

Plummer, Kristen K  
Olmstead, Dion R  
298 DYER BROWN RD  
NEW SHARON ME 04955

B2456P64

Inspection Witnessed By:

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

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

Notes:  
5/24 - AB VACANT LOT ACROSS FROM 298 DYER BROWN, ON FAR SIDE OF SMITH RD, CLEARED FIELD WITH PLANTINGS, REMNANTS OF GREENHOUSE ON PROPERTY (30X60) DETERIORATED FRAME ONLY

**New Sharon**

| Property Data                         |  |  | Assessment Record          |             |                  |              |                  |                    |                        |                   |
|---------------------------------------|--|--|----------------------------|-------------|------------------|--------------|------------------|--------------------|------------------------|-------------------|
| Neighborhood <b>5 NBHD 5</b>          |  |  | Year                       | Land        | Buildings        | Exempt       | Total            |                    |                        |                   |
| Tree Growth Year <b>0</b>             |  |  | 2011                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 1ST MORTGAGE <b>0</b>                 |  |  | 2012                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 2ND MORTGAGE <b>0</b>                 |  |  | 2013                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| Zone/Land Use <b>1 New Sharon all</b> |  |  | 2014                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| Secondary Zone                        |  |  | 2015                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| Topography <b>2 Rolling</b>           |  |  | 2016                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 1.Level 4.Below St 7.LevelBog         |  |  | 2017                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 2.Rolling 5.Low 8.                    |  |  | 2018                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 3.Above St 6.Swampy 9.                |  |  | 2019                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| Utilities                             |  |  | 2020                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 1.Public 4.Dr Well 7.Cesspool         |  |  | 2021                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 2.Water 5.Dug Well 8.                 |  |  | 2022                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| 3.Sewer 6.Septic 9.Non                |  |  | 2023                       | 7,730       | 0                | 0            | 7,730            |                    |                        |                   |
| Street <b>3 Gravel</b>                |  |  | 2024                       | 11,150      | 0                | 0            | 11,150           |                    |                        |                   |
| 1.Paved 4.Proposed                    |  |  | <b>Land Data</b>           |             |                  |              |                  |                    |                        |                   |
| 2.Semi Imp 5.R/O/W                    |  |  |                            |             |                  |              |                  |                    |                        |                   |
| 3.Gravel 6. Non                       |  |  | <b>Front Foot</b>          | <b>Type</b> | <b>Effective</b> |              | <b>Influence</b> |                    | <b>Influence Codes</b> |                   |
| TG PLAN YEAR <b>0</b>                 |  |  | 11.Com-Site                |             | <b>Frontage</b>  | <b>Depth</b> | <b>Factor</b>    | <b>Code</b>        |                        |                   |
| Tif District # <b>0</b>               |  |  | 12.Ind-Site                |             |                  |              | %                |                    | 1.Unimproved           |                   |
| <b>Sale Data</b>                      |  |  | 13.Res-Site PR             |             |                  |              | %                |                    | 2.Excess Frtg          |                   |
|                                       |  |  | 14.Res-Site DR             |             |                  |              | %                |                    | 3.Topography           |                   |
| Sale Date                             |  |  | 15.Res-Site RMT            |             |                  |              | %                |                    | 4.Size/Shape           |                   |
| Price                                 |  |  | <b>Square Foot</b>         |             |                  |              |                  | <b>Square Feet</b> |                        | 5.Access          |
| Sale Type                             |  |  |                            |             |                  |              |                  | <b>Square Feet</b> |                        |                   |
| 1.Land 4.Mobile 7.C/I L&B             |  |  | 16.Not Used                |             |                  |              | %                |                    | 7.Open Space           |                   |
| 2.L&B 5.Other 8.                      |  |  | 17.Not Used                |             |                  |              | %                |                    | 8.View/Environ         |                   |
| 3.Bundling 6.C/I Land 9.              |  |  | 18.Not Used                |             |                  |              | %                |                    | 9.Fract Share          |                   |
| Financing                             |  |  | 19.Not Used                |             |                  |              | %                |                    | <b>Acres</b>           |                   |
| 1.Convent 4.Seller 7.                 |  |  | 20.Residential-Si          |             |                  |              | %                |                    | 30.Rear Land >10       |                   |
| 2.FHA/VA 5.Private 8.                 |  |  | <b>Fract. Acre</b>         |             |                  |              |                  | <b>Acres/Sites</b> |                        | 31.Tillable       |
| 3.Assumed 6.Cash 9.Unknown            |  |  |                            |             |                  |              |                  | <b>Acres</b>       |                        |                   |
| Validity                              |  |  | 21.Homesite (Frac          | 51          | 1.00             | 25           | %                | 0                  | 33.Orchard             |                   |
| 1.Valid 4.Split 7.Renovate            |  |  | 22.Baselot (Frac           | 28          | 4.00             | 25           | %                | 0                  | 34.Softwood F&O        |                   |
| 2.Related 5.Partial 8.Other           |  |  | 23.Misc (Fract)            | 41          | 12.00            | 25           | %                | 0                  | 35.Mixed Wood F&O      |                   |
| 3.Distress 6.Exempt 9.                |  |  | <b>Acres</b>               |             |                  |              |                  |                    |                        | 36.Hardwood F&O   |
| Verified                              |  |  |                            |             |                  |              |                  | <b>Acres</b>       |                        |                   |
| 1.Buyer 4.Agent 7.Family              |  |  | 24.Homesite                |             |                  |              | %                |                    | 38.Mixed Wood TG       |                   |
| 2.Seller 5.Pub Rec 8.Other            |  |  | 25.Baselot                 |             |                  |              | %                |                    | 39.Hardwood TG         |                   |
| 3.Lender 6.MLS 9.                     |  |  | 26.Not Used                |             |                  |              | %                |                    | 40.Wasteland           |                   |
|                                       |  |  | 27.Not Used                |             |                  |              | %                |                    | 41.Open Space          |                   |
|                                       |  |  | 28.Rear Land <5            |             |                  |              | %                |                    | 42.Mobile Home Si      |                   |
|                                       |  |  | 29.Rear Land 5-10          |             |                  |              | %                |                    | 43.Condo Site          |                   |
|                                       |  |  | <b>Total Acreage</b> 17.00 |             |                  |              |                  |                    |                        | 44.Lot Improvemen |
|                                       |  |  |                            |             |                  |              |                  |                    |                        |                   |
|                                       |  |  |                            |             |                  |              |                  |                    |                        | 46.Golf Course    |

