

LOON ISLAND LLC
PO BOX 235
CUMBERLAND ME 04021

B36799P342

Previous Owner
GRAY CENTER, LLC
15 SHAKER RD
SUITE B
GRAY ME 04039
Sale Date: 6/12/2020

Previous Owner
TOWN OF GRAY
STIMSON HALL & TOWN OFFICE
24 MAIN ST
GRAY ME 04039
Sale Date: 5/10/2016

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:
10/7/2021 - B38748P53 - .45 acres split off of this lot to create new M/L 043-402-050-001.

Gray

Property Data		
Neighborhood	51 Gray Village	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	20 Village Center Proper	
Secondary Zone		
Topography	1 Level	
1. Well	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
Utilities	2 Public Water	
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	43	
Field Review	0	
Sale Data		
Sale Date	6/12/2020	
Price	200,000	
Sale Type	2 Land & Buildings	
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing	1 Conventional	
1. Convent	4. Seller	7.
2. FHA/VA	5. Private	8.
3. Assumed	6. Cash	9. Unknown
Validity	8 Other Non Valid	
1. Valid	4. Split	7. Multiple
2. Related	5. Partial	8. Other
3. Distress	6. Exempt	9. Estate
Verified	5 Public Record	
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
2012	80,500	296,630	377,130	0
2013	80,500	296,600	377,100	0
2014	80,500	296,600	377,100	0
2016	80,500	296,600	377,100	0
2017	80,500	296,600	377,100	0
2018	80,500	296,600	0	377,100
2019	84,600	95,300	0	179,900
2020	84,600	231,600	0	316,200
2021	84,600	95,300	0	179,900
2022	84,600	99,200	0	183,800
2023	90,000	60,600	0	150,600
Calc.	112,500	55,700	0	168,200

Land Data					
Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
1. Water (0-200)			%		1. Unimproved
2. Water (201-400)			%		2. Excess Frtg
3. Water (401-800)			%		3. Topography
4. Water (801-160)			%		4. Size/Shape
5. 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
			%		36. ANTENNA SITE
			%		37. Softwood TG
			%		38. Mixed Wood TG
			%		39. Hardwood TG
			%		40. Wasteland
			%		41. Woodland
			%		42. Mobile Home Si
			%		43. Camp Site
			%		44. Lot Improvemen
			%		45. BA SF - Oce
			%		46. SP Meadow Cond
Fract. Acre		Acreege/Sites			
21. Base Lot	76	0.80	100	%	0
22. Base Lot Vacan				%	
23. Base Lot Unpav				%	
Acres					
24. Acres to 10				%	
25. Acres 11-30				%	
26. Acres 31-50				%	
27. Acres 51& over				%	
28. Acres 71 & Ove				%	
29. Woods (41+)				%	
Total Acreege		0.80			

Gray

Map Lot 043-402-050-000

Account 4341

Location 4 SHAKER RD

Card 1

Of 1

8/05/2024

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Colonia	Secondary Heat	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic
Dwelling Units	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.F/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type	Insulation
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	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor
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	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.Typical 5. 8.	1.Poor 2.Avg 7.V G
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	2.Fair 3.Good 8.Exc
SF Masonry Trim	# Rooms	3.Avg- 4.Good 9.Same
SOLAR VOLTAIC	# Bedrooms	Phys. % Good
OPEN-4-	# Full Baths	Funct. % Good
Year Built	# Half Baths	Functional Code
Year Remodeled	# Addn Fixtures	1.Incomp 4.Delap 5.Layoff
Foundation	# Fireplaces	2.O-Built 5.Bsmt 6.Long term
1.Concrete 4.Wood 7.		3.Damage 6.Style 9.None
2.C Block 5.Slab 8.		Econ. % Good
3.Br/Stone 6.Piers 9.		Economic Code
Basement		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 5 Estimated
Bsmt Gar # Cars		1.Interior 4.Vacant 7.
Wet Basement		2.Refusal 5.Estimate 8.
1.Dry 4. 7.		3.Informed 6. 9.
2.Damp 5. 8.	Information Code 5 Estimate	
3.Wet 6. 9.	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 12/18/2015

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
288 HALL	0	4176	3 100	1	0 %	30 %	
11 1 Story/Basement	0	576	3 100	1	0 %	30 %	
291 UNF BSMT	0	2376	3 100	1	0 %	30 %	
					%	%	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