

LUND - DEVISEES, FRANCIS L
C/O ROGER A. LUND
NEW GLOUCESTER ME 04260

B3683P231

Previous Owner
LUND, FRANCIS
30 CABELL SHORE RD

GRAY ME 04039
Sale Date: 4/18/2023

Property Data			Assessment Record				
Neighborhood	82 Average Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2011	66,000	116,699	8,500	174,199
REVIEW	0		2012	66,000	116,699	8,500	174,199
Building Permit	0		2013	64,400	116,699	8,500	172,599
Zone/Land Use	11 Rural Residential & Agri		2014	64,400	118,946	8,500	174,846
Secondary Zone	25 Stream Protection		2015	64,400	118,900	9,000	174,300
Topography	2 Rolling		2016	64,400	118,900	9,000	174,300
			2017	64,400	118,900	13,500	169,800
			2018	64,400	118,900	18,000	165,300
			2019	115,100	181,900	20,000	277,000
			2020	115,100	181,900	20,000	277,000
			2021	115,100	181,900	25,000	272,000
			2022	115,100	181,900	25,000	272,000
			2023	115,100	203,200	25,000	293,300
			Calc.	127,200	346,000	0	473,200

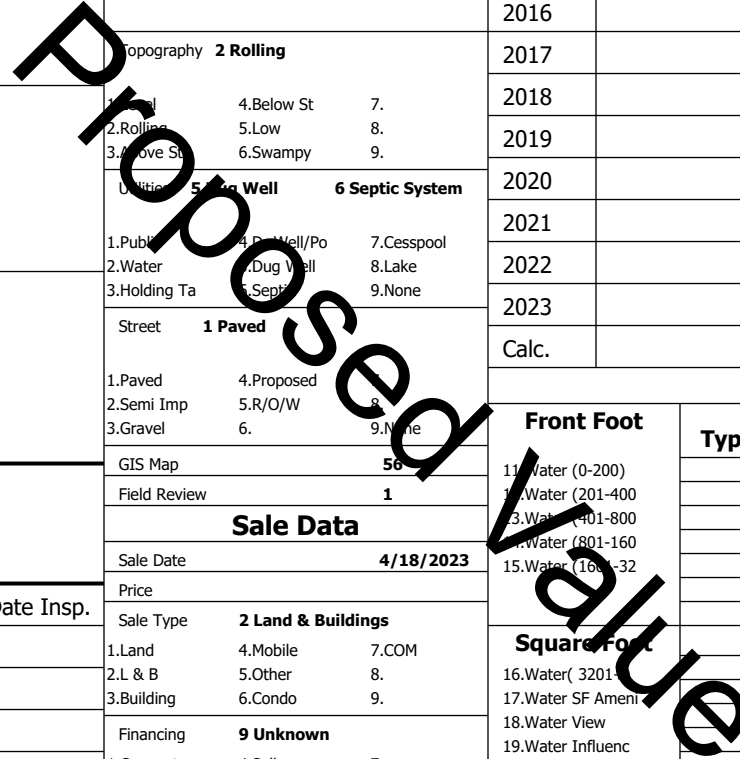
Land Data					
Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
1. Water (0-200)			%		1.Unimproved
2. Water (201-400)			%		2.Excess Frtg
3. Water (401-800)			%		3.Topography
4. Water (801-160)			%		4.Size/Shape
5. Water (1601-32)			%		5.Access
			%		6.Restriction
			%		7.Open Space
			%		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
Total Acreage			2.20		

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:
4/18/2023 - Francis Leeman Lund - Deceased
9/13/2023 - B40357P210 - 17.20 acres split from this lot to create 056-017-019-002. 5/24- DR FIELD REVIEW

Gray



Gray

Map Lot 056-017-019-000

Account 778

Location 30 CABELL SHORE RD

Card 1

Of 1

8/05/2024

Building Style 8 Log Home	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Garrison 9.NE farm	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Colonia	Secondary Heat 0	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type 100% 1 Hot Water BB	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 9 None
Dwelling Units 1	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.FI/Stair 8.
Stories 1 One Story	4.Steam 8.FI/Wall 12.Heat/Co	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 13 Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboar 5.Stucco 9.B & B	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cemplan	1.Modern 4.Obsolete	Grade & Factor 3 Average 110%
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 3 Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1440
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 2.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 3.Good 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- 4.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1987	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 5.Delay
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 6.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style 7.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsoles
2.1/2 Bmt 5.Crwl 8.		1.Location 4.Generate 9.None
3.3/4 Bmt 6. 9.None		2.Encroach 5.Flood Pl 9.
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6. 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 5/24/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	0	272	0 0	0	0	% 100 %	
22 Encl Frame Porch	0	48	0 0	0	0	% 100 %	
60 Pole Barn	1990	1440	2 100	4	0	% 100 %	
						% %	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

