

CHART	LETTER	BLOCK	LOT	UNIT NO.	CARD NUMBER	NUMBER	STREET NAME	CLASS	STREET CODE	STREET NO.	LAND USE	ROUTE
052		H	004	001	01 of 01	52-152A	WASHBURN AVE	RE	1777	0152	12	3

OWNER & MAILING ADDRESS

01 MILLER ANN B & ROBERT
 02 A JTS
 03 152 WASHBURN AVE WEST
 04 PORTLAND MAINE 04102

LEGAL DESCRIPTION

52-H-4 WASHBURN AVE
 WEST 152
 5000 SQ FT

LIVING UNITS	ZONE	NC	NEIGHBORHOOD	PARTIAL	ACCOUNT NO.	FRAME NUMBER	PLANNING DISTRICT
002	R5	[]	102		M52985		12

LAND DATA & COMPUTATIONS									
0 NONE	N	ACTUAL FRONTAGE	EFFECTIVE FRONTAGE	EFFECTIVE DEPTH	ACTUAL UNIT PRICE	DEPTH FACTOR	EFFECTIVE UNIT PRICE	INFLUENCE FACTOR	LAND VALUE

101	LOT	L						[] %	
102	1 Regular Lot	L						[] %	
103	2 Apartment Site	L						[] %	
110	SQUARE FEET	S 1	5000	SQUARE FEET	0.00			[] 0 %	
111	1 Primary Site	S		SQUARE FEET				[] %	
112	2 Secondary Site	S		SQUARE FEET				[] %	
115	3 Undeveloped	S		SQUARE FEET				[] %	
116	4 Residential	A		ACRES				[] %	
117	5 Waterfront	A		ACRES				[] %	
125	0 TOTAL	S		SQUARE FEET					

GROSS	3 Residual	G
1 Irregular Lot	4 Homesite	
2 Site Value	9 Minus R.O.W.	

PROPERTY FACTORS							
TOPOGRAPHY	411 UTILITIES	421 STREET/ROAD	441 TRAFFIC				
LEVEL 1	ALL PUBLIC 1	PAVED 1	LIGHT 1				
ABOVE STREET 2	PUBLIC WATER 2	SEMI IMPROVED 2	MEDIUM 2				
BELOW STREET 3	PUBLIC SEWER 3	UNPAVED 3	HEAVY 3				
ROLLING 4	GAS 4	PROPOSED 4	NONE 4				
STEEP 5	WELL 5	CURB & GUTTER 5					
LDW 6	SEPTIC 6	SIDEWALK 6					
SWAMPY 7	NONE 7	ALLEY 7					
LEDGE 8		NONE 8					

MEMORANDUM

Fair condition Interior Saging Floors
 old plumbing through out

VALUE SUMMARY		PREVIOUS ASSESSMENT	
LAND		LAND	11500
BUILDING		BUILDING	32920
TOTAL		TOTAL	44420
EXEMPT		EXEMPT	

SALES DATA					
MO	YR	TYPE	AMOUNT	SOURCE	VALID
200					
201					
202					
TYPE			VALIDITY CODES		
1 Land	0 Valid Sale		H. Court Order Decree		
2 Land and Buildings	A. Relative Sale		I. Bankruptcy Proceeding		
3 Building	B. Intra Corporation		J. Undivided Interest		
	C. Included Excessive Personal Property		K. To or From Non-Profit Organization		
	D. Changed After Sale/Assmt.		L. Repossession/Sale of Foreclosed Property		
	E. To or From Government		M. Zoning Change		
	F. Transfer of Convenience		N. Other		
	G. Partial Sale of Assessed Unit				

ENTRANCE CODES		INFO CODES
0 Entrance and Signature Gained	1 Entrance Gained	1 Owner
2 Not Applicable, Unimproved Parcel	3 Entrance and Information Refused	2 Tenant
4 Entrance Refused, Information at Door	5 Currently Unoccupied	3 Other
6 Estimated for Miscellaneous Reasons (See Memorandum)	7 Occupant Not at Home	

SIGNATURE BY OWNER OR AGENT BELOW INDICATES DATA ON THIS FORM WAS COLLECTED IN YOUR PRESENCE. IT DOES NOT MEAN THAT YOU HAVE VERIFIED THE INFORMATION HEREON.

