

SMITH - TENANT IN COMMON, MARK HARRISON  
 AMEELE - TENANT IN COMMON, DEBORAH SMITH  
 7 LAKEVIEW AVENUE  
 WAKEFIELD MA 01880  
 B38849P157

Previous Owner  
 SMITH, STEPHEN SLADE AND SMITH, MARK HARRISON  
 AMEELE, DEBORAH - TENANTS IN COMMON  
 C/O DEBORAH AMEELE  
 WAKEFIELD MA 01880  
 Sale Date: 11/02/2021

Previous Owner  
 SMITH, NANCY FITZ (LIFE ESTATE)  
 STEPHEN SLADE SMITH ETAL (REMAINDERS)  
 C/O DEBORAH AMEELE  
 WAKEFIELD MA 01880  
 Sale Date: 7/30/2018

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Gray

Property Data		
Neighborhood	5 Little Sebago	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	12 Limited Residential	
Secondary Zone		
Topography	2 Rolling	
1. Above St	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
1. Public	4. Dug Well/Po	7. Cesspool
2. Water	5. Dug Well	8. Lake
3. Holding Ta	6. Septic	9. None
Street		
1. Paved	4. Proposed	8.
2. Semi Imp	5. R/O/W	9.
3. Gravel	6.	9. None
GIS Map	48	
Field Review	1	
Sale Data		
Sale Date	11/02/2021	
Price	300,000	
Sale Type	2 Land & Buildings	
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing	1 Conventional	
1. Convent	4. Seller	7.
2. FHA/VA	5. Private	8.
3. Assumed	6. Cash	9. Unknown
Validity	7 Multiple Properties	
1. Valid	4. Split	7. Multiple
2. Related	5. Partial	8. Other
3. Distress	6. Exempt	9. Estate
Verified	5 Public Record	
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
2011	28,265	13,970	0	42,235
2012	28,265	13,970	0	42,235
2013	28,265	13,970	0	42,235
2014	28,265	13,970	0	42,235
2015	28,300	14,000	0	42,300
2016	28,300	14,000	0	42,300
2017	28,300	14,000	0	42,300
2018	28,300	14,000	0	42,300
2019	50,800	8,600	0	59,400
2020	50,800	8,600	0	59,400
2021	50,800	8,600	0	59,400
2022	50,800	8,600	0	59,400
2023	50,800	8,600	0	59,400
Calc.	101,700	12,700	0	114,400

Land Data					
Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
11	060	000	30 %	6	1. Unimproved
			%		2. Excess Frtg
			%		3. Topography
			%		4. Size/Shape
			%		5. Access
			%		6. Restriction
			%		7. Open Space
			%		8. Environmental
			%		9. Condo
			%		30. Blueberry(1-20
			%		31. Blueberry(21 -
			%		32. Crop Land
			%		33. Pasture
			%		34. Shorefront B
			%		35. Shorefront C
20		0.05	30 %	5	36. ANTENNA SITE
			%		37. Softwood TG
			%		38. Mixed Wood TG
			%		39. Hardwood TG
			%		40. Wasteland
			%		41. Woodland
			%		42. Mobile Home Si
			%		43. Camp Site
			%		44. Lot Improvemen
			%		45. BA SF - Oce
			%		46. SP Meadow Cond
<b>Total Acreage</b>			0.05		



