

FOSTER, CLIFTON E
 FOSTER, GEOFFREY J
 38 SHAKER ROAD
 GRAY ME 04039

B35691P345

Previous Owner
 CHANDLER, CHARLES P JR & CHANDLER, BERTHA A
 CHANDLER, STEPHEN O & CHANDLER, NATALIE J
 PO BOX 53
 NEW GLOUCESTER ME 04260
 Sale Date: 6/04/2019

Previous Owner
 CHANDLER BROTHERS PARTNERSHIP
 C/O STEPHEN O CHANDLER
 PO BOX 53
 NEW GLOUCESTER ME 04260
 Sale Date: 10/31/2017

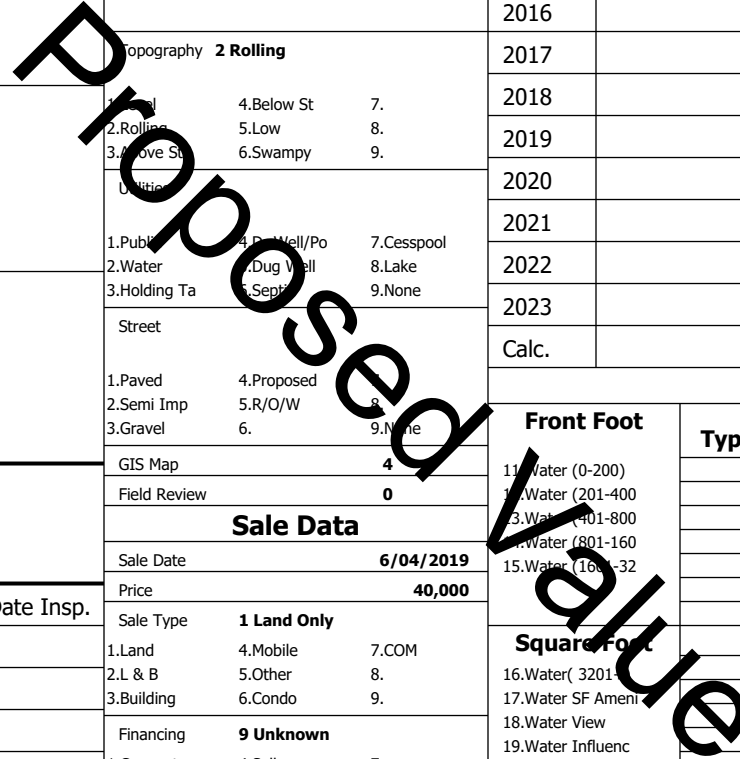
Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:
 5/24- DR FIELD REVIEW

