

ROSS, COURTNEY L
HIGHT, MATTHEW R
216 CENTER ROAD
GRAY ME 04039

B36991P308

Previous Owner
FEENEY, JOHN E JR
FEENEY, DENISE A
216 CENTER RD
GRAY ME 04039
Sale Date: 7/30/2020

| Property Data | | | Assessment Record | | | | |
|------------------|-----------------------------|--|-------------------|---------|-----------|--------|---------|
| Neighborhood | 82 Average Location | | Year | Land | Buildings | Exempt | Total |
| Tree Growth Year | 0 | | 2011 | 55,000 | 141,719 | 8,500 | 188,219 |
| REVIEW | 0 | | 2012 | 55,000 | 141,719 | 8,500 | 188,219 |
| Building Permit | 0 | | 2013 | 55,000 | 141,719 | 8,500 | 188,219 |
| Zone/Land Use | 11 Rural Residential & Agri | | 2014 | 55,000 | 144,099 | 8,500 | 190,599 |
| Secondary Zone | | | 2015 | 55,000 | 144,100 | 9,000 | 190,100 |
| Topography | 1 Level | | 2016 | 55,000 | 144,100 | 9,000 | 190,100 |
| | | | 2017 | 55,000 | 144,100 | 13,500 | 185,600 |
| | | | 2018 | 55,000 | 144,100 | 18,000 | 181,100 |
| | | | 2019 | 94,500 | 211,600 | 20,000 | 286,100 |
| | | | 2020 | 94,500 | 211,600 | 20,000 | 286,100 |
| | | | 2021 | 94,500 | 211,600 | 25,000 | 281,100 |
| | | | 2022 | 94,500 | 264,200 | 0 | 358,700 |
| | | | 2023 | 94,500 | 297,300 | 0 | 391,800 |
| | | | Calc. | 174,000 | 338,700 | 0 | 512,700 |

| Land Data | | Front Foot | | Effective | | Influence | | Influence Codes | |
|----------------------|--|------------|-------|-----------|------|-----------|--|--------------------|--|
| Type | | 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 | | 10.00 | | | | | | | |

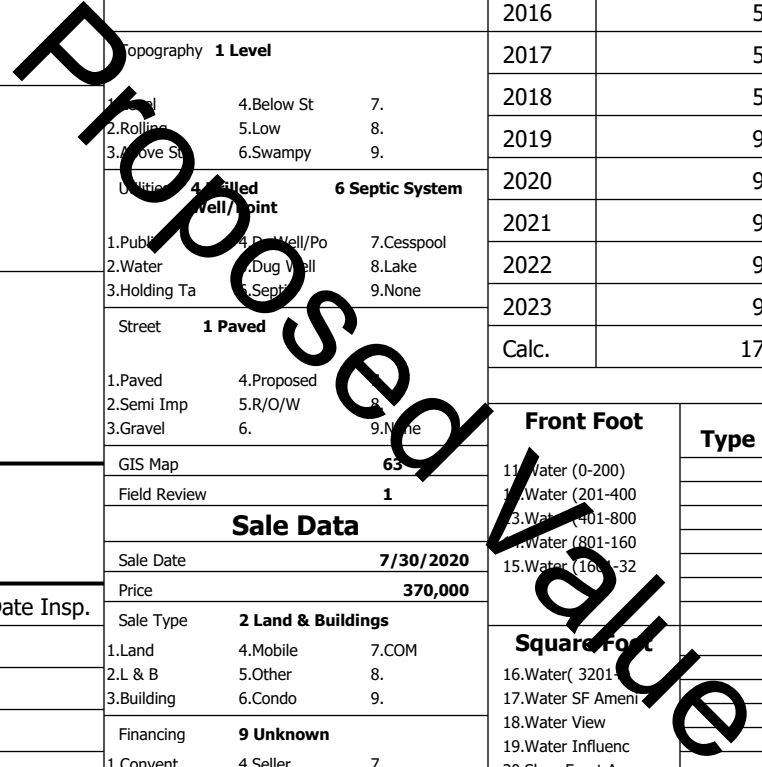
| Sale Data | | |
|-------------|--------------------|-------------|
| Sale Date | 7/30/2020 | |
| Price | 370,000 | |
| Sale Type | 2 Land & Buildings | |
| 1. Land | 4. Mobile | 7. COM |
| 2. L & B | 5. Other | 8. |
| 3. Building | 6. Condo | 9. |
| Financing | 9 Unknown | |
| 1. Convent | 4. Seller | 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. |

Inspection Witnessed By:

| X | Date | Description | Date Insp. |
|---|------|-------------|------------|
| | | | |
| | | | |
| | | | |

Notes:
5-24 DR FILED REVIEW.

