

TIBBETTS, CHAD B
73 WHITNEY RD
GRAY ME 04039

B39589P7

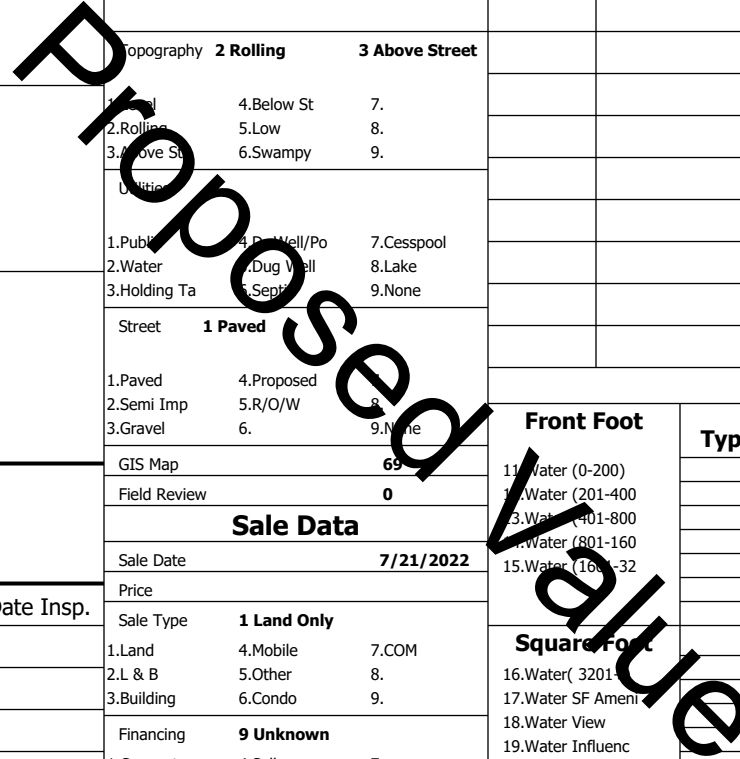
Inspection Witnessed By:

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


Notes:
7/21/2022 - B39589P7 - 1.86 acres split from 069-041-043-000 to create this lot.
5/24-FR=DR

Gray

Property Data			Assessment Record				
Neighborhood	82 Average Location		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		Calc.	100,100	0	0	100,100
REVIEW	0						
Building Permit	0						
Zone/Land Use	11 Rural Residential & Agri						
Secondary Zone							
Topography	2 Rolling	3 Above Street					
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	69		11. Water (0-200)				
Field Review	0		12. Water (201-400)				
Sale Data			13. Water (401-800)				
Sale Date	7/21/2022		14. Water (801-160)				
Price			15. Water (1601-32)				
Sale Type	1 Land Only		Square Foot		Square Feet		
1. Land	4. Mobile	7.COM	16. Water (3201-				
2. L & B	5. Other	8.	17. Water SF Amen				
3. Building	6. Condo	9.	18. Water View				
Financing	9 Unknown		19. Water Influen				
1. Convent	4. Seller	7.	20. ShoreFront A				
2. FHA/VA	5. Private	8.					
3. Assumed	6. Cash	9.Unknown					
Validity	2 Related Parties		Fract. Acre		Acreage/Sites		
1. Valid	4. Split	7. Multiple	21. Base Lot	22	1.84	100 %	0
2. Related	5. Partial	8. Other	22. Base Lot Vacan	24	0.02	100 %	0
3. Distress	6. Exempt	9. Estate	23. Base Lot Unpav				
Verified	5 Public Record		Acres				
1. Buyer	4. Agent	7. Family	24. Acres to 10				
2. Seller	5. Pub Rec	8. Other	25. Acres 11-30				
3. Lender	6. MLS	9.	26. Acres 31-50				
			27. Acres 51& over				
			28. Acres 71 & Ove				
			29. Woods (41+)				
			Total Acreage		1.86		



Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
					1. Unimproved
					2. Excess Frtg
					3. Topography
					4. Size/Shape
					5. Access
					6. Restriction
					7. Open Space
					8. Environmental
					9. Condo
					Acres
					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

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	6.Monitor	10.UNH2F	1.1/4 Fin	4.Full Fin 7.					
Other Units			3.HWRF	7.Electric	11.Geother	2.1/2 Fin	5.F/Stair 8.					
Stories			4.Steam	8.F/Wall	12.Heat/Co	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	6.	9.None	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.C 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	3.Avg 8.Exc					
SOLAR VOLTAIC			# Bedrooms			3.Avg-	4.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.Layoff					
1.Concrete	4.Wood	7.						2.O-Built	5.Bsmt	8.Long term		
2.C Block	5.Slab	8.						3.Damage	6.Style	9.None		
3.Br/Stone	6.Piers	9.						Econ. % Good				
Basement								Economic Code				
1.1/4 Bmt	4.Full Bmt	7.						0.None	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									
Date Inspected 5/30/2024			1.Owner			4.Agent	7.					
			2.Relative			5.Estimate	8.					
			3.Tenant			6.Other	9.					

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