

Gage, Donald A  
Gage, Jill M  
471 FARMINGTON FALLS RD  
NEW SHARON ME 04955

B2186P110 B3843P53

Inspection Witnessed By:

X \_\_\_\_\_ Date \_\_\_\_\_

| No./Date | Description | Date Insp. |
|----------|-------------|------------|
|          |             |            |
|          |             |            |
|          |             |            |

Notes:

2020 Garage/Storage Bld TW Details per phone call with owner. Homestead Exemption for 2022 1/24 - EA, EST IA

New Sharon

| Property Data                  |  |  | Assessment Record |               |                   |        |           |      |                 |             |     |   |                |
|--------------------------------|--|--|-------------------|---------------|-------------------|--------|-----------|------|-----------------|-------------|-----|---|----------------|
| Neighborhood 4 NBHD 4          |  |  | Year              | Land          | Buildings         | Exempt | Total     |      |                 |             |     |   |                |
| Tree Growth Year 0             |  |  | 2011              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| 1ST MORTGAGE 0                 |  |  | 2012              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| 2ND MORTGAGE 0                 |  |  | 2013              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| Zone/Land Use 1 New Sharon all |  |  | 2014              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| Secondary Zone                 |  |  | 2015              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| Topography                     |  |  | 2016              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| 1.Level 4.Below St 7.LevelBog  |  |  | 2017              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| 2.Rolling 5.Low 8.             |  |  | 2018              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| 3.Above St 6.Swampy 9.         |  |  | 2019              | 25,600        | 100,600           | 0      | 126,200   |      |                 |             |     |   |                |
| Utilities                      |  |  | 2020              | 25,600        | 114,930           | 0      | 140,530   |      |                 |             |     |   |                |
| 1.Public 4.Dr Well 7.Cesspool  |  |  | 2021              | 25,600        | 114,930           | 0      | 140,530   |      |                 |             |     |   |                |
| 2.Water 5.Dug Well 8.          |  |  | 2022              | 25,600        | 114,930           | 22,250 | 118,280   |      |                 |             |     |   |                |
| 3.Sewer 6.Septic 9.Non         |  |  | 2024              | 34,790        | 256,040           | 25,000 | 265,830   |      |                 |             |     |   |                |
| Street                         |  |  |                   |               |                   |        |           |      |                 |             |     |   |                |
| 1.Paved 4.Proposed             |  |  | Land Data         |               |                   |        |           |      |                 |             |     |   |                |
| 2.Semi Imp 5.R/O/W             |  |  | Front Foot        | Type          | Effective         |        | Influence |      | Influence Codes |             |     |   |                |
| 3.Gravel 6.                    |  |  |                   |               | Frontage          | Depth  | Factor    | Code |                 |             |     |   |                |
| TG PLAN YEAR 0                 |  |  | 11.Com-Site       |               |                   |        |           |      | 1.Unimproved    |             |     |   |                |
| Tif District # 0               |  |  | 12.Ind-Site       |               |                   |        |           |      | 2.Excess Frtg   |             |     |   |                |
| Sale Date                      |  |  | 13.Res-Site PR    |               |                   |        |           |      | 3.Topography    |             |     |   |                |
| Price                          |  |  | 14.Res-Site DR    |               |                   |        |           |      | 4.Size/Shape    |             |     |   |                |
| Sale Type                      |  |  | 15.Res-Site RMT   |               |                   |        |           |      | 5.Access        |             |     |   |                |
| 1.Land 4.Mobile 7.C/I L&B      |  |  | Square Foot       |               | Square Feet       |        |           |      |                 |             |     |   |                |
| 2.L&B 5.Other 8.               |  |  |                   |               | 16.Not Used       |        |           |      |                 |             |     |   | 6.Restriction  |
| 3.Bunding 6.C/I Land 9.        |  |  |                   |               | 17.Not Used       |        |           |      |                 |             |     |   | 7.Open Space   |
| Financing                      |  |  |                   |               | 18.Not Used       |        |           |      |                 |             |     |   | 8.View/Environ |
| 1.Convent 4.Seller 7.          |  |  |                   |               | 19.Not Used       |        |           |      |                 |             |     |   | 9.Fract Share  |
| 2.FHA/VA 5.Private 8.          |  |  | 20.Residential-Si |               |                   |        |           |      |                 |             |     |   |                |
| 3.Assumed 6.Cash 9.Unknown     |  |  | Fract. Acre       |               | Acres/Sites       |        |           |      |                 |             |     |   |                |
| Validity                       |  |  |                   |               | 21.Homesite (Frac | 13     |           |      |                 | 1.00        | 100 | % | 0              |
| 1.Valid 4.Split 7.Renovate     |  |  |                   |               | 22.Baslot (Fract  | 28     |           |      |                 | 0.30        | 100 | % | 0              |
| 2.Related 5.Partial 8.Other    |  |  | 23.Misc (Fract)   |               |                   |        |           |      |                 |             |     |   |                |
| 3.Distress 6.Exempt 9.         |  |  | Acres             |               |                   |        |           |      |                 |             |     |   |                |
| Verified                       |  |  |                   |               |                   |        |           |      |                 | 24.Homesite |     |   |                |
| 1.Buyer 4.Agent 7.Family       |  |  | 25.Baslot         |               |                   |        |           |      |                 |             |     |   |                |
| 2.Seller 5.Pub Rec 8.Other     |  |  | 26.Not Used       |               |                   |        |           |      |                 |             |     |   |                |
| 3.Lender 6.MLS 9.              |  |  | 27.Not Used       |               |                   |        |           |      |                 |             |     |   |                |
|                                |  |  | 28.Rear Land <5   | Total Acreage |                   | 1.30   |           |      |                 |             |     |   |                |
|                                |  |  | 29.Rear Land 5-10 |               |                   |        |           |      |                 |             |     |   |                |

