

PATRY CHRISTOPHER M
PATRY KERRY T
172 STAR HILL ROAD
WATERBORO ME 04087

B14679P171 B15529P19

Previous Owner
ULLMANN GREGORY & KATHRYN M
172 STARR HILL ROAD

WATERBORO ME 04087
Sale Date: 4/16/2009

Previous Owner
BLAKE WILLIAM D
PO BOX 1022

SCARBOROUGH ME 04074
Sale Date: 11/22/2005

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
17.1122 - correct m/l from 003-015 to 003-015-002 -sb

Waterboro

Property Data			Assessment Record						
Neighborhood 64 STAR HILL RD			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	84,300	360,200	10,000	434,500		
1ST MORTGAGE 0			2013	84,300	360,200	10,000	434,500		
2ND MORTGAGE 0			2014	84,300	360,200	10,000	434,500		
Zone/Land Use 31 Agricultural/Residential			2015	84,300	360,200	10,000	434,500		
Secondary Zone			2016	69,400	356,700	15,000	411,100		
Topography 2 Rolling			2017	69,400	356,700	15,000	411,100		
1.Level 4.Below St 7.Steep			2018	69,400	356,700	20,000	406,100		
2.Rolling 5.Low 8.Wet			2019	69,400	356,700	20,000	406,100		
3.Above St 6.Swampy 9.Lev/Roll			2020	69,400	356,700	20,000	406,100		
Utilities 9 No Water/No Sewer			2021	76,400	356,700	24,500	408,600		
1.Public 4.Improve 7.Improve			2022	83,300	392,400	25,000	450,700		
2.Water 5.Improve 8.			2023	91,700	435,200	25,000	501,900		
3.Sewer 6.Improve 9.None			2024	102,800	494,200	25,000	572,000		
Street 1 Paved			2025	125,400	641,700	25,000	742,100		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None									
3.Gravel 6.Aband 9.TG PLAN			Front Foot	Type	Effective		Influence		Influence Codes
LAND USE 0			11.Ossipee WF		Frontage	Depth	Factor	Code	
BUILDING USE 0			12.Arrowhead WF				%		1.Unimproved
Sale Data			13.Waterfront				%		2.Excess Ftg /De
Sale Date 12/04/2008			14.Rear Land				%		3.Topography
Price 335,000			15.Misc				%		4.Size/Shape
Sale Type 2 Land & Buildings							%		5.Access or Rear
1.Land 4.Mobile 7.							%		6.Restriction
2.L & B 5.Other 8.			Square Foot	Square Feet					7.Open Space
3.Building 6. 9.			16.Regular Lot				%		8.View/Environ
Financing 9 Unknown			17.Secondary Lot				%		9.Fract Share
1.Convent 4.Seller 7.			18.Excess Land				%		Acres
2.FHA/VA 5.Private 8.			19.Condominium				%		30.Rear (201+)
3.Assumed 6.Cash 9.Unknown			20.Pavement				%		31.Tillable/Horti
Validity 3 Distressed Sale							%		32.Pasture
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites					33.Orchard
2.Related 5.Partial 8.Other			21.Homesite (Frac	21	2.00	100	%	0	34.Frontage
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr	24	7.30	100	%	0	35.Triangular Lot
Verified 5 Public Record			23.Non Conforming				%		36.Commercial
1.Buyer 4.Agent 7.Family			Acres				%		37.Softwood
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)				%		38.Mixed Wood
3.Lender 6.MLS 9.			25.Excess (10+)				%		39.Hardwood
			26.Excess				%		40.Wasteland
			27.Rear (1-100)				%		41.Gravel Pit (Ac
			28.Rear (101-150)				%		42.Mobile Home Si
			29.Rear (151-200)				%		43.Condo Site
			Total Acreage		9.30				44.Utility ROW
									45.Camp Lot
									46.Site Improve

Waterboro

Map Lot 003-015-002

Account 166

Location 172 STAR HILL ROAD

Card 1

Of 1

9/25/2024

Building Style	4 Cape Cod	SF Bsmt Living	0	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsmt Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL 0		2.Inadeq
3.R Ranch	7.Contemp/	11.Condo	Heat Type	100%	3 Hot Water Rad
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units 1		2.HWCI		6.GravWA	10.
Other Units 0		3.HWRAD		7.Electric	11.
Stories		4.Steam		8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0%	9 None
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls		3.H Pump		6.	9.None
1 Wood Siding		Kitchen Style		1 Modern	
0.Wood	4.Asb/Asph	8.Alum/Vin	1.Modern	4.Obsolete	7.
1.Wood	5.T-111	9.Other	2.Typical	5.	8.
2.Wd Sh	6.Br/St	11.	3.Old Type	6.	9.None
3.Compos.	7.Nov	12.	Bath(s) Style		1 Modern Bath(s)
Roof Surface		1.Modern		4.Obsolete	7.
1.Asphalt	4.Composit	7.	2.Typical	5.	8.
2.Slate	5.Wood	8.	3.Old Type	6.	9.None
3.Metal	6.Other	9.	# Rooms		0
SF Masonry Trim		# Bedrooms		3	
OPEN-3-		# Full Baths		2	
OPEN-4-		# Half Baths		1	
Year Built	1790	# Addn Fixtures		1	
Year Remodeled	2000	# Fireplaces		2	
Foundation		Functional Code		5 Cond/Des/Util	
1 Concrete		1.Incomp		4.Small	7.Layout
1.Concrete	4.Wood	7.	2.O-Built	5.CDU	8.Other
2.C Block	5.Slab	8.	3.Damage	6.Style	9.None
3.Br/Stone	6.Prs/Post	9.	Econ. % Good		100%
Basement		Economic Code		None	
4 Full Basement		0.None		3.Services	7.
1.1/4 Bmt	4.Full Bmt	7.	1.Location	4.Traffic	8.
2.1/2 Bmt	5.None	8.	2.Encroach	9.None	9.
3.3/4 Bmt	6.	9.None	Entrance Code		0
Bsmt Gar # Cars		1.Interior		4.Vacant	7.
0		2.Refusal		5.Estimate	8.
Wet Basement		3.Informed		6.Office	9.RS
1 Dry Basement		Information Code		0	
1.Dry	4.	7.	1.Owner	4.Agent	7.
2.Damp	5.	8.	2.Relative	5.Estimate	8.
3.Wet	6.	9.	3.Tenant	6.Other	9.SNY



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	2000	440	0 0	0	0	0 %	0 %	1.One Story Fram
1 One Story Frame	2000	696	0 0	0	0	0 %	0 %	2.Two Story Fram
60 1.25 ST Gar	2000	768	0 0	0	0	0 %	0 %	3.Three Story Fr
21 Open Frame	2000	384	0 0	0	0	0 %	0 %	4.1 & 1/2 Story
21 Open Frame	2000	60	0 0	0	0	0 %	0 %	5.1 & 3/4 Story
65 Barn/Stable	0	2501	0 0	0	75	84 %	84 %	6.2 & 1/2 Story
23 Frame Garage	0	400	0 0	0	0	0 %	0 %	21.Open Frame Por
24 Frame Shed	0	940	0 0	0	0	0 %	0 %	22.Encl Frame Por
63 Swimming Pool	2000	648	0 0	0	50	50 %	50 %	23.Frame Garage
62 Patio	2000	528	0 0	0	0	0 %	0 %	24.Frame Shed
								25.Frame Bay Wind
								26.1SFr Overhang
								27.Unfin Basement
								28.Unfinished Att
								29.Finished Attic

