

Bridges, Gavin R
 DURRELL, LEIA M
 145 Bailey Hill Road
 New Sharon ME 04955
 usa
 B4561P296

Previous Owner
 Durrell, Lorraine L. & David L.
 Durrell, Nicholas E. & Mark G.
 146 Bailey Hill Road
 New Sharon ME 04955
 Sale Date: 6/30/2023

Property Data			Assessment Record				
Neighborhood 5 NBHD 5			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2011	29,000	30,680	0	59,680
1ST MORTGAGE 0			2012	29,000	30,680	0	59,680
2ND MORTGAGE 0			2013	29,000	52,610	0	81,610
Zone/Land Use 1 New Sharon all			2014	29,000	52,610	0	81,610
Secondary Zone			2015	29,000	52,610	0	81,610
Topography			2016	29,000	52,610	0	81,610
1.Level 4.Below St 7.LevelBog			2017	29,000	52,610	0	81,610
2.Rolling 5.Low 8.			2018	29,000	52,610	0	81,610
3.Above St 6.Swampy 9.			2019	29,000	52,610	0	81,610
Utilities			2020	29,000	52,610	0	81,610
1.Public 4.Dr Well 7.Cesspool			2021	29,000	52,610	0	81,610
2.Water 5.Dug Well 8.			2022	29,000	52,610	22,250	59,360
3.Sewer 6.Septic 9.Non			2024	42,900	116,320	0	159,220
Street							
1.Paved 4.Proposed							
2.Semi Imp 5.R/O/W							
3.Gravel 6.No							

Inspection Witnessed By:
 X _____ Date _____

No./Date	Description	Date Insp.

Notes:
 Homestead exemption for 2022 (appication dated 5-10-2021)

3/24 - LD EA, EST IA, EST YR
 7/24 - LD CALLBACK EA-, IA-. WIDE PINE + HW FLRS. WALLS SHEETROCKED. UST + WDK IN FAIR COND

New Sharon

Sale Data		
TG PLAN YEAR	0	
Tif District #	0	
Sale Date	6/30/2023	
Price	80,000	
Land & Buildings		
1.Land	4.Mobile	7.C/I L&B
2.L&B	5.Other	8.
3.Building	6.C/I Land	9.
Private Finance		
5 Private Finance		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Related Parties		
2 Related Parties		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
Public Record		
5 Public Record		
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

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
Square Foot		Square Feet		Acres		
16.Not Used				%		30.Rear Land >10
17.Not Used				%		31.Tillable
18.Not Used				%		32.Pasture
19.Not Used				%		33.Orchard
20.Residential-Si				%		34.Software F&O
				%		35.Mixed Wood F&O
				%		36.Hardwood F&O
				%		37.Software 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				3.00		

New Sharon

Map Lot 07-14

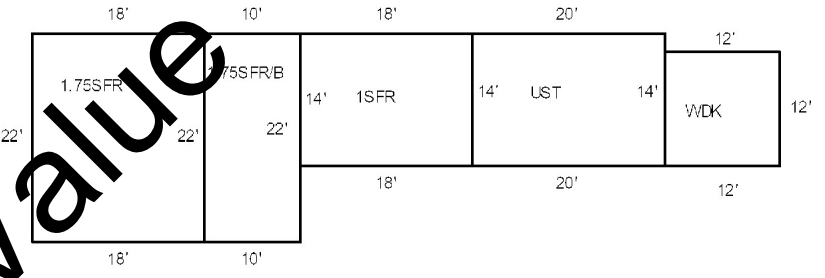
Account 1156

Location 145 Bailey Hill Road

Card 1 Of 1 10/16/2024

Building Style 4 Cape Cod	SF Bsmt Living 0	Layout 1 Typical
1.Conv. 5.Garrison 9.Other	Fin Bsmt Grade 0 0	1.Typical 4. 7.
2.Ranch 6.Split 10.Gar/Apt	Secondary Heat 0	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Cottage	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape 8.Log 12.Dblewid	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.HWCI 6.GravWA 10.Radiant	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.H Pump 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.
Stories 5 One & 3/4 Story	4.Steam 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0% 9 None	Insulation 1 Full
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 1 Wood Siding	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.Cement	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
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 3 Sheet Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.SS	1.Modern 4.Obsolete 7.	SQFT (Footprint) 396
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 3 Below Average
3.Metal 6.Roll Roo 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
Solar Voltaic 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM 0	# Full Baths 1	Phys. % Good 0%
Year Built 1880	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		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 100%
Basement 0		Economic Code None
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 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.General 5.Estimate 8.
2.Damp 5. 8.		3.Informal 6.Reviewed 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

07-14



Proposed Value

Date Inspected 7/29/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	0	252	0 0	0	0 %	100 %	
19 Utility Storage	0	280	0 0	0	0 %	100 %	
68 Wood Deck	0	144	0 0	0	0 %	100 %	
1 One Story Frame	0	220	0 0	0	0 %	100 %	
27 Unfin Basement	0	220	0 0	0	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



- 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