

CLARK, MICHAEL
CLARK-MUIR, DANA
69 COACH LANTERN LANE EAST
SCARBOROUGH ME 04074

B39404P310

Previous Owner
KELLEY SOBOLESKI - HEIRS, BENJAMIN J
C/O SUSAN KELLEY
PERSONAL REPRESENTATIVE
WESTBROOK ME 04092
Sale Date: 5/06/2022

Previous Owner
KELLEY-SOBOLESKI, BENJAMIN J
6 HANCOCK STREET

GRAY ME 04039
Sale Date: 2/24/2022

Previous Owner
KIM, THY
6 HANCOCK ST

GRAY ME 04039
Sale Date: 8/02/2019

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

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	20 Village Center Proper	
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	43	
Field Review	1	
Sale Data		
Sale Date	5/06/2022	
Price	314,000	
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	1 Arms Length Sale	
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	
2011	31,500	62,264	8,500	85,264	
2012	31,500	62,264	8,500	85,264	
2013	31,500	62,264	8,500	85,264	
2014	31,500	62,264	8,500	85,264	
2015	31,500	62,300	9,000	84,800	
2016	31,500	62,300	9,000	84,800	
2017	31,500	62,300	13,500	80,300	
2018	31,500	62,300	0	93,800	
2019	30,100	100,900	0	131,000	
2020	30,100	100,900	0	131,000	
2021	30,100	106,400	0	136,500	
2022	30,100	106,400	0	136,500	
2023	30,100	124,800	0	154,900	
Calc.	107,000	162,800	0	269,800	

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 (801-1600)			%		4. Size/Shape
5. Water (1601-3200)			%		5. Access
6. Water (3201-6400)			%		6. Restriction
7. Water (6401-12800)			%		7. Open Space
8. Water (12801-25600)			%		8. Environmental
9. Water (25601-51200)			%		9. Condo
10. Water (51201-102400)			%		30. Blueberry(1-20
11. Water (102401-204800)			%		31. Blueberry(21 -
12. Water (204801-409600)			%		32. Crop Land
13. Water (409601-819200)			%		33. Pasture
14. Water (819201-1638400)			%		34. Shorefront B
15. Water (1638401-3276800)			%		35. Shorefront C
16. Water (3276801-6553600)			%		36. ANTENNA SITE
17. Water SF Amen			%		37. Softwood TG
18. Water View			%		38. Mixed Wood TG
19. Water Influen			%		39. Hardwood TG
20. ShoreFront A			%		40. Wasteland
21. Base Lot			%		41. Woodland
22. Base Lot Vacan			%		42. Mobile Home Si
23. Base Lot Unpav			%		43. Camp Site
24. Acres to 10			%		44. Lot Improvemen
25. Acres 11-30			%		45. BA SF - Oce
26. Acres 31-50			%		46. SP Meadow Cond
27. Acres 51& over			%		
28. Acres 71 & Ove			%		
29. Woods (41+)			%		
Total Acreage			0.15		

