

POLLARD REAL ESTATE COMPANY
PO BOX 679
GRAY ME 04039

B14971P123 B37395P334

Previous Owner
POLLARD, BRADLEY W; POLLARD, JEFFREY M
POLLARD, GARY J; POLLARD, DAVID C
PO BOX 679
GRAY ME 04039
Sale Date: 11/05/2020

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:
B3739P334 - 11/05/2020 - Map/Lot changed from 028-025-035-000 to 027-025-035-000 due to lot line reconfiguration.

Gray

Property Data			Assessment Record						
Neighborhood 16 Lewiston Commercial			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	10,330	0	0	10,330		
REVIEW 0			2012	10,330	0	0	10,330		
Building Permit 0			2013	10,330	0	0	10,330		
Zone/Land Use 13 Commercial			2014	10,330	0	0	10,330		
Secondary Zone			2015	10,300	0	0	10,300		
Topography 2 Rolling			2016	10,300	0	0	10,300		
1. Above St 2. Below St 3. Below St			2017	10,300	0	0	10,300		
4. Below St 5. Low 6. Swampy			2018	10,300	0	0	10,300		
7. Ditch			2019	45,700	0	0	45,700		
1. Public 2. Water 3. Holding Ta			2020	45,700	0	0	45,700		
4. Dr. Well/Po 5. Dug Well 6. Septic			2021	45,700	0	0	45,700		
7. Cesspool 8. Lake 9. None			2022	167,100	38,500	0	205,600		
Street 1 Paved			2023	167,100	38,500	0	205,600		
1. Paved 2. Semi Imp 3. Gravel			Calc.	265,700	62,700	0	328,400		
4. Proposed 5. R/O/W 6. None			Land Data						
GIS Map 28			Front Foot	Type	Effective		Influence		Influence Codes
Field Review 1					Frontage	Depth	Factor	Code	
Sale Data			1. Water (0-200)			%		1. Unimproved	
Sale Date 11/05/2020			2. Water (201-400)			%		2. Excess Frtg	
Price			3. Water (401-800)			%		3. Topography	
Sale Type 2 Land & Buildings			4. Water (801-160)			%		4. Size/Shape	
1. Land 2. L & B 3. Building			5. Water (1601-32)			%		5. Access	
4. Mobile 5. Other 6. Condo			Square Foot			%		6. Restriction	
7. COM 8. 9.			16. Water (3201-			%		7. Open Space	
Financing 9 Unknown			17. Water SF Amen			%		8. Environmental	
1. Convent 2. FHA/VA 3. Assumed			18. Water View			%		9. Condo	
4. Seller 5. Private 6. Cash			19. Water Influen			%		Acres	
7. 8. 9. Unknown			20. ShoreFront A			%		30. Blueberry(1-20	
Validity 2 Related Parties			Fract. Acre			%		31. Blueberry(21 -	
1. Valid 2. Related 3. Distress			21. Base Lot	75	1.84	100	0	32. Crop Land	
4. Split 5. Partial 6. Exempt			22. Base Lot Vacan	78	2.74	100	0	33. Pasture	
7. Multiple 8. Other 9. Estate			23. Base Lot Unpav			%		34. Shorefront B	
Verified 5 Public Record			Acres			%		35. Shorefront C	
1. Buyer 2. Seller 3. Lender			24. Acres to 10			%		36. ANTENNA SITE	
4. Agent 5. Pub Rec 6. MLS			25. Acres 11-30			%		37. Softwood TG	
7. Family 8. Other 9.			26. Acres 31-50			%		38. Mixed Wood TG	
			27. Acres 51& over			%		39. Hardwood TG	
			28. Acres 71 & Ove			%		40. Wasteland	
			29. Woods (41+)			%		41. Woodland	
			Total Acreage		4.58			42. Mobile Home Si	
								43. Camp Site	
								44. Lot Improvemen	
								45. BA SF - Oce	
								46. SP Meadow Cond	

Gray

Map Lot 027-025-035-000

Account 1408

Location LEWISTON RD

Card 1

Of 1

8/05/2024

Building Style 0	SF Bsmt Living 0	Layout 0
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 0 0	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% 0	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 0
Dwelling Units 0	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.FI/Stair 8.
Stories 0	4.Steam 8.FI/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 0
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 0	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 0	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 0 0%
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.C Grade 5.A Grade 8.
Roof Surface 0	Bath(s) Style 0	3.D Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 0
2.Slate 5.Wood 8.	2.Typical 5. 8.	1.Poor Avg 7.V G
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	2.Fair Avg 8.Exc
SF Masonry Trim 0	# Rooms 0	3.Avg- Good 9.Same
SOLAR VOLTAIC 0	# Bedrooms 0	Phys. % Good 0%
OPEN-4- 0	# Full Baths 0	Funct. % Good 100%
Year Built 0	# Half Baths 0	Functional Code 9 None
Year Remodeled 0	# Addn Fixtures 0	1.Incomp 4.Delap 7.Layoff
Foundation 0	# Fireplaces 0	2.O-Built 5.Bsmt 8.Long term
1.Concrete 4.Wood 7.		3.Damage 6.Style None
2.C Block 5.Slab 8.		Econ. % Good 100%
3.Br/Stone 6.Piers 9.		Economic Code None
Basement 0		0.None 3.No Power 6.Obsolete
1.1/4 Bmt 4.Full Bmt 7.		1.Location 4.Generate 9.None
2.1/2 Bmt 5.Crwl 8.		2.Encroach 5.Flood Pl 9.
3.3/4 Bmt 6. 9.None		Entrance Code 0
Bsmt Gar # Cars 0		1.Interior 4.Vacant 7.
Wet Basement 0		2.Refusal 5.Estimate 8.
1.Dry 4. 7.		3.Informed 6. 9.
2.Damp 5. 8.		Information Code 0
3.Wet 6. 9.		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	2000	3 110	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