Gray



Gray

Map Lot 063-028-016-000

Account 1676

Location 216 CENTER RD

Card 1 Of 1

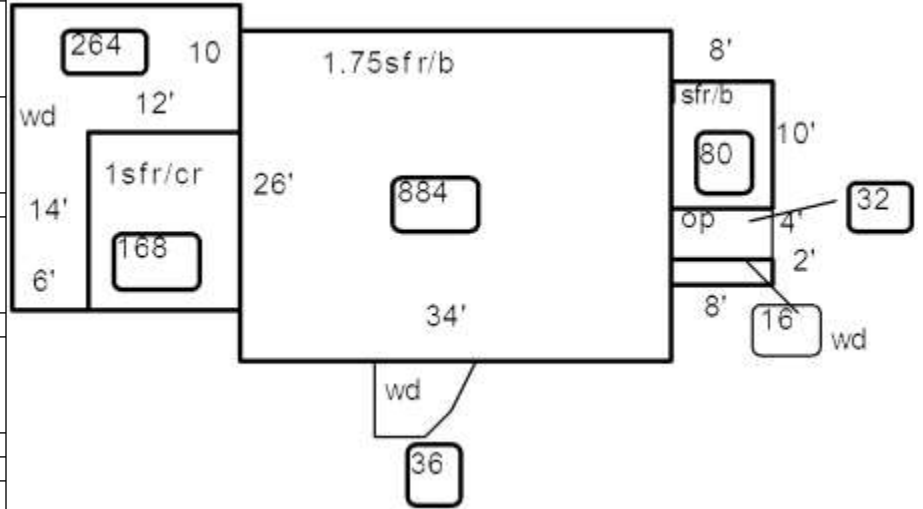
8/05/2024

| | | |
|--|--|--------------------------------------|
| Building Style 13 Saltbox | SF Bsmt Living 100 | Layout 1 Typical |
| 1.Conv. 5.Garrison 9.NE farm | Fin Bsmt Grade 3 100 | 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% 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 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. |
| Exterior Walls 1 Clapboard | 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 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.C Grade 5.A Grade 8. |
| Roof Surface 1 Asphalt Shingles | Bath(s) Style 2 Typical Bath(s) | 3.Grade 6.AA Grade 9.Same |
| 1.Asphalt 4.Composit 7.Other | 1.Modern 4.Obsolete 7. | SQFT (Footprint) 884 |
| 2.Slate 5.Wood 8. | 2.Typical 5. 8. | 1.Poor 2.Avg 3.Average |
| 3.Metal 6.Roll Roo 9. | 3.Old Type 6. 9.None | 1.Poor 2.Avg 3.Average |
| SF Masonry Trim 0 | # Rooms 6 | 1.Poor 2.Avg 3.Average |
| SOLAR VOLTAIC 0 | # Bedrooms 3 | 2.Fair 3.Good 4.Exc |
| OPEN-4- 0 | # Full Baths 2 | 3.Avg- 4.Good 9.Same |
| Year Built 1983 | # Half Baths 0 | Phys. % Good 0% |
| Year Remodeled 0 | # Addn Fixtures 0 | Funct. % Good 100% |
| Foundation 1 Concrete | # Fireplaces 0 | Functional Code 9 None |
| 1.Concrete 4.Wood 7. | | 1.Incomp 4.Delap 5.Partial |
| 2.C Block 5.Slab 8. | | 2.O-Built 5.Bsmt 6.Long term |
| 3.Br/Stone 6.Piers 9. | | 3.Damage 6.Style 7.None |
| Basement 4 Full Basement | | Econ. % Good 100% |
| 1.1/4 Bmt 4.Full Bmt 7. | | Economic Code None |
| 2.1/2 Bmt 5.CrwI 8. | | 0.None 3.No Power 6.Obsolete |
| 3.3/4 Bmt 6. 9.None | | 1.Location 4.Generate 9.None |
| Bsmt Gar # Cars 0 | | 2.Encroach 5.Flood Pl 9. |
| Wet Basement 1 Dry Basement | | Entrance Code 5 Estimated |
| 1.Dry 4. 7. | | 1.Interior 4.Vacant 7. |
| 2.Damp 5. 8. | | 2.Refusal 5.Estimate 8. |
| 3.Wet 6. 9. | | 3.Informed 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 |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 1 One Story Frame | 0 | 168 | 0 0 | 0 | 0 | 100 % | |
| 11 1 Story/Basement | 0 | 80 | 0 0 | 0 | 0 | 100 % | |
| 68 Wood Deck | 0 | 264 | 0 0 | 0 | 0 | 100 % | |
| 68 Wood Deck | 0 | 36 | 0 0 | 0 | 0 | 100 % | |
| 21 Open Frame | 0 | 32 | 0 0 | 0 | 0 | 100 % | |
| 68 Wood Deck | 0 | 16 | 0 0 | 0 | 0 | 100 % | |
| 23 Frame Garage | 0 | 624 | 0 0 | 0 | 0 | 100 % | |
| 79 1/2 St/Garage | 0 | 624 | 0 0 | 0 | 0 | 100 % | |
| | | | | | | % | |
| | | | | | | % | |



Value