

GORHAM, FRANK A
GORHAM, KATHLEEN A
18 CHARLONATE DR
GRAY ME 04039

B3817P330

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
5/24- DR FIELD REVIEW

Gray

Property Data			Assessment Record					
Neighborhood	83 Avg-Good Location		Year	Land	Buildings	Exempt	Total	
Tree Growth Year	0		2011	57,000	145,398	8,500	193,898	
REVIEW	0		2012	57,000	145,398	8,500	193,898	
Building Permit	0		2013	57,000	145,398	8,500	193,898	
Zone/Land Use	11 Rural Residential & Agri		2014	57,000	147,779	8,500	196,279	
Secondary Zone			2015	57,000	147,800	9,000	195,800	
Topography	1 Level		2016	57,000	147,800	9,000	195,800	
1. Hill	4. Below St	7.	2017	57,000	152,800	13,500	196,300	
2. Rolling	5. Low	8.	2018	57,000	152,800	18,000	191,800	
3. Above St	6. Swampy	9.	2019	65,300	212,900	20,000	258,200	
Utilities	4. Filled Well/Point 6 Septic System		2020	65,300	212,900	20,000	258,200	
1. Public	4. Drilled Well/Point	7. Cesspool	2021	65,000	212,900	25,000	252,900	
2. Water	5. Dug Well	8. Lake	2022	65,000	212,900	25,000	252,900	
3. Holding Ta	6. Septic	9. None	2023	65,000	239,100	25,000	279,100	
Street	1 Paved		Calc.	137,500	377,900	25,000	490,400	
1. Paved	4. Proposed	8.	Land Data					
2. Semi Imp	5. R/O/W	9.	Front Foot	Type	Effective	Influence	Influence Codes	
3. Gravel	6.	9.	11. Water (0-200)		Frontage	Factor	1. Unimproved	
GIS Map	9		12. Water (201-400)		Depth	Code	2. Excess Frtg	
Field Review	1		13. Water (401-800)				3. Topography	
Sale Data			14. Water (801-160)				4. Size/Shape	
Sale Date			15. Water (161-320)				5. Access	
Price			16. Water (3201-6400)				6. Restriction	
Sale Type			17. Water SF Amenities				7. Open Space	
1. Land	4. Mobile	7. COM	18. Water View				8. Environmental	
2. L & B	5. Other	8.	19. Water Influenced				9. Condo	
3. Building	6. Condo	9.	20. ShoreFront A				Acres	
Financing			21. Base Lot				30. Blueberry(1-20	
1. Convent	4. Seller	7.	22. Base Lot Vacant				31. Blueberry(21 -	
2. FHA/VA	5. Private	8.	23. Base Lot Unpaved				32. Crop Land	
3. Assumed	6. Cash	9. Unknown	24. Acres to 10				33. Pasture	
Validity			25. Acres 11-30				34. Shorefront B	
1. Valid	4. Split	7. Multiple	26. Acres 31-50				35. Shorefront C	
2. Related	5. Partial	8. Other	27. Acres 51& over				36. ANTENNA SITE	
3. Distress	6. Exempt	9. Estate	28. Acres 71 & Over				37. Softwood TG	
Verified			29. Woods (41+)				38. Mixed Wood TG	
1. Buyer	4. Agent	7. Family	Acres/Sites					39. Hardwood TG
2. Seller	5. Pub Rec	8. Other	21		1.84	100 %	40. Wasteland	
3. Lender	6. MLS	9.	Total Acreage 1.84					41. Woodland
								42. Mobile Home Si
								43. Camp Site
								44. Lot Improvemen
								45. BA SF - Oce
								46. SP Meadow Cond

Gray

Map Lot 009-016-012-000

Account 661

Location 18 CHARLONATE DR

Card 1

Of 1

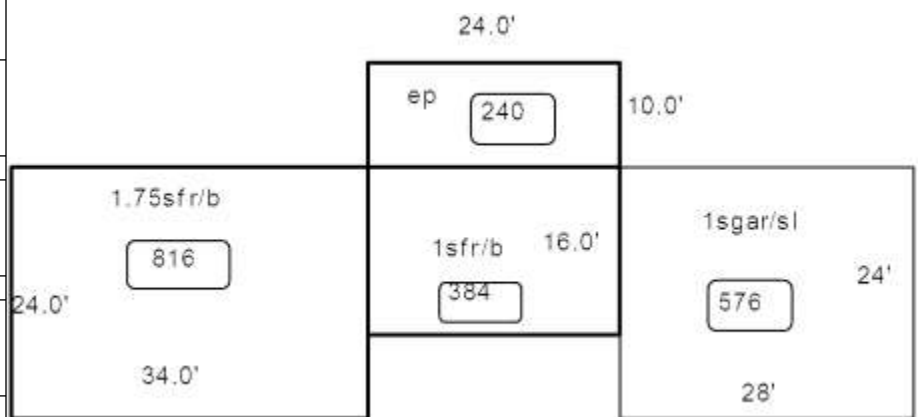
8/05/2024

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
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% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 9 None
Dwelling Units 1	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geoether	2.1/2 Fin 5.FI/Stair 8.
Stories 5 One & 3/4 Story	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 1 Full
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 1 Clapboard	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 3 Average 110%
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 3 Metal	Bath(s) Style 2 Typical Bath(s)	3.Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 816
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Good
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 2.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 3.Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 5.Delay
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsolete
2.1/2 Bmt 5.CrwI 8.		1.Location 4.Generate 9.None
3.3/4 Bmt 6. 9.None		2.Encroach 5.Flood Pl 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 5/16/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1 Story/Basement	1992	384	3 110	4	0 %	100 %	
22 Encl Frame Porch	2005	240	3 110	4	0 %	100 %	
23 Frame Garage	1992	672	3 110	4	0 %	100 %	
24 Frame Shed	0	176	2 100	4	0 %	100 %	
23 Frame Garage	1985	352	2 100	4	0 %	100 %	
63 Swimming Pool	1985	648	3 100	4	0 %	50 %	
62 Patio	1985	700	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	



Proposed Value