

Map Lot R04-001

Account 1384

Location 611 HUNTINGTON HILL ROAD

Card 1 Of 2 1/07/2026

MUSCHAMP CHERI L
611 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350

B3242P145 B9648P315 B12149P324

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record							
Neighborhood	94 Huntington Hill Road		Year	Land		Buildings	Exempt	Total		
			2012	69,500		78,140	10,000	137,640		
Tree Growth Year	0		2013	69,500		78,467	10,000	137,967		
X Coordinate	0		2014	69,500		78,281	10,000	137,781		
Y Coordinate	0		2015	69,500		77,465	10,000	136,965		
Zone/Land Use	11 Residential		2016	69,500		76,791	15,000	131,291		
Secondary Zone			2017	69,500		76,459	20,000	125,959		
Topography	2 Rolling		2018	69,500		75,786	19,200	126,086		
1.Level	4.Below St	7.ResProtect	2019	74,500		63,800	20,000	118,300		
2.Rolling	5.Low	8.	2020	74,500		63,800	25,000	113,300		
3.Above St	6.Swampy	9.	2021	74,500		63,800	25,000	113,300		
Utilities	5 Dug Well	6 Septic System	2022	74,500		63,800	24,750	113,550		
1.Public	4.Dr Well	7.Cesspool	2023	89,400		76,600	25,000	141,000		
2.Water	5.Dug Well	8.Lake/Pond	2024	89,400		76,600	25,000	141,000		
3.Sewer	6.Septic	9.None	2025	120,700		103,600	25,000	199,300		
Street	1 Paved		Land Data							
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes	
2.Semi Imp	5.R/O/W	8.			Frontage	Depth	Factor	Code		
3.Gravel	6.	9.None					%			
Open 1	0						%			
Open 2	0						%			
Sale Data			11.1-100					1.Unimproved		
Sale Date	12/30/1899		12.101-200					2.Excess Frtg		
Price			13.201+					3.Topography		
Sale Type			14.					4.Size/Shape		
1.Land	4.MFGUNIT	7.	15.					5.Access		
2.L & B	5.Other	8.	Square Foot		Square Feet			6.Restriction		
3.Building	6.	9.					%		7.Right of Way	
Financing							%		8.View/Environ	
1.Convent	4.Seller	7.					%		9.Fract Share	
2.FHA/VA	5.Private	8.					%		Acres	
3.Assumed	6.Cash	9.Unknown	16.Regular Lot					30.Frontage 1		
Validity			17.Secondary Lot					31.Frontage 2		
1.Valid	4.Split	7.Renovate	18.Excess Land					32.Tillable		
2.Related	5.Partial	8.Other	19.Condominium					33.Tillable		
3.Distress	6.Exempt	9.	20.Miscellaneous					34.Softwood F&O		
Verified			Fract. Acre		Acreage/Sites			35.Mixed Wood F&O		
1.Buyer	4.Agent	7.Family			21.Houselot (Frac	24	1.00	100 %	0	37.Softwood TG
2.Seller	5.Pub Rec	8.Other			22.Baselot(Fract)	26	5.00	100 %	0	38.Mixed Wood TG
3.Lender	6.MLS	9.			23.	27	10.00	100 %	0	39.Hardwood TG
					Acres	28	14.00	100 %	0	40.Wasteland
			24.Houselot	44	1.00	100 %	0	41.Gravel Pit		
			25.Baselot					42.Mobile Home Si		
			26.Rear 1					43.Camp Site		
			27.Rear 2					44.Lot Improvemen		
			28.Rear 3					45.Access Right		
			29.Rear 4							
				Total Acreage		30.00				

Litchfield

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Card 1

Of 2

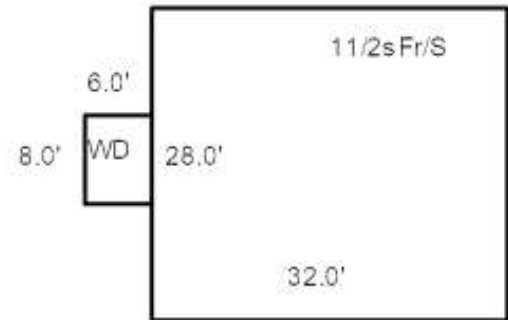
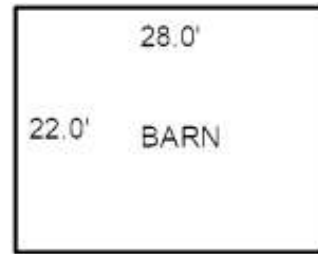
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 12 Monitor-Fuel Oil	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 4 One & 1/2 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 11 T1-11 Siding	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 43%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 2 Fair 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 896
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1988	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/17/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck/s	1989	48	9 100	9	0 %	0 %		1.One Story Fram
81 Barn	1989	640	2 100	3	0 %	100 %		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



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Card 2 Of 2

1/07/2026

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LITCHFIELD ME 04350

Property Data Neighborhood 94 Huntington Hill Road Tree Growth Year 0 X Coordinate 0 Y Coordinate 0 Zone/Land Use 11 Residential Secondary Zone Topography 2 Rolling 1.Level 4.Below St 7.ResProtect 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9. Utilities 5 Dug Well 6 Septic System 1.Public 4.Dr Well 7.Cesspool 2.Water 5.Dug Well 8.Lake/Pond 3.Sewer 6.Septic 9.None Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.R/O/W 8. 3.Gravel 6. 9.None Open 1 0 Open 2 0 Sale Data Sale Date 12/30/1899 Price Sale Type 1.Land 4.MFGUNIT 7. 2.L & B 5.Other 8. 3.Building 6. 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 <table><tr><th>Year</th><th>Land</th><th>Buildings</th><th>Exempt</th><th>Total</th></tr><tr><td>2019</td><td>0</td><td>10,200</td><td>0</td><td>10,200</td></tr><tr><td>2020</td><td>0</td><td>10,200</td><td>0</td><td>10,200</td></tr><tr><td>2021</td><td>0</td><td>10,200</td><td>0</td><td>10,200</td></tr><tr><td>2022</td><td>0</td><td>10,200</td><td>0</td><td>10,200</td></tr><tr><td>2023</td><td>0</td><td>12,200</td><td>0</td><td>12,200</td></tr><tr><td>2024</td><td>0</td><td>12,200</td><td>0</td><td>12,200</td></tr><tr><td>2025</td><td>0</td><td>16,500</td><td>0</td><td>16,500</td></tr></table>					Year	Land	Buildings	Exempt	Total	2019	0	10,200	0	10,200	2020	0	10,200	0	10,200	2021	0	10,200	0	10,200	2022	0	10,200	0	10,200	2023	0	12,200	0	12,200	2024	0	12,200	0	12,200	2025	0	16,500	0	16,500																																																																																																																																					
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Date Inspected 12/07/2011								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
998 14 MFG UNIT	1990	14x52	3 100	3	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	

Map Lot R04-001A

Account 2701

Location RIDLEY ROAD

Card 1 Of 1 1/07/2026

PICARD RITA M
156 BUKER ROAD
LITCHFIELD ME 04350

B9648P316

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record																																																																																																																																																																																																																							
Neighborhood 179 Ridley Lane			Year	Land		Buildings		Exempt	Total																																																																																																																																																																																																																	
			2012	52,832		0		0	52,832																																																																																																																																																																																																																	
Tree Growth Year 0			2013	52,832		0		0	52,832																																																																																																																																																																																																																	
X Coordinate 0			2014	52,832		0		0	52,832																																																																																																																																																																																																																	
Y Coordinate 0			2015	52,832		0		0	52,832																																																																																																																																																																																																																	
Zone/Land Use 11 Residential			2016	52,832		0		0	52,832																																																																																																																																																																																																																	
Secondary Zone			2017	52,832		0		0	52,832																																																																																																																																																																																																																	
			2018	52,832		0		0	52,832																																																																																																																																																																																																																	
Topography 2 Rolling			2019	46,700		0		0	46,700																																																																																																																																																																																																																	
			2020	46,700		0		0	46,700																																																																																																																																																																																																																	
1.Level 4.Below St 7.ResProtect			2021	46,700		0		0	46,700																																																																																																																																																																																																																	
2.Rolling 5.Low 8.			2022	46,700		0		0	46,700																																																																																																																																																																																																																	
3.Above St 6.Swampy 9.			2023	56,100		0		0	56,100																																																																																																																																																																																																																	
Utilities			2024	56,100		0		0	56,100																																																																																																																																																																																																																	
1.Public 4.Dr Well 7.Cesspool			2025	75,700		0		0	75,700																																																																																																																																																																																																																	
2.Water 5.Dug Well 8.Lake/Pond																																																																																																																																																																																																																										
3.Sewer 6.Septic 9.None																																																																																																																																																																																																																										
Street 5 Right-Of-Way																																																																																																																																																																																																																										
1.Paved 4.Proposed 7.			Land Data <table><tr><td rowspan="5">Front Foot</td><td rowspan="5">Type</td><td colspan="2">Effective</td><td colspan="2">Influence</td><td rowspan="5">Influence Codes</td></tr><tr><td>Frontage</td><td>Depth</td><td>Factor</td><td>Code</td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td></td><td></td><td>%</td><td></td></tr><tr><td>2.Semi Imp 5.R/O/W 8.</td><td colspan="2"></td><td rowspan="5">Square Foot</td><td colspan="2">Square Feet</td><td></td><td></td><td rowspan="5">Acres</td></tr><tr><td>3.Gravel 6.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>Open 1 0</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>Open 2 0</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td colspan="2">Sale Data</td><td></td><td></td><td></td><td>%</td><td></td></tr><tr><td>Sale Date 12/30/1899</td><td colspan="2"></td><td rowspan="5">Square Foot</td><td colspan="2">Square Feet</td><td></td><td></td><td rowspan="5">Acres</td></tr><tr><td>Price</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>Sale Type</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>1.Land 4.MFGUNIT 7.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>2.L & B 5.Other 8.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>3.Building 6.</td><td colspan="2"></td><td rowspan="5">Fract. Acre</td><td colspan="2">Acreege/Sites</td><td></td><td></td><td rowspan="5">Acres</td></tr><tr><td>Financing</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>1.Convent 4.Seller 7.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>2.FHA/VA 5.Private 8.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>3.Assumed 6.Cash 9.Unknown</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td colspan="3">Validity</td><td rowspan="5">Acres</td><td colspan="2">Acreege/Sites</td><td></td><td></td><td rowspan="5">Acres</td></tr><tr><td>1.Valid 4.Split 7.Renovate</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>2.Related 5.Partial 8.Other</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>3.Distress 6.Exempt 9.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>Verified</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>1.Buyer 4.Agent 7.Family</td><td colspan="2"></td><td rowspan="5">Total Acreage 30.00</td><td colspan="2"></td><td></td><td></td><td rowspan="5">Acres</td></tr><tr><td>2.Seller 5.Pub Rec 8.Other</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td>3.Lender 6.MLS 9.</td><td colspan="2"></td><td></td><td></td><td>%</td><td></td></tr><tr><td colspan="3"></td><td></td><td></td><td>%</td><td></td></tr><tr><td colspan="3"></td><td></td><td></td><td>%</td><td></td></tr></table>								Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code			%				%				%		2.Semi Imp 5.R/O/W 8.			Square Foot	Square Feet				Acres	3.Gravel 6.					%		Open 1 0					%		Open 2 0					%		Sale Data					%		Sale Date 12/30/1899			Square Foot	Square Feet				Acres	Price					%		Sale Type					%		1.Land 4.MFGUNIT 7.					%		2.L & B 5.Other 8.					%		3.Building 6.			Fract. Acre	Acreege/Sites				Acres	Financing					%		1.Convent 4.Seller 7.					%		2.FHA/VA 5.Private 8.					%		3.Assumed 6.Cash 9.Unknown					%		Validity			Acres	Acreege/Sites				Acres	1.Valid 4.Split 7.Renovate					%		2.Related 5.Partial 8.Other					%		3.Distress 6.Exempt 9.					%		Verified					%		1.Buyer 4.Agent 7.Family			Total Acreage 30.00					Acres	2.Seller 5.Pub Rec 8.Other					%		3.Lender 6.MLS 9.					%							%							%	
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Litchfield

Map Lot R04-001A

Account 2701

Location RIDLEY ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-002

Account 1780

Location 575 HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

GAUTHIER JOEY R
575 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350

B14375P306

Previous Owner
VACHON, JULES
P.O. BOX 523

AUBURN ME 04212 0523
Sale Date: 09/02/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record				
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total
			2012	44,375	133,880	0	178,255
Tree Growth Year 0			2013	44,375	133,583	0	177,958
X Coordinate							

Litchfield

Map Lot R04-002

Account 1780

Location 575 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 4 Cape			SF Bsmt Living 784				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 3 100				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fl/Wall	Attic 4 Full Finished			
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fl/Stair 8.			
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo:	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 784			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%			
Year Built 1990			# Half Baths 0			Funct. % Good 100%			
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None			
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm			
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None			
3.Br/Stone	6.Piers	9.				Econ. % Good 100%			
Basement 4 Full Basement						Economic Code 9 None			
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None			
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate			
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami			
Bsmt Gar # Cars 0						Entrance Code 5 Estimated			
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.			
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.			
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code 5 Estimate						
Date Inspected 09/26/2018						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
68 Wood Deck/s	0	284	0 0	0	0	%0	%	3.Three Story Fr	
22 Encl Frame	0	95	0 0	0	0	%0	%	4.1 & 1/2 Story	
23 Frame Garage	0	739	0 0	0	0	%0	%	5.1 & 3/4 Story	
24 Frame Shed	0					%	%	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	

FAIR JR., THOMAS W (TRUSTEE) KENNETH E. FAIR TRUST 559 HUNTINGTON HILL ROAD LITCHFIELD ME 04350 B1704P134 B12286P299			Property Data			Assessment Record					
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2012	87,041	140,063	10,000	217,104	
			X Coordinate 0			2013	87,041	139,237	10,000	216,278	
			Y Coordinate 0			2014	87,041	137,185	0	224,226	
			Zone/Land Use 11 Residential			2015	87,041	136,360	0	223,401	
			Secondary Zone			2016	87,041	130,326	0	217,367	
						2017	42,500	129,983	0	172,483	
			Topography 2 Rolling			2018	42,500	127,814	0	170,314	
						1.Level 4.Below St 7.ResProtect	2019	48,000	115,300	0	163,300
2.Rolling 5.Low 8.	2020	48,000				115,300	0	163,300			
3.Above St 6.Swampy 9.	2021	48,000				115,300	0	163,300			
Utilities 4 Drilled Well 6 Septic System	2022	48,000				115,300	0	163,300			
1.Public 4.Dr Well 7.Cesspool	2023	57,600				138,300	0	195,900			
2.Water 5.Dug Well 8.Lake/Pond		2024	57,600	138,300	0	195,900					
3.Sewer 6.Septic 9.None		2025	77,800	187,200	0	265,000					
Land Data											
Front Foot		Type	Effective		Influence		Influence Codes				
			Frontage	Depth	Factor	Code					
	11.1-100				%	1.Unimproved					
	12.101-200				%	2.Excess Frtg					
	13.201+				%	3.Topography					
	14.				%	4.Size/Shape					
	15.				%	5.Access					
					%	6.Restriction					
Square Foot	Square Feet										
			%			8.View/Environ					
			%			9.Fract Share					
			%			Acres					
			%		30.Frontage 1						
			%			31.Frontage 2					
			%			32.Tillable					
			%			33.Tillable					
			%			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.Gravel Pit					
		%			42.Mobile Home Si						
Total Acreage 2.00						43.Camp Site					
						44.Lot Improvemen					
						45.Access Right					
						46.Golf Course					
Inspection Witnessed By:			Sale Data								
			Sale Date 12/30/1899								
			Price								
			Sale Type								
			1.Land 4.MFGUNIT 7.								
2.L & B 5.Other 8.											
3.Building 6.											
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.											
Notes: '17 30 acres to new lot 3C. 2 ACRES & HSE STAYS LOT 3 REMAINDER TO NEW LOT D. '16 Barn removed. '14 per Info remove homestead exemption (Deceased).											
Litchfield											

Litchfield

Map Lot R04-003

Account 570

Location 525 HUNTINGTON HILL ROAD

Card 1

Of 1

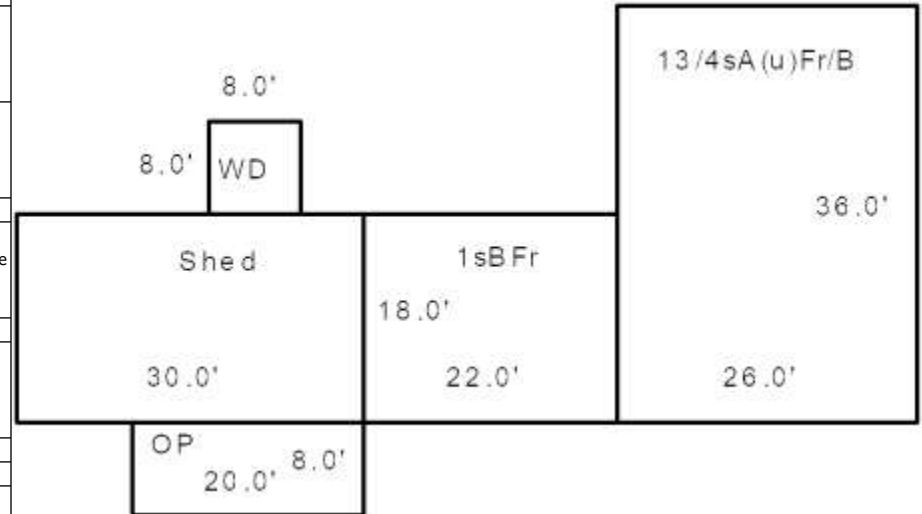
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fl/Wall	Attic 5 Floor & Stairs
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fl/Stair 8.
Stories 5 One & 3/4 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 Wood Shingle	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 3 Sheet Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 936
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1958	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1990	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Brick &/or Stone	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 2 Relative
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/25/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
38 1 Story Bsmt	0	396	0 0	0	0	% 0	%	1.One Story Fram
24 Frame Shed	0	540	2 100	3	0	% 100	%	2.Two Story Fram
21 Open Frame	0	160	2 100	3	0	% 100	%	3.Three Story Fr
68 Wood Deck/s	1990	64	3 100	4	0	% 100	%	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



Map Lot R04-003A

Account 572

Location 559 HUNTINGTON HILL ROAD

Card 1 Of 1 1/07/2026

FAIR, THOMAS W JR
559 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350

B4773P191

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record					
Neighborhood 94 Huntington Hill Road Tree Growth Year 0 X Coordinate 0 Y Coordinate 0 Zone/Land Use 11 Residential Secondary Zone Topography 2 Rolling 1.Level 4.Below St 7.ResProtect 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9. Utilities 4 Drilled Well 6 Septic System 1.Public 4.Dr Well 7.Cesspool 2.Water 5.Dug Well 8.Lake/Pond 3.Sewer 6.Septic 9.None Street 1 Paved 1.Paved 4.Proposed 7. 2.Semi Imp 5.R/O/W 8. 3.Gravel 6. 9.None Open 1 0 Open 2 0 Sale Data Sale Date 12/30/1899 Price Sale Type 1.Land 4.MFGUNIT 7. 2.L & B 5.Other 8. 3.Building 6. 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.			Year	Land	Buildings	Exempt	Total	
			2012	44,400	115,211	10,000	149,611	
			2013	44,400	113,807	10,000	148,207	
			2014	44,400	113,788	10,000	148,188	
			2015	44,400	112,388	10,000	146,788	
2016	44,400	111,179	15,000	140,579				
	2017	44,400	110,966	20,000	135,366			
2018	44,400	109,755	19,200	134,955				
2019	50,300	159,200	20,000	189,500				
2020	50,300	159,200	25,000	184,500				
2021	50,300	159,200	25,000	184,500				
2022	50,300	159,200	24,750	184,750				
2023	60,300	191,000	25,000	226,300				
2024	60,300	191,000	25,000	226,300				
2025	81,500	258,300	25,000	314,800				
			Land Data					
Front Foot		Type	Effective		Influence		Influence Codes	
			Frontage	Depth	Factor	Code		
					%			
					%			
					%			
Square Foot			Square Feet				Acres	
					%			
					%			
					%			
					%			
Fract. Acre			Acreage/Sites					
			24	1.00	100	%		0
			26	1.76	100	%		0
			44	1.00	100	%		0
					%			
Acres								
					%			
					%			
					%			
					%			
			Total Acreage 2.76					

