

Dashnau, Donna M  
Ryynanen, Pauline E  
200 BEANS CORNER RD  
NEW SHARON ME 04955

B2506P83

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:  
2/24 - LD EA-, IA-, W/O BSMNT, FHS SUB FLOOR ONLY, TRIM MISSING IN SMALL SPOTS, ORIGINAL BATH + KITCHEN, MASTER BATH JACUZZI TUB

New Sharon

Property Data			Assessment Record							
Neighborhood <b>5 NBHD 5</b>			Year	Land	Buildings	Exempt	Total			
Tree Growth Year <b>0</b>			2011	31,440	58,800	0	90,240			
1ST MORTGAGE <b>0</b>			2012	31,440	58,800	0	90,240			
2ND MORTGAGE <b>0</b>			2013	31,440	58,800	0	90,240			
Zone/Land Use <b>1 New Sharon all</b>			2014	46,080	58,800	0	104,880			
Secondary Zone			2015	46,080	58,800	0	104,880			
Topography			2016	46,080	58,800	15,000	89,880			
1.Level 4.Below St 7.LevelBog			2017	46,080	58,800	20,000	84,880			
2.Rolling 5.Low 8.			2018	46,080	58,800	20,000	84,880			
3.Above St 6.Swampy 9.			2019	46,080	58,800	20,000	84,880			
Utilities			2020	46,080	58,800	25,000	79,880			
1.Public 4.Dr Well 7.Cesspool			2021	46,080	58,800	25,000	79,880			
2.Water 5.Dug Well 8.			2022	46,080	58,800	22,250	82,630			
3.Sewer 6.Septic 9.Non			2024	64,200	160,160	25,000	199,360			
Street										
1.Paved 4.Proposed										
2.Semi Imp 5.R/O/W										
3.Gravel 6. Non										
TG PLAN YEAR <b>0</b>										
Tif District # <b>0</b>										
Sale Data			<b>Land Data</b>							
Sale Date			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>	
Price					Frontage	Depth	Factor	Code		
Sale Type					11.Com-Site		%			1.Unimproved
1.Land 4.Mobile 7.C/I L&B					12.Ind-Site		%			2.Excess Frtg
2.L&B 5.Other 8.					13.Res-Site PR		%			3.Topography
3.Bundling 6.C/I Land 9.			14.Res-Site DR		%		4.Size/Shape			
Financing			15.Res-Site RMT		%		5.Access			
1.Convent 4.Seller 7.					%		6.Restriction			
2.FHA/VA 5.Private 8.					%		7.Open Space			
3.Assumed 6.Cash 9.Unknown					%		8.View/Environ			
Validity					%		9.Fract Share			
1.Valid 4.Split 7.Renovate			<b>Square Foot</b>	<b>Square Feet</b>				10.Acres		
2.Related 5.Partial 8.Other			16.Not Used			%	30.Rear Land >10			
3.Distress 6.Exempt 9.			17.Not Used			%	31.Tillable			
Verified			18.Not Used			%	32.Pasture			
1.Buyer 4.Agent 7.Family			19.Not Used			%	33.Orchard			
2.Seller 5.Pub Rec 8.Other			20.Residential-Si			%	34.Software F&O			
3.Lender 6.MLS 9.						%	35.Mixed Wood F&O			
			<b>Fract. Acre</b>	<b>Acres/Sites</b>				36.Hardwood F&O		
			21.Homesite (Frac	14	1.00	100 %	0	37.Software TG		
			22.Baslot (Fract	28	4.00	100 %	0	38.Mixed Wood TG		
			23.Misc (Fract)	54	22.60	100 %	0	39.Hardwood TG		
			<b>Acres</b>			%		40.Wasteland		
			24.Homesite			%		41.Open Space		
			25.Baslot			%		42.Mobile Home Si		
			26.Not Used			%		43.Condo Site		
			27.Not Used			%		44.Lot Improvemen		
			28.Rear Land <5	<b>Total Acreage</b>			<b>27.60</b>	45.Subdivision Lo		
			29.Rear Land 5-10					46.Golf Course		

**New Sharon**

Map Lot 20-14

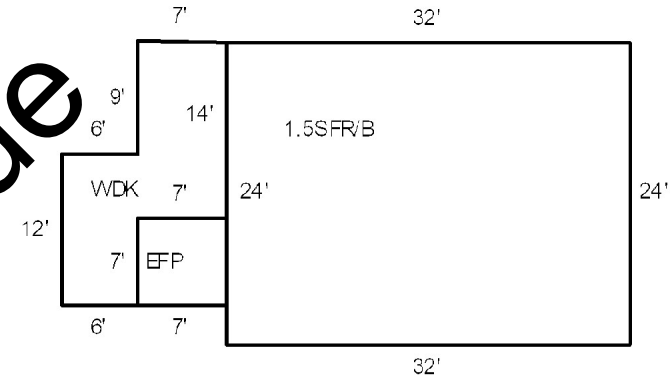
Account 256

Location 200 Beans Corner Road

Card 1 Of 1 10/16/2024

Building Style <b>4 Cape Cod</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>100% 5 Forced Warm Air</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>4 One &amp; 1/2 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>1 Wood Siding</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>0%</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>1 Asphalt Shingles</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>768</b>
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition <b>4 Average</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>5</b>	2.Fair 5.Avg+ 8.Exc
Solar Voltaic <b>0</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2000</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>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.	 <p><b>TRIO</b> Software 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>1 Interior Inspect</b>
Wet Basement <b>2 Damp Basement</b>		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Exterior 5.Estimate 8.
2.Damp 5. 8.	3.Inform 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.	

20-14-00



Date Inspected 2/26/2024

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	2020	160	4 100	3	0 %	100 %	
61 Canopy	2020	128	4 100	3	0 %	100 %	
24 Frame Shed	2010	43	3 100	2	0 %	100 %	
68 Wood Deck	0	170	0 0	0	0 %	100 %	
22 Encl Frame Porch	0	49	0 0	0	0 %	100 %	
66 Res. Greenhouse	0	1125	3 100	3	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	



Proposed Value