</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>616</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>10</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1904</b>	# Half Baths <b>1</b>	Funct. % Good <b>80%</b>
Year Remodeled <b>1960</b>	# Addn Fixtures <b>0</b>	Functional Code <b>4 Delapidation</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software <i>A Division of Harris Computer Systems</i></p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>2 Damp Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>1 Owner</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 6/18/2019

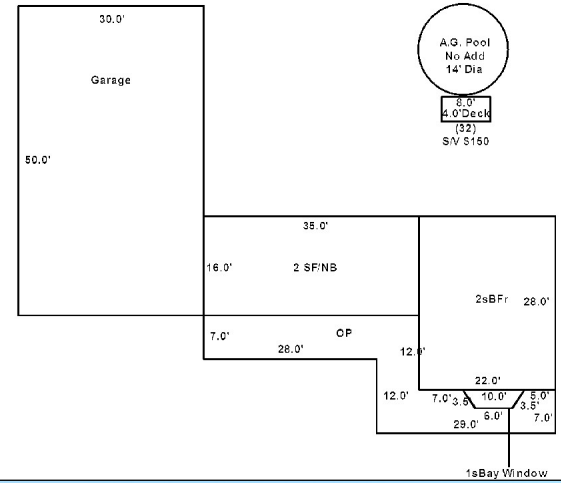
### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
25 Frame Bay	1960	24	0 0	0	0 %	0 %	
21 Open Frame	1960	459	2 110	3	0 %	0 %	
23 Frame Garage	1960	1500	0 0	0	0 %	80 %	
68 Wood Deck	0				%	%	150
24 Frame Shed	0				%	%	1,000
24 Frame Shed	0				%	%	250
2 Two Story Frame	1904	560	2 105	5	0 %	90 %	
					%	%	
					%	%	
					%	%	
					%	%	

14.0'  
6.0' Shed (84)  
S/V \$1,000  
Truck Box

10.0'  
Shed  
No Add  
20.0'  
(200)

10.0'  
8.0' Shed  
(60)  
S/V \$250





COREY, MIKE  
42 VICTORIA STREET  
WASHBURN ME 04786

B5467P318

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	5,600	0	0	5,600		
1ST MORTGAGE <b>0</b>			2013	7,300	0	0	7,300		
2ND MORTGAGE <b>0</b>			2015	7,300	0	0	7,300		
Zone/Land Use <b>1 Residential</b>			2018	7,300	0	0	7,300		
Secondary Zone			2019	12,300	0	0	12,300		
Topography <b>1 Level</b>			2020	12,300	0	0	12,300		
1.Level 4.Below St 7.LevelBog			2021	12,300	0	0	12,300		
2.Rolling 5.Low 8.			2022	12,300	0	0	12,300		
3.Above St 6.Swampy 9.			2023	14,800	0	0	14,800		
Utilities			2024	14,800	0	0	14,800		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>7/01/1999</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price <b>4,950</b>					Frontage	Depth	Factor	Code	
Sale Type <b>1 Land Only</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity <b>1 Arms Length Sale</b>								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road					30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese					31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago					32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit					33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas					34.Softwood F&O	
3.Lender 6.MLS 9.								35.Mixed Wood F&O	
			<b>Fract. Acre</b>	<b>Acres/Sites</b>				36.Hardwood F&O	
			21.Developed Pave	22	1.00	100	%	0	
			22.Undev Paved (F	28	6.50	100	%	0	
			23.Developed Grav						
			<b>Acres</b>						
			24.Undev Gravel (						
			25.Comm Base Pave						
			26.Comm Base Grav						
			27.Backlot						
			28.Rear Land						
			29.Pavement						
			<b>Total Acreage</b>		<b>7.50</b>				
								44.Lot Improvemen	
								45.Subdivision Lo	
								46.Heavy Ind Sit	


**Washburn**

Map Lot 004-008/9

Account 284

Location VICTORIA STREET

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.One Story Fram
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	4.1 & 1/2 Story
					%	%	5.1 & 3/4 Story
					%	%	6.2 & 1/2 Story
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.Frame Bay Wind
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic

Roman Catholic Bishop of Portland ME  
c/o St. Catherine's Church  
Caribou ME 04736

B1837P247

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	6,100	0	6,100	0		
1ST MORTGAGE <b>0</b>			2013	8,000	0	8,000	0		
2ND MORTGAGE <b>0</b>			2015	8,000	0	8,000	0		
Zone/Land Use <b>1 Residential</b>			2018	8,000	0	8,000	0		
Secondary Zone			2019	12,300	0	12,300	0		
Topography <b>1 Level</b>			2020	12,300	0	12,300	0		
1.Level 4.Below St 7.LevelBog			2021	12,300	0	12,300	0		
2.Rolling 5.Low 8.			2022	12,300	0	12,300	0		
3.Above St 6.Swampy 9.			2023	14,800	0	14,800	0		
Utilities			2024	14,800	0	14,800	0		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>1 Land Only</b>			11.Regular Lot						1.Unimproved
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle						2.Excess Frtg
2.L & B 5.Other 8.			13.Nabla Triangle						3.Topography
3.Building 6.C/I Land 9.			14.Rear Land						4.Size/Shape
Financing			15.Class I Road						5.Access
1.Convent 4.Seller 7.									6.Restriction
2.FHA/VA 5.Private 8.									7.Open Space
3.Assumed 6.Cash 9.Unknown									8.View/Environ
Validity									9.Fract Share
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>					<b>Acres</b>
2.Related 5.Partial 8.Other			16.Class II Road						30.Utility R O W
3.Distress 6.Exempt 9.			17.Municipal Rese						31.Tillable
Verified			18.Munic Sep Lago						32.Pasture
1.Buyer 4.Agent 7.Family			19.Gravel Pit						33.Orchard
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas						34.Softwood F&O
3.Lender 6.MLS 9.			<b>Fract. Acre</b>	<b>Acreage/Sites</b>					35.Mixed Wood F&O
			21.Developed Pave	22	1.00	100	%	0	36.Hardwood F&O
			22.Undev Paved (F	28	6.50	100	%	0	37.Softwood TG
			23.Developed Grav						38.Mixed Wood TG
			<b>Acres</b>						39.Hardwood TG
			24.Undev Gravel (						40.Wasteland
			25.Comm Base Pave						41.Open Space
			26.Comm Base Grav						42.Mobile Home Si
			27.Backlot						43.Condo Site
			28.Rear Land						44.Lot Improvemen
			29.Pavement						45.Subdivision Lo
				<b>Total Acreage</b>		7.50			46.Heavy Ind Sit

**Washburn**

Map Lot 004-010

Account 652

Location 24 McManus Street

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.One Story Fram
					%	%		2.Two Story Fram
					%	%		3.Three Story Fr
					%	%		4.1 & 1/2 Story
					%	%		5.1 & 3/4 Story
					%	%		6.2 & 1/2 Story
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

BRAGG, MARK A  
BRAGG, DIANA L  
PO BOX 108  
WASHBURN ME 04786

B2720P122 B3895P75 B5598P226

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

\*Garage -10% for 1/2 attached, -15% for size obsol. during reval.

Washburn

Property Data			Assessment Record						
Neighborhood	1 Neighborhood One		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	10,400	74,200	8,800	75,800		
1ST MORTGAGE	0		2013	13,500	74,200	8,800	78,900		
2ND MORTGAGE	0		2015	13,500	74,200	9,000	78,700		
Zone/Land Use	1 Residential		2018	13,500	74,200	18,400	69,300		
Secondary Zone			2019	18,400	84,600	20,000	83,000		
Topography	1 Level		2020	18,400	84,600	25,000	78,000		
1.Level	4.Below St	7.LevelBog	2021	18,400	84,600	25,000	78,000		
2.Rolling	5.Low	8.	2022	18,400	88,700	25,000	82,100		
3.Above St	6.Swampy	9.	2023	23,900	105,300	25,000	104,200		
Utilities	2 Public Water	3 Public Sewer	2024	23,900	105,300	25,000	104,200		
1.Public	4.Dr Well	7.Cesspool							
2.Water	5.Dug Well	8.							
3.Sewer	6.Septic	9.None							
Street	1 Paved								
1.Paved	4.Proposed	7.							
2.Semi Imp	5.R/O/W	8.							
3.Gravel	6.	9.None							
TG PLAN YEAR	0		<b>Land Data</b>						
Tif District #	0		<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		
<b>Sale Data</b>			11.Regular Lot		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
			12.Delta Triangle						
Sale Date	9/01/1994		13.Nabla Triangle						
Price	49,000		14.Rear Land						
Sale Type	2 Land & Buildings		15.Class I Road						
1.Land	4.Mobile	7.C/I L&B	<b>Square Foot</b>		<b>Square Feet</b>		<b>Influence Codes</b>		
2.L & B	5.Other	8.	29		1,000	75	%	0	
3.Building	6.C/I Land	9.							
Financing	1 Conventional		16.Class II Road						
1.Convent	4.Seller	7.	17.Municipal Rese						
2.FHA/VA	5.Private	8.	18.Munic Sep Lago						
3.Assumed	6.Cash	9.Unknown	19.Gravel Pit						
Validity	1 Arms Length Sale		20.Industrial Bas						
1.Valid	4.Split	7.Renovate	<b>Fract. Acre</b>		<b>Acres/Sites</b>		<b>Acres</b>		
2.Related	5.Partial	8.Other	21.Developed Pave	21	1.00	100	%	0	
3.Distress	6.Exempt	9.	22.Undev Paved (F	28	0.12	100	%	0	
Verified	5 Public Record		23.Developed Grav						
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other	24.Undev Gravel (						
3.Lender	6.MLS	9.	25.Comm Base Pave						
			26.Comm Base Grav						
			27.Backlot						
			28.Rear Land						
			29.Pavement						
			<b>Total Acreage</b>				1.12		

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Open Space
- 8.View/Environ
- 9.Fract Share
- Acres**
- 30.Utility R O W
- 31.Tillable
- 32.Pasture
- 33.Orchard
- 34.Softwood F&O
- 35.Mixed Wood F&O
- 36.Hardwood F&O
- 37.Softwood TG
- 38.Mixed Wood TG
- 39.Hardwood TG
- 40.Wasteland
- 41.Open Space
- 42.Mobile Home Si
- 43.Condo Site
- 44.Lot Improvemen
- 45.Subdivision Lo
- 46.Heavy Ind Sit

### Washburn

Map Lot 004-011


Account 39

Location 44 CHURCH STREET

Card 1

Of 1

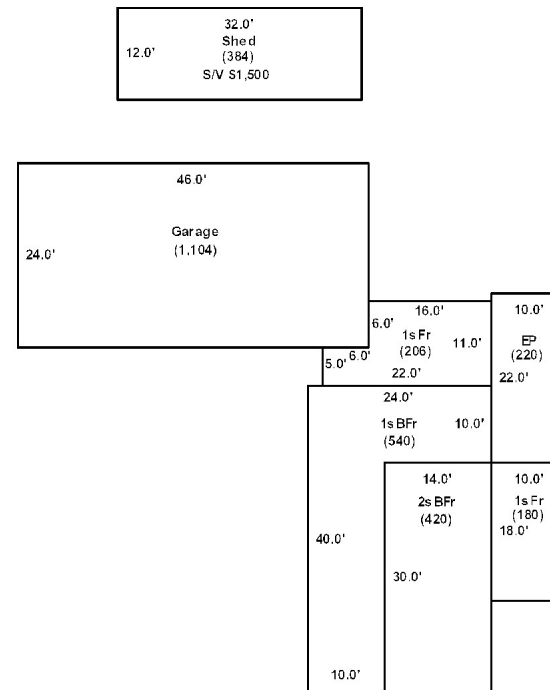
9/04/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>	
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.	
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.	
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 1 Hot Water BB</b>	3.Poor 6. 9.	
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>	
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.	
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.	
Stories <b>1 One Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None	
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>	
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.	
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.	
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None	
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>	
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>	
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.	
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade	
Roof Surface <b>1 Asphalt Shingles</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same	
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>420</b>	
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>6 Good</b>	
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G	
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc	
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same	
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>	
Year Built <b>1956</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>	
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>	
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power	
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm	
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None	
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>	
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>	
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.	
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.	
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.	
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>	
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.	
1.Dry 4. 7.		2.Refusal 5.Estimate 8.	
2.Damp 5. 8.	3.Informed 6.Reviewed 9.		
3.Wet 6. 9.	Information Code <b>1 Owner</b>		
		1.Owner 4.Agent 7.	
		2.Relative 5.Estimate 8.	
		3.Tenant 6.Other 9.	

