

Starke, Cory T
785 INDUSTRY ROAD
NEW SHARON ME 04955

B2290P210 B4172P97

Previous Owner
Ames Property Management
131 Hinckley Road

Canaan ME 04924
Sale Date: 3/19/2020

Previous Owner
Lufkin, Andrew P.
Danforth, Keneth R.
68 Central Street
Gardiner ME 04345
Sale Date: 8/05/2019

Inspection Witnessed By:

X	Date	Date Insp.
No./Date	Description	Date Insp.

Notes:
Added 785 to location as per deed TW
2020 Modular Home TW
2022 Garage (No siding doors elec or trim)
2023 Check for Finish
5/24 - LD EA, EST IA, FGR STILL INCOMPLETE = NO SIDING
OR TRIM, ADD. 785 INDUSTRY RD

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	3/19/2020	
Price	1,300,000	
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	24,700	0	0	24,700
2012	24,700	0	0	24,700
2013	24,700	0	0	24,700
2014	24,700	0	0	24,700
2015	24,700	0	0	24,700
2016	24,700	0	0	24,700
2017	24,700	0	0	24,700
2018	24,700	0	0	24,700
2019	24,700	0	0	24,700
2020	36,240	53,140	0	89,380
2021	36,240	53,140	0	89,380
2022	33,000	59,470	0	92,470
2024	47,900	121,190	0	169,090

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
				%		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		5.00				

