

MAP AND LOT: 5-5-A-1 <sup>36</sup>  
 36 BRACKETT HILL ROAD **CARMENS WAY**

PROPERTY ASSESSMENT RECORD

ALFRED, MAINE



5-5-A-1 10784 288

Mccormick, Michael J And Mary Chris

36 Brackett Hill Rd

RECORD OF OWNERSHIP	DATE	BOOK	PAGE	AMOUNT
Frechette, James and Melanie	4/14/03	12742	349	
Mater, Jennine E	2/13/07	15084	596	206000
Mater, Jennine E & Tsobanakis, George	93/19	18035	349	

LAND VALUE COMPUTATIONS AND SUMMARY

BUILDING PERMIT RECORD

PROPERTY FACTORS

CLASSIFICATION	NO. OF ACRES	RATE <sup>360</sup>	TOTAL
TILLABLE			
PASTURE			
WOODLAND	1.6 <del>1.0</del>		35000 6400
WASTE LAND	1.8	300	540
BASE	1.9		60000
TOTAL ACREAGE	1.8 4.11		
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
			FRONT FT. PRICE
TOTAL VALUE LAND		(05)	95500 66940
TOTAL VALUE BUILDINGS		(11)	111000 111000
TOTAL VALUE LAND & BUILDINGS		(13)	206500 177940

PERMIT NO.	EST. COST	DATE
(07) split		
MEMORANDA		
(05) LOT SPLIT & Remove FUR TC		
(11) M&L new detached F&R, 26 X 32 Average		
(13) M&L New Improvements		
(14) F&R addition w/ quarters 100% good		
(13)	(14)	
66940	66940	
169360	172500	
192940	234300	
	239440	

TOPOGRAPHY	IMPROVEMENTS
LEVEL	WATER drilled ✓
HIGH	SEWER septic ✓
LOW	GAS ✓
ROLLING	ELECTRICITY ✓
SWAMPY	ALL UTILITIES
STREET	TREND OF DISTRICT
PAVED	IMPROVING
SEMI-IMPROVED	STATIC ✓
DIRT	DECLINING
SIDEWALK	BLIGHTED

LAND VALUE COMPUTATIONS AND SUMMARY

ASSESSMENT RECORD

CLASSIFICATION	NO. OF ACRES	RATE	TOTAL
SOFTWOOD			
MIXED WOOD			
HARDWOOD	12.6	131	1658.12
WASTE LAND			
BASE	1.0		60000
TOTAL ACREAGE	14.0		1000
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR
			FRONT FT. PRICE
TOTAL VALUE LAND			63753
TOTAL VALUE BUILDINGS			111000
TOTAL VALUE LAND & BUILDINGS			174753

LAND	BLDG.	TOTAL
20	20	20
LAND	BLDG.	LAND
BLDG.	BLDG.	BLDG.
TOTAL	TOTAL	TOTAL
20	20	20
LAND	BLDG.	LAND
BLDG.	BLDG.	BLDG.
TOTAL	TOTAL	TOTAL
20	20	20
LAND	BLDG.	LAND
BLDG.	BLDG.	BLDG.
TOTAL	TOTAL	TOTAL

INSPECTION WITNESSED BY:

