

STIMPSON, ALBERT JR
 181 WEST GRAY ROAD
 GRAY ME 04039

B37253P226

Previous Owner
 MCDONNELL BROTHERS CUSTOM BUILDERS LLC
 39 AUTUMN VIEW DRIVE
 WINDHAM ME 04062
 Sale Date: 10/01/2020

Previous Owner
 STIMPSON, ALBERT
 464 NEWALL BROOK RD
 DURHAM ME 04222
 Sale Date: 3/13/2020

Inspection Witnessed By:
 X _____ Date _____

No./Date	Description	Date Insp.

Notes:
 5/24- DR FIELD REVIEW

Gray

Property Data		
Neighborhood	81 Fair-Traffic	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	11 Rural Residential & Agri	
Secondary Zone		
Topography	2 Rolling	
1. Well	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
Utilities	4. Filled Well/Point 6 Septic System	
1. Public	4. Dug 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.	9. None
GIS Map	50	
Field Review	0	
Sale Data		
Sale Date	10/01/2020	
Price	473,800	
Sale Type	2 Land & Buildings	
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing	9 Unknown	
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
2013	35,700	0	0	35,700
2014	35,700	0	0	35,700
2015	35,700	0	0	35,700
2016	35,700	0	0	35,700
2017	35,700	0	0	35,700
2018	35,700	0	0	35,700
2019	40,400	0	0	40,400
2020	40,400	0	0	40,400
2021	40,400	0	0	40,400
2022	61,700	304,600	25,000	341,300
2023	61,700	344,500	25,000	381,200
Calc.	123,600	479,400	25,000	578,000

Land Data					
Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
11. Water (0-200)			%		1. Unimproved
12. Water (201-400)			%		2. Excess Frtg
13. Water (401-800)			%		3. Topography
14. Water (801-160)			%		4. Size/Shape
15. Water (1601-32)			%		5. Access
			%		6. Restriction
			%		7. Open Space
			%		8. Environmental
			%		9. Condo
Front Foot		Square Feet		Acres	
16. Water (3201-)			%		30. Blueberry(11-20
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
21. Base Lot	21	1.84	100 %	0	37. Softwood TG
22. Base Lot Vacan	24	0.85	100 %	0	38. Mixed Wood TG
23. Base Lot Unpav			%		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
24. Acres to 10			%		
25. Acres 11-30			%		
26. Acres 31-50			%		
27. Acres 51& over			%		
28. Acres 71 & Ove			%		
29. Woods (41+)			%		
Total Acreage		2.69			

