

CHANDLER, DYLAN
CHANDLER, SARAH
52 FRAN CIRCLE
GRAY ME 04039

B39352P178

Previous Owner
RENELL, GEORGE A C III
RENELL, CAROL A
52 FRAN CIRCLE
GRAY ME 04039
Sale Date: 4/19/2022

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
5/24- DR FIELD REVIEW

Gray

Property Data			Assessment Record						
Neighborhood 83 Avg-Good Location			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	56,700	120,917	13,600	164,017		
REVIEW 0			2012	56,700	120,917	13,600	164,017		
Building Permit 0			2013	56,700	120,917	13,600	164,017		
Zone/Land Use 11 Rural Residential & Agri			2014	56,700	123,097	13,600	166,197		
Secondary Zone			2015	56,700	123,100	14,400	165,400		
Topography 2 Rolling			2016	56,700	123,100	14,400	165,400		
1. Hill 4. Below St 7.			2017	56,700	123,100	18,900	160,900		
2. Rolling 5. Low 8.			2018	56,700	123,100	23,400	156,400		
3. Above St 6. Swampy 9.			2019	70,300	204,000	26,000	248,300		
Utilities 4 Filled Well/Point 6 Septic System			2020	70,300	204,000	26,000	248,300		
1. Public 4. Dug Well/Po 7. Cesspool			2021	70,300	204,000	31,000	243,300		
2. Water 8. Lake			2022	70,300	204,000	31,000	243,300		
3. Holding Ta 9. None			2023	70,300	232,000	31,000	271,300		
Street 1 Paved			Calc.	138,200	346,900	0	485,100		
1. Paved 4. Proposed			Land Data						
2. Semi Imp 5. R/O/W			Front Foot	Type	Effective		Influence		Influence Codes
3. Gravel 6. None					Frontage	Depth	Factor	Code	
GIS Map 56			11. Water (0-200)				%		1. Unimproved
Field Review 1			12. Water (201-400)				%		2. Excess Frtg
Sale Data			13. Water (401-800)				%		3. Topography
Sale Date 4/19/2022			14. Water (801-160)				%		4. Size/Shape
Price 362,500			15. Water (161-32)				%		5. Access
Sale Type 2 Land & Buildings							%		6. Restriction
1. Land 4. Mobile 7. COM			Square Foot				%		7. Open Space
2. L & B 5. Other 8.							%		8. Environmental
3. Building 6. Condo 9.							%		9. Condo
Financing 1 Conventional							%		Acres
1. Convent 4. Seller 7.			16. Water (3201				%		30. Blueberry(1-20
2. FHA/VA 5. Private 8.			17. Water SF Amen				%		31. Blueberry(21 -
3. Assumed 6. Cash 9. Unknown			18. Water View				%		32. Crop Land
Validity 1 Arms Length Sale			19. Water Influenc				%		33. Pasture
1. Valid 4. Split 7. Multiple			20. ShoreFront A				%		34. Shorefront B
2. Related 5. Partial 8. Other							%		35. Shorefront C
3. Distress 6. Exempt 9. Estate			Fract. Acre				%		36. ANTENNA SITE
Verified 5 Public Record			21. Base Lot	21	1.84	100	%	0	37. Softwood TG
1. Buyer 4. Agent 7. Family			22. Base Lot Vacan	24	0.10	100	%	0	38. Mixed Wood TG
2. Seller 5. Pub Rec 8. Other			23. Base Lot Unpav				%		39. Hardwood TG
3. Lender 6. MLS 9.			Acres				%		40. Wasteland
			24. Acres to 10				%		41. Woodland
			25. Acres 11-30				%		42. Mobile Home Si
			26. Acres 31-50				%		43. Camp Site
			27. Acres 51& over				%		44. Lot Improvemen
			28. Acres 71 & Ove				%		45. BA SF - Oce
			29. Woods (41+)				%		46. SP Meadow Cond
				Total Acreage		1.94			



