

LETOURNEAU, JONATHAN A
65 MAY MEADOW DRIVE
GRAY ME 04039

B34737P74

Previous Owner
HEALY, LAWRENCE R
HEALY, LEISA M
65 MAY MEADOW DR
GRAY ME 04039
Sale Date: 3/28/2018

Property Data			Assessment Record				
Neighborhood	83 Avg-Good Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2011	59,500	184,416	0	243,916
REVIEW	0		2012	59,500	184,416	0	243,916
Building Permit	0		2013	59,500	184,416	0	243,916
Zone/Land Use	11 Rural Residential & Agri		2014	59,500	184,416	0	243,916
Secondary Zone			2015	59,500	184,400	0	243,900
Topography	1 Level		2016	59,500	184,400	9,000	234,900
			2017	59,500	184,400	13,500	230,400
			2018	59,500	184,400	18,000	225,900
			2019	68,200	220,100	0	288,300
			2020	68,200	220,100	0	288,300
			2021	68,200	220,100	0	288,300
			2022	68,200	220,100	25,000	263,300
			2023	68,200	250,300	25,000	293,500
			Calc.	131,300	395,800	25,000	502,100

Land Data		Front Foot		Effective		Influence		Influence Codes	
Type		Frontage	Depth	Factor	Code				
1. Water (0-200)				%		1.Unimproved			
2. Water (201-400)				%		2.Excess Frtg			
3. Water (401-800)				%		3.Topography			
4. Water (801-1600)				%		4.Size/Shape			
5. Water (1601-3200)				%		5.Access			
				%		6.Restriction			
				%		7.Open Space			
				%		8.Environmental			
				%		9.Condo			
Square Foot		Square Feet		Acres/Sites		Acres			
16. Water (3201 - 6400)				%		30.Blueberry(1-20			
17. Water SF Amenities				%		31.Blueberry(21 - 32)			
18. Water View				%		32.Crop Land			
19. Water Influen				%		33.Pasture			
20. ShoreFront A				%		34.Shorefront B			
				%		35.Shorefront C			
21. Base Lot	21	1.00		100	%	0	36.ANTENNA SITE		
22. Base Lot Vacan	24	0.30		100	%	0	37.Softwood TG		
23. Base Lot Unpav				%			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		
Total Acreage		1.30							

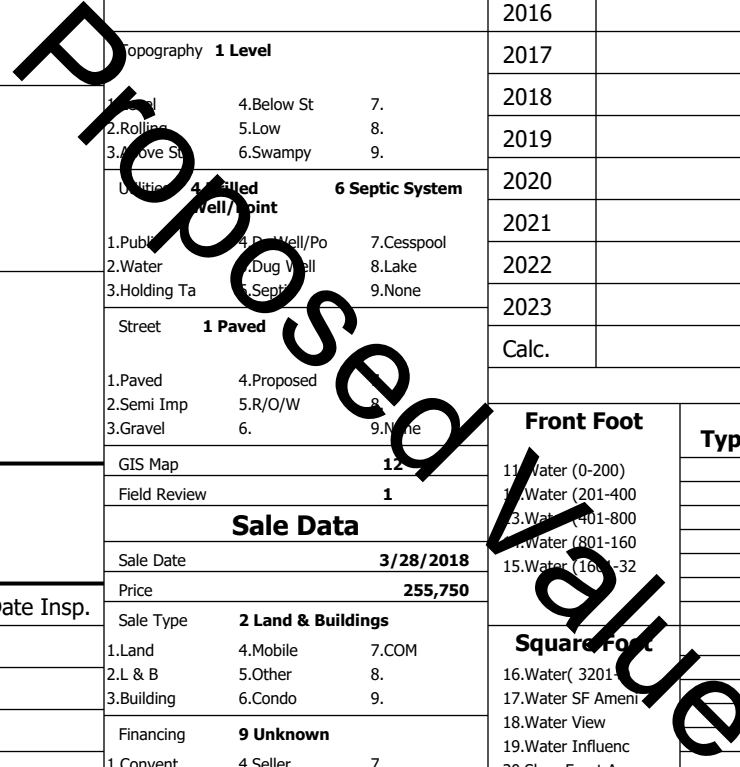
Sale Data

Sale Date	3/28/2018	
Price	255,750	
Sale Type	2 Land & Buildings	
1.Land	4.Mobile	7.COM
2.L & B	5.Other	8.
3.Building	6.Condo	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	1 Arms Length Sale	
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.

Inspection Witnessed By:

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

Notes:



Gray

Map Lot 012-010-010-023

Account 281

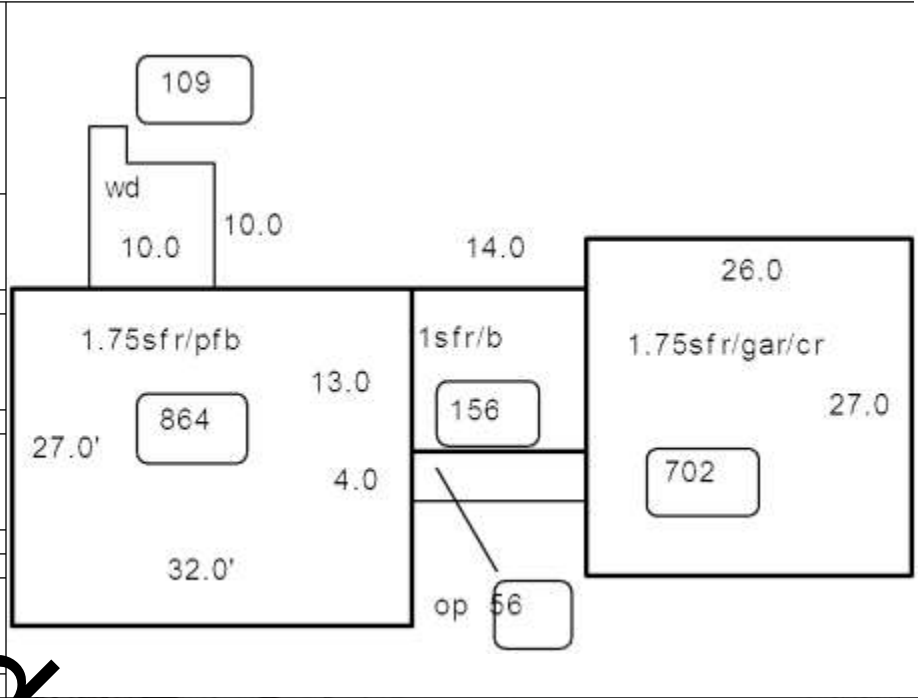
Location 65 MAY MEADOW DR

Card 1

Of 1

8/05/2024

Building Style 4 Cape Cod	SF Bsmt Living 588	Layout 1 Typical
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 3 100	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% 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.UNHZF	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.F/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.F/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 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 3 Average 120%
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.O Grade 5.A Grade 8.
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.O Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 864
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 4	3.Avg- Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1995	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Delayed
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.Crw1 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 1 Interior Inspect
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 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 7/15/2015

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1 Story/Basement	0	156	0 0	0	0	100 %	
68 Wood Deck	0	109	0 0	0	0	100 %	
21 Open Frame	0	56	0 0	0	0	100 %	
75 1.75 St Garage	0	702	0 0	0	0	100 %	
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%
						%	%

Value