Map Lot R09-026 Account 198 Location 210 LUNTS HILL ROAD Card 1 Of 1 11/24/2020

BOWLEY, CRAIG A
DICLEMENTE, MICHAEL D
325 W 45TH ST. #905
NEW YORK NY 10036

B4858P165 B9166P310 B10648P58

Previous Owner
BOWLEY, FRANK
210 LUNTS HILL ROAD

LITCHFIELD ME 04350
Sale Date: 12/01/2006

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data

Neighborhood **123 Lunts Hill Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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

0

0

Sale Data

Sale Date **12/01/2006**

Price

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	7.
2.L & B	5.Other	8.
3.Building	6.	9.

Financing **1 Conventional**

1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown

Validity **2 Related Parties**

1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified **5 Public Record**

1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	74,555	32,582	13,000	94,137
2008	74,555	32,924	12,350	95,129
2009	70,370	41,447	9,500	102,317
2010	70,370	23,201	0	93,571
2011	76,370	33,624	0	109,994
2012	70,370	9,054	0	79,424
2013	70,370	9,054	0	79,424
2014	70,370	9,054	0	79,424
2015	70,370	9,054	0	79,424
2016	70,370	9,054	0	79,424
2017	70,370	9,054	0	79,424
2018	70,370	9,054	0	79,424
2019	121,400	22,900	0	144,300
2020	121,400	22,900	0	144,300

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
21	0.50	90	%	5
30	1.00	100	%	0
31	3.50	75	%	6
26	5.00	100	%	0
27	5.00	100	%	0
44	1.00	50	%	6
			%	

Total Acreage 15.00

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

Litchfield

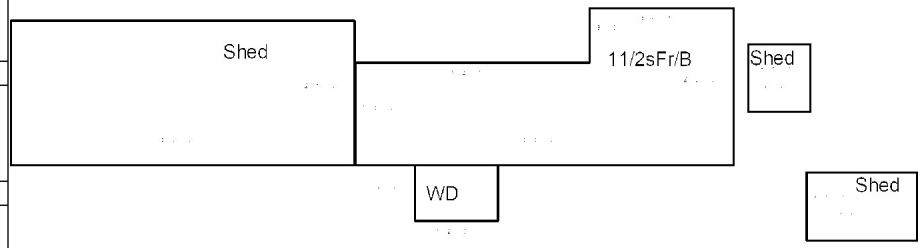
Map Lot R09-026 | Account 198 | Location 210 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style **1 Conventional**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **4 One & 1/2 Story**		
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 **10 Wood Shingle**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1877**		
Year Remodeled **0**		
Foundation **3 Brick &/or Stone**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **3 Wet Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100% 5 Forced Warm Air**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0% 9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **5**		
# Bedrooms **2**		
# Full Baths **0**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **4 Minimal**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **2 Fair 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **993**		
Condition **1 Poor**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **50%**		
Functional Code **4 Delapidation**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/20/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	0	1050	2 100	1	0 %	50 %	
68 Wood Deck/s	0	96	3 100	4	0 %	100 %	
24 Frame Shed	0				%	%	200
24 Frame Shed	0				%	%	300
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-027 Account 1149 Location 224 LUNTS HILL ROAD Card 1 Of 1 11/24/2020

MARINER, WARREN L
C/O GARDINER SAVINGS INST
P.O. BOX 575
GARDINER ME 04345

B2228P214

Property Data

Neighborhood **123 Lunts 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.Res Protec
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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2007	36,888	79,774	13,000	103,662
2008	36,888	79,774	12,350	104,312
2009	36,600	90,333	9,500	117,433
2010	36,600	79,774	10,000	106,374
2011	39,000	86,835	10,000	115,835
2012	39,000	86,835	10,000	115,835
2013	39,000	86,835	10,000	115,835
2014	39,000	86,835	10,000	115,835
2015	39,000	86,835	10,000	115,835
2016	39,000	86,835	15,000	110,835
2017	39,000	86,835	20,000	105,835
2018	39,000	86,835	19,200	106,635
2019	47,400	104,500	20,000	131,900
2020	47,400	104,500	25,000	126,900

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac	24	1.00	100	%	0
22.Baselot(Fract)	26	0.80	100	%	0
23.	44	1.00	100	%	0
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3				%	
29.Rear 4				%	

Total Acreage 1.80

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

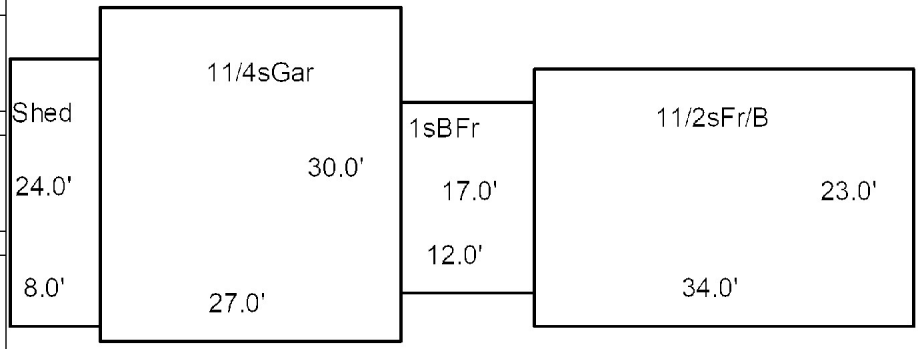
Map Lot R09-027 | Account 1149 | Location 224 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style **1 Conventional**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **4 One & 1/2 Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **3 Sheet Metal**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1925**		
Year Remodeled **1975**		
Foundation **3 Brick &/or Stone**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **2 1/2 Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **1 Dry Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%** **1 Hot Water BB**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%** **9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **6**		
# Bedrooms **3**		
# Full Baths **1**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **782**		
Condition **4 Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/20/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
38 1 Story Bsmt	0	204	0 0	0	0 %	0 %	
72 1 1/4s Garage	0	810	0 0	0	0 %	0 %	
24 Frame Shed	0	192	2 100	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 R09-028 | Account 1147 | Location LUNT'S HILL ROAD | Card 1 Of 1 | 11/24/2020

MARINER, WARREN L
P O BOX 575
GARDINER ME 04345

B1674P324

Property Data

Neighborhood **123 Lunts Hill Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.

Utilities **9 None** **9 None**

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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2007	110,786	0	0	110,786
2008	110,786	0	0	110,786
2009	108,238	0	0	108,238
2010	108,238	0	0	108,238
2011	108,238	0	0	108,238
2012	108,238	0	0	108,238
2013	108,238	0	0	108,238
2014	108,238	0	0	108,238
2015	108,238	0	0	108,238
2016	108,238	0	0	108,238
2017	108,238	0	0	108,238
2018	108,238	0	0	108,238
2019	67,900	0	0	67,900
2020	67,900	0	0	67,900

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac	25	0.50	90	%	5
22.Baselot(Fract)	30	1.00	100	%	0
23.	31	1.50	75	%	6
Acres	26	5.00	100	%	0
24.Houselot	27	1.00	100	%	0
25.Baselot				%	
26.Rear 1				%	
27.Rear 2					
28.Rear 3					
29.Rear 4					

Total Acreage 9.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

Map Lot R09-028 | Account 1147 | Location LUNT'S HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units
Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim
OPEN-3-CUSTOM
OPEN-4-CUSTOM
Year Built
Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living
Fin Bsmt Grade
OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms
Bedrooms
Full Baths
Half Baths
Addn Fixtures
Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good
Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **0**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **0**		
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 R09-029 | Account 823 | Location 258 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

QUINTAL, GARY A
QUINTAL, MARIA L
57 SPEARS CORNER ROAD
WEST GARDINER ME 04345

B2200P256 B9289P161 B9562P129 B11108P142

Previous Owner
HERSOM DARYL K./KRISTINA M
HERSOM DOUGLAS K/DARLENE
258 LUNTS HILL ROAD
LITCHFIELD ME 04350 4572
Sale Date: 6/20/2012

Previous Owner
HERSOM-GRANT, DEBORAH L.
258 LUNTS HILL ROAD

LITCHFIELD ME 04350 4572
Sale Date: 2/28/2006

Previous Owner
HERSOM, DEBORAH L.
34045 SUNLAND AVE

LEESBURG FL 34788 4572
Sale Date: 4/30/2004

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

2/10/20 VAC. PHOTO, ADJ S/V SHED.
'13 per further review adjust excess frontage to - 50% for being in resource protection also adjust garage and concrete pad to poor condition.

6/26/07 PERMIT #07-080-24X24 ADDIT.

Litchfield

Property Data

Neighborhood **123 Lunts Hill Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date **6/20/2012**

Price **61,000**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	146,006	76,128	0	222,134
2008	146,006	75,892	0	221,898
2009	142,690	72,344	0	215,034
2010	142,690	73,259	0	215,949
2011	142,690	9,199	0	151,889
2012	142,690	9,199	0	151,889
2013	129,565	3,605	0	133,170
2014	129,565	3,605	0	133,170
2015	129,565	3,605	0	133,170
2016	129,565	3,605	0	133,170
2017	129,565	3,605	0	133,170
2018	129,565	3,605	0	133,170
2019	109,500	7,100	0	116,600
2020	109,500	6,400	0	115,900

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
22	0.50	90	%	5
30	1.00	100	%	0
31	0.38	75	%	6
26	5.00	100	%	0
27	3.92	100	%	0
44	1.00	100	%	0
			%	

Total Acreage 10.80

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

Litchfield

Map Lot R09-029 | Account 823 | Location 258 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units

Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim

OPEN-3-CUSTOM

OPEN-4-CUSTOM

Year Built

Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living

Fin Bsmt Grade

OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms

Bedrooms

Full Baths

Half Baths

Addn Fixtures

Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good

Funct. % Good

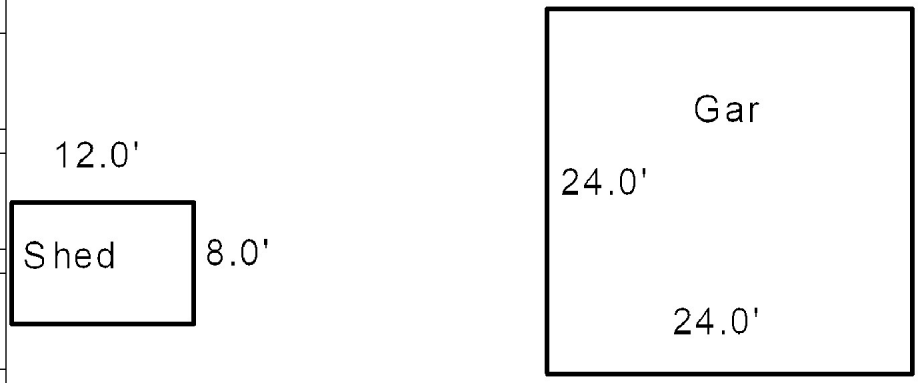
Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	0	576	3 100	2	0 %	100 %	
24 Frame Shed	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 R09-030 Account 898 Location 31 BASS LANE Card 1 Of 2 11/24/2020

DAVIS, CAROL, M.
31 BASS LANE
LITCHFIELD ME 04350

B1162P364 B12329P317

Property Data

Neighborhood **8 Bass Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2007	125,350	46,231	0	171,581
2008	125,350	45,980	0	171,330
2009	118,550	59,036	0	177,586
2010	118,550	41,727	0	160,277
2011	120,950	21,712	0	142,662
2012	120,950	21,712	0	142,662
2013	120,950	21,712	0	142,662
2014	120,950	21,712	0	142,662
2015	120,950	21,712	0	142,662
2016	120,950	21,712	0	142,662
2017	120,950	21,712	0	142,662
2018	120,950	21,712	0	142,662
2019	128,800	13,400	0	142,200
2020	105,000	0	0	105,000

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Square Feet				
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Acreage/Sites				
21	0.50		100 %	0
30	1.00		100 %	0
31	0.25		75 %	6
26	1.75		100 %	0
27	4.10		100 %	0
44	1.00		100 %	0
			%	

Total Acreage 7.60

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

'20 Split 8 acres and 350' +- Frontage with card #1 to new lot 30A.

