

CRONAN, ALLEN
CRONAN, JUDY M
45 WESTWOOD RD
GRAY ME 04039

B10721P167

Inspection Witnessed By:

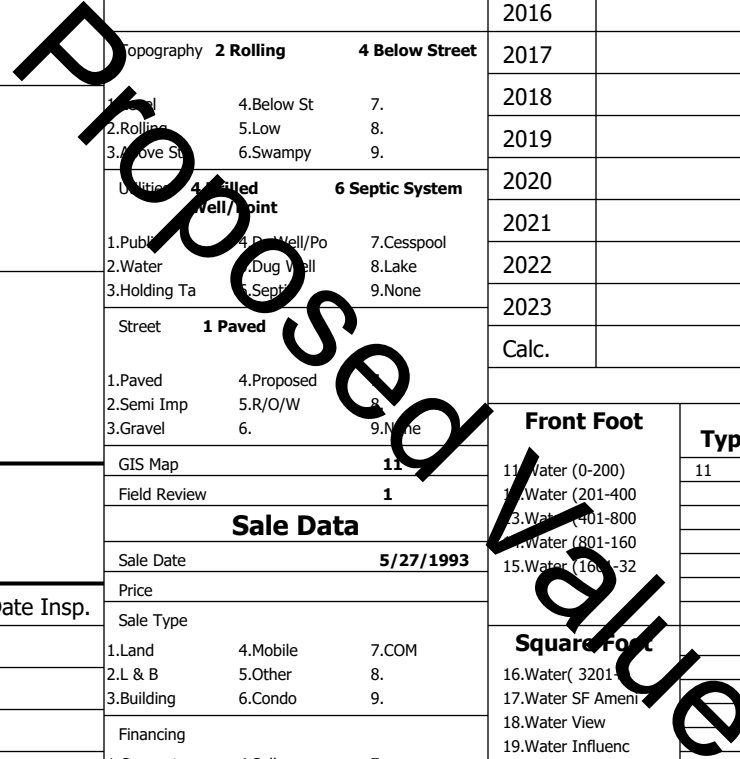
X Date

No./Date	Description	Date Insp.

Notes:

Gray

Property Data			Assessment Record						
Neighborhood 5 Little Sebago			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	150,340	117,055	8,500	258,895		
REVIEW 0			2012	150,340	117,055	8,500	258,895		
Building Permit 0			2013	150,340	117,055	8,500	258,895		
Zone/Land Use 12 Limited Residential			2014	150,340	117,055	8,500	258,895		
Secondary Zone			2015	150,300	124,800	9,000	266,100		
Topography 2 Rolling 4 Below Street			2016	150,300	124,800	9,000	266,100		
1. Hill 4. Below St 7.			2017	150,300	125,000	13,500	261,800		
2. Rolling 5. Low 8.			2018	150,300	125,000	18,000	257,300		
3. Above St 6. Swampy 9.			2019	222,800	186,600	20,000	389,400		
Utilities 4 Filled Well/Point 6 Septic System			2020	222,800	186,600	20,000	389,400		
1. Public 4. Dug Well/Po 7. Cesspool			2021	222,800	186,600	25,000	384,400		
2. Water 8. Lake			2022	222,800	186,600	25,000	384,400		
3. Holding Ta 9. None			2023	222,800	215,300	25,000	413,100		
Street 1 Paved			Calc.	445,700	292,000	25,000	712,700		
1. Paved 4. Proposed			Land Data						
2. Semi Imp 5. R/O/W			Front Foot	Type	Effective		Influence		Influence Codes
3. Gravel 6. None			11. Water (0-200)	11	Frontage	Depth	Factor	Code	
GIS Map 11			12. Water (201-400)						1. Unimproved
Field Review 1			13. Water (401-800)						2. Excess Frtg
Sale Data			14. Water (801-160)						3. Topography
Sale Date 5/27/1993			15. Water (161-32)						4. Size/Shape
Price			16. Water (3201-)						5. Access
Sale Type			17. Water SF Amen						6. Restriction
1. Land 4. Mobile 7. COM			18. Water View						7. Open Space
2. L & B 5. Other 8.			19. Water Influen						8. Environmental
3. Building 6. Condo 9.			20. ShoreFront A						9. Condo
Financing			Square Foot	Square Feet					Acres
1. Convent 4. Seller 7.			21. Base Lot						30. Blueberry(1-20
2. FHA/VA 5. Private 8.			22. Base Lot Vacan						31. Blueberry(21 -
3. Assumed 6. Cash 9. Unknown			23. Base Lot Unpav						32. Crop Land
Validity			Fract. Acre	Acreege/Sites					33. Pasture
1. Valid 4. Split 7. Multiple			24. Acres to 10	20		0.31	100 %	0	34. Shorefront B
2. Related 5. Partial 8. Other			25. Acres 11-30						35. Shorefront C
3. Distress 6. Exempt 9. Estate			26. Acres 31-50						36. ANTENNA SITE
Verified			27. Acres 51& over						37. Softwood TG
1. Buyer 4. Agent 7. Family			28. Acres 71 & Ove						38. Mixed Wood TG
2. Seller 5. Pub Rec 8. Other			29. Woods (41+)						39. Hardwood TG
3. Lender 6. MLS 9.			Total Acreege 0.31						40. Wasteland
									41. Woodland
									42. Mobile Home Si
									43. Camp Site
									44. Lot Improvemen
									45. BA SF - Oce
									46. SP Meadow Cond