New Sharon

Map Lot 10-13

Account 839

Location Smith Road

Card 1 Of 1 10/16/2024

|                                |                            |                                    |
|--------------------------------|----------------------------|------------------------------------|
| Building Style <b>0</b>        | SF Bsmt Living <b>0</b>    | Layout <b>0</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% 0</b>    | 3.Poor 6. 9.                       |
| 4.Cape 8.Log 12.Dblewid        | 1.HWBB 5.FWA 9.No Heat     | Attic <b>0</b>                     |
| Dwelling Units <b>0</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.FI/Stair 8.            |
| Stories <b>0</b>               | 4.Steam 8.FI/Wall 12.      | 3.3/4 Fin 6. 9.None                |
| 1.1 4.1.5 7.                   | Cool Type <b>0% 9 None</b> | Insulation <b>0</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>0</b>        | 3.H Pump 6. 9.None         | 3.Capped 6. 9.None                 |
| 1.Wood 5.Stucco 9.Other        | Kitchen Style <b>0</b>     | Unfinished % <b>0%</b>             |
| 2.Vin/Al 6.Brick 10.Cement     | 1.Modern 4.Obsolete 7.     | Grade & Factor <b>0 0%</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>0</b>          | Bath(s) Style <b>0</b>     | 3.C Grade 6.AA Grade 9.Same        |
| 1.Asphalt 4.Composit 7.SS      | 1.Modern 4.Obsolete 7.     | SQFT (Footprint) <b>0</b>          |
| 2.Slate 5.Wood 8.              | 2.Typical 5. 8.            | Condition <b>0</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>0</b>           | 2.Fair 5.Avg+ 8.Exc                |
| Solar Voltaic <b>0</b>         | # Bedrooms <b>0</b>        | 3.Avg- 6.Good 9.Same               |
| OPEN-4-CUSTOM <b>0</b>         | # Full Baths <b>0</b>      | Phys. % Good <b>0%</b>             |
| Year Built <b>0</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>0</b>            | # Fireplaces <b>0</b>      | 1.Incomp 4.Delap 7.No Power        |
| 1.Concrete 4.Wood 7.           |                            | 2.O-Built 5.Bsmt 8.No Part         |
| 2.C Block 5.Slab 8.            |                            | 3.Damage 6.Common 9.No             |
| 3.Br/Stone 6.Piers 9.          |                            | Econ. % Good <b>100%</b>           |
| Basement <b>0</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>4 Unoccupied</b>  |
| Wet Basement <b>0</b>          |                            | 1.Interior 4.Vacant 7.             |
| 1.Dry 4. 7.                    |                            | 2.General 5.Estimate 8.            |
| 2.Damp 5. 8.                   |                            | 3.Inform 6.Reviewed 9.             |
| 3.Wet 6. 9.                    |                            | Information Code <b>5 Estimate</b> |
|                                |                            | 1.Owner 4.Agent 7.                 |
|                                |                            | 2.Relative 5.Estimate 8.           |
|                                |                            | 3.Tenant 6.Other 9.                |



Proposed Value

Date Inspected 5/10/2024

**Additions, Outbuildings & Improvements**

| Type | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value       |
|------|------|-------|-------|------|-------|--------|-------------------|
|      |      |       |       |      | %     | %      | 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 |