

PROPERTY ASSESSMENT RECORD

TOWN OF

Nashville Plantation

CARD: 1 of 1

MAP	LOT	ROAD:	873 Portage Rd		Single Family	X	Residential		SUMMARY				
2	26	OWNER:	Collins, Sr., James P. & Amy M.		Two Family		Seasonal						
RECORD OF OWNERSHIP					Apartment		Other						
							Neighborhood						
			DATE	BK	PG	RET ST	Previously owned by Perry Charette -40 ac		2015	LAND	\$	13,000	
873 Portage Rd Nashville Plantation, ME 04732				436	262		2013 38 ac sold to Otis Nelson - see M2L26A			BLDGS	\$	300	
sold to James P. (Sr.) and Amy M. Collins PO Box 580, Portage Lake, ME 04768			4/25/2014	5295	32	WD	2015 all buildings removed except 3 sided shed			TOTAL	\$	13,300	
										20	LAND		
										20	BLDGS		
										20	TOTAL		
										20	LAND		
										20	BLDGS		
										20	TOTAL		
										20	LAND		
										20	BLDGS		
										20	TOTAL		
										20	LAND		
										20	BLDGS		
										20	TOTAL		

INTERIOR INSPECTED: YES NO-ESTIMATED

DATE:

REMARKS:

LAND VALUATION								LAND FACTORS			
CLASSIFICATION	ACRES	%	PRICE	TOTAL	- DEPR	ADD	VALUE	MINUS	PLUS		
HOUSE LOT	1		12500	12500			12500	VACANCY	COMM. INFL		
BASE LOT								SEMI-IMP	OTHER		
FRONT ACRES								TOPO			
ACERAGE	1		450	450			450	ACCESS			
TILLABLE								R/W			
PASTURE								SIZE			
WOODLAND								SHAPE			
WASTE								USE			
TOTAL							12950				
LOT COMPUTATIONS								OTHER FACTORS			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH %	FRONT FT PRICE	TOTAL	DEPR	VALUE	LEVEL	PAVED RD		
								ROUGH	GRAVEL RD		
								ROLLING	TWN WATER		
								SWAMPY	DRILLED WELL		
								HIGH	DUG WELL		
								LOW	TWN SEWER		
GPS LOCATION				AREA TRENDS					SEPTIC		
N	46	41	45		IMPROVING	STATIC	DECLINED				
W	68	26	46.4								

CONSTRUCTION										RECORD OF CONSTRUCTION						SKETCH																													
1										6																																			
		FOUNDATION				EXTERIOR				TYPE		YEAR		COST																															
		P	F	A	G	SHEATHING		Bd	1/2	5/8	3/4	STRUCTURAL																																	
		EXCAVATION	6'	8'6"	8'	FOOTING		8x16	8x18	12x24	12x36	WALLS		T111 / B&B		Log/ Alum		KITCHEN																											
		PT WOOD			SONOTUBE		FROST			Vinyl / Shing / ClapBd		2" LOG/Brick		ELECTRICAL																															
		ROCK/BRICK					WINDOWS					Bullder' Grade		Dbl Hung		PLUMBING																													
		CONCRETE BLOCK					Casement		Bow		Bay		HEATING																																
		POURED CONCRETE					INSULATION					Wrap		3"FG		6"FG																													
		CONCRETE SLAB					Drainage:					Y / N		DOORS		2Ext		Solid		Raised		Custom																							
		SITE WORK					Grade& clear			Better		ATRIUM						COMPUTATIONS																											
2										7																																			
		BASEMENT				FLOORS				UNIT		SF		AMOUNT																															
		NONE					SUBFLOOR					3/8		1/2		5/8		3/4																											
		DEPTH		6'		6'6"		7'		7'6"		UNDERLAYMENT					3/8		1/2		NO BSMT -																								
		FLOOR		Dirt		3'CM		4'CM		6'CM		CARPET					26 OZ		32 OZ		FIN BSMT +																								
		FINISH		Rough		Trowel				LINEOLEUM					Embossed		Laminate		BSMT GAR +																										
		FINISHED AREA					sqft		HARDWOOD					BRICK +																															
		STORAGE		Rough		Built-in				TILE					FIREPLACE +																														
3										8																																			
		FRAMING				HEATING				ATTIC +																																			
		FLOOR JOISTS					2x6x24		2x8x16			NONE					UNIT		MONITOR		ELEC		HEATING -																						
		2x8		2x10		2x12		STEEL			STEAM					PLUMBING +																													
		STUDS					2x4x24		2x4x16			FORCED HOT AIR					Roof		Window+																										
		2x6x24		2x6x16			HW RADIANT																																						
		RAFTERS					2x4		2x6		2x8		2x10		MULTIZONE																														
		ENGINEERED TRUSSES					# FIREPLACES		HEARTH			TOTAL																																	
		CENTRAL AIR CONDITIONING					ADDITIONS		SF		AMOUNT																																		
4										9																																			
		ROOF				PLUMBING																																							
		SHEATHING					Bd		1/2		5/8		3/4		NONE					SPLIT LEVEL		RANCH		GARRISON		CAPE		MODULAR		CUSTOM															
		COVER		TP		210A		235A		Metal			3 PC					OLD		AVG		GOOD		BEST		DATE		TYPE		SALE		SOURCE		DATE LISTED											
		TRIM					DRIP EDGE		# BATHROOMS					2		3		4		5		MEAS																							
		CORNICE		Raked		Boxed			# STALL SHOWERS					2		3		4		PRICED																									
		GUTTERS					COPPER				# FIXTURES					4		5		6		7		8		REV'D																			
5										10																																			
		INTERIOR				ELECTRICAL				TOTAL																																			
		FINISH					NONE					ENTRANCE					60A		100A		200A		FACTOR																						
		WALL					Board		Panelling			WIRING					OLD		AVG		NEW		REPL VALUE																						
		Paper		Sheetrock		Plaster			QUALITY					MIN		AVG		GOOD		OCCUPANCY		CONSTRUCTION		SIZE		AREA		GR		AGE		REMOD		COND		REPL VAL		DEPR		PHYS VAL		OBS		SOUND VALUE	
		CABINETS					SW		HW		Built-in			DATA & CABLE					Y		N																								
		CLOSETS					Sm		Ample		Walk-in			SECURITY SYSTEM					Y		N		OUT BLDGS																						
		DOORS					Luan		Panel		Raised Panel			GENERATOR					Y		N																								
NUMBER OF ROOMS										ROOF TYPE																																			
BASEMENT					FLAT			MANSARD																																					
FIRST FLOOR					GABLE			CUSTOM																																					
SECOND FLOOR					GAMBREL			OTHER																																					
THIRD FLOOR					HIP																																								