

GIRR, MARK
GIRR, CATHERINE
109 NORTHERN OAKS DRIVE
RAYMOND ME 04071

B37718P264 B38832P224

Previous Owner
THIBODEAU, SHEILA L
77 GARY L MAIETTA PARKWAY
APT 305
SOUTH PORTLAND ME 04106
Sale Date: 1/20/2021

Previous Owner
THIBODEAU, SHEILA I, TRUSTEE
BERNARD J THIBODEAU FAMILY TRUST
77 GARY L. MAIETTA PKWY
SOUTH PORTLAND ME 04106
Sale Date: 6/09/2020

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:
Physical address changed from 107 Northern Oaks Drive to 109 Northern Oaks Drive on 4/1/2020 to comply with E-911.

Gray

Property Data			Assessment Record					
Neighborhood 5 Little Sebago			Year	Land	Buildings	Exempt	Total	
Tree Growth Year 0			2011	191,900	136,113	0	328,013	
REVIEW 0			2012	191,900	136,113	0	328,013	
Building Permit 0			2013	191,900	136,113	0	328,013	
Zone/Land Use 12 Limited Residential			2014	191,900	140,478	0	332,378	
Secondary Zone			2015	191,900	145,100	0	337,000	
Topography 1 Level			2016	191,900	146,300	0	338,200	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2017	191,900	146,300	0	338,200	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2018	191,900	146,300	0	338,200	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2019	273,100	185,200	0	458,300	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2020	273,100	185,200	0	458,300	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2021	273,100	185,200	0	458,300	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2022	273,100	185,200	0	458,300	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			2023	273,100	221,700	0	494,800	
1. Above St 2. Below St 3. Below St 4. Below St 5. Low 6. Swampy 7. 8. 9.			Calc.	546,200	334,400	0	880,600	
Street 3 Gravel			Land Data					
1. Paved 2. Semi Imp 3. Gravel 4. Proposed 5. R/O/W 6. 7. 8. 9. None			Front Foot	Type	Effective	Influence	Influence Codes	
GIS Map 40			11. Water (0-200)	11	070	000	100 % 0	1. Unimproved
Field Review 50			12. Water (201-400)				%	2. Excess Frtg
Sale Data			13. Water (401-800)				%	3. Topography
Sale Date 1/20/2021			14. Water (801-160)				%	4. Size/Shape
Price 450,000			15. Water (161-32)				%	5. Access
Sale Type 2 Land & Buildings			16. Water (321-640)				%	6. Restriction
1. Land 2. L & B 3. Building 4. Mobile 5. Other 6. Condo 7. COM 8. 9.			17. Water SF Amen				%	7. Open Space
Financing 1 Conventional			18. Water View				%	8. Environmental
1. Convent 2. FHA/VA 3. Assumed 4. Seller 5. Private 6. Cash 7. 8. 9. Unknown			19. Water Influen				%	9. Condo
Validity 1 Arms Length Sale			20. ShoreFront A				%	30. Blueberry(1-20
1. Valid 2. Related 3. Distress 4. Split 5. Partial 6. Exempt 7. Multiple 8. Other 9. Estate			Square Foot				%	31. Blueberry(21 -
Verified 5 Public Record			21. Base Lot	20		2.00	100 % 0	32. Crop Land
1. Buyer 2. Seller 3. Lender 4. Agent 5. Pub Rec 6. MLS 7. Family 8. Other 9.			22. Base Lot Vacan	24		8.90	100 % 0	33. Pasture
			23. Base Lot Unpav				%	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 & Ove				%	40. Wasteland
			29. Woods (41+)				%	41. Woodland
			Total Acreage	10.90				42. Mobile Home Si
								43. Camp Site
								44. Lot Improvemen
								45. BA SF - Oce
								46. SP Meadow Cond