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Right of Way
- 8.View/Environ
- 9.Fract Share
- 30.Frontage 1
- 31.Frontage 2
- 32.Tillable
- 33.Tillable
- 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.Gravel Pit
- 42.Mobile Home Si
- 43.Camp Site
- 44.Lot Improvemen
- 45.Access Right
- 46.Golf Course

Litchfield

Map Lot R04-003A

Account 572

Location 559 HUNTINGTON HILL ROAD

Card 1

Of 1

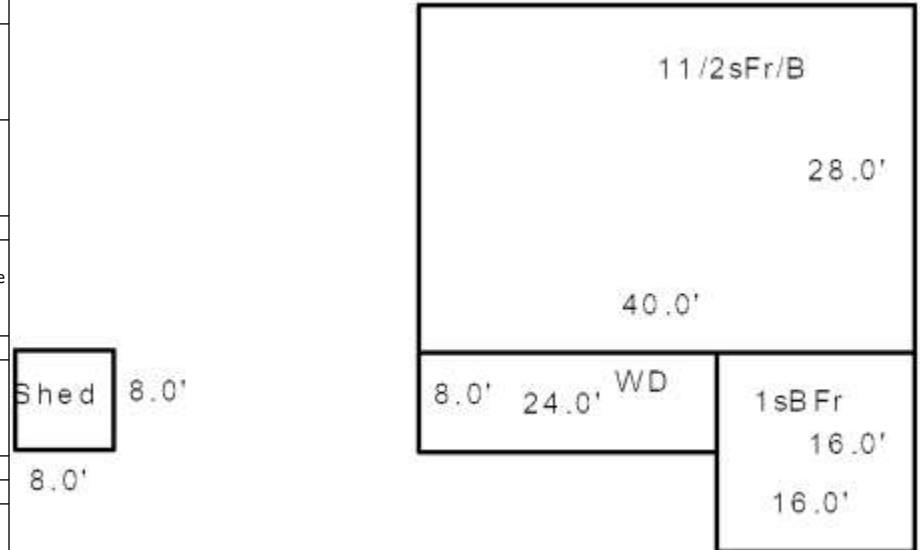
01/07/2026

Building Style 4 Cape	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 4 One & 1/2 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 Wood Shingle	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1120
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1997	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 1		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/25/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
38 1 Story Bsmt	0	256	0 0	0	0	% 0	%	1.One Story Fram
68 Wood Deck/s	0	192	0 0	0	0	% 0	%	2.Two Story Fram
24 Frame Shed	0					%	% 300	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



TIBBETTS, CLYDE TIBBETTS ELIZABETH 551 HUNTINGTON HILL ROAD LITCHFIELD ME 04350			Property Data			Assessment Record					
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2012	44,400	132,018	10,000	166,418	
			X Coordinate 0			2013	44,400	130,792	10,000	165,192	
			Y Coordinate 0			2014	44,400	130,494	10,000	164,894	
B6864P274			Zone/Land Use 11 Residential			2015	44,400	129,032	10,000	163,432	
			Secondary Zone			2016	44,400	128,968	15,000	158,368	
						2017	44,400	127,506	20,000	151,906	
			Topography 2 Rolling			2018	44,400	127,208	19,200	152,408	
						1.Level 4.Below St 7.ResProtect	2019	50,300	193,700	20,000	224,000
2.Rolling 5.Low 8.	2020	50,300				193,700	25,000	219,000			
3.Above St 6.Swampy 9.	2021	50,300				193,700	25,000	219,000			
Utilities 4 Drilled Well 6 Septic System	2022	50,300				193,700	24,750	219,250			
1.Public 4.Dr Well 7.Cesspool	2023	60,300				232,500	25,000	267,800			
			2.Water 5.Dug Well 8.Lake/Pond	2024	60,300	232,500	25,000	267,800			
			3.Sewer 6.Septic 9.None	2025	81,500	314,500	25,000	371,000			
			Land Data								
			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
11.1-100					%	1.Unimproved					
12.101-200					%	2.Excess Frtg					
13.201+					%	3.Topography					
14.					%	4.Size/Shape					
15.					%	5.Access					
					%	6.Restriction					
Square Foot	Square Feet				Acres						
			%			8.View/Environ					
			%			9.Fract Share					
			%			30.Frontage 1					
			%			31.Frontage 2					
			%			32.Tillable					
			%			33.Tillable					
			%			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.Gravel Pit					
			%			42.Mobile Home Si					
Total Acreage 2.76						43.Camp Site					
						44.Lot Improvemen					
						45.Access Right					
						46.Golf Course					

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

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.

Litchfield

Litchfield

Map Lot R04-003B

Account 1736

Location 551 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 2 Ranch			SF Bsmt Living 168				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 3 100				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None			
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.			
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1456			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 6			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 3			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 2			Phys. % Good 0%			
Year Built 1995			# Half Baths 0			Funct. % Good 100%			
Year Remodeled 0			# Addn Fixtures 1			Functional Code 9 None			
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.					2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.					3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.					Econ. % Good 100%		
Basement 4 Full Basement							Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.					0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.					1.Location 4.Generate		
3.3/4 Bmt	6.	9.None					2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0							Entrance Code 5 Estimated		
Wet Basement 1 Dry Basement							1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.					2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code 5 Estimate						
Date Inspected 09/27/2018						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
1 One Story Frame	2011	168	0 0	4	0	% 100 %		3.Three Story Fr	
68 Wood Deck/s	2017	144	0 0	4	0	% 100 %		4.1 & 1/2 Story	
68 Wood Deck/s	2017	72	0 0	4	0	% 100 %		5.1 & 3/4 Story	
10 Finished 3/4	2002	1040	2 100	4	0	% 100 %		6.2 & 1/2 Story	
23 Frame Garage	2002	1040	2 100	4	0	% 100 %		21.Open Frame Por	
61 Canopy/s	2014	312	1 100	4	0	% 75 %		22.Encl Frame Por	
68 Wood Deck/s	0	336	3 100	4	0	% 100 %		23.Frame Garage	
						%		24.Frame Shed	
						%		25.Frame Bay Wind	
						%		26.1Sfr Overhang	
						%		27.Unfin Basement	
						%		28.Unfinished Att	
						%		29.Finished Attic	

Litchfield

Map Lot R04-003-C

Account 2893

Location HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4. 7.	
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5. 8.	
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6. 9.	
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin 7.	
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair 8.	
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6. 9.None	
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal 7.	
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial 8.	
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6. 9.None	
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade 7.AAA Grade	
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade 8.M&S	
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade 9.Same	
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V.G	
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc	
OPEN-3-			# Bedrooms			3.Avg-	6.Good 9.Same	
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap 7.No Power	
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt 8.LongTerm	
2.C.Block	5.Slab	8.				3.Damage	6.Common 9.None	
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power 9.None	
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant 7.	
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate 8.	
2.Damp	5.	8.	3.Informed	6.Existing R 9.				
3.Wet	6.	9.	Information Code					
Date Inspected			1.Owner	4.Agent	7.Vacant			
			2.Relative	5.Estimate	8.			
			3.Tenant	6.Other	9.			
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	

Litchfield

Map Lot R04-003-D

Account 2894

Location HUNTINGTON HILL ROAD

Card 1

Of 1

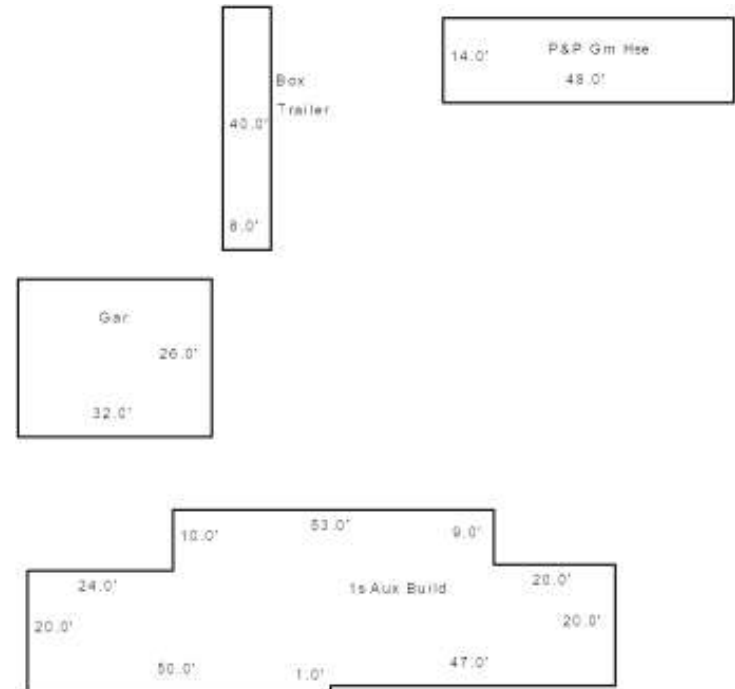
01/07/2026

Building Style			SF Bsmt Living			Layout					
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.			
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.			
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.			
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic					
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.			
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.			
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None			
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation					
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.			
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %					
1.Wd Clapbo	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor					
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S			
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)					
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition					
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same			
OPEN-4-			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Addn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power			
1.Concrete	4.Wood	7.							2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.							3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.							Econ. % Good		
Basement									Economic Code		
1.1/4 Bmt	4.Full Bmt	7.							0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.							1.Location	4.Generate	
3.3/4 Bmt	6.	9.None							2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars									Entrance Code 1 Interior Inspect		
Wet Basement									1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.							2.Refusal	5.Estimate	8.
2.Damp	5.	8.							3.Informed	6.Existing R	9.
3.Wet	6.	9.							Information Code 2 Relative		
									1.Owner	4.Agent	7.Vacant
									2.Relative	5.Estimate	8.
									3.Tenant	6.Other	9.

Date Inspected 09/25/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
78 1SFRAuxBldg	1955	2443	2 100	3	0 %	100 %		1.One Story Fram
99 Poly&Pipe	1998	672	1 100	2	0 %	50 %		2.Two Story Fram
24 Frame Shed	0				%	%	1,500	3.Three Story Fr
23 Frame Garage	1985	832	3 100	3	0 %	75 %		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



Map Lot R04-004

Account 1514

Location 495 HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

PEAK PARTNERS, LLC
42 EASY STREET
LITCHFIELD ME 04350

B6343P180 B12800P134

Previous Owner
ROF & RDF REALTY TRUST
% FOSTER, RICHARD/RONALD TRUSTEES
495 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350
Sale Date: 12/08/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record				
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total
			2012	92,339	0	0	92,339
Tree Growth Year 0			2013	92,339	0	0	92,339
X Coordinate							

Litchfield

Map Lot R04-004

Account 1514

Location 495 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded 4.Cape 8.Log			Fin Bsmt Grade			1.Typical 4. 7.		
1.Conv 5.Garrison 9.Other			OPEN-5-CUSTOMIZE			2.Inadeq 5. 8.		
2.Ranch 6.Split 10.Tri-Level			Heat Type 100%			3. 6. 9.		
3.R Ranch 7.Contemp 11.Earth One			0.Uncoded 4.Steam 8.Fi/Wall			Attic		
Dwelling Units			1.HWBB 5.FWA 9.No Heat			1.1/4 Fin 4.Full Fin 7.		
Other Units			2.HWCI 6.GravWA 10.Radiant Ho			2.1/2 Fin 5.Fi/Stair 8.		
Stories			3.H Pump 7.Electric 11.Radiant			3.3/4 Fin 6. 9.None		
1.1 4.1.5 7.1.25			Cool Type 0%			Insulation		
2.2 5.1.75 8.3.5			1.Refrig 4.W&C Air 7.RadHW			1.Full 4.Minimal 7.		
3.3 6.2.5 9.4			2.Evapor 5.Monitor-oi 8.			2.Heavy 5.Partial 8.		
Exterior Walls			3.H Pump 6.Monitor-Ga 9.None			3.Capped 6. 9.None		
0.Uncoded 4.Asbestos 8.Concrete			Kitchen Style			Unfinished %		
1.Wd Clapbo. 5.Stucco 9.Other			1.Modern 4.Obsolete 7.			Grade & Factor		
2.Vinyl 6.Brick 10.Wd shingl			2.Typical 5. 8.			1.E Grade 4.B Grade 7.AAA Grade		
3.Compos 7.Stone 11.T1-11			3.Old Type 6. 9.None			2.D Grade 5.A Grade 8.M&S		
Roof Surface			Bath(s) Style			3.C Grade 6.AA Grade 9.Same		
1.Asphalt 4.Composit 7.Rolled Roo			1.Modern 4.Obsolete 7.			SQFT (Footprint)		
2.Slate 5.Wood 8.			2.Typical 5. 8.			Condition		
3.Metal 6.Other 9.			3.Old Type 6. 9.None			1.Poor 4.Avg 7.V.G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
OPEN-3-			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.Delap 7.No Power		
1.Concrete 4.Wood 7.						2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block 5.Slab 8.						3.Damage 6.Common 9.None		
3.Br/Stone 6.Piers 9.						Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt 4.Full Bmt 7.						0.None 3.No Power 9.None		
2.1/2 Bmt 5.Crawl Spac 8.						1.Location 4.Generate		
3.3/4 Bmt 6. 9.None						2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry 4.Dirt Flr 7.						2.Refusal 5.Estimate 8.		
2.Damp 5. 8.						3.Informed 6.Existing R 9.		
3.Wet 6. 9.						Information Code		
						1.Owner 4.Agent 7.Vacant		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
71 Garage	2018	240	3 100	4	0 %	75 %		1.One Story Fram
1 One Story Frame	1995	256	1 100	4	0 %	75 %		2.Two Story Fram
21 Open Frame	1995	96	2 100	4	0 %	75 %		3.Three Story Fr
89 Plumbing	1995	4	2 100	4	0 %	75 %		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

Map Lot R04-004A

Account 1443

Location 481 HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

PEAK PARTNERS, LLC
42 EASY STREET
LITCHFIELD ME 04350

B6343P174 B12800P134

Previous Owner
ROF & RDF REALTY TRUST
FOSTER RICHARD/RONALD TRUSTEES
% RICHARD/RONALD FOSTER TRUSTEES
LITCHFIELD ME 04350
Sale Date: 12/08/2017

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

4/27/21 Add new OP. Del old WD.

9/29/11-PERMIT #11-081, DEMO FARMHOUSE STRUCTURE

Litchfield

Property Data			Assessment Record				
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total
			2012	40,250	82,809	0	123,059
Tree Growth Year 0			2013	40,250	82,583	0	122,833
X Coordinate							

Litchfield

Map Lot R04-004A

Account 1443

Location 481 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded			4.Cape			8.Log		
1.Conv			5.Garrison			9.Other		
2.Ranch			6.Split			10.Tri-Level		
3.R Ranch			7.Contemp			11.Earth One		
Dwelling Units			2.HWBB			1.HWB		
Other Units			2.HWCI			6.GravWA		
Stories			3.H Pump			7.Electric		
1.1			4.1.5			7.1.25		
2.2			5.1.75			8.3.5		
3.3			6.2.5			9.4		
Exterior Walls			3.H Pump			6.Monitor-Ga		
0.Uncoded			4.Asbestos			8.Concrete		
1.Wd Clapbo			5.Stucco			9.Other		
2.Vinyl			6.Brick			10.Wd shingl		
3.Compos			7.Stone			11.T1-11		
Roof Surface			Bath(s) Style			1.Modern		
1.Asphalt			4.Composit			7.Rolled Roo		
2.Slate			5.Wood			8.		
3.Metal			6.Other			9.		
SF Masonry Trim			# Rooms			2.Fair		
OPEN-3-			# Bedrooms			3.Avg-		
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp		
1.Concrete			4.Wood			7.		
2.C.Block			5.Slab			8.		
3.Br/Stone			6.Piers			9.		
Basement			1.1/4 Bmt			4.Full Bmt		
1.1/4 Bmt			4.Full Bmt			7.		
2.1/2 Bmt			5.Crawl Spac			8.		
3.3/4 Bmt			6.			9.None		
Bsmt Gar # Cars			Entrance Code			5 Estimated		
Wet Basement			1.Interior			4.Vacant		
1.Dry			4.Dirt Flr			7.		
2.Damp			5.			8.		
3.Wet			6.			9.		
Date Inspected			10/17/2011			Information Code		
						5 Estimate		
						1.Owner		
						4.Agent		
						7.Vacant		
						2.Relative		
						5.Estimate		
						8.		
						3.Tenant		
						6.Other		
						9.		
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
58 Enc Mas	1975	2940	2 100	3	0	% 75	%	1.One Story Fram
23 Frame Garage	1975	1820	1 100	3	0	% 75	%	2.Two Story Fram
23 Frame Garage	1975	2520	3 100	3	0	% 75	%	3.Three Story Fr
61 Canopy/s	1975					% 200		4.1 & 1/2 Story
23 Frame Garage	1975	1008	3 100	3	0	% 75	%	5.1 & 3/4 Story
23 Frame Garage	1975	1400	3 100	3	0	% 75	%	6.2 & 1/2 Story
224 Low Cost 'D'	1975	2940	3 100	3	0	% 75	%	21.Open Frame Por
88 Interior Finish	2018	440	1 100	3	0	% 75	%	22.Encl Frame Por
21 Open Frame	2020	823	3 100	4	0	% 75	%	23.Frame Garage
						%		24.Frame Shed
						%		25.Frame Bay Wind
						%		26.1SFr Overhang
						%		27.Unfin Basement
						%		28.Unfinished Att
						%		29.Finished Attic

1/07/2026

Previous Owner
POLLEY, JOHN W DEV. OF:
c/o SANDRA ANAIR
PO BOX 110
BELGRADE ME 04917
Sale Date: 08/07/2006

Date _____

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record							
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings		Exempt	Total		
			2012	53,270	91,659		10,000	134,929		
Tree Growth Year 0			2013	53,270	90,791	10,000	134,061			
X Coordinate	0									
Y Coordinate 0			2014	53,270	90,601		10,000	133,871		
Zone/Land Use 11 Residential			2015	53,270	90,312		10,000	133,582		
			2016	53,270	89,556		15,000	127,826		
Secondary Zone				2017	53,270	89,242		20,000	122,512	
Topography 2 Rolling			2018	53,270	89,071		19,200	123,141		
			2019	60,800	98,500		20,000	139,300		
1.Level	4.Below St	7.ResProtect		2020	60,800	98,500		25,000	134,300	
2.Rolling	5.Low	8.	60,800		98,500		25,000	134,300		
3.Above St	6.Swampy	9.	2021	60,800	98,500		25,000	134,300		
Utilities 4 Drilled Well 6 Septic System	2022	60,800		98,500		0	159,300			
1.Public		4.Dr Well	7.Cesspool	2023	72,900	118,100		25,000	166,000	
2.Water	5.Dug Well	8.Lake/Pond	72,900		118,100		25,000	166,000		
3.Sewer	6.Septic	9.None	2024	72,900	118,100		25,000	166,000		
Street 1 Paved	2025	98,400		159,600		25,000	233,000			
1.Paved		4.Proposed	7.	Land Data						
2.Semi Imp	5.R/O/W	8.	Front Foot <th rowspan="8">Type<th colspan="2">Effective</th><th colspan="2">Influence</th><th rowspan="8">Influence Codes</th></th>	Type <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="8">Influence Codes</th>	Effective		Influence		Influence Codes	
3.Gravel	6.	9.None			Frontage	Depth	Factor	Code		
Open 1	0				11.1-100			%		1.Unimproved
	Open 2	0			12.101-200			%		2.Excess Frtg
Sale Data					13.201+			%		3.Topography
					14.			%		4.Size/Shape
Sale Date	09/21/2021				15.			%		5.Access
Price	235,000							%		6.Restriction
Sale Type	2 Land & Buildings					%	7.Right of Way			
1.Land	4.MFGUNIT	7.	Square Foot	Square Feet				8.View/Environ		
2.L & B	5.Other	8.				%	9.Fract Share			
3.Building	6.	9.				%	Acres			
Financing	9 Unknown					%	30.Frontage 1			
	1.Convent	4.Seller		7.			%	31.Frontage 2		
2.FHA/VA	5.Private	8.				%	32.Tillable			
3.Assumed	6.Cash	9.Unknown				%	33.Tillable			
Validity	1 Arms Length Sale						%	34.Softwood F&O		
1.Valid	4.Split	7.Renovate	Fract. Acre	Acreage/Sites				35.Mixed Wood F&O		
2.Related	5.Partial	8.Other		24	1.00	100	%	0	36.Hardwood F&O	
3.Distress	6.Exempt	9.		26	5.00	100	%	0	37.Softwood TG	
Verified	5 Public Record			27	1.00	100	%	0	38.Mixed Wood TG	
	1.Buyer	4.Agent	7.Family	44	1.00	100	%	0	39.Hardwood TG	
2.Seller	5.Pub Rec	8.Other	Acres				%		40.Wasteland	
3.Lender	6.MLS	9.					%		41.Gravel Pit	
							%		42.Mobile Home Si	
							%		43.Camp Site	
			Total Acreage 7.00						44.Lot Improvemen	
									45.Access Right	

