

MCALLISTER, CHRISTA MARIE
CANCILLA, RICHARD KYLE
7A SORRENTO WAY
GRAY ME 04039

B39346P303

Previous Owner
RALLIS, CHRISTOPHER
RALLIS, JUDITH A
7A SORRENTO WAY
GRAY ME 04039
Sale Date: 4/15/2022

Previous Owner
TZ PROPERTIES, LLC
C/O CHRISTOPHER & JUDITH RALLIS
15 EVERGREEN DR
FREEPORT ME 04032 6749
Sale Date: 6/02/2017

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Gray

Property Data		
Neighborhood	61 Sorrento Condo	
Tree Growth Year	0	
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	4. Filled Well/Point 6 Septic System	
1. Public	4. Dug 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	0	
Field Review	1	
Sale Data		
Sale Date	4/15/2022	
Price	385,000	
Sale Type	6 Condominium	
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
2018	50,000	171,200	0	221,200
2019	63,000	194,400	0	257,400
2020	63,000	194,400	20,000	237,400
2021	63,000	194,400	25,000	232,400
2022	63,000	210,400	25,000	248,400
2023	63,000	222,400	25,000	260,400
Calc.	80,000	340,900	25,000	395,900

Land Data					
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)			%		30. Blueberry(11-20
17. Water SF Amen			%		31. Blueberry(21 -
18. Water View			%		32. Crop Land
19. Water Influenc			%		33. Pasture
20. ShoreFront A			%		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		0.00			