Date Inspected 9/01/2018

#### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	1980	180	0 0	0	0 %	0 %	
20 1 Story/Bsmt	0	540	0 0	0	0 %	0 %	
22 Encl Frame Porch	1980	220	0 0	0	0 %	0 %	
1 One Story Frame	1980	206	0 0	0	0 %	0 %	
23 Frame Garage	1980	1104	3 100	4	0 %	75 %	
24 Frame Shed	0				%	%	1,500
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Map Lot 004-012

Account 174

Location 48 CHURCH STREET

Card 1 Of 1 9/04/2024

BRAGG, LARRY W  
BRAGG, LINDA A  
PO BOX 503  
WASHBURN ME 04786

B972P218

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Garage -5% for 1/4 attached, -15% for size obsol. during reval.

Washburn

**Property Data**

Neighborhood	<b>1 Neighborhood One</b>	
Tree Growth Year	<b>0</b>	
1ST MORTGAGE	<b>0</b>	
2ND MORTGAGE	<b>0</b>	

Zone/Land Use	<b>1 Residential</b>	
Secondary Zone		
Topography	<b>1 Level</b>	

1.Level	4.Below St	7.LevelBog
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.

Utilities	<b>2 Public Water</b>	<b>3 Public Sewer</b>
1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.
3.Sewer	6.Septic	9.None

Street	<b>1 Paved</b>	
1.Paved	4.Proposed	7.
2.Semi Imp	5.R/O/W	8.
3.Gravel	6.	9.None

TG PLAN YEAR	<b>0</b>	
Tif District #	<b>0</b>	

**Sale Data**

Sale Date	<b>4/29/1966</b>	
Price		

Sale Type	<b>2 Land &amp; Buildings</b>	
1.Land	4.Mobile	7.C/I L&B
2.L & B	5.Other	8.
3.Building	6.C/I Land	9.

Financing	1.Convent	4.Seller	7.
	2.FHA/VA	5.Private	8.
	3.Assumed	6.Cash	9.Unknown

Validity	<b>1 Arms Length Sale</b>	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified	<b>5 Public Record</b>	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

**Assessment Record**

Year	Land	Buildings	Exempt	Total
2012	4,300	89,600	8,800	85,100
2013	5,600	89,600	8,800	86,400
2015	5,600	89,600	9,000	86,200
2018	5,600	89,600	18,400	76,800
2019	12,900	94,000	20,000	86,900
2020	12,900	92,800	25,000	80,700
2021	12,900	94,000	25,000	81,900
2022	12,900	98,600	25,000	86,500
2023	16,000	117,100	25,000	108,100
2024	16,000	117,100	25,000	108,100

**Land Data**

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Regular Lot				%		1.Unimproved
12.Delta Triangle				%		2.Excess Frtg
13.Nabla Triangle				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Class I Road				%		5.Access
				%		6.Restriction
				%		7.Open Space
				%		8.View/Environ
				%		9.Fract Share
				%		<b>Acres</b>
				%		30.Utility R O W
				%		31.Tillable
				%		32.Pasture
				%		33.Orchard
				%		34.Software F&O
				%		35.Mixed Wood F&O
				%		36.Hardwood F&O
				%		37.Software TG
				%		38.Mixed Wood TG
				%		39.Hardwood TG
				%		40.Wasteland
				%		41.Open Space
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Lot Improvemen
				%		45.Subdivision Lo
				%		46.Heavy Ind Sit
<b>Total Acreage</b>		<b>0.31</b>				

**Square Foot**

16.Class II Road	29	2,000	75	%	0
17.Municipal Rese				%	
18.Munic Sep Lago				%	
19.Gravel Pit				%	
20.Industrial Bas				%	

**Fract. Acre**

21.Developed Pave	21	0.31	100	%	0
22.Undev Paved (F				%	
23.Developed Grav				%	
<b>Acres</b>				%	
24.Undev Gravel (				%	
25.Comm Base Pave				%	
26.Comm Base Grav				%	
27.Backlot				%	
28.Rear Land				%	
29.Pavement				%	

## Washburn

Map Lot 004-012

Account 174

Location 48 CHURCH STREET

Card 1

Of 1

9/04/2024

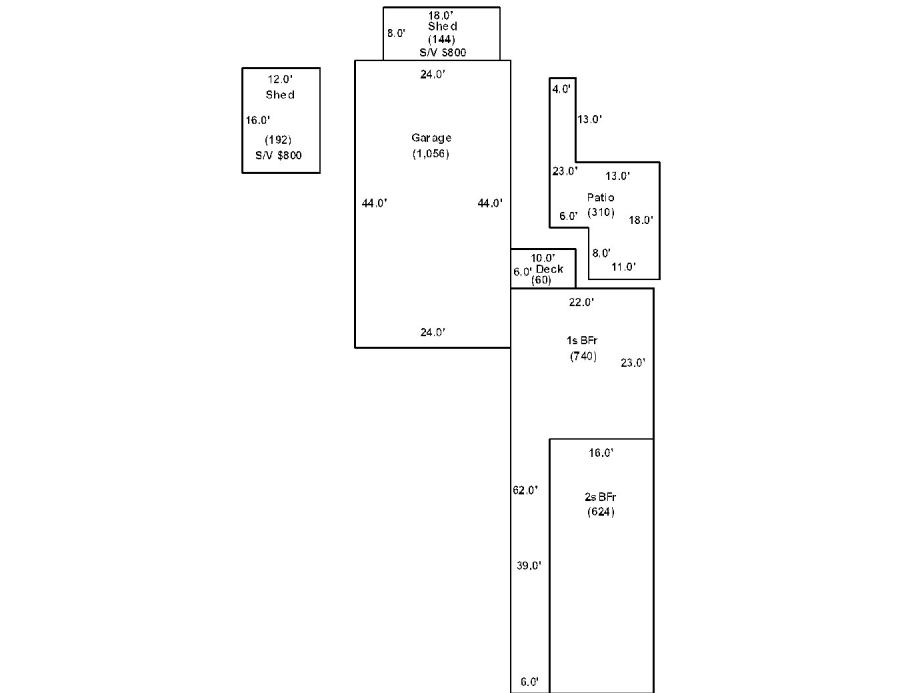
Building Style	<b>4 Cape Cod</b>	SF Bsmt Living	<b>0</b>	Layout	<b>1 Typical</b>			
1.Conv.	5.Garrison	9.Gambrel	Fin Bsmt Grade	<b>0 0</b>	1.Typical	4. 7.		
2.Ranch	6.Salt Box	10.Other	OPEN 5 OPTIONAL	<b>0</b>	2.Inadeq	5. 8.		
3.R Ranch	7.Contemp	11.Split	Heat Type	<b>100% 1 Hot Water BB</b>	3.Poor	6. 9.		
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat			
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.	Attic	<b>9 None</b>	
Other Units	<b>0</b>		3.H Pump	7.Electric	11.	1.1/4 Fin	4.Full Fin	7.
Stories	<b>2 Two Story</b>		4.Steam	8.Fi/Wall	12.	2.1/2 Fin	5.Fi/Stair	8.
1.1	4.1.5	7.	Cool Type	<b>0% 9 None</b>		3.3/4 Fin	6.	9.None
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	Insulation	<b>4 Minimal</b>	
3.3	6.2.5	9.	2.Evapor	5.	8.	1.Full	4.Minimal	7.
Exterior Walls	<b>2 Vinyl/Aluminum</b>		3.H Pump	6.	9.None	2.Heavy	5.Partial	8.
1.Wood	5.Stucco	9.T-111	Kitchen Style	<b>2 Typical</b>		3.Capped	6.	9.None
2.Vin/Al	6.Brick	10.Other	1.Modern	4.Obsolete	7.	Unfinished %	<b>0%</b>	
3.Compos.	7.Stone	11.	2.Typical	5.	8.	Grade & Factor	<b>2 Fair 110%</b>	
4.Asbestos	8.Concrete	12.	3.Old Type	6.	9.None	1.E Grade	4.B Grade	7.
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 Typical Bath(s)</b>		2.D Grade	5.A Grade	8.SC Grade
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	3.C Grade	6.AA Grade	9.Same
2.Slate	5.Wood	8.	2.Typical	5.	8.	SQFT (Footprint)	<b>624</b>	
3.Metal	6.Other	9.	3.Old Type	6.	9.None	Condition	<b>5 Above Average</b>	
SF Masonry Trim	<b>0</b>		# Rooms	<b>6</b>		1.Poor	4.Avg	7.V G
OPEN-3-CUSTOM	<b>0</b>		# Bedrooms	<b>3</b>		2.Fair	5.Avg+	8.Exc
OPEN-4-CUSTOM	<b>0</b>		# Full Baths	<b>1</b>		3.Avg-	6.Good	9.Same
Year Built	<b>1970</b>		# Half Baths	<b>1</b>		Phys. % Good	<b>0%</b>	
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>		Funcnt. % Good	<b>100%</b>	
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>		Functional Code	<b>9 None</b>	
1.Concrete	4.Wood	7.				1.Incomp	4.Delap	7.No Power
2.C Block	5.Slab	8.				2.O-Built	5.Bsmt	8.LongTerm
3.Br/Stone	6.Piers	9.				3.Damage	6.Common	9.None
Basement	<b>4 Full Basement</b>					Econ. % Good	<b>100%</b>	
1.1/4 Bmt	4.Full Bmt	7.				Economic Code	<b>None</b>	
2.1/2 Bmt	5.None	8.				0.None	3.No Power	7.
3.3/4 Bmt	6.	9.None				1.Location	4.Generate	8.
Bsmt Gar # Cars	<b>0</b>					2.Encroach	9.None	9.
Wet Basement	<b>3 Wet Basement</b>					Entrance Code	<b>3 Information Only</b>	
1.Dry	4.	7.				1.Interior	4.Vacant	7.
2.Damp	5.	8.				2.Refusal	5.Estimate	8.
3.Wet	6.	9.				3.Informed	6.Reviewed	9.
						Information Code	<b>1 Owner</b>	
						1.Owner	4.Agent	7.
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.