Proposed Value

46.Golf Course

**New Sharon**

Map Lot 05-04

Account 404

Location 471 Farmington Falls Road

Card 1 Of 1 10/16/2024

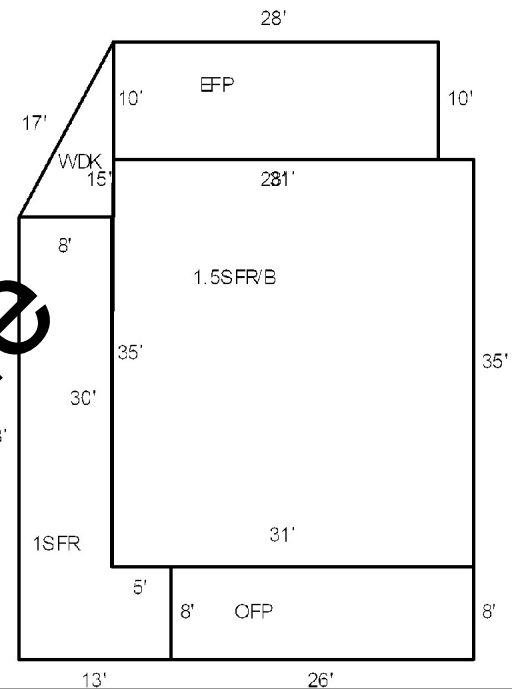
|                                      |   |   |
|--------------------------------------|---|---|
| Building Style <b>4 Cape Cod</b>     | SF Bsmt Living <b>0</b>   | Layout <b>1 Typical</b>                 |
| 1.Conv. 5.Garrison 9.Other           | Fin Bsmt Grade <b>0 0</b>   | 1.Typical 4. 7.                         |
| 2.Ranch 6.Split 10.Gar/Apt           | Secondary Heat <b>0</b>   | 2.Inadeq 5. 8.                          |
| 3.R Ranch 7.Contemp 11.Cottage       | Heat Type <b>100% 5 Forced Warm Air</b>   | 3.Poor 6. 9.                            |
| 4.Cape 8.Log 12.Dblewid              | 1.HWBB 5.FWA 9.No Heat  | Attic <b>9 None</b>                     |
| Dwelling Units <b>1</b>              | 2.HWCI 6.GravWA 10.Radiant  | 1.1/4 Fin 4.Full Fin 7.                 |
| Other Units <b>0</b>                 | 3.H Pump 7.Electric 11.   | 2.1/2 Fin 5.F/Stair 8.                  |
| Stories <b>4 One &amp; 1/2 Story</b> | 4.Steam 8.F/Wall 12.  | 3.3/4 Fin 6. 9.None                     |
| 1.1 4.1.5 7.                         | Cool Type <b>0% 9 None</b>  | Insulation <b>1 Full</b>                |
| 2.2 5.1.75 8.                        | 1.Refrig 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 <b>1 Wood Siding</b>  | 3.H Pump 6. 9.None  | 3.Capped 6. 9.None                      |
| 1.Wood 5.Stucco 9.Other              | Kitchen Style <b>2 Typical</b>  | Unfinished % <b>0%</b>                  |
| 2.Vin/Al 6.Brick 10.Cement           | 1.Modern 4.Obsolete 7.  | Grade & Factor <b>3 Average 100%</b>    |
| 3.Compos. 7.Stone 11.                | 2.Typical 5. 8.   | 1.E Grade 4.B Grade 7.                  |
| 4.Asbestos 8.Concrete 12.            | 3.Old Type 6. 9.None  | 2.D Grade 5.A Grade 8.SC Grade          |
| Roof Surface <b>7 Standing Seam</b>  | Bath(s) Style <b>2 Typical Bath(s)</b>  | 3.C Grade 6.AA Grade 9.Same             |
| 1.Asphalt 4.Composit 7.SS            | 1.Modern 4.Obsolete 7.  | SQFT (Footprint) <b>1085</b>            |
| 2.Slate 5.Wood 8.                    | 2.Typical 5. 8.   | Condition <b>4 Average</b>              |
| 3.Metal 6.Roll Roo 9.                | 3.Old Type 6. 9.None  | 1.Poor 4.Avg 7.V G                      |
| SF Masonry Trim <b>0</b>             | # Rooms <b>5</b>  | 2.Fair 5.Avg+ 8.Exc                     |
| Solar Voltaic <b>0</b>               | # Bedrooms <b>2</b>   | 3.Avg- 6.Good 9.Same                    |
| OPEN-4-CUSTOM <b>0</b>               | # Full Baths <b>2</b>   | Phys. % Good <b>0%</b>                  |
