

LAVALLEE, DANIEL
LAVALLEE, PAUL L JR
26 SHAW BROOK LANE
GRAY ME 04039

B36862P252

Previous Owner
LAVALLEE, JANELLE
26 SHAW BROOK LN.

GRAY ME 04039
Sale Date: 2/25/2020

Property Data

Neighborhood	82 Average Location	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	11 Rural Residential & Agri	
Secondary Zone		
Topography	1 Level	
1. Hill	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
Utilities	4 Filled Well/Point 6 Septic System	
1. Public	4. Driv Well/Po	7. Cesspool
2. Water	5. Dug Well	8. Lake
3. Holding Ta	6. Septic	9. None
Street	3 Gravel	
1. Paved	4. Proposed	7.
2. Semi Imp	5. R/O/W	8.
3. Gravel	6.	9. None
GIS Map	15	
Field Review	1	

Sale Data

Sale Date	6/29/2020	
Price		
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	2 Related Parties	
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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2011	44,000	32,416	8,500	67,916
2012	44,000	32,416	8,500	67,916
2013	44,000	32,416	8,500	67,916
2014	44,000	32,416	8,500	67,916
2015	44,000	32,400	9,000	67,400
2016	44,000	32,400	9,000	67,400
2017	44,000	35,100	13,500	65,600
2018	44,000	35,100	18,000	61,100
2019	51,400	37,100	0	88,500
2020	51,400	61,900	0	113,300
2021	51,400	61,900	0	113,300
2022	51,400	68,800	0	120,200
2023	51,400	68,800	0	120,200
Calc.	116,800	131,200	25,000	223,000

Land Data

Type	Effective		Influence		Influence Codes
	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. Water (3201-6400)			%		6. Restriction
7. Water (6401-12800)			%		7. Open Space
8. Water (12801-25600)			%		8. Environmental
9. Water (25601-51200)			%		9. Condo
10. Water (51201-102400)			%		30. Blueberry(1-20
11. Water (102401-204800)			%		31. Blueberry(21 -
12. Water (204801-409600)			%		32. Crop Land
13. Water (409601-819200)			%		33. Pasture
14. Water (819201-1638400)			%		34. Shorefront B
15. Water (1638401-3276800)			%		35. Shorefront C
16. Water (3276801-6553600)			%		36. ANTENNA SITE
17. Water (6553601-13107200)			%		37. Softwood TG
18. Water (13107201-26214400)			%		38. Mixed Wood TG
19. Water (26214401-52428800)			%		39. Hardwood TG
20. ShoreFront A			%		40. Wasteland
21. Base Lot			%		41. Woodland
22. Base Lot Vacant			%		42. Mobile Home Si
23. Base Lot Unpaved			%		43. Camp Site
24. Acres to 10			%		44. Lot Improvemen
25. Acres 11-30			%		45. BA SF - Oce
26. Acres 31-50			%		46. SP Meadow Cond
27. Acres 51& over			%		
28. Acres 71 & Over			%		
29. Woods (41+)			%		
Total Acreage 1.40					

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
5/24- DR FIELD REVIEW

Gray