Litchfield

Litchfield

Map Lot R09-030 | Account 898 | Location 31 BASS LANE | Card 1 Of 2 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units
Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim
OPEN-3-CUSTOM
OPEN-4-CUSTOM
Year Built
Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living
Fin Bsmt Grade
OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms
Bedrooms
Full Baths
Half Baths
Addn Fixtures
Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good
Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **1 Interior Inspect**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.

Date Inspected 9/20/2018

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 R09-030 Account 898 Location 31 BASS LANE Card 2 Of 2 11/24/2020

DAVIS, CAROL, M.
31 BASS LANE
LITCHFIELD ME 04350

B1162P364 B12329P317

Property Data

Neighborhood **8 Bass Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.

Utilities **9 None** **9 None**

1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.Lake/Pond
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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2007	0	12,467	0	12,467
2008	0	12,467	0	12,467
2009	0	19,013	0	19,013
2010	0	12,467	0	12,467
2011	0	42,705	0	42,705
2012	0	42,705	0	42,705
2013	0	42,705	0	42,705
2014	0	42,705	0	42,705
2015	0	42,705	0	42,705
2016	0	42,705	0	42,705
2017	0	42,705	0	42,705
2018	0	42,705	0	42,705
2019	0	51,300	0	51,300
2020	0	51,300	0	51,300

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac				%	
22.Baselot(Fract)				%	
23.				%	
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3				%	
29.Rear 4				%	

Total Acreage 0.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

Map Lot R09-030 | Account 898 | Location 31 BASS LANE | Card 2 Of 2 | 11/24/2020

Building Style	**1 Conventional**	
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units	**1**	
Other Units	**0**	
Stories	**4 One & 1/2 Story**	
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	**10 Wood Shingle**	
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface	**1 Asphalt Shingles**	
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim	**0**	
OPEN-3-CUSTOM	**0**	
OPEN-4-CUSTOM	**0**	
Year Built	**1907**	
Year Remodeled	**0**	
Foundation	**6 Piers**	
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement	**9 No Basement**	
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars	**0**	
Wet Basement	**9 No Basement**	
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living	**0**	
Fin Bsmt Grade	**0 0**	
OPEN-5-CUSTOMIZE	**0**	
Heat Type	**0%**	**9 Not Heated**
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type	**0%**	**9 None**
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style	**2 Typical**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style	**2 Typical Bath(s)**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms	**3**	
# Bedrooms	**1**	
# Full Baths	**1**	
# Half Baths	**0**	
# Addn Fixtures	**0**	
# Fireplaces	**0**	

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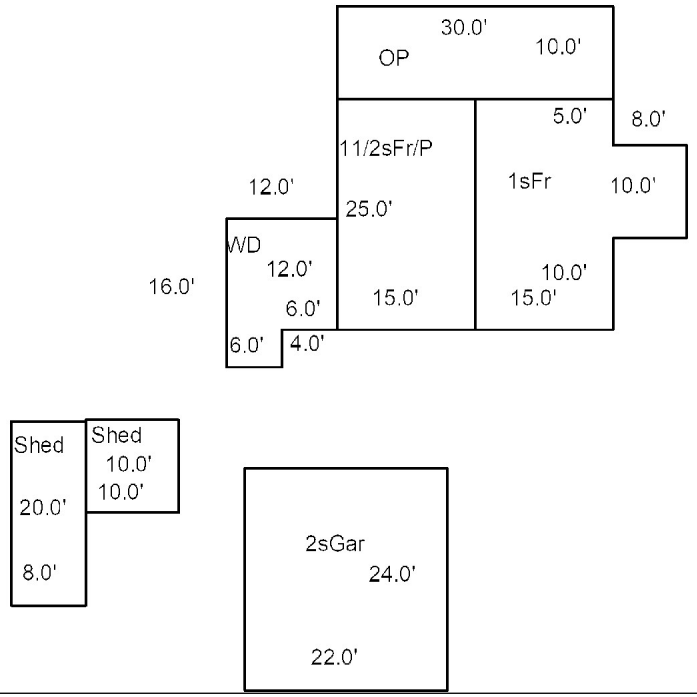
Layout	**1 Typical**	
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic	**9 None**	
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation	**9 None**	
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished %	**0%**	
Grade & Factor	**2 Fair 90%**	
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint)	**375**	
Condition	**3 Below Average**	
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good	**0%**	
Funct. % Good	**100%**	
Functional Code	**9 None**	
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good	**100%**	
Economic Code	**None**	
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code	**0**	
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code	**0**	
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 Frame	0	455	0 0	0	0 %	0 %	
21 Open Frame	0	300	0 0	0	0 %	0 %	
68 Wood Deck/s	0	168	3 100	4	0 %	100 %	
50 2S Frame Gar	0	528	2 100	3	0 %	100 %	
24 Frame Shed	0				%	%	500
24 Frame Shed	0				%	%	1,000
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-030A | Account 2974 | Location 302 Lunts Hill Road | Card 1 Of 1 | 11/24/2020

JOHNSTON, RONALD S
72 BONA STREET
MILFORD CT 06461

B13351P17

Property Data

Neighborhood **8 Bass Lane**

Tree Growth Year **0**

X Coordinate

Y Coordinate

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date **9/17/2019**

Price

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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 **2 Related Parties**

1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified **5 Public Record**

1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2020	85,300	13,900	0	99,200

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot	Square Feet		
16.Regular Lot		%	
17.Secondary Lot		%	
18.Excess Land		%	
19.Condominium		%	
20.Miscellaneous		%	
		%	
		%	

Fract. Acre	Acreage/Sites		
21.Houselot (Frac	21 0.50	100 %	0
22.Baselot(Fract)	30 1.00	100 %	0
23.	31 0.25	75 %	0
Acres	26 1.75	100 %	0
24.Houselot	27 4.50	100 %	0
25.Baselot		%	
26.Rear 1		%	
27.Rear 2			
28.Rear 3			
29.Rear 4			

Total Acreage 8.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
'20 8 acres W' 350'+- and card #1 from lot 30.

Litchfield

Litchfield

Map Lot R09-030A | Account 2974 | Location 302 Lunts Hill Road | Card 1 Of 1 | 11/24/2020

Building Style **8 Log Home**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
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 **10 Wood Shingle**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1950**		
Year Remodeled **0**		
Foundation **6 Piers**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **9 No Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **9 No Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%** **0 Uncoded**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%** **9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **9 None**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **9 None**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **3**		
# Bedrooms **1**		
# Full Baths **0**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

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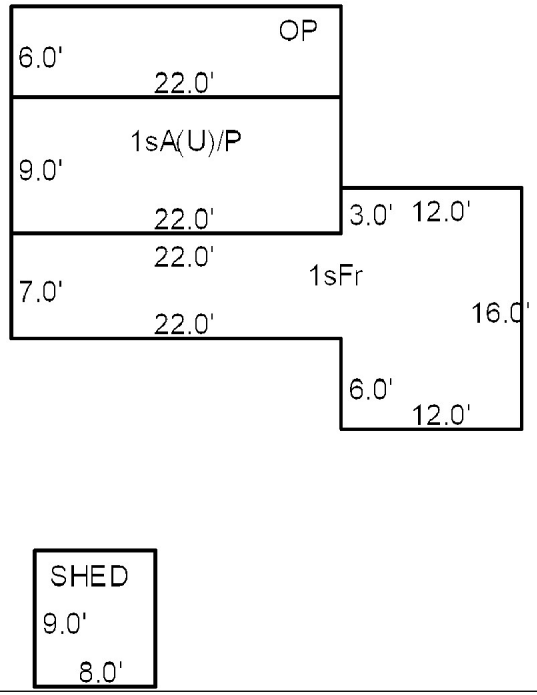
Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **75%**		
Grade & Factor **2 Fair 70%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **198**		
Condition **2 Fair**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **0**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **0**		
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 Frame	0	346	0 0	0	0 %	0 %	
21 Open Frame	0	132	0 0	0	0 %	0 %	
24 Frame Shed	0				%	%	500
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-032 Account 1032 Location 72 HALEY LANE Card 1 Of 1 11/24/2020

LECLAIR, EUGENE
12 WARNER ST
GLOUSTER MA 01930

B4792P263

Property Data

Neighborhood	**81 Haley Lane**
Tree Growth Year	**0**
X Coordinate	**0**
Y Coordinate	**0**
Zone/Land Use	**14 Cobbosscontee Stream**
Secondary Zone	
Topography	**2 Rolling**

1.Level	4.Below St	7.Res Protec
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	**3 Gravel**

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

0

0

Sale Data

Sale Date	**10/24/1994**
Price	**35,000**
Sale Type	**2 Land & Buildings**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	91,000	65,297	0	156,297
2008	91,000	64,878	0	155,878
2009	91,000	62,485	0	153,485
2010	91,000	64,151	0	155,151
2011	97,000	49,881	0	146,881
2012	97,000	49,881	0	146,881
2013	97,000	49,881	0	146,881
2014	97,000	49,872	0	146,872
2015	97,000	49,288	0	146,288
2016	97,000	49,279	0	146,279
2017	97,000	49,279	0	146,279
2018	97,000	48,686	0	145,686
2019	87,500	58,100	0	145,600
2020	87,500	58,100	0	145,600

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot		Square Feet		
16.Regular Lot			%	
17.Secondary Lot			%	
18.Excess Land			%	
19.Condominium			%	
20.Miscellaneous			%	
			%	
			%	

Fract. Acre		Acreage/Sites			
21.Houselot (Frac	21	0.50	100	%	0
22.Baselot(Fract)	30	0.50	100	%	0
23.	44	1.00	100	%	0
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3					
29.Rear 4					

Total Acreage 1.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

Map Lot R09-032 | Account 1032 | Location 72 HALEY LANE | Card 1 Of 1 | 11/24/2020

Building Style	**1 Conventional**	
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units	**1**	
Other Units	**0**	
Stories	**1 One Story**	
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	**1 Clapboard**	
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface	**1 Asphalt Shingles**	
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim	**0**	
OPEN-3-CUSTOM	**0**	
OPEN-4-CUSTOM	**0**	
Year Built	**1980**	
Year Remodeled	**2002**	
Foundation	**6 Piers**	
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement	**9 No Basement**	
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars	**0**	
Wet Basement	**9 No Basement**	
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living	**0**	
Fin Bsmt Grade	**0 0**	
OPEN-5-CUSTOMIZE	**0**	
Heat Type	**100%**	**13 Monitor-Propane**
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type	**0%**	**0**
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style	**2 Typical**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style	**2 Typical Bath(s)**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms	**3**	
# Bedrooms	**1**	
# Full Baths	**1**	
# Half Baths	**0**	
# Addn Fixtures	**0**	
# Fireplaces	**0**	

