

DHANDA - ET AL, RAHUL
16 MORGAN MEADOW DRIVE
GRAY ME 04039

B39736P117

Previous Owner
CUMMINGS, DAKOTA J
96 MAIN STREET
APT 2
WINDHAM ME 04062
Sale Date: 9/23/2022

Previous Owner
STAX BUILDING INC
PO BOX 981
WINDHAM ME 04062
Sale Date: 6/08/2022

Previous Owner
WALTON, ALLISON
17 TROUT RUN
NEW GLOUCESTER ME 04260
Sale Date: 1/12/2021

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:
1/5/2022 - Map/Lot corrected from 057-023-081-001 to 057-023-008-006.
9/23/2022 - B39736P117 - Owners of record are: Rahul Dhanda, Tamara Leah Dhanda and Robert Chandra Dhanda - Joint Tenants.
5/24-FR=DR

Gray

Property Data			Assessment Record					
Neighborhood	82 Average Location		Year	Land	Buildings	Exempt	Total	
Tree Growth Year	0		2022	30,700	0	0	30,700	
REVIEW	0		2023	34,100	0	0	34,100	
Building Permit	0		Calc.	125,200	523,100	0	648,300	
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	4. Filled Well/Point		6 Septic System					
1. Public	4. Dug Well/Po	7. Cesspool						
2. Water	5. Dug Well	8. Lake						
3. Holding Ta	6. Septic	9. None						
Street	3 Gravel							
1. Paved	4. Proposed	8.						
2. Semi Imp	5. R/O/W	9.						
3. Gravel	6.							
GIS Map	57		Field Review					
Field Review	0		Sale Date					
Sale Date			9/23/2022					
Price			687,000					
Sale Type			2 Land & Buildings					
1. Land	4. Mobile	7. COM						
2. L & B	5. Other	8.						
3. Building	6. Condo	9.						
Financing			1 Conventional					
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.						
			Front Foot					
			11. Water (0-200)					
			12. Water (201-400)					
			13. Water (401-800)					
			14. Water (801-1600)					
			15. Water (1601-3200)					
			Square Foot					
			16. Water (3201-6400)					
			17. Water SF Amenities					
			18. Water View					
			19. Water Influence					
			20. ShoreFront A					
			Fract. Acre					
			21. Base Lot					
			22. Base Lot Vacant					
			23. Base Lot Unpaved					
			Acres					
			24. Acres to 10					
			25. Acres 11-30					
			26. Acres 31-50					
			27. Acres 51& over					
			28. Acres 71 & Over					
			29. Woods (41+)					
			Land Data					
			Type	Effective		Influence		Influence Codes
				Frontage	Depth	Factor	Code	
							1. Unimproved	
							2. Excess Frtg	
							3. Topography	
							4. Size/Shape	
							5. Access	
							6. Restriction	
							7. Open Space	
							8. Environmental	
							9. Condo	
							Acres	
							30. Blueberry(1-20	
							31. Blueberry(21 -	
							32. Crop Land	
							33. Pasture	
							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 1.88					