Litchfield

Map Lot R04-005

Account 1395

Location 471 HUNTINGTON HILL ROAD

Card 1

Of 1

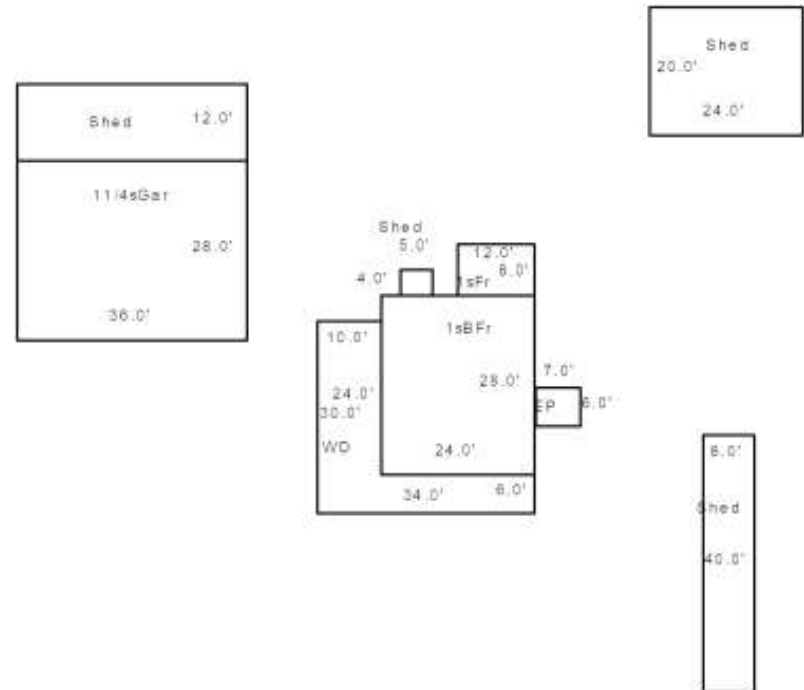
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 5 Forced Warm Air	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 1 One Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 2 Fair 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 3 Sheet Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 672
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 6 Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1984	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 3 3/4 Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/25/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	96	0 0	0	0	%0	%	1.One Story Fram
22 Encl Frame	0	42	0 0	0	0	%0	%	2.Two Story Fram
68 Wood Deck/s	0	444	0 0	0	0	%0	%	3.Three Story Fr
24 Frame Shed	0	20	0 0	0	0	%0	%	4.1 & 1/2 Story
72 1 1/4s Garage	2007	1008	3 100	4	0	%90	%	5.1 & 3/4 Story
24 Frame Shed	2010	432	2 100	3	0	%75	%	6.2 & 1/2 Story
24 Frame Shed	2000	480	2 100	4	0	%75	%	21.Open Frame Por
24 Frame Shed	0					%	%600	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



Map Lot R04-006

Account 1521

Location 463 HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

ROLSTON, ROBERT & SHEILA TRUSTEES
SHEILA & ROBERT ROLSTON TRUST
463 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350

B15129P333

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record						
Neighborhood 94 Huntington Hill Road			Year	Land		Buildings		Exempt	Total
			2012	42,000		119,341		10,000	151,341
Tree Growth Year 0			2013	42,000		119,341		10,000	151,341
X Coordinate									

Litchfield

Map Lot R04-006

Account 1521

Location 463 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 2 Ranch			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None		
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1480		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 5 Above Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1970			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 1990			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 5 Estimated		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code 5 Estimate					
			1.Owner 4.Agent 7.Vacant					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 09/25/2018								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.One Story Fram
22 Encl Frame	0	281	0 0	0	0	%0	%	2.Two Story Fram
23 Frame Garage	0	1408	0 0	5	0	%90	%	3.Three Story Fr
21 Open Frame	2010	256	2 100	4	0	%100	%	4.1 & 1/2 Story
24 Frame Shed	0					%	%	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

RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222			Property Data			Assessment Record																			
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total															
			Tree Growth Year 0			2012	65,288	0	0	65,288															
			X Coordinate 0			2013	65,288	0	0	65,288															
			Y Coordinate 0			2014	63,988	0	0	63,988															
B14686P45 Previous Owner SKELTON, LOUISA G C/o 3 SANDY ROAD			Zone/Land Use 11 Residential			2015	63,988	0	0	63,988															
			Secondary Zone			2016	63,988	0	0	63,988															
						2017	63,988	0	0	63,988															
			Topography 2 Rolling			2018	63,988	0	0	63,988															
			1.Level 4.Below St 7.ResProtect 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9.			2019	61,700	0	0	61,700															
BRUNSWICK ME 04011 Sale Date: 01/24/2023 Previous Owner SKELTON, LLOYD R 13 WARREN CIRCLE			Utilities 9 None 9 None			2020	61,700	0	0	61,700															
			1.Public 4.Dr Well 7.Cesspool 2.Water 5.Dug Well 8.Lake/Pond 3.Sewer 6.Septic 9.None			2021	61,700	0	0	61,700															
			Street 1 Paved			2022	61,700	0	0	61,700															
			1.Paved 4.Proposed 7. 2.Semi Imp 5.R/O/W 8. 3.Gravel 6. 9.None			2023	74,000	0	0	74,000															
						2024	74,000	0	0	74,000															
LISBON FALLS ME 04252 Sale Date: 05/13/2014						2025	18,100	0	0	18,100															
			Land Data																						
			Front Foot 11.1-100 12.101-200 13.201+ 14. 15.	Type	Effective		Influence		Influence Codes 1.Unimproved 2.Excess Frtg 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Right of Way 8.View/Environ 9.Fract Share Acres 30.Frontage 1 31.Frontage 2 32.Tillable 33.Tillable 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.Gravel Pit 42.Mobile Home Si 43.Camp Site 44.Lot Improvemen 45.Access Right 46.Golf Course																
					Frontage	Depth	Factor	Code																	
							%																		
		%																							
		%																							
Square Foot 16.Regular Lot 17.Secondary Lot 18.Excess Land 19.Condominium 20.Miscellaneous	Square Feet																								
			%																						
			%																						
			%																						
			%																						
Fract. Acre 21.Houselot (Frac 22.Baselot(Fract) 23.	Acreage/Sites																								
	28	22.40	100	%	0																				
			%																						
			%																						
			%																						
Acres 24.Houselot 25.Baselot 26.Rear 1 27.Rear 2 28.Rear 3 29.Rear 4			%																						
			%																						
			%																						
			%																						
			%																						
Inspection Witnessed By: X Date <table><tr><td>No./Date</td><td>Description</td><td>Date Insp.</td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table>			No./Date	Description	Date Insp.																				
			No./Date	Description	Date Insp.																				
Notes: '25 New Riley Ridge Subdivision out of this lot(8sub-lots). This lot is now 22.4 acres of rear land left in back of Subdivision. '14 2.6 acres to new lot 7A. Left around 166 ft of road frontage making it non conforming			Sale Data																						
			Sale Date 01/24/2023																						
			Price 125,000																						
			Sale Type 1 Land Only																						
			1.Land 4.MFGUNIT 7. 2.L & B 5.Other 8. 3.Building 6. 9.																						
Financing 9 Unknown 1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown			Validity 8 Other Non Valid																						
			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.																						
Litchfield																									

Litchfield

Map Lot R04-007

Account 1600

Location HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4. 7.	
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5. 8.	
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6. 9.	
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin 7.	
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair 8.	
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6. 9.None	
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal 7.	
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial 8.	
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6. 9.None	
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade 7.AAA Grade	
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade 8.M&S	
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade 9.Same	
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V.G	
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc	
OPEN-3-			# Bedrooms			3.Avg-	6.Good 9.Same	
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap 7.No Power	
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt 8.LongTerm	
2.C.Block	5.Slab	8.				3.Damage	6.Common 9.None	
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power 9.None	
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant 7.	
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate 8.	
2.Damp	5.	8.				3.Informed	6.Existing R 9.	
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent 7.Vacant	
						2.Relative	5.Estimate 8.	
						3.Tenant	6.Other 9.	
Date Inspected								
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	

Map Lot R04-007-001

Account 3209

Location 20 Riley Ridge Lane

Card 1 Of 1

1/07/2026

RILEY RIDGE, LLC
321 AUBURN POWNAL ROAD
DURHAM ME 04222

RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222			Property Data			Assessment Record					
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total	
						2025	48,300	0	0	48,300	
			Tree Growth Year 0								
			X Coordinate								
			Y Coordinate								
			Zone/Land Use 11 Residential								
			Secondary Zone								
			Topography 2 Rolling								
			1.Level 4.Below St 7.ResProtect								
			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.Lake/Pond								
			3.Sewer 6.Septic 9.None								
			Street 1 Paved								
			1.Paved 4.Proposed 7.								
			2.Semi Imp 5.R/O/W 8.								
			3.Gravel 6. 9.None								
			Open 1 0								
			Open 2 0								
			Sale Data								
Inspection Witnessed By:			Sale Date 12/30/1899								
			Price								
			Sale Type								
X											

Litchfield

Map Lot R04-007-001

Account 3209

Location 20 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222			Property Data			Assessment Record					
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total	
			Tree Growth Year 0			2025	48,300	0	0	48,300	
			X Coordinate								
			Y Coordinate								
			Zone/Land Use 11 Residential								
			Secondary Zone								
			Topography 2 Rolling								
			1.Level 4.Below St 7.ResProtect 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.Lake/Pond 3.Sewer 6.Septic 9.None								
			Street 1 Paved								
			1.Paved 4.Proposed 7. 2.Semi Imp 5.R/O/W 8. 3.Gravel 6. 9.None								
Inspection Witnessed By:			Open 1 0			Land Data					
			Open 2 0								
			Sale Data								
			Sale Date 12/30/1899								
			Price								
X											

Litchfield

Map Lot R04-007-002

Account 3210

Location 26 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Property Data			Assessment Record							
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total			
			2025	51,200	0	0	51,200			
Tree Growth Year 0										
X Coordinate										
Y Coordinate										
Zone/Land Use 11 Residential										
Secondary Zone										
Topography										
1.Level	4.Below St	7.ResProtect								
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.Lake/Pond								
3.Sewer	6.Septic	9.None								
Street										
1.Paved	4.Proposed	7.								
2.Semi Imp	5.R/O/W	8.								
3.Gravel	6.	9.None								
Open 1 0										
Open 2 0										
Sale Data			Land Data							
Sale Date 12/30/1899			Front Foot	Type	Effective		Influence		Influence Codes	
Price					Frontage	Depth	Factor	Code		
Sale Type										
1.Land 4.MFGUNIT 7.							%			
2.I & B 5.Other 8.							%			
3.Building 6. 9.							%			
Financing							%			
1.Convent 4.Seller 7.							%			
2.FHA/VA 5.Private 8.					%					
3.Assumed 6.Cash 9.Unknown					%					
Validity			Square Foot		Square Feet				Acres	
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.							%			
			Fract. Acre		Acreage/Sites					
21.Houselot (Frac					25	1.00	100	%		0
22.Baselot(Fract)					26	2.20	100	%		0
23.								%		
Acres								%		
24.Houselot								%		
25.Baselot								%		
26.Rear 1								%		
27.Rear 2			Total Acreage 3.20							
28.Rear 3										
29.Rear 4										

Litchfield

Map Lot R04-007-003

Account 3211

Location 36 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-007-004

Account 3212

Location 40 Riley Ridge Lane

Card 1 Of 1

1/07/2026

RILEY RIDGE, LLC
321 AUBURN POWNAL ROAD
DURHAM ME 04222

RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222			Property Data			Assessment Record							
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total			
			Tree Growth Year 0			2025	45,300	0	0	45,300			
			X Coordinate										
			Y Coordinate										
			Zone/Land Use 11 Residential										
			Secondary Zone										
			Topography 2 Rolling										
			1.Level 4.Below St 7.ResProtect										
			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.Lake/Pond										
			3.Sewer 6.Septic 9.None										
			Street 1 Paved										
			1.Paved 4.Proposed 7.			Land Data							
			2.Semi Imp 5.R/O/W 8.										
			3.Gravel 6. 9.None										
			Open 1 0										
Inspection Witnessed By:			Open 2 0			Front Foot							
			Sale Data										
			Sale Date 12/30/1899										
			Price										
X Date			Sale Type			Square Foot							
			1.Land 4.MFGUNIT 7.										
			2.L & B 5.Other 8.										
			3.Building 6. 9.										
Notes: '25 NEW LOT #4 OF RILEY RIDGE SUBDIVISION 1.98 ACRES			Financing			Fract. Acre							
			1.Convent 4.Seller 7.										
			2.FHA/VA 5.Private 8.										
			3.Assumed 6.Cash 9.Unknown										
			Validity			Acres							
											1.Valid 4.Split 7.Renovate		
											2.Related 5.Partial 8.Other		
											3.Distress 6.Exempt 9.		
			Verified			Total Acreage 1.98							
											1.Buyer 4.Agent 7.Family		
											2.Seller 5.Pub Rec 8.Other		
											3.Lender 6.MLS 9.		

Litchfield

Inspection Witnessed By:

X		Date	
No./Date	Description	Date Insp.	

Notes:
'25 NEW LOT #4 OF RILEY RIDGE SUBDIVISION 1.98 ACRES

Litchfield

Litchfield

Map Lot R04-007-004

Account 3212

Location 40 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Litchfield

[illegible]

Litchfield

Map Lot R04-007-005

Account 3213

Location 39 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

RILEY RIDGE, LLC
321 AUBURN POWNAL ROAD
DURHAM ME 04222

[illegible]

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/10/25 VAC FOR SALE- M&L NEW HSE EST 75% AT 4/1
+MVR.

'25 NEW LOT #6 OF RILEY RIDGE SUBDIVISION 1.96 ACRES

Litchfield

Litchfield

Map Lot R04-007-006

Account 3214

Location 33 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 3 Heat Pump				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fl/Wall	Attic 9 None			
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fl/Stair 8.			
Stories 4 One & 1/2 Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0%	9 None		Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 105%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 960			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 5 Above Average			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 2			Phys. % Good 0%			
Year Built 2024			# Half Baths 1			Funct. % Good 75%			
Year Remodeled 0			# Addn Fixtures 0			Functional Code 1 Incomplete			
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.					2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.					3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.					Econ. % Good 100%		
Basement 4 Full Basement							Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.					0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.	1.Location 4.Generate						
3.3/4 Bmt	6.	9.None	2.Encroach 5.Multi-Fami						
Bsmt Gar # Cars 0			Entrance Code 0						
Wet Basement 1 Dry Basement			1.Interior 4.Vacant 7.						
1.Dry	4.Dirt Flr	7.	2.Refusal 5.Estimate 8.						
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code						
						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Date Inspected									
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
21 Open Frame	0	120	0 0	0	0	%0	%	3.Three Story Fr	
29 Finished Attic	0	540	0 0	0	0	%0	%	4.1 & 1/2 Story	
23 Frame Garage	0	540	0 0	0	0	%0	%	5.1 & 3/4 Story	
68 Wood Deck/s	0	140	0 0	0	0	%0	%	6.2 & 1/2 Story	
						%	%	21.Open Frame Por	
						%	%	22.End Frame Por	
						%	%	23.Frame Garage	
						%	%	24.Frame Shed	
						%	%	25.Frame Bay Wind	
						%	%	26.1SFr Overhang	
						%	%	27.Unfin Basement	
						%	%	28.Unfinished Att	
						%	%	29.Finished Attic	

Map Lot R04-007-007

Account 3215

Location 21 Riley Ridge Lane

Card 1 Of 1

1/07/2026

RILEY RIDGE, LLC
321 AUBURN POWNAL ROAD
DURHAM ME 04222

RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222			Property Data			Assessment Record					
			Neighborhood 94 Huntington Hill Road			Year	Land	Buildings		Exempt	Total
						2025	45,200	0		0	45,200
			Tree Growth Year 0								
			X Coordinate								
			Y Coordinate								
			Zone/Land Use 11 Residential								
			Secondary Zone								
			Topography 2 Rolling								
			1.Level	4.Below St	7.ResProtect						
			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.Lake/Pond						
			3.Sewer	6.Septic	9.None						
			Street 1 Paved								
			1.Paved	4.Proposed	7.						
			2.Semi Imp	5.R/O/W	8.						
			3.Gravel	6.	9.None						
			Open 1								

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'25 NEW LOT #7 OF RILEY RIDGE SUBDIVISION 1.96 ACRES

Litchfield

Litchfield

Map Lot R04-007-007

Account 3215

Location 21 Riley Ridge Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-007-008			Account 3216			Location 11 RILEY RIDGE LANE			Card 1 Of 1			1/07/2026					
FERGUSON, EDWARD A III FERGUSON, SARAH A 11 RILEY RIDGE LANE LITCHFIELD ME 04350 B15220P46 B15227P46 Previous Owner CURTIS, SAMUEL C 1097 HALLOWELL ROAD DURHAM ME 04222 Sale Date: 11/15/2024 Previous Owner RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222 Sale Date: 11/07/2024						Property Data			Assessment Record								
						Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total				
						Tree Growth Year 0			2025	79,200	303,500	0	382,700				
						X Coordinate											
						Y Coordinate											
Previous Owner CURTIS, SAMUEL C 1097 HALLOWELL ROAD DURHAM ME 04222 Sale Date: 11/15/2024 Previous Owner RILEY RIDGE, LLC 321 AUBURN POWNAL ROAD DURHAM ME 04222 Sale Date: 11/07/2024						Zone/Land Use 11 Residential											
						Secondary Zone											
						Topography 2 Rolling											
						1.Level 4.Below St 7.ResProtect 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9.											
						Utilities 4 Drilled Well 6 Septic System											
DURHAM ME 04222 Sale Date: 11/07/2024						1.Public 4.Dr Well 7.Cesspool 2.Water 5.Dug Well 8.Lake/Pond 3.Sewer 6.Septic 9.None											
						Street 1 Paved											
						1.Paved 4.Proposed 7. 2.Semi Imp 5.R/O/W 8. 3.Gravel 6. 9.None											
						Open 1 0			11.1-100								
						Open 2 0			12.101-200								
Inspection Witnessed By: X _____ Date _____ No./Date Description Date Insp.						Sale Data			13.201+								
						Sale Date 11/15/2024			14.								
						Price 591,000			15.								
						Sale Type 2 Land & Buildings			Square Foot					Square Feet			
						1.Land 4.MFGUNIT 7. 2.L & B 5.Other 8. 3.Building 6. 9.											
Notes: 9/10/25 W/MR & MRS- M&L NEW HSE W/L.I. +MVR. '25 NEW LOT #8 OF RILEY RIDGE SUBDIVISION 2.3 ACRES						Financing 9 Unknown			Fract. Acre					Acreege/Sites			
						1.Convent 4.Seller 7. 2.FHA/VA 5.Private 8. 3.Assumed 6.Cash 9.Unknown								24 1.00 100 % 0			
						Validity 1 Arms Length Sale			Acres					26 1.30 100 % 0			
						1.Valid 4.Split 7.Renovate 2.Related 5.Partial 8.Other 3.Distress 6.Exempt 9.								44 1.00 100 % 0			
						Verified 5 Public Record											
1.Buyer 4.Agent 7.Family 2.Seller 5.Pub Rec 8.Other 3.Lender 6.MLS 9.																	
Litchfield									Total Acreage 2.30								
																	</