TRIO Software
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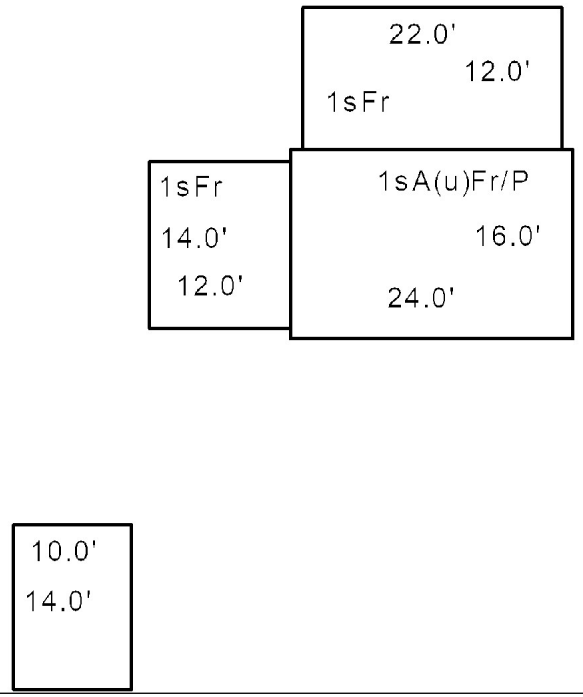
Layout	**1 Typical**	
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic	**5 Floor & Stairs**	
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation	**1 Full**	
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished %	**0%**	
Grade & Factor	**2 Fair 105%**	
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint)	**384**	
Condition	**5 Above Average**	
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good	**0%**	
Funct. % Good	**100%**	
Functional Code	**9 None**	
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good	**100%**	
Economic Code	**None**	
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code	**5 Estimated**	
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code	**5 Estimate**	
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/21/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	2002	264	0 0	4	0 %	100 %	
1 One Story Frame	2002	168	0 0	4	0 %	100 %	
24 Frame Shed	0				%	%	1,200
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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

LERCH JEFFREY
LERCH SHANNON
31 SHADY LANE
LITCHFIELD ME 04350

B3480P341 B9845P161 B9845P183

Previous Owner
SMITH, DAVID
SMITH CAROL M S
31 SHADY LANE
LITCHFIELD ME 04350
Sale Date: 9/04/2008

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

4/11/19 w/MR NEXT DOOR (FATHER USED TO LIVE IN HOUSE) WHAT IS DESCRIBED AS EP OR EP/B IS 2sBFr & S/B LISTED AS SUCH, APEARS PREV MISSED FROM ASSESSMENT FOR YEARS

Litchfield

Property Data

Neighborhood **192 Shady Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level 4.Below St 7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date **9/04/2008**

Price **129,000**

Sale Type **2 Land & Buildings**

1.Land 4.MFG UNIT 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 **2 Related Parties**

1.Valid 4.Split 7.Renovate
2.Related 5.Partial 8.Other
3.Distress 6.Exempt 9.

Verified **5 Public Record**

1.Buyer 4.Agent 7.Family
2.Seller 5.Pub Rec 8.Other
3.Lender 6.MLS 9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	95,904	113,793	13,000	196,697
2008	87,182	113,793	0	200,975
2009	77,274	112,481	0	189,755
2010	77,274	94,571	0	171,845
2011	77,274	180,496	0	257,770
2012	77,274	135,746	0	213,020
2013	77,274	135,746	0	213,020
2014	77,274	135,746	0	213,020
2015	77,274	135,746	0	213,020
2016	77,274	135,746	0	213,020
2017	77,274	135,746	0	213,020
2018	77,274	135,746	0	213,020
2019	167,600	188,800	0	356,400
2020	167,600	188,800	0	356,400

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Square Feet				
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Acreage/Sites				
21	0.50	100	%	0
30	1.00	100	%	0
31	5.00	75	%	6
26	5.00	100	%	0
27	10.50	100	%	0
40	0.16	100	%	0
44	2.00	90	%	0

Total Acreage 22.16

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

Litchfield

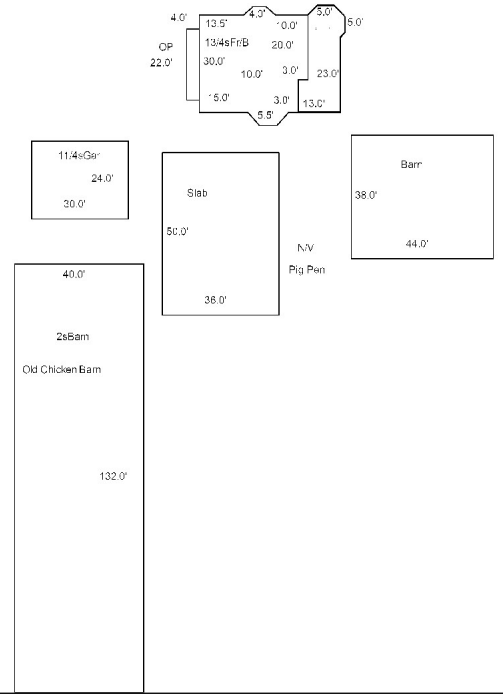
Map Lot R09-033 | Account 1623 | Location 31 SHADY LANE | Card 1 Of 2 | 11/24/2020

Building Style **1 Conventional**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **5 One & 3/4 Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1900**		
Year Remodeled **1995**		
Foundation **1 Concrete**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **2 Damp Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%**	**1 Hot Water BB**	
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%**	**9 None**	
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **6**		
# Bedrooms **3**		
# Full Baths **1**		
# Half Baths **1**		
# Addn Fixtures **0**		
# Fireplaces **1**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **1028**		
Condition **4 Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/07/2011

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	88	0 0	0	0 %	0 %	
2 Two Story Frame	0	363	0 0	0	0 %	0 %	
27 Unfin Basement	0	363	0 0	0	0 %	0 %	
72 1 1/4s Garage	0	720	2 100	2	0 %	100 %	
101 Conc Slab	0	1800	2 100	2	0 %	75 %	
81 Barn	0	1672	2 100	2	0 %	75 %	
85 2s Barn	0	5280	2 100	2	0 %	50 %	
					%	%	
					%	%	
					%	%	

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 R09-033 Account 1623 Location 31 SHADY LANE Card 2 Of 2 11/24/2020

LERCH JEFFREY
LERCH SHANNON
31 SHADY LANE
LITCHFIELD ME 04350

B3480P341 B9845P161 B9845P183

Previous Owner
SMITH, DAVID
SMITH CAROL M S
31 SHADY LANE
LITCHFIELD ME 04350
Sale Date: 9/04/2008

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Property Data

Neighborhood **192 Shady Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **9 None**

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

0

0

Sale Data

Sale Date **9/04/2008**

Price **129,000**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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 **2 Related Parties**

1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified **5 Public Record**

1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	221,258	0	0	221,258
2008	150,008	0	0	150,008
2009	150,008	0	0	150,008
2010	150,008	0	0	150,008
2011	150,008	0	0	150,008
2012	150,008	0	0	150,008
2013	150,008	0	0	150,008
2014	150,008	0	0	150,008
2015	150,008	0	0	150,008
2016	150,008	0	0	150,008
2017	150,008	0	0	150,008
2018	150,008	0	0	150,008
2019	0	0	0	0
2020	0	0	0	0

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac	42	1.00		100 %	0
22.Baselot(Fract)				%	
23.				%	
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3				%	
29.Rear 4				%	

Total Acreage 0.00

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

Litchfield

Litchfield

Map Lot R09-033 | Account 1623 | Location 31 SHADY LANE | Card 2 Of 2 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units
Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim
OPEN-3-CUSTOM
OPEN-4-CUSTOM
Year Built
Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living
Fin Bsmt Grade
OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms
Bedrooms
Full Baths
Half Baths
Addn Fixtures
Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good
Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **0**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **0**		
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 R09-033A | Account 2719 | Location 23 HALEY LANE | Card 1 Of 1 | 11/24/2020

SMITH DAVID
SMITH CAROL
23 HALEY LANE
LITCHFIELD ME 04350

B9845P161

Property Data

Neighborhood **81 Haley Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Assessment Record

Year	Land	Buildings	Exempt	Total
2008	140,000	0	0	140,000
2009	113,050	72,722	9,500	176,272
2010	113,050	109,294	10,000	212,344
2011	125,050	121,064	10,000	236,114
2012	125,050	121,064	10,000	236,114
2013	125,050	121,044	10,000	236,094
2014	125,050	121,763	10,000	236,813
2015	125,050	121,742	10,000	236,792
2016	125,050	120,461	15,000	230,511
2017	125,050	120,440	20,000	225,490
2018	125,050	119,159	19,200	225,009
2019	115,800	180,500	20,000	276,300
2020	112,400	180,500	25,000	267,900

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
21	0.50	100	%	0
30	1.00	100	%	0
31	0.80	75	%	6
26	4.00	100	%	0
44	1.00	100	%	0
			%	
			%	

Total Acreage 6.30

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

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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.

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

'20 7.8AC TO NEW LOT 233B. AFTER THIS SPLIT, 6.3AC REMAIN
'14 add 10x16 sv $2000 shed.

Litchfield

Litchfield

Map Lot R09-033A | Account 2719 | Location 23 HALEY LANE | Card 1 Of 1 | 11/24/2020

Building Style **2 Ranch**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **2008**		
Year Remodeled **0**		
Foundation **1 Concrete**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **1 Dry Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100% 5 Forced Warm Air**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0% 9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **4**		
# Bedrooms **2**		
# Full Baths **2**		
# Half Baths **0**		
# Addn Fixtures **2**		
# Fireplaces **0**		

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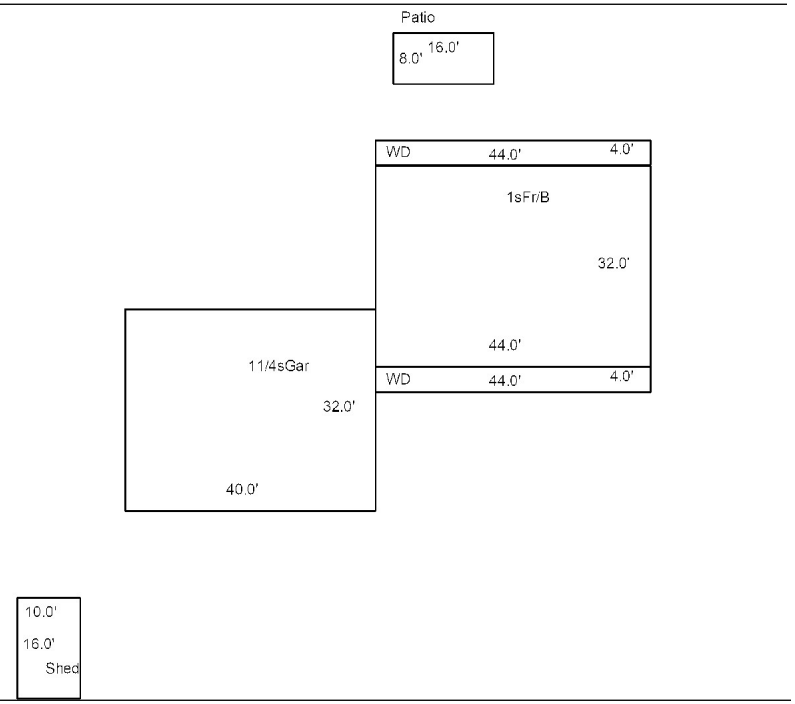
Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 105%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **1408**		
Condition **4 Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **1 Interior Inspect**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.

