

STARKWEATHER, CASEY  
20 SOUTHRIDGE DRIVE  
GRAY ME 04039

B40050P186

Previous Owner  
HODSDON, BARRY  
HODSDON, CORI A P  
20 SOUTHRIDGE DR  
GRAY ME 04039  
Sale Date: 3/31/2023

Property Data			Assessment Record				
Neighborhood	83 Avg-Good Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2011	47,430	95,775	0	143,205
REVIEW	0		2012	47,430	95,775	0	143,205
Building Permit	0		2013	47,430	95,775	0	143,205
Zone/Land Use	11 Rural Residential & Agri		2014	47,430	97,664	0	145,094
Secondary Zone			2015	47,400	97,700	0	145,100
Topography	1 Level		2016	47,400	97,700	0	145,100
			2017	47,400	98,500	0	145,900
			2018	47,400	98,500	0	145,900
			2019	71,800	152,500	0	224,300
			2020	71,800	152,500	0	224,300
			2021	71,800	152,500	0	224,300
			2022	71,800	152,500	0	224,300
			2023	71,800	175,000	0	246,800
			Calc.	141,400	231,900	0	373,300

Land Data		Effective		Influence		Influence Codes
Type	Front Foot	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 (801-160)			%		4.Size/Shape
	15. Water (1601-32)			%		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
<b>Total Acreage</b>		2.43				

Proposed

Unfiled

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:  
6/20/2022 - Clerk's Certificate of Foreclosure - Contact is:  
Angie Borges at TD Bank. (207) 317-4011.  
Angie.Borges@td.com  
5/24-FR=DR

Gray

Sale Data		
Sale Date	3/31/2023	
Price	385,000	
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	Square Foot	Fract. Acre
11. Water (0-200)	16. Water ( 3201-	21.Base Lot
12. Water (201-400)	17. Water SF Amen	22.Base Lot Vacan
13. Water (401-800)	18. Water View	23.Base Lot Unpav
14. Water (801-160)	19. Water Influen	24.Acres to 10
15. Water (1601-32)	20.ShoreFront A	25.Acres 11-30
		26.Acres 31-50
		27.Acres 51& over
		28.Acres 71 & Ove
		29.Woods (41+)

