

BRENNAN, JANET M  
22 LEDGEWOOD LANE  
GRAY ME 04039

B25935P24

Inspection Witnessed By:

X	Date	Description	Date Insp.

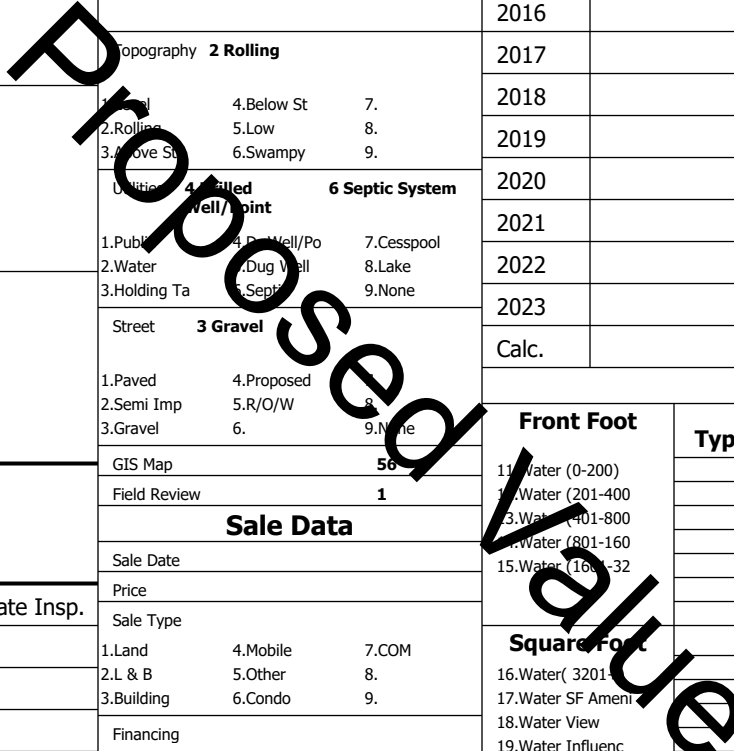
Notes:  
5/24- DR FIELD REVIEW

Gray

Property Data		
Neighborhood	<b>83 Avg-Good Location</b>	
Tree Growth Year	<b>0</b>	
REVIEW	<b>0</b>	
Building Permit	<b>0</b>	
Zone/Land Use	<b>11 Rural Residential &amp; Agri</b>	
Secondary Zone		
Topography	<b>2 Rolling</b>	
1. Level	4.Below St	7.
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.
Utilities	<b>4 Filled Well/Point</b>	
1.Public	4.Drill Well/Po	7.Cesspool
2.Water	5.Dug Well	8.Lake
3.Holding Ta	6.Septic	9.None
Street	<b>3 Gravel</b>	
1.Paved	4.Proposed	8.
2.Semi Imp	5.R/O/W	9.
3.Gravel	6.	9.None
GIS Map	<b>56</b>	
Field Review	<b>1</b>	
Sale Data		
Sale Date		
Price		
Sale Type		
1.Land	4.Mobile	7.COM
2.L & B	5.Other	8.
3.Building	6.Condo	9.
Financing		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity		
1.Valid	4.Split	7.Multiple
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Estate
Verified		
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	51,400	129,463	0	180,863	
2012	51,400	129,463	0	180,863	
2013	51,400	129,463	0	180,863	
2014	51,400	129,463	8,500	172,363	
2015	51,400	129,500	9,000	171,900	
2016	51,400	129,500	9,000	171,900	
2017	47,100	145,100	13,500	178,700	
2018	47,100	145,100	18,000	174,200	
2019	55,800	201,800	20,000	237,600	
2020	55,800	204,500	20,000	240,300	
2021	55,800	204,500	25,000	235,300	
2022	55,800	204,500	25,000	235,300	
2023	55,800	236,100	25,000	266,900	
Calc.	133,800	383,900	25,000	492,700	

Land Data						
Front Foot	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 (801-1600)				%		4.Size/Shape
15. Water (1601-3200)				%		5.Access
				%		6.Restriction
				%		7.Open Space
				%		8.Environmental
				%		9.Condo
Square Foot	Square Feet	Acres/Sites		Acres		
16. Water ( 3201 - 6400)				%		30.Blueberry(1-20
17. Water SF Amenities				%		31.Blueberry(21 -
18. Water View				%		32.Crop Land
19. Water Influenc				%		33.Pasture
20. ShoreFront A				%		34.Shorefront B
				%		35.Shorefront C
				%		36.ANTENNA SITE
23		1.84		100 %	0	37.Softwood TG
24		0.27		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
<b>Total Acreege</b>		<b>2.11</b>				



**Gray**

Map Lot 056-017-021-005

Account 836

Location 22 LEDGEWOOD LN

Card 1

Of 1

8/05/2024

<b>Building Style</b> 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 2	2.Inadeq 5. 8.
3.R Ranch/ 7.Contemp 11.Cottage	Heat Type 100% 6 Monitor	3. 6. 9.
4.Cape 8.Log 12.Gambrel	1.HWBB 5.FWA 9.None	Attic 9 None
<b>Dwelling Units</b> 1	2.HWCI 6.Monitor 10.UNH2F	1.1/4 Fin 4.Full Fin 7.
<b>Other Units</b> 0	3.HWRF 7.Electric 11.Geother	2.1/2 Fin 5.FI/Stair 8.
<b>Stories</b> 5 One & 3/4 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.
<b>Exterior Walls</b> 13 Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clapboard 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.O Grade 5.A Grade 8.
<b>Roof Surface</b> 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.O Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Other	1.Modern 4.Obsolete 7.	SQFT (Footprint) 896
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 Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair Avg 8.Exc
<b>SOLAR VOLTAIC</b> 0	# Bedrooms 1	3.Avg- Good 9.Same
<b>OPEN-4-</b> 0	# Full Baths 1	Phys. % Good 0%
<b>Year Built</b> 1997	# Half Baths 0	Funct. % Good 100%
<b>Year Remodeled</b> 0	# Addn Fixtures 0	Functional Code 9 None
<b>Foundation</b> 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 9.No
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.Long term
2.C Block 5.Slab 8.		3.Damage 6.Style 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
<b>Basement</b> 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 6.Obsolete
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.	
<b>Bsmt Gar # Cars</b> 0	<b>Entrance Code</b> 5 Estimated	1.Interior 4.Vacant 7.
<b>Wet Basement</b> 1 Dry Basement	1.Dry 4. 7.	2.Refusal 5.Estimate 8.
1.Dry 4. 7.	3.Informed 6. 9.	Information Code 5 Estimate
2.Damp 5. 8.	1.Owner 4.Agent 7.	1.Owner 4.Agent 7.
3.Wet 6. 9.	2.Relative 5.Estimate 8.	2.Relative 5.Estimate 8.
	3.Tenant 6.Other 9.	3.Tenant 6.Other 9.

Date Inspected 5/24/2024

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	224	0 0	0	0	% 100 %	
68 Wood Deck	0	96	0 0	0	0	% 100 %	
11 1 Story/Basement	0	100	0 0	0	0	% 100 %	
73 1.25 St Garage	2006	576	0 0	0	0	% 100 %	
90 Generator	2017	1	3 100	4	0	% 100 %	
						% %	
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