Map Lot 047-150 Account 3887 Location 54 BERNIER LANE Card 1 Of 1 2/23/2016

HENRY JOHN F & MILDRED M

275 CONCORD AVE

LEXINGTON MA 02421
B1868P683

Property Data

Neighborhood **8 LAKE SHERBURNE**

Tree Growth Year **0**

1ST MORTGAGE **0**

2ND MORTGAGE **0**

Zone/Land Use **48 Shoreland**

Secondary Zone **31 .....**

Topography **1 Level**

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 **3 Gravel**

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

Price

Sale Type

1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.

Financing

1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown

Validity

1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified

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	32,500	57,200	0	89,700
2006	32,500	57,200	0	89,700
2007	32,500	57,200	0	89,700
2008	127,300	114,600	0	241,900
2010	127,300	114,600	0	241,900
2011	127,300	114,600	0	241,900
2012	127,300	114,600	0	241,900
2013	127,300	114,600	0	241,900
2014	127,300	114,600	0	241,900
2015	127,300	114,600	0	241,900
2016	127,300	114,600	0	241,900

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.Ossipee WF				%	
12.Arrowhead WF				%	
13.Waterfront				%	
14.Rear Land				%	
15.Misc				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Pavement				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Homesite (Frac	21	0.25	90	%	5
22.Vacant Lot (Fr				%	
23.Non Conforming				%	
Acres				%	
24.Excess (5-10)				%	
25.Excess (10+)				%	
26.Excess (OS)				%	
27.Rear (1-100)				%	
28.Rear (101-150)				%	
29.Rear (151-200)				%	

Total Acreage 0.25

Influence Codes

1.Unimproved
2.Excess Ftg /De
3.Topography
4.Size/Shape
5.Access or Rear
6.Restriction
7.Open Space
8.View/Environ
9.Fract Share
Acres
30.Rear (201+)
31.Tillable/Horti
32.Pasture
33.Orchard
34.Frontage
35.Triangular Lot
36.Commercial
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 Improveme

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Waterboro

Waterboro

Map Lot 047-150 | Account 3887 | Location 54 BERNIER LANE | Card 1 Of 1 | 2/23/2016

Building Style **2 Ranch**			
1.Conv	5.Garr/Col	9.Other	
2.Ranch	6.Split	10.Mohome	
3.R Ranch	7.Contemp/	11.Condo	
4.Cape	8.Log	12.	
Dwelling Units **1**			
Other Units **0**			
Stories **1 One Story**			
1.1	4.1.50	7.1.25	
2.2	5.1.75	8.	
3.3	6.2.50	9.	
Exterior Walls **2 Wood Shingle**			
0.Wood	4.Asb/Asph	8.Alum/Vin	
1.Wood	5.T-111	9.Other	
2.Wd Sh	6.Br/St	11.	
3.Compos.	7.Nov	12.	
Roof Surface **1 Asphalt Shingles**			
1.Asphalt	4.Composit	7.	
2.Slate	5.Wood	8.	
3.Metal	6.Other	9.	
SF Masonry Trim **0**			
OPEN-3-CUSTOM **0**			
OPEN-4-CUSTOM **0**			
Year Built **1970**			
Year Remodeled **0**			
Foundation **2 Concrete Block**			
1.Concrete	4.Wood	7.	
2.C Block	5.Slab	8.	
3.Br/Stone	6.Prs/Post	9.	
Basement **4 Full Basement**			
1.1/4 Bmt	4.Full Bmt	7.	
2.1/2 Bmt	5.None	8.	
3.3/4 Bmt	6.	9.None	
Bsmt Gar # Cars **0**			
Wet Basement **1 Dry Basement**			
1.Dry	4.	7.	
2.Damp	5.	8.	
3.Wet	6.	9.	