Date Inspected 9/01/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
20 1 Story/Bsmt	0	740	0 0	0	0 %	0 %	
68 Wood Deck	2010	60	0 0	0	0 %	0 %	
23 Frame Garage	1980	1056	0 0	0	0 %	80 %	
24 Frame Shed	0				%	%	800
24 Frame Shed	0				%	%	800
62 Patio	2010	310	3 90	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	







## Washburn

Map Lot 004-013


Account 186

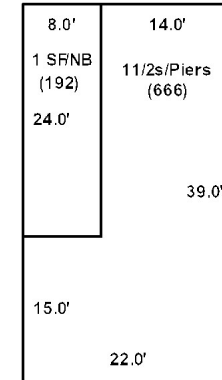
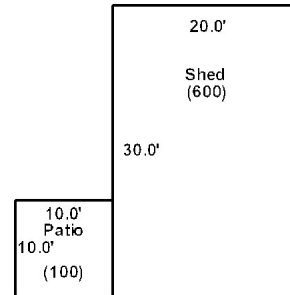
Location 54 CHURCH STREET

Card 1

Of 1

9/04/2024

Building Style	<b>4 Cape Cod</b>			SF Bsmt Living	<b>0</b>			Layout	<b>1 Typical</b>			
1.Conv.	5.Garrison	9.Gambrel		Fin Bsmt Grade	<b>0 0</b>			1.Typical	4.	7.		
2.Ranch	6.Salt Box	10.Other		OPEN 5 OPTIONAL	<b>0</b>			2.Inadeq	5.	8.		
3.R Ranch	7.Contemp	11.Split		Heat Type	<b>100% 8 Floor/Wall Unit</b>			3.Poor	6.	9.		
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat	Attic	<b>9 None</b>				
Dwelling Units	<b>1</b>			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.			
Other Units	<b>0</b>			3.H Pump	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.			
Stories	<b>4 One &amp; 1/2 Story</b>			4.Steam	8.FI/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1.5	7.		Cool Type	<b>0% 9 None</b>			Insulation	<b>1 Full</b>			
2.2	5.1.75	8.		1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2.5	9.		2.Evapor	5.	8.	2.Heavy	5.Partial	8.			
Exterior Walls	<b>2 Vinyl/Aluminum</b>			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.Wood	5.Stucco	9.T-111		Kitchen Style	<b>2 Typical</b>			Unfinished %	<b>0%</b>			
2.Vin/Al	6.Brick	10.Other		1.Modern	4.Obsolete	7.	Grade & Factor	<b>2 Fair 110%</b>				
3.Compos.	7.Stone	11.		2.Typical	5.	8.	1.E Grade	4.B Grade	7.			
4.Asbestos	8.Concrete	12.		3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.SC Grade			
Roof Surface	<b>1 Asphalt Shingles</b>			Bath(s) Style	<b>2 Typical Bath(s)</b>			3.C Grade	6.AA Grade	9.Same		
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.	SQFT (Footprint)	<b>666</b>				
2.Slate	5.Wood	8.		2.Typical	5.	8.	Condition	<b>6 Good</b>				
3.Metal	6.Other	9.		3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim	<b>0</b>			# Rooms	<b>5</b>			2.Fair	5.Avg+	8.Exc		
OPEN-3-CUSTOM	<b>0</b>			# Bedrooms	<b>2</b>			3.Avg-	6.Good	9.Same		
OPEN-4-CUSTOM	<b>0</b>			# Full Baths	<b>2</b>			Phys. % Good	<b>0%</b>			
Year Built	<b>1900</b>			# Half Baths	<b>0</b>			Funct. % Good	<b>100%</b>			
Year Remodeled	<b>2010</b>			# Addn Fixtures	<b>0</b>			Functional Code	<b>9 None</b>			
Foundation	<b>6 Piers</b>			# Fireplaces	<b>0</b>			1.Incomp	4.Delap	7.No Power		
1.Concrete	4.Wood	7.		 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built	5.Bsmt	8.LongTerm	3.Damage	6.Common	9.None		
2.C Block	5.Slab	8.			Econ. % Good	<b>100%</b>			Economic Code	<b>None</b>		
3.Br/Stone	6.Piers	9.			0.None	3.No Power	7.	1.Location	4.Generate	8.		
Basement	<b>9 No Basement</b>				Entrance Code	<b>3 Information Only</b>			2.Encroach	9.None	9.	
1.1/4 Bmt	4.Full Bmt	7.			1.Interior	4.Vacant	7.	Information Code	<b>1 Owner</b>			
2.1/2 Bmt	5.None	8.			2.Refusal	5.Estimate	8.	1.Owner	4.Agent	7.		
3.3/4 Bmt	6.	9.None			3.Informed	6.Reviewed	9.	2.Relative	5.Estimate	8.		
Bsmt Gar # Cars	<b>0</b>				Information Code	<b>1 Owner</b>			3.Tenant	6.Other	9.	
Wet Basement	<b>9 No Basement</b>				1.Owner	4.Agent	7.	2.Relative	5.Estimate	8.		
1.Dry	4.	7.			3.Tenant	6.Other	9.					
2.Damp	5.	8.										
3.Wet	6.	9.										



Date Inspected 9/01/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	1900	192	9 100	9	0 %	100 %	
24 Frame Shed	1950	600	0 0	0	0 %	0 %	
62 Patio	1970	100	3 95	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



- 1.One Story Fram
- 2.Two Story Fram
- 3.Three Story Fr
- 4.1 & 1/2 Story
- 5.1 & 3/4 Story
- 6.2 & 1/2 Story
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic

Washburn Water & Sewer District  
 22 HILT STREET  
 WASHBURN ME 04786

Property Data			Assessment Record				
			Year	Land	Buildings	Exempt	Total
Neighborhood <b>1 Neighborhood One</b>			2012	6,900	519,000	525,900	0
Tree Growth Year <b>0</b>			2013	9,000	519,000	528,000	0
1ST MORTGAGE <b>0</b>			2015	9,000	519,000	528,000	0
2ND MORTGAGE <b>0</b>			2018	9,000	519,000	528,000	0
Zone/Land Use <b>1 Residential</b>			2019	4,800	76,200	81,000	0
Secondary Zone			2020	4,800	75,400	80,200	0
Topography <b>4 Below Street</b>			2021	4,800	76,200	81,000	0
1.Level 4.Below St 7.LevelBog			2022	4,800	80,000	84,800	0
2.Rolling 5.Low 8.			2023	4,800	95,200	100,000	0
3.Above St 6.Swampy 9.			2024	4,800	95,200	100,000	0
Utilities <b>2 Public Water 3 Public Sewer</b>							
1.Public 4.Dr Well 7.Cesspool							
2.Water 5.Dug Well 8.							
3.Sewer 6.Septic 9.None							
Street <b>3 Gravel</b>							
1.Paved 4.Proposed 7.							
2.Semi Imp 5.R/O/W 8.							
3.Gravel 6. 9.None							
TG PLAN YEAR <b>0</b>							
Tif District # <b>0</b>							
Sale Data							
Sale Date <b>7/13/2009</b>							
Price							
Sale Type							
1.Land 4.Mobile 7.C/I L&B							
2.L & B 5.Other 8.							
3.Building 6.C/I Land 9.							
Financing							
1.Convent 4.Seller 7.							
2.FHA/VA 5.Private 8.							
3.Assumed 6.Cash 9.Unknown							
Validity							
1.Valid 4.Split 7.Renovate							
2.Related 5.Partial 8.Other							
3.Distress 6.Exempt 9.							
Verified							
1.Buyer 4.Agent 7.Family							
2.Seller 5.Pub Rec 8.Other							
3.Lender 6.MLS 9.							
Land Data							
Front Foot		Type	Effective		Influence		Influence Codes
			Frontage	Depth	Factor	Code	
11.Regular Lot					%		1.Unimproved
12.Delta Triangle					%		2.Excess Frtg
13.Nabla Triangle					%		3.Topography
14.Rear Land					%		4.Size/Shape
15.Class I Road					%		5.Access
					%		6.Restriction
					%		7.Open Space
					%		8.View/Environ
Square Foot		Square Feet				Acres	
16.Class II Road		29	1,500	100	%	0	9.Fract Share
17.Municipal Rese					%		30.Utility R O W
18.Munic Sep Lago					%		31.Tillable
19.Gravel Pit					%		32.Pasture
20.Industrial Bas					%		33.Orchard
					%		34.Softwood F&O
Fract. Acre		Acreage/Sites					
21.Developed Pave		32	2.00	100	%	0	35.Mixed Wood F&O
22.Undev Paved (F		40	3.50	100	%	0	36.Hardwood F&O
23.Developed Grav					%		37.Softwood TG
					%		38.Mixed Wood TG
					%		39.Hardwood TG
					%		40.Wasteland
					%		41.Open Space
					%		42.Mobile Home Si
					%		43.Condo Site
					%		44.Lot Improvemen
					%		45.Subdivision Lo
					%		46.Heavy Ind Sit
			<b>Total Acreage</b>		<b>5.50</b>		

Inspection Witnessed By:

X \_\_\_\_\_ Date \_\_\_\_\_

No./Date	Description	Date Insp.

Notes:

\*1sFr -15% for size obsol. during reval.

## Washburn

Map Lot 004-014

Account 945

Location 22 Hilt Street

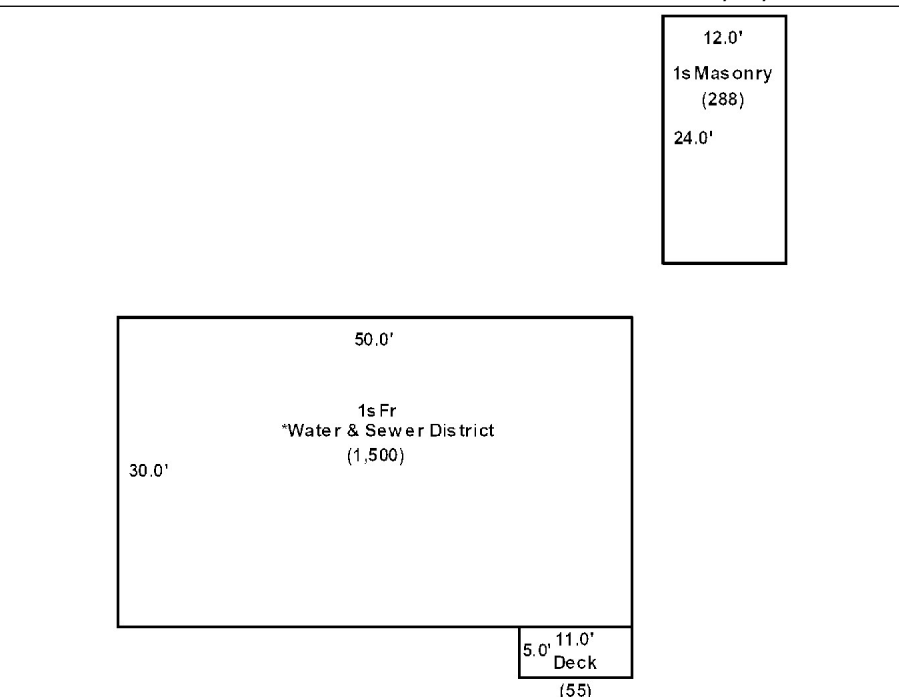
Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 9/01/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	2000	1500	3 100	4	0 %	85 %	
68 Wood Deck	2000	55	3 100	4	0 %	100 %	
1 One Story Frame	1980	288	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



BRAGG, LARRY W  
BRAGG, LINDA A  
PO BOX 503  
WASHBURN ME 04786

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	3,400	0	0	3,400		
1ST MORTGAGE <b>0</b>			2013	4,500	0	0	4,500		
2ND MORTGAGE <b>0</b>			2015	4,500	0	0	4,500		
Zone/Land Use <b>1 Residential</b>			2018	4,500	0	0	4,500		
Secondary Zone			2019	0	18,300	0	18,300		
Topography <b>1 Level</b>			2020	0	18,300	0	18,300		
1.Level 4.Below St 7.LevelBog			2021	0	18,300	0	18,300		
2.Rolling 5.Low 8.			2022	0	19,200	0	19,200		
3.Above St 6.Swampy 9.			2023	0	22,900	0	22,900		
Utilities			2024	0	22,900	0	22,900		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			Land Data						
Sale Date			Front Foot	Type	Effective		Influence		Influence Codes
Price					Frontage	Depth	Factor	Code	
Sale Type <b>1 Land Only</b>			11.Regular Lot				%		1.Unimproved
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle				%		2.Excess Frtg
2.L & B 5.Other 8.			13.Nabla Triangle				%		3.Topography
3.Building 6.C/I Land 9.			14.Rear Land				%		4.Size/Shape
Financing			15.Class I Road				%		5.Access
1.Convent 4.Seller 7.							%		6.Restriction
2.FHA/VA 5.Private 8.							%		7.Open Space
3.Assumed 6.Cash 9.Unknown							%		8.View/Environ
Validity							%		9.Fract Share
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>					<b>Acres</b>
2.Related 5.Partial 8.Other			16.Class II Road				%		30.Utility R O W
3.Distress 6.Exempt 9.			17.Municipal Rese				%		31.Tillable
Verified			18.Munic Sep Lago				%		32.Pasture
1.Buyer 4.Agent 7.Family			19.Gravel Pit				%		33.Orchard
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas				%		34.Softwood F&O
3.Lender 6.MLS 9.			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					35.Mixed Wood F&O
			21.Developed Pave				%		36.Hardwood F&O
			22.Undev Paved (F				%		37.Softwood TG
			23.Developed Grav				%		38.Mixed Wood TG
			<b>Acres</b>				%		39.Hardwood TG
			24.Undev Gravel (				%		40.Wasteland
			25.Comm Base Pave				%		41.Open Space
			26.Comm Base Grav				%		42.Mobile Home Si
			27.Backlot				%		43.Condo Site
			28.Rear Land				%		44.Lot Improvemen
			29.Pavement				%		45.Subdivision Lo
							<b>Total Acreage</b>	0.00	46.Heavy Ind Sit

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
\*Garage -15% for size obsol. during reval.