Date Inspected 9/19/2018



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck/s	0	176	0 0	0	0 %	0 %	
68 Wood Deck/s	0	176	0 0	0	0 %	0 %	
72 1 1/4s Garage	0	1280	0 0	4	0 %	90 %	
24 Frame Shed	2013				%	%	2,000
60 Patio	0	128	2 100	4	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 R09-033A | Account 2966 | Location HALEY LANE | Card 1 Of 1 | 11/24/2020

SMITH, AMANDA J
SMITH, DAVID A JR
29 Haley lane
litchfield ME 04350

B13222P335

Previous Owner
SMITH DAVID
SMITH CAROL
23 HALEY LANE
LITCHFIELD ME 04350
Sale Date: 3/27/2020

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
'20 NEW LOT

Property Data

Neighborhood **123 Lunts 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.Res Protec
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.

Utilities **9 None** **9 None**

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

0

0

Sale Data

Sale Date **3/27/2020**

Price

Sale Type

1.Land	4.MFG UNIT	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
2020	41,400	0	0	41,400

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot	Square Feet		
16.Regular Lot		%	
17.Secondary Lot		%	
18.Excess Land		%	
19.Condominium		%	
20.Miscellaneous		%	
		%	
		%	

Fract. Acre	Acreage/Sites			
21.Houselot (Frac	25	1.00	100 %	0
22.Baselot(Fract)	26	5.00	100 %	0
23.	27	1.80	100 %	0
Acres			%	
24.Houselot			%	
25.Baselot			%	
26.Rear 1			%	
27.Rear 2			%	
28.Rear 3				
29.Rear 4				

Total Acreage 7.80

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

Litchfield

Litchfield

Map Lot R09-033A | Account 2966 | Location HALEY LANE | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units
Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim
OPEN-3-CUSTOM
OPEN-4-CUSTOM
Year Built
Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living
Fin Bsmt Grade
OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms
Bedrooms
Full Baths
Half Baths
Addn Fixtures
Fireplaces

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Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good
Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **0**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **0**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.

Date Inspected 9/19/2018

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 R09-033-ON Account 1624 Location 29 SHADY LANE Card 1 Of 1 11/24/2020

SMITH, FAY(HEIRS OF)
29 SHADY LANE
LITCHFIELD ME 04350

Property Data

Neighborhood **192 Shady Lane**

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.Res Protec
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 **3 Gravel**

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

0

0

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	6,000	12,394	18,394	0
2008	6,000	11,728	17,728	0
2009	6,000	9,561	15,200	361
2010	6,000	9,846	15,846	0
2011	6,000	12,020	16,000	2,020
2012	0	12,020	12,020	0
2013	0	11,958	11,958	0
2014	0	11,064	11,064	0
2015	0	11,047	11,047	0
2016	0	11,003	11,003	0
2017	0	10,941	10,941	0
2018	0	10,941	10,941	0
2019	0	16,000	16,000	0
2020	0	16,000	16,000	0

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac				%	
22.Baselot(Fract)				%	
23.				%	
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3				%	
29.Rear 4				%	

Total Acreage 0.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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.

Litchfield

Litchfield

Map Lot R09-033-ON | Account 1624 | Location 29 SHADY LANE | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units

Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim

OPEN-3-CUSTOM

OPEN-4-CUSTOM

Year Built

Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living

Fin Bsmt Grade

OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms

Bedrooms

Full Baths

Half Baths

Addn Fixtures

Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good

Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

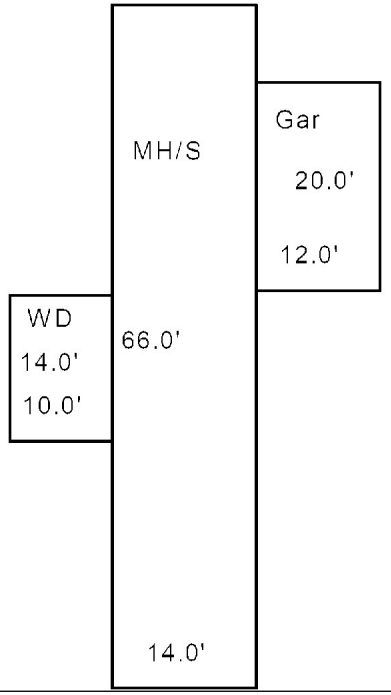
Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **1 Interior Inspect**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.

Date Inspected 9/19/2018



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
712 Astro MFG.	1989	14x66	3 100	3	0 %	100 %	
101 Conc Slab	0	924	0 0	9	0 %	0 %	
23 Frame Garage	0	240	0 0	9	0 %	0 %	
68 Wood Deck/s	0	140	0 0	9	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 R09-034 Account 1733 Location 20 KEZIAH LANE Card 1 Of 1 11/24/2020

KALLOCH, JEREMY S
KALLOCH, LISA WEBB-KALLOCH
110 HUNTS MEADOW ROAD
WHITEFIELD ME 04353

B1453P826 B8419P129 B9265P206 B10145P77

Previous Owner
THORNTON ROBERT L
THORNTON ERMA N
27 ASH STREET
GARDINER ME 04345
Sale Date: 7/10/2009

Previous Owner
THORNTON ROBERT HEIRS OF:
THORNTON ERMA ROBERT THORNTON JR
27 ASH STREET
GARDINER ME 04345
Sale Date: 2/08/2007

Previous Owner
THORNTON, ERMA
20 KEZIAH LANE

LITCHFIELD ME 04350
Sale Date: 6/12/2006

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data

Neighborhood **106 Keziah Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.

Utilities **5 Dug Well**

1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.Lake/Pond
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

0

0

Sale Data

Sale Date **7/10/2009**

Price **34,000**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	7.
2.L & B	5.Other	8.
3.Building	6.	9.

Financing **1 Conventional**

1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown

Validity **1 Arms Length Sale**

1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.

Verified **5 Public Record**

1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	52,640	17,110	0	69,750
2008	52,640	16,958	0	69,598
2009	52,640	15,853	0	68,493
2010	52,640	15,990	0	68,630
2011	52,640	22,869	0	75,509
2012	52,640	22,869	0	75,509
2013	52,640	22,869	0	75,509
2014	52,640	22,869	0	75,509
2015	52,640	22,869	0	75,509
2016	52,640	22,869	0	75,509
2017	52,640	22,869	0	75,509
2018	52,640	22,869	0	75,509
2019	53,000	14,900	0	67,900
2020	53,000	14,900	0	67,900

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac	21	0.40	95	%	0
22.Baselot(Fract)	44	1.00	10	%	1
23.				%	
Acres				%	
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2				%	
28.Rear 3				%	
29.Rear 4				%	

Total Acreage 0.40

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

Litchfield

Map Lot R09-034 | Account 1733 | Location 20 KEZIAH LANE | Card 1 Of 1 | 11/24/2020

Building Style	**1 Conventional**	
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units	**1**	
Other Units	**0**	
Stories	**4 One & 1/2 Story**	
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	**11 T1-11 Siding**	
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface	**3 Sheet Metal**	
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim	**0**	
OPEN-3-CUSTOM	**0**	
OPEN-4-CUSTOM	**0**	
Year Built	**1961**	
Year Remodeled	**0**	
Foundation	**6 Piers**	
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement	**9 No Basement**	
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars	**0**	
Wet Basement	**9 No Basement**	
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living	**0**	
Fin Bsmt Grade	**0 0**	
OPEN-5-CUSTOMIZE	**0**	
Heat Type	**0%**	**9 Not Heated**
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type	**0%**	**9 None**
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style	**2 Typical**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style	**9 None**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms	**4**	
# Bedrooms	**2**	
# Full Baths	**0**	
# Half Baths	**0**	
# Addn Fixtures	**0**	
# Fireplaces	**0**	

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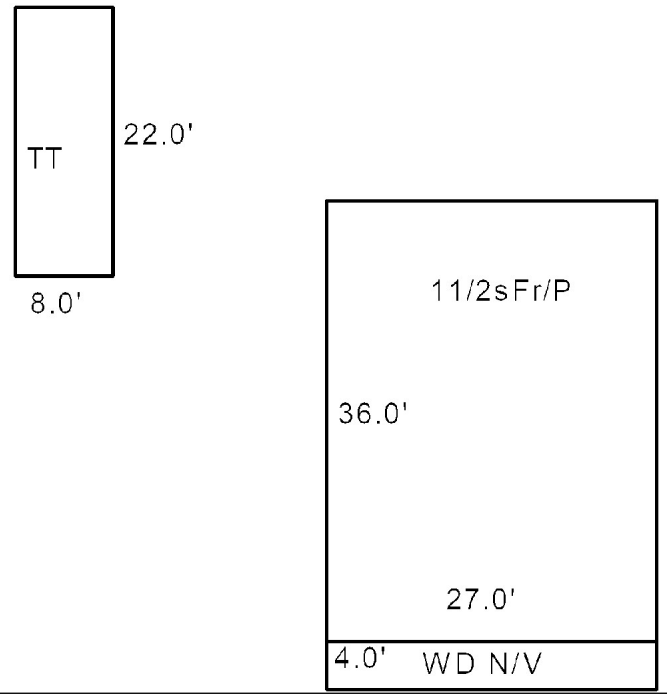
Layout	**1 Typical**	
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic	**9 None**	
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation	**9 None**	
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished %	**0%**	
Grade & Factor	**2 Fair 70%**	
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint)	**972**	
Condition	**2 Fair**	
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good	**0%**	
Funct. % Good	**50%**	
Functional Code	**4 Delapidation**	
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good	**100%**	
Economic Code	**None**	
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code	**5 Estimated**	
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code	**5 Estimate**	
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck/s	0	108	1 0	0	0 %	0 %	
995 8 MFG UNIT	1995				%	%	1,500
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-035 Account 1105 Location 24 KEZIAH LANE Card 1 Of 1 11/24/2020

LUCZKOWSKI, KATHY
24 KEZIAH LANE
LITCHFIELD ME 04350

B2635P116

Property Data

Neighborhood **106 Keziah Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2007	114,180	175,942	13,000	277,122
2008	114,180	175,853	12,350	277,683
2009	114,100	142,993	9,500	247,593
2010	114,100	167,988	10,000	272,088
2011	114,100	156,006	10,000	260,106
2012	114,100	156,006	10,000	260,106
2013	114,100	155,666	10,000	259,766
2014	114,100	154,076	10,000	258,176
2015	114,100	154,008	10,000	258,108
2016	114,100	152,097	15,000	251,197
2017	114,100	152,028	20,000	246,128
2018	114,100	150,438	19,200	245,338
2019	90,500	170,900	20,000	241,400
2020	90,500	170,900	25,000	236,400

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot		Square Feet		
16.Regular Lot			%	
17.Secondary Lot			%	
18.Excess Land			%	
19.Condominium			%	
20.Miscellaneous			%	
			%	
			%	

Fract. Acre		Acreage/Sites		
21.Houselot (Frac	21	0.50	100 %	0
22.Baselot(Fract)	30	0.70	100 %	0
23.	44	1.00	100 %	0
Acres			%	
24.Houselot			%	
25.Baselot			%	
26.Rear 1			%	
27.Rear 2			%	
28.Rear 3			%	
29.Rear 4			%	

Total Acreage 1.20

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

Map Lot R09-035 | Account 1105 | Location 24 KEZIAH LANE | Card 1 Of 1 | 11/24/2020

Building Style	**2 Ranch**		
0.Uncoded	4.Cape	8.Log	
1.Conv.	5.Garrison	9.Other	
2.Ranch	6.Split	10.Tri-Lev	
3.R Ranch	7.Contemp	11.Earth O	
Dwelling Units	**1**		
Other Units	**0**		
Stories	**1 One Story**		
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	**2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete	
1.Wd Clapb	5.Stucco	9.Other	
2.Vinyl	6.Brick	10.Wd shin	
3.Compos.	7.Stone	11.T1-11	
Roof Surface	**1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R	
2.Slate	5.Wood	8.	
3.Metal	6.Other	9.	
SF Masonry Trim	**0**		
OPEN-3-CUSTOM	**0**		
OPEN-4-CUSTOM	**0**		
Year Built	**1980**		
Year Remodeled	**0**		
Foundation	**1 Concrete**		
1.Concrete	4.Wood	7.	
2.C Block	5.Slab	8.	
3.Br/Stone	6.Piers	9.	
Basement	**4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.	
2.1/2 Bmt	5.Crawl Sp	8.	
3.3/4 Bmt	6.	9.None	
Bsmt Gar # Cars	**0**		
Wet Basement	**1 Dry Basement**		
1.Dry	4.Dirt Flr	7.	
2.Damp	5.	8.	
3.Wet	6.	9.	

