

SEBAGO REALTY LLC  
PO BOX 1116  
WINDHAM ME 04062

B40431P320

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
5-24 DR FILED REVIEW. ROAD JUST GOING IN

Gray

Property Data			Assessment Record						
Neighborhood	83 Avg-Good Location		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		Calc.	102,300	0	0	102,300		
REVIEW	0								
Building Permit	0								
Zone/Land Use	11 Rural Residential & Agri								
Secondary Zone									
Topography	2 Rolling								
1. Hill	4. Below St	7.							
2. Rolling	5. Low	8.							
3. Above St	6. Swampy	9.							
Utilities									
1. Public	4. Dr/Well/Po	7. Cesspool							
2. Water	5. Dug Well	8. Lake							
3. Holding Ta	6. Septic	9. None							
Street	1 Paved								
1. Paved	4. Proposed	8.							
2. Semi Imp	5. R/O/W	9.							
3. Gravel	6. None								
GIS Map	63								
Field Review	1								
Sale Data									
Sale Date									
Price									
Sale Type									
1. Land	4. Mobile	7. COM							
2. L & B	5. Other	8.							
3. Building	6. Condo	9.							
Financing									
1. Convent	4. Seller	7.							
2. FHA/VA	5. Private	8.							
3. Assumed	6. Cash	9. Unknown							
Validity									
1. Valid	4. Split	7. Multiple							
2. Related	5. Partial	8. Other							
3. Distress	6. Exempt	9. Estate							
Verified									
1. Buyer	4. Agent	7. Family							
2. Seller	5. Pub Rec	8. Other							
3. Lender	6. MLS	9.							
			<b>Land Data</b>						
			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
			11. Water (0-200)				%		1. Unimproved
			12. Water (201-400)				%		2. Excess Frtg
			13. Water (401-800)				%		3. Topography
			14. Water (801-160)				%		4. Size/Shape
			15. Water (1601-32)				%		5. Access
							%		6. Restriction
							%		7. Open Space
							%		8. Environmental
							%		9. Condo
			<b>Square Foot</b>		<b>Square Feet</b>				<b>Acres</b>
			16. Water ( 3201-				%		30. Blueberry(1-20
			17. Water SF Amen				%		31. Blueberry(21 -
			18. Water View				%		32. Crop Land
			19. Water Influen				%		33. Pasture
			20. ShoreFront A				%		34. Shorefront B
							%		35. Shorefront C
			<b>Fract. Acre</b>		<b>Acreege/Sites</b>				36. ANTENNA SITE
			21. Base Lot	22		0.89	100 %	0	37. Softwood TG
			22. Base Lot Vacan				%		38. Mixed Wood TG
			23. Base Lot Unpav				%		39. Hardwood TG
			<b>Acres</b>				%		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
					<b>Total Acreege</b>		0.89		

Proposed

Gray

Map Lot 063-035-024-008


Account 5184

Location 9 AERIE DRIVE

Card 1

Of 1

8/05/2024

Building Style	SF Bsmt Living						Layout		
1.Conv.	5.Garrison	9.NE farm	Fin Bsmt Grade			1.Typical	4. 7.		
2.Ranch	6.Split	10.Colonia	Secondary Heat			2.Inadeq	5. 8.		
3.R Ranch/	7.Contemp	11.Cottage	Heat Type			3.	6. 9.		
4.Cape	8.Log	12.Gambrel	1.HWBB	5.FWA	9.None	Attic			
Dwelling Units	2.HWCI						1.1/4 Fin	4.Full Fin	7.
Other Units	3.HWRF						2.1/2 Fin	5.F/Stair	8.
Stories	4.Steam						3.3/4 Fin	6.	9.None
1.1	4.1.5	7.	Cool Type			Insulation			
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	3.H Pump						3.Capped	6.	9.None
1.Clapboar	5.Stucco	9.B & B	Kitchen Style			Unfinished %			
2.Vin/Al	6.Brick	10.Cemplan	1.Modern	4.Obsolete	7.	Grade & Factor			
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	Bath(s) Style						3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Other	1.Modern	4.Obsolete	7.	SQFT (Footprint)			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition			
3.Metal	6.Roll Roo	9.	3.Old Type	6.	9.None	1.Poor	Avg	7.V G	
SF Masonry Trim	# Rooms						2.Fair	Avg	8.Exc
SOLAR VOLTAIC	# Bedrooms						3.Avg-	Good	9.Same
OPEN-4-	# Full Baths						Phys. % Good		
Year Built	# Half Baths						Funct. % Good		
Year Remodeled	# Addn Fixtures						Functional Code		
Foundation	# Fireplaces						1.Incomp	4.Delap	5.Delay
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.Long term	
2.C Block	5.Slab	8.				3.Damage	6.Style	None	
3.Br/Stone	6.Piers	9.				Econ. % Good			
Basement	Economic Code						0.None		
1.1/4 Bmt	4.Full Bmt	7.				3.No Power	6.Obsolete		
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	Entrance Code						5 Estimated		
Wet 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
					%	%	1.One Story Fram
					%	%	2.Two Story Fram
					%	%	3.Three Story Fr
					%	%	4.1 & 1/2 Story
					%	%	5.1 & 3/4 Story
					%	%	6.2 & 1/2 Story
					%	%	21.Open Frame Por
					%	%	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