Litchfield

Map Lot R04-007-008

Account 3216

Location 11 RILEY RIDGE LANE

Card 1

Of 1

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 420			Layout 1 Typical		
0.Uncoded 4.Cape 8.Log			Fin Bsmt Grade 9 100			1.Typical 4. 7.		
1.Conv 5.Garrison 9.Other			OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch 6.Split 10.Tri-Level			Heat Type 100% 3 Heat Pump			3. 6. 9.		
3.R Ranch 7.Contemp 11.Earth One			0.Uncoded 4.Steam 8.Fl/Wall			Attic 9 None		
Dwelling Units 1			1.HWBB 5.FWA 9.No Heat			1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI 6.GravWA 10.Radiant Ho			2.1/2 Fin 5.Fl/Stair 8.		
Stories 2 Two Story			3.H Pump 7.Electric 11.Radiant			3.3/4 Fin 6. 9.None		
1.1 4.1.5 7.1.25			Cool Type 0% 9 None			Insulation 1 Full		
2.2 5.1.75 8.3.5			1.Refrig 4.W&C Air 7.RadHW			1.Full 4.Minimal 7.		
3.3 6.2.5 9.4			2.Evapor 5.Monitor-oi 8.			2.Heavy 5.Partial 8.		
Exterior Walls 2 Vinyl			3.H Pump 6.Monitor-Ga 9.None			3.Capped 6. 9.None		
0.Uncoded 4.Asbestos 8.Concrete			Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo. 5.Stucco 9.Other			1.Modern 4.Obsolete 7.			Grade & Factor 3 Average 105%		
2.Vinyl 6.Brick 10.Wd shingl			2.Typical 5. 8.			1.E Grade 4.B Grade 7.AAA Grade		
3.Compos 7.Stone 11.T1-11			3.Old Type 6. 9.None			2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt 4.Composit 7.Rolled Roo			1.Modern 4.Obsolete 7.			SQFT (Footprint) 840		
2.Slate 5.Wood 8.			2.Typical 5. 8.			Condition 4 Average		
3.Metal 6.Other 9.			3.Old Type 6. 9.None			1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 2			Phys. % Good 0%		
Year Built 2024			# Half Baths 1			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete 4.Wood 7.						2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block 5.Slab 8.						3.Damage 6.Common 9.None		
3.Br/Stone 6.Piers 9.						Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt 4.Full Bmt 7.						0.None 3.No Power 9.None		
2.1/2 Bmt 5.Crawl Spac 8.						1.Location 4.Generate		
3.3/4 Bmt 6. 9.None						2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 0		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry 4.Dirt Flr 7.						2.Refusal 5.Estimate 8.		
2.Damp 5. 8.						3.Informed 6.Existing R 9.		
3.Wet 6. 9.						Information Code		
						1.Owner 4.Agent 7.Vacant		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Date Inspected								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	84	0 0	0	0	% 0	%	1.One Story Fram
23 Frame Garage	0	676	0 0	0	0	% 0	%	2.Two Story Fram
68 Wood Deck/s	0	140	0 0	0	0	% 0	%	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

Map Lot R04-007A

Account 2840

Location HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

ROLSTON, ROBERT & SHEILA TRUSTEES
SHEILA & ROBERT ROLSTON TRUST
463 HUNGTINGTON HILL ROAD
LITCHFIELD ME 04350

B15129P335

Previous Owner
SARGENT, HELEN F
SARGENT, NELSON L
1421 RICHMOND ROAD
LITCHFIELD ME 04350
Sale Date: 04/06/2023

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Survey proves lot only has 199 ft road frontage

Litchfield

Property Data			Assessment Record				
Neighborhood 94 Huntington Hill Road			Year	Land	Buildings	Exempt	Total
			2014	32,000	0	0	32,000
Tree Growth Year 0			2015	32,000	0	0	32,000
X Coordinate							

Litchfield

Map Lot R04-007A

Account 2840

Location HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-008

Account 1598

Location 433 HUNTINGTON HILL ROAD

Card 1 Of 1

1/07/2026

PERRON, BRITTINY-RAE
PERRON, JONATHAN O
433 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350

B13735P174

Previous Owner
HAIGH, KATHY C fka: KATHY C SKELTON
433 HUNTINGTON HILL ROAD

LITCHFIELD ME 04350
Sale Date: 10/02/2020

Previous Owner
SKELTON, GEORGE C
SKELTON, KATHY C
433 HUNTINGTON HILL ROAD
LITCHFIELD ME 04350
Sale Date: 02/07/2011

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record						
Neighborhood 94 Huntington Hill Road			Year	Land		Buildings		Exempt	Total
			2012	42,250		84,805		10,000	117,055
Tree Growth Year 0			2013	42,250		83,641		10,000	115,891
X Coordinate 0			2014	42,250		83,635		10,000	115,885
Y Coordinate 0			2015	42,250		82,471		10,000	114,721
Zone/Land Use 11 Residential			2016	42,250		82,465		15,000	109,715
Secondary Zone			2017	42,250		81,301		20,000	103,551
			2018	42,250		81,295		19,200	104,345
Topography 2 Rolling			2019	47,700		117,700		20,000	145,400
1.Level	4.Below St	7.ResProtect	2020	47,700		117,700		25,000	140,400
2.Rolling	5.Low	8.	2021	47,700		117,700		0	165,400
3.Above St	6.Swampy	9.	2022	47,700		117,700		0	165,400
Utilities 4 Drilled Well 6 Septic System			2023	57,200		141,300		25,000	173,500
1.Public	4.Dr Well	7.Cesspool	2024	57,200		141,300		25,000	173,500
2.Water	5.Dug Well	8.Lake/Pond	2025	77,300		191,100		25,000	243,400
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
1.Paved	4.Proposed	7.	11.1-100 12.101-200 13.201+ 14. 15.						1.Unimproved 2.Excess Frtg 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Right of Way 8.View/Environ 9.Fract Share
2.Semi Imp	5.R/O/W	8.							
3.Gravel	6.	9.None							
Open 1	0								
Open 2	0								
Sale Data			Square Foot						Acres
Sale Date	10/02/2020								
Price	240,000								
Sale Type	2 Land & Buildings								
1.Land	4.MFGUNIT	7.							
2.L & B	5.Other	8.	16.Regular Lot 17.Secondary Lot 18.Excess Land 19.Condominium 20.Miscellaneous						
3.Building	6.	9.							
Financing	9 Unknown								
1.Convent	4.Seller	7.							
2.FHA/VA	5.Private	8.							
3.Assumed	6.Cash	9.Unknown	Fract. Acre			Acreage/Sites			
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			Acres						
1.Buyer	4.Agent	7.Family							
2.Seller	5.Pub Rec	8.Other							
3.Lender	6.MLS	9.							
			Total Acreage 1.90						

Litchfield

Map Lot R04-008

Account 1598

Location 433 HUNTINGTON HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 2 Ranch			SF Bsmt Living 0				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None			
Dwelling Units 1			1.HWB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.			
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 3 Composition			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1288			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 6			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 3			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%			
Year Built 1969			# Half Baths 1			Funct. % Good 100%			
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None			
Foundation 1 Concrete			# Fireplaces 1			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm			
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None			
3.Br/Stone	6.Piers	9.				Econ. % Good 100%			
Basement 4 Full Basement						Economic Code 9 None			
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None			
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate			
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami			
Bsmt Gar # Cars 0						Entrance Code 1 Interior Inspect			
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.			
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.			
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code 1 Owner						
Date Inspected 09/25/2018						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
22 Encl Frame	0	192	0 0	0	0	% 0	%	3.Three Story Fr	
23 Frame Garage	0	864	0 0	0	0	% 0	%	4.1 & 1/2 Story	
24 Frame Shed	0	320	1 100	5	0	% 75	%	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	

Map Lot R04-009

Account 1945

Location 274 Ridley Lane

Card 1 Of 1

1/07/2026

MANN, KENNETH
MANN, SANDRA
274 RIDLEY LANE
LITCHFIELD ME 04350

B5023P136

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/10/25 W/MRS- M&L NEW HSE INC W/L.I. +MVR.

Litchfield

Property Data			Assessment Record											
Neighborhood 179 Ridley Lane			Year	Land		Buildings		Exempt	Total					
			2012	55,300		0		0	55,300					
Tree Growth Year 0			2013	55,300		0		0	55,300					
X Coordinate 0			2014	55,300		0		0	55,300					
Y Coordinate 0			2015	55,300		0		0	55,300					
Zone/Land Use 13 Jimmy Stream			2016	55,300		0		0	55,300					
			2017	55,300		0		0	55,300					
Secondary Zone 48 & Shoreland			2018	55,300		0		0	55,300					
Topography 2 Rolling			2019	55,400		0		0	55,400					
			2020	55,400		0		0	55,400					
1.Level	4.Below St	7.ResProtect	2021	55,400		0		0	55,400					
2.Rolling	5.Low	8.	2022	55,400		0		0	55,400					
3.Above St	6.Swampy	9.	2023	66,500		0		0	66,500					
Utilities 4 Drilled Well 6 Septic System			2024	66,500		0		0	66,500					
			2025	122,100		211,500		0	333,600					
1.Public	4.Dr Well	7.Cesspool	Land Data											
2.Water	5.Dug Well	8.Lake/Pond												
3.Sewer	6.Septic	9.None												
Street 3 Gravel			Front Foot		Type	Effective		Influence		Influence Codes				
						Frontage	Depth	Factor	Code					
Open 1 0			11.1-100 12.101-200 13.201+ 14. 15.							1.Unimproved 2.Excess Frtg 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Right of Way 8.View/Environ 9.Fract Share Acres 30.Frontage 1 31.Frontage 2 32.Tillable 33.Tillable 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.Gravel Pit 42.Mobile Home Si 43.Camp Site 44.Lot Improvemen 45.Access Right				
Open 2 0														
Sale Data														
Sale Date 12/30/1899						Square Foot		Square Feet						
Price 27,000														
Sale Type 1 Land Only														
1.Land			4.MFGUNIT		7.									
2.L & B			5.Other		8.									
3.Building			6.		9.									
Financing 9 Unknown			Fract. Acre		Acreage/Sites									
1.Convent											4.Seller		7.	
2.FHA/VA											5.Private		8.	
3.Assumed											6.Cash		9.Unknown	
Validity 1 Arms Length Sale											21.Houselot (Frac		22.Baselot(Fract)	
1.Valid			4.Split		7.Renovate									
2.Related			5.Partial		8.Other									
3.Distress			6.Exempt		9.									
Verified 5 Public Record			Acres											
1.Buyer											4.Agent		7.Family	
2.Seller											5.Pub Rec		8.Other	
3.Lender											6.MLS		9.	

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Right of Way
- 8.View/Environ
- 9.Fract Share
- 30.Frontage 1
- 31.Frontage 2
- 32.Tillable
- 33.Tillable
- 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.Gravel Pit
- 42.Mobile Home Si
- 43.Camp Site
- 44.Lot Improvemen
- 45.Access Right
- 46.Golf Course

Litchfield

Map Lot R04-009

Account 1945

Location 274 Ridley Lane

Card 1 Of 1 01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 3 Heat Pump			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.FI/Wall	Attic 5 Floor & Stairs		
Dwelling Units 1			1.HWB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.FI/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 3 Sheet Metal			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1120		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%		
Year Built 2024			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 0		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code					
Date Inspected						1.Owner 4.Agent 7.Vacant		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Additions, Outbuildings & Improvements								1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram
21 Open Frame	0	224	0 0	0	0 %	0 %		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

1/07/2026

Litchfield

Property Data			Assessment Record						
Neighborhood 179 Ridley Lane			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	33,500	0	0	33,500		
X Coordinate 0			2013	33,500	0	0	33,500		
Y Coordinate 0			2014	33,500	0	0	33,500		
Zone/Land Use 11 Residential			2015	33,500	0	0	33,500		
Secondary Zone			2016	33,500	0	0	33,500		
			2017	33,500	0	0	33,500		
Topography 2 Rolling			2018	33,500	0	0	33,500		
1.Level	4.Below St	7.ResProtect	2019	16,600	0	0	16,600		
2.Rolling	5.Low	8.	2020	16,600	0	0	16,600		
3.Above St	6.Swampy	9.	2021	16,600	0	0	16,600		
Utilities	9 None	9 None	2022	16,600	0	0	16,600		
1.Public	4.Dr Well	7.Cesspool	2023	19,900	0	0	19,900		
2.Water	5.Dug Well	8.Lake/Pond	2024	19,900	0	0	19,900		
3.Sewer	6.Septic	9.None	2025	26,900	0	0	26,900		
Street 3 Gravel			Land Data						
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes
2.Semi Imp	5.R/O/W	8.			Frontage	Depth	Factor	Code	
3.Gravel	6.	9.None				%		1.Unimproved	
Open 1	0					%		2.Excess Frtg	
Open 2	0					%		3.Topography	
Sale Data						%		4.Size/Shape	
Sale Date	05/10/2002					%		5.Access	
Price						%		6.Restriction	
Sale Type	1 Land Only		Square Foot		Square Feet			7.Right of Way	
1.Land	4.MFGUNIT	7.				%		8.View/Environ	
2.L & B	5.Other	8.			%		9.Fract Share		
3.Building	6.	9.			%		Acres		
Financing	9 Unknown				%		30.Frontage 1		
1.Convent	4.Seller	7.			%		31.Frontage 2		
2.FHA/VA	5.Private	8.			%		32.Tillable		
3.Assumed	6.Cash	9.Unknown			%		33.Tillable		
Validity	1 Arms Length Sale		Fract. Acre		Acreage/Sites			34.Softwood F&O	
1.Valid	4.Split	7.Renovate			25	1.00	50 %	5	35.Mixed Wood F&O
2.Related	5.Partial	8.Other	26	2.20	100 %	0	36.Hardwood F&O		
3.Distress	6.Exempt	9.			%		37.Softwood TG		
Verified	5 Public Record				%		38.Mixed Wood TG		
1.Buyer	4.Agent	7.Family			%		39.Hardwood TG		
2.Seller	5.Pub Rec	8.Other			%		40.Wasteland		
3.Lender	6.MLS	9.			%		41.Gravel Pit		
					%		42.Mobile Home Si		
			Total Acreage		3.20		43.Camp Site		
							44.Lot Improvemen		
							45.Access Right		

Litchfield

Map Lot R04-009A

Account 2303

Location 274 Ridley Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4. 7.	
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5. 8.	
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6. 9.	
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin 7.	
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair 8.	
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6. 9.None	
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal 7.	
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial 8.	
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6. 9.None	
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade 7.AAA Grade	
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade 8.M&S	
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade 9.Same	
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V.G	
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc	
OPEN-3-			# Bedrooms			3.Avg-	6.Good 9.Same	
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap 7.No Power	
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt 8.LongTerm	
2.C.Block	5.Slab	8.				3.Damage	6.Common 9.None	
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power 9.None	
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant 7.	
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate 8.	
2.Damp	5.	8.				3.Informed	6.Existing R 9.	
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent 7.Vacant	
						2.Relative	5.Estimate 8.	
						3.Tenant	6.Other 9.	
Date Inspected								
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	

Map Lot R04-010

Account 38

Location 240 RIDLEY LANE

Card 1

Of 1

1/07/2026

GARCIA, GABRIELLE
172 CROWLEY ROAD
LEWISTON ME 04240

B14116P27

Previous Owner
JOHNSON HIRAM NEAL, JR (TRUSTEE)
JOHNSON, PATRICIA MARIE (TRUSTEE)
JOHNSON FAMILY LIVING TRUST
OXFORD ME 04270
Sale Date: 08/02/2021

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'19 @ REVAL DOES NOT OWN TO WATER, PINS IN WOODS BEFORE
19 ADDED 5.7 AC OF WAST LAND TO CARD #1, WAS LISTED ON CARD #2
w/ Mr. New op.
9/29/01-PERMIT #11-082, 24X32 GARAGE
Please update mailing address 11/16/2021

Litchfield

Property Data			Assessment Record				
Neighborhood 179 Ridley Lane			Year	Land	Buildings	Exempt	Total
			2012	68,358	151,598	10,000	209,956
Tree Growth Year 0			2013	68,358	151,392	10,000	209,750
X Coordinate							

Litchfield

Map Lot R04-010

Account 38

Location 240 RIDLEY LANE

Card 1

Of 1

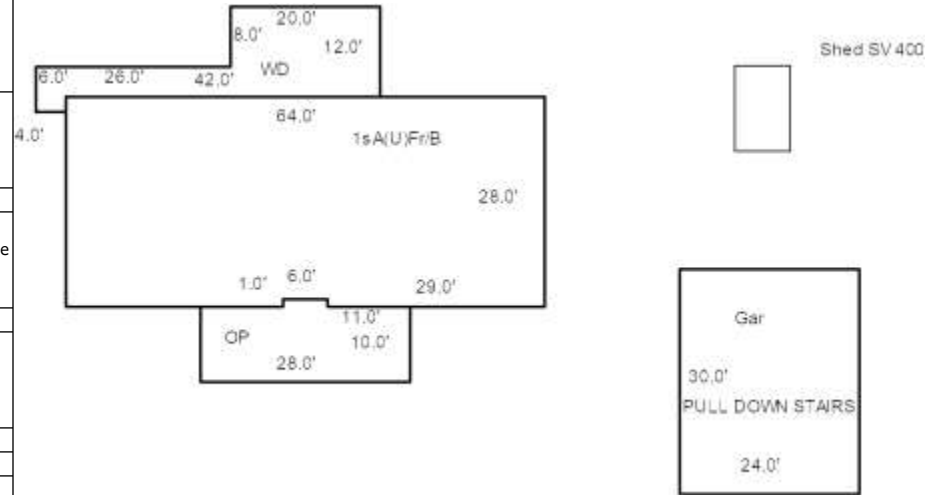
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 540	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 2 100	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fl/Wall	Attic 5 Floor & Stairs
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fl/Stair 8.
Stories 1 One Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1786
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2005	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 11/28/2011

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck/s	0	352	0 0	0	0	% 0	%	1.One Story Fram
21 Open Frame	0	286	0 0	0	0	% 0	%	2.Two Story Fram
71 Garage	2011	720	3 100	4	0	% 100	%	3.Three Story Fr
24 Frame Shed	0					%	%	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



Litchfield

Map Lot R04-010A

Account 3004

Location RIDLEY LANE

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

1/07/2026

Property Data			Assessment Record						
Neighborhood 179 Ridley Lane			Year	Land		Buildings		Exempt	Total
			2012	86,850		55,544		10,000	132,394
Tree Growth Year 0			2013	86,850		54,927		10,000	131,777
X Coordinate 0			2014	86,850		54,904		10,000	131,754
Y Coordinate 0			2015	86,850		58,590		10,000	135,440
Zone/Land Use 13 Jimmy Stream			2016	86,850		58,541		15,000	130,391
Secondary Zone			2017	86,850		57,897		20,000	124,747
			2018	86,850		57,851		19,200	125,501
Topography 2 Rolling			2019	67,100		73,600		20,000	120,700
1.Level	4.Below St	7.ResProtect	2020	67,100		78,700		25,000	120,800
2.Rolling	5.Low	8.							
3.Above St	6.Swampy	9.							
Utilities 4 Drilled Well 6 Septic System			2021	67,100		78,700		25,000	120,800
			2022	67,100		83,700		24,750	126,050
1.Public	4.Dr Well	7.Cesspool	2023	80,600		100,100		25,000	155,700
2.Water	5.Dug Well	8.Lake/Pond							
3.Sewer	6.Septic	9.None	2024	80,600		100,100		25,000	155,700
Street 3 Gravel			2025	108,700		134,900		25,000	218,600

Litchfield

Map Lot R04-011

Account 40

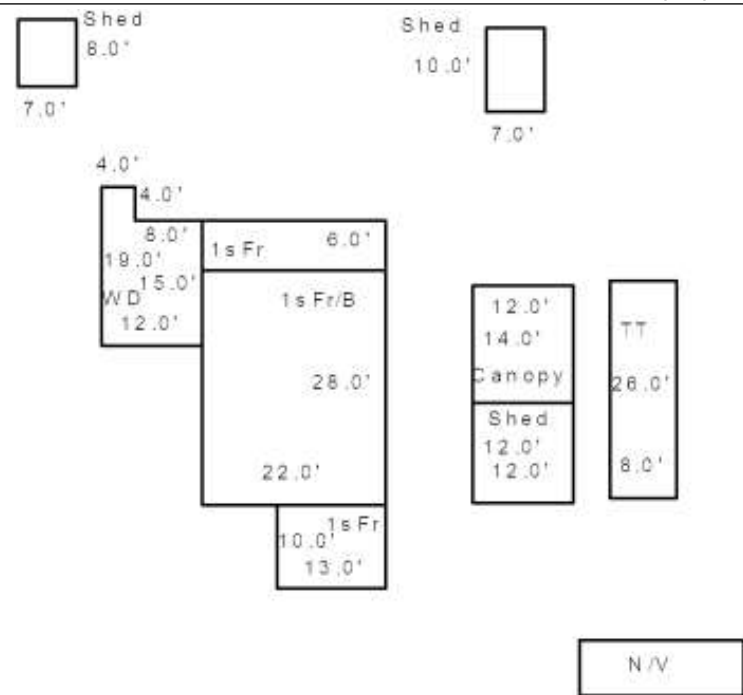
Location 210 RIDLEY LANE

Card 1

Of 1

01/07/2026

Building Style 2 Ranch	SF Bsmt Living 300	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 1 100	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 1 One Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 95%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 616
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1995	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 11/08/2011

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	132	0 0	0	0	% 0	%	1.One Story Fram
68 Wood Deck/s	0	196	0 0	0	0	% 0	%	2.Two Story Fram
24 Frame Shed	0					%	% 500	3.Three Story Fr
61 Canopy/s	0					%	% 300	4.1 & 1/2 Story
107 Travel Trailer/LF	0					%	% 300	5.1 & 3/4 Story
24 Frame Shed	0					%	% 300	6.2 & 1/2 Story
24 Frame Shed	0					%	% 200	21.Open Frame Por
1 One Story Frame	2019	130	9 100	4	0	% 100	%	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

Map Lot R04-012

Account 1141

Location 51 FOREST LANE

Card 1

Of 1

1/07/2026

PEAK PARTNERS LLC
495 HUNTINGTON HILL RD
LITCHFIELD ME 04350

B13661P112

Previous Owner
BUTTERS, ROBERT A
3339 S., 3130 E.

