

ABDULIN - TENANT IN COMMON, LINAR M
KUZNETSOVA - TENANT IN COMMON, DARYA V
7 POPLAR RIDGE DRIVE
FALMOUTH ME 04105

B40506P145

Previous Owner
111 LAWRENCE ROAD, LLC
PO BOX 6833

PORTLAND ME 04103
Sale Date: 12/01/2023

Property Data			Assessment Record				
Neighborhood	82 Average Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2011	47,000	125,970	0	172,970
REVIEW	0		2012	47,000	125,970	0	172,970
Building Permit	0		2013	47,000	127,104	0	174,104
Zone/Land Use	11 Rural Residential & Agri		2014	47,000	127,104	0	174,104
Secondary Zone			2015	47,000	127,100	0	174,100
Topography	2 Rolling		2016	47,000	127,100	0	174,100
1. Above St	4. Below St	7.	2017	47,000	127,100	0	174,100
2. Rolling	5. Low	8.	2018	47,000	127,100	0	174,100
3. Above St	6. Swampy	9.	2019	59,900	165,800	0	225,700
Utilities	5. No Well	6. Septic System	2020	59,900	165,800	0	225,700
1. Public	4. Dug Well/Po	7. Cesspool	2021	59,900	165,800	0	225,700
2. Water	5. Dug Well	8. Lake	2022	59,900	165,800	0	225,700
3. Holding Ta	6. Septic	9. None	2023	59,900	184,200	0	244,100
Street	1 Paved		Calc.	126,000	289,000	0	415,000
1. Paved	4. Proposed	8.					
2. Semi Imp	5. R/O/W	9.					
3. Gravel	6.						

Proposed Sale

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
5/24- DR FIELD REVIEW

Gray

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 Influenced				%		33. Pasture
20. ShoreFront A				%		34. Shorefront B
				%		35. Shorefront C
21. Base Lot	21	1.84	100	%	0	36. ANTENNA SITE
22. Base Lot Vacant	24	0.16	100	%	0	37. Softwood TG
23. Base Lot Unpaved				%		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		2.00				