**Washburn**

Map Lot 004-014/ON

Account 175

Location 48 CHURCH STREET

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Pool 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

14.0'  
Patio  
14.0'  
(196)



Date Inspected 9/01/2018

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	2010	1200	3 105	4	0 %	85 %		1.One Story Fram
62 Patio	2010	196	3 90	4	0 %	100 %		2.Two Story Fram
					%	%		3.Three Story Fr
					%	%		4.1 & 1/2 Story
					%	%		5.1 & 3/4 Story
					%	%		6.2 & 1/2 Story
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.Frame Bay Wind
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.Unfinished Att
					%	%		29.Finished Attic



PELLETIER, FREDERICK N  
PO BOX 438  
WASHBURN ME 04786

B5860P236

Previous Owner  
HARRIS, ROBERT S.  
31 W. CLEARVIEW DRIVE

SHREWSBURY PA 17361  
Sale Date: 1/15/2019

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

\* Added 2 sheds and a conex storage for 04/01/2024  
-5% off baselot due to ROW for town on property. Dwelling assessed at 85% functional at time of reval due to foundation eroding and roof leaking in multiple spots. Both bay windows and EP/OP assessed at 90% functional due to foundation kicking out.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	6,600	53,300	0	59,900		
1ST MORTGAGE <b>0</b>			2013	8,600	53,300	0	61,900		
2ND MORTGAGE <b>0</b>			2015	8,600	53,300	0	61,900		
Zone/Land Use <b>1 Residential</b>			2018	8,600	53,300	0	61,900		
Secondary Zone			2019	15,800	53,700	20,000	49,500		
Topography <b>1 Level</b>			2020	15,800	53,600	25,000	44,400		
1.Level 4.Below St 7.LevelBog			2021	15,800	53,700	25,000	44,500		
2.Rolling 5.Low 8.			2022	15,800	56,400	25,000	47,200		
3.Above St 6.Swampy 9.			2023	21,000	67,100	25,000	63,100		
Utilities <b>3 Public Sewer 4 Drilled Well</b>			2024	21,000	71,600	25,000	67,600		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>			Land Data						
Tif District # <b>0</b>			Front Foot	Type	Effective		Influence		Influence Codes
Sale Date <b>1/15/2019</b>					Frontage	Depth	Factor	Code	
Price			11.Regular Lot					1.Unimproved	
Sale Type <b>2 Land &amp; Buildings</b>			12.Delta Triangle					2.Excess Frtg	
1.Land 4.Mobile 7.C/I L&B			13.Nabla Triangle					3.Topography	
2.L & B 5.Other 8.			14.Rear Land					4.Size/Shape	
3.Building 6.C/I Land 9.			15.Class I Road					5.Access	
Financing <b>1 Conventional</b>								6.Restriction	
1.Convent 4.Seller 7.			Square Foot	Square Feet				7.Open Space	
2.FHA/VA 5.Private 8.				16.Class II Road				8.View/Environ	
3.Assumed 6.Cash 9.Unknown			17.Municipal Rese					9.Fract Share	
Validity <b>2 Related Parties</b>			18.Munic Sep Lago					<b>Acres</b>	
1.Valid 4.Split 7.Renovate			19.Gravel Pit					30.Utility R O W	
2.Related 5.Partial 8.Other			20.Industrial Bas					31.Tillable	
3.Distress 6.Exempt 9.								32.Pasture	
Verified <b>5 Public Record</b>			Fract. Acre	Acreage/Sites				33.Orchard	
1.Buyer 4.Agent 7.Family				21.Developed Pave	21	1.00	95 %	5	34.Softwood F&O
2.Seller 5.Pub Rec 8.Other			22.Undev Paved (F	28	0.20	100 %	0	35.Mixed Wood F&O	
3.Lender 6.MLS 9.			23.Developed Grav					36.Hardwood F&O	
			<b>Acres</b>					37.Softwood TG	
			24.Undev Gravel (					38.Mixed Wood TG	
			25.Comm Base Pave					39.Hardwood TG	
			26.Comm Base Grav					40.Wasteland	
			27.Backlot					41.Open Space	
			28.Rear Land					42.Mobile Home Si	
			29.Pavement					43.Condo Site	
			<b>Total Acreage</b>		1.20	44.Lot Improvemen			
						45.Subdivision Lo			
						46.Heavy Ind Sit			

## Washburn

Map Lot 004-015

Account 348

Location 34 HILT STREET

Card 1 Of 1

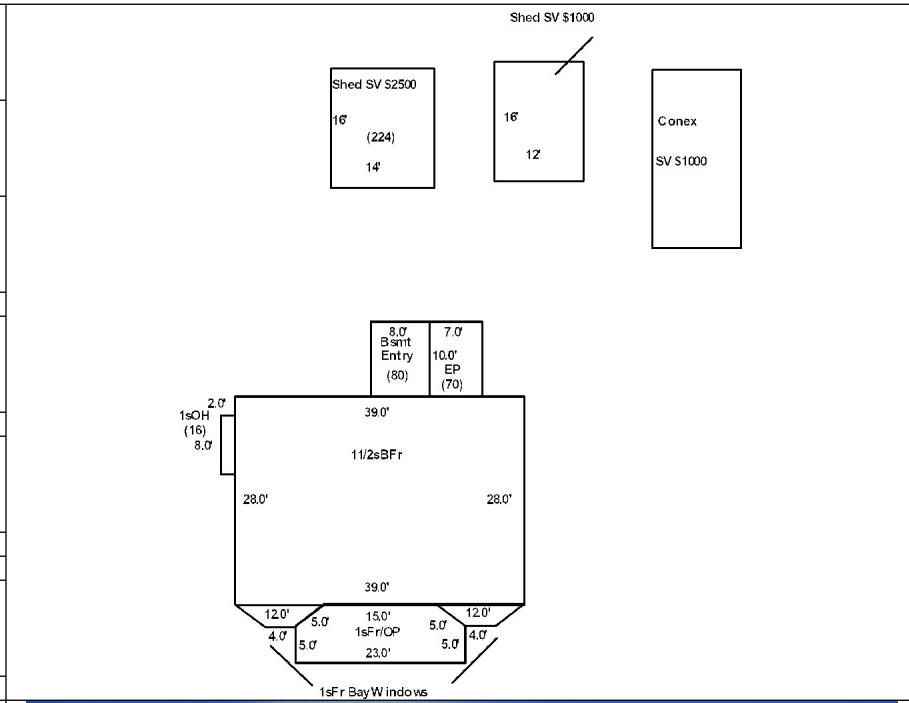
9/04/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>1092</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>5 Above Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</b>	# Half Baths <b>0</b>	Funct. % Good <b>85%</b>
Year Remodeled <b>1995</b>	# Addn Fixtures <b>0</b>	Functional Code <b>4 Delapidation</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		Econ. % Good <b>100%</b>
3.Br/Stone 6.Piers 9.		Economic Code <b>None</b>
Basement <b>4 Full Basement</b>		0.None 3.No Power 7.
1.1/4 Bmt 4.Full Bmt 7.		1.Location 4.Generate 8.
2.1/2 Bmt 5.None 8.		2.Encroach 9.None 9.
3.3/4 Bmt 6. 9.None		Entrance Code <b>3 Information Only</b>
Bsmt Gar # Cars <b>0</b>		1.Interior 4.Vacant 7.
Wet Basement <b>2 Damp Basement</b>		2.Refusal 5.Estimate 8.
1.Dry 4. 7.		3.Informed 6.Reviewed 9.
2.Damp 5. 8.	Information Code <b>1 Owner</b>	
3.Wet 6. 9.	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/01/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
25 Frame Bay	1900	24	2 105	5	0 %	90 %	
25 Frame Bay	1900	24	2 105	5	0 %	90 %	
21 Open Frame	1995	172	2 105	4	0 %	90 %	
22 Encl Frame Porch	1995	172	2 105	4	0 %	90 %	
26 1SFr Overhang	1995	16	2 110	4	0 %	90 %	
40 Basement Entry	1995	80	2 100	1	0 %	100 %	
22 Encl Frame Porch	1995	70	2 110	3	0 %	100 %	
24 Frame Shed	2023					%	1,000
24 Frame Shed	2023					%	2,500
49 Conex	2023					%	1,000





Dixon, John  
P.O. Box 35  
Washburn ME 04786

B6260P171

Previous Owner  
KENNEY, STEPHEN B  
KENNEY, APRIL L  
1691 STATE ROAD  
MAPLETON ME 04757  
Sale Date: 12/01/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

\*\* Completely renovated and reviewed for 04/01/2023

\*Interior gutted at time of reval.

Washburn

Property Data			Assessment Record																																																																																																																																																																																																																
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Utilities <b>4 Drilled Well 6 Septic System</b>			2024	10,800	107,400	25,000	93,200																																																																																																																																																																																																												
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**Washburn**

Map Lot 004-016

Account 583

Location 35 HILT STREET

Card 1 Of 1 9/04/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>4 One &amp; 1/2 Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>4 Asbestos Siding</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>1134</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>4 Average</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>2020</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>1900</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>1 Dry Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Reviewed 9.
3.Wet 6. 9.		Information Code <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 9/01/2018

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1950	60	0 0	0	0 %	0 %	
40 Basement Entry	1950	20	0 0	0	0 %	0 %	
22 Encl Frame Porch	1950	32	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
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					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

Bsmt Entry (20)  
4.0'  
5.0'  
4.0'  
8.0'  
EP (32)



5.0' 12.0'  
EP (60)



