

PROPERTY ASSESSMENT RECORD

TOWN OF

Nashville Plantation

CARD: 1 of 1

MAP	LOT	ROAD:	956 Portage Rd				Single Family	<input checked="" type="checkbox"/>	Residential		
2	20	OWNER:	Duperry, Paul				Two Family		Seasonal		
						Apartment		Other			
								Neighborhood			

RECORD OF OWNERSHIP				DATE	BK	PG	RET ST			2010	SUMMARY	
956 Portage Rd Nashville Plantation, ME 04732				6-4-90	2279	340	SC					LAND
											BLDGS	51100
											TOTAL	63800
										20	LAND	
											BLDGS	
											TOTAL	
										20	LAND	
											BLDGS	
											TOTAL	
										20	LAND	
											BLDGS	
											TOTAL	
										20	LAND	
											BLDGS	
											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	1.5		450		225		225	ACCESS	
TILLABLE								R/W	
PASTURE								SIZE	
WOODLAND								SHAPE	
WASTE								USE	
TOTAL	1.5						12725		

LOT COMPUTATIONS							OTHER FACTORS			
FRONTAGE	DEPTH	UNIT PRICE	DEPTH %	FRONT FT PRICE	TOTAL	DEPR	VALUE	LEVEL	PAVED RD	
								<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
								ROUGH	GRAVEL RD	
								ROLLING	TWN WATER	
								SWAMPY	DRILLED WELL	<input checked="" type="checkbox"/>
								HIGH	DUG WELL	
								LOW	TWN SEWER	

GPS LOCATION				AREA TRENDS			
N	W	°	'	°	'		
46	41	21.4	"			IMPROVING	DECLINED
68	27	5.5	"			STATIC	DECLINED
							SEPTIC



CONSTRUCTION								RECORD OF CONSTRUCTION			SKETCH																																																											
1 3 FOUNDATION		P F (A) G		6 3 EXTERIOR		P F (A) G		TYPE	YEAR	COST																																																												
EXCAVATION		6' 6' 6\"		SHEATHING Bd		1/2 5/8 3/4		STRUCTURAL																																																														
FOOTING		8x16 8x18 12x24 12x36		WALLS		T111 / B&B Log/ Alum		KITCHEN																																																														
PT WOOD		SONOTUBE FROST		Vinyl / Shing		ClapBd 2\"		LOG/Brick																																																														
ROCK/BRICK				WINDOWS		Builder Grade		Dbl Hung																																																														
CONCRETE BLOCK				Casement		Bow Bay		HEATING																																																														
POURED CONCRETE		8\"		INSULATION		Wrap 3\"FG 6\"FG																																																																
CONCRETE SLAB		Drainage: Y / N		DOORS		(2Ext) Solid Raised Custom																																																																
SITE WORK		Grade & clear Better		ATRIIUM																																																																		
2 3 BASEMENT		P F (A) G		7 3 FLOORS		P F (A) G		UNIT	SF	AMOUNT	COMPUTATIONS																																																											
NONE				SUBFLOOR		3/8 1/2 5/8 3/4		1SFr/B	1008	55278																																																												
DEPTH		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 (rowel)		LINEOLEUM		Embossed Laminate		BSMT GAR +																																																														
FINISHED AREA		sqft		HARDWOOD				BRICK +																																																														
STORAGE		Rough Built-in		TILE				FIREPLACE +	1	2870																																																												
3 3 FRAMING		P F (A) G		8 3 HEATING		P F (A) G					ATTIC +																																																											
FLOOR JOISTS		2x6x24 2x6x16		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		68148																																																												
				CENTRAL AIR CONDITIONING				ADDITIONS	SF	AMOUNT																																																												
4 3 ROOF		P F (A) G		9 3 PLUMBING		P F (A) G			WD	288	2591	<table border="1"> <tr> <td>SPLIT LEVEL</td> <td>RANCH</td> <td>GARRISON</td> <td>CAPE</td> <td>MODULAR</td> <td>CUSTOM</td> </tr> <tr> <td>DATE</td> <td>TYPE</td> <td>SALE</td> <td>SOURCE</td> <td colspan="2">DATE LISTED</td> </tr> <tr> <td>MO.</td> <td>YEAR</td> <td>Land/L&B/Bldg</td> <td>PRICE</td> <td>Buyer-Seller-Dec-Agent</td> <td>LISTED</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td>BETTER</td> <td>EQUAL</td> <td>LESS</td> </tr> <tr> <td colspan="3">INTERIOR CONDITION COMPARED TO EXTERIOR</td> <td>✓</td> <td></td> <td></td> </tr> <tr> <td>MEAS</td> <td colspan="3"></td> <td>ALP</td> <td></td> </tr> <tr> <td>PRICED</td> <td colspan="3"></td> <td>ALP</td> <td></td> </tr> <tr> <td>REV'D</td> <td colspan="3"></td> <td>MM</td> <td></td> </tr> </table>										SPLIT LEVEL	RANCH	GARRISON	CAPE	MODULAR	CUSTOM	DATE	TYPE	SALE	SOURCE	DATE LISTED		MO.	YEAR	Land/L&B/Bldg	PRICE	Buyer-Seller-Dec-Agent	LISTED					BETTER	EQUAL	LESS	INTERIOR CONDITION COMPARED TO EXTERIOR			✓			MEAS				ALP		PRICED				ALP		REV'D				MM	
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SHEATHING		Bd 1/2 5/8 3/4		NONE																																																																		
COVER		TP (10A) 235A Metal		PC (PC) OLD (AVG) GOOD BEST																																																																		
TRIM		DRIP EDGE ✓		# BATHROOMS		2 3 4 5																																																																
CORNICE		Raked (Boxed)		# STALL SHOWERS		2 3 4																																																																
GUTTERS		✓ COPPER		# FIXTURES		4 5 6 7 8																																																																
5 3 INTERIOR		P F (A) G		10 3 ELECTRICAL		P F (A) G		TOTAL		60729	OBSOLESCENCE FACTORS																																																											
FINISH		NONE		ENTRANCE		60A (100A) 200A		FACTOR		1.0	SURPLUS CAPACITY		ENCROACHMENTS	PLUMB & HEAT		UNFINISHED																																																						
WALL		Board Panelling ✓		WIRING		OLD (AVG) NEW		REPL VALUE		60729	STYLE		COMM. LOCATION		ECONOMIC																																																							
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		SF	1SFr/B	28736	1008	3.1		A	60729	25	45547		45547																																																			
CLOSETS		Sm Ample Walk-in ✓		SECURITY SYSTEM		Y N		OUT BLDGS						F	1888	35	1227		1227																																																			
DOORS		Luan Panel Raised Panel		GENERATOR		Y (N)			SHED1	1SFr	10x16	160		G	5068	15	4308		4308																																																			
									SHED2	1SFr	12x32	384																																																										
NUMBER OF ROOMS		ROOF TYPE																																																																				
BASEMENT		FLAT		MANSARD																																																																		
FIRST FLOOR		4-2-B		GABLE ✓		CUSTOM																																																																
SECOND FLOOR				GAMBREL		OTHER																																																																
THIRD FLOOR				HIP																																																																		