SF Bsmt Living	**1080**		
Fin Bsmt Grade	**3 100**		
OPEN-5-CUSTOMIZE	**0**		
Heat Type	**100%**	**7 Electric**	
0.Uncoded	4.Steam	8.Fl/Wall	
1.HWBB	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.Radiant	
3.H Pump	7.Electric	11.Radiant	
Cool Type	**0%**	**9 None**	
1.Refrig	4.W&C Air	7.RadHW	
2.Evapor	5.Monitor-	8.	
3.H Pump	6.Monitor-	9.None	
Kitchen Style	**2 Typical**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style	**2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms	**0**		
# Bedrooms	**3**		
# Full Baths	**2**		
# Half Baths	**0**		
# Addn Fixtures	**0**		
# Fireplaces	**0**		

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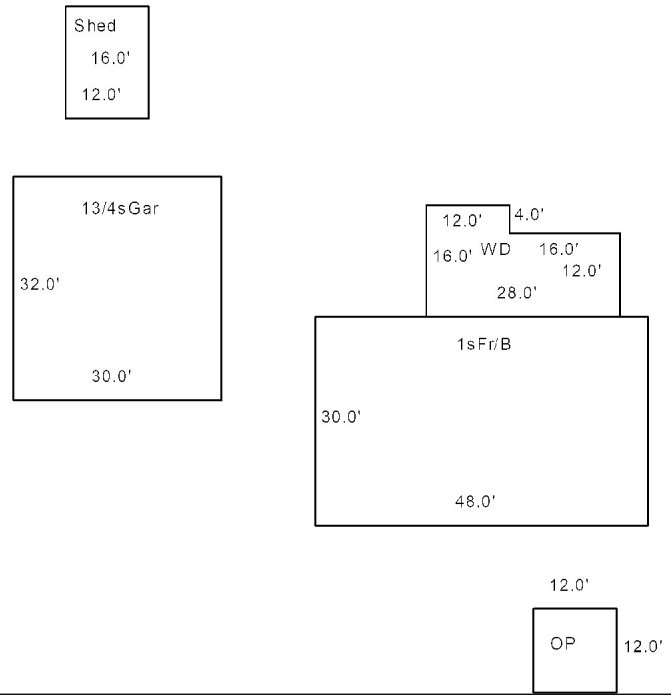
Layout	**1 Typical**		
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.	6.	9.	
Attic	**9 None**		
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation	**1 Full**		
1.Full	4.Minimal	7.	
2.Heavy	5.Partial	8.	
3.Capped	6.	9.None	
Unfinished %	**0%**		
Grade & Factor	**3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad	
2.D Grade	5.A Grade	8.M&S	
3.C Grade	6.AA Grade	9.Same	
SQFT (Footprint)	**1440**		
Condition	**5 Above Average**		
1.Poor	4.Avg	7.V G	
2.Fair	5.Avg+	8.Exc	
3.Avg-	6.Good	9.Same	
Phys. % Good	**0%**		
Funct. % Good	**100%**		
Functional Code	**9 None**		
1.Incomp	4.Delap	7.No Power	
2.O-Built	5.Bsmt	8.LongTerm	
3.Damage	6.Common	9.None	
Econ. % Good	**100%**		
Economic Code	**None**		
0.None	3.No Power	9.None	
1.Location	4.Generate	8.	
2.Encroach	5.Multi-Fa	9.	
Entrance Code	**1 Interior Inspect**		
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.Existing	9.	
Information Code	**1 Owner**		
1.Owner	4.Agent	7.Vacant	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.	



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck/s	0	384	3 100	4	0 %	100 %	
74 1 3/4s Garage	2002	960	3 100	4	0 %	100 %	
24 Frame Shed	2011				%	%	1,800
21 Open Frame	0	144	3 100	4	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 R09-036 Account 1195 Location 1176 PLAINS ROAD Card 1 Of 1 11/24/2020

CURTIS, MICHAEL E
1176 PLAINS ROAD
LITCHFIELD ME 04350

B13501P129

Previous Owner
WELCH, JERRY A
307 LEWIS HILL RD

BOWDOIN ME 04287
Sale Date: 3/11/2020

Previous Owner
CHILDS, RONALD
CHILDS, PATRICIA
1176 PLAINS ROAD
LITCHFIELD ME 04350
Sale Date: 9/12/2018

Previous Owner
MCINTYRE, PAUL

P O BOX 276
MEDWAY MA 02053
Sale Date: 3/26/2010

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

'21 Per review this transfer was a split of lot 2.04 acres of non-waterfront. Adjust and abate.
2/10/20 VAC, OLD HOUSE GONE, -MVR. M+L NEW HOUSE, +MVR.
5/17/2012-INSPECTION REQUEST BY RON CHILDS. PHONED NUMEROUS TIMES-NO MSG FACILITY, ALWAYS BUSY LINE.
PROPERTY WAS INSPECTED BY PAT DOW IN 2011.

Litchfield

Property Data

Neighborhood **167 Plains 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.Res Protec
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

0

0

Sale Data

Sale Date **3/11/2020**

Price **174,500**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	60,440	157,476	0	217,916
2008	60,440	157,476	0	217,916
2009	61,950	168,954	0	230,904
2010	61,950	157,476	0	219,426
2011	61,950	163,832	0	225,782
2012	61,950	163,832	0	225,782
2013	61,950	163,832	0	225,782
2014	61,950	163,832	0	225,782
2015	61,950	163,832	0	225,782
2016	61,950	163,832	0	225,782
2017	61,950	163,832	0	225,782
2018	61,950	163,832	0	225,782
2019	71,500	139,300	0	210,800
2020	71,500	122,000	0	193,500

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Square Feet				
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Acreage/Sites				
24	1.00	100	%	0
26	1.04	100	%	0
44	1.00	100	%	0
			%	
			%	
			%	
			%	

Total Acreage 2.04

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

Litchfield

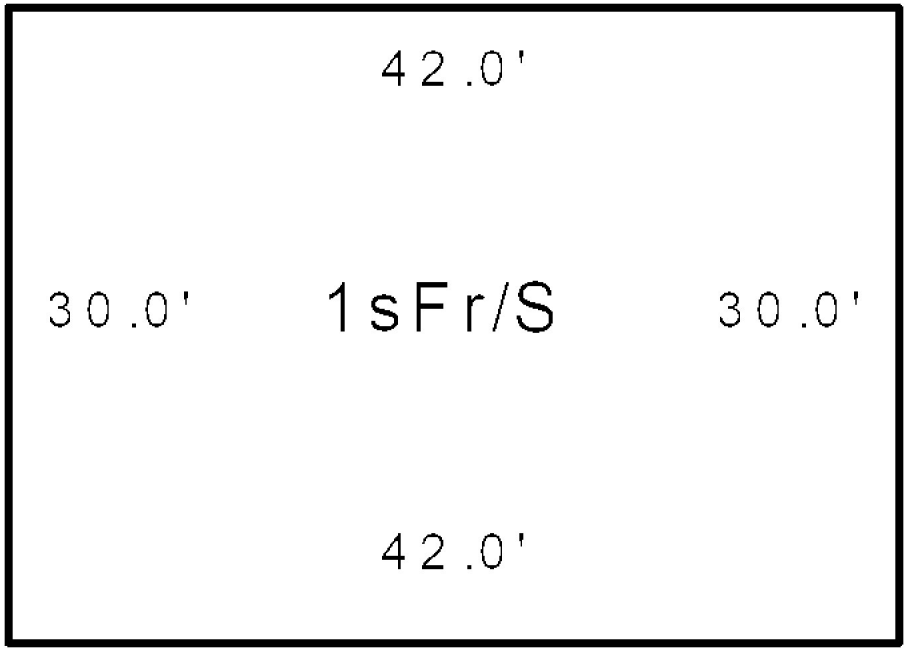
Map Lot R09-036 | Account 1195 | Location 1176 PLAINS ROAD | Card 1 Of 1 | 11/24/2020

Building Style **2 Ranch**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **2020**		
Year Remodeled **0**		
Foundation **5 Concrete Slab**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **9 No Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **9 No Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100% 5 Forced Warm Air**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0% 9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **0**		
# Bedrooms **3**		
# Full Baths **2**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **1260**		
Condition **4 Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **1 Interior Inspect**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/19/2018

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 R09-036A | Account 1581 | Location 388 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

CONNORS, JOSEPH M III
CONNORS, OLETA J
388 LUNTS HILL ROAD
LITCHFIELD ME 04350

B2572P177 B11325P95 B11541P96 B11541P104

Previous Owner
SHAW, CHRISTOPHER E
388 LUNTS HILL ROAD

LITCHFIELD ME 04350
Sale Date: 10/16/2013

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

'16 per review of appraisal adjust 1sFr to ep, adjust quality of 480sqft garage & adjust condition of house and fba.