STEVENS, MICHAEL  
 P.O. BOX 571  
 MAPLETON ME 04757

B5819P81

Previous Owner  
 CLAYTON, PAUL B.  
 P.O. BOX 244

WASHBURN ME 04786  
 Sale Date: 9/07/2018

Previous Owner  
 ClaytonElsie- Estate of  
 P.O. Box 342

Washburn ME  
 Sale Date: 7/16/2006

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	2,400	0	0	2,400		
1ST MORTGAGE <b>0</b>			2013	3,200	0	0	3,200		
2ND MORTGAGE <b>0</b>			2015	3,200	0	0	3,200		
Zone/Land Use <b>1 Residential</b>			2018	3,200	0	0	3,200		
Secondary Zone			2019	3,100	0	0	3,100		
Topography <b>1 Level</b>			2020	3,100	0	0	3,100		
1.Level 4.Below St 7.LevelBog			2021	3,100	0	0	3,100		
2.Rolling 5.Low 8.			2022	3,100	0	0	3,100		
3.Above St 6.Swampy 9.			2023	3,800	0	0	3,800		
Utilities			2024	3,800	0	0	3,800		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			Land Data						
Sale Date <b>9/07/2018</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price <b>1,200</b>					Frontage	Depth	Factor	Code	
Sale Type <b>1 Land Only</b>							%		
1.Land 4.Mobile 7.C/I L&B			11.Regular Lot			%		1.Unimproved	
2.L & B 5.Other 8.			12.Delta Triangle			%		2.Excess Frtg	
3.Building 6.C/I Land 9.			13.Nabla Triangle			%		3.Topography	
Financing <b>9 Unknown</b>			14.Rear Land			%		4.Size/Shape	
1.Convent 4.Seller 7.			15.Class I Road			%		5.Access	
2.FHA/VA 5.Private 8.						%		6.Restriction	
3.Assumed 6.Cash 9.Unknown						%		7.Open Space	
Validity <b>1 Arms Length Sale</b>						%		8.View/Environ	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				9.Fract Share	
2.Related 5.Partial 8.Other			16.Class II Road			%		30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese			%		31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago			%		32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit			%		33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas			%		34.Softwood F&O	
3.Lender 6.MLS 9.			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				35.Mixed Wood F&O	
			21.Developed Pave	22	0.12	100 %	0	36.Hardwood F&O	
			22.Undev Paved (F			%		37.Softwood TG	
			23.Developed Grav			%		38.Mixed Wood TG	
			<b>Acres</b>			%		39.Hardwood TG	
			24.Undev Gravel (			%		40.Wasteland	
			25.Comm Base Pave			%		41.Open Space	
			26.Comm Base Grav			%		42.Mobile Home Si	
			27.Backlot			%		43.Condo Site	
			28.Rear Land			%		44.Lot Improvemen	
			29.Pavement			%		45.Subdivision Lo	
			<b>Total Acreege</b>		<b>0.12</b>			46.Heavy Ind Sit	

**Washburn**

Map Lot 004-017

Account 213

Location HILT STREET

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.One Story Fram
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	4.1 & 1/2 Story
					%	%	5.1 & 3/4 Story
					%	%	6.2 & 1/2 Story
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.Frame Bay Wind
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic

STEVENS, MICHAEL  
P.O. BOX 571  
MAPLETON ME 04757

B5800P122

Previous Owner  
KAJA HOLDINGS 2, LLC  
16 BERRYHILL ROAD  
SUITE 200  
COLUMBIA SC 29210 6433  
Sale Date: 7/24/2018

Previous Owner  
FEDERAL HOME LOAN MORTGAGE CORPORATION  
8609 WESTWOOD CENTER DRIVE

VIENNA VA 22182  
Sale Date: 9/23/2013

Previous Owner  
BANK OF AMERICA, N.A.  
6400 LEGACY DRIVE

PLANO TX 75024  
Sale Date: 10/04/2012

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
\* Added garage to property for 2020.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	4,200	37,600	0	41,800		
1ST MORTGAGE <b>0</b>			2013	5,500	37,600	0	43,100		
2ND MORTGAGE <b>0</b>			2015	5,500	37,600	0	43,100		
Zone/Land Use <b>1 Residential</b>			2018	5,500	28,800	0	34,300		
Secondary Zone			2019	8,300	44,500	0	52,800		
Topography <b>1 Level</b>			2020	8,300	56,500	25,000	39,800		
1.Level 4.Below St 7.LevelBog			2021	8,300	56,500	25,000	39,800		
2.Rolling 5.Low 8.			2022	8,300	59,300	25,000	42,600		
3.Above St 6.Swampy 9.			2023	11,000	70,500	25,000	56,500		
Utilities <b>2 Public Water 3 Public Sewer</b>			2024	11,000	70,500	25,000	56,500		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>7/24/2018</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price <b>7,000</b>					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing <b>9 Unknown</b>			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity <b>8 Other Non Valid</b>								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road					30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese					31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago					32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit					33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas					34.Softwood F&O	
3.Lender 6.MLS 9.								35.Mixed Wood F&O	
			<b>Fract. Acre</b>					36.Hardwood F&O	
			21.Developed Pave	21	0.25	100	%	0	
			22.Undev Paved (F					%	
			23.Developed Grav					%	
			<b>Acres</b>					%	
			24.Undev Gravel (					%	
			25.Comm Base Pave					%	
			26.Comm Base Grav					%	
			27.Backlot					%	
			28.Rear Land					%	
			29.Pavement					%	
			<b>Total Acreage</b>		0.25				
								44.Lot Improvemen	
								45.Subdivision Lo	
								46.Heavy Ind Sit	


## Washburn

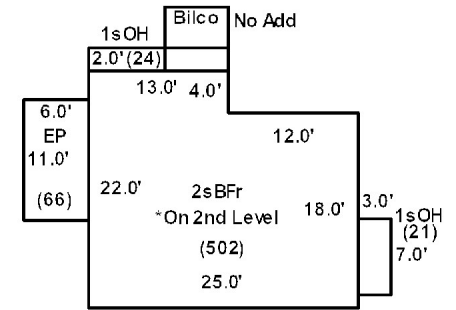
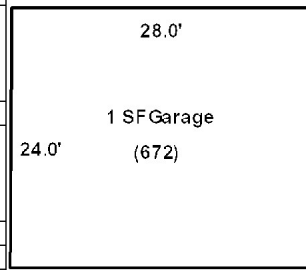
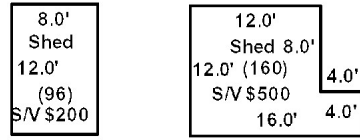
Map Lot 004-018

Account 1054

Location 3 HILT STREET

Card 1 Of 1 9/04/2024

Building Style <b>1 Conventional</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>100% 3 Heat Pump</b>	Insulation <b>1 Full</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>2 Fair 110%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>3 Sheet Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>502</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>6 Good</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>3</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1950</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>3 Wet Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	



Date Inspected 9/01/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	0	21	0 0	0	0 %	0 %	
26 1SFr Overhang	0	26	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	500
24 Frame Shed	0				%	%	200
22 Encl Frame Porch	0	66	0 0	0	0 %	0 %	
23 Frame Garage	2019	672	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



- 1.One Story Fram
- 2.Two Story Fram
- 3.Three Story Fr
- 4.1 & 1/2 Story
- 5.1 & 3/4 Story
- 6.2 & 1/2 Story
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic

WASHBURN WATER & SEWER DISTRICT  
1259A MAIN STREET  
WASHBURN ME 04786

B4729P329

Previous Owner  
Washburn Water & Sewer District  
22 HILT STREET

WASHBURN ME 04786  
Sale Date: 7/24/2009

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

\*Reservoir priced as land for reval. All objects depicted in sketch are listed as personal property SBA 4-19-ON

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	5,100	371,000	376,100	0		
1ST MORTGAGE <b>0</b>			2013	6,600	371,000	377,600	0		
2ND MORTGAGE <b>0</b>			2015	6,600	371,000	377,600	0		
Zone/Land Use <b>1 Residential</b>			2018	6,600	371,000	377,600	0		
Secondary Zone			2019	279,900	0	279,900	0		
Topography <b>3 Above Street</b>			2020	279,900	0	279,900	0		
1.Level 4.Below St 7.LevelBog			2021	279,900	0	279,900	0		
2.Rolling 5.Low 8.			2022	279,900	0	279,900	0		
3.Above St 6.Swampy 9.			2023	283,600	0	283,600	0		
Utilities			2024	283,600	0	283,600	0		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>7/24/2009</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing <b>1 Conventional</b>			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road					30.Utility R O W	
3.Distress 6.Exempt 9.			17.Municipal Rese					31.Tillable	
Verified <b>5 Public Record</b>			18.Munic Sep Lago					32.Pasture	
1.Buyer 4.Agent 7.Family			19.Gravel Pit					33.Orchard	
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas					34.Softwood F&O	
3.Lender 6.MLS 9.								35.Mixed Wood F&O	
			<b>Fract. Acre</b>	<b>Acres/Sites</b>				36.Hardwood F&O	
			21.Developed Pave	26	1.00	100	% 0	37.Softwood TG	
			22.Undev Paved (F	28	1.00	100	% 0	38.Mixed Wood TG	
			23.Developed Grav	17	1.00	100	% 0	39.Hardwood TG	
			<b>Acres</b>					40.Wasteland	
			24.Undev Gravel (					41.Open Space	
			25.Comm Base Pave					42.Mobile Home Si	
			26.Comm Base Grav					43.Condo Site	
			27.Backlot					44.Lot Improvemen	
			28.Rear Land	<b>Total Acreage</b>		3.00		45.Subdivision Lo	
			29.Pavement					46.Heavy Ind Sit	


**Washburn**

Map Lot 004-019

Account 951

Location Church Street

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Pool 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories <b>0</b>	4.Steam 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>5 Estimate</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/01/2018

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0				%	%	0
24 Frame Shed	0				%	%	0
102 C-L Fencing /LF	2000				%	%	0
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

**Chain Link Fencing**

**X - US Cellular Tower**

8.0'  
8.0'  
**Shed**  
(64)

S/V \$800

10.0'  
**Shed**  
12.0'  
(120)

S/V \$1,500





CHANDLER FAMILY LLC  
1634 STATE ROAD  
MAPLETON ME 04757

B3741P20 B5002P229

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

Washburn

Property Data			Assessment Record							
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total			
Tree Growth Year <b>0</b>			2012	174,600	1,300	0	175,900			
1ST MORTGAGE <b>0</b>			2013	226,900	1,300	0	228,200			
2ND MORTGAGE <b>0</b>			2015	226,900	1,300	0	228,200			
Zone/Land Use <b>1 Residential</b>			2018	226,900	0	0	226,900			
Secondary Zone			2019	432,500	0	0	432,500			
Topography <b>1 Level</b>			2020	432,500	0	0	432,500			
1.Level 4.Below St 7.LevelBog			2022	432,500	0	0	432,500			
2.Rolling 5.Low 8.			2023	435,000	0	0	435,000			
3.Above St 6.Swampy 9.			2024	435,000	0	0	435,000			
Utilities										
1.Public 4.Dr Well 7.Cesspool										
2.Water 5.Dug Well 8.										
3.Sewer 6.Septic 9.None										
Street <b>1 Paved</b>										
1.Paved 4.Proposed 7.										
2.Semi Imp 5.R/O/W 8.										
3.Gravel 6. 9.None										
TG PLAN YEAR <b>0</b>										
Tif District # <b>0</b>										
Sale Data			Land Data							
Sale Date <b>12/03/2002</b>			Front Foot	Type	Effective		Influence		Influence Codes	
Price					Frontage	Depth	Factor	Code		
Sale Type				11.Regular Lot						1.Unimproved
1.Land 4.Mobile 7.C/I L&B				12.Delta Triangle						2.Excess Frtg
2.L & B 5.Other 8.				13.Nabla Triangle						3.Topography
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape		
Financing			15.Class I Road					5.Access		
1.Convent 4.Seller 7.			Square Foot	Square Feet				6.Restriction		
2.FHA/VA 5.Private 8.				16.Class II Road					7.Open Space	
3.Assumed 6.Cash 9.Unknown				17.Municipal Rese					8.View/Environ	
Validity <b>1 Arms Length Sale</b>				18.Munic Sep Lago					9.Fract Share	
1.Valid 4.Split 7.Renovate				19.Gravel Pit					Acres	
2.Related 5.Partial 8.Other			20.Industrial Bas					30.Utility R O W		
3.Distress 6.Exempt 9.			Fract. Acre	Acreage/Sites				31.Tillable		
Verified <b>5 Public Record</b>				21.Developed Pave	31	417.00	100	%	0	32.Pasture
1.Buyer 4.Agent 7.Family				22.Undev Paved (F	28	31.00	100	%	0	33.Orchard
2.Seller 5.Pub Rec 8.Other				23.Developed Grav						34.Softwood F&O
3.Lender 6.MLS 9.				24.Undev Gravel (						35.Mixed Wood F&O
			25.Comm Base Pave						36.Hardwood F&O	
			26.Comm Base Grav						37.Softwood TG	
			27.Backlot						38.Mixed Wood TG	
			28.Rear Land						39.Hardwood TG	
			29.Pavement						40.Wasteland	
			<b>Total Acreage</b>		448.00				41.Open Space	
									42.Mobile Home Si	
									43.Condo Site	
									44.Lot Improvemen	
									45.Subdivision Lo	
									46.Heavy Ind Sit	

