

MARTIN, FRANK
17 RADAR RD
ASHLAND ME 04732

B6084P21

Previous Owner
COLBATH, RUEL
MCHATTEN, SANDRA
2052 STATE ROAD
CASTLE HILL ME 04757
Sale Date: 10/23/2020

Inspection Witnessed By:

X Date

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	22,700	12,400	11,700	23,400		
1ST MORTGAGE 0			2013	22,700	12,400	8,800	26,300		
2ND MORTGAGE 0			2014	22,700	12,400	9,400	25,700		
Zone/Land Use 11 Residential			2016	22,700	12,400	0	35,100		
Secondary Zone			2020	22,700	12,400	0	35,100		
Topography 2 Rolling			2021	36,700	0	0	36,700		
1.Level 4.Below St 7.LevelBog 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9.									
Utilities 4 Drilled Well 6 Septic System									
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 10/23/2020			Front Foot	Type	Effective		Influence		Influence Codes
Price 20,000					Frontage	Depth	Factor	Code	
Sale Type 2 Land & Buildings			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 9 Unknown			24.Developed Lot					5.Access	
1.Convent 4.Seller 7.			Square Foot	Square Feet				6.Restrict Use	
2.FHA/VA 5.Private 8.				25.Undeveloped Ba				7.Open Space	
3.Assumed 6.Cash 9.Unknown			26.Rear Land 1 (n					8.Develop Off Wt	
Validity 1 Arms Length Sale			27.Rear Land 2 (n					9.Fract Share	
1.Valid 4.Split 7.Renovate			28.Rear Land 3 (n					Acres	
2.Related 5.Partial 8.Other			29.Rear Land 4 (a					39.Hardwood TG	
3.Distress 6.Exempt 9.			Fract. Acre	Acres/Sites				40.Wasteland	
Verified 5 Public Record				30.Frontage	24	1.00	100 %	0	41.Open Space
1.Buyer 4.Agent 7.Family			31.Tillable	26	5.00	100 %	0	42.Mobile Home Si	
2.Seller 5.Pub Rec 8.Other			32.Pasture	27	25.00	100 %	0	43.Condo Site	
3.Lender 6.MLS 9.			Acres	28	9.00	100 %	0	44.Lot Improvemen	
				33.Orchard	44	1.00	75 %	1	46.Golf Course
			34.Softwood F&O					47.Campsite (w,s,	
			35.Mixed Wood F&O					48.Campsite (e)	
			36.Hardwood F&O					49.Utility R/W	
			37.Softwood TG					50.Class I TG Roa	
			38.Mixed Wood TG					51.Class II TG Ro	
			Total Acreage		40.00				


Ashland

Map Lot 006-014

Account 314

Location 484 MASARDIS ROAD

Card 1 Of 1 8/19/2021

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Colonial 9.Condo	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Log	OPEN 5 OPTIONAL	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Other	Heat Type 100%	3. 6. 9.
4.Cape 8.Cottage 12.Gambrel	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.Radiant 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.3.5	Cool Type 0%	Insulation
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	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Shingles 9.Other	Kitchen Style	Unfinished %
2.Vinyl 6.Brick 10.Aluminu	1.Modern 4.Obsolete 7.	Grade & Factor
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	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled	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.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
Basement		Economic Code
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		Entrance Code 5 Estimated
Wet Basement		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 5 Estimate	
	1.Owner 4.Agent 7.Vacant	
	2.Relative 5.Estimate 8.Exist Re	
	3.Tenant 6.Other 9.For Sale	

Date Inspected 7/15/2020

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