

WILSON, JASON
WILSON, CLAIRE
PO BOX 297
GRAY ME 04039

B17705P263

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
5-24 DR FIELD REVIEW

Gray

Property Data		
Neighborhood	83 Avg-Good Location	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	19 Village Center	
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	35	
Field Review	1	
Sale Data		
Sale Date	11/12/2002	
Price		
Sale Type		
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing		
1. Convent	4. Seller	7.
2. FHA/VA	5. Private	8.
3. Assumed	6. Cash	9. Unknown
Validity		
1. Valid	4. Split	7. Multiple
2. Related	5. Partial	8. Other
3. Distress	6. Exempt	9. Estate
Verified		
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	41,733	140,145	0	181,878
2012	41,733	140,145	8,500	173,378
2013	41,733	140,145	8,500	173,378
2014	41,733	140,145	8,500	173,378
2015	41,700	140,100	9,000	172,800
2016	41,700	140,100	9,000	172,800
2017	41,700	140,100	13,500	168,300
2018	41,700	140,100	18,000	163,800
2019	52,200	174,800	20,000	207,000
2020	52,200	174,800	20,000	207,000
2021	52,200	174,800	25,000	202,000
2022	52,200	174,800	25,000	202,000
2023	52,200	193,500	25,000	220,700
Calc.	119,400	296,000	25,000	390,400

Land Data						
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	Square Feet				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	
Fract. Acre	Acreage/Sites					
21. Base Lot	21	0.45	100	%	0	36. ANTENNA SITE
22. Base Lot Vacan			%			37. Softwood TG
23. Base Lot Unpav			%			38. Mixed Wood TG
			%			39. Hardwood TG
24. Acres to 10			%			40. Wasteland
25. Acres 11-30			%			41. Woodland
26. Acres 31-50			%			42. Mobile Home Si
27. Acres 51& over			%			43. Camp Site
28. Acres 71 & Ove			%			44. Lot Improvemen
29. Woods (41+)			%			45. BA SF - Oce
			%			46. SP Meadow Cond
Total Acreage			0.45			

Gray

Map Lot 035-402-038-000

Account 4329

Location 44 GRAY PARK

Card 1

Of 1

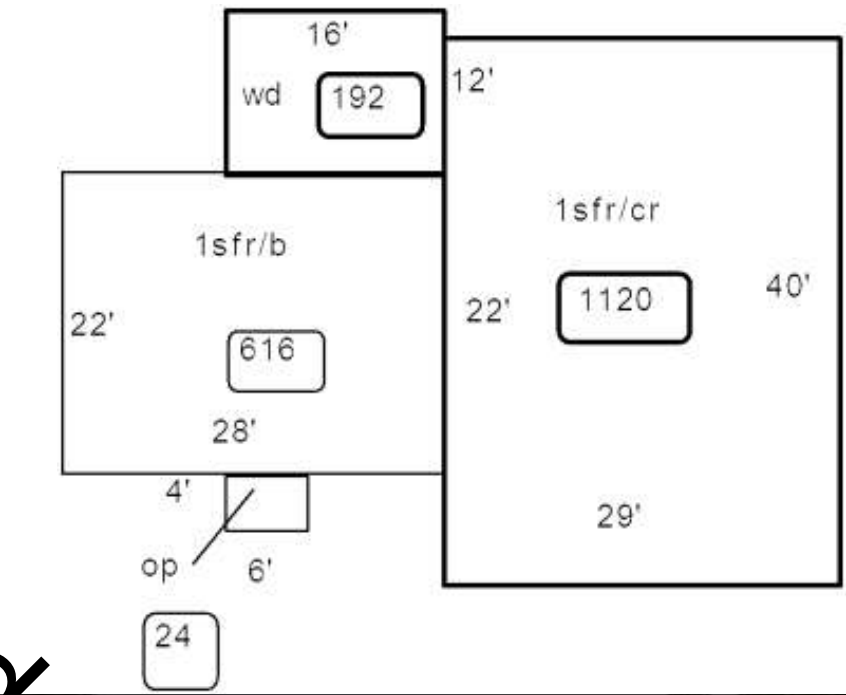
8/05/2024

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
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% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 9 None
Dwelling Units 1	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 1 One Story	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 1 Full
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 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 3 Average 110%
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 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1160
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Above Average
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 2.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 3.Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1965	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2000	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Delap 5.Layoff
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 6.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 5 Crawl Space		Economic Code None
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 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		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 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 5/17/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
11 1 Story/Basement	2004	616	0 0	6	0 %	100 %	
68 Wood Deck	2004	192	0 0	4	0 %	100 %	
24 Frame Shed	0	80	2 100	4	0 %	100 %	
21 Open Frame	0	24	0 0	0	0 %	100 %	
89 DH Bsmt Entry	0	1	0 0	0	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Proposed Value