**Washburn**

Map Lot 004-020

Account 113

Location NEW DUNNTOWN ROAD

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/ Stair 8.
Stories <b>0</b>	4.Steam 8.F/ Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.One Story Fram
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	4.1 & 1/2 Story
					%	%	5.1 & 3/4 Story
					%	%	6.2 & 1/2 Story
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.Frame Bay Wind
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic

SMILIE, JASON A  
PO Box 203  
Valdez AK 99686

B4475P1

Previous Owner  
Doody, Heather  
Smilie, Jason  
P.O. Box 94  
Washburn ME 04786  
Sale Date: 7/31/2007

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Washburn

Property Data			Assessment Record																																																																																																																																																																																																																																																																																																																																																																																				
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																																																																																																																																																																																
Tree Growth Year <b>0</b>			2012	4,300	0	0	4,300																																																																																																																																																																																																																																																																																																																																																																																
1ST MORTGAGE <b>0</b>			2013	5,600	0	0	5,600																																																																																																																																																																																																																																																																																																																																																																																
2ND MORTGAGE <b>0</b>			2015	5,600	0	0	5,600																																																																																																																																																																																																																																																																																																																																																																																
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**Washburn**

Map Lot 004-021

Account 371

Location 61 CHURCH STREET

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.One Story Fram
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	4.1 & 1/2 Story
					%	%	5.1 & 3/4 Story
					%	%	6.2 & 1/2 Story
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.Frame Bay Wind
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic

ARSENAULT, BOBBY J  
64 WEST GATE ROAD  
CARIBOU ME 04736

B4366P216 B5620P198

Previous Owner  
ARSENAULT, BOBBY J.  
64 WEST GATE ROAD

CARIBOU ME 04736  
Sale Date: 3/01/2016

Previous Owner  
Cyr, Pauline L.  
4 New Dunn Town Road

Washburn ME  
Sale Date: 11/09/2006

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:

**Washburn**

Property Data				Assessment Record																																																																																																																																																																																																												
Neighborhood <b>1 Neighborhood One</b>				Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																								
Tree Growth Year <b>0</b>				2012	4,700	36,100	0	40,800																																																																																																																																																																																																								
1ST MORTGAGE <b>0</b>				2013	6,200	36,100	0	42,300																																																																																																																																																																																																								
2ND MORTGAGE <b>0</b>				2015	6,200	36,100	0	42,300																																																																																																																																																																																																								
Zone/Land Use <b>1 Residential</b>				2018	6,200	36,100	0	42,300																																																																																																																																																																																																								
Secondary Zone				2019	9,200	55,500	0	64,700																																																																																																																																																																																																								
Topography <b>3 Above Street</b>				2020	9,200	55,500	0	64,700																																																																																																																																																																																																								
1.Level 4.Below St 7.LevelBog				2021	9,200	55,500	0	64,700																																																																																																																																																																																																								
2.Rolling 5.Low 8.				2022	9,200	58,200	0	67,400																																																																																																																																																																																																								
3.Above St 6.Swampy 9.				2023	12,200	69,200	0	81,400																																																																																																																																																																																																								
Utilities <b>3 Public Sewer 4 Drilled Well</b>				2024	12,200	69,200	0	81,400																																																																																																																																																																																																								
1.Public 4.Dr Well 7.Cesspool																																																																																																																																																																																																																
2.Water 5.Dug Well 8.																																																																																																																																																																																																																
3.Sewer 6.Septic 9.None																																																																																																																																																																																																																
Street <b>1 Paved</b>																																																																																																																																																																																																																
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2.Semi Imp 5.R/O/W 8.																																																																																																																																																																																																																
3.Gravel 6. 9.None				<table border="1"> <thead> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr><td>11.Regular Lot</td><td></td><td></td><td></td><td>%</td><td></td><td>1.Unimproved</td></tr> <tr><td>12.Delta Triangle</td><td></td><td></td><td></td><td>%</td><td></td><td>2.Excess Frtg</td></tr> <tr><td>13.Nabla Triangle</td><td></td><td></td><td></td><td>%</td><td></td><td>3.Topography</td></tr> <tr><td>14.Rear Land</td><td></td><td></td><td></td><td>%</td><td></td><td>4.Size/Shape</td></tr> <tr><td>15.Class I Road</td><td></td><td></td><td></td><td>%</td><td></td><td>5.Access</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>6.Restriction</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>7.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>8.View/Environ</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>9.Fract Share</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td><b>Acres</b></td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>30.Utility R O W</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>31.Tillable</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>32.Pasture</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>33.Orchard</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>34.Softwood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>35.Mixed Wood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>36.Hardwood F&amp;O</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>37.Softwood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>38.Mixed Wood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>39.Hardwood TG</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>40.Wasteland</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>41.Open Space</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>42.Mobile Home Si</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>43.Condo Site</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>44.Lot Improvemen</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>45.Subdivision Lo</td></tr> <tr><td></td><td></td><td></td><td></td><td>%</td><td></td><td>46.Heavy Ind Sit</td></tr> </tbody> </table>					Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code	11.Regular Lot				%		1.Unimproved	12.Delta Triangle				%		2.Excess Frtg	13.Nabla Triangle				%		3.Topography	14.Rear Land				%		4.Size/Shape	15.Class I Road				%		5.Access					%		6.Restriction					%		7.Open Space					%		8.View/Environ					%		9.Fract Share					%		<b>Acres</b>					%		30.Utility R O W					%		31.Tillable					%		32.Pasture					%		33.Orchard					%		34.Softwood F&O					%		35.Mixed Wood F&O					%		36.Hardwood F&O					%		37.Softwood TG					%		38.Mixed Wood TG					%		39.Hardwood TG					%		40.Wasteland					%		41.Open Space					%		42.Mobile Home Si					%		43.Condo Site					%		44.Lot Improvemen					%		45.Subdivision Lo					%		46.Heavy Ind Sit
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## Washburn

Map Lot 004-022

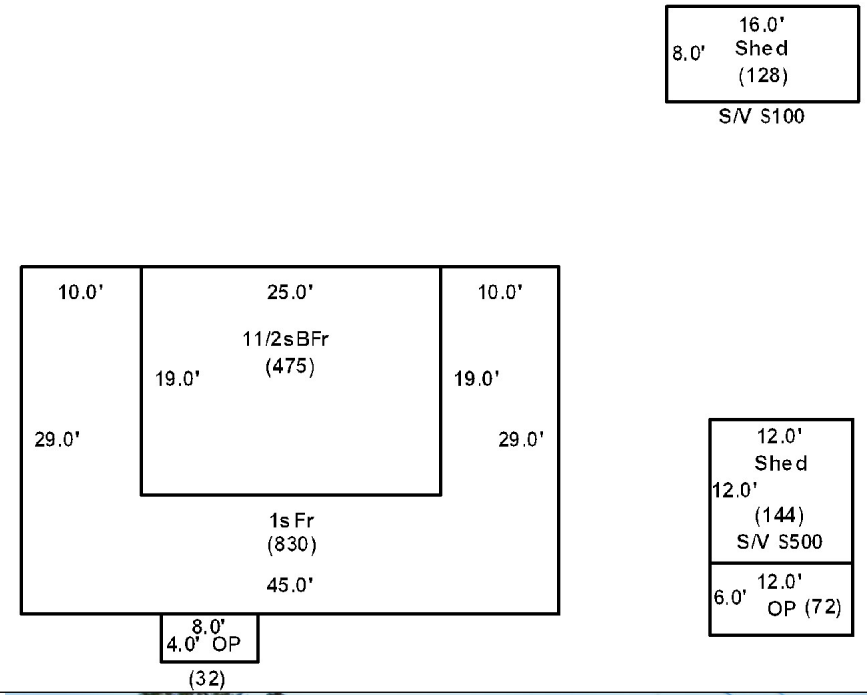
Account 310

Location 4 NEW DUNNTOWN ROAD

Card 1 Of 1

9/04/2024

Building Style	<b>4 Cape Cod</b>		SF Bsmt Living	<b>0</b>		Layout	<b>1 Typical</b>							
1.Conv.	5.Garrison	9.Gambrel	Fin Bsmt Grade	<b>0 0</b>		1.Typical	4.	7.						
2.Ranch	6.Salt Box	10.Other	OPEN 5 OPTIONAL	<b>0</b>		2.Inadeq	5.	8.						
3.R Ranch	7.Contemp	11.Split	Heat Type	<b>100% 5 Forced Warm Air</b>		3.Poor	6.	9.						
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic <b>9 None</b>								
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.						
Other Units	<b>0</b>		3.H Pump	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.						
Stories	<b>4 One &amp; 1/2 Story</b>		4.Steam	8.FI/Wall	12.	3.3/4 Fin	6.	9.None						
1.1	4.1.5	7.	Cool Type	<b>0% 9 None</b>		Insulation <b>4 Minimal</b>								
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.						
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.						
Exterior Walls	<b>1 Wood Siding</b>		3.H Pump	6.	9.None	3.Capped	6.	9.None						
1.Wood	5.Stucco	9.T-111	Kitchen Style	<b>2 Typical</b>		Unfinished % <b>0%</b>								
2.Vin/Al	6.Brick	10.Other	1.Modern	4.Obsolete	7.	Grade & Factor <b>2 Fair 110%</b>								
3.Compos.	7.Stone	11.	2.Typical	5.	8.	1.E Grade	4.B Grade	7.						
4.Asbestos	8.Concrete	12.	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.SC Grade						
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 Typical Bath(s)</b>		3.C Grade	6.AA Grade	9.Same						
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint) <b>475</b>								
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition <b>5 Above Average</b>								
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G						
SF Masonry Trim	<b>0</b>		# Rooms	<b>7</b>		2.Fair	5.Avg+	8.Exc						
OPEN-3-CUSTOM	<b>0</b>		# Bedrooms	<b>3</b>		3.Avg-	6.Good	9.Same						
OPEN-4-CUSTOM	<b>0</b>		# Full Baths	<b>1</b>		Phys. % Good <b>0%</b>								
Year Built	<b>1950</b>		# Half Baths	<b>0</b>		Funct. % Good <b>100%</b>								
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>		Functional Code <b>9 None</b>								
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>		1.Incomp	4.Delap	7.No Power						
1.Concrete	4.Wood	7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>						2.O-Built	5.Bsmt	8.LongTerm			
2.C Block	5.Slab	8.							Econ. % Good <b>100%</b>			3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.							Economic Code <b>None</b>			Entrance Code <b>0</b>		
Basement	<b>4 Full Basement</b>								0.None			0.No Power	7.	
1.1/4 Bmt	4.Full Bmt	7.							1.Location			4.Generate	8.	
2.1/2 Bmt	5.None	8.							2.Encroach			9.None	9.	
3.3/4 Bmt	6.	9.None							Information Code <b>0</b>			1.Interior		
Bsmt Gar # Cars	<b>0</b>								2.Relative			5.Estimate	8.	
Wet Basement	<b>3 Wet Basement</b>								3.Tenant			6.Other	9.	
1.Dry	4.	7.												
2.Damp	5.	8.												
3.Wet	6.	9.												



