

2 COLLINS POINT ROAD REALTY TRUST  
 ROBERSON, PATRICIA A & MARSHALL, BRUCE T - TRUSTEES  
 2 COLLINS POINT ROAD  
 GRAY ME 04039  
 B25550P236 B35683P176

Property Data			Assessment Record						
Neighborhood <b>5 Little Sebago</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2011	182,850	187,197	0	370,047		
REVIEW <b>0</b>			2012	182,850	187,197	0	370,047		
Building Permit <b>0</b>			2013	182,850	187,197	0	370,047		
Zone/Land Use <b>12 Limited Residential</b>			2014	182,850	190,810	0	373,660		
Secondary Zone			2015	182,900	190,800	0	373,700		
Topography <b>1 Level</b>			2016	182,900	190,800	0	373,700		
1. Well 4. Below St 7.			2017	182,900	193,500	0	376,400		
2. Rolling 5. Low 8.			2018	182,900	193,500	0	376,400		
3. Above St 6. Swampy 9.			2019	325,000	20,900	0	345,900		
4. Filled Well/Point <b>6 Septic System</b>			2020	325,000	20,900	0	345,900		
1. Public 4. Dug Well/Po 7. Cesspool			2021	325,000	234,700	0	559,700		
2. Water 8. Lake			2022	325,000	245,300	0	570,300		
3. Holding Ta 9. None			2023	325,000	281,200	0	606,200		
Street <b>3 Gravel</b>			Calc.	650,000	457,800	0	1,107,800		
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 Codes</b>
3. Gravel 6. None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
GIS Map <b>24</b>			11. Water (0-200)	11	150	000	100 %	0	1. Unimproved
Field Review <b>1</b>			12. Water (201-400)				%		2. Excess Frtg
<b>Sale Data</b>			13. Water (401-800)				%		3. Topography
Sale Date <b>9/30/2007</b>			14. Water (801-160)				%		4. Size/Shape
Price <b>1</b>			15. Water (161-32)				%		5. Access
Sale Type			16. Water (321-640)				%		6. Restriction
1. Land 4. Mobile 7. COM			17. Water SF Amen				%		7. Open Space
2. L & B 5. Other 8.			18. Water View				%		8. Environmental
3. Building 6. Condo 9.			19. Water Influen				%		9. Condo
Financing			20. ShoreFront A				%		30. Blueberry(1-20
1. Convent 4. Seller 7.			<b>Square Foot</b>	<b>Square Feet</b>			%		31. Blueberry(21 -
2. FHA/VA 5. Private 8.			16. Water( 3201-				%		32. Crop Land
3. Assumed 6. Cash 9. Unknown			17. Water SF Amen				%		33. Pasture
Validity			18. Water View				%		34. Shorefront B
1. Valid 4. Split 7. Multiple			19. Water Influen				%		35. Shorefront C
2. Related 5. Partial 8. Other			20. ShoreFront A				%		36. ANTENNA SITE
3. Distress 6. Exempt 9. Estate			<b>Fract. Acre</b>	<b>Acreege/Sites</b>			%		37. Softwood TG
Verified			21. Base Lot	20		0.50	100 %	0	38. Mixed Wood TG
1. Buyer 4. Agent 7. Family			22. Base Lot Vacan				%		39. Hardwood TG
2. Seller 5. Pub Rec 8. Other			23. Base Lot Unpav				%		40. Wasteland
3. Lender 6. MLS 9.			<b>Acres</b>				%		41. Woodland
			24. Acres to 10				%		42. Mobile Home Si
			25. Acres 11-30				%		43. Camp Site
			26. Acres 31-50				%		44. Lot Improvemen
			27. Acres 51& over				%		45. BA SF - Oce
			28. Acres 71 & Ove				%		46. SP Meadow Cond
			29. Woods (41+)				%		
			<b>Total Acreege</b>		<b>0.50</b>				

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Gray

**Gray**

Map Lot 024-312-001-000

Account 3898

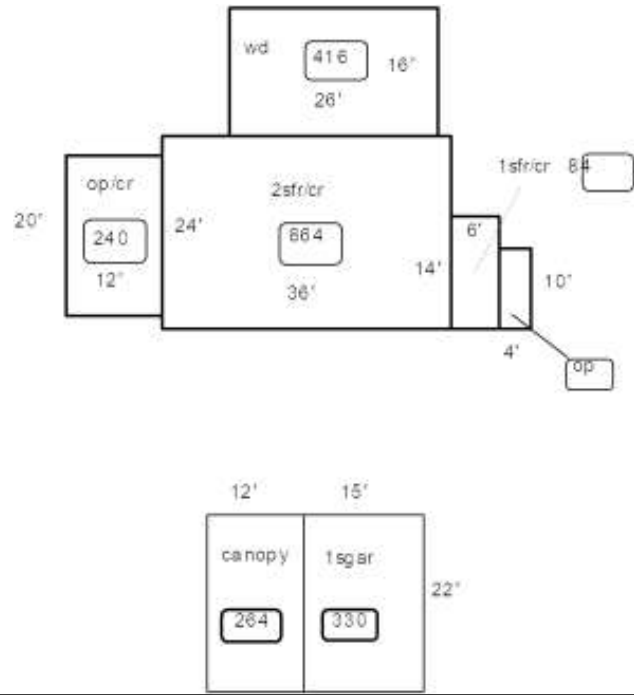
Location 2 COLLINS POINT RD

Card 1

Of 1

8/05/2024

Building Style <b>4 Cape Cod</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade <b>0 0</b>	1.Typical 4. 7.
2.Ranch 6.Split 10.Colonia	Secondary Heat <b>0</b>	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type <b>100% 11 Geothermal</b>	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.FI/Stair 8.
Stories <b>2 Two Story</b>	4.Steam 8.FI/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type <b>0% 9 None</b>	Insulation <b>1 Full</b>
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 <b>10 Cemplant</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.Cemplant	1.Modern 4.Obsolete	Grade & Factor <b>4 Good 100%</b>
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 <b>3 Metal</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) <b>864</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>5 Good</b>
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>6</b>	2.Fair Avg 8.Same
SOLAR VOLTAIC <b>0</b>	# Bedrooms <b>3</b>	3.Avg- Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2008</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 5.Playo
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 <b>100%</b>
Basement <b>5 Crawl Space</b>		Economic Code <b>None</b>
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsolete
2.1/2 Bmt 5.Crw 8.		1.Location 4.Generate 9.None
3.3/4 Bmt 6. 9.None		2.Encroach 5.Flood Pl 9.
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>9 No Basement</b>		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 <b>5 Estimate</b>
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 7/30/2015

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2008	240	0 0	0	0	% 100 %	
68 Wood Deck	2008	416	0 0	0	0	% 100 %	
1 One Story Frame	2008	84	0 0	0	0	% 100 %	
21 Open Frame	2008	40	0 0	0	0	% 100 %	
62 Patio	2009	384	0 0	0	0	% 100 %	
90 Generator	2009	1	0 0	0	0	% 100 %	
24 Frame Shed	2009	240	4 100	5	0	% 100 %	
23 Frame Garage	2020	330	3 110	4	0	% 100 %	
61 Canopy	2020	264	3 100	4	0	% 100 %	

- 1.One Story Fram
- 2.Two Story Fram
- 3.Three Story Fr
- 4.1 & 1/2 Story
- 5.1 & 3/4 Story
- 6.2 & 1/2 Story
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.Frame Bay Wind
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.Unfinished Att
- 29.Finished Attic



Proposed Value