SALT LAKE CITY UT 84109
Sale Date: 07/20/2020

Previous Owner
MANN, JOHN T
42 MAGEE RD

BOWDOIN ME 04287
Sale Date: 11/15/2012

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'13 7.16 ACRES & HSE TO BUTTERS REMAINING ACRES
RETAINED AS NEW LOT 12B

Litchfield

Property Data			Assessment Record							
Neighborhood 72 Forest Lane			Year	Land	Buildings	Exempt	Total			
			2012	85,200	66,816	0	152,016			
Tree Growth Year 0			2013	69,860	66,816	0	136,676			
X Coordinate 0			2014	69,860	66,051	10,000	125,911			
Y Coordinate 0			2015	69,860	66,024	10,000	125,884			
Zone/Land Use 22 Jimmy Pond			2016	69,860	65,259	15,000	120,119			
Secondary Zone			2017	69,860	65,259	20,000	115,119			
			2018	69,860	64,495	19,200	115,155			
Topography 2 Rolling			2019	145,400	70,800	20,000	196,200			
1.Level	4.Below St	7.ResProtect	2020	145,400	70,800	25,000	191,200			
2.Rolling	5.Low	8.	2021	145,400	70,800	0	216,200			
3.Above St	6.Swampy	9.		2022	145,400	70,800	0	216,200		
Utilities	5 Dug Well	6 Septic System	2023	174,400	85,000	0	259,400			
1.Public	4.Dr Well	7.Cesspool	2024	174,400	85,000	0	259,400			
2.Water	5.Dug Well	8.Lake/Pond		2025	235,500	115,000	0	350,500		
3.Sewer	6.Septic	9.None	Land Data							
Street 3 Gravel			Front Foot	Type	Effective		Influence		Influence Codes	
					Frontage	Depth	Factor	Code		
				Sale Data	11.1-100			%		1.Unimproved
					12.101-200			%		2.Excess Frtg
					13.201+			%		3.Topography
					14.			%		4.Size/Shape
					15.			%		5.Access
								%		6.Restriction
								%		7.Right of Way
								%		8.View/Environ
			%			9.Fract Share				
			%			Acres				
Open 1 0			Square Foot		Square Feet				30.Frontage 1	
Open 2 0									31.Frontage 2	
Sale Date 07/20/2020								32.Tillable		
Price 210,000								33.Tillable		
Sale Type 2 Land & Buildings								34.Softwood F&O		
1.Land	4.MFGUNIT	7.				%		35.Mixed Wood F&O		
2.L & B	5.Other	8.				%		36.Hardwood F&O		
3.Building	6.	9.				%		37.Softwood TG		
Financing 9 Unknown						%		38.Mixed Wood TG		
1.Convent	4.Seller	7.				%		39.Hardwood TG		
2.FHA/VA	5.Private	8.			%		40.Wasteland			
3.Assumed	6.Cash	9.Unknown			%		41.Gravel Pit			
Validity 1 Arms Length Sale			Fract. Acre		Acreage/Sites				42.Mobile Home Si	
1.Valid	4.Split	7.Renovate			21	0.50	100	%	0	43.Camp Site
2.Related	5.Partial	8.Other		30	0.50	100	%	0	44.Lot Improvemen	
3.Distress	6.Exempt	9.		26	5.00	100	%	0	45.Access Right	
Verified 5 Public Record				27	1.16	100	%	0		
1.Buyer	4.Agent	7.Family		44	1.00	85	%	0		
2.Seller	5.Pub Rec	8.Other					%			
3.Lender	6.MLS	9.					%			
					Total Acreage 7.16					

Litchfield

Map Lot R04-012

Account 1141

Location 51 FOREST LANE

Card 1 Of 1 01/07/2026

Building Style 8 Log Home			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 5 Forced Warm Air			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.F/Wall	Attic 2 1/2 Finished		
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.F/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrigr	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 13 Log			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo:	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 660		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 4			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 1			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1990			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 4 Wood			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 3 Information Only		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code 3 Tenant					
			1.Owner 4.Agent 7.Vacant					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 09/25/2018								
Additions, Outbuildings & Improvements								1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram
68 Wood Deck/s	2000	176	4 100	4	0 %	100 %		3.Three Story Fr
68 Wood Deck/s	2000	60	3 100	4	0 %	100 %		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

Map Lot R04-012A

Account 2061

Location 5 FOREST LANE

Card 1 Of 1

1/07/2026

CHASSE, JESSICA
DUBE CHRISTOPHER
P O BOX 215
SABATTUS ME 04280

B6699P163

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/10/25 w/mr add wd

Litchfield

Property Data			Assessment Record							
Neighborhood 72 Forest Lane			Year	Land		Buildings		Exempt	Total	
			2012	39,350		87,179		10,000	116,529	
Tree Growth Year 0			2013	39,350		86,220		10,000	115,570	
X Coordinate 0			2014	39,350		86,220		10,000	115,570	
Y Coordinate 0			2015	39,350		85,263		10,000	114,613	
Zone/Land Use 11 Residential			2016	39,350		85,263		15,000	109,613	
Secondary Zone			2017	39,350		84,305		20,000	103,655	
			2018	39,350		84,305		19,200	104,455	
Topography 2 Rolling			2019	40,900		134,800		20,000	155,700	
1.Level	4.Below St	7.ResProtect	2020	40,900		134,800		25,000	150,700	
2.Rolling	5.Low	8.	2021	40,900		134,800		25,000	150,700	
3.Above St	6.Swampy	9.		40,900		134,800		24,750	150,950	
Utilities	4 Drilled Well	6 Septic System	2022	40,900		134,800		25,000	150,950	
1.Public	4.Dr Well	7.Cesspool	2023	49,100		161,800		25,000	185,900	
2.Water	5.Dug Well	8.Lake/Pond	2024	49,100		161,800		25,000	185,900	
3.Sewer	6.Septic	9.None		66,300		221,500		25,000	262,800	
Street 3 Gravel			Land Data							
1.Paved	4.Proposed	7.	Front Foot	Type	Effective		Influence		Influence Codes	
2.Semi Imp	5.R/O/W	8.			Frontage	Depth	Factor	Code		
3.Gravel	6.	9.None					%			
Open 1	0						%			
Open 2	0						%			
Sale Data										
Sale Date 05/06/1997										
Price										
Sale Type	1 Land Only		Square Foot		Square Feet				Acres	
1.Land	4.MFGUNIT	7.				%				
2.L & B	5.Other	8.				%				
3.Building	6.	9.				%				
Financing	9 Unknown					%				
1.Convent	4.Seller	7.	Fract. Acre		Acreage/Sites					
2.FHA/VA	5.Private	8.			24	1.00	100	%		0
3.Assumed	6.Cash	9.Unknown			26	0.30	100	%		0
Validity	1 Arms Length Sale				44	1.00	100	%		0
1.Valid	4.Split	7.Renovate						%		
2.Related	5.Partial	8.Other	Acres							
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.							Total Acreage 1.30	

Litchfield

Map Lot R04-012A

Account 2061

Location 5 FOREST LANE

Card 1

Of 1

01/07/2026

Building Style 2 Ranch			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fl/Wall	Attic 9 None		
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fl/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1344		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 3			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 2			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%		
Year Built 2002			# Half Baths 1			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 3 Information Only		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code 1 Owner					
Date Inspected 09/25/2018						1.Owner 4.Agent 7.Vacant		
						2.Relative 5.Estimate 8.		
						3.Tenant 6.Other 9.		
Additions, Outbuildings & Improvements								1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram
21 Open Frame	0	384	0 0	0	0 %	0 %		3.Three Story Fr
68 Wood Deck/s	2025	192	3 100	4	0 %	100 %		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

Litchfield

Map Lot R04-012B

Account 2821

Location

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4. 7.	
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5. 8.	
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6. 9.	
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin 7.	
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair 8.	
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6. 9.None	
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal 7.	
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial 8.	
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6. 9.None	
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade 7.AAA Grade	
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade 8.M&S	
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade 9.Same	
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V.G	
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc	
OPEN-3-			# Bedrooms			3.Avg-	6.Good 9.Same	
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap 7.No Power	
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt 8.LongTerm	
2.C.Block	5.Slab	8.				3.Damage	6.Common 9.None	
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power 9.None	
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant 7.	
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate 8.	
2.Damp	5.	8.				3.Informed	6.Existing R 9.	
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent 7.Vacant	
						2.Relative	5.Estimate 8.	
						3.Tenant	6.Other 9.	
Date Inspected								
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	

Map Lot R04-013

Account 39

Location 161 RIDLEY LANE

Card 1 Of 1

1/07/2026

BERRY, SARAH E
HOLT, DONALD E III
161 RIDLEY LANE
LITCHFIELD ME 04350

B14222P121

Previous Owner
SCHOOLING, MICHAEL
5433 MOSCOW PLACE APT 21

DULLES VA 20189
Sale Date: 10/22/2021

Previous Owner
BEGANNY, SABRINA T
BEGANNY, WILLIAM J
21 PELICAN DRIVE
LITCHFIELD ME 04350
Sale Date: 02/18/2020

Previous Owner
ARSENAULT, SABRINA
21 PELICAN DR

LITCHFIELD ME 04350
Sale Date: 07/25/2007

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'22 29.26 ACRES(LAND ONLY) TO NEW LOT 13A. Retained lot 2.74 acres & building sold in future deed to Berry.

Litchfield

Property Data			Assessment Record				
Neighborhood 179 Ridley Lane			Year	Land	Buildings	Exempt	Total
			2012	69,100	96,880	0	165,980
Tree Growth Year 0			2013	69,100	96,880	0	165,980
X Coordinate 0			2014	69,100	95,779	0	164,879
Y Coordinate 0			2015	69,100	95,779	0	164,879
Zone/Land Use 11 Residential			2016	69,100	94,678	0	163,778
Secondary Zone			2017	69,100	94,678	0	163,778
			2018	69,100	93,577	0	162,677
Topography 2 Rolling			2019	70,500	117,200	0	187,700
1.Level	4.Below St	7.ResProtect	2020	70,500	117,200	0	187,700
2.Rolling	5.Low	8.	2021	70,500	117,200	0	187,700
3.Above St	6.Swampy	9.	2022	45,200	117,200	0	162,400
Utilities	4 Drilled Well	6 Septic System	2023	54,300	140,700	0	195,000
1.Public	4.Dr Well	7.Cesspool	2024	54,300	140,700	0	195,000
2.Water	5.Dug Well	8.Lake/Pond	2025	73,300	190,300	0	263,600
3.Sewer	6.Septic	9.None					
Street 3 Gravel							
1.Paved	4.Proposed	7.					
2.Semi Imp	5.R/O/W	8.					
3.Gravel	6.	9.None					
Open 1 0							
Open 2 0							
Sale Data							
Sale Date 10/22/2021							
Price 285,000							
Sale Type 2 Land & Buildings							
1.Land	4.MFGUNIT	7.					
2.L & B	5.Other	8.					
3.Building	6.	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.					

Front Foot		Type	Effective		Influence		Influence Codes
			Frontage	Depth	Factor	Code	
11.1-100					%		1.Unimproved
12.101-200					%		2.Excess Frtg
13.201+					%		3.Topography
14.					%		4.Size/Shape
15.					%		5.Access
					%		6.Restriction
					%		7.Right of Way
					%		8.View/Environ
					%		9.Fract Share
Square Foot		Square Feet					Acres
16.Regular Lot				%			
17.Secondary Lot				%			
18.Excess Land				%			
19.Condominium				%			
20.Miscellaneous				%			
				%			
				%			
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Litchfield

Map Lot R04-013

Account 39

Location 161 RIDLEY LANE

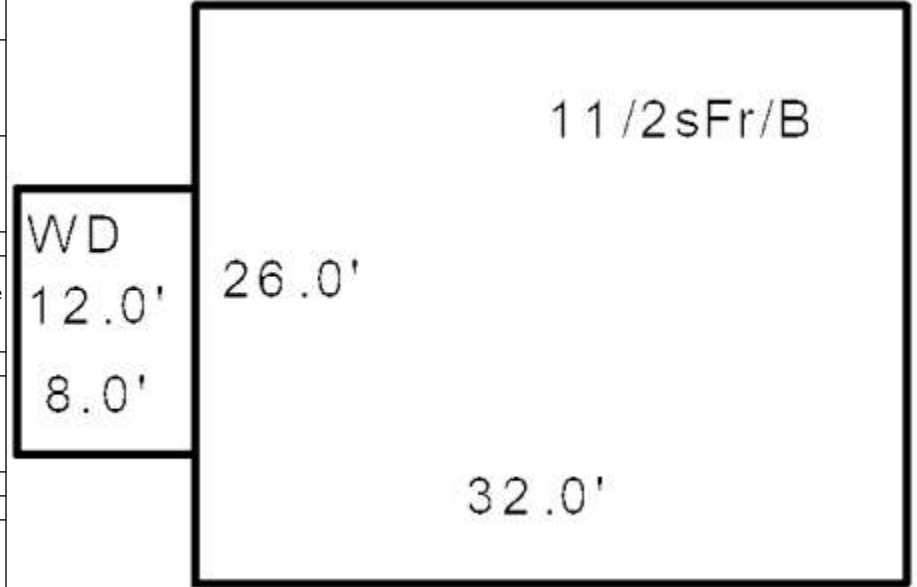
Card 1 Of 1 01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 3 Heat Pump	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 4 One & 1/2 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 105%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 832
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1998	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/25/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck/s	0	96	0 0	0	0	% 0	%	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



Litchfield

Map Lot R04-013A

Account 3014

Location 163 Ridley Lane

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-014

Account 449

Location JIMMY POND

Card 1 Of 1 1/07/2026

GRIFFITH, DIANE L
52 GROVE STREET
SOMERSWORTH NH 03878

B13369P47 B13816P339

Previous Owner
DEMERS, LAURETTA A
DEMERS, NORMAND R.
15 PINELAND ST
LEWISTON ME 04240
Sale Date: 12/07/2020

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record							
Neighborhood 101 Jimmy Pond Lane			Year	Land		Buildings		Exempt	Total	
			2012	120,985		0		0	120,985	
Tree Growth Year 0			2013	120,985		0		0	120,985	
X Coordinate 0			2014	120,985		0		0	120,985	
Y Coordinate 0			2015	120,985		0		0	120,985	
Zone/Land Use 22 Jimmy Pond			2016	120,985		0		0	120,985	
Secondary Zone			2017	120,985		0		0	120,985	
			2018	120,985		0		0	120,985	
Topography 2 Rolling 9			2019	74,600		0		0	74,600	
1.Level	4.Below St	7.ResProtect	2020	74,600		0		0	74,600	
2.Rolling	5.Low	8.	2021	74,600		0		0	74,600	
3.Above St	6.Swampy	9.	2022	74,600		0		0	74,600	
Utilities	9 None	9 None	2023	89,500		0		0	89,500	
1.Public	4.Dr Well	7.Cesspool	2024	89,500		0		0	89,500	
2.Water	5.Dug Well	8.Lake/Pond	2025	120,800		0		0	120,800	
3.Sewer	6.Septic	9.None	Land Data							
Sale Data			Front Foot		Type	Effective		Influence		Influence Codes
						Frontage	Depth	Factor	Code	
			11.1-100					%		1.Unimproved
			12.101-200					%		2.Excess Frtg
			13.201+					%		3.Topography
			14.					%		4.Size/Shape
			15.					%		5.Access
						%		6.Restriction		
						%		7.Right of Way		
			Square Foot		Square Feet					8.View/Environ
%							9.Fract Share			
16.Regular Lot			%			Acres				
17.Secondary Lot			%							
18.Excess Land			%							
19.Condominium			%							
20.Miscellaneous			%							
Fract. Acre		Acreage/Sites					30.Frontage 1			
							31.Frontage 2			
21.Houselot (Frac	22	0.50		50	%	3	32.Tillable			
22.Baselot(Fract)	30	1.00		25	%	3	33.Tillable			
23.	26	5.00		50	%	3	34.Softwood F&O			
	27	10.00		100	%	0	35.Mixed Wood F&O			
	28	6.60		100	%	0	36.Hardwood F&O			
					%		37.Softwood TG			
					%		38.Mixed Wood TG			
Acres		Total Acreage		23.10			39.Hardwood TG			
							40.Wasteland			
24.Houselot					%		41.Gravel Pit			
25.Baselot					%		42.Mobile Home Si			
26.Rear 1					%		43.Camp Site			
27.Rear 2					%		44.Lot Improvemen			
28.Rear 3					%		45.Access Right			
29.Rear 4					%					

Litchfield

Map Lot R04-014

Account 449

Location JIMMY POND

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-014B			Account 614			Location 124 RIDLEY LANE			Card 1 Of 1			1/07/2026			
BISHOP, JR, ALLAN BISHOP, HELMI 124 RIDLEY LANE LITCHFIELD ME 04350						Property Data			Assessment Record						
						Neighborhood 179 Ridley Lane			Year	Land	Buildings	Exempt	Total		
						Tree Growth Year 0			2012	51,600	89,632	10,000	131,232		
						X Coordinate 0			2013	51,600	88,116	0	139,716		
						Y Coordinate 0			2014	51,600	32,483	0	84,083		
B3995P218 B11088P104 B11143P142 B12052P29						Zone/Land Use 11 Residential			2015	51,600	31,711	0	83,311		
Previous Owner FORTIN, ROGER S. & LORRAINE M. 213 WELLS ROAD EAST WINDSOR CT 06088 Sale Date: 07/24/2015						Secondary Zone			2016	51,600	31,274	0	82,874		
									2017	51,600	30,511	0	82,111		
						Topography 2 Rolling			2018	51,600	29,757	0	81,357		
									2019	69,400	129,600	0	199,000		
									2020	69,400	129,600	0	199,000		
Previous Owner FORTIN, BRIAN c/o: ROGER FORTIN 213 WELLS ROAD EAST WINDSOR CT 06088 Sale Date: 08/21/2012						Utilities 4 Drilled Well 6 Septic System			2021	69,400	129,600	0	199,000		
									2022	69,400	129,600	0	199,000		
						1.Level 4.Below St 7.ResProtect 2.Rolling 5.Low 8. 3.Above St 6.Swampy 9.			2023	83,300	155,500	0	238,800		
									2024	83,300	155,500	0	238,800		
									2025	112,400	210,200	0	322,600		
Inspection Witnessed By: 															

Inspection Witnessed By:

X		Date	
No./Date	Description	Date Insp.	

Notes:
'14 PER SITE VISIT WITH OWNERS ADJUST MH CONDITION, ADD WD & SHED AND ADJUST INCOMPLETE & CONDITION OF HOUSE. IT APPEARS THE UNFINISHED CATEGORY OF TRIO SOFTWARE WAS USED INSTEAD OF INCOMPLETE WITCH IS MORE APPLICABLE TO THE ASSESSMENT.