SIGNATURE: *Ann B. Miller*

DATE INSPECTED: 01/18/90 8:30

COLLECTOR: C.D.

951	LAND VALUE	REASON	DATE	REVIEWER
961	MARKET REVIEW TOTAL VALUE	R	MONTH/DAY/YEAR	REVIEW
971	EXEMPT VALUE	REASON	DATE	

STORY HEIGHT
1.0 1.5 (2.0) 2.5 3.0

EXTERIOR WALLS
1 FRAME 4 BLOCK 7 STONE
2 BRICK 5 STUCCO 8 ASBESTOS
3 MAS. & FRAME 6 ALUM./VINYL 9 CONCRETE

STYLE
1 RAISED RANCH 7 CONDO 13 MANSION
2 SPLIT LEVEL 8 CONTEMP. 14 GAMBREL
3 RANCH 9 TOWNHSE/ROW 15 GARRISON
4 CAPE 10 COTTAGE 16 OTHER
5 OLD STYLE 11 BUNGALOW
6 COLONIAL 12 DUPLEX

AGE
ERECTED 1 896 EST. 1 REMODELED 19

LIVING ACCOMMODATIONS
TOTAL ROOMS 12 BED ROOMS 06 FAMILY ROOMS 0
FULL BATHS 2 HALF BATHS 0 ADDNL FIXT. 2 TOTAL FIXT. 12

NO. KITCHEN 1-YES 1-NO 511 NO. BATH 1-YES 1-NO
REMODELED 2 (NO) REMODELED 2 (NO)

BASEMENT
1 NONE 2 CRAWL 3 PART 4 FULL

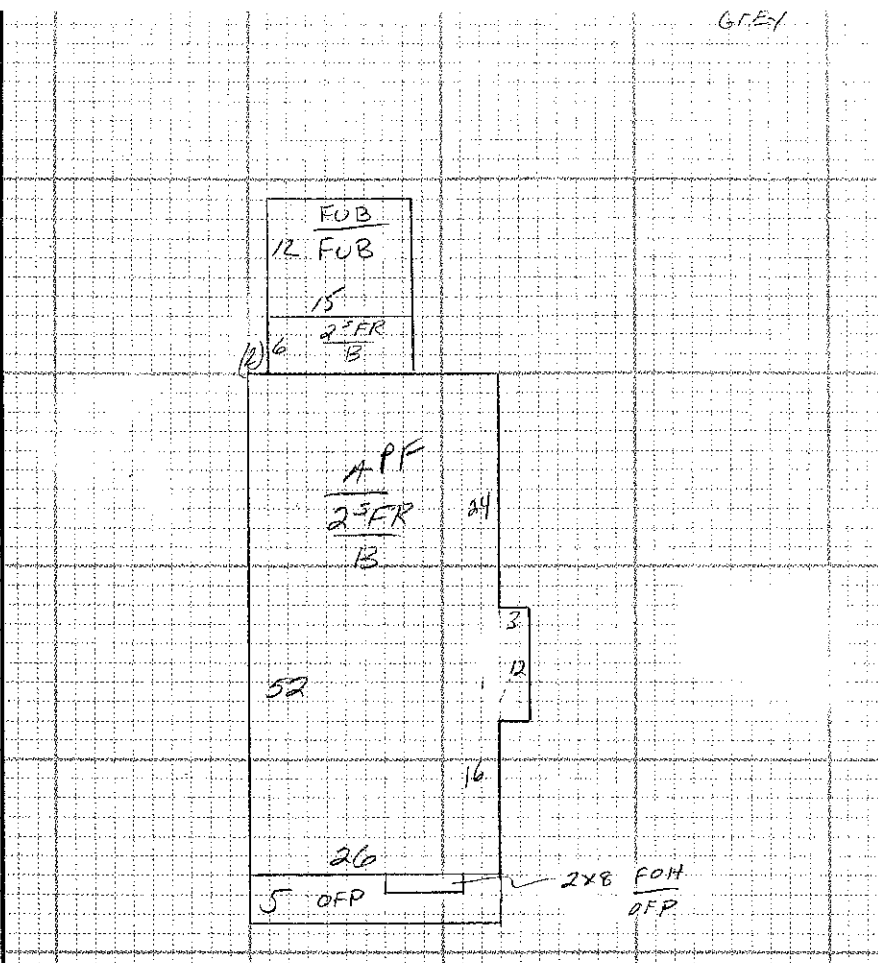
HEATING
1 NONE 2 (2) GAS 3 (2) CENTRAL AIR COND.
HEATING FUEL TYPE
1 NONE 2 GAS 3 ELEC (4) COAL 5 SOLAR
HEATING SYSTEM TYPE
1 NONE 2 WARM AIR 3 ELEC 4 HOT WATER 5 (5) STEAM

