

SHAKER ROAD HOLDINGS LLC
 68 CAPISIC STREET
 PORTLAND ME 04102

B38510P19

Previous Owner
 VAN MOURIK, JUNE M
 PO BOX 1206

AUBURN ME 04211
 Sale Date: 8/05/2021

Property Data		
Neighborhood	12 Route 26 Commercial	
Tree Growth Year	0	
REVIEW	c	
Building Permit	0	
Zone/Land Use	16 Business Transitional I	
Secondary Zone		
Topography	1 Level	
1. Soil	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
Utilities	2 Public Water 6 Septic System	
1. Public	4. Dr. Well/Po	7. Cesspool
2. Water	5. Dug Well	8. Lake
3. Holding Ta	6. Septic	9. None
Street	1 Paved	
1. Paved	4. Proposed	8.
2. Semi Imp	5. R/O/W	9.
3. Gravel	6.	
GIS Map	27	
Field Review	1	
Sale Data		
Sale Date	8/05/2021	
Price	550,000	
Sale Type	2 Land & Buildings	
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing	1 Conventional	
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.

Assessment Record				
Year	Land	Buildings	Exempt	Total
2011	49,000	239,919	0	288,919
2012	49,000	239,919	0	288,919
2013	49,000	239,919	0	288,919
2014	49,000	239,919	0	288,919
2015	49,000	239,900	0	288,900
2016	49,000	239,900	0	288,900
2017	49,000	239,900	0	288,900
2018	49,000	239,900	0	288,900
2019	176,000	434,400	0	610,400
2020	176,000	434,400	0	610,400
2021	176,000	434,400	0	610,400
2022	176,000	434,700	0	610,700
2023	176,000	434,700	0	610,700
Calc.	319,800	438,100	0	757,900

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Gray

Proposed Sale

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11. Water (0-200)				%		1. Unimproved
12. Water (201-400)				%		2. Excess Frtg
13. Water (401-800)				%		3. Topography
14. Water (801-160)				%		4. Size/Shape
15. Water (1601-32)				%		5. Access
				%		6. Restriction
				%		7. Open Space
				%		8. Environmental
				%		9. Condo
Square Foot	Acres					
16. Water (3201-				%		30. Blueberry(1-20
17. Water SF Amen				%		31. Blueberry(21 -
18. Water View				%		32. Crop Land
19. Water Influen				%		33. Pasture
20. ShoreFront A				%		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
Fract. Acre	Acres/Sites					
21. Base Lot	75	2.00	100	%	0	
22. Base Lot Vacan	78	2.00	100	%	0	
23. Base Lot Unpav				%		
				%		
				%		
				%		
				%		
				%		
				%		
				%		
				%		
Acres	Total Acreage 4.00					
24. Acres to 10						
25. Acres 11-30						
26. Acres 31-50						
27. Acres 51& over						
28. Acres 71 & Ove						
29. Woods (41+)						

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Map Lot 027-020-009-002

Account 1089

Location 126 SHAKER RD

Card 1

Of 1

8/05/2024

Building Style	SF Bsmt Living			Layout
1.Conv.	5.Garrison	9.NE farm	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch	6.Split	10.Colonia	Secondary Heat	2.Inadeq 5. 8.
3.R Ranch/	7.Contemp	11.Cottage	Heat Type	3. 6. 9.
4.Cape	8.Log	12.Gambrel	1.HWBB	5.FWA
Dwelling Units	2.HWCI	6.Monitor	10.UNH2F	Attic
Other Units	3.HWRF	7.Electric	11.Geother	1.1/4 Fin 4.Full Fin 7.
Stories	4.Steam	8.F/Wall	12.Heat/Co	2.1/2 Fin 5.F/Stair 8.
1.1	4.1.5	7.	Cool Type	3.3/4 Fin 6. 9.None
2.2	5.1.75	8.	1.Central	Insulation
3.3	6.2.5	9.	2.Evapor	1.Full 4.Minimal 7.
Exterior Walls	3.H Pump	6. 9.None	2.H Pump	2.Heavy 5. 8.
1.Clapboar	5.Stucco	9.B & B	Kitchen Style	3.Capped 6. 9.None
2.Vin/Al	6.Brick	10.Cemplan	1.Modern	Unfinished %
3.Compos./	7.Stone	11.Concret	2.Typical	Grade & Factor
4.Asbestos	8.Wood Shi	12.Wood Bo	3.Old Type	1.E Grade 4.B Grade 7.SC Grade
Roof Surface	1.Modern	4.Obsolete	7.	2.D Grade 5.A Grade 8.
1.Asphalt	4.Composit	7.Other	2.Typical	3.Grade 6.AA Grade 9.Same
2.Slate	5.Wood	8.	3.Old Type	Bath(s) Style
3.Metal	6.Roll Roo	9.	3.Old Type	1.Modern 4.Obsolete 7.
SF Masonry Trim	# Rooms		# Bedrooms	2.Typical 5. 8.
SOLAR VOLTAIC	# Full Baths		# Half Baths	3.Old Type 6. 9.None
OPEN-4-	# Addn Fixtures		# Fireplaces	1.Poor 2.Avg 7.V G
Year Built	Phys. % Good		Funct. % Good	2.F 3.Avg 8.Exc
Year Remodeled	Functional Code		Econ. % Good	3.Avg- 9.Good
Foundation	1.Incomp	4.Delap	Economic Code	
1.Concrete	4.Wood	7.	0.None	3.No Power 6.Obsolete
2.C Block	5.Slab	8.	1.Location	4.Generate 9.None
3.Br/Stone	6.Piers	9.	2.Encroach	5.Flood Pl 9.
Basement	1.1/4 Bmt	4.Full Bmt	7.	Entrance Code 5 Estimated
1.1/4 Bmt	4.Full Bmt	7.	1.Interior	4.Vacant 7.
2.1/2 Bmt	5.Crwl	8.	2.Refusal	5.Estimate 8.
3.3/4 Bmt	6.	9.None	3.Informed	6. 9.
Bsmt Gar # Cars	Information Code 5 Estimate		1.Owner	4.Agent 7.
Wet Basement	1.Owner	4.Agent	7.	2.Relative
1.Dry	4.	7.	2.Tenant	5.Estimate 8.
2.Damp	5.	8.		6.Other 9.
3.Wet	6.	9.		

Date Inspected 11/25/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
268 UNF BSMT	1994	1849	3 100	5	0 %	100 %	
22 Encl Frame Porch	1994	48	3 100	5	0 %	100 %	
61 Canopy	1994	54	3 100	5	0 %	100 %	
61 Canopy	1994	48	3 100	4	0 %	100 %	
270 MEDICAL	1994	3225	3 100	5	0 %	100 %	
21 Open Frame	1994	20	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

