

SFERRA, GINO JOHN  
KIRSTEIN, AURA  
149 COTTAGE RD  
GRAY ME 04039

B37350P105

Previous Owner  
JOHNSEN, JUDITH E  
149 COTTAGE RD

GRAY ME 04039  
Sale Date: 10/27/2020

Property Data			Assessment Record				
Neighborhood <b>4 Forest Lake</b>			Year	Land	Buildings	Exempt	Total
Tree Growth Year <b>0</b>			2011	102,480	108,186	8,500	202,166
REVIEW <b>0</b>			2012	102,480	108,186	8,500	202,166
Building Permit <b>0</b>			2013	102,480	108,186	8,500	202,166
Zone/Land Use <b>12 Limited Residential</b>			2014	102,480	108,186	8,500	202,166
Secondary Zone			2015	102,500	108,200	0	210,700
Topography <b>1 Level</b>			2016	102,500	108,200	0	210,700
1. Hill 4. Below St 7.			2017	102,500	108,200	0	210,700
2. Rolling 5. Low 8.			2018	102,500	108,200	0	210,700
3. Above St 6. Swampy 9.			2019	135,000	156,800	0	291,800
Utilities <b>4 Filled Well/Point</b> <b>6 Septic System</b>			2020	135,000	156,800	0	291,800
1. Public 4. Dug Well/Po 7. Cesspool			2021	135,000	156,800	25,000	266,800
2. Water 8. Lake			2022	135,000	162,300	0	297,300
3. Holding Ta 9. None			2023	135,000	189,000	0	324,000
Street <b>3 Gravel</b>			Calc.	217,100	298,800	0	515,900
1. Paved 4. Proposed							
2. Semi Imp 5. R/O/W							
3. Gravel 6. None							
GIS Map <b>74</b>							
Field Review <b>1</b>							

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Sale Data		
Sale Date <b>10/27/2020</b>		
Price <b>510,000</b>		
Sale Type <b>2 Land &amp; Buildings</b>		
1. Land	4. Mobile	7. COM
2. L & B	5. Other	8.
3. Building	6. Condo	9.
Financing <b>1 Conventional</b>		
1. Convent	4. Seller	7.
2. FHA/VA	5. Private	8.
3. Assumed	6. Cash	9. Unknown
Validity <b>1 Arms Length Sale</b>		
1. Valid	4. Split	7. Multiple
2. Related	5. Partial	8. Other
3. Distress	6. Exempt	9. Estate
Verified <b>5 Public Record</b>		
1. Buyer	4. Agent	7. Family
2. Seller	5. Pub Rec	8. Other
3. Lender	6. MLS	9.

Land Data					
Type	Effective		Influence		Influence Codes
	Frontage	Depth	Factor	Code	
11	090	000	100 %	0	1. Unimproved
			%		2. Excess Frtg
			%		3. Topography
			%		4. Size/Shape
			%		5. Access
			%		6. Restriction
			%		7. Open Space
			%		8. Environmental
			%		9. Condo
<b>Acres</b>					
			%		30. Blueberry(1-20
			%		31. Blueberry(21 -
			%		32. Crop Land
			%		33. Pasture
			%		34. Shorefront B
			%		35. Shorefront C
20		0.32	100 %	0	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
<b>Total Acreage 0.32</b>					
			%		45. BA SF - Oce
			%		46. SP Meadow Cond