REVIEW OF FILE - THIS ACCOUNT WAS NOT COMPLETED BY PAT DOW.
PERMIT ISSUED 7/6/1999: NOTED MFG UNIT TO BE LITCHFIELD WHEN DWELLING OCCUPIED

Litchfield

Map Lot R04-014B

Account 614

Location 124 RIDLEY LANE

Card 1

Of 1

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 0% 9 Not Heated				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None			
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.			
Stories 5 One & 3/4 Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 9 Other			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo:	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 2 Fair 110%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 3 Sheet Metal			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1008			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 3 Below Average			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%			
Year Built 1999			# Half Baths 0			Funct. % Good 90%			
Year Remodeled 0			# Addn Fixtures 0			Functional Code 1 Incomplete			
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm			
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None			
3.Br/Stone	6.Piers	9.				Econ. % Good 100%			
Basement 4 Full Basement						Economic Code 9 None			
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None			
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate			
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami			
Bsmt Gar # Cars 0						Entrance Code 5 Estimated			
Wet Basement 2 Damp Basement						1.Interior 4.Vacant 7.			
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.			
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code 5 Estimate						
Date Inspected 12/07/2011						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
24 Frame Shed	2001				%	%	400	3.Three Story Fr	
998 14 MFG UNIT	1999	14x66	2 100	3	0	% 100	%	4.1 & 1/2 Story	
68 Wood Deck/s	2001	140	2 100	2	0	% 100	%	5.1 & 3/4 Story	
24 Frame Shed	2005				%	%	100	6.2 & 1/2 Story	
23 Frame Garage	2018	1380	3 100	4	0	% 90	%	21.Open Frame Por	
24 Frame Shed	2018	384	2 100	4	0	% 75	%	22.Encl Frame Por	
68 Wood Deck/s	2018	144	3 100	4	0	% 100	%	23.Frame Garage	
					%	%		24.Frame Shed	
					%	%		25.Frame Bay Wind	
					%	%		26.1SFr Overhang	
					%	%		27.Unfin Basement	
					%	%		28.Unfinished Att	
					%	%		29.Finished Attic	

Map Lot R04-015

Account 760

Location 565 OAK HILL ROAD

Card 1 Of 2

1/07/2026

HANLON, DAVID P
565 OAK HILL ROAD
LITCHFIELD ME 04350

B2621P275

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data

Neighborhood	148 Oak Hill Road
Tree Growth Year	0
X Coordinate	0
Y Coordinate	0

Zone/Land Use	11 Residential
Secondary Zone	

Topography 2 Rolling		
1.Level	4.Below St	7.ResProtect
2.Rolling	5.Low	8.
3.Above St	6.Swampv	9.

Utilities	4 Drilled Well	6 Septic System
1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.Lake/Pond
3.Sewer	6.Septic	9.None

3.Sewer	6.Septic	9.None
Street	1 Paved	
1.Paved	4.Proposed	7.
2.Semi Imp	5.R/O/W	8.
3.Gravel	6.	9.None

Open 1	0
Open 2	0

Sale Data

Sale Date	12/30/1899
Price	
Sale Type	

1.Land	4.MFGUNIT	7.
2.L & B	5.Other	8.
3.Building	6.	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
2012	86,210	87,645	10,000	163,855
2013	86,210	86,796	10,000	163,006
2014	86,210	85,576	10,000	161,786
2015	86,210	85,558	10,000	161,768
2016	86,210	84,334	15,000	155,544
2017	86,210	83,486	20,000	149,696
2018	86,210	83,094	19,200	150,104
2019	99,400	71,700	20,000	151,100
2020	99,400	71,700	25,000	146,100
2021	99,400	71,700	25,000	146,100
2022	99,400	71,700	24,750	146,350
2023	119,200	85,700	25,000	179,900
2024	119,200	85,700	25,000	179,900
2025	160,900	115,500	25,000	251,400

Land Data

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.1-100				%		1.Unimproved
12.101-200				%		2.Excess Frtg
13.201+				%		3.Topography
14.				%		4.Size/Shape
15.				%		5.Access
				%		6.Restriction
				%		7.Right of Way
						8.View/Environ
				%		9.Fract Share
						Acres
				%		30.Frontage 1
				%		31.Frontage 2
				%		32.Tillable
				%		33.Tillable
				%		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.Gravel Pit
				%		42.Mobile Home Si
				%		43.Camp Site
				%		44.Lot Improvemen
				%		45.Access Right
				%		46.Golf Course
Total Acreage		51.70				

Litchfield

Map Lot R04-015

Account 760

Location 565 OAK HILL ROAD

Card 1

Of 2

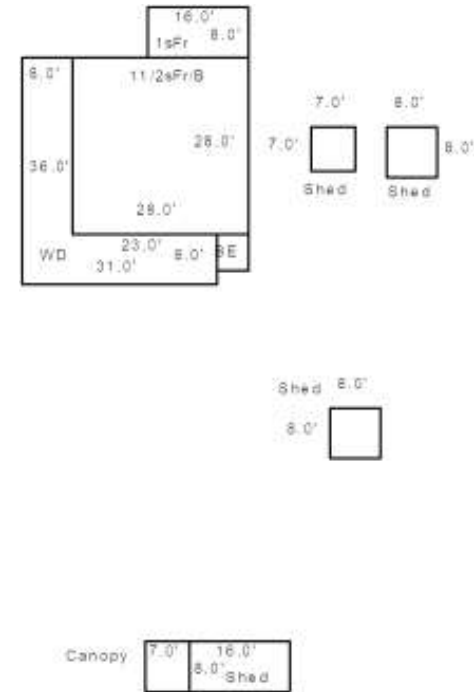
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 90	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 1 100	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 4 One & 1/2 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 11 T1-11 Siding	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 2 Fair 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 784
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1980	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 3 Tenant
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/21/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
1 One Story Frame	0	128	0 0	0	0	0	%	1.One Story Fram
68 Wood Deck/s	0	472	0 0	0	0	0	%	2.Two Story Fram
24 Frame Shed	0						%	3.Three Story Fr
24 Frame Shed	0						%	4.1 & 1/2 Story
24 Frame Shed	0						%	5.1 & 3/4 Story
24 Frame Shed	0						%	6.2 & 1/2 Story
61 Canopy/s	0						%	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



Litchfield

Property Data			Assessment Record						
Neighborhood 1 Rural			Year	Land	Buildings	Exempt	Total		
			2012	0	35,938	0	35,938		
Tree Growth Year 0			2013	0	35,443	0	35,443		
X Coordinate	0								
Y Coordinate	0		2014	0	35,017	0	35,017		
Zone/Land Use 11 Residential			2015	0	34,914	0	34,914		
Secondary Zone			2016	0	34,386	0	34,386		
			2017	0	33,890	0	33,890		
Topography 1 Level			2018	0	33,858	0	33,858		
1.Level	4.Below St	7.ResProtect	2019	0	46,100	0	46,100		
2.Rolling	5.Low	8.	2020	0	46,100	0	46,100		
3.Above St	6.Swampy	9.	2021	0	46,100	0	46,100		
Utilities	4 Drilled Well	6 Septic System							
1.Public	4.Dr Well	7.Cesspool	2022	0	46,100	0	46,100		
2.Water	5.Dug Well	8.Lake/Pond	2023	0	55,300	0	55,300		
3.Sewer	6.Septic	9.None	2024	0	55,300	0	55,300		
Street 1 Paved			2025	0	74,900	0	74,900		
1.Paved	4.Proposed	7.	Land Data						
2.Semi Imp	5.R/O/W	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.	9.None			Frontage	Depth	Factor	Code	
Open 1									

Litchfield

Map Lot R04-015

Account 760

Location 565 OAKHILL ROAD

Card 2

Of 2

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 8 Floor/Wall Unit			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None		
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 11 T1-11 Siding			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 2 Fair 80%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1024		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 3 Below Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%		
Year Built 1980			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 6 Piers			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 9 No Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 3 Information Only		
Wet Basement 9 No Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code 1 Owner					
			1.Owner 4.Agent 7.Vacant					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 09/21/2018								
Additions, Outbuildings & Improvements								1.One Story Fram
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram
23 Frame Garage	0	440	3 100	3	0 %	100 %		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

Map Lot R04-015A

Account 1051

Location 553 OAK HILL ROAD

Card 1 Of 1

1/07/2026

LETOURNEAU, HENRY
553 OAK HILL ROAD
LITCHFIELD ME 04350

B3376P253

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record						
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total		
			2012	35,800	81,859	10,000	107,659		
Tree Growth Year 0			2013	35,800	81,738	10,000	107,538		
X Coordinate 0			2014	35,800	80,846	10,000	106,646		
Y Coordinate 0			2015	35,800	80,727	10,000	106,527		
Zone/Land Use 11 Residential			2016	35,800	80,722	15,000	101,522		
Secondary Zone			2017	35,800	79,714	20,000	95,514		
			2018	35,800	79,710	19,200	96,310		
Topography 2 Rolling			2019	45,000	76,700	20,000	101,700		
1.Level	4.Below St	7.ResProtect	2020	45,000	76,700	25,000	96,700		
2.Rolling	5.Low	8.	2021	45,000	76,700	25,000	96,700		
3.Above St	6.Swampy	9.	2022	45,000	76,700	24,750	96,950		
Utilities 4 Drilled Well 6 Septic System			2023	54,000	91,900	25,000	120,900		
1.Public	4.Dr Well	7.Cesspool	2024	54,000	91,900	25,000	120,900		
2.Water	5.Dug Well	8.Lake/Pond	2025	72,900	124,000	25,000	171,900		
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
1.Paved				11.1-100 12.101-200 13.201+ 14. 15.			%		1.Unimproved
							%		2.Excess Frtg
2.Semi Imp							%		3.Topography
							%		4.Size/Shape
3.Gravel							%		5.Access
							%		6.Restriction
Open 1 0						%		7.Right of Way	
						%		8.View/Environ	
Open 2 0			Square Foot	Square Feet				9.Fract Share	
						%		Acres	
Sale Data						%			30.Frontage 1
						%			31.Frontage 2
Sale Date 12/30/1899						%			32.Tillable
						%			33.Tillable
Price						%			34.Softwood F&O
						%			35.Mixed Wood F&O
Sale Type			Fract. Acre						36.Hardwood F&O
1.Land				24	1.00	100	%	0	37.Softwood TG
2.L & B				44	1.00	100	%	0	38.Mixed Wood TG
3.Building							%		39.Hardwood TG
Financing							%		40.Wasteland
1.Convent							%		41.Gravel Pit
2.FHA/VA							%		42.Mobile Home Si
3.Assumed							%		43.Camp Site
Validity			Acres	Acreage/Sites					44.Lot Improvemen
1.Valid									45.Access Right
2.Related									
3.Distress									
Verified									
1.Buyer									
2.Seller									
3.Lender									

Litchfield

Map Lot R04-015A

Account 1051

Location 553 OAK HILL ROAD

Card 1

Of 1

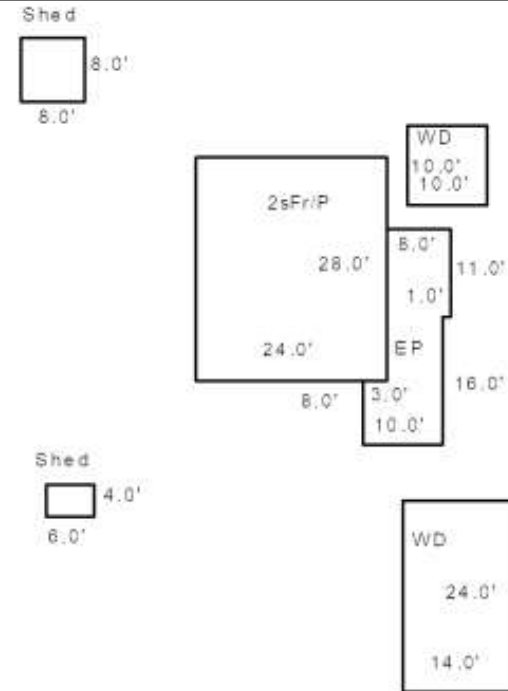
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 8 Floor/Wall Unit	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 2 Two Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 Wood Shingle	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 2 Fair 105%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 4 Composition	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 672
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 5 Above Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1973	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 0		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/21/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame	0	224	3 100	4	0	% 100	%	1.One Story Fram
68 Wood Deck/s	0	100	3 100	4	0	% 100	%	2.Two Story Fram
24 Frame Shed	0					%	%	3.Three Story Fr
24 Frame Shed	0					%	%	4.1 & 1/2 Story
68 Wood Deck/s	0	336	2 110	4	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



Map Lot R04-016

Account 1412

Location 523 OAK HILL ROAD

Card 1 Of 1

1/07/2026

DAIGLE, JAMES R
DAIGLE LISA
523 OAKHILL RD
LITCHFIELD ME 04350

B5534P29 B8931P233

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

9/10/25 add sv shed

Litchfield

Property Data			Assessment Record							
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total			
			2012	34,400	88,736	10,000	113,136			
Tree Growth Year 0			2013	34,400	88,629	10,000	113,029			
X Coordinate 0			2014	34,400	87,455	10,000	111,855			
Y Coordinate 0			2015	34,400	86,431	10,000	110,831			
Zone/Land Use 11 Residential			2016	34,400	86,281	15,000	105,681			
Secondary Zone			2017	34,400	85,258	20,000	99,658			
			2018	34,400	84,084	19,200	99,284			
Topography 2 Rolling			2019	42,400	89,800	20,000	112,200			
1.Level	4.Below St	7.ResProtect	2020	42,400	89,800	25,000	107,200			
2.Rolling	5.Low	8.	2021	42,400	89,800	25,000	107,200			
3.Above St	6.Swampy	9.		42,400	89,800	24,750	107,450			
Utilities 4 Drilled Well 6 Septic System			2023	50,800	107,600	25,000	133,400			
1.Public	4.Dr Well	7.Cesspool	2024	50,800	107,600	25,000	133,400			
2.Water	5.Dug Well	8.Lake/Pond		68,600	147,300	25,000	190,900			
3.Sewer	6.Septic	9.None	Land Data							
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes	
					Frontage	Depth	Factor	Code		
1.Paved	4.Proposed	7.	11.1-100 12.101-200 13.201+ 14. 15.				%		1.Unimproved	
2.Semi Imp	5.R/O/W	8.					%		2.Excess Frtg	
3.Gravel	6.	9.None					%		3.Topography	
Open 1 0							%		4.Size/Shape	
							%		5.Access	
							%		6.Restriction	
							%		7.Right of Way	
Open 2 0							%		8.View/Environ	
						%		9.Fract Share		
						%		Acres		
						%		30.Frontage 1		
Sale Data			Square Foot	Square Feet				31.Frontage 2		
						%		32.Tillable		
Sale Date	06/01/2006		16.Regular Lot 17.Secondary Lot 18.Excess Land 19.Condominium 20.Miscellaneous				%		33.Tillable	
Price	59,940						%		34.Softwood F&O	
Sale Type	2 Land & Buildings						%		35.Mixed Wood F&O	
1.Land	4.MFGUNIT	7.					%		36.Hardwood F&O	
2.L & B	5.Other	8.					%		37.Softwood TG	
3.Building	6.	9.					%		38.Mixed Wood TG	
Financing 9 Unknown							%		39.Hardwood TG	
							%		40.Wasteland	
						%		41.Gravel Pit		
						%		42.Mobile Home Si		
1.Convent	4.Seller	7.	Fract. Acre		Acreage/Sites				43.Camp Site	
2.FHA/VA	5.Private	8.			21	0.80	100 %	0	44.Lot Improvemen	
3.Assumed	6.Cash	9.Unknown			44	1.00	100 %	0	45.Access Right	
Validity 5 Partial Interest							%			
							%			
							%			
							%			
1.Valid	4.Split	7.Renovate			Acres		Total Acreage		0.80	
2.Related	5.Partial	8.Other								
3.Distress	6.Exempt	9.								
Verified 5 Public Record										
1.Buyer	4.Agent	7.Family	24.Houselot 25.Baselot 26.Rear 1 27.Rear 2 28.Rear 3 29.Rear 4							
2.Seller	5.Pub Rec	8.Other								
3.Lender	6.MLS	9.								

Litchfield

Map Lot R04-016

Account 1412

Location 523 OAK HILL ROAD

Card 1

Of 1

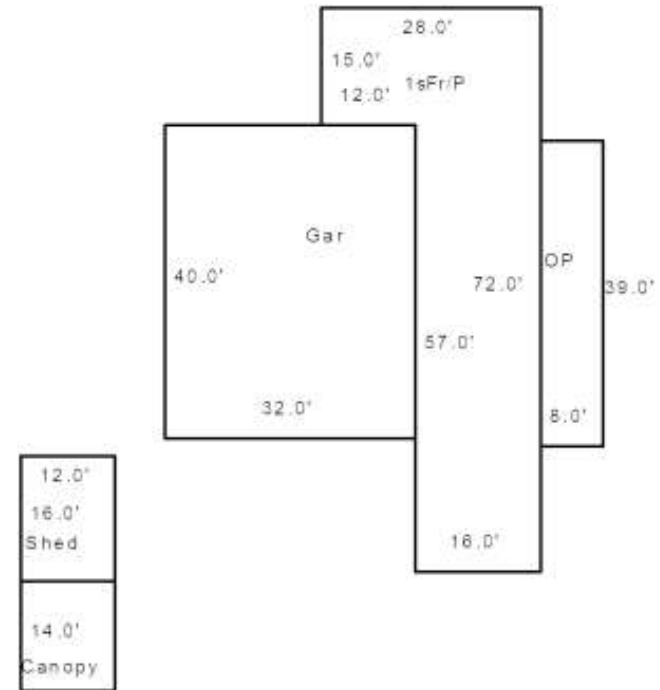
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 1 One Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 Wood Shingle	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 2 Fair 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 3 Sheet Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1332
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 3 Below Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1990	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 9 No Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 1 Owner
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 11/11/2011

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
21 Open Frame	0	312	2 100	2	0 %	100 %		1.One Story Fram
23 Frame Garage	0	1280	2 100	3	0 %	90 %		2.Two Story Fram
24 Frame Shed	0				%	%	500	3.Three Story Fr
61 Canopy/s	0				%	%	300	4.1 & 1/2 Story
24 Frame Shed	0				%	%	2,000	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



Map Lot R04-017

Account 1561

Location OAK HILL ROAD

Card 1

Of 1

1/07/2026

SAWYER, RALPH J
P O BOX 3486
AUBURN ME 04212

B1454P903

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

'24 2.27 acres to new lot 17A.

Litchfield

Property Data			Assessment Record						
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total		
			2012	73,400	0	0	73,400		
Tree Growth Year 0			2013	73,400	0	0	73,400		
X Coordinate 0			2014	73,400	0	0	73,400		
Y Coordinate 0			2015	73,400	0	0	73,400		
Zone/Land Use 11 Residential			2016	73,400	0	0	73,400		
Secondary Zone			2017	73,400	0	0	73,400		
			2018	73,400	0	0	73,400		
Topography 2 Rolling			2019	73,300	0	0	73,300		
1.Level	4.Below St	7.ResProtect	2020	73,300	0	0	73,300		
2.Rolling	5.Low	8.	2021	73,300	0	0	73,300		
3.Above St	6.Swampy	9.	2022	73,300	0	0	73,300		
Utilities	9 None	9 None	2023	87,900	0	0	87,900		
1.Public	4.Dr Well	7.Cesspool	2024	87,200	0	0	87,200		
2.Water	5.Dug Well	8.Lake/Pond	2025	117,700	0	0	117,700		
3.Sewer	6.Septic	9.None	Land Data						
Street 1 Paved			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
					11.1-100				
					12.101-200				
					13.201+				
Sale Data			Square Foot		Square Feet				Acres
Open 1 0			11.1-100 12.101-200 13.201+ 14. 15.						1.Unimproved 2.Excess Frtg 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Right of Way 8.View/Environ 9.Fract Share
Open 2 0									
Sale Date 12/30/1899			Fract. Acre		Acreage/Sites				30.Frontage 1 31.Frontage 2 32.Tillable 33.Tillable 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.Gravel Pit 42.Mobile Home Si 43.Camp Site 44.Lot Improvemen 45.Access Right
Price									
Sale Type									
1.Land 4.MFGUNIT 7.									
2.L & B 5.Other 8.									
3.Building 6. 9.									
Financing			24.Houselot 25.Baselot 26.Rear 1 27.Rear 2 28.Rear 3 29.Rear 4						
1.Convent 4.Seller 7.									
2.FHA/VA 5.Private 8.									
3.Assumed 6.Cash 9.Unknown									
Validity									
1.Valid 4.Split 7.Renovate			Acres						
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.									

