

Worcester, Heather M.

412 Topaz Drive

South Portland ME 04106

B17131P321

Previous Owner
Martha, Kenneth M.
26 Oakwood Street

Lyman ME 04002
Sale Date: 11/06/2015

Previous Owner
Scarks, Michael
ATT: Oakwood Management
120 Exchange St., Suite 102
Portland ME 04101
Sale Date: 6/27/2012

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
06/27/2012 Scarks to Martha - \$32,500 - added as interested party until after commitment.
11/14/2012 BP# 12-137 Enclose porch. Added shed.

Lyman

Property Data			Assessment Record					
Neighborhood	19 OAKWOOD MHC		Year	Land	Buildings	Exempt	Total	
Tree Growth Year	0		2005	36,000	0	0	36,000	
Road Frontage/ft	122		2006	36,000	0	0	36,000	
Water Frontage/ft	0		2007	36,000	0	0	36,000	
Zone/Land Use	11 Residential		2008	36,000	0	0	36,000	
Secondary Zone			2010	36,000	0	0	36,000	
Topography	1 Level	1 Level	2012	36,000	0	0	36,000	
1.Level	4.Low	7.	2013	36,000	37,400	0	73,400	
2.Sloping	5.Swampy	8.	2014	36,000	37,400	0	73,400	
3.Rolling	6.Ledge	9.	2015	36,000	37,400	0	73,400	
Utilities	2 Public Water	6 Septic	2016	36,000	37,400	0	73,400	
1.Public	4.Dr Well	7.Cesspool	2017	36,000	37,400	0	73,400	
2.Water	5.Dug Well	8.	2018	36,000	37,400	0	73,400	
3.Sewer	6.Septic	9.None						
Street	1 Paved		Land Data					
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence	
2.Gravel	5.R O W	8.	11.Regular Lot		Frontage	Depth	Factor	Code
3.Semi-Imp	6.	9.None	12.Delta Triangle				%	
Waterfront	0		13.Nabla Triangle				%	
Reinspection	0		14.Rear Land				%	
Sale Data			15.				%	
Sale Date	11/06/2015						%	
Price	77,500		Square Foot	Square Feet				
Sale Type	2 Land & Buildings		16.Regular Lot				%	
1.Land	4.Mobile	7.	17.Secondary Lot				%	
2.L & B	5.Comm	8.	18.Excess Land				%	
3.Building	6.Other	9.	19.Condominium				%	
Financing	9 Unknown		20.				%	
1.Conv	4.Seller	7.					%	
2.FHA/VA	5.Private	8.	Fract. Acre	Acres/Sites				
3.Assumed	6.Cash	9.Unknown	21.Baselot Imp Fr	21	0.60	100	%	0
Validity	1 Arms Length Sale		22.Baselot Unimp	44	1.50	100	%	0
1.Valid	4.Split/Asm	7.Changes	24.Baselot Imp				%	
2.Related	5.Partial	8.Other					%	
3.Distress	6.Exempt	9.questionab	Acres				%	
Verified	5 Public Record		25.Baselot Unimp				%	
1.Buyer	4.Agent	7.Family	26.Frontage				%	
2.Seller	5.Pub Rec	8.Other	27.Secondary Lot				%	
3.Lender	6.MLS	9.Confid	28.Rear 1				%	
			29.Rear 2				%	
			30.Water Frontage				%	
				Total Acreage		0.60		
							1.Misimproved 2.Excess Frontag 3.Topography 4.Size/Shape 5.Access 6.Restrict/Servi 7.Corner 8.View/Environme 9.Fractional Sha Acres 31.Tillable/Orcha 32.Pasture 33.Horticultural/ 34.Blueberry Barr 35.Gravel Pit 36.Farm/Open Spac 37.Softwood (TG) 38.Mixed Wood (TG) 39.Hardwood (TG) 40.Wasteland 41.Roadway 42.Mobile Home Si 43.Condominium Si 44.Lot Improvemen 45.Campsite 46.Secondary Use/ 47.Softwood (Farm)	

