

Knox, Travis M
Ladd, Renae
411 FARMINGTON FALLS RD
NEW SHARON ME 04955

B1532P102 B4290P188

Previous Owner
Powers, Elliott B.
Powers, Marilyn B.
411 Farmington Falls Rd.
New Sharon ME 04955
Sale Date: 7/16/2018

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Ck# 1128220 received 7/20/18 Pre-pay Closing, Estate of Elliot B Powers to Travis M. Knox, Phenix Title Services Bk4290 Pg 188 Added Travis 1/2 interest to ownership 1/24 - PM EA, EST IA, W/O BSMT, EST = AYB

New Sharon

Property Data		
Neighborhood	4 NBHD 4	
Tree Growth Year	0	
1ST MORTGAGE	0	
2ND MORTGAGE	0	
Zone/Land Use	1 New Sharon all	
Secondary Zone		
Topography		
1.Level	4.Below St	7.LevelBog
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.
Utilities		
1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.
3.Sewer	6.Septic	9.Non
Street		
1.Paved	4.Proposed	7.
2.Semi Imp	5.R/O/W	8.
3.Gravel	6.	9.No
TG PLAN YEAR	0	
Tif District #	0	
Sale Data		
Sale Date	7/16/2018	
Price	162,000	
Sale Type	Land & Buildings	
1.Land	4.Mobile	7.C/I L&B
2.L&B	5.Other	8.
3.Bundling	6.C/I Land	9.
Financing	9 Unknown	
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.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
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	41,480	100,380	16,000	125,860
2012	41,480	100,380	16,000	125,860
2013	41,480	100,380	16,000	125,860
2014	41,480	100,380	16,000	125,860
2015	41,480	100,380	16,000	125,860
2016	41,480	100,380	21,000	120,860
2017	41,480	100,380	26,000	115,860
2018	41,480	100,380	26,000	115,860
2019	41,480	100,380	26,000	115,860
2020	41,480	100,380	31,000	110,860
2021	41,480	100,380	31,000	110,860
2022	41,480	100,380	27,590	114,270
2024	52,650	170,510	31,000	192,160

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Com-Site				%		1.Unimproved
12.Ind-Site				%		2.Excess Frtg
13.Res-Site PR				%		3.Topography
14.Res-Site DR				%		4.Size/Shape
15.Res-Site RMT				%		5.Access
				%		6.Restriction
				%		7.Open Space
				%		8.View/Environ
				%		9.Fract Share
				%		30.Rear Land >10
				%		31.Tillable
				%		32.Pasture
				%		33.Orchard
				%		34.Softwood F&O
				%		35.Mixed Wood F&O
				%		36.Hardwood F&O
				%		37.Softwood TG
				%		38.Mixed Wood TG
				%		39.Hardwood TG
				%		40.Wasteland
				%		41.Open Space
				%		42.Mobile Home Si
				%		43.Condo Site
				%		44.Lot Improvemen
				%		45.Subdivision Lo
				%		46.Golf Course
Total Acreage		15.60				