*J. M. James Frechette*





# BUILDING RECORD

COLOR BUILDING

OCCUPANCY					PLUMBING			COMMERCIAL COMPUTATIONS			
1	2	3	4		STANDARD	NO.	M	O	EXTERIOR WALL CODES		
VAC. LOT DWELLING COMM. OTHER					BATHROOM				1 FRAME	5 STUCCO	9 CONCRETE
BASEMENT					TOILET ROOM				2 BRICK	6 TILE	10 ENAM. STL.
1	2	3	4	5	SINK/LAVATORY/SS				3 GLASS	7 STONE	
NONE CRAWL 1/4 1/2 FULL					WATER CLOSET/URINAL				4 C B	8 METAL	
FOUNDATION								EXTERIOR WALLS			
P	B & S	CB	CONC		NO PLUMBING			PERIMETER			
HEATING								L/F			
					OTHER FEATURES			PERIM. AREA RATIO			
NO HEAT					PART MASONRY WALLS			NO. OF UNITS			
NO HEAT 2ND ONLY					FIREPLACE (INGRADE)			AVG. UNIT SIZE			
WARM AIR F G					BSMT. RR/APT.			BASEMENT SIZE			
HW/STEAM BB RAD					BSMT. GAR 1 2			SCHEDULE			
FLOOR/WALL FURNACE					BUILT-IN RANGE/DW/DISP			HT.			
AIR CON./ELEC.					MODERN KITCHEN			BASEMENT			
ATTIC					EXTERIOR BETTER			FIRST			
1	2	3	4	5	INTERIOR BETTER			SECOND			
NONE UNFIN. 1/4 1/2 FULL								THIRD			
ROOF					LIVING ACCOMMODATIONS			BASE PRICE			
SHINGLES ASP/ASB/WOOD					NO. OF UNITS			B P A			
SLATE/TILE/METAL					BED ROOMS			SUB TOTAL			
ROLL/T & G					TOTAL ROOMS			LIGHTING			
					FAMILY ROOMS			HTG/AIR CON.			
EXTERIOR WALLS					DWELLING COMPUTATIONS			SPRINKLER			
BEVEL/DROP/ALUM/VIN					STORY F M			PARTITIONS			
SHINGLE ASPH/ASB/WOOD					S.F.			INTERIOR FINISH			
CB/STUCCO/BRICK VENEER/STONE					BASEMENT			SF/CF PRICE			
MASONITE/TI-II					HEATING			AREA CUBED			
PLATE GLASS - AL/WD					PLUMBING			SUB TOTAL			
FLOORS					ATTIC			M & O.F.			
	B	1	2	3	A	INTERIOR FINISH			ADDITIONS		
CONC/DIRT					ADD. & PORCHES			TOTAL BASE			
HARD WOOD					Use 75% for			GRADE FACTOR			
SOFT WOOD/SUB					Attached			REPLACEMENT COST			
TILE					FDM			FUNCTIONAL DEPRECIATION FACTORS			
W - W								SURPLUS CAP			
JOISTS								ENCROACHMENTS			
								ECONOMIC			
								BLIGHTED AREA			
								COMM. LOCATION			
								OVERBUILT			
								STRUCTURAL			

SKETCH									
O W T E									
CONTEMPORARY	SPLIT LEVEL	RANCH (R)	CAPE	COLONIAL	CONVENTIONAL				

MEMORANDA  
 9/5/13 - M<sup>3</sup> L living quarters over garage, see plans, ~707ogood, 1/2014

INTERIOR FINISH					TOTAL	38055	
	B	1	2	3	A	GRADE	1.35
DRYWALL/PLASTER					TOTAL	51374	
PANELING					O. F.		
FIBERBOARD					TOTAL		
JNFINISHED					C & D FACTOR		
REMODELING DATA					REPL. COST	51374	
KITCHEN							
PLUMBING							
HEAT							
BASEMENT							
OTHER							

SUMMARY OF BUILDINGS											
TYPE	LOC.	NO.	CONSTRUCTION	SIZE	RATE	GRADE	ERECTED	CONDITION	REPLACEMENT COST	DEPR.	TRUE VALUE
DWELLING											
GARAGE											
BARN											
SHED											
Quantres over Garage			15/FR/FGR	734#	1.35	2013	VG		51374	3%	49833
COMMERCIAL BUILDING											
LISTED			DATE								
TOTAL CARDS THRU											
TOTAL VALUE ALL BUILDINGS										49833	

CONDITION: 1-EXCELLENT; 2-GOOD; 3-AVERAGE; 4-FAIR; 5-POOR

DO NOT CONFUSE THE TWO

GRADE DENOTES QUALITY OF CONSTRUCTION: A-EXC.; B-GOOD; C-AVERAGE; D-CHEAP; E-VERY CHEAP  
 DEPRECIATION FACTOR REFERS TO THE CONDITION, DESIRABILITY, USEFULNESS OF THE BUILDING.