

Cox, John E. (trailer lot)  
399 Industry Rd.  
New Sharon ME 04955

B1179P331

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
2/24 - PM VACANT WITH OB, SHD = NV

New Sharon

Property Data		
Neighborhood	5 NBHD 5	
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		
Price		
Sale Type		
1.Land	4.Mobile	7.C/I L&B
2.L&B	5.Other	8.
3.Bundling	6.C/I Land	9.
Financing		
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity		
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.
Verified		
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	15,250	14,470	10,000	19,720
2012	15,250	14,470	10,000	19,720
2013	15,250	14,470	0	29,720
2014	15,250	14,470	0	29,720
2015	15,250	14,470	0	29,720
2016	15,250	11,130	0	26,380
2017	15,250	11,130	0	26,380
2018	15,250	11,130	0	26,380
2019	15,250	11,130	0	26,380
2020	15,250	11,130	0	26,380
2021	15,250	11,130	0	26,380
2022	15,150	11,130	0	26,280
2024	-2,000	20,140	0	18,140

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
<b>Total Acreage</b>		0.49				

Proposed Value

New Sharon

Map Lot 13-23-01

Account 213

Location 434 Industry 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 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>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.Exterior 5.Estimate 8.		
2.Damp	5.	8.	3.Informal 6.Reviewed 9.					
3.Wet	6.	9.	Information Code <b>5 Estimate</b>					
Date Inspected 2/01/2024			1.Owner 4.Agent 7.			2.Relative 5.Estimate 8.		
			3.Tenant 6.Other 9.					
<b>Additions, Outbuildings &amp; Improvements</b>								1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram
23 Frame Garage	0	320	3 100	1	0 %	100 %		3.Three Story Fr
61 Canopy	0	960	3 100	2	0 %	100 %		4.1 & 1/2 Story
80 Barn	0	336	3 100	2	0 %	100 %		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

Proposed Value