Gray

Property Data			Assessment Record						
Neighborhood 81 Fair-Traffic			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	19,585	0	0	19,585		
REVIEW 0			2012	20,429	0	0	20,429		
Building Permit 0			2013	20,429	0	0	20,429		
Zone/Land Use 11 Rural Residential & Agri			2014	19,913	0	0	19,913		
Secondary Zone 23 Lake District			2015	20,900	0	0	20,900		
Topography 2 Rolling			2016	20,300	0	0	20,300		
1. Above St 2. Below St			2017	20,300	0	0	20,300		
3. Above St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2018	20,300	0	0	20,300		
1. Public 2. Water 3. Holding Ta 4. Dug Well/Po 5. Dug Well 6. Septic 7. Cesspool 8. Lake 9. None			2019	30,900	0	0	30,900		
Street			2020	30,600	0	0	30,600		
1. Paved 2. Semi Imp 3. Gravel 4. Proposed 5. R/O/W 6. 7. 8. 9. None			2021	31,100	0	0	31,100		
GIS Map 4			2022	31,000	0	0	31,000		
Field Review 0			2023	30,700	0	0	30,700		
Sale Data			Calc.	30,900	0	0	30,900		
Sale Date 6/04/2019			Land Data						
Price 40,000			Front Foot	Type	Effective		Influence		Influence Codes
Sale Type 1 Land Only					Frontage	Depth	Factor	Code	
1. Land 2. L & B 3. Building 4. Mobile 5. Other 6. Condo 7. COM 8. 9.			11. Water (0-200)			%		1. Unimproved	
Financing 9 Unknown			12. Water (201-400)			%		2. Excess Frtg	
1. Convent 2. FHA/VA 3. Assumed 4. Seller 5. Private 6. Cash 7. 8. 9. Unknown			13. Water (401-800)			%		3. Topography	
Validity 1 Arms Length Sale			14. Water (801-160)			%		4. Size/Shape	
1. Valid 2. Related 3. Distress 4. Split 5. Partial 6. Exempt 7. Multiple 8. Other 9. Estate			15. Water (161-320)			%		5. Access	
Verified 5 Public Record			16. Water (3201-3200)			%		6. Restriction	
1. Buyer 2. Seller 3. Lender 4. Agent 5. Pub Rec 6. MLS 7. Family 8. Other 9.			17. Water SF Amen			%		7. Open Space	
			18. Water View			%		8. Environmental	
			19. Water Influen			%		9. Condo	
			20. ShoreFront A			%		30. Blueberry(1-20	
			Fract. Acre			%		31. Blueberry(21 -	
			21. Base Lot	37	18.00	100	%	0	
			22. Base Lot Vacan	38	42.00	100	%	0	
			23. Base Lot Unpav	39	11.00	100	%	0	
			Acres			%		32. Crop Land	
			24. Acres to 10			%		33. Pasture	
			25. Acres 11-30			%		34. Shorefront B	
			26. Acres 31-50			%		35. Shorefront C	
			27. Acres 51& over			%		36. ANTENNA SITE	
			28. Acres 71 & Ove			%		37. Softwood TG	
			29. Woods (41+)			%		38. Mixed Wood TG	
			Total Acreage		71.00			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	



Building Style 0	SF Bsmt Living 0	Layout 0
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Colonia	Secondary Heat 0	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type 100% 0	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 0
Dwelling Units 0	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.FI/Stair 8.
Stories 0	4.Steam 8.FI/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 0
2.2 5.1.75 8.	1.Central 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5. 8.
Exterior Walls 0	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 0	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 0 0%
3.Compos./ 7.Stone 11.Concret	2.Typical 5. 8.	1.E Grade 4.B Grade 7.SC Grade
4.Asbestos 8.Wood Shi 12.Wood Bo	3.Old Type 6. 9.None	2.C Grade 5.A Grade 8.
Roof Surface 0	Bath(s) Style 0	3.D Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 0
2.Slate 5.Wood 8.	2.Typical 5. 8.	1.Poor Avg 7.V G
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	2.Fair Avg 8.Exc
SF Masonry Trim 0	# Rooms 0	3.Avg- Good 9.Same
SOLAR VOLTAIC 0	# Bedrooms 0	Phys. % Good 0%
OPEN-4- 0	# Full Baths 0	Funct. % Good 0%
Year Built 0	# Half Baths 0	Functional Code 9 None
Year Remodeled 0	# Addn Fixtures 0	1.Incomp 4.Delap 9.No Plan
Foundation 0	# Fireplaces 0	2.O-Built 5.Bsmt 8.Long term
1.Concrete 4.Wood 7.		3.Damage 6.Style None
2.C Block 5.Slab 8.		Econ. % Good 100%
3.Br/Stone 6.Piers 9.		Economic Code None
Basement 0		0.None 3.No Power 6.Obsolete
1.1/4 Bmt 4.Full Bmt 7.		1.Location 4.Generate 9.None
2.1/2 Bmt 5.Crwl 8.		2.Encroach 5.Flood Pl 9.
3.3/4 Bmt 6. 9.None		Entrance Code 5 Estimated
Bsmt Gar # Cars 0		1.Interior 4.Vacant 7.
Wet Basement 0		2.Refusal 5.Estimate 8.
1.Dry 4. 7.		3.Informed 6. 9.
2.Damp 5. 8.		Information Code 5 Estimate
3.Wet 6. 9.		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 5/09/2024

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	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

Proposed Value