| Year Built <b>1978</b>               | # Half Baths <b>0</b>   | Funct. % Good <b>100%</b>               |
| Year Remodeled <b>0</b>              | # Addn Fixtures <b>0</b>  | Functional Code <b>9 None</b>           |
| Foundation <b>2 Concrete Block</b>   | # Fireplaces <b>0</b>   | 1.Incomp 4.Delap 7.No Power             |
| 1.Concrete 4.Wood 7.                 |  <p><b>TRIO</b><br/>Software<br/>A Division of Harris Computer Systems</p> | 2.O-Built 5.Bsmt 8.No Power             |
| 2.C Block 5.Slab 8.                  |   | 3.Damage 6.Common 9.No Power            |
| 3.Br/Stone 6.Piers 9.                |   | Econ. % Good <b>100%</b>                |
| Basement <b>2 1/2 Basement</b>       |   | Economic Code <b>None</b>               |
| 1.1/4 Bmt 4.Full Bmt 7.              |   | 0.None 3.No Power 7.                    |
| 2.1/2 Bmt 5.None 8.                  |   | 1.Location 4.General 8.                 |
| 3.3/4 Bmt 6. 9.None                  |   | 2.Encroach 9.None 9.                    |
| Bsmt Gar # Cars <b>0</b>             |   | Entrance Code <b>3 Information Only</b> |
| Wet Basement <b>1 Dry Basement</b>   |   | 1.Interior 4.Vacant 7.                  |
| 1.Dry 4. 7.                          |   | 2.General 5.Estimate 8.                 |
| 2.Damp 5. 8.                         | 3.Information 6.Reviewed 9.   |   |
| 3.Wet 6. 9.                          | Information Code <b>1 Owner</b>   |   |
|                                      | 1.Owner 4.Agent 7.  |   |
|                                      | 2.Relative 5.Estimate 8.  |   |
|                                      | 3.Tenant 6.Other 9.   |   |

Date Inspected 1/03/2024

**Additions, Outbuildings & Improvements**

| Type                | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|---------------------|------|-------|-------|------|-------|--------|-------------|
| 24 Frame Shed       | 0    | 192   | 2 100 | 2    | 0 %   | 100 %  |             |
| 61 Canopy           | 0    | 450   | 3 100 | 2    | 0 %   | 100 %  |             |
| 24 Frame Shed       | 0    | 676   | 4 100 | 4    | 0 %   | 100 %  |             |
| 21 Open Frame       | 0    | 260   | 3 100 | 4    | 0 %   | 100 %  |             |
| 21 Open Frame       | 0    | 260   | 3 100 | 4    | 0 %   | 100 %  |             |
| 1 One Story Frame   | 0    | 344   | 0 0   | 0    | 0 %   | 100 %  |             |
| 21 Open Frame       | 0    | 208   | 0 0   | 0    | 0 %   | 100 %  |             |
| 22 Encl Frame Porch | 0    | 280   | 0 0   | 0    | 0 %   | 100 %  |             |
| 68 Wood Deck        | 0    | 60    | 0 0   | 0    | 0 %   | 100 %  |             |

05-04



Proposed Value