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Right of Way
- 8.View/Environ
- 9.Fract Share
- 30.Frontage 1
- 31.Frontage 2
- 32.Tillable
- 33.Tillable
- 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.Gravel Pit
- 42.Mobile Home Si
- 43.Camp Site
- 44.Lot Improvemen
- 45.Access Right
- 46.Golf Course

Litchfield

Map Lot R04-017

Account 1561

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Litchfield

Map Lot R04-017A

Account 3049

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0			Layout 1 Typical					
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical	4.	7.			
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq	5.	8.			
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 3 Heat Pump			3.	6.	9.			
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None					
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.			
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full					
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.			
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%					
1.Wd Clapbo:	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%					
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade	6.AA Grade	9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 896					
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 5 Above Average					
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G			
SF Masonry Trim 0			# Rooms 0			2.Fair	5.Avg+	8.Exc			
OPEN-3- 0			# Bedrooms 0			3.Avg-	6.Good	9.Same			
OPEN-4- 0			# Full Baths 2			Phys. % Good 0%					
Year Built 2024			# Half Baths 0			Funct. % Good 75%					
Year Remodeled 0			# Addn Fixtures 0			Functional Code 1 Incomplete					
Foundation 5 Concrete Slab			# Fireplaces 0			1.Incomp	4.Delap	7.No Power			
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm			
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None			
3.Br/Stone	6.Piers	9.				Econ. % Good 100%					
Basement 9 No Basement						Economic Code 9 None					
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None			
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate				
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami				
Bsmt Gar # Cars 0						Entrance Code 0					
Wet Basement 9 No Basement						1.Interior	4.Vacant	7.			
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.			
2.Damp	5.	8.				3.Informed	6.Existing R	9.			
3.Wet	6.	9.				Information Code					
Date Inspected						1.Owner	4.Agent	7.Vacant			
						2.Relative	5.Estimate	8.			
						3.Tenant	6.Other	9.			
Additions, Outbuildings & Improvements											
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.One Story Fram			
21 Open Frame	0	192	0 0	0	0 %	0 %		2.Two Story Fram			
23 Frame Garage	0	1720	3 110	4	0 %	90 %		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			

1/07/2026

Sale Date: 12/28/2005

Date

Notes:
TAX ACQUIRED BY TOWN OF LITCHFIELD FROM ALICE COLLINS, DATE TO BE RESEARCHED.

Litchfield

Property Data			Assessment Record								
Neighborhood 148 Oak Hill Road			Year	Land	Buildings		Exempt	Total			
			2012	32,000	0		32,000	0			
Tree Growth Year 0			2013	32,000	0		32,000	0			
X Coordinate	0										
Y Coordinate	0		2014	32,000	0		32,000	0			
Zone/Land Use	11 Residential										
Secondary Zone			2015	32,000	0		32,000	0			
			2016	32,000	0		32,000	0			
Topography 2 Rolling 9			2017	32,000	0		32,000	0			
			2018	32,000	0		32,000	0			
1.Level	4.Below St	7.ResProtect	2019	29,800	0		29,800	0			
2.Rolling	5.Low	8.	2020	29,800	0		29,800	0			
3.Above St	6.Swampy	9.	2021	29,800	0		29,800	0			
Utilities	9 None	9 None									
1.Public	4.Dr Well	7.Cesspool	2022	29,800	0		29,800	0			
2.Water	5.Dug Well	8.Lake/Pond	2023	35,800	0		35,800	0			
3.Sewer	6.Septic	9.None									
Street	5 Right-Of-Way		2024	35,800	0		35,800	0			
			2025	48,300	0		48,300	0			
1.Paved	4.Proposed	7.	Land Data								
2.Semi Imp	5.R/O/W	8.									
3.Gravel	6.	9.None									
Sale Data			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
Open 1	0			11.1-100				%	1.Unimproved		
Open 2	0			12.101-200				%	2.Excess Frtg		
Sale Date		12/30/1899		13.201+				%	3.Topography		
				14.				%	4.Size/Shape		
Price		15.					%	5.Access			
Sale Type							%	6.Restriction			
							%	7.Right of Way			
							%	8.View/Environ			
						%	9.Fract Share				
Financing			Square Foot	Square Feet				Acres			
						%					
1.Land	4.MFGUNIT	7.		16.Regular Lot			%		30.Frontage 1		
2.L & B	5.Other	8.		17.Secondary Lot			%		31.Frontage 2		
3.Building	6.	9.		18.Excess Land			%		32.Tillable		
				19.Condominium			%		33.Tillable		
				20.Miscellaneous			%		34.Softwood F&O		
							%		35.Mixed Wood F&O		
							%		36.Hardwood F&O		
							%		37.Softwood TG		
Validity			Fract. Acre	Acreage/Sites				Acres			
1.Valid	4.Split	7.Renovate		21.Houselot (Frac	25	1.00	100		%	0	38.Mixed Wood TG
2.Related	5.Partial	8.Other		22.Baselot(Fract)	26	1.60	100		%	0	39.Hardwood TG
3.Distress	6.Exempt	9.		23.					%		40.Wasteland
				Acres					%		41.Gravel Pit
				24.Houselot					%		42.Mobile Home Si
				25.Baselot					%		43.Camp Site
				26.Rear 1					%		44.Lot Improvemen
				27.Rear 2	Total Acreage 2.60					45.Access Right	
			28.Rear 3								
			29.Rear 4								

Litchfield

Map Lot R04-018

Account 344

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.	3.Informed	6.Existing R	9.			
3.Wet	6.	9.	Information Code					
Date Inspected			1.Owner	4.Agent	7.Vacant			
			2.Relative	5.Estimate	8.			
			3.Tenant	6.Other	9.			
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

Map Lot R04-019

Account 419

Location OAK HILL ROAD

Card 1 Of 1

1/07/2026

SAWYER RALPH J JR
P. O. BOX 3486
AUBURN ME 04212

B781P443 B1454P900

Previous Owner
LITCHFIELD, TOWN OF
2400 HALLOWELL ROAD

LITCHFIELD ME 04350
Sale Date: 09/24/2007

Previous Owner
DANFORTH, IRVING

Sale Date: 12/28/2005

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

TAX ACQUIRED BY TOWN AND SOLD TO CURRENT OWNER-
10/20/67-1454/900.

Litchfield

Property Data			Assessment Record								
Neighborhood 148 Oak Hill Road			Year	Land		Buildings		Exempt	Total		
			2012	45,500		0		0	45,500		
Tree Growth Year 0			2013	45,500		0		0	45,500		
X Coordinate 0			2014	45,500		0		0	45,500		
Y Coordinate 0			2015	45,500		0		0	45,500		
Zone/Land Use 11 Residential			2016	45,500		0		0	45,500		
Secondary Zone			2017	45,500		0		0	45,500		
			2018	45,500		0		0	45,500		
Topography 2 Rolling 9			2019	43,800		0		0	43,800		
1.Level	4.Below St	7.ResProtect	2020	43,800		0		0	43,800		
2.Rolling	5.Low	8.	2021	43,800		0		0	43,800		
3.Above St	6.Swampy	9.	2022	43,800		0		0	43,800		
Utilities	9 None	9 None	2023	52,500		0		0	52,500		
1.Public	4.Dr Well	7.Cesspool	2024	52,500		0		0	52,500		
2.Water	5.Dug Well	8.Lake/Pond	2025	70,900		0		0	70,900		
3.Sewer	6.Septic	9.None	Land Data								
Sale Data			Front Foot	Type	Effective		Influence		Influence Codes		
					Frontage	Depth	Factor	Code			
							%			1.Unimproved	
							%			2.Excess Frtg	
							%			3.Topography	
							%			4.Size/Shape	
							%			5.Access	
							%			6.Restriction	
				Open 1	0				%		7.Right of Way
				Open 2	0				%		8.View/Environ
Sale Date 12/30/1899			Square Foot		Square Feet				Acres		
Price			11.1-100					9.Fract Share			
Sale Type			12.101-200					30.Frontage 1			
1.Land	4.MFGUNIT	7.	13.201+					31.Frontage 2			
2.L & B	5.Other	8.	14.					32.Tillable			
3.Building	6.	9.	15.					33.Tillable			
Financing			Fract. Acre		Acreage/Sites						
1.Convent	4.Seller	7.	21.Houselot (Frac	25	1.00	100 %	0	34.Softwood F&O			
2.FHA/VA	5.Private	8.	22.Baselot(Fract)	26	5.00	100 %	0	35.Mixed Wood F&O			
3.Assumed	6.Cash	9.Unknown	23.	27	5.00	100 %	0	36.Hardwood F&O			
Validity			Acres						37.Softwood TG		
1.Valid	4.Split	7.Renovate	24.Houselot						38.Mixed Wood TG		
2.Related	5.Partial	8.Other	25.Baselot						39.Hardwood TG		
3.Distress	6.Exempt	9.	26.Rear 1						40.Wasteland		
Verified			27.Rear 2						41.Gravel Pit		
1.Buyer	4.Agent	7.Family	28.Rear 3						42.Mobile Home Si		
2.Seller	5.Pub Rec	8.Other	29.Rear 4						43.Camp Site		
3.Lender	6.MLS	9.	Total Acreage		11.00				44.Lot Improvemen		
									45.Access Right		

Litchfield

Map Lot R04-019

Account 419

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

Map Lot R04-020A

Account 2242

Location 437 OAK HILL ROAD

Card 1 Of 1

1/07/2026

ROTHMAN, SAMUEL M
402 COUNTY ROAD
SCARBOROUGH ME 04072

B14614P214

Previous Owner
THOMPSON ANNE
15 JUNGLE LANE

LITCHFIELD ME 04350
Sale Date: 10/14/2022

Previous Owner
HULSEY, GAIL
437 OAK HILL ROAD

LITCHFIELD ME 04350
Sale Date: 11/21/2008

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record							
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total			
			2012	65,520	181,110	0	246,630			
Tree Growth Year 0			2013	65,520	181,110	0	246,630			
X Coordinate 0			2014	65,520	179,402	0	244,922			
Y Coordinate 0			2015	65,520	179,085	0	244,605			
Zone/Land Use 11 Residential			2016	65,520	177,377	0	242,897			
Secondary Zone			2017	65,520	177,377	0	242,897			
			2018	65,520	175,669	0	241,189			
Topography 2 Rolling			2019	70,500	213,700	0	284,200			
1.Level	4.Below St	7.ResProtect	2020	70,500	213,700	0	284,200			
2.Rolling	5.Low	8.	2021	70,500	213,700	0	284,200			
3.Above St	6.Swampy	9.	2022	70,500	213,700	0	284,200			
Utilities	4 Drilled Well	6 Septic System	2023	84,600	256,400	0	341,000			
1.Public	4.Dr Well	7.Cesspool	2024	84,600	256,400	0	341,000			
2.Water	5.Dug Well	8.Lake/Pond	2025	114,200	347,000	0	461,200			
3.Sewer	6.Septic	9.None	Land Data							
Street 3 Gravel			Front Foot	Type	Effective		Influence		Influence Codes	
					Frontage	Depth	Factor	Code		
1.Paved				11.1-100			%		1.Unimproved	
				12.101-200			%		2.Excess Frtg	
2.Semi Imp				13.201+			%		3.Topography	
				14.			%		4.Size/Shape	
3.Gravel				15.			%		5.Access	
							%		6.Restriction	
Open 1 0						%		7.Right of Way		
			Open 2 0			%		8.View/Environ		
Sale Data			Square Foot		Square Feet				9.Fract Share	
Sale Date 10/14/2022						%			30.Frontage 1	
						%			31.Frontage 2	
Price						%			32.Tillable	
						%			33.Tillable	
Sale Type 2 Land & Buildings						%			34.Softwood F&O	
						%			35.Mixed Wood F&O	
1.Land						%			36.Hardwood F&O	
			4.MFGUNIT	7.			%	0	37.Softwood TG	
2.L & B			16.Regular Lot			100	%	0	38.Mixed Wood TG	
5.Other			17.Secondary Lot			100	%	0	39.Hardwood TG	
8.			18.Excess Land			100	%	0	40.Wasteland	
9.			19.Condominium			100	%	0	41.Gravel Pit	
Financing 9 Unknown			20.Miscellaneous			100	%	0	42.Mobile Home Si	
						100	%	0	43.Camp Site	
1.Convent			Fract. Acre		Acreage/Sites				44.Lot Improvemen	
4.Seller				24		1.00	100	%	0	45.Access Right
7.				26		5.00	100	%	0	
2.FHA/VA				27		10.00	100	%	0	
5.Private				28		6.04	100	%	0	
8.				44		1.00	100	%	0	
3.Assumed								%		
6.Cash								%		
9.Unknown			Acres		Total Acreage		22.04			
Validity 8 Other Non Valid										
1.Valid				21.Houselot (Frac						
4.Split				22.Baselot(Fract)						
7.Renovate				23.						
2.Related										
5.Partial										
8.Other										
3.Distress			24.Houselot							
6.Exempt			25.Baselot							
Verified 5 Public Record			26.Rear 1							
			27.Rear 2							
1.Buyer			28.Rear 3							
4.Agent			29.Rear 4							
7.Family										
2.Seller										
5.Pub Rec										
8.Other										
3.Lender										
6.MLS										
9.										

Litchfield

Map Lot R04-020A

Account 2242

Location 437 OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 2 Ranch			SF Bsmt Living 0			Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0			1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0			2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB			3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None		
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.		
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.		
Stories 1 One Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None		
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.		
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.		
Exterior Walls 2 Vinyl			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None		
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 110%		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade		
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S		
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same		
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 1964		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 4 Average		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G		
SF Masonry Trim 0			# Rooms 0			2.Fair 5.Avg+ 8.Exc		
OPEN-3- 0			# Bedrooms 0			3.Avg- 6.Good 9.Same		
OPEN-4- 0			# Full Baths 2			Phys. % Good 0%		
Year Built 2000			# Half Baths 0			Funct. % Good 100%		
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None		
Foundation 1 Concrete			# Fireplaces 0			1.Incomp 4.Delap 7.No Power		
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm		
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None		
3.Br/Stone	6.Piers	9.				Econ. % Good 100%		
Basement 4 Full Basement						Economic Code 9 None		
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None		
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate		
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami		
Bsmt Gar # Cars 0						Entrance Code 5 Estimated		
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.		
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.	8.	3.Informed 6.Existing R 9.					
3.Wet	6.	9.	Information Code 5 Estimate					
			1.Owner 4.Agent 7.Vacant					
			2.Relative 5.Estimate 8.					
			3.Tenant 6.Other 9.					
Date Inspected 12/07/2011								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.One Story Fram
68 Wood Deck/s	0	128	0 0	0	0	% 0	%	2.Two Story Fram
68 Wood Deck/s	0	48	0 0	0	0	% 0	%	3.Three Story Fr
23 Frame Garage	0	1008	3 100	4	0	% 90	%	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

Map Lot R04-021

Account 1530

Location 409 OAK HILL ROAD

Card 1 Of 1

1/07/2026

ROSSIGNOL, DUDLEY R
409 OAK HILL ROAD
LITCHFIELD ME 04350

B2150P42

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record				
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total
			2012	57,500	96,257	10,000	143,757
Tree Growth Year 0			2013	57,500	96,257	10,000	143,757
X Coordinate							

Litchfield

Map Lot R04-021

Account 1530

Location 409 OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 1 Conventional			SF Bsmt Living 0				Layout 1 Typical		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade 0 0				1.Typical 4. 7.		
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE 0				2.Inadeq 5. 8.		
2.Ranch	6.Split	10.Tri-Level	Heat Type 100% 1 Hot Water BB				3. 6. 9.		
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic 9 None			
Dwelling Units 1			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.			
Other Units 0			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.			
Stories 4 One & 1/2 Story			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin 6. 9.None			
1.1	4.1.5	7.1.25	Cool Type 0% 9 None			Insulation 1 Full			
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full 4.Minimal 7.			
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy 5.Partial 8.			
Exterior Walls 12 Board and Batting			3.H Pump	6.Monitor-Ga	9.None	3.Capped 6. 9.None			
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style 2 Typical			Unfinished % 0%			
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor 3 Average 100%			
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade 4.B Grade 7.AAA Grade			
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade 5.A Grade 8.M&S			
Roof Surface 1 Asphalt Shingles			Bath(s) Style 2 Typical Bath(s)			3.C Grade 6.AA Grade 9.Same			
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint) 648			
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition 6 Good			
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V.G			
SF Masonry Trim 0			# Rooms 4			2.Fair 5.Avg+ 8.Exc			
OPEN-3- 0			# Bedrooms 3			3.Avg- 6.Good 9.Same			
OPEN-4- 0			# Full Baths 1			Phys. % Good 0%			
Year Built 1960			# Half Baths 0			Funct. % Good 100%			
Year Remodeled 0			# Addn Fixtures 0			Functional Code 9 None			
Foundation 2 Concrete Block			# Fireplaces 0			1.Incomp 4.Delap 7.No Power			
1.Concrete	4.Wood	7.				2.O-Built 5.Bsmt 8.LongTerm			
2.C.Block	5.Slab	8.				3.Damage 6.Common 9.None			
3.Br/Stone	6.Piers	9.				Econ. % Good 100%			
Basement 3 3/4 Basement						Economic Code 9 None			
1.1/4 Bmt	4.Full Bmt	7.				0.None 3.No Power 9.None			
2.1/2 Bmt	5.Crawl Spac	8.				1.Location 4.Generate			
3.3/4 Bmt	6.	9.None				2.Encroach 5.Multi-Fami			
Bsmt Gar # Cars 0						Entrance Code 1 Interior Inspect			
Wet Basement 1 Dry Basement						1.Interior 4.Vacant 7.			
1.Dry	4.Dirt Flr	7.				2.Refusal 5.Estimate 8.			
2.Damp	5.	8.	3.Informed 6.Existing R 9.						
3.Wet	6.	9.	Information Code 1 Owner						
Date Inspected 11/14/2011						1.Owner 4.Agent 7.Vacant			
						2.Relative 5.Estimate 8.			
						3.Tenant 6.Other 9.			
Additions, Outbuildings & Improvements								1.One Story Fram	
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.Two Story Fram	
21 Open Frame	0	120	2 100	4	0	% 100	%	3.Three Story Fr	
1 One Story Frame	0	144	0 0	4	0	% 100	%	4.1 & 1/2 Story	
68 Wood Deck/s	0	78	3 100	4	0	% 100	%	5.1 & 3/4 Story	
23 Frame Garage	0	576	3 100	4	0	% 100	%	6.2 & 1/2 Story	
73 1 1/2s Garage	2004	480	3 100	4	0	% 75	%	21.Open Frame Por	
61 Canopy/s	2004	288	3 100	4	0	% 75	%	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	

B3968P231

Neighborhood			148 Oak Hill Road	Year	Land	Buildings	Exempt	Total
Tree Growth Year			0	2012	43,500	100,659	10,000	134,159
X Coordinate			0	2013	43,500	100,615	10,000	134,115
Y Coordinate			0	2014	43,500	99,412	10,000	132,912
Zone/Land Use			11 Residential	2015	43,500	99,367	10,000	132,867
Secondary Zone				2016	43,500	99,267	15,000	127,767
				2017	43,500	98,119	20,000	121,619
Topography			2 Rolling	2018	43,500	108,908	19,200	133,208
1.Level	4.Below St	7.ResProtect	1 Drilled Well 6 Septic System	2019	49,200	152,600	20,000	181,800
2.Rolling	5.Low	8.		2020	49,200	152,600	25,000	176,800
3.Above St	6.Swampy	9.		2021	49,200	152,600	25,000	176,800
Utilities				2022	49,200	152,600	24,750	177,050
1.Public	4.Dr Well	7.Cesspool		2023	59,000	183,000	25,000	217,000
2.Water	5.Dug Well	8.Lake/Pond	1 Paved	2024	59,000	183,000	25,000	217,000
3.Sewer	6.Septic	9.None		2025	79,700	247,400	25,000	302,100

Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
1.1-100				%		1.Unimproved
2.101-200				%		2.Excess Frtg
3.201+				%		3.Topography
4.				%		4.Size/Shape
5.				%		5.Access
				%		6.Restriction
				%		7.Right of Way
Square Foot	Square Feet					8.View/Environ
				%		9.Fract Share
				%		Acres
				%		30.Frontage 1
				%		31.Frontage 2
				%		32.Tillable
				%		33.Tillable
				%		34.Softwood F&O
				%		35.Mixed Wood F&O
				%		36.Hardwood F&O
Fract. Acre	Acreage/Sites					37.Softwood TG
21.Houselot (Frac	24	1.00	100	%	0	38.Mixed Wood TG
22.Baselot(Fract)	26	1.40	100	%	0	39.Hardwood TG
23.	44	1.00	100	%	0	40.Wasteland
Acres				%		41.Gravel Pit
				%		42.Mobile Home Si
				%		43.Camp Site
				%		44.Lot Improvemen
				%		45.Access Right
				%		
				%		
Total Acreage				2.40		

No./Date	Description	Date Insp.

