

GAGNE, JEFFREY N
 GAGNE, AMANDA S
 17 ALISHIA LANE
 GRAY ME 04039

B34705P321

Previous Owner
 LJM PROPERTIES, LLC
 12 SCOTT DYER RD

CAPE ELIZABETH ME 04107
 Sale Date: 3/12/2018

Previous Owner
 ROGERS, KRISTEN H
 ROGERS, DONALD A
 C/O LJM PROPERTIES LLC
 CAPE ELIZABETH ME 04107
 Sale Date: 6/12/2017

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
 5/24 DR FIELD REVIEW

Gray

Property Data		
Neighborhood	84 Good Location	
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	2 Public Water 6 Septic System	
1.Public	4.Drill Well/Po	7.Cesspool
2.Water	5.Dug Well	8.Lake
3.Holding Ta	6.Sepic	9.None
Street	3 Gravel	
1.Paved	4.Proposed	8.
2.Semi Imp	5.R/O/W	9.
3.Gravel	6.	9.None
GIS Map	53	
Field Review	0	
Sale Data		
Sale Date	3/12/2018	
Price	308,500	
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
2011	48,390	0	0	48,390
2012	48,390	0	0	48,390
2013	48,390	0	0	48,390
2014	48,390	0	0	48,390
2015	48,400	0	0	48,400
2016	48,400	0	0	48,400
2017	48,400	0	0	48,400
2018	48,400	0	0	48,400
2019	62,700	231,800	0	294,500
2020	62,700	231,800	20,000	274,500
2021	62,700	231,800	25,000	269,500
2022	62,700	231,800	25,000	269,500
2023	62,700	306,100	25,000	343,800
Calc.	183,700	445,700	25,000	604,400

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
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
23	1.84	100	%	0	37.Softwood TG
24	3.55	100	%	0	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
Total Acreage		5.39			

