

CONNOLLY - ET AL, JAMES M  
7 RAYS CIRCLE  
SCARBOROUGH ME 04074

B40546P4

Previous Owner  
CONNOLLY, JAMES M  
CONNOLLY, SPRING B  
7 RAYS CIRCLE  
SCARBOROUGH ME 04074  
Sale Date: 12/28/2023

Previous Owner  
CONNOLLY BIRCHWOOD, LLC  
7 RAYS CIRCLE

SCARBOROUGH ME 04074  
Sale Date: 3/31/2022

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
12/28/2023 - B40546P4 - Owners of record are: James M. Connolly, Spring B. Connolly, and Caitlyn S. Connolly as Joint Tenants.

Gray

Property Data			Assessment Record					
Neighborhood <b>5 Little Sebago</b>			Year	Land	Buildings	Exempt	Total	
Tree Growth Year <b>0</b>			2011	148,871	75,651	0	224,522	
REVIEW <b>0</b>			2012	148,871	75,651	0	224,522	
Building Permit <b>0</b>			2013	148,871	75,651	0	224,522	
Zone/Land Use <b>12 Limited Residential</b>			2014	148,871	75,651	0	224,522	
Secondary Zone			2015	148,900	75,700	0	224,600	
Topography <b>2 Rolling 4 Below Street</b>			2016	148,900	75,700	0	224,600	
1. Well 4. Below St 7.			2017	148,900	75,700	0	224,600	
2. Rolling 5. Low 8.			2018	148,900	75,700	0	224,600	
3. Above St 6. Swampy 9.			2019	272,300	106,600	0	378,900	
Utilities <b>4 Filled Well/Point 6 Septic System</b>			2020	272,300	106,600	0	378,900	
1. Public 4. Driv Well/Po 7. Cesspool			2021	272,300	106,600	0	378,900	
2. Water 5. Dug Well 8. Lake			2022	272,300	106,600	0	378,900	
3. Holding Ta 6. Septic 9. None			2023	272,300	123,800	0	396,100	
Street <b>3 Gravel</b>			Calc.	553,800	172,400	0	726,200	
1. Paved 4. Proposed			<b>Land Data</b>					
2. Semi Imp 5. R/O/W			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>	<b>Influence</b>	<b>Influence</b>	
3. Gravel 6. None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	
GIS Map <b>12</b>			11. Water (0-200)	49	140	000	100 %	0
Field Review <b>0</b>			12. Water (201-400)				%	
<b>Sale Data</b>			13. Water (401-800)				%	
Sale Date <b>12/28/2023</b>			14. Water (801-160)				%	
Price			15. Water (161-32)				%	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>	<b>Square Feet</b>				
1. Land 4. Mobile 7.COM			16. Water (3201-)				%	
2. L & B 5. Other 8.			17. Water SF Amen				%	
3. Building 6. Condo 9.			18. Water View				%	
Financing <b>9 Unknown</b>			19. Water Influen				%	
1. Convent 4. Seller 7.			20. ShoreFront A				%	
2. FHA/VA 5. Private 8.			<b>Fract. Acre</b>	<b>Acres/Sites</b>				
3. Assumed 6. Cash 9.Unknown			21. Base Lot	34		0.23	100 %	0
Validity <b>2 Related Parties</b>			22. Base Lot Vacan				%	
1. Valid 4. Split 7. Multiple			23. Base Lot Unpav				%	
2. Related 5. Partial 8. Other			<b>Acres</b>				%	
3. Distress 6. Exempt 9. Estate			24. Acres to 10				%	
Verified <b>5 Public Record</b>			25. Acres 11-30				%	
1. Buyer 4. Agent 7. Family			26. Acres 31-50				%	
2. Seller 5. Pub Rec 8. Other			27. Acres 51& over				%	
3. Lender 6. MLS 9.			28. Acres 71 & Ove				%	
			29. Woods (41+)				%	
			<b>Total Acreage</b>	<b>0.23</b>				

Proposed Sale

- 1. Unimproved
- 2. Excess Frtg
- 3. Topography
- 4. Size/Shape
- 5. Access
- 6. Restriction
- 7. Open Space
- 8. Environmental
- 9. Condo
- Acres**
- 30. Blueberry(1-20
- 31. Blueberry(21 -
- 32. Crop Land
- 33. Pasture
- 34. Shorefront B
- 35. Shorefront C
- 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

