



CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description			Element	Cd	Description			
Style:	25	Service Shop								
Model	94	Res/Com Use								
Grade	C-	Average -								
Stories:	1									
Occupancy										
Exterior Wall 1	25	Vinyl Siding								
Exterior Wall 2										
Roof Structure	03	Gable/Hip								
Roof Cover	03	Asph/F Gls/Cmp								
Interior Wall 1	02	Wall Brd/Wood								
Interior Wall 2										
Interior Floor 1	03	Concr-Finished			RCN		34,394			
Interior Floor 2										
Heating Fuel	02	Oil								
Heating Type	03	Hot Air-no Duc			Year Built		1993			
AC Type	01	None			Effective Year Built		2004			
Bldg Use	334C	GAS ST SRV MDL-94			Depreciation Code		A			
Total Rooms					Remodel Rating					
Total Bedrms	00				Year Remodeled					
Total Baths	0				Depreciation %		32			
Depreciation					Functional Obsol					
Heat/AC	00	NONE			External Obsol					
Frame Type	02	WOOD FRAME			Trend Factor		1			
Baths/Plumbing	02	AVERAGE			Condition					
Ceiling/Wall	02	CEILING ONLY			Condition %					
Rooms/Prtns	02	AVERAGE			Percent Good		68			
Wall Height	11.00				RCNLD		23,400			
% Corn Wall					Dep % Ovr					
1st Floor Use:	334C				Dep Ovr Comment					
					Misc Imp Ovr					
					Misc Imp Ovr Comment					
					Cost to Cure Ovr					
					Cost to Cure Ovr Comment					
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
PAV1	PAVING-ASPH	L	2,000	2.50	1995		27		0.00	1,400
LT1	LIGHTS-IN W/P	L	2	690.00	1995		27		0.00	400
MSC3	CANOPY	L	1,752	15.00	1995		4		0.00	1,100
<b>BUILDING SUB-AREA SUMMARY SECTION</b>										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
BAS	First Floor	768	768	768	44.78	34,394				
Ttl Gross Liv / Lease Area		768	768	768		34,394				

**BAS**

**24**

**32**

Property Location 1115 MAIN ST  
 Vision ID 4424

Account #

Map ID 0K36/ 0001/ 0000/ /  
 Bldg # 2

Bldg Name  
 Sec # 1 of 1 Card # 2 of 2

State Use 3000  
 Print Date 8/12/2025 12:47:09 A

CURRENT OWNER		TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT				4524 SANFORD, ME							
SANFORD PLAZA LLC						Description	Code	Appraised	Assessed								
316 MAIN ST 2ND FL SUITE 3						COMMERC.	3000	44,900	44,900	<b>VISION</b>							
BIDDEFORD ME 04005						COM LAND	3000	133,900	133,900								
						COMMERC.	3000	2,900	2,900								
SUPPLEMENTAL DATA						Total		181,700	181,700								
Alt Prcl ID		APARTME															
Note 1		Note 7															
Note 2		TIF															
Note 3		TAX SHEE 34															
Note 4		MVR EX C															
Note 5																	
GIS ID 4424		Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
SANFORD PLAZA LLC		16555 0898	03-20-2013	U	I	50,000	Q	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
LEEMILT'S PETROLEUM INC		04025 0134	09-01-1986	U	I	275,000	1	2024	3000	44,900	2023	3000	44,900	2022	3000	44,900	
									3000	133,900		3000	133,900		3000	133,900	
									3000	2,900		3000	2,900		3000	2,900	
								Total		181,700	Total		181,700	Total		181,700	
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
		Total	0.00														
ASSESSING NEIGHBORHOOD										<b>APPRAISED VALUE SUMMARY</b>							
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)						44,900						
0001					Appraised Xf (B) Value (Bldg)						0						
					Appraised Ob (B) Value (Bldg)						2,900						
					Appraised Land Value (Bldg)						133,900						
					Total Appraised Parcel Value						181,700						
					Valuation Method						C						
					Assessed Value						181,700						
					Total Exemptions Applied:						0						
					Special Land Value						0						
					Total Assessment with Exemptions						181,700						
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value		
2	3000	COMMERCIAL	U		0 SF	0.01	1.00000	0	1.00		1.000			0	0.01	0	
Total Card Land Units														0.00 AC	Total Land Value	133,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description					
Style:	12	COMMERCIAL								
Model	96	Ret/Off Condo								
Grade	C	Average								
Stories:	1									
Occupancy										
Exterior Wall 1	14	Wood Shingle								
Exterior Wall 2										
Roof Structure	01	Flat								
Roof Cover	02	Rolled Compos								
Interior Wall 1	02	Wall Brd/Wood								
Interior Wall 2										
Interior Floor 1	05	Vinyl/Asphalt								
Interior Floor 2										
Heating Fuel	02	Oil								
Heating Type	04	Forced Air-Duc								
AC Type	01	None								
Bldg Use	334I	GAS ST SRV MDL-96								
Total Rooms										
Total Bedrms	00									
Total Baths	2									
Depreciation										
Heat/AC	00	NONE								
Frame Type	02	WOOD FRAME								
Baths/Plumbing	02	AVERAGE								
Ceiling/Wall	02	CEILING ONLY								
Rooms/Prtns	02	AVERAGE								
Wall Height	12.00									
% Conn Wall										
1st Floor Use:	334I									
			RCN		39,840					
			Year Built		1970					
			Effective Year Built		1997					
			Depreciation Code		A					
			Remodel Rating							
			Year Remodeled							
			Depreciation %		46					
			Functional Obsol							
			External Obsol							
			Trend Factor		1					
			Condition							
			Condition %							
			Percent Good		54					
			RCNLD		21,500					
			Dep % Ovr							
			Dep Ovr Comment							
			Misc Imp Ovr							
			Misc Imp Ovr Comment							
			Cost to Cure Ovr							
			Cost to Cure Ovr Comment							
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
<b>BUILDING SUB-AREA SUMMARY SECTION</b>										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
BAS	First Floor	480	480	480	83.00	39,840				
Ttl Gross Liv / Lease Area		480	480	480		39,840				