Litchfield

Property Data

Neighborhood **123 Lunts Hill Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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

0

0

Sale Data

Sale Date **10/16/2013**

Price **165,200**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	86,500	189,227	13,000	262,727
2008	86,500	187,121	12,350	261,271
2009	84,500	149,074	9,500	224,074
2010	84,500	174,048	10,000	248,548
2011	84,500	184,033	10,000	258,533
2012	84,500	184,033	10,000	258,533
2013	84,500	183,059	10,000	257,559
2014	84,500	183,042	10,000	257,542
2015	84,500	180,906	10,000	255,406
2016	84,500	152,703	15,000	222,203
2017	84,500	150,821	20,000	215,321
2018	84,500	150,821	19,200	216,121
2019	89,100	162,600	20,000	231,700
2020	89,100	162,600	25,000	226,700

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Square Feet				
			%	
			%	
			%	
			%	
			%	
			%	
			%	
Acreage/Sites				
21	0.40	100	%	0
26	5.00	100	%	0
27	0.60	100	%	0
44	1.00	100	%	0
			%	
			%	
			%	

Total Acreage 6.00

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

Litchfield

Map Lot R09-036A | Account 1581 | Location 388 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style **2 Ranch**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **0**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1983**		
Year Remodeled **0**		
Foundation **1 Concrete**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **1 Dry Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **924**		
Fin Bsmt Grade **2 100**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%** **12 Monitor-Fuel Oil**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%** **9 None**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **0**		
# Bedrooms **0**		
# Full Baths **1**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
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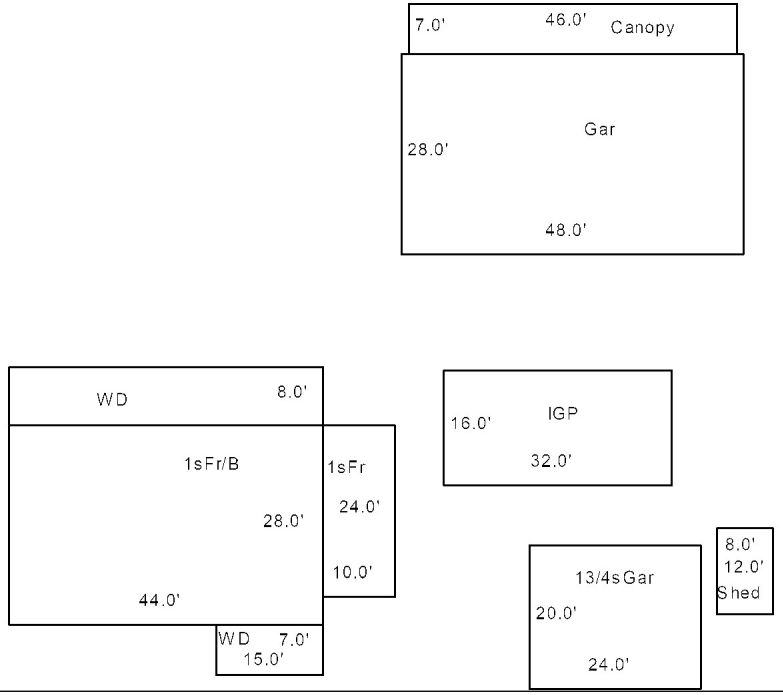
Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **1232**		
Condition **5 Above Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame	1997	240	0 0	4	0 %	100 %	
68 Wood Deck/s	0	105	0 0	0	0 %	0 %	
68 Wood Deck/s	0	352	0 0	0	0 %	0 %	
74 1 3/4s Garage	1995	480	2 100	4	0 %	100 %	
24 Frame Shed	0				%	%	1,200
23 Frame Garage	1995	1344	3 100	4	0 %	75 %	
61 Canopy/s	0	322	1 100	4	0 %	75 %	
63 Pool IG	1993	512	3 100	3	0 %	50 %	
					%	%	
					%	%	

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 R09-036B | Account 1194 | Location 19 KEZIAH LANE | Card 1 Of 2 | 11/24/2020

THORNTON, WILLIAM J
PO BOX 1252
GARDINER ME 04345

B7714P327 B10151P168

Previous Owner
WELCH, JERRY L HEIRS OF
19 KEZIAH LANE

LITCHFIELD ME 04350
Sale Date: 7/16/2009

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
7/21/17 NAH, ADD NEW GAR/APT AS CARD 2

Litchfield

Property Data

Neighborhood **106 Keziah Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level 4.Below St 7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land 4.MFG UNIT 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
2007	120,270	70,720	0	190,990
2008	120,270	70,720	0	190,990
2009	119,350	83,154	0	202,504
2010	119,350	69,907	0	189,257
2011	119,350	100,755	0	220,105
2012	119,350	100,755	10,000	210,105
2013	119,350	100,700	10,000	210,050
2014	119,350	100,376	10,000	209,726
2015	119,350	99,549	10,000	208,899
2016	119,350	99,226	15,000	203,576
2017	119,350	99,172	20,000	198,522
2018	119,350	98,073	19,200	198,223
2019	100,400	101,600	20,000	182,000
2020	100,400	101,600	25,000	177,000

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Regular Lot				%	
17.Secondary Lot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Houselot (Frac	21	0.50	100	%	0
22.Baselot(Fract)	30	1.00	100	%	0
23.	26	1.80	100	%	0
Acres	44	1.00	100	%	0
24.Houselot				%	
25.Baselot				%	
26.Rear 1				%	
27.Rear 2					
28.Rear 3					
29.Rear 4					

Total Acreage 3.30

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

Litchfield

Map Lot R09-036B | Account 1194 | Location 19 KEZIAH LANE | Card 1 Of 2 | 11/24/2020

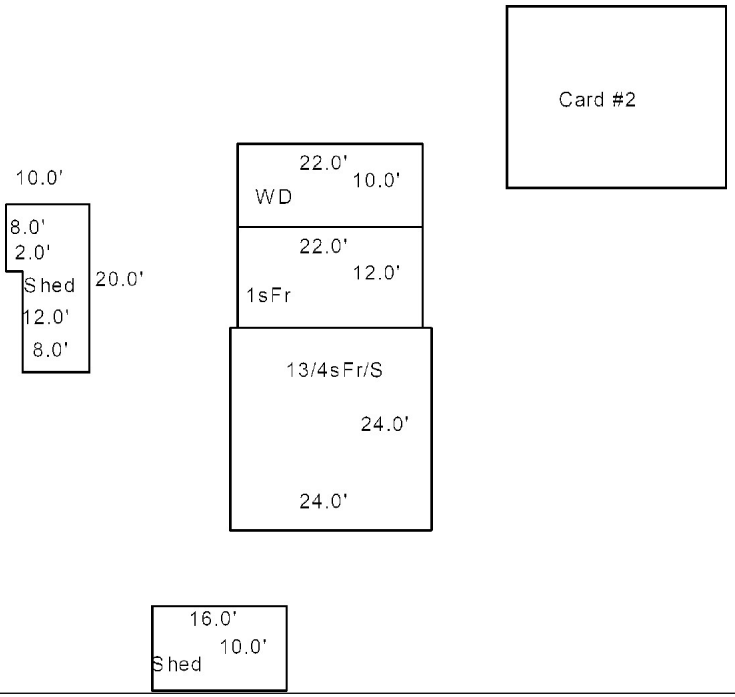
Building Style	**1 Conventional**		
0.Uncoded	4.Cape	8.Log	
1.Conv.	5.Garrison	9.Other	
2.Ranch	6.Split	10.Tri-Lev	
3.R Ranch	7.Contemp	11.Earth O	
Dwelling Units	**1**		
Other Units	**0**		
Stories	**5 One & 3/4 Story**		
1.1	4.1.5	7.1.25	
2.2	5.1.75	8.3.5	
3.3	6.2.5	9.4	
Exterior Walls	**2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete	
1.Wd Clapb	5.Stucco	9.Other	
2.Vinyl	6.Brick	10.Wd shin	
3.Compos.	7.Stone	11.T1-11	
Roof Surface	**1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R	
2.Slate	5.Wood	8.	
3.Metal	6.Other	9.	
SF Masonry Trim	**0**		
OPEN-3-CUSTOM	**0**		
OPEN-4-CUSTOM	**0**		
Year Built	**1992**		
Year Remodeled	**0**		
Foundation	**5 Concrete Slab**		
1.Concrete	4.Wood	7.	
2.C Block	5.Slab	8.	
3.Br/Stone	6.Piers	9.	
Basement	**9 No Basement**		
1.1/4 Bmt	4.Full Bmt	7.	
2.1/2 Bmt	5.Crawl Sp	8.	
3.3/4 Bmt	6.	9.None	
Bsmt Gar # Cars	**0**		
Wet Basement	**9 No Basement**		
1.Dry	4.Dirt Flr	7.	
2.Damp	5.	8.	
3.Wet	6.	9.	

SF Bsmt Living	**0**		
Fin Bsmt Grade	**0 0**		
OPEN-5-CUSTOMIZE	**0**		
Heat Type	**100%**	**5 Forced Warm Air**	
0.Uncoded	4.Steam	8.Fl/Wall	
1.HWBB	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.Radiant	
3.H Pump	7.Electric	11.Radiant	
Cool Type	**0%**	**4 Warm & Cool Air**	
1.Refrig	4.W&C Air	7.RadHW	
2.Evapor	5.Monitor-	8.	
3.H Pump	6.Monitor-	9.None	
Kitchen Style	**2 Typical**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style	**2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms	**0**		
# Bedrooms	**0**		
# Full Baths	**1**		
# Half Baths	**1**		
# Addn Fixtures	**0**		
# Fireplaces	**0**		

TRIO Software
A Division of Harris Computer Systems

Layout	**1 Typical**		
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.	6.	9.	
Attic	**9 None**		
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation	**1 Full**		
1.Full	4.Minimal	7.	
2.Heavy	5.Partial	8.	
3.Capped	6.	9.None	
Unfinished %	**0%**		
Grade & Factor	**3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad	
2.D Grade	5.A Grade	8.M&S	
3.C Grade	6.AA Grade	9.Same	
SQFT (Footprint)	**576**		
Condition	**5 Above Average**		
1.Poor	4.Avg	7.V G	
2.Fair	5.Avg+	8.Exc	
3.Avg-	6.Good	9.Same	
Phys. % Good	**0%**		
Funct. % Good	**100%**		
Functional Code	**9 None**		
1.Incomp	4.Delap	7.No Power	
2.O-Built	5.Bsmt	8.LongTerm	
3.Damage	6.Common	9.None	
Econ. % Good	**100%**		
Economic Code	**None**		
0.None	3.No Power	9.None	
1.Location	4.Generate	8.	
2.Encroach	5.Multi-Fa	9.	
Entrance Code	**5 Estimated**		
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.Existing	9.	
Information Code	**5 Estimate**		
1.Owner	4.Agent	7.Vacant	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.	

Date Inspected 9/19/2018



Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 One Story Frame	0	264	0 0	0	0 %	0 %	
68 Wood Deck/s	2010	220	3 100	4	0 %	100 %	
24 Frame Shed	0				%	%	1,800
24 Frame Shed	0				%	%	1,200
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-036B | Account 1194 | Location 19 KEZIAH LANE | Card 2 Of 2 | 11/24/2020

THORNTON, WILLIAM J
PO BOX 1252
GARDINER ME 04345

B7714P327 B10151P168

Previous Owner
WELCH, JERRY L HEIRS OF
19 KEZIAH LANE

LITCHFIELD ME 04350
Sale Date: 7/16/2009

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Property Data

Neighborhood **106 Keziah Lane**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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 **3 Gravel**

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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2017	0	49,959	0	49,959
2018	0	49,435	0	49,435
2019	0	50,900	0	50,900
2020	0	50,900	0	50,900

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot	Square Feet		
16.Regular Lot		%	
17.Secondary Lot		%	
18.Excess Land		%	
19.Condominium		%	
20.Miscellaneous		%	
		%	
		%	

Fract. Acre	Acreage/Sites		
21.Houselot (Frac		%	
22.Baselot(Fract)		%	
23.		%	
Acres		%	
24.Houselot		%	
25.Baselot		%	
26.Rear 1		%	
27.Rear 2		%	
28.Rear 3			
29.Rear 4			

