

KARAFFA, JAMIE L
2 COLLYER BROOK ROAD
GRAY ME 04039

B34759P72

Previous Owner
JORDAN, STEPHEN A
66 HELLS CORNER ROAD

SUNAPEE ME 03782
Sale Date: 4/06/2018

Previous Owner
LACROIX, JENNIFER
2 COLLYER BROOK ROAD

GRAY ME 04039
Sale Date: 7/01/2016

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:
5/24-FR=DR

Gray

Property Data			Assessment Record						
Neighborhood 83 Avg-Good Location			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	35,000	73,064	0	108,064		
REVIEW 0			2012	35,000	73,064	0	108,064		
Building Permit 0			2013	35,000	73,064	0	108,064		
Zone/Land Use 11 Rural Residential & Agri			2014	35,000	73,064	8,500	99,564		
Secondary Zone			2015	35,000	73,100	9,000	99,100		
Topography 3 Above Street 2 Rolling			2016	35,000	73,100	9,000	99,100		
1. Above St 2. Below St 3. Above St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2017	35,000	73,100	13,500	94,600		
Utilities 2 Public Water 6 Septic System			2018	35,000	73,100	0	108,100		
1. Public 2. Dug Well/Po 3. Holding Ta 4. Dug Well 5. Septic 6. 7. Cesspool 8. Lake 9. None			2019	51,000	127,100	0	178,100		
Street 1 Paved			2020	51,000	127,100	0	178,100		
1. Paved 2. Semi Imp 3. Gravel 4. Proposed 5. R/O/W 6. 7. 8. 9. None			2021	51,000	127,100	0	178,100		
GIS Map 37			2022	51,000	127,100	0	178,100		
Field Review 0			2023	51,000	150,500	0	201,500		
Sale Data			Calc.	129,200	237,100	0	366,300		
Sale Date 4/06/2018			Land Data						
Price 168,000			Front Foot	Type	Effective		Influence		Influence Codes
Sale Type 6 Condominium					Frontage	Depth	Factor	Code	
1. Land 2. L & B 3. Building 4. Mobile 5. Other 6. Condo 7. COM 8. 9.			11. Water (0-200)			%		1. Unimproved	
Financing 9 Unknown			12. Water (201-400)			%		2. Excess Frtg	
1. Convent 2. FHA/VA 3. Assumed 4. Seller 5. Private 6. Cash 7. 8. 9. Unknown			13. Water (401-800)			%		3. Topography	
Validity 1 Arms Length Sale			14. Water (801-160)			%		4. Size/Shape	
1. Valid 2. Related 3. Distress 4. Split 5. Partial 6. Exempt 7. Multiple 8. Other 9. Estate			15. Water (161-320)			%		5. Access	
Verified 5 Public Record			Square Foot	Square Feet				6. Restriction	
1. Buyer 2. Seller 3. Lender 4. Agent 5. Pub Rec 6. MLS 7. Family 8. Other 9.			16. Water (3201-6400)			%		7. Open Space	
			17. Water SF Amenities			%		8. Environmental	
			18. Water View			%		9. Condo	
			19. Water Influenced			%		Acres	
			20. ShoreFront A			%		30. Blueberry(1-20	
			Fract. Acre	Acreege/Sites				31. Blueberry(21 -	
			21. Base Lot	21	0.99	100	%	32. Crop Land	
			22. Base Lot Vacant			%		33. Pasture	
			23. Base Lot Unpaved			%		34. Shorefront B	
			Acres			%		35. Shorefront C	
			24. Acres to 10			%		36. ANTENNA SITE	
			25. Acres 11-30			%		37. Softwood TG	
			26. Acres 31-50			%		38. Mixed Wood TG	
			27. Acres 51& over			%		39. Hardwood TG	
			28. Acres 71 & Over			%		40. Wasteland	
			29. Woods (41+)			%		41. Woodland	
			Total Acreege		0.99			42. Mobile Home Si	
								43. Camp Site	
								44. Lot Improvemen	
								45. BA SF - Oce	
								46. SP Meadow Cond	