Gray

Map Lot 011-309-031-000

Account 3806

Location 45 WESTWOOD RD

Card 1

Of 1

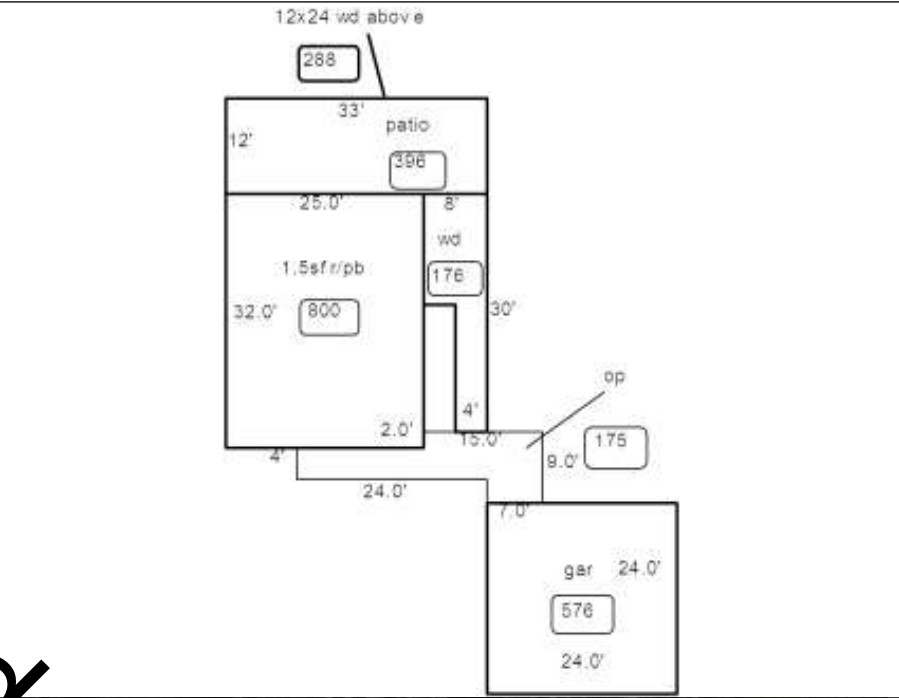
8/05/2024

Building Style 4 Cape Cod	SF Bsmt Living 332	Layout 1 Typical
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 2 100	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% 5 Forced Warm Air	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.Geother	2.1/2 Fin 5.FI/Stair 8.
Stories 4 One & 1/2 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 4 Minimal
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 2 Vinyl/Aluminum	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 4 Good 100%
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.D Grade 5.A Grade 8.
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 800
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 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 3.Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- 4.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1970	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 1	1.Incomp 4.Delap 5.Layoff
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 6.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 3 3/4 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsolete
2.1/2 Bmt 5.Crwl 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 7/09/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
62 Patio	0	396	0 0	0	0	100 %	
68 Wood Deck	0	288	0 0	0	0	100 %	
68 Wood Deck	0	176	0 0	0	0	100 %	
21 Open Frame	0	175	0 0	0	0	100 %	
23 Frame Garage	1997	576	0 0	0	0	100 %	
24 Frame Shed	0	80	2 100	4	0	100 %	
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%



Value