Lyman

Map Lot 32-010

Account 2180

Location 26 Oakwood Street

Card 1 Of 1 9/01/2017

Building Style			SF Bsmt Living			Layout					
1.Conv	5.Log	9.....	Fin Bsmt Grade			1.Typical	4.	7.			
2.Bi Level	6.Dbl Wd	10.				2.Inadeq	5.	8.			
3.Split	7.Seasonal	11.	Heat Type 100%			3.	6.	9.			
4.Contemp	8.Other	12.	1.HW	5.FWA	9.No Heat	Attic					
Dwelling Units			2.HW Floor	6.GravWA	10.	1.F/Stair	4.3/4 Fin	7.			
Other Units			3.H Pump	7.Electric	11.	2.1/4 Fin	5.Full Fin	8.			
Stories			4.Steam	8.F/Wall	12.	3.1/2 Fin	6.	9.None			
1.1	4.1.5	7.	Cool Type 0%			Insulation					
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.	1.Full	4.	7.			
3.3	6.2.5	9.	2.Evapor	5.	8.	2.Capped	5.	8.			
Exterior Walls			3.H Pump	6.	9.None	3.Minimal	6.	9.None			
1.Wood	5.Stucco	9.....	Kitchen Style			Unfinished %					
2.AI/Vinyl	6.Mas Ven	10.	1.Typical	4.	7.	Grade & Factor					
3.Compostn	7.Masonry	11.	2.Inadequa	5.	8.	1.E Grade	4.B Grade	7.A+ Grade			
4.Asb/Asp	8.Other	12.	3.Modern	6.	9.None	2.D Grade	5.B+ Grade	8.AA Grade			
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade	9.Same			
1.Asphalt	4.Composit	7.	1.Typical	4.	7.	SQFT (Footprint)					
2.Slate	5.Wood	8.	2.Inadequa	5.	8.	Condition					
3.Metal	6.Other	9.	3.Modern	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
DORMER #LF			# Bedrooms			3.Avg-	6.Good	9.Same			
CENTRAL			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Addn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Other	7.			
1.Concrete	4.Wood	7.				2.O-Built	5.	8.			
2.C Block	5.Slab	8.				Econ. % Good			3.Record	6.	9.
3.Br/Stone	6.Piers	9.				Economic Code			0.None 3.Services 6.Comm Wal		
Basement						Entrance Code 1 Inspect			1.Location 4.Vis Imp 8.Fraction		
1.1/4 Bmt	4.Full Bmt	7.				1.Inspect			4.Estimate	7.	
2.1/2 Bmt	5.Crawlsp	8.				2.Refusal			5.	8.	
3.3/4 Bmt	6.	9.None				3.Vacant			6.	9.	
Bsmt Gar # Cars						Information Code 5 Estimate			1.Owner 4.Agent 7.		
Wet Basement						1.Relative 5.Estimate 8.			2.Tenant 6.Other 9.		
1.Dry	4.	7.				2.Relative			5.Estimate	8.	
2.Damp	5.	8.	3.Tenant			6.Other	9.				
3.Wet	6.	9.									



Date Inspected 8/20/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
760 Continental	2008	14x56	3 100	4	0 %	100 %		1.One Story Fr
67 Wood Deck	2008	60	3 100	4	0 %	100 %		2.Two Story Fr
22 Encl Fr Porch	2012	112	3 100	4	0 %	100 %		3.Three Story Fr
79 Skirting /LF	2008	140	3 100	4	0 %	100 %		4.1 & 1/2 Story
78 Slab	2012	924	3 100	4	0 %	100 %		5.1 & 3/4 Story
24 Fr Shed	2012	80	3 100	4	0 %	100 %		6.2 & 1/2 Story
					%	%		21.Open Fr Porch
					%	%		22.Encl Fr Porch
					%	%		23.Fr Garage
					%	%		24.Fr Shed
					%	%		25.Fr Bay Window
					%	%		26.1S Fr Overhang
					%	%		27.Unfinished Bas
					%	%		28.Unfinished Att
					%	%		29.Finished Attic

