

BERTOLACCINI, CHRISTINE L
 LINDENBERG, LAWRENCE D
 53 LAKE AVENUE
 GRAY ME 04039

Previous Owner
 LINDENBERG, LAWRENCE D
 53 LAKE AVENUE
 GRAY ME 04039
 Sale Date: 12/28/2017

Inspection Witnessed By:

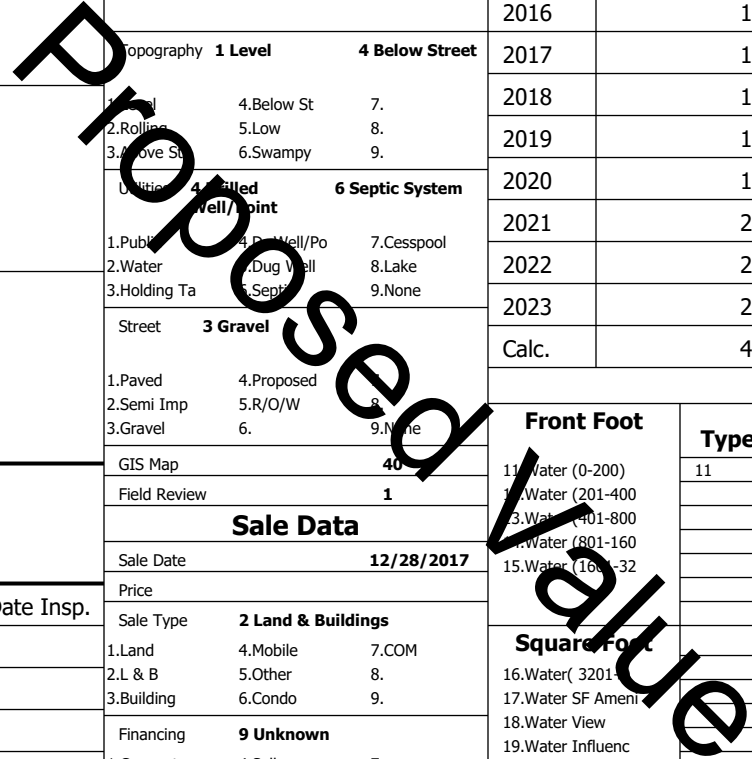
X	Date
No./Date	Description
	Date Insp.

Notes:

No./Date	Description	Date Insp.

Gray

Property Data			Assessment Record					
Neighborhood	5 Little Sebago		Year	Land	Buildings	Exempt	Total	
Tree Growth Year	0		2011	100,519	49,337	0	149,856	
REVIEW	0		2012	100,519	51,571	0	152,090	
Building Permit	0		2013	100,519	51,571	0	152,090	
Zone/Land Use	12 Limited Residential		2014	100,519	51,571	0	152,090	
Secondary Zone			2015	100,500	51,600	0	152,100	
Topography	1 Level	4 Below Street	2016	100,500	51,600	0	152,100	
1. Hill	4. Below St	7.	2017	100,500	51,600	0	152,100	
2. Rolling	5. Low	8.	2018	100,500	51,600	0	152,100	
3. Above St	6. Swampy	9.	2019	168,000	103,800	0	271,800	
Utilities	4. Filled Well/Point	6 Septic System	2020	168,000	103,800	0	271,800	
1. Public	4. Dug Well/Po	7. Cesspool	2021	228,000	103,800	0	331,800	
2. Water	5. Dug Well	8. Lake	2022	228,000	103,800	0	331,800	
3. Holding Ta	6. Septic	9. None	2023	228,000	124,000	0	352,000	
Street	3 Gravel		Calc.	456,000	164,900	0	620,900	
1. Paved	4. Proposed	8.	Land Data					
2. Semi Imp	5. R/O/W	9.	Front Foot	Type	Effective	Influence	Influence Codes	
3. Gravel	6.	9.	11. Water (0-200)	11	Frontage	Depth	Factor	Code
GIS Map	40		12. Water (201-400)	085	000	100 %	0	1. Unimproved
Field Review	1		13. Water (401-800)			%		2. Excess Frtg
Sale Data			14. Water (801-160)			%		3. Topography
Sale Date	12/28/2017		15. Water (161-320)			%		4. Size/Shape
Price			16. Water (321-640)			%		5. Access
Sale Type	2 Land & Buildings		17. Water SF Amen			%		6. Restriction
1. Land	4. Mobile	7. COM	18. Water View			%		7. Open Space
2. L & B	5. Other	8.	19. Water Influen			%		8. Environmental
3. Building	6. Condo	9.	20. ShoreFront A			%		9. Condo
Financing	9 Unknown		Square Foot		Square Feet			Acres
1. Convent	4. Seller	7.	21. Base Lot			%		30. Blueberry(1-20
2. FHA/VA	5. Private	8.	22. Base Lot Vacan			%		31. Blueberry(21 -
3. Assumed	6. Cash	9. Unknown	23. Base Lot Unpav			%		32. Crop Land
Validity	2 Related Parties		Fract. Acre		Acres/Sites			33. Pasture
1. Valid	4. Split	7. Multiple	24. Acres to 10	20	0.51	100 %	0	34. Shorefront B
2. Related	5. Partial	8. Other	25. Acres 11-30			%		35. Shorefront C
3. Distress	6. Exempt	9. Estate	26. Acres 31-50			%		36. ANTENNA SITE
Verified	5 Public Record		27. Acres 51& over			%		37. Softwood TG
1. Buyer	4. Agent	7. Family	28. Acres 71 & Ove			%		38. Mixed Wood TG
2. Seller	5. Pub Rec	8. Other	29. Woods (41+)			%		39. Hardwood TG
3. Lender	6. MLS	9.	Total Acreage		0.51			40. Wasteland



46.SP Meadow Cond

Gray

Map Lot 040-303-008-000

Account 3478

Location 55 LAKE AVE

Card 1 Of 1

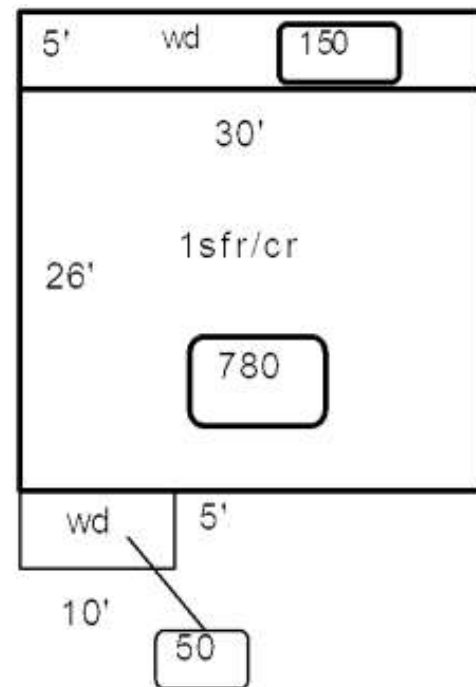
8/05/2024

Building Style 1 Conventional	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 2	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type 100% 6 Monitor	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 10 Cemplant	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.Cemplant	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.C Grade 5.A Grade 8.
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.D Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 780
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Good
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 2.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 3.Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 2	3.Avg- 4.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1983	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2004	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Delap 5.Playo
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 6.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style 7.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 8/14/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	150	0 0	0	0 %	100 %	
68 Wood Deck	2011	50	0 0	0	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Proposed Value