

MCGLINCEY, DANIEL B
 640 MIDDLE ROAD
 WATERBORO ME 04087
 B10912P351 B11222P1 B16417P732 B16730P440
 Previous Owner
 HAMILTON PAULA R & MCGLINCEY, WILLIAM
 640 MIDDLE ROAD
 WATERBORO ME 04087
 Sale Date: 11/12/2013
 Previous Owner
 HOLMES HENRY L INC
 P O BOX 618
 PARSONSFIELD ME 04047
 Sale Date: 7/25/2007

Property Data		
Neighborhood	65 MIDDLE RD	
Tree Growth Year	0	
1ST MORTGAGE	0	
2ND MORTGAGE	0	
Zone/Land Use	33 Forest/Agricultural..	
Secondary Zone		
Topography	3 Above Street	
1.Level	4.Below St	7.Steep
2.Rolling	5.Low	8.Wet
3.Above St	6.Swampy	9.Lev/Roll
Utilities	9 No Water/No Sewer	
1.Public	4.Improve	7.Improve
2.Water	5.Improve	8.
3.Sewer	6.Improve	9.None
Street	1 Paved	
1.Paved	4.Proposed	7.ROW
2.Semi Imp	5.Pvt	8.None
3.Gravel	6.Aband	9.TG PLAN
LAND USE	0	
BUILDING USE	0	
Sale Data		
Sale Date	11/12/2013	
Price	182,100	
Sale Type	2 Land & Buildings	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	1 Conventional	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	1 Arms Length Sale	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
Verified	1 Buyer	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record				
Year	Land	Buildings	Exempt	Total
2005	27,700	62,000	0	89,700
2006	0	0	0	0
2007	77,000	148,300	0	225,300
2008	89,700	148,300	0	238,000
2010	89,700	148,300	0	238,000
2011	89,700	148,300	0	238,000
2012	89,700	148,300	0	238,000
2013	89,700	148,300	0	238,000
2014	89,700	148,300	0	238,000
2015	89,700	148,300	0	238,000
2016	75,600	148,300	0	223,900
2017	75,600	148,300	0	223,900

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Ossipee WF				%		1.Unimproved
12.Arrowhead WF				%		2.Excess Ftg /De
13.Waterfront				%		3.Topography
14.Rear Land				%		4.Size/Shape
15.Misc				%		5.Access or Rear
				%		6.Restriction
				%		7.Open Space
				%		8.View/Environ
				%		9.Fract Share
Square Foot		Square Feet				Acres
16.Regular Lot				%		30.Rear (201+)
17.Secondary Lot				%		31.Tillable/Horti
18.Excess Land				%		32.Pasture
19.Condominium				%		33.Orchard
20.Pavement				%		34.Frontage
Fract. Acre		Acreage/Sites				
21.Homesite (Frac	21	5.00	100	%	0	35.Triangular Lot
22.Vacant Lot (Fr	26	4.48	100	%	0	36.Commercial
23.Non Conforming				%		37.Softwood
				%		38.Mixed Wood
				%		39.Hardwood
				%		40.Wasteland
				%		41.Gravel Pit (Ac
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Utility ROW
				%		45.Camp Lot
				%		46.Site Improve
Total Acreage				9.48		