Date Inspected

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	0	830	2 110	3	0 %	100 %	
21 Open Frame	0	32	2 110	3	0 %	100 %	
24 Frame Shed	0				%	%	500
21 Open Frame	2000	72	3 90	3	0 %	100 %	
24 Frame Shed	0				%	%	100
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



McNEAL, JOSEPH W  
McNEAL, BARBARA J  
8 NEW DUNNTOWN RD  
WASHBURN ME 04786

B2669P297

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	4,500	17,800	8,800	13,500		
1ST MORTGAGE <b>0</b>			2013	5,900	17,800	8,800	14,900		
2ND MORTGAGE <b>0</b>			2015	5,900	17,800	9,000	14,700		
Zone/Land Use <b>1 Residential</b>			2018	5,900	17,800	18,400	5,300		
Secondary Zone			2019	8,700	11,800	20,000	500		
Topography <b>3 Above Street</b>			2020	8,700	11,800	20,500	0		
1.Level 4.Below St 7.LevelBog			2021	8,700	11,800	20,500	0		
2.Rolling 5.Low 8.			2022	8,700	12,400	21,100	0		
3.Above St 6.Swampy 9.			2023	11,600	14,500	25,000	1,100		
Utilities <b>2 Public Water 6 Septic System</b>			2024	11,600	14,500	25,000	1,100		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>4/01/1994</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price <b>5,000</b>					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>				11.Regular Lot			%		
1.Land 4.Mobile 7.C/I L&B				12.Delta Triangle			%		
2.L & B 5.Other 8.				13.Nabla Triangle			%		
3.Building 6.C/I Land 9.			14.Rear Land			%			
Financing			15.Class I Road			%			
1.Convent 4.Seller 7.			<b>Square Foot</b>	<b>Square Feet</b>					
2.FHA/VA 5.Private 8.				16.Class II Road			%		
3.Assumed 6.Cash 9.Unknown				17.Municipal Rese			%		
Validity <b>1 Arms Length Sale</b>				18.Munic Sep Lago			%		
1.Valid 4.Split 7.Renovate				19.Gravel Pit			%		
2.Related 5.Partial 8.Other			20.Industrial Bas			%			
3.Distress 6.Exempt 9.			<b>Fract. Acre</b>	<b>Acres/Sites</b>					
Verified <b>5 Public Record</b>				21.Developed Pave	21	0.28	100	% 0	
1.Buyer 4.Agent 7.Family				22.Undev Paved (F				%	
2.Seller 5.Pub Rec 8.Other				23.Developed Grav				%	
3.Lender 6.MLS 9.				<b>Acres</b>				%	
			24.Undev Gravel (				%		
			25.Comm Base Pave				%		
			26.Comm Base Grav				%		
			27.Backlot				%		
			28.Rear Land	<b>Total Acreage</b> <b>0.28</b>					
			29.Pavement						

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Open Space
- 8.View/Environ
- 9.Fract Share
- Acres**
- 30.Utility R O W
- 31.Tillable
- 32.Pasture
- 33.Orchard
- 34.Softwood F&O
- 35.Mixed Wood F&O
- 36.Hardwood F&O
- 37.Softwood TG
- 38.Mixed Wood TG
- 39.Hardwood TG
- 40.Wasteland
- 41.Open Space
- 42.Mobile Home Si
- 43.Condo Site
- 44.Lot Improvemen
- 45.Subdivision Lo
- 46.Heavy Ind Sit


## Washburn

Map Lot 004-023

Account 757

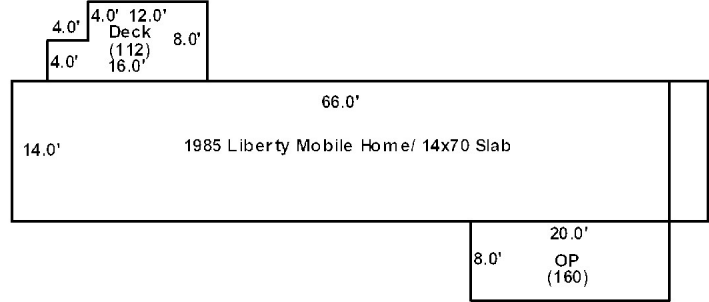
Location 8 NEW DUNNTOWN ROAD

Card 1 Of 1 9/04/2024

Building Style <b>0</b>	SF Bsmt Living <b>0</b>	Layout <b>0</b>
1.Conv. 5.Garrison 9.Gambrel	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Salt Box 10.Other	OPEN 5 OPTIONAL <b>0</b>	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Split	Heat Type <b>100% 0</b>	3.Poor 6. 9.
4.Cape 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>0</b>
Dwelling Units <b>0</b>	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories <b>0</b>	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>0</b>
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls <b>0</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.T-111	Kitchen Style <b>0</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Other	1.Modern 4.Obsolete 7.	Grade & Factor <b>0 0%</b>
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface <b>0</b>	Bath(s) Style <b>0</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>0</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>0</b>
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>0</b>	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM <b>0</b>	# Bedrooms <b>0</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>0</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>0</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software A Division of Harris Computer Systems</p>	2.O-Built 5.Bsmt 8.LongTerm
2.C Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good <b>100%</b>
Basement <b>0</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.None 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>0</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6.Reviewed 9.	
3.Wet 6. 9.	Information Code <b>0</b>	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

8.0'  
Shed  
10.0'  
(80)  
S/V \$150

10.0'  
Shed  
11.0'  
(110)  
S/V \$150



16.0'  
Shed  
10.0' (160)  
S/V \$1,000

Date Inspected

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
842 Liberty M/H	1985	14x66	4 100	3	0 %	100 %	
21 Open Frame	2000	160	3 95	4	0 %	100 %	
68 Wood Deck	2000	112	3 100	4	0 %	100 %	
24 Frame Shed	0				%	%	1,000
24 Frame Shed	0				%	%	150
24 Frame Shed	0				%	%	150
48 Concrete Slab	1985	980	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	





CRONIN, MELISSA M  
PO BOX 436  
WASHBURN ME 04786

B5511P35

Previous Owner  
FLEMING, SHEILA L.  
P.O. BOX 116

WASHBURN ME 04786  
Sale Date: 1/22/2016

Previous Owner  
Chapman, Bruce  
16 Caton Road

Raymond ME  
Sale Date: 5/05/2006

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
\*At time of reval. the bsmt was supported by beams to keep it from caving in -10% fnal.

Washburn

Property Data			Assessment Record						
Neighborhood <b>1 Neighborhood One</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	6,100	34,700	8,800	32,000		
1ST MORTGAGE <b>0</b>			2013	7,900	34,700	8,800	33,800		
2ND MORTGAGE <b>0</b>			2015	7,900	34,700	0	42,600		
Zone/Land Use <b>1 Residential</b>			2018	7,900	34,700	18,400	24,200		
Secondary Zone			2019	12,200	29,100	20,000	21,300		
Topography <b>3 Above Street</b>			2020	12,200	29,100	25,000	16,300		
1.Level 4.Below St 7.LevelBog			2021	12,200	29,100	25,000	17,700		
2.Rolling 5.Low 8.			2022	12,200	30,500	25,000	17,700		
3.Above St 6.Swampy 9.			2023	16,100	36,000	25,000	27,100		
Utilities <b>2 Public Water 6 Septic System</b>			2024	16,100	36,000	31,000	21,100		
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.									
3.Sewer 6.Septic 9.None									
Street <b>1 Paved</b>									
1.Paved 4.Proposed 7.									
2.Semi Imp 5.R/O/W 8.									
3.Gravel 6. 9.None									
TG PLAN YEAR <b>0</b>									
Tif District # <b>0</b>									
Sale Data			<b>Land Data</b>						
Sale Date <b>1/22/2016</b>			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
Price					Frontage	Depth	Factor	Code	
Sale Type <b>2 Land &amp; Buildings</b>			11.Regular Lot					1.Unimproved	
1.Land 4.Mobile 7.C/I L&B			12.Delta Triangle					2.Excess Frtg	
2.L & B 5.Other 8.			13.Nabla Triangle					3.Topography	
3.Building 6.C/I Land 9.			14.Rear Land					4.Size/Shape	
Financing			15.Class I Road					5.Access	
1.Convent 4.Seller 7.								6.Restriction	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.View/Environ	
Validity <b>2 Related Parties</b>								9.Fract Share	
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				<b>Acres</b>	
2.Related 5.Partial 8.Other			16.Class II Road	29	300	75	%	0	
3.Distress 6.Exempt 9.			17.Municipal Rese						
Verified <b>5 Public Record</b>			18.Munic Sep Lago						
1.Buyer 4.Agent 7.Family			19.Gravel Pit						
2.Seller 5.Pub Rec 8.Other			20.Industrial Bas						
3.Lender 6.MLS 9.									
			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					
			21.Developed Pave	21	0.50	100	%	0	
			22.Undev Paved (F						
			23.Developed Grav						
			<b>Acres</b>						
			24.Undev Gravel (						
			25.Comm Base Pave						
			26.Comm Base Grav						
			27.Backlot						
			28.Rear Land						
			29.Pavement						
			<b>Total Acreage</b>		<b>0.50</b>				

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Open Space
- 8.View/Environ
- 9.Fract Share
- Acres**
- 30.Utility R O W
- 31.Tillable
- 32.Pasture
- 33.Orchard
- 34.Softwood F&O
- 35.Mixed Wood F&O
- 36.Hardwood F&O
- 37.Softwood TG
- 38.Mixed Wood TG
- 39.Hardwood TG
- 40.Wasteland
- 41.Open Space
- 42.Mobile Home Si
- 43.Condo Site
- 44.Lot Improvemen
- 45.Subdivision Lo
- 46.Heavy Ind Sit


## Washburn

Map Lot 004-024

Account 188

Location 14 NEW DUNNTOWN ROAD

Card 1 Of 1 9/04/2024

Building Style	<b>2 Ranch</b>		SF Bsmt Living	<b>0</b>		Layout	<b>1 Typical</b>							
1.Conv.	5.Garrison	9.Gambrel	Fin Bsmt Grade	<b>0 0</b>		1.Typical	4.	7.						
2.Ranch	6.Salt Box	10.Other	OPEN 5 OPTIONAL	<b>0</b>		2.Inadeq	5.	8.						
3.R Ranch	7.Contemp	11.Split	Heat Type	<b>100% 5 Forced Warm Air</b>		3.Poor	6.	9.						
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	<b>9 None</b>							
Dwelling Units	<b>1</b>		2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.						
Other Units	<b>0</b>		3.H Pump	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.						
Stories	<b>1 One Story</b>		4.Steam	8.FI/Wall	12.	3.3/4 Fin	6.	9.None						
1.1	4.1.5	7.	Cool Type	<b>0% 9 None</b>		Insulation	<b>4 Minimal</b>							
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.						
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.						
Exterior Walls	<b>2 Vinyl/Aluminum</b>		3.H Pump	6.	9.None	3.Capped	6.	9.None						
1.Wood	5.Stucco	9.T-111	Kitchen Style	<b>2 Typical</b>		Unfinished %	<b>0%</b>							
2.Vin/Al	6.Brick	10.Other	1.Modern	4.Obsolete	7.	Grade & Factor	<b>2 Fair 105%</b>							
3.Compos.	7.Stone	11.	2.Typical	5.	8.	1.E Grade	4.B Grade	7.						
4.Asbestos	8.Concrete	12.	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.SC Grade						
Roof Surface	<b>1 Asphalt Shingles</b>		Bath(s) Style	<b>2 Typical Bath(s)</b>		3.C Grade	6.AA Grade	9.Same						
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.	SQFT (Footprint)	<b>936</b>							
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition	<b>4 Average</b>							
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G						
SF Masonry Trim	<b>0</b>		# Rooms	<b>4</b>		2.Fair	5.Avg+	8.Exc						
OPEN-3-CUSTOM	<b>0</b>		# Bedrooms	<b>2</b>		3.Avg-	6.Good	9.Same						
OPEN-4-CUSTOM	<b>0</b>		# Full Baths	<b>1</b>		Phys. % Good	<b>0%</b>							
Year Built	<b>1960</b>		# Half Baths	<b>0</b>		Funct. % Good	<b>90%</b>							
Year Remodeled	<b>0</b>		# Addn Fixtures	<b>0</b>		Functional Code	<b>5 Basement</b>							
Foundation	<b>1 Concrete</b>		# Fireplaces	<b>0</b>		1.Incomp	4.Delap	7.No Power						
1.Concrete	4.Wood	7.							2.O-Built	5.Bsmt	8.LongTerm			
2.C Block	5.Slab	8.							Econ. % Good	<b>100%</b>		Economic Code	<b>None</b>	
3.Br/Stone	6.Piers	9.							0.None	3.No Power	7.	1.Location	4.Generate	8.
Basement	<b>4 Full Basement</b>								Entrance Code	<b>1 Interior Inspect</b>		2.Encroach	9.None	9.
1.1/4 Bmt	4.Full Bmt	7.							1.Interior	4.Vacant	7.	Information Code	<b>1 Owner</b>	
2.1/2 Bmt	5.None	8.							2.Refusal	5.Estimate	8.	1.Owner	4.Agent	7.
3.3/4 Bmt	6.	9.None							3.Informed	6.Reviewed	9.	2.Relative	5.Estimate	8.
Bsmt Gar # Cars	<b>0</b>								Information Code	<b>1 Owner</b>		3.Tenant	6.Other	9.
Wet Basement	<b>3 Wet Basement</b>								1.One Story Fram					
1.Dry	4.	7.							2.Two Story Fram					
2.Damp	5.	8.	3.Three Story Fr											
3.Wet	6.	9.	4.1 & 1/2 Story											

