

POLLOCK, NICOLE
 POLLOCK, LUKE
 268 PORTLAND RD
 GRAY ME 04039

B37695P160

Previous Owner
 WESTON, JOSEPH A SR
 WESTON, SHARON T
 268 PORTLAND RD
 GRAY ME 04039
 Sale Date: 1/14/2021

Previous Owner
 US BANK NATIONAL ASSOC AS TRUSTEE
 4001 LEADENHALL RD
 ATTN: MAIL STOP SV-01
 MOUNT LAUREL NJ 08054
 Sale Date: 7/15/2009

Previous Owner
 CHASE, SUSAN
 5 STAGECOACH ROAD

FALMOUTH ME 04105
 Sale Date: 11/06/2008

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
5/24-FR=DR

Gray

Property Data		
Neighborhood	81 Fair-Traffic	
Tree Growth Year	0	
REVIEW	0	
Building Permit	0	
Zone/Land Use	13 Commercial	
Secondary Zone		
Topography	1 Level	
1. Hill	4. Below St	7.
2. Rolling	5. Low	8.
3. Above St	6. Swampy	9.
Utilities	5. No Well	6. Septic System
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.	9. None
GIS Map	69	
Field Review	1	

Sale Data		
Sale Date	1/14/2021	
Price	265,000	
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.

Assessment Record					
Year	Land	Buildings	Exempt	Total	
2011	45,500	89,239	0	134,739	
2012	45,500	89,239	8,500	126,239	
2013	45,500	89,239	8,500	126,239	
2014	45,500	89,239	8,500	126,239	
2015	45,500	89,200	9,000	125,700	
2016	45,500	89,200	9,000	125,700	
2017	45,500	89,200	13,500	121,200	
2018	45,500	89,200	18,000	116,700	
2019	59,100	132,900	20,000	172,000	
2020	59,100	132,900	20,000	172,000	
2021	59,100	132,900	25,000	167,000	
2022	59,100	135,300	0	194,400	
2023	59,100	155,300	0	214,400	
Calc.	117,800	271,200	0	389,000	

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		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 (801-1600)				%		4. Size/Shape
15. Water (1601-3200)				%		5. Access
				%		6. Restriction
				%		7. Open Space
				%		8. Environmental
				%		9. Condo
Square Foot	Square Feet					Acres
16. Water(3201-6400)				%		
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
Fract. Acre	Acreage/Sites					Acres
21. Base Lot	21	1.70	100	%	0	
22. Base Lot Vacan				%		37. Softwood TG
23. Base Lot Unpav				%		38. Mixed Wood TG
				%		39. Hardwood TG
24. Acres to 10				%		40. Wasteland
25. Acres 11-30				%		41. Woodland
26. Acres 31-50				%		42. Mobile Home Si
27. Acres 51& over				%		43. Camp Site
28. Acres 71 & Ove				%		44. Lot Improvemen
29. Woods (41+)				%		45. BA SF - Oce
Total Acreage					1.70	46. SP Meadow Cond