Total Acreage 0.00

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

Litchfield

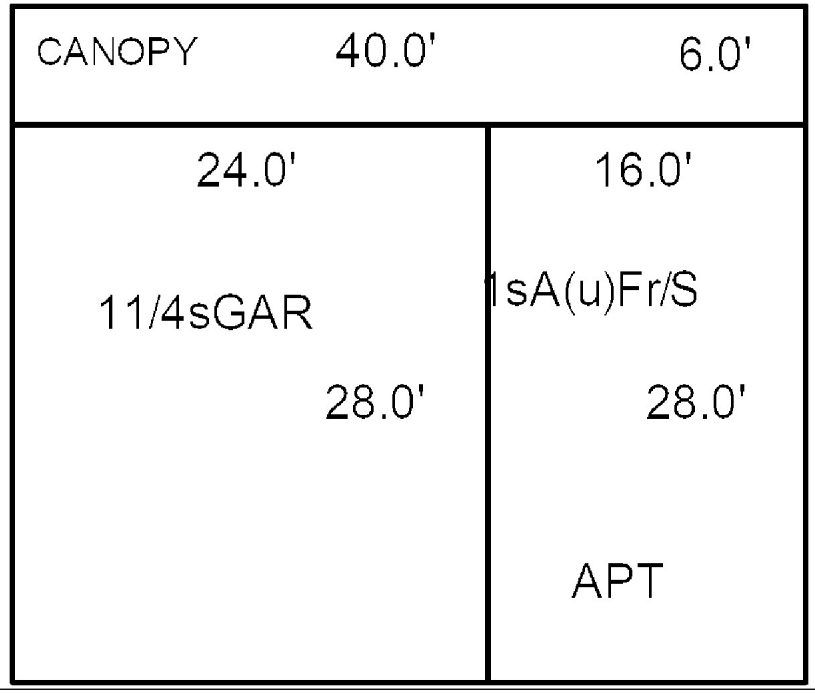
Map Lot R09-036B | Account 1194 | Location 19 KEZIAH LANE | Card 2 Of 2 | 11/24/2020

Building Style	**1 Conventional**		
0.Uncoded	4.Cape	8.Log	
1.Conv.	5.Garrison	9.Other	
2.Ranch	6.Split	10.Tri-Lev	
3.R Ranch	7.Contemp	11.Earth O	
Dwelling Units	**1**		
Other Units	**0**		
Stories	**1 One Story**		
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	**2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete	
1.Wd Clapb	5.Stucco	9.Other	
2.Vinyl	6.Brick	10.Wd shin	
3.Compos.	7.Stone	11.T1-11	
Roof Surface	**3 Sheet Metal**		
1.Asphalt	4.Composit	7.Rolled R	
2.Slate	5.Wood	8.	
3.Metal	6.Other	9.	
SF Masonry Trim	**0**		
OPEN-3-CUSTOM	**0**		
OPEN-4-CUSTOM	**0**		
Year Built	**2016**		
Year Remodeled	**0**		
Foundation	**5 Concrete Slab**		
1.Concrete	4.Wood	7.	
2.C Block	5.Slab	8.	
3.Br/Stone	6.Piers	9.	
Basement	**9 No Basement**		
1.1/4 Bmt	4.Full Bmt	7.	
2.1/2 Bmt	5.Crawl Sp	8.	
3.3/4 Bmt	6.	9.None	
Bsmt Gar # Cars	**0**		
Wet Basement	**9 No Basement**		
1.Dry	4.Dirt Flr	7.	
2.Damp	5.	8.	
3.Wet	6.	9.	

SF Bsmt Living	**0**		
Fin Bsmt Grade	**0 0**		
OPEN-5-CUSTOMIZE	**0**		
Heat Type	**100%**	**8 Floor/Wall Unit**	
0.Uncoded	4.Steam	8.Fl/Wall	
1.HWBB	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.Radiant	
3.H Pump	7.Electric	11.Radiant	
Cool Type	**0%**	**9 None**	
1.Refrig	4.W&C Air	7.RadHW	
2.Evapor	5.Monitor-	8.	
3.H Pump	6.Monitor-	9.None	
Kitchen Style	**2 Typical**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style	**2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms	**0**		
# Bedrooms	**0**		
# Full Baths	**1**		
# Half Baths	**0**		
# Addn Fixtures	**0**		
# Fireplaces	**0**		

TRIO Software
A Division of Harris Computer Systems

Layout	**1 Typical**		
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.	6.	9.	
Attic	**5 Floor & Stairs**		
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation	**1 Full**		
1.Full	4.Minimal	7.	
2.Heavy	5.Partial	8.	
3.Capped	6.	9.None	
Unfinished %	**0%**		
Grade & Factor	**2 Fair 80%**		
1.E Grade	4.B Grade	7.AAA Grad	
2.D Grade	5.A Grade	8.M&S	
3.C Grade	6.AA Grade	9.Same	
SQFT (Footprint)	**448**		
Condition	**4 Average**		
1.Poor	4.Avg	7.V G	
2.Fair	5.Avg+	8.Exc	
3.Avg-	6.Good	9.Same	
Phys. % Good	**0%**		
Funct. % Good	**100%**		
Functional Code	**9 None**		
1.Incomp	4.Delap	7.No Power	
2.O-Built	5.Bsmt	8.LongTerm	
3.Damage	6.Common	9.None	
Econ. % Good	**100%**		
Economic Code	**None**		
0.None	3.No Power	9.None	
1.Location	4.Generate	8.	
2.Encroach	5.Multi-Fa	9.	
Entrance Code	**1 Interior Inspect**		
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.Existing	9.	
Information Code	**1 Owner**		
1.Owner	4.Agent	7.Vacant	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.	



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
72 1 1/4s Garage	2016	672	3 100	4	0 %	100 %	
61 Canopy/s	2018	240	2 100	4	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 R09-036C | Account 2286 | Location 1184 PLAINS ROAD | Card 1 Of 1 | 11/24/2020

DYER, WALFORD
1184 PLAINS ROAD
LITCHFIELD ME 04350

B7316P1

Property Data

Neighborhood **167 Plains Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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

0

0

Sale Data

Sale Date **3/08/2003**

Price **18,900**

Sale Type **1 Land Only**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	116,790	137,347	19,000	235,137
2008	116,790	137,347	18,050	236,087
2009	116,350	129,224	15,200	230,374
2010	116,350	108,242	16,000	208,592
2011	116,350	105,357	16,000	205,707
2012	116,350	105,357	16,000	205,707
2013	116,350	105,329	16,000	205,679
2014	116,350	104,345	16,000	204,695
2015	116,350	104,170	16,000	204,520
2016	116,350	103,172	21,000	198,522
2017	116,350	103,143	26,000	193,493
2018	116,350	102,172	24,960	193,562
2019	96,800	144,900	26,000	215,700
2020	96,800	144,900	31,000	210,700

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
21	0.50	100	%	0
30	1.00	100	%	0
26	0.60	100	%	0
44	1.00	100	%	0
			%	
			%	
			%	

Total Acreage 2.10

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

Litchfield

Litchfield

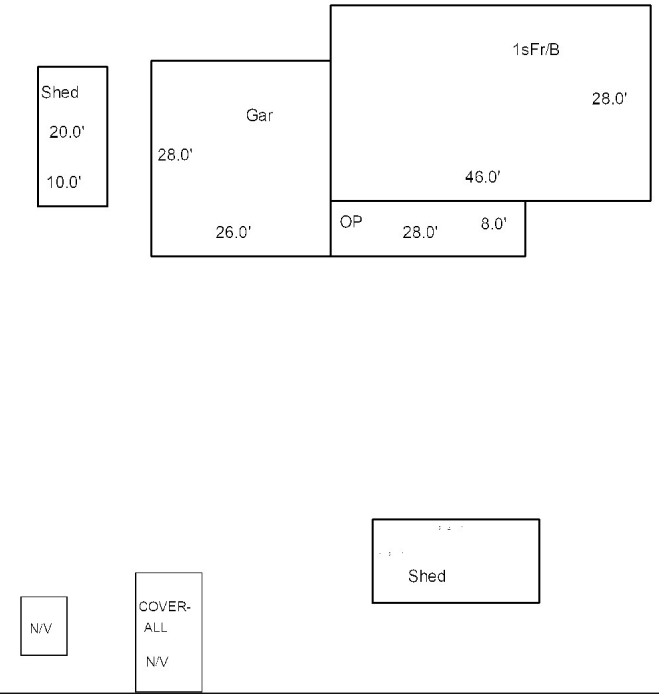
Map Lot R09-036C | Account 2286 | Location 1184 PLAINS ROAD | Card 1 Of 1 | 11/24/2020

Building Style **2 Ranch**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
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 **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **2004**		
Year Remodeled **0**		
Foundation **1 Concrete**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **1 Dry Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%**	**1 Hot Water BB**	
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%**	**9 None**	
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style **2 Typical**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style **2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **5**		
# Bedrooms **3**		
# Full Baths **1**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **1288**		
Condition **4 Average**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **3 Information Only**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/18/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	0	224	0 0	0	0 %	0 %	
23 Frame Garage	0	728	0 0	0	0 %	0 %	
24 Frame Shed	2004	200	1 100	2	0 %	50 %	
24 Frame Shed	0	288	1 100	2	0 %	50 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-036D | Account 2332 | Location 392 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

PARADIS, JOHN
PARADIS DEBRA
392 LUNTS HILLS ROAD
LITCHFIELD ME 04350

B7527P229

Property Data

Neighborhood	**123 Lunts 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.Res Protec
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

0

0

Sale Data

Sale Date	**7/14/2003**
Price	**17,900**
Sale Type	**1 Land Only**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	42,900	139,725	13,000	169,625
2008	42,900	139,725	12,350	170,275
2009	42,500	151,744	9,500	184,744
2010	42,500	135,921	10,000	168,421
2011	42,500	134,200	10,000	166,700
2012	42,500	134,200	10,000	166,700
2013	42,500	133,080	10,000	165,580
2014	42,500	96,492	10,000	128,992
2015	42,500	95,205	10,000	127,705
2016	42,500	93,670	15,000	121,170
2017	42,500	92,469	20,000	114,969
2018	42,500	91,527	19,200	114,827
2019	48,000	80,600	20,000	108,600
2020	48,000	79,600	25,000	102,600

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
24	1.00		100 %	0
26	1.00		100 %	0
44	1.00		100 %	0
			%	
			%	
			%	
			%	

Total Acreage 2.00

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

08/09/2018 nah replaced wd(smaller) and add canopy. Adjust size of D-Wide& Slab
07/21/2017 w/ Mr. garage already assessed building new wds.

Litchfield

Litchfield

Map Lot R09-036D | Account 2332 | Location 392 LUNTS HILL ROAD | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units

Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim

OPEN-3-CUSTOM

OPEN-4-CUSTOM

Year Built

Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living

Fin Bsmt Grade

OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms

Bedrooms

Full Baths

Half Baths

Addn Fixtures

Fireplaces

TRIO Software
A Division of Harris Computer Systems

Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good

Funct. % Good

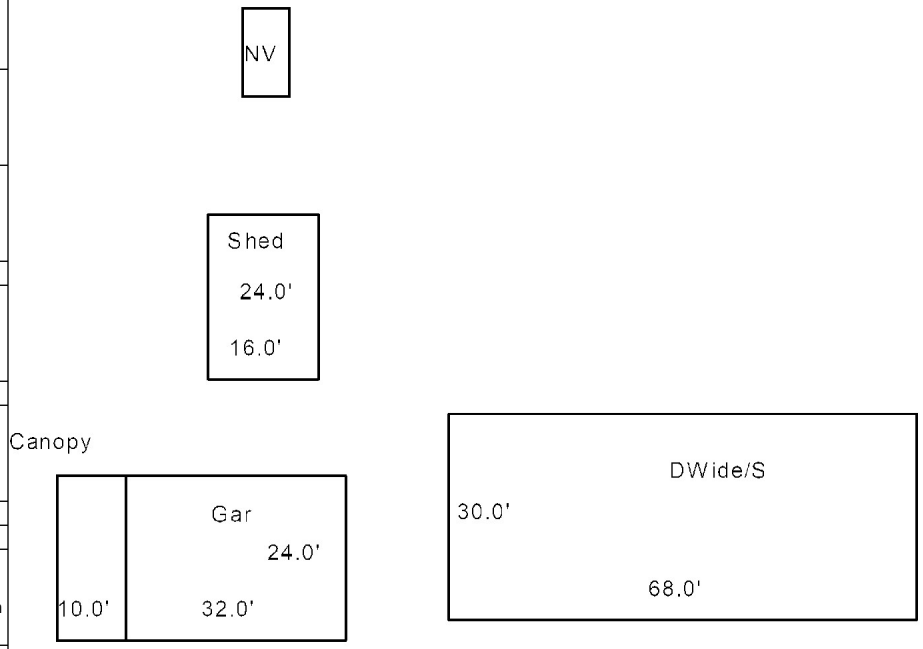
Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **1 Interior Inspect**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **1 Owner**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.