Date Inspected 9/02/2018

### Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0				%	%	150
24 Frame Shed	0				%	%	1,250
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

12.0'  
Shed  
(240)  
20.0'  
S/V \$1,250

12.0'  
8.0' Shed  
(96)  
S/V \$150

36.0'

1s BFr  
(936)

26.0'



WOOD, MICHAEL J  
WOOD, LINDA M  
PO BOX 321  
WASHBURN ME 04786

B4885P229 B4885P231

Previous Owner  
Russell, Richard T.  
2 South Caribou Road

Fort Fairfield ME 04742 3005  
Sale Date: 11/12/2010

Property Data			Assessment Record					
Neighborhood	1 Neighborhood One		Year	Land	Buildings	Exempt	Total	
Tree Growth Year	0		2012	7,800	71,900	8,800	70,900	
1ST MORTGAGE	0		2013	10,200	71,900	8,800	73,300	
2ND MORTGAGE	0		2015	10,200	71,900	9,000	73,100	
Zone/Land Use	1 Residential		2018	10,200	71,900	18,400	63,700	
Secondary Zone			2019	14,400	65,000	20,000	59,400	
			2020	14,400	64,900	25,000	54,300	
Topography	1 Level		2021	14,400	65,000	25,000	54,400	
1.Level	4.Below St	7.LevelBog	2022	14,400	68,200	25,000	57,600	
2.Rolling	5.Low	8.	2023	19,200	80,900	25,000	75,100	
3.Above St	6.Swampy	9.	2024	19,200	80,900	25,000	75,100	
Utilities	2 Public Water	6 Septic System						
1.Public	4.Dr Well	7.Cesspool						
2.Water	5.Dug Well	8.						
3.Sewer	6.Septic	9.None						
Street	1 Paved							
1.Paved	4.Proposed	7.						
2.Semi Imp	5.R/O/W	8.						
3.Gravel	6.	9.None						
TG PLAN YEAR	0							
Tif District #	0							
Sale Data			Land Data					
Sale Date	11/12/2010		<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>	<b>Influence</b>
Price	95,000		11.Regular Lot		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>
Sale Type	2 Land & Buildings		12.Delta Triangle				%	1.Unimproved
1.Land	4.Mobile	7.C/I L&B	13.Nabla Triangle				%	2.Excess Frtg
2.L & B	5.Other	8.	14.Rear Land				%	3.Topography
3.Building	6.C/I Land	9.	15.Class I Road				%	4.Size/Shape
Financing	1 Conventional						%	5.Access
1.Convent	4.Seller	7.					%	6.Restriction
2.FHA/VA	5.Private	8.	<b>Square Foot</b>		<b>Square Feet</b>			7.Open Space
3.Assumed	6.Cash	9.Unknown	16.Class II Road				%	8.View/Environ
Validity	1 Arms Length Sale		17.Municipal Rese				%	9.Fract Share
1.Valid	4.Split	7.Renovate	18.Munic Sep Lago				%	<b>Acres</b>
2.Related	5.Partial	8.Other	19.Gravel Pit				%	30.Utility R O W
3.Distress	6.Exempt	9.	20.Industrial Bas				%	31.Tillable
Verified	5 Public Record						%	32.Pasture
1.Buyer	4.Agent	7.Family	<b>Fract. Acre</b>		<b>Acreage/Sites</b>			33.Orchard
2.Seller	5.Pub Rec	8.Other	21.Developed Pave	21		0.76	100 %	34.Softwood F&O
3.Lender	6.MLS	9.	22.Undev Paved (F				%	35.Mixed Wood F&O
			23.Developed Grav				%	36.Hardwood F&O
			<b>Acres</b>				%	37.Softwood TG
			24.Undev Gravel (				%	38.Mixed Wood TG
			25.Comm Base Pave				%	39.Hardwood TG
			26.Comm Base Grav				%	40.Wasteland
			27.Backlot				%	41.Open Space
			28.Rear Land				%	42.Mobile Home Si
			29.Pavement				%	43.Condo Site
					<b>Total Acreage</b>	0.76		44.Lot Improvemen
								45.Subdivision Lo
								46.Heavy Ind Sit

Inspection Witnessed By:

X \_\_\_\_\_ Date \_\_\_\_\_

No./Date	Description	Date Insp.

Notes:


## Washburn

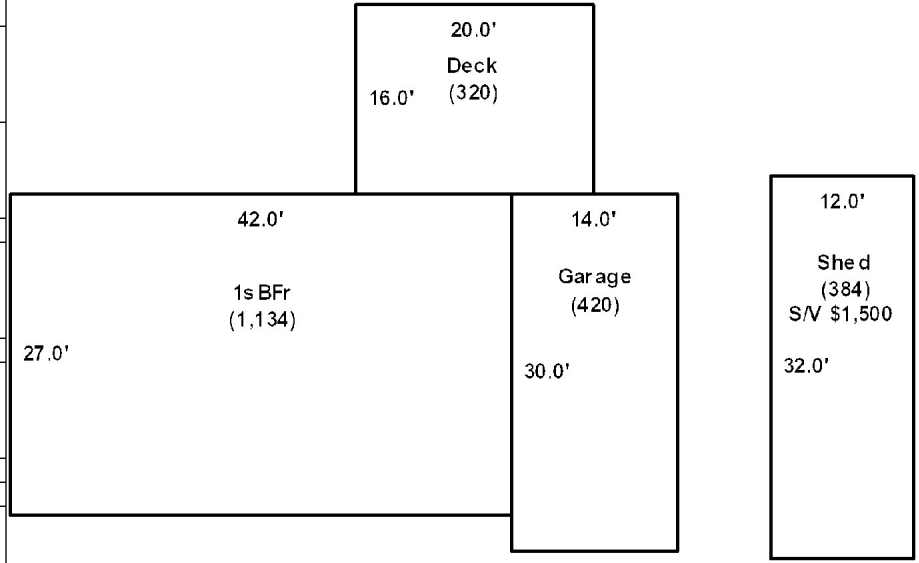
Map Lot 004-025

Account 797

Location 20 NEW DUNNTOWN ROAD

Card 1 Of 1 9/04/2024

Building Style	<b>2 Ranch</b>			SF Bsmt Living	<b>0</b>			Layout	<b>1 Typical</b>		
1.Conv.	5.Garrison	9.Gambrel		Fin Bsmt Grade	<b>0 0</b>			1.Typical	4.	7.	
2.Ranch	6.Salt Box	10.Other		OPEN 5 OPTIONAL	<b>0</b>			2.Inadeq	5.	8.	
3.R Ranch	7.Contemp	11.Split		Heat Type	<b>100% 5 Forced Warm Air</b>			3.Poor	6.	9.	
4.Cape	8.Log	12.		1.HWBB	5.FWA	9.No Heat	Attic	<b>9 None</b>			
Dwelling Units	<b>1</b>			2.HWCI	6.GravWA	10.	1.1/4 Fin	4.Full Fin	7.		
Other Units	<b>0</b>			3.H Pump	7.Electric	11.	2.1/2 Fin	5.F/ Stair	8.		
Stories	<b>1 One Story</b>			4.Steam	8.F/Wall	12.	3.3/4 Fin	6.	9.None		
1.1	4.1.5	7.		Cool Type	<b>0% 9 None</b>			Insulation	<b>1 Full</b>		
2.2	5.1.75	8.		1.Refrig	4.W&C Air	7.	1.Full	4.Minimal	7.		
3.3	6.2.5	9.		2.Evapor	5.	8.	2.Heavy	5.Partial	8.		
Exterior Walls	<b>2 Vinyl/Aluminum</b>			3.H Pump	6.	9.None	3.Capped	6.	9.None		
1.Wood	5.Stucco	9.T-111		Kitchen Style	<b>2 Typical</b>			Unfinished %	<b>0%</b>		
2.Vin/Al	6.Brick	10.Other		1.Modern	4.Obsolete	7.	Grade & Factor	<b>3 Average 110%</b>			
3.Compos.	7.Stone	11.		2.Typical	5.	8.	1.E Grade	4.B Grade	7.		
4.Asbestos	8.Concrete	12.		3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.SC Grade		
Roof Surface	<b>1 Asphalt Shingles</b>			Bath(s) Style	<b>2 Typical Bath(s)</b>			3.C Grade	6.AA Grade	9.Same	
1.Asphalt	4.Composit	7.		1.Modern	4.Obsolete	7.	SQFT (Footprint)	<b>1134</b>			
2.Slate	5.Wood	8.		2.Typical	5.	8.	Condition	<b>6 Good</b>			
3.Metal	6.Other	9.		3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G		
SF Masonry Trim	<b>0</b>			# Rooms	<b>6</b>			2.Fair	5.Avg+	8.Exc	
OPEN-3-CUSTOM	<b>0</b>			# Bedrooms	<b>4</b>			3.Avg-	6.Good	9.Same	
OPEN-4-CUSTOM	<b>0</b>			# Full Baths	<b>1</b>			Phys. % Good	<b>0%</b>		
Year Built	<b>1970</b>			# Half Baths	<b>0</b>			Funct. % Good	<b>100%</b>		
Year Remodeled	<b>0</b>			# Addn Fixtures	<b>0</b>			Functional Code	<b>9 None</b>		
Foundation	<b>1 Concrete</b>			# Fireplaces	<b>0</b>			1.Incomp	4.Delap	7.No Power	
1.Concrete	4.Wood	7.									
2.C Block	5.Slab	8.									
3.Br/Stone	6.Piers	9.									
Basement	<b>4 Full Basement</b>										
1.1/4 Bmt	4.Full Bmt	7.									
2.1/2 Bmt	5.None	8.									
3.3/4 Bmt	6.	9.None									
Bsmt Gar # Cars	<b>0</b>										
Wet Basement	<b>3 Wet Basement</b>										
1.Dry	4.	7.									
2.Damp	5.	8.									
3.Wet	6.	9.									
								Econ. % Good	<b>100%</b>		
								Economic Code	<b>None</b>		
								0.None	3.No Power	7.	
								1.Location	4.Generate	8.	
								2.Encroach	9.None	9.	
								Entrance Code	<b>5 Estimated</b>		
								1.Interior	4.Vacant	7.	
								2.Refusal	5.Estimate	8.	
								3.Informed	6.Reviewed	9.	
								Information Code	<b>5 Estimate</b>		
								1.Owner	4.Agent	7.	
								2.Relative	5.Estimate	8.	
								3.Tenant	6.Other	9.	



Date Inspected 9/02/2018

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	420	3 95	4	0 %	100 %	
24 Frame Shed	0				%	%	1,500
68 Wood Deck	2010	320	0 0	0	0 %	0 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

