

RAZSA, JOHN W
RAZSA, VALERIE S
39 HUNTS HILL ROAD
GRAY ME 04039

B40191P238

Property Data			Assessment Record				
Neighborhood	82 Average Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2012	52,500	149,745	8,500	193,745
REVIEW	0		2013	52,500	152,100	9,000	195,600
Building Permit	0		2014	52,500	152,100	9,000	195,600
Zone/Land Use	11 Rural Residential & Agri		2018	52,500	152,100	18,000	186,600
Secondary Zone			2019	87,000	214,500	20,000	281,500
Topography	2 Rolling	3 Above Street	2021	87,000	214,500	25,000	276,500
1. Above St	4. Below St	7.	2022	87,000	214,500	25,000	276,500
2. Rolling	5. Low	8.	2023	87,000	244,600	25,000	306,600
3. Above St	6. Swampy	9.	Calc.	159,000	422,600	25,000	556,600
Utilities	5. No Well	6. Septic System					
1. Public	4. Drilled Well/Po	7. Cesspool					
2. Water	8. Dug Well	9. Lake					
3. Holding Ta	9. Septic						
Street	1 Paved						
1. Paved	4. Proposed	8.					
2. Semi Imp	5. R/O/W	9.					
3. Gravel	6.						

Proposed Sale

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:
5/24-FR=DR

Gray

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 (801-1600)			%		4. Size/Shape
5. Water (1601-3200)			%		5. Access
			%		6. Restriction
			%		7. Open Space
			%		8. Environmental
			%		9. Condo
			%		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			7.50		

Front Foot

Square Foot

Fract. Acre

Acres

Acres

Gray

Map Lot 058-031-030-000

Account 1796

Location 39 HUNTS HILL RD

Card 1

Of 2

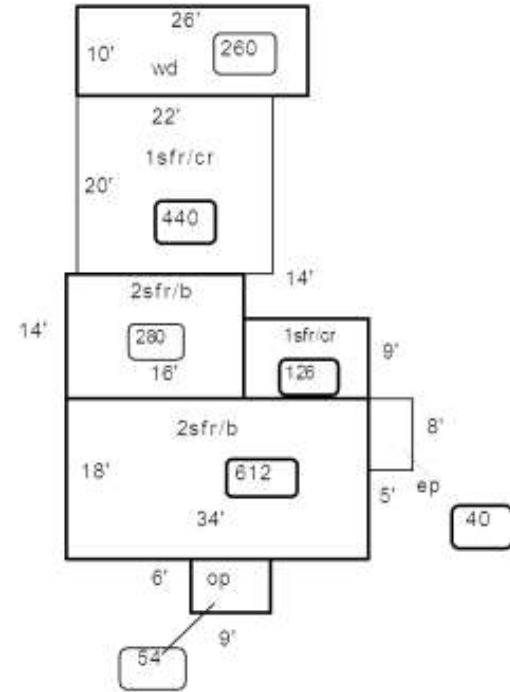
8/05/2024

Building Style 10 Colonial	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 2 Two 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 3 Capped Only
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 6 Brick	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 120%
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 1 Asphalt Shingles	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) 612
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Good
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 3.Avg 8.Exc
SOLAR VOLTAIC 0	# Bedrooms 3	3.Avg- 4.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1830	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 4	1.Incomp 4.Delap 5.No Layo
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 6.No 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 2 Damp 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 5/29/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
12 2 Story/Basement	0	280	0 0	0	0	100 %	
1 One Story Frame	0	126	0 0	0	0	100 %	1.One Story Fram
21 Open Frame	0	54	0 0	0	0	100 %	2.Two Story Fram
22 Encl Frame Porch	0	40	0 0	0	0	100 %	3.Three Story Fr
24 Frame Shed	2004	320	3 100	4	0	100 %	4.1 & 1/2 Story
1 One Story Frame	0	440	0 0	0	0	100 %	5.1 & 3/4 Story
68 Wood Deck	0	260	0 0	0	0	100 %	6.2 & 1/2 Story
68 Wood Deck	0	416	3 100	4	0	100 %	21.Open Frame Por
90 Generator	0	1	0 0	0	0	100 %	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



Proposed Value

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Building Permit	0		2018	0	0	0	0
Zone/Land Use	11 Rural Residential & Agri		2019	0	119,400	0	119,400
Secondary Zone			2021	0	119,400	0	119,400
Topography			2022	0	119,400	0	119,400
			2023	0	142,500	0	142,500
			Calc.	0	186,300	0	186,300

Land Data					
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5. Water (1601-3200)			%		5.Access
			%		6.Restriction
			%		7.Open Space
			%		8.Environmental
			%		9.Condo
Square Feet			Acres		
16. Water (3201-6400)			%		30.Blueberry(1-20
17. Water SF Amenities			%		31.Blueberry(21 -
18. Water View			%		32.Crop Land
19. Water Influence			%		33.Pasture
20. ShoreFront A			%		34.Shorefront B
			%		35.Shorefront C
Fract. Acre			Acres/Sites		
21. Base Lot			%		36.ANTENNA SITE
22. Base Lot Vacant			%		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			0.00		

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:
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