

FORGIONE, DARRYL A II  
FORGIONE, SARA A  
PO BOX 39  
NEW SHARON ME 04955

B787P188 B4363P318

Previous Owner  
Sawyer, Shirley  
PO BOX 15  
PO BOX 15  
NEW SHARON 04955  
Sale Date: 8/26/2021

Inspection Witnessed By:

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

Notes:  
 2022 Maurice removed from account (deceased) Deed 4363/318 unclear. Prior deeds indicate 3.7 acres sold to Keach and no other changes. The deed is assumed to be unchanged. TW  
 2023 Check for finish of home and solar panels  
 2/24 - GL EF, EST IF, UC EST 60% COMP, CHK 2025, NO INT FIN, PLYWOOD FLRS + WALLS, W/O BSMNT, 48 SOLAR PANELS, WOOD HEAT, SIP HOUSE, WATERFRONT = SANDY RIVER, EST WDK = SNOW, EXT WALL OTHER = METAL  
**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        | 8/26/2021          |            |
| Price            | 112,500            |            |
| Sale Type        | Land Only          |            |
| 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              | 82,700  | 0         | 0      | 82,700  |
| 2012              | 82,700  | 0         | 0      | 82,700  |
| 2013              | 82,700  | 0         | 0      | 82,700  |
| 2014              | 82,700  | 0         | 0      | 82,700  |
| 2015              | 82,700  | 0         | 0      | 82,700  |
| 2016              | 82,700  | 0         | 0      | 82,700  |
| 2017              | 82,700  | 0         | 0      | 82,700  |
| 2018              | 82,700  | 0         | 0      | 82,700  |
| 2019              | 82,700  | 0         | 0      | 82,700  |
| 2020              | 82,700  | 0         | 0      | 82,700  |
| 2021              | 82,700  | 0         | 0      | 82,700  |
| 2022              | 91,000  | 41,150    | 22,250 | 109,900 |
| 2024              | 107,550 | 108,530   | 25,000 | 191,080 |

| 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.Softwood F&O   |
|                      |               |             |       | %         |      | 35.Mixed Wood F&O |
| Fract. Acre          | Acreage/Sites |             |       |           |      |                   |
| 21.Homesite (Frac)   | 13            |             | 1.00  | 100       | %    | 0                 |
| 22.Baselot (Frac)    | 28            |             | 4.00  | 100       | %    | 0                 |
| 23.Misc (Fract)      | 40            |             | 36.00 | 100       | %    | 0                 |
| Acres                | 54            |             | 68.00 | 100       | %    | 0                 |
| 24.Homesite          |               |             |       | %         |      | 40.Wasteland      |
| 25.Baselot           |               |             |       | %         |      | 41.Open Space     |
| 26.Not Used          |               |             |       | %         |      | 42.Mobile Home Si |
| 27.Not Used          |               |             |       | %         |      | 43.Condo Site     |
| 28.Rear Land <5      |               |             |       | %         |      | 44.Lot Improvemen |
| 29.Rear Land 5-10    |               |             |       | %         |      | 45.Subdivision Lo |
|                      |               |             |       |           |      | 46.Golf Course    |
| <b>Total Acreage</b> |               | 109.00      |       |           |      |                   |

**New Sharon**

Map Lot 11-114-00

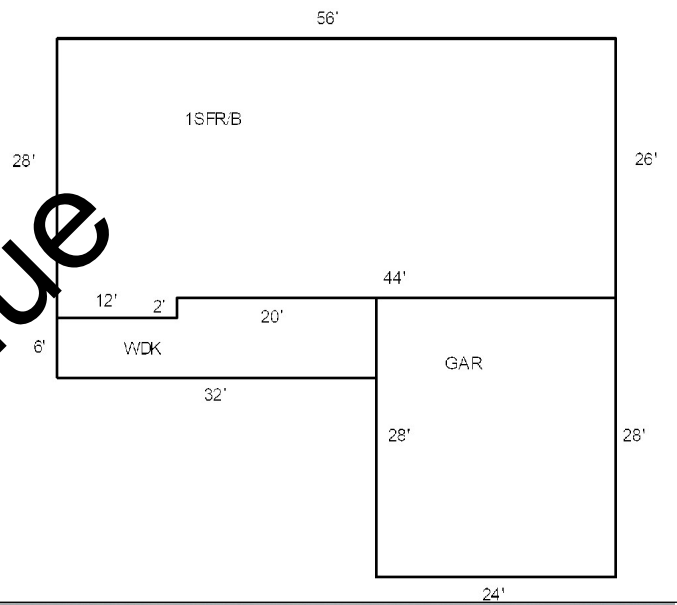
Account 936

Location 126 MERCER ROAD

Card 1 Of 1 10/16/2024

|                                      |   |   |
|--------------------------------------|---|---|
| Building Style <b>3 Raised Ranch</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>0% 9 Not Heated</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.FI/Stair 8.                 |
| Stories <b>1 One Story</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>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>9 Other</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>40%</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>3 Sheet Metal</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>1480</b>            |
| 2.Slate 5.Wood 8.                    | 2.Typical 5. 8.   | Condition <b>2 Fair</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>6</b>  | 2.Fair 5.Avg+ 8.Exc                     |
| Solar Voltaic <b>0</b>               | # Bedrooms <b>3</b>   | 3.Avg- 6.Good 9.Same                    |
| OPEN-4-CUSTOM <b>0</b>               | # Full Baths <b>1</b>   | Phys. % Good <b>0%</b>                  |
| Year Built <b>2021</b>               | # Half Baths <b>0</b>   | Funct. % Good <b>60%</b>                |
| Year Remodeled <b>0</b>              | # Addn Fixtures <b>0</b>  | Functional Code <b>1 Incomplete</b>     |
| Foundation <b>5 Concrete Slab</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>4 Full 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.Exterior 5.Estimate 8.                |
| 2.Damp 5. 8.                         | 3.Informal 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.   |   |

11-114



Proposed Value

Date Inspected 2/01/2024

**Additions, Outbuildings & Improvements**

| Type            | Year | Units | Grade | Cond | Phys. | Funct. | Sound Value |
|-----------------|------|-------|-------|------|-------|--------|-------------|
| 68 Wood Deck    | 0    | 232   | 0 0   | 0    | 0 %   | 100 %  |             |
| 23 Frame Garage | 0    | 672   | 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