ATTIC
1 NONE 2 UNFIN 3 (3) AT-PIN 4 FULL FIN 5 FULL FIN/WH

INTERIOR CONDITION
1 BETTER 2 SAME 3 (3) POORER

PHYSICAL CONDITION
1 EX 2 GD 3 (3) AV 4 FR 5 PR 6 VP 7 UN

SFLA



471
472
473
474

BUILDING PERMIT RECORD				
NUMBER	DATE	AMOUNT	DESCRIPTION	
461				
462				
463				
464				
465				

599 DELETE 601-608 ADDITIONS						
ADD	CD	LWR	1ST	2ND	3RD	AREA
601	A1	50	10	10		
602	A2		14	14		
603	A3		11			
604	A4		11	16		
605	A5					
606	A6					
607	A7					
608	A8					

CONDO LEVEL 518 CONDO TYPE 1-INTERIOR 2-CORNER

OTHER FEATURES
1 BRICK TRIM
2 STONE TRIM
3 REC ROOM
4 FIN. BSMT LIVING AREA
5 WB FP: STACKS OPENINGS
6 METAL FP: STACKS OPENINGS
7 WOOD COAL BURNING
8 BSMT GARAGE NO. OF CARS
9 UNFINISHED AREA (-) %
10 UNHEATED AREA (-) %

GROUND FLOOR AREA

GRADE FACTOR AA A B (C) D E []

COST & DESIGN FACTOR # 05% NE

CDU EX VG GD AV FR PR (VP) UN LOW

MARKET ADJUSTMENT

RESIDENTIAL		POOLS		ADDITION CODES						DWELLING COMPUTATIONS			
RC1	Carport	RP1	Plastic Liner	10	1s Frame	15	Frame Bay	20	1s Mas	25	Mas. Bay	34	Stone Patio
RC2	Canopy	RP2	Prefabricated Vinyl	11	OFF	16	Frame OH	21	OMP	30	Carport	35	Mas. Stoop
RG1	Frame/CB Detached Garage	RP3	Reinforced Concrete	12	EFP	17	1/2 Frame	22	EMP	31	Wood Deck	36	Att. Greenhouse
RG2	Brick/Stone Detached Garage	RP4	Fiberglass	13	Frame Garage	18	Unfin. Attic	23	Mas. Garage	32	Canopy	50	Unfin. Bsmt.
RS1	Frame Shed	RP5	Gunite	14	Frame Utility	19	Fin. Attic	24	Mas. Utility	33	Conc. Patio	99	Misc. Value
RS2	Metal Shed												
799 DELETE 801-810 OTHER BUILDINGS & YARD IMPROVEMENTS													
TYPE	CODE	QTY	YR	SIZE	G	COND	RATE	BASE VALUE	MA	MOD CODES	TRUE VALUE		
801													
802													
803													
804													
810	MISCELLANEOUS IMPROVEMENTS												
800	1 SEE DETAILED CARD 2 SEE DETAILED REPORT												

DWELLING COMPUTATIONS	
--- ● --- STORY ---	
--- SF	
BASE PRICE	-
BASEMENT	-
HEATING	±
PLUMBING	±
ATTIC	+
ADDITIONS	+
OTHER FEATURES	±
SUB TOTAL	
x GRADE FACTOR	x
x C & D FACTOR	x
= BASE VALUE	
x MARKET ADJ.	x
= TRUE VALUE	
TOTAL GROSS VALUE	