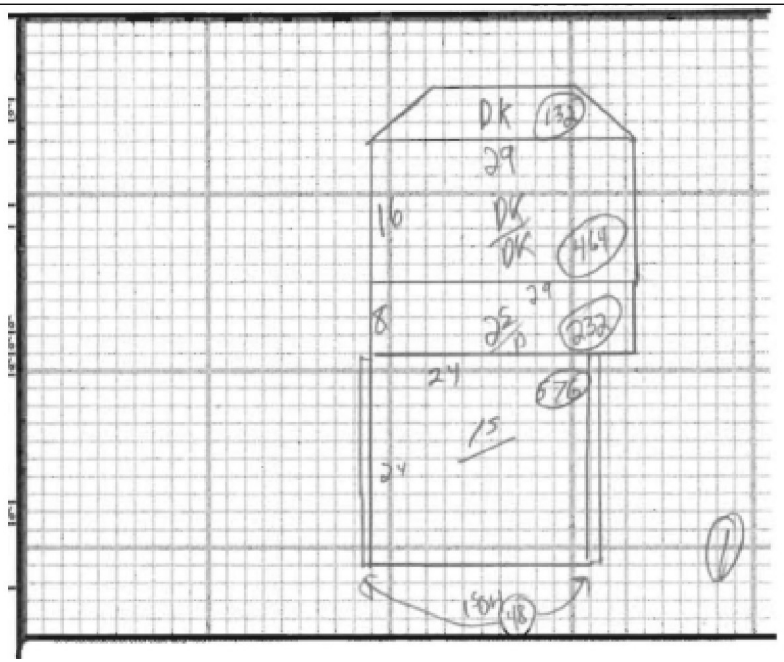
SF Bsmt Living **200**			
Fin Bsmt Grade **3 100**			
OPEN 5 OPTIONAL **0**			
Heat Type **100%** **8 Floor/Wall Unit M**			
1.HWBB	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.	
3.HWRAD	7.Electric	11.	
4.Steam	8.Fl/WallM	12.	
Cool Type **0%** **9 None**			
1.Refrig	4.W&C Air	7.	
2.Evapor	5.	8.	
3.H Pump	6.	9.None	
Kitchen Style **2 Typical**			
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style **2 Typical Bath(s)**			
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms **0**			
# Bedrooms **2**			
# Full Baths **1**			
# Half Baths **0**			
# Addn Fixtures **0**			
# Fireplaces **0**			

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**			
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.Not func	6.	9.	
Attic **1 1/4 Finished**			
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation **3 Capped Only**			
1.Full	4.Minimal	7.	
2.Heavy	5.Unk	8.	
3.Capped	6.	9.None	
Unfinished % **0%**			
Grade & Factor **3 Average 105%**			
1.E Grade	4.B Grade	7.AAA Grad	
2.D Grade	5.A Grade	8.	
3.C Grade	6.AA Grade	9.Same	
SQFT (Footprint) **576**			
Condition **5 Above Average**			
1.Poor	4.Avg	7.V G	
2.Fair	5.Avg+	8.Exc	
3.Avg-	6.Good	9.Same	
Phys. % Good **0%**			
Funct. % Good **100%**			
Functional Code **9 None**			
1.Incomp	4.Small	7.Layout	
2.O-Built	5.CDU	8.Other	
3.Damage	6.Style	9.None	
Econ. % Good **100%**			
Economic Code **None**			
0.None	3.Services	7.	
1.Location	4.Traffic	8.	
2.Encroach	9.None	9.	
Entrance Code **0**			
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.Office	9.	
Information Code **0**			
1.Owner	4.Agent	7.	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	0	48	0 0	0	0 %	0 %	
68 Wood Deck	0	464	0 0	0	0 %	0 %	
68 Wood Deck	1970	464	3 100	6	95 %	100 %	
68 Wood Deck	0	132	0 0	0	0 %	0 %	
2 Two Story Frame	0	232	0 0	0	0 %	0 %	
24 Frame Shed	1970	144	4 100	3	95 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	

1.One Story Fram
2.Two Story Fram
3.Three Story Fr
4.1 & 1/2 Story
5.1 & 3/4 Story
6.2 & 1/2 Story
21.Open Frame Por
22.Encl Frame Por
23.Frame Garage
24.Frame Shed
25.Frame Bay Wind
26.1SFr Overhang
27.Unfin Basement
28.Unfinished Att
29.Finished Attic