Date Inspected 9/19/2018

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
991 Double wide	2003	30x68	3 100	6	0 %	100 %	
101 Conc Slab	0	2040	3 100	4	0 %	100 %	
23 Frame Garage	2006	768	3 100	4	0 %	100 %	
61 Canopy/s	2017	240	1 100	4	0 %	75 %	
24 Frame Shed	2002	384	2 100	3	0 %	75 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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 R09-036-E | Account 2975 | Location PLAINS ROAD | Card 1 Of 1 | 11/24/2020

WELCH, JERRY A
307 LEWIS HILL RD
BOWDOIN ME 04287

B13046P204

Property Data

Neighborhood **167 Plains Road**

Tree Growth Year **0**

X Coordinate

Y Coordinate

Zone/Land Use **11 Residential**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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

0

0

Sale Data

Sale Date

Price

Sale Type

1.Land	4.MFG UNIT	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
2020	0	0	0	0

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.1-100				%	
12.101-200				%	
13.201+				%	
14.				%	
15.				%	
				%	
				%	

Square Foot		Square Feet		
16.Regular Lot			%	
17.Secondary Lot			%	
18.Excess Land			%	
19.Condominium			%	
20.Miscellaneous			%	
			%	
			%	

Fract. Acre	Acreage/Sites			
21.Houselot (Frac	25	1.00	100 %	0
22.Baselot(Fract)	26	1.05	100 %	0
23.			%	
Acres			%	
24.Houselot			%	
25.Baselot			%	
26.Rear 1			%	
27.Rear 2			%	
28.Rear 3			%	
29.Rear 4			%	

Total Acreage 2.05

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

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

'21 2.05 ACRE SPLIT MISSED IN 2020 TAX COMMITMENT. SUPPLEMENT

Litchfield

Litchfield

Map Lot R09-036-E | Account 2975 | Location PLAINS ROAD | Card 1 Of 1 | 11/24/2020

Building Style		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O

Dwelling Units
Other Units

Stories		
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		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11

Roof Surface		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.

SF Masonry Trim
OPEN-3-CUSTOM
OPEN-4-CUSTOM
Year Built
Year Remodeled

Foundation		
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	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None

Bsmt Gar # Cars

Wet Basement		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

SF Bsmt Living
Fin Bsmt Grade
OPEN-5-CUSTOMIZE

Heat Type **100%**		
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant

Cool Type **0%**		
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None

Kitchen Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Bath(s) Style		
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None

Rooms
Bedrooms
Full Baths
Half Baths
Addn Fixtures
Fireplaces

TRIO Software
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Layout		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.

Attic		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None

Insulation		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None

Unfinished %

Grade & Factor		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same

SQFT (Footprint)

Condition		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same

Phys. % Good
Funct. % Good

Functional Code		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None

Econ. % Good

Economic Code		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.

Entrance Code **0**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.

Information Code **0**		
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 R09-037 Account 223 Location 1185 PLAINS ROAD Card 1 Of 1 11/24/2020

CARTONIO, ALEXANDER J
1185 PLAINS ROAD
LITCHFIELD ME 04350

B13129P187

Previous Owner
FEDERAL NATIONAL MORTGAGE ASSOCIATION
14221 DALLAS PARKWAY, SUITE 1000

DALLAS TX 75254
Sale Date: 9/25/2017

Previous Owner
BROWN, NORMAN
BROWN BEVERLY E
1185 PLAINS ROAD
LITCHFIELD ME 04350
Sale Date: 1/25/2017

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:
4/11/19 NAH EST REMOD COMPLETE, OP IS "D" COND "2" & SHED SV $1000

Litchfield

Property Data

Neighborhood **167 Plains Road**

Tree Growth Year **0**

X Coordinate **0**

Y Coordinate **0**

Zone/Land Use **14 Cobbosscontee Stream**

Secondary Zone

Topography **2 Rolling**

1.Level	4.Below St	7.Res Protec
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

0

0

Sale Data

Sale Date **9/25/2017**

Price **80,000**

Sale Type **2 Land & Buildings**

1.Land	4.MFG UNIT	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.

Assessment Record

Year	Land	Buildings	Exempt	Total
2007	102,443	53,482	13,000	142,925
2008	102,443	53,476	12,350	143,569
2009	101,775	55,444	9,500	147,719
2010	101,775	52,970	10,000	144,745
2011	104,175	37,509	10,000	131,684
2012	104,175	37,509	10,000	131,684
2013	104,175	37,469	10,000	131,644
2014	104,175	36,885	10,000	131,060
2015	104,175	36,370	10,000	130,545
2016	104,175	36,253	15,000	125,428
2017	104,175	35,745	0	139,920
2018	104,175	35,154	0	139,329
2019	89,500	93,100	0	182,600
2020	89,500	93,100	25,000	157,600

Land Data

Front Foot

11.1-100
12.101-200
13.201+
14.
15.

Square Foot

16.Regular Lot
17.Secondary Lot
18.Excess Land
19.Condominium
20.Miscellaneous

Fract. Acre

21.Houselot (Frac
22.Baselot(Fract)
23.

Acres

24.Houselot
25.Baselot
26.Rear 1
27.Rear 2
28.Rear 3
29.Rear 4

Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Square Feet			
			%	
			%	
			%	
			%	
			%	
			%	
			%	
	Acreage/Sites			
21	0.50		100 %	0
30	0.50		100 %	0
26	1.67		100 %	0
44	1.00		85 %	0
			%	
			%	
			%	

Total Acreage 2.67

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

Litchfield

Map Lot R09-037 | Account 223 | Location 1185 PLAINS ROAD | Card 1 Of 1 | 11/24/2020

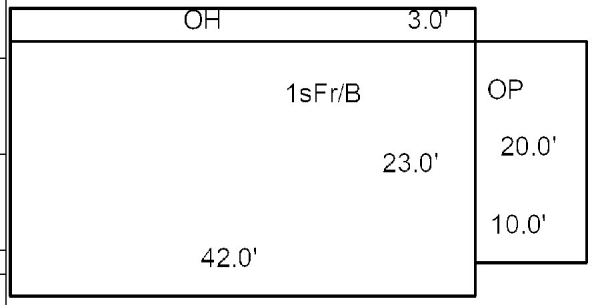
Building Style **2 Ranch**		
0.Uncoded	4.Cape	8.Log
1.Conv.	5.Garrison	9.Other
2.Ranch	6.Split	10.Tri-Lev
3.R Ranch	7.Contemp	11.Earth O
Dwelling Units **1**		
Other Units **0**		
Stories **1 One Story**		
1.1	4.1.5	7.1.25
2.2	5.1.75	8.3.5
3.3	6.2.5	9.4
Exterior Walls **2 Vinyl**		
0.Uncoded	4.Asbestos	8.Concrete
1.Wd Clapb	5.Stucco	9.Other
2.Vinyl	6.Brick	10.Wd shin
3.Compos.	7.Stone	11.T1-11
Roof Surface **3 Sheet Metal**		
1.Asphalt	4.Composit	7.Rolled R
2.Slate	5.Wood	8.
3.Metal	6.Other	9.
SF Masonry Trim **0**		
OPEN-3-CUSTOM **0**		
OPEN-4-CUSTOM **0**		
Year Built **1960**		
Year Remodeled **2018**		
Foundation **1 Concrete**		
1.Concrete	4.Wood	7.
2.C Block	5.Slab	8.
3.Br/Stone	6.Piers	9.
Basement **4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.
2.1/2 Bmt	5.Crawl Sp	8.
3.3/4 Bmt	6.	9.None
Bsmt Gar # Cars **0**		
Wet Basement **1 Dry Basement**		
1.Dry	4.Dirt Flr	7.
2.Damp	5.	8.
3.Wet	6.	9.

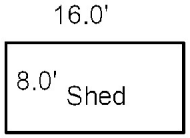
SF Bsmt Living **0**		
Fin Bsmt Grade **0 0**		
OPEN-5-CUSTOMIZE **0**		
Heat Type **100%**	**5 Forced Warm Air**	
0.Uncoded	4.Steam	8.Fl/Wall
1.HWBB	5.FWA	9.No Heat
2.HWCI	6.GravWA	10.Radiant
3.H Pump	7.Electric	11.Radiant
Cool Type **0%**	**9 None**	
1.Refrig	4.W&C Air	7.RadHW
2.Evapor	5.Monitor-	8.
3.H Pump	6.Monitor-	9.None
Kitchen Style	**2 Typical**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
Bath(s) Style	**2 Typical Bath(s)**	
1.Modern	4.Obsolete	7.
2.Typical	5.	8.
3.Old Type	6.	9.None
# Rooms **4**		
# Bedrooms **2**		
# Full Baths **1**		
# Half Baths **0**		
# Addn Fixtures **0**		
# Fireplaces **0**		

TRIO Software
A Division of Harris Computer Systems

Layout **1 Typical**		
1.Typical	4.	7.
2.Inadeq	5.	8.
3.	6.	9.
Attic **9 None**		
1.1/4 Fin	4.Full Fin	7.
2.1/2 Fin	5.Fl/Stair	8.
3.3/4 Fin	6.	9.None
Insulation **1 Full**		
1.Full	4.Minimal	7.
2.Heavy	5.Partial	8.
3.Capped	6.	9.None
Unfinished % **0%**		
Grade & Factor **3 Average 100%**		
1.E Grade	4.B Grade	7.AAA Grad
2.D Grade	5.A Grade	8.M&S
3.C Grade	6.AA Grade	9.Same
SQFT (Footprint) **966**		
Condition **6 Good**		
1.Poor	4.Avg	7.V G
2.Fair	5.Avg+	8.Exc
3.Avg-	6.Good	9.Same
Phys. % Good **0%**		
Funct. % Good **100%**		
Functional Code **9 None**		
1.Incomp	4.Delap	7.No Power
2.O-Built	5.Bsmt	8.LongTerm
3.Damage	6.Common	9.None
Econ. % Good **100%**		
Economic Code **None**		
0.None	3.No Power	9.None
1.Location	4.Generate	8.
2.Encroach	5.Multi-Fa	9.
Entrance Code **5 Estimated**		
1.Interior	4.Vacant	7.
2.Refusal	5.Estimate	8.
3.Informed	6.Existing	9.
Information Code **5 Estimate**		
1.Owner	4.Agent	7.Vacant
2.Relative	5.Estimate	8.
3.Tenant	6.Other	9.

Date Inspected 9/18/2018





Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	0	126	0 0	0	0 %	0 %	
21 Open Frame	0	200	2 100	2	0 %	100 %	
24 Frame Shed	2004				%	%	1,000
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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