Litchfield

Litchfield

Map Lot R04-022

Account 1529

Location 399 OAK HILL ROAD

Card 1

Of 1

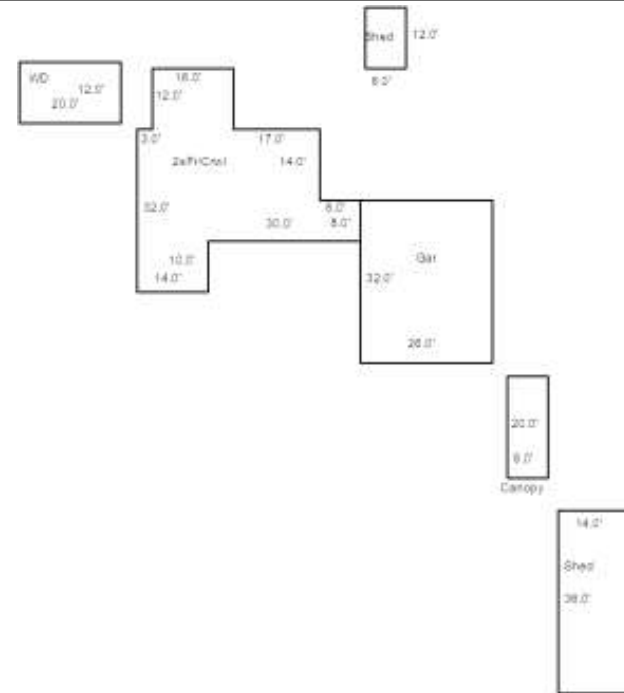
01/07/2026

Building Style 1 Conventional	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 5 One & 3/4 Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 16 Lap Siding-Drop	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 105%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 3 Sheet Metal	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 792
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 6 Good
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1993	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 5 Crawl Space		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/20/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	832	0 0	0	0	0	%	1.One Story Fram
61 Canopy/s	0						%	2.Two Story Fram
24 Frame Shed	2017	504	2 100	4	0	75	%	3.Three Story Fr
24 Frame Shed	0						%	4.1 & 1/2 Story
68 Wood Deck/s	2007	240	3 100	4	0	100	%	5.1 & 3/4 Story
1 One Story Frame	0	192	0 0	0	0	0	%	6.2 & 1/2 Story
1 One Story Frame	0	64	0 0	0	0	0	%	21.Open Frame Por
4 1 & 1/2 Story Fr	0	140	0 0	0	0	0	%	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



Map Lot R04-023

Account 176

Location OAK HILL ROAD

Card 1 Of 1 1/07/2026

BOUCHER, DAVID
99 BAILEY AVE
LEWISTON ME 04240

B3518P267

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record										
Neighborhood 148 Oak Hill Road			Year	Land		Buildings		Exempt		Total			
			2012	57,250		0		0		57,250			
Tree Growth Year 0			2013	42,000		0		0		42,000			
X Coordinate 0			2014	42,000		0		0		42,000			
Y Coordinate 0			2015	42,000		0		0		42,000			
Zone/Land Use 11 Residential			2016	42,000		0		0		42,000			
			2017	42,000		0		0		42,000			
			2018	42,000		0		0		42,000			
Topography 2 Rolling			2019	41,100		0		0		41,100			
1.Level	4.Below St	7.ResProtect	2020	41,100		0		0		41,100			
2.Rolling	5.Low	8.	2021	41,100		0		0		41,100			
3.Above St	6.Swampy	9.	2022	41,100		0		0		41,100			
Utilities 9 None 9 None			2023	49,400		0		0		49,400			
1.Public	4.Dr Well	7.Cesspool	2024	49,400		0		0		49,400			
2.Water	5.Dug Well	8.Lake/Pond	2025	66,600		0		0		66,600			
3.Sewer	6.Septic	9.None	Land Data										
Sale Data			Front Foot		Type	Effective		Influence		Influence Codes			
						Frontage	Depth	Factor	Code				
						11.1-100		%				1.Unimproved	
						12.101-200		%				2.Excess Frtg	
						13.201+		%				3.Topography	
						14.		%				4.Size/Shape	
						15.		%				5.Access	
								%				6.Restriction	
								%				7.Right of Way	
								%				8.View/Environ	
Price			Square Foot			Square Feet				Acres			
						16.Regular Lot		%				9.Fract Share	
						17.Secondary Lot		%				30.Frontage 1	
						18.Excess Land		%				31.Frontage 2	
						19.Condominium		%				32.Tillable	
						20.Miscellaneous		%				33.Tillable	
								%				34.Softwood F&O	
								%				35.Mixed Wood F&O	
								%				36.Hardwood F&O	
Validity			Fract. Acre			Acreage/Sites							
						25	1.00	100	%			0	
						26	5.00	100	%			0	
						27	1.50	100	%			0	
						21.Houselot (Frac							
						22.Baselot(Fract)							
						23.							
						24.Houselot							
						25.Baselot							
						26.Rear 1							
Verified			Acres										
						27.Rear 2							
						28.Rear 3							
						29.Rear 4							
						37.Softwood TG							
						38.Mixed Wood TG							
						39.Hardwood TG							
						40.Wasteland							
						41.Gravel Pit							
1.Buyer 4.Agent 7.Family													
						42.Mobile Home Si							
						43.Camp Site							
						44.Lot Improvemen							
						45.Access Right							
						46.							
						47.							
						48.							
						49.							

- 1.Unimproved
- 2.Excess Frtg
- 3.Topography
- 4.Size/Shape
- 5.Access
- 6.Restriction
- 7.Right of Way
- 8.View/Environ
- 9.Fract Share
- 30.Frontage 1
- 31.Frontage 2
- 32.Tillable
- 33.Tillable
- 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.Gravel Pit
- 42.Mobile Home Si
- 43.Camp Site
- 44.Lot Improvemen
- 45.Access Right
- 46.Golf Course

Litchfield

Map Lot R04-023

Account 176

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.	3.Informed	6.Existing R	9.			
3.Wet	6.	9.	Information Code					
Date Inspected			1.Owner	4.Agent	7.Vacant			
			2.Relative	5.Estimate	8.			
			3.Tenant	6.Other	9.			
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

Map Lot R04-023A

Account 2233

Location 387 OAK HILL ROAD

Card 1

Of 1

1/07/2026

BEAULIEU, BAYLEY L
387 OAK HILL ROAD
LITCHFIELD ME 04350

B6670P43 B6930P105 B13595P29

Previous Owner
ABBOTT, JESSICA L
387 OAK HILL ROAD

LITCHFIELD ME 04350
Sale Date: 06/17/2020

Previous Owner
BENEFICIAL MAINE, INC.
636 GRAND REGENCY BLVD.

BRANDON FL 33509
Sale Date: 06/24/2016

Previous Owner
FAITH, JEREMY
FAITH CARRIE
387 OAK HILL ROAD
LITCHFIELD ME 04350
Sale Date: 10/13/2015

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data			Assessment Record						
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total		
			2012	51,250	89,358	0	140,608		
Tree Growth Year 0			2013	51,250	89,322	0	140,572		
X Coordinate 0			2014	51,250	88,366	0	139,616		
Y Coordinate 0			2015	51,250	88,366	0	139,616		
Zone/Land Use 11 Residential			2016	51,250	87,410	0	138,660		
Secondary Zone			2017	51,250	87,375	20,000	118,625		
			2018	51,250	86,418	19,200	118,468		
Topography 2 Rolling			2019	58,500	134,900	20,000	173,400		
1.Level	4.Below St	7.ResProtect	2020	58,500	134,900	25,000	168,400		
2.Rolling	5.Low	8.	2021	58,500	134,900	0	193,400		
3.Above St	6.Swampy	9.		2022	58,500	134,900	0	193,400	
Utilities	4 Drilled Well	6 Septic System	2023	70,200	161,900	0	232,100		
1.Public	4.Dr Well	7.Cesspool	2024	70,200	161,900	0	232,100		
2.Water	5.Dug Well	8.Lake/Pond		2025	94,800	219,100	0	313,900	
3.Sewer	6.Septic	9.None	Land Data						
Street 3 Gravel			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
1.Paved			11.1-100 12.101-200 13.201+ 14. 15.				%		1.Unimproved 2.Excess Frtg 3.Topography 4.Size/Shape 5.Access 6.Restriction 7.Right of Way 8.View/Environ 9.Fract Share Acres 30.Frontage 1 31.Frontage 2 32.Tillable 33.Tillable 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.Gravel Pit 42.Mobile Home Si 43.Camp Site 44.Lot Improvemen 45.Access Right
2.Semi Imp							%		
3.Gravel							%		
Open 1 0							%		
Open 2 0							%		
Sale Data							%		
Sale Date 06/17/2020							%		
Price 209,000							%		
Sale Type 2 Land & Buildings							%		
1.Land							%		
2.L & B					%				
3.Building					%				
Financing 9 Unknown					%				
1.Convent					%				
2.FHA/VA					%				
3.Assumed					%				
Validity 1 Arms Length Sale					%				
1.Valid					%				
2.Related					%				
3.Distress					%				
Verified 5 Public Record					%				
1.Buyer					%				
2.Seller					%				
3.Lender					%				
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Litchfield

Map Lot R04-023A

Account 2233

Location 387 OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style 2 Ranch	SF Bsmt Living 0	Layout 1 Typical
0.Uncoded 4.Cape 8.Log	Fin Bsmt Grade 0 0	1.Typical 4. 7.
1.Conv 5.Garrison 9.Other	OPEN-5-CUSTOMIZE 0	2.Inadeq 5. 8.
2.Ranch 6.Split 10.Tri-Level	Heat Type 100% 1 Hot Water BB	3. 6. 9.
3.R Ranch 7.Contemp 11.Earth One	0.Uncoded 4.Steam 8.Fi/Wall	Attic 9 None
Dwelling Units 1	1.HWBB 5.FWA 9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units 0	2.HWCI 6.GravWA 10.Radiant Ho	2.1/2 Fin 5.Fi/Stair 8.
Stories 1 One Story	3.H Pump 7.Electric 11.Radiant	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.1.25	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1.75 8.3.5	1.Refrig 4.W&C Air 7.RadHW	1.Full 4.Minimal 7.
3.3 6.2.5 9.4	2.Evapor 5.Monitor-oi 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl	3.H Pump 6.Monitor-Ga 9.None	3.Capped 6. 9.None
0.Uncoded 4.Asbestos 8.Concrete	Kitchen Style 2 Typical	Unfinished % 0%
1.Wd Clapbo. 5.Stucco 9.Other	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
2.Vinyl 6.Brick 10.Wd shingl	2.Typical 5. 8.	1.E Grade 4.B Grade 7.AAA Grade
3.Compos 7.Stone 11.T1-11	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.M&S
Roof Surface 1 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.Rolled Roo	1.Modern 4.Obsolete 7.	SQFT (Footprint) 1400
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition 4 Average
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V.G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
OPEN-3- 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Delap 7.No Power
1.Concrete 4.Wood 7.		2.O-Built 5.Bsmt 8.LongTerm
2.C.Block 5.Slab 8.		3.Damage 6.Common 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good 100%
Basement 4 Full Basement		Economic Code 9 None
1.1/4 Bmt 4.Full Bmt 7.		0.None 3.No Power 9.None
2.1/2 Bmt 5.Crawl Spac 8.		1.Location 4.Generate
3.3/4 Bmt 6. 9.None		2.Encroach 5.Multi-Fami
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4.Dirt Flr 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.		3.Informed 6.Existing R 9.
3.Wet 6. 9.		Information Code 5 Estimate
		1.Owner 4.Agent 7.Vacant
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 09/20/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
68 Wood Deck/s	0	240	0 0	0	0	0	%	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



Map Lot R04-024

Account 1248

Location OAK HILL ROAD

Card 1 Of 1

1/07/2026

LITCHFIELD, TOWN OF:
DECLARATION OF TRUST
2400 HALLOWELL ROAD
LITCHFIELD ME 04350

B1057P354

Previous Owner
MORIN, JOSEPH

Sale Date: 01/05/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

TAX ACQUIRED BY TOWN OF LITCHFIELD-DATE TO BE RESEARCHED.

Litchfield

Property Data			Assessment Record							
Neighborhood 148 Oak Hill Road			Year	Land		Buildings		Exempt	Total	
			2012	49,250		0		49,250	0	
Tree Growth Year 0			2013	49,250		0		49,250	0	
X Coordinate 0			2014	49,250		0		49,250	0	
Y Coordinate 0			2015	49,250		0		49,250	0	
Zone/Land Use 11 Residential			2016	49,250		0		49,250	0	
			2017	49,250		0		49,250	0	
Secondary Zone			2018	49,250		0		49,250	0	
Topography 2 Rolling 9			2019	47,500		0		47,500	0	
1.Level	4.Below St	7.ResProtect	2020	47,500		0		47,500	0	
2.Rolling	5.Low	8.	2021	47,500		0		47,500	0	
3.Above St	6.Swampy	9.	2022	47,500		0		47,500	0	
Utilities 9 None 9 None			2023	57,000		0		57,000	0	
1.Public	4.Dr Well	7.Cesspool	2024	57,000		0		57,000	0	
2.Water	5.Dug Well	8.Lake/Pond	2025	77,000		0		77,000	0	
3.Sewer	6.Septic	9.None								
Street 3 Gravel										
1.Paved	4.Proposed	7.								
2.Semi Imp	5.R/O/W	8.								
3.Gravel	6.	9.None								
Open 1 0										
Open 2 0										
Sale Data										
Sale Date 01/05/2006										
Price										
Sale Type										
1.Land	4.MFGUNIT	7.								
2.L & B	5.Other	8.								
3.Building	6.	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.								

Land Data							
Front Foot	Type	Effective		Influence		Influence Codes	
		Frontage	Depth	Factor	Code		
11.1-100 12.101-200 13.201+ 14. 15.				%		1.Unimproved	
				%		2.Excess Frtg	
				%		3.Topography	
				%		4.Size/Shape	
				%		5.Access	
				%		6.Restriction	
				%		7.Right of Way	
				%		8.View/Environ	
Square Foot	Square Feet					9.Fract Share	
				%		Acres	
				%			
				%		30.Frontage 1	
				%		31.Frontage 2	
				%		32.Tillable	
				%		33.Tillable	
				%		34.Softwood F&O	
Fract. Acre	Acreage/Sites					35.Mixed Wood F&O	
	25	1.00		100	%	0	36.Hardwood F&O
	26	5.00		100	%	0	37.Softwood TG
	27	10.00		100	%	0	38.Mixed Wood TG
Acres				%			39.Hardwood TG
				%			40.Wasteland
				%			41.Gravel Pit
				%			42.Mobile Home Si
				%			43.Camp Site
				%			44.Lot Improvemen
Total Acreage				16.00			45.Access Right

Litchfield

Map Lot R04-024

Account 1248

Location OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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

1/07/2026

B949P339

Property Data			Assessment Record						
Neighborhood 148 Oak Hill Road			Year	Land	Buildings	Exempt	Total		
			2012	47,750	0	47,750	0		
Tree Growth Year 0			2013	47,750	0	47,750	0		
X Coordinate 0			2014	47,750	0	47,750	0		
Y Coordinate 0									
Zone/Land Use 11 Residential			2015	47,750	0	47,750	0		
Secondary Zone			2016	47,750	0	47,750	0		
			2017	47,750	0	47,750	0		
Topography 2 Rolling			2018	47,750	0	47,750	0		
1.Level	4.Below St	7.ResProtect	2019	46,000	0	46,000	0		
2.Rolling	5.Low	8.	2020	46,000	0	46,000	0		
3.Above St	6.Swampy	9.	2021	46,000	0	46,000	0		
Utilities			2022	46,000	0	46,000	0		
1.Public	4.Dr Well	7.Cesspool	2023	55,200	0	55,200	0		
2.Water	5.Dug Well	8.Lake/Pond	2024	55,200	0	55,200	0		
3.Sewer	6.Septic	9.None							
Street 1 Paved			2025	74,500	0	74,500	0		
1.Paved	4.Proposed	7.	Land Data						
2.Semi Imp	5.R/O/W	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.	9.None			Frontage	Depth	Factor	Code	
Open 1	0	11.1-100					%	1.Unimproved	
		12.101-200					%	2.Excess Frtg	
Open 2	0	13.201+					%	3.Topography	
		14.					%	4.Size/Shape	
		15.					%	5.Access	
						%	6.Restriction		
				%	7.Right of Way				
				%	8.View/Environ				
Sale Data			Square Foot		Square Feet			Acres	
Sale Date	12/30/1899					%	9.Fract Share		
Price						%			
Sale Type						%			
1.Land	4.MFGUNIT	7.			16.Regular Lot				30.Frontage 1
2.L & B	5.Other	8.			17.Secondary Lot				31.Frontage 2
3.Building	6.	9.			18.Excess Land				32.Tillable
Financing					19.Condominium				33.Tillable
			20.Miscellaneous			34.Software F&O			
Validity			Fract. Acre		Acreage/Sites				
1.Valid	4.Split	7.Renovate			25	1.00	100		% 0
2.Related	5.Partial	8.Other			26	5.00	100		% 0
3.Distress	6.Exempt	9.			27	8.00	100		% 0
Verified			Acres				%		
							%		
1.Buyer	4.Agent	7.Family	24.Houselot			%	40.Wasteland		
2.Seller	5.Pub Rec	8.Other	25.Baselot			%	41.Gravel Pit		
3.Lender	6.MLS	9.	26.Rear 1			%	42.Mobile Home Si		
			27.Rear 2			%	43.Camp Site		
			28.Rear 3			%	44.Lot Improvemen		
			29.Rear 4			%	45.Access Right		
			Total Acreage 14.00						

Inspection Witnessed By:

X

Date _____

No./Date	Description	Date Insp.

Notes:

*** LOT NOT ON TAX MAPS??***

TAX ACQUIRED BY TOWN OF LITCHFIELD FROM ABEL ROUSSEAU.

Litchfield

Litchfield

Map Lot R04-025

Account 2508

Location OFF OAK HILL ROAD

Card 1

Of 1

01/07/2026

Building Style			SF Bsmt Living			Layout		
0.Uncoded	4.Cape	8.Log	Fin Bsmt Grade			1.Typical	4.	7.
1.Conv	5.Garrison	9.Other	OPEN-5-CUSTOMIZE			2.Inadeq	5.	8.
2.Ranch	6.Split	10.Tri-Level	Heat Type 100%			3.	6.	9.
3.R Ranch	7.Contemp	11.Earth One	0.Uncoded	4.Steam	8.Fi/Wall	Attic		
Dwelling Units			1.HWBB	5.FWA	9.No Heat	1.1/4 Fin	4.Full Fin	7.
Other Units			2.HWCI	6.GravWA	10.Radiant Ho	2.1/2 Fin	5.Fi/Stair	8.
Stories			3.H Pump	7.Electric	11.Radiant	3.3/4 Fin	6.	9.None
1.1	4.1.5	7.1.25	Cool Type 0%			Insulation		
2.2	5.1.75	8.3.5	1.Refrig	4.W&C Air	7.RadHW	1.Full	4.Minimal	7.
3.3	6.2.5	9.4	2.Evapor	5.Monitor-oi	8.	2.Heavy	5.Partial	8.
Exterior Walls			3.H Pump	6.Monitor-Ga	9.None	3.Capped	6.	9.None
0.Uncoded	4.Asbestos	8.Concrete	Kitchen Style			Unfinished %		
1.Wd Clapbo.	5.Stucco	9.Other	1.Modern	4.Obsolete	7.	Grade & Factor		
2.Vinyl	6.Brick	10.Wd shingl	2.Typical	5.	8.	1.E Grade	4.B Grade	7.AAA Grade
3.Compos	7.Stone	11.T1-11	3.Old Type	6.	9.None	2.D Grade	5.A Grade	8.M&S
Roof Surface			Bath(s) Style			3.C Grade	6.AA Grade	9.Same
1.Asphalt	4.Composit	7.Rolled Roo	1.Modern	4.Obsolete	7.	SQFT (Footprint)		
2.Slate	5.Wood	8.	2.Typical	5.	8.	Condition		
3.Metal	6.Other	9.	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V.G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc
OPEN-3-			# Bedrooms			3.Avg-	6.Good	9.Same
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp	4.Delap	7.No Power
1.Concrete	4.Wood	7.				2.O-Built	5.Bsmt	8.LongTerm
2.C.Block	5.Slab	8.				3.Damage	6.Common	9.None
3.Br/Stone	6.Piers	9.				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.				0.None	3.No Power	9.None
2.1/2 Bmt	5.Crawl Spac	8.				1.Location	4.Generate	
3.3/4 Bmt	6.	9.None				2.Encroach	5.Multi-Fami	
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior	4.Vacant	7.
1.Dry	4.Dirt Flr	7.				2.Refusal	5.Estimate	8.
2.Damp	5.	8.				3.Informed	6.Existing R	9.
3.Wet	6.	9.				Information Code		
						1.Owner	4.Agent	7.Vacant
						2.Relative	5.Estimate	8.
						3.Tenant	6.Other	9.
Date Inspected								
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