

CYR FAMILY LIMITED PARTNERSHIP
 PO BOX 56
 PORTAGE ME 04768

B2391P8 B4488P127

Previous Owner
 RAFFORD, LEO
 RAFFORD, PATRICIA

ASHLAND ME 04732
 Sale Date: 7/11/2007

Inspection Witnessed By:

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

Notes:

Ashland

Property Data			Assessment Record						
Neighborhood 39 MASARDIS ROAD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2009	18,200	0	0	18,200		
1ST MORTGAGE 0			2013	20,500	0	0	20,500		
2ND MORTGAGE 0			2014	21,600	0	0	21,600		
Zone/Land Use 11 Residential			2016	25,200	0	0	25,200		
Secondary Zone			2020	23,900	0	0	23,900		
Topography 2 Rolling			2021	34,000	0	0	34,000		
1.Level 4.Below St 7.LevelBog									
2.Rolling 5.Low 8.									
3.Above St 6.Swampy 9.									
Utilities 9 None 9 None									
1.Public 4.Dr Well 7.Cesspool									
2.Water 5.Dug Well 8.Spring									
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									
Springwork Year 0									
Tif District # 0									
Sale Data			Land Data						
Sale Date 7/11/2007			Front Foot	Type	Effective		Influence		Influence Codes
Price 320,000					Frontage	Depth	Factor	Code	
Sale Type 1 Land Only			20.Miscellaneous					1.Vacancy	
1.Land 4.Mobile 7.C/I L&B			21.Developed Lot					2.Semi-Improved	
2.L & B 5.Other 8.			22.Undeveloped Ba					3.Topography	
3.Building 6.C/I Land 9.			23.Misc (Fract)					4.Size/Shape	
Financing 1 Conventional			24.Developed Lot					5.Access	
1.Convent 4.Seller 7.								6.Restrict Use	
2.FHA/VA 5.Private 8.								7.Open Space	
3.Assumed 6.Cash 9.Unknown								8.Develop Off Wt	
Validity 1 Arms Length Sale			Square Foot	Square Feet				9.Fract Share	
1.Valid 4.Split 7.Renovate			25.Undeveloped Ba					Acres	
2.Related 5.Partial 8.Other			26.Rear Land 1 (n					39.Hardwood TG	
3.Distress 6.Exempt 9.			27.Rear Land 2 (n					40.Wasteland	
Verified 1 Buyer			28.Rear Land 3 (n					41.Open Space	
1.Buyer 4.Agent 7.Family			29.Rear Land 4 (a					42.Mobile Home Si	
2.Seller 5.Pub Rec 8.Other								43.Condo Site	
3.Lender 6.MLS 9.			Fract. Acre	Acres/Sites				44.Lot Improvemen	
			30.Frontage	25	1.00	100	%	0	
			31.Tillable	26	5.00	100	%	0	
			32.Pasture	27	3.00	100	%	0	
			Acres	37	52.00	100	%	0	
			33.Orchard	38	80.00	100	%	0	
			34.Softwood F&O	39	17.00	100	%	0	
			35.Mixed Wood F&O	40	5.00	100	%	0	
			36.Hardwood F&O	Total Acreage 163.00					
			37.Softwood TG						
			38.Mixed Wood TG						

- 1.Vacancy
- 2.Semi-Improved
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restrict Use
- 7.Open Space
- 8.Develop Off Wt
- 9.Fract Share
- Acres**
- 39.Hardwood TG
- 40.Wasteland
- 41.Open Space
- 42.Mobile Home Si
- 43.Condo Site
- 44.Lot Improvemen
- 46.Golf Course
- 47.Campsite (w,s,
- 48.Campsite (e)
- 49.Utility R/W
- 50.Class I TG Roa
- 51.Class II TG Ro


Ashland

Map Lot 006-003

Account 923

Location MASARDIS ROAD

Card 1 Of 1 8/19/2021

Building Style 0	SF Bsmt Living 0	Layout 0
1.Conv. 5.Colonial 9.Condo	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Log	OPEN 5 OPTIONAL 0	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Other	Heat Type 100% 0	3. 6. 9.
4.Cape 8.Cottage 12.Gambrel	1.HWBB 5.FWA 9.No Heat	Attic 0
Dwelling Units 0	2.HWCI 6.GravWA 10.	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories 0	4.Radiant 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.3.5	Cool Type 0% 9 None	Insulation 0
2.2 5.1.75 8.4	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.1.25	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 0	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Shingles 9.Other	Kitchen Style 0	Unfinished % 0%
2.Vinyl 6.Brick 10.Aluminu	1.Modern 4.Obsolete 7.	Grade & Factor 0 0%
3.Compos. 7.Stone 11.Log	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grad
4.Asbestos 8.Concrete 12.Stone	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S Grad
Roof Surface 0	Bath(s) Style 0	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled	1.Modern 4.Obsolete 7.	SQFT (Footprint) 0
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 0
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 0	Phys. % Good 0%
Year Built 0	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 0	# Fireplaces 0	1.Incomp 4.Plumb/He 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Dilap 8.Multi-Fa
2.C Block 5.Slab 8.		3.Style 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 0		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 7.
2.1/2 Bmt 5.Crawl 8.		1.Location 4.Generate 8.
3.3/4 Bmt 6. 9.None		2.Encroach 9.None 9.
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 0		1.Interior 4.Vacant 7.
1.Dry 4.Dirt 7.		2.Refusal 5.Estimate 8.Exist Re
2.Damp 5. 8.	3.Informed 6.Hanger 9.	
3.Wet 6. 9.	Information Code 0	
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.Exist Re
		3.Tenant 6.Other 9.For Sale

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.Finished 1/2 S
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic