

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

PERMIT ISSUED

Permit Number: 060489

MAY 22 2006

CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

This is to certify that Roggenthien Donna/Michael Adams

has permission to Remodel Kitchen & Bath

AT 84 PINE ST

056 B001001

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the State and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission proceeds before this building or part thereof is closed or services closed-in. 4 HOUR NOTICES REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. _____

Health Dept. _____

Appeal Board _____

Other _____

Department Name

[Signature]
5/18/06
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 06-0489	Issue Date: MAY 22 2006	CBL: 056 B001001
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Location of Construction: 84 PINE ST	Owner Name: Roggenthien Donna	Owner Address: 1901 Emilio Lane	Phone:
Business Name:	Contractor Name: Michael Adams	Contractor Address: 80 Cottage St Westbrook	Phone: 207.856.6709
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R6

Past Use: Single Family	Proposed Use: Single Family remodel Kitchen & Bath	Permit Fee: \$291.00	Cost of Work: \$30,000.00	CEO District: 2
Proposed Project Description: Remodel Kitchen & Bath		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied Signature: <i>N/A</i>	INSPECTION: Use Group: <i>R-3</i> Type: <i>SB</i> <i>IRC 2003</i> Signature: <i>[Signature]</i>	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action <input type="checkbox"/> Approved <input type="checkbox"/> Appioved w/Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____		

Permit Taken By: dmartin	Date Applied For: 0410712006	Zoning Approval		
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Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> <i>Ok w/conditions ABM</i> Date: <i>5/1/06</i>	<input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	<input type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <i>Any exten work requires a separate review; approved</i> Date: <i>Shw Historic Preservation</i>

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PEKSON IN CHARGE OF WORK, TITLE		DATE	PHONE

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 06-0489	Date Applied For: 04/07/2006	CBL: 056 B001001
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Location of Construction: 84 PINE ST	Owner Name: Roggenthien Donna	Owner Address: 1901 Emilio Lane	Phone:
Business Name:	Contractor Name: Michael Adams	Contractor Address: 80 Cottage St Westbrook	Phone (207) 856-6709
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	
Proposed Use: Single Family remodel Kitchen & Bath		Proposed Project Description: Remodel Kitchen & Bath	

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 05/01/2006**Note:** **Ok to Issue:**

- 1) This property shall remain a single family dwelling. Any change of use shall require a separate pemut application for review and approval
- 2) This pemut is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work
- 3) ANY exterior work requires a separate review and approval thru Historic Preservation

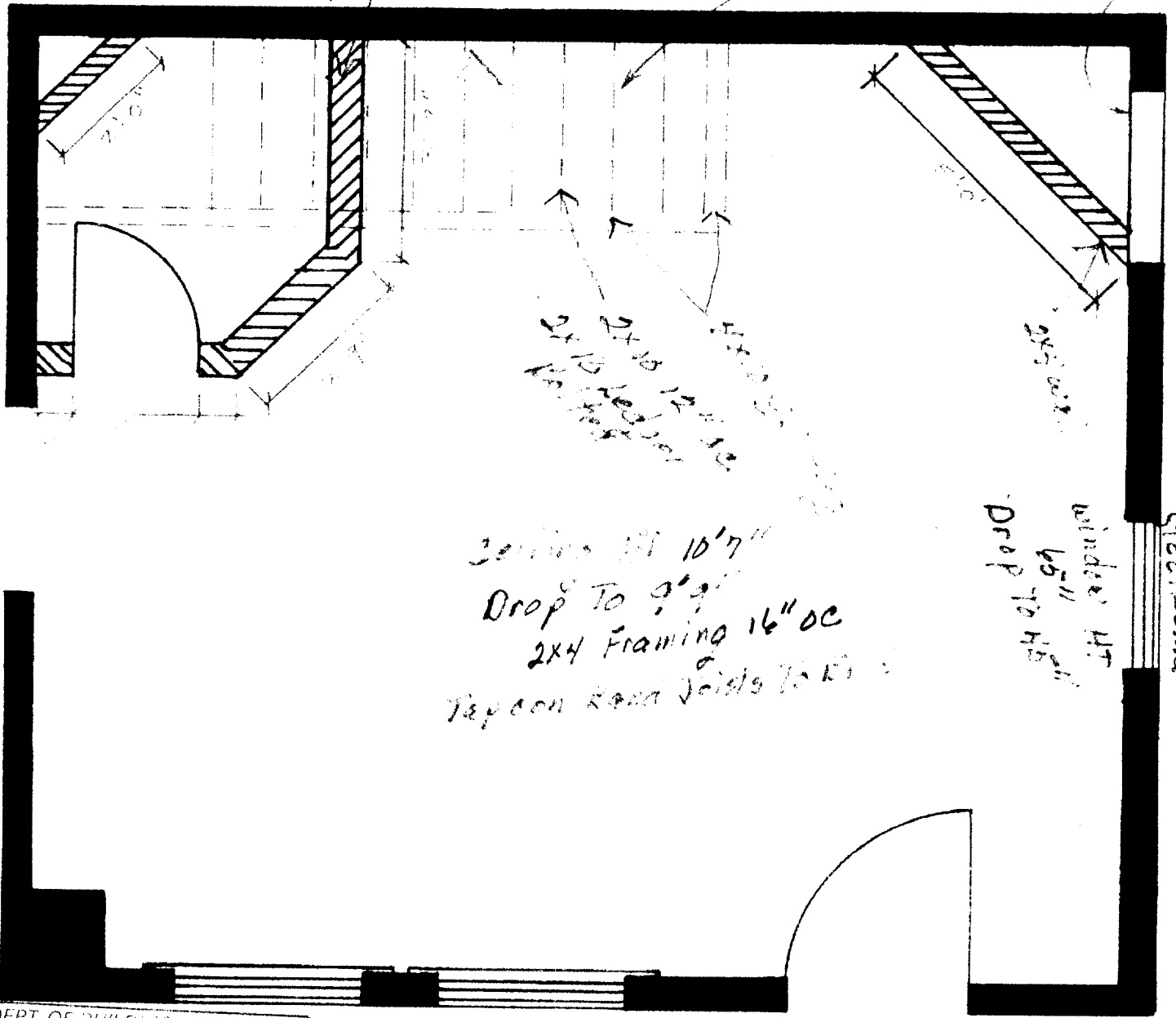
Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 05/18/2006**Note:** **Ok to Issue:**

- 1) ANY exterior work requires separate review and approval thru Historic Preservation
- 2) There must be a 2" clearance maintained between the chimney and any combustible material, and fire blocking per code at each level
- 3) Separate permuts are required for any electrical, plumbing, or heating

84 Pine St

DRIVE SHAFTS
TO LAUNDRY

DRIVE ENGINES TO 2000 &
FRANK'S GARAGE
BRIDGE TO DRIVE UP
STAIRS



ceiling 11' 10 1/2"
 Drop To 9' 9"
 2x4 Framing 16" OC
 Tap on Rona Joists To K...

Drop To 4 1/2"
 window 11'
 6 5/8"
 Steel-entail

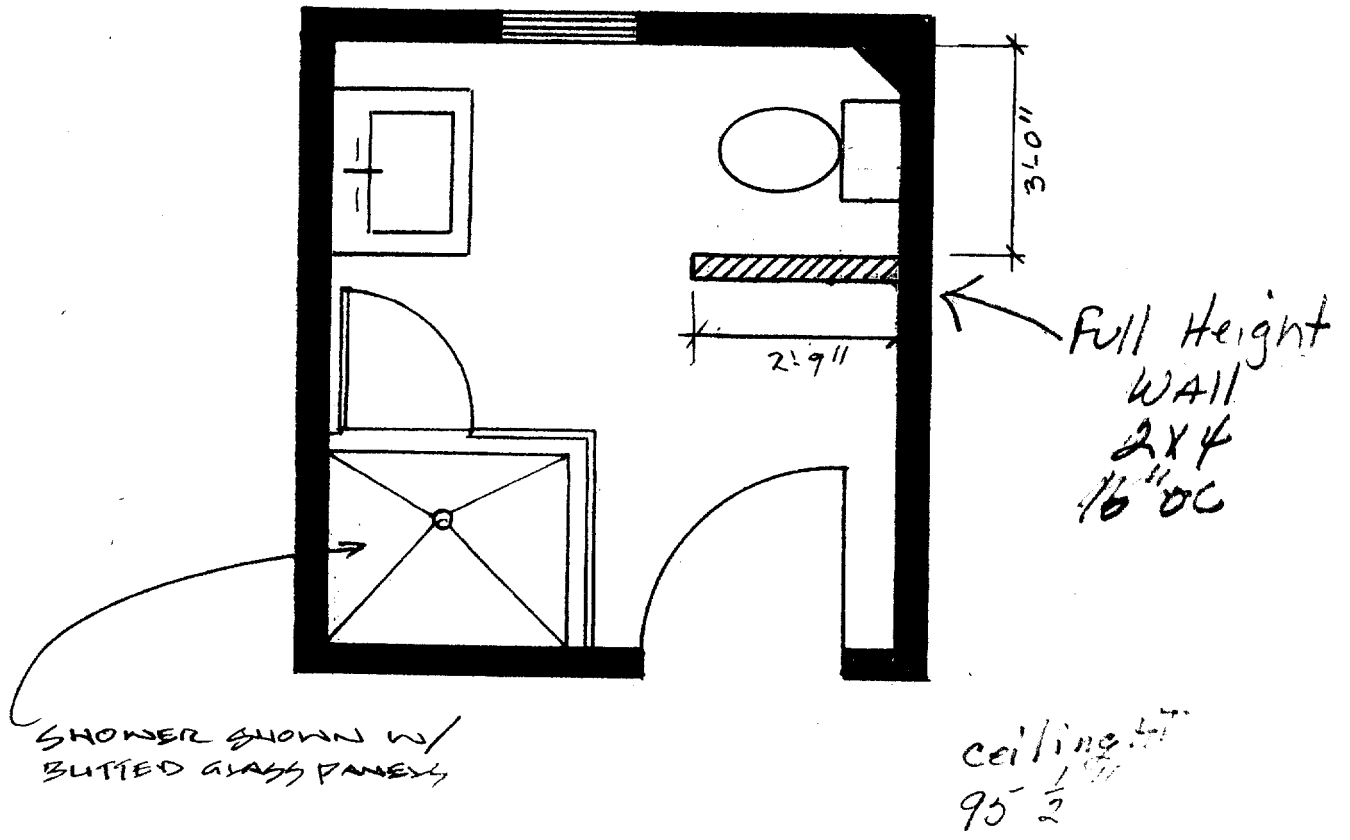
DEPT. OF BUILDING INSPECTION
 CITY OF PORTLAND, ME
 MAY 15 2006
 RECEIVED

plan Kitchen

HONGJEST
 DESIGN

DATE 5/15/06
 SCALE 1/8" = 1'-0"
 DRAWING 01

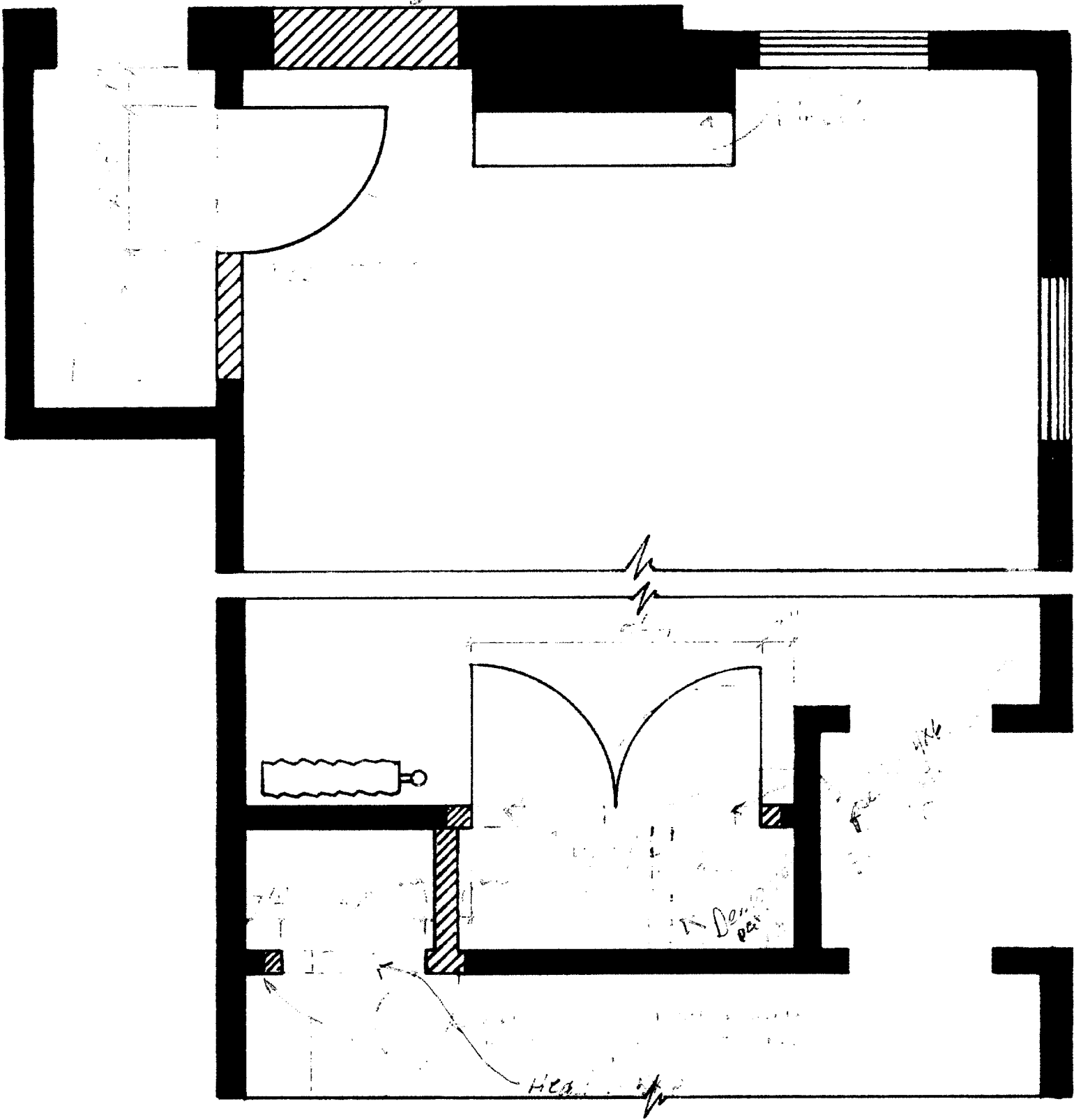
RON'S BATH



2ND FLOOR BATH - CONSTRUCTION PLAN
 BEKING/ZOAGENTHIEN RESIDENCE
 PINE ST.
 PORTLAND ME 04102

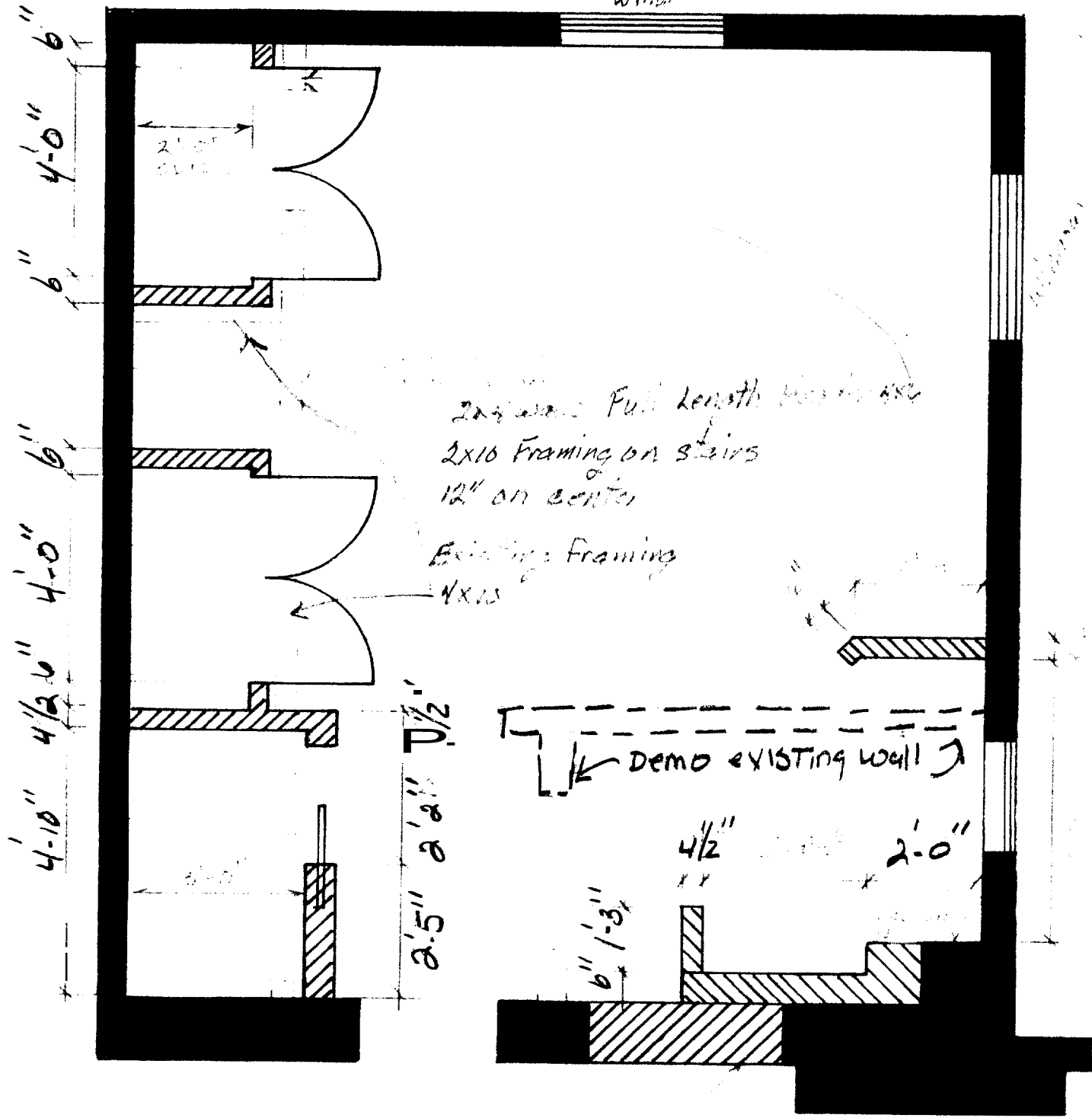
HONQUEST DESIGN

DATE 5/8/06
 SCALE 3/8" = 1'-0"
 DRAWING C-2



	H	5/1/20
X	DESIGN	SCALE 1/4" = 1'-0"
	{207} 774-1382	DRAWING

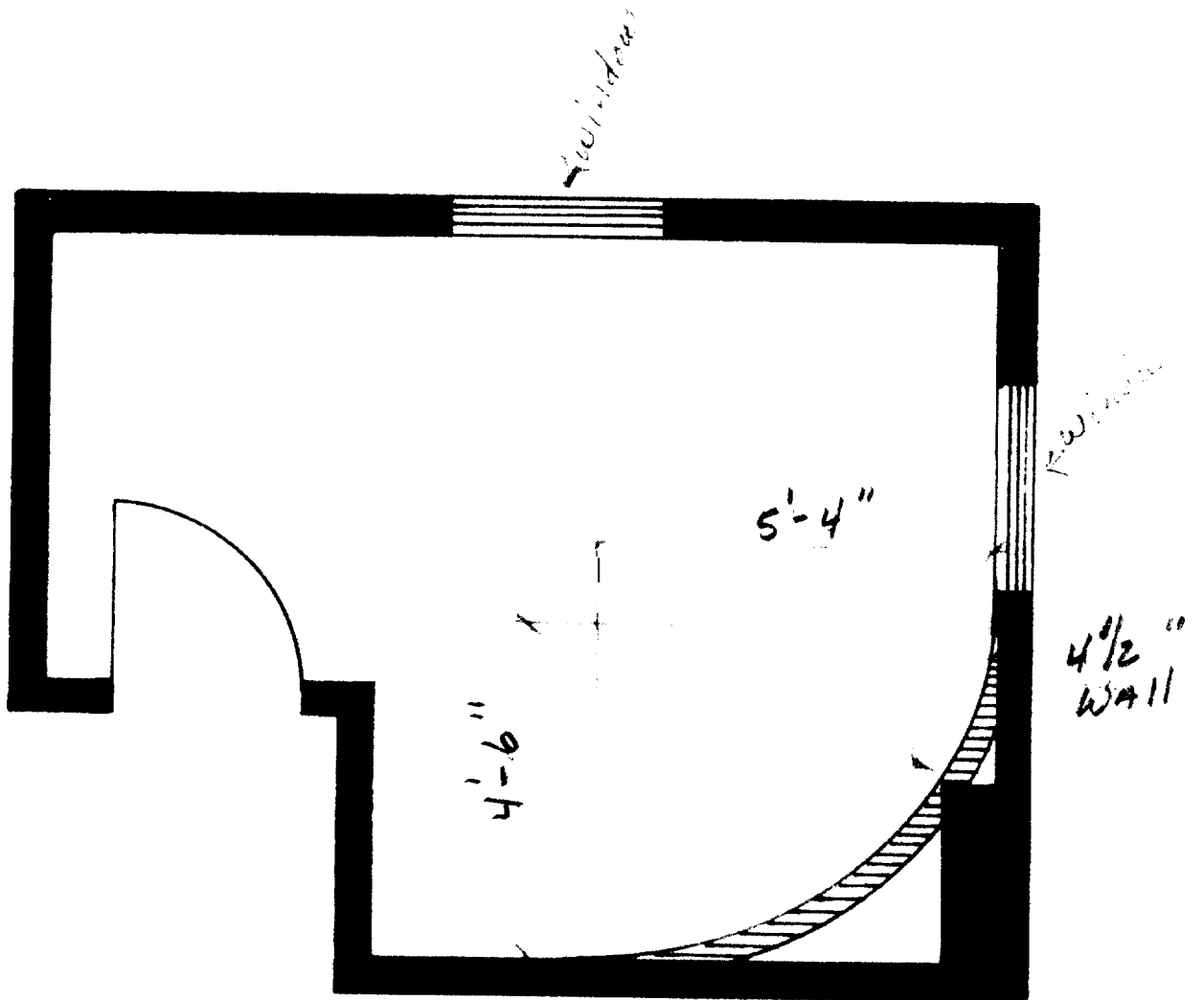
WINDY



2x4 walls Full length Ply 1/2" X 8'0"
 2x10 Framing on stairs
 12" on center
 Existing Framing
 4x10

Demo existing wall

<p>DATE: 11/11/11</p> <p>DESIGNED BY: [Name]</p> <p>DRAWN BY: [Name]</p>	<p>HONQUEST DESIGN</p>	<p>DATE: 11/11/11</p>
<p>PROJECT: [Name]</p> <p>LOCATION: [Name]</p>		<p>SCALE: 1/8" = 1'-0"</p>
<p>PROJECT NO. [Number]</p>	<p>(207) 774-1382</p>	<p>DRAWING C-4</p>



Project Name

HONQUEST DESIGN

DATE 5/13/06

Client Name

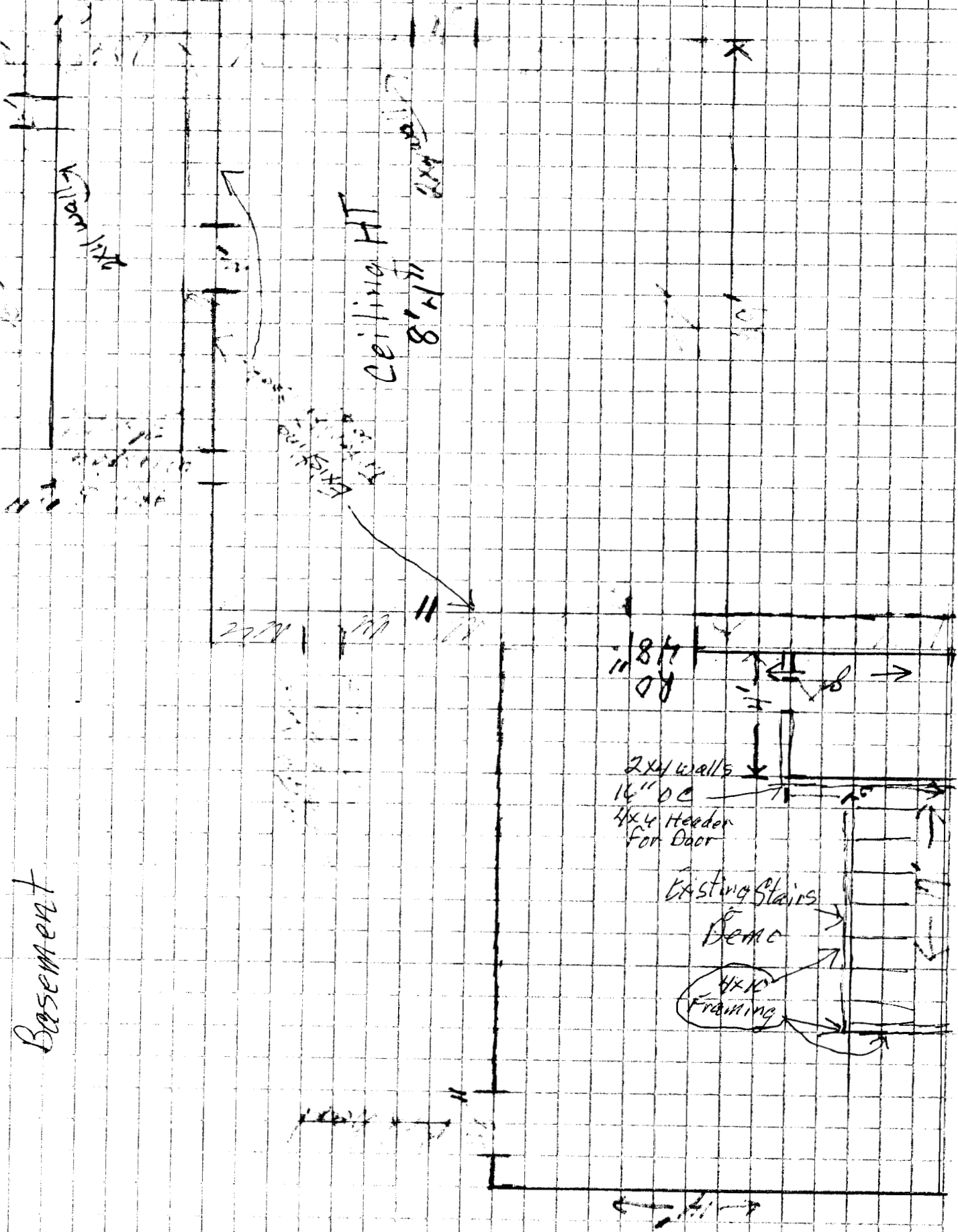
SCALE 3/8" = 1'-0"

X

207.774.1332

DRAWING C-5

↑ Pine Street ↑



↑ Lewis Street Side ↑

Basement

ceiling HT
8" HT

8" HT
8" HT

2x4 walls
16" OC
4x4 Header
for Door

Existing Stairs
DEMO

4x4 Framing



General Building Permit Application

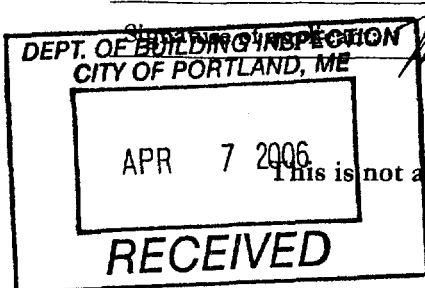
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

84 Pine St.		
Total Square Footage of Proposed Structure	Square Footage of Lot	
Chart# 156	Block# B	Lot# 001
Lessee/Buyer's Name (If Applicable)		Applicant name, address & telephone: Donna Rogenthien (H) 561-968-776 (C) 561-379-5526
Applicant name, address & telephone: Michael Adams. 80 Cottage Westbrook, ME 04092		Cost Of Work: \$ 30,000 Fee: \$ 291.00 C of O Fee: \$ N/A
Previous use? Living		
Project description: Remodel Kitchen & Bath		
Contractor's name, address & telephone: Michael Adams 80 Cottage St. Apt #1 Westbrook, Me.		
Who should we contact when the permit is ready: Michael Adams Mailing address: Phone: 856-6709 Cell 671-5911		

Please submit all of the information outlined in the Commercial Application Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

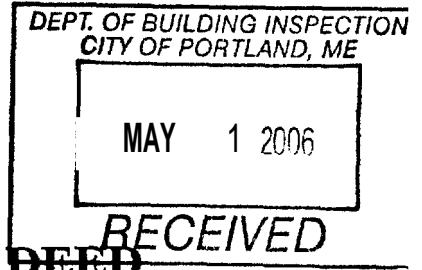
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representatives shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.



Signature: Michael F. Adams Date: 6/7/06

This is not a permit; you may not commence ANY work until the permit is issued.

Cash



WARRANTY DEED

Know All Men By These Presents That I, Gregory J. Nisbet
of 125 Ocean Street, Portland,
County of Cumberland and State of Maine,
for consideration paid, grant to Donna Roggenthien
of 1901 Emilio Lane, West Palm Beach,
County of Cumberland and State of Florida

with WARRANTY COVENANTS:

A certain lot or parcel of land together with any buildings thereon situated in
Portland County of Cumberland
and State of Maine, more particularly described in Exhibit A attached hereto and
incorporated herein by reference.

In witness Whereof, I have hereunto set my hand(s) this 14th day of
April, 2006

Witness

Gregory J. Nisbet

State of Maine
County of Cumberland ss.

On this 14th day of April, 2006, personally appeared before me the
above named Gregory J. Nisbet
and acknowledged the foregoing to be his/her/their free act and deed.

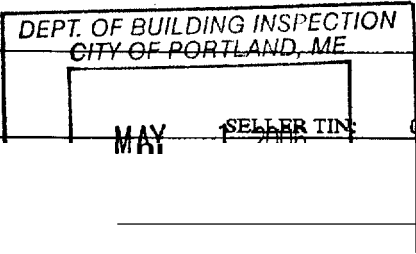
Notary Public, Attorney a Law
Kristine Paulinos, Esq.

Return to: Donna Roggenthien

A. U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT	B. TYPE OF LOAN		OMB No. 2502-026
	1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FMHA	3. <input type="checkbox"/> CONV. UNINS.
	4. <input type="checkbox"/> VA	5. <input type="checkbox"/> CONV. INS.	<input checked="" type="checkbox"/> Cash (6)
	6. FILE NUMBER: 06030389		7. LOAN NUMBER:
8. MTG. INS. CASE NO.:			

C. NOTE: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked ("p.o.c.") were paid outside the closing; they are shown here for information purposes and are not included in the totals.

D. NAME OF BORROWER:	Donna Roggenthien
ADDRESS:	1901 Emilio Lane, West Palm Beach, FL 33405
E. NAME OF SELLER:	Gregory J. Nisbet
ADDRESS:	125 Ocean Street, South Portland, ME 04106
F. NAME OF LENDER:	CASH
ADDRESS:	ME
G. PROPERTY LOCATION:	Map 56, Blk. B, Lot 1



PLACE OF SETTLEMENT:	Stewart Title	PHONE NUMBER: (207) 774-3434	I. SETTLEMENT DATE
ADDRESS:	9 Donald B. Dean Drive South Portland, ME 04106		Closing date: 04/14/06 Proration date: 04/14/06

J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION	
100. GROSS AMOUNT DUE FROM BORROWER:		400. GROSS AMOUNT DUE TO SELLER:	
101. Contract sales price	755,000.00	401. Contract sales price	755,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower (line 1400)	18,934.50	403.	
104.		404.	
105.		405.	
Adjustments for items paid by seller in advance		Adjustments for items paid for seller in advance:	
106. City/town taxes 04/14/06 to 06/30/06	1,094.78	406. City/town taxes 04/14/06 to 06/30/06	1,094.78
107. County taxes to		407. County taxes to	
108. Assessments to		408. Assessments to	
110.		410.	
111.		411. Stewart Courtesy Credit	125.00
112.		412.	
120. GROSS AMOUNT DUE FROM BORROWER:	775,029.28	420. GROSS AMOUNT DUE TO SELLER:	756,219.78
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER		500. REDUCTIONS IN AMOUNT DUE TO SELLER:	
201. Deposit or earnest money	75,000.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	1,939.74
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan #0001413236	373,940.42
205.		505. Payoff of second mortgage #0068861011327299	234,160.38
206.		506. Old Pore Specialty Title Co.,	2,330.38
207.		507. MJS Services	4,800.00
208.		508. Banknorth NA #129533	48,668.19
209.		509. Banknorth NA #530199208	90,380.67
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes to		510. City/town taxes to	
211. County taxes to		511. County taxes to	
212. Assessments to		512. Assessments to	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. TOTAL PAID BY/FOR BORROWER:	75,000.00	520. TOTAL REDUCTION IN AMOUNT:	756,219.78
300. CASH AT SETTLEMENT FROM/TO BORROWER:		600. CASH AT SETTLEMENT TO/FROM SELLER:	

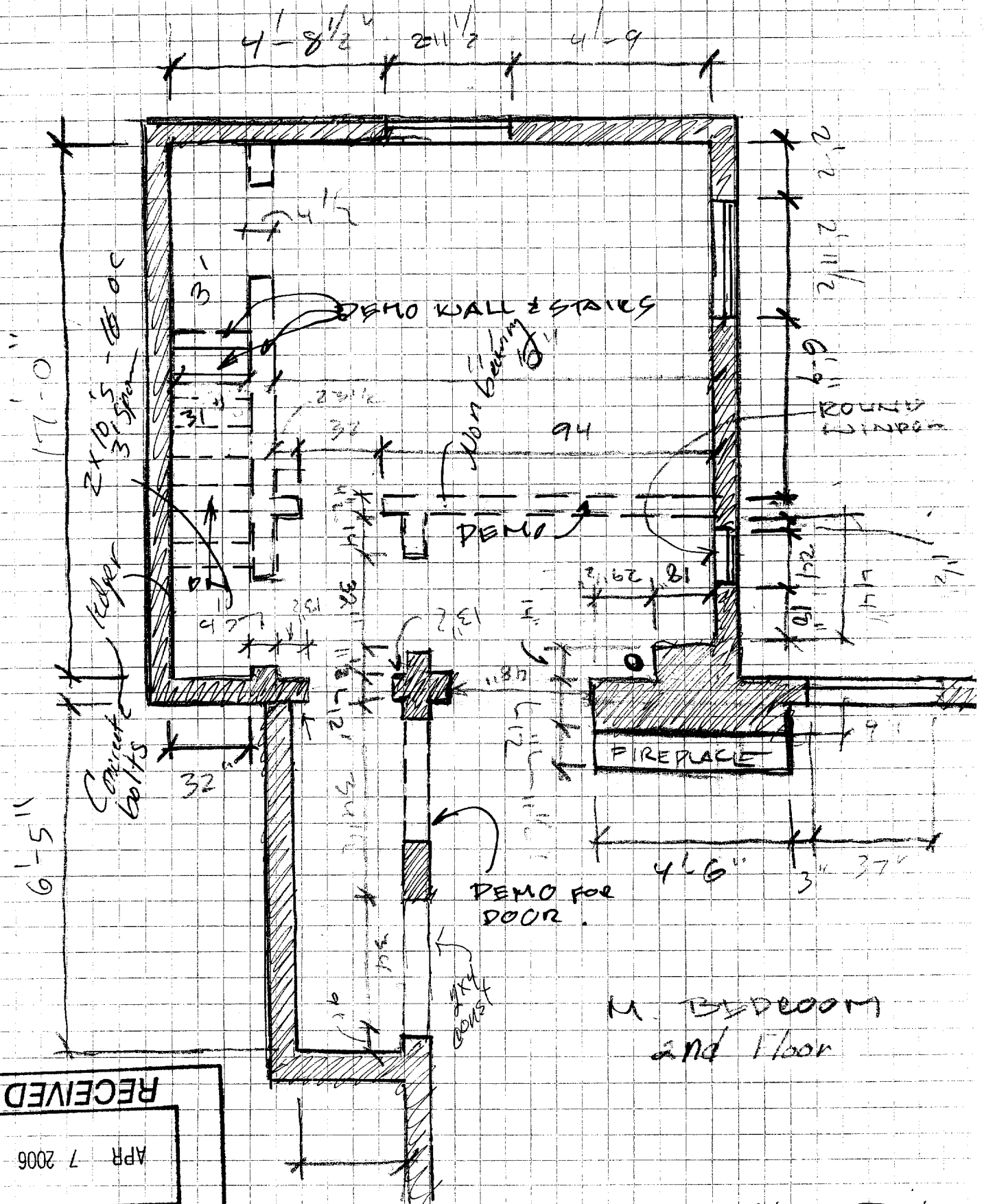
ADDRESS: 125 Ocean Street, South Portland, ME 04106 SELLER TIN: 004-76-1430
 NAME OF LENDER: CASH
 ADDRESS: ME
 PROPERTY LOCATION: Map 56, Blk. B, Lot 1
 84 Pint Street Portland ME
 SETTLEMENT AGENT: Stewart Title PHONE NUMBER: (207) 774-3434
 ADDRESS: 9 Donald B. Dean Drive South Portland, ME 04106 SETTLEMENT AGENT TIN: 02-0508066
 PLACE OF SETTLEMENT: Stewart Title PHONE NUMBER: (207) 774-3434 I. SETTLEMENT DATE
 ADDRESS: 9 Donald B. Dean Drive South Portland, ME 04106 Closing date: 04/14/06
 Proration date: 04/14/06

J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION	
100. GROSS AMOUNT DUE FROM BORROWER:		400. GROSS AMOUNT DUE TO SELLER:	
101. Contract sales price	755,000.00	401. Contract sales price	755,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower(line 1400)	18,934.50	403.	
104.		404.	
105.		405.	
Adjustments for items paid by seller in advance:		Adjustments for items paid for seller in advance:	
106. City/town taxes 04/14/06 to 06/30/06	1,094.78	406 City/town taxes 04/14/06 to 06/30/06	1,094.78
107. County taxes to		407. County taxes to	
108. Assessments to		408. Assessments to	
109.		409.	
110.		410.	
111.		411. Stewart Courtesy Credit	125.00
120 GROSS AMOUNT DUE FROM BORROWER:	775,029.28	420 GROSS AMOUNT DUE TO SELLER:	756,219.78
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER .		500. REDUCTIONS IN AMOUNT DUE TO SELLER:	
201. Deposit or earnest money	75,000.00	501. Excess deposit(see inactions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller(line 1400)	1,939.74
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204		504. Payoff of first mortgage loan #0001413236	373,940.42
205		505. Payoff of second mortgage BBA #68861011327299	234,160.38
206.		506. Old Port Specialty Tile Co. ,	2,330.38
207.		507. MJS Services	4,800.00
208.		508. Banknorth NA #129533	48,668.19
209.		509. Banknorth NA #530199208	90,380.67
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210 City/town taxes to		510 City/town taxes to	
211. County taxes to		511 County taxes to	
212. Assessments to		512. Assessments to	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. TOTAL PAID BY/FOR BORROWER:	75,000.00	520. TOTAL REDUCTION IN AMOUNT:	756,219.78
300. CASH AT SETTLEMENT FROM/TO BORROWER:		600. CASH AT SETTLEMENT TO/FROM SELLER:	
301. Gross amount due from borrower(line 120)	775,029.28	601. Gross amount due to seller(line 420)	756,219.78
302. Less amounts paid by/for borrower(line 220)	75,000.00	602. Less total reductions in amount due seller(line 520)	756,219.78
303. CASH [X FROM] [] TO] BORROWER:	700,029.28	603. CASH [] TO] [FROM] SELLER:	0.00

We hereby acknowledge receipt of this Settlement Statement and approve the disbursement thereof.

Sonna Roggenthien
 Sonna Roggenthien Buyer
 BY: *Forene Z. Larson* AS
 HIS/HER ATTORNEY IN FACT Buyer

Gregory Nisbet
 Gregory Nisbet Seller
 Seller
 Seller



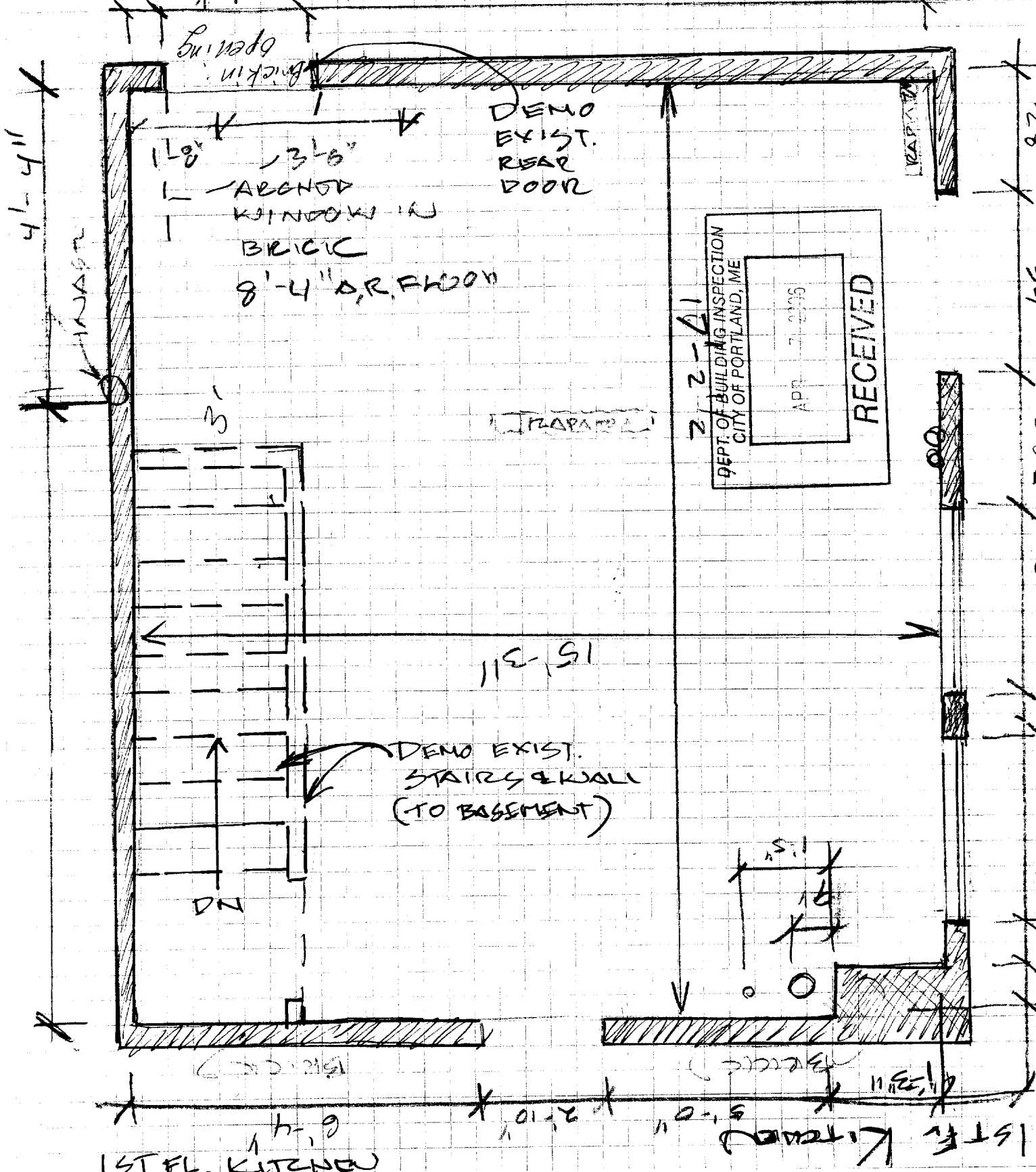
RECEIVED
 APR 7 2006
 DEPT. OF BUILDING INSPECTION
 CITY OF PORTLAND, ME

Restructure Framing Floor Joists
 2x10 Joists
 2x4 walls

2nd Floor

M. Bedroom and Floor

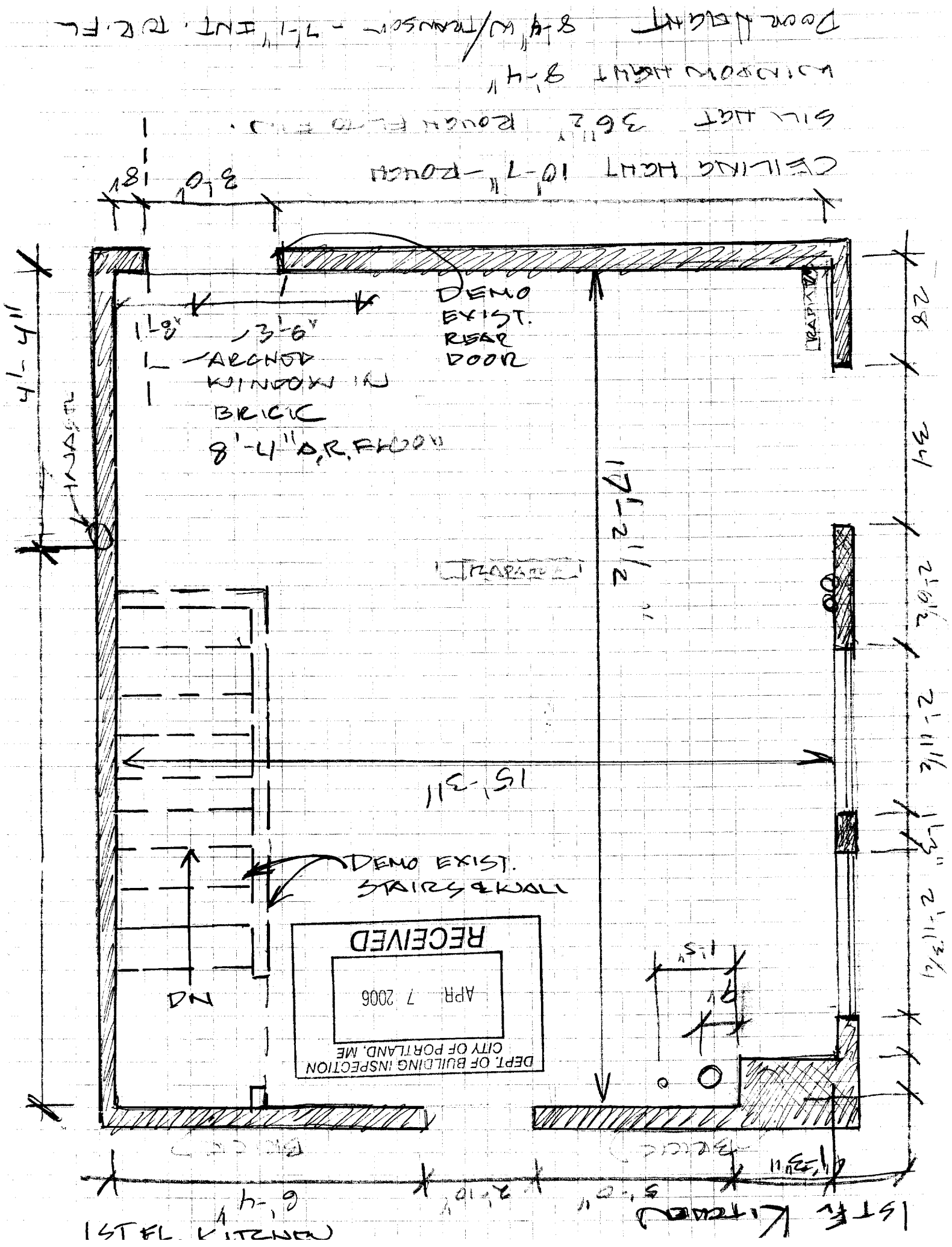
Door Height 8'-4" / Transom - 7'-1" INT. R.C.F.L.
 WINDOW HEIGHT 8'-4"
 SILL HEIGHT 36" ROUGH FLOOR
 CEILING HEIGHT 10'-7" ROUGH



RECEIVED
 APR 7 2006
 DEPT. OF BUILDING INSPECTION
 CITY OF PORTLAND, ME
 2-2-01

28
 34
 2'-0 1/2
 2'-11 1/2
 2'-11 1/2

1ST FL. KITCHEN
 6'-4"
 2'-10"
 5'-0"
 1'-3 1/2"



Area		Multiplier	Coefficient
Year	Unit	Coefficient	Land Value
19			



MIKE: A photo of original Piazza

Surveyed by **A. C. MACGILL**
 MAY 3 1924
 (Remarks on other Side)

note: deck