

CABAN, GREG
513 DESERT POND RD
MT VERNON ME 04352

B783P25 B4527P49

Previous Owner
CABAN, STANLEY S
CABAN, CONNIE L
515 DESERT POND RD
MT VERNON ME 04352
Sale Date: 2/03/2023

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 44 Tea Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	34,800	44,300	0	79,100		
X Coordinate 0			2013	28,300	41,700	0	70,000		
Y Coordinate 0			2014	26,500	41,700	0	68,200		
Zone/Land Use 11 Residential/Rec.			2015	26,500	40,500	0	67,000		
Secondary Zone			2016	25,000	40,000	0	65,000		
Topography 2 Rolling			2017	25,000	39,900	0	64,900		
1.Level 4.Below St 7.Incline			2018	25,000	39,400	0	64,400		
2.Rolling 5.Low 8.			2019	25,000	38,800	0	63,800		
3.Above St 6.Swampy 9.			2020	25,000	38,400	0	63,400		
Utilities 9 None			2021	25,000	37,800	0	62,800		
1.W & S 4.Dr Well 7.Cspool			2022	34,500	49,000	0	83,500		
2.T Water 5.Dug Well 8.Water			2023	34,500	73,200	0	107,700		
3.Septic 6.Privy 9.None			2024	42,900	71,200	0	114,100		
Street 5 Subdivision Rd.			2025	55,000	71,700	0	126,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 2/03/2023			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.			16.			%		Acres	
Financing 9 Unknown			17.TrnsCan Trans			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity 2 Related Parties						%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.60	100	%	0	37.ReEnergy Site
Verified 5 Public Record			23.Remote Water			%			38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			Acres			%			39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%			40.S Lumber Site
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%			41.Demolition Cha
			26.16+ (Undevel A			%			42.Privy/H Tank/
			27.Below 1146Elev			%			43.Comm Imp Lot
			28.Gravel Pits	Total Acreage		1.60			44.Water Availabl
			29.Unforested Vac						45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U20-013

Account 89

Location 71 EUSTIS PARKWAY

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 2 Inadequate
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 7 Bio or Chemical	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 400
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1984	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incnpmet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 0
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1985	122	3 100	4	0 %	100 %	
24 Frame Shed	1990	140	2 100	2	0 %	88 %	
68 Wood Deck	2009	181	3 100	4	0 %	100 %	
19 Overhang/Poor...	1997	16	2 100	2	0 %	100 %	
19 Overhang/Poor...	1997	20	2 100	2	0 %	100 %	
1 1 S.Frame add-on	2006	144	3 100	3	0 %	100 %	
69 Privy	1984	32	2 100	2	0 %	100 %	
					%	%	
					%	%	
					%	%	



1.1 S Frame add-
2.2 S Frame add-
3.3 S Frame add-
4.1 & 1/2 S add-
5.1 & 3/4 S add-
6.2 & 1/2 S add-
21.Open Frame Por
22.Encl Frame Por
23.Frame Garage
24.Frame Shed
25.2S w/ba/no bsm
26.1SFr Overhang
27.Unfin Basement
28.1 S 0 ba/0 bs
29.Finished Attic

CADMAN, DAVID L
 CADMAN, SHANNON L
 220 SAWYER STREET
 GREENE, ME 04236

B2619P303

Property Data			Assessment Record						
Neighborhood 71 Porter/Nadeau Small Lots			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	18,400	7,300	0	25,700		
X Coordinate 0			2013	15,200	6,900	0	22,100		
Y Coordinate 0			2014	13,800	7,000	0	20,800		
Zone/Land Use 11 Residential/Rec.			2015	13,800	6,600	0	20,400		
Secondary Zone			2016	13,800	6,600	0	20,400		
Topography 7 Inclining			2017	13,800	6,600	0	20,400		
1.Level 4.Below St 7.Incline			2018	13,800	6,500	0	20,300		
2.Rolling 5.Low 8.			2019	13,800	6,500	0	20,300		
3.Above St 6.Swampy 9.			2020	13,800	6,500	0	20,300		
Utilities 9 None			2021	13,800	6,500	0	20,300		
1.W & S 4.Dr Well 7.Cspool			2022	17,900	8,500	0	26,400		
2.T Water 5.Dug Well 8.Water			2023	17,900	27,900	0	45,800		
3.Septic 6.Privy 9.None			2024	27,600	27,100	0	54,700		
Street 1 Paved			2025	36,800	26,700	0	63,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 6/23/2005			15.Dist System			%		5.Access	
Price 25,000			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 2 Land & Buildings							%		7.Restricted
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.							%		9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing 9 Unknown							%		30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity 1 Arms Length Sale			Fract. Acre		Acreege/Sites			34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts							%		35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.46	100	%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre			%		37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits			%		44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
			Total Acreage		0.46			46.Wtr&Septic Ava	

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Map Lot R06-072

Account 683

Location 72 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 40%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 288
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 2 Fair
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1954	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 7 Partial/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 5/29/1997

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1955	90	2 100	2	0 %	100 %	
24 Frame Shed	1960	128	2 100	2	0 %	100 %	
69 Privy	1960	60	2 100	2	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CADMAN, DAVID L
 CADMAN, SHANNON L
 220 SAWYER STREET
 GREENE, ME 04236

B2172P95

Property Data			Assessment Record						
Neighborhood	71 Porter/Nadeau Small Lots		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	13,200	29,100	0	42,300		
X Coordinate	0		2013	10,900	27,200	0	38,100		
Y Coordinate	0		2014	9,900	27,000	0	36,900		
Zone/Land Use	11 Residential/Rec.		2015	9,900	26,100	0	36,000		
Secondary Zone			2016	9,900	26,100	0	36,000		
Topography	7 Inclining		2017	9,900	25,700	0	35,600		
1.Level	4.Below St	7.Incline	2018	9,900	56,600	0	66,500		
2.Rolling	5.Low	8.	2019	9,900	55,800	0	65,700		
3.Above St	6.Swampy	9.	2020	9,900	55,800	0	65,700		
Utilities	9 None 9 None		2021	9,900	55,000	0	64,900		
1.W & S	4.Dr Well	7.Cspool	2022	28,900	71,500	0	100,400		
2.T Water	5.Dug Well	8.Water	2023	28,900	84,200	0	113,100		
3.Septic	6.Privy	9.None	2024	35,800	84,200	0	120,000		
Street	1 Paved		2025	42,400	86,100	0	128,500		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme				%		1.Second Zone
Bldg Incomplete	0		12.Undergrd Servi				%		2.Devel Costs
Sale Data			13.Substations				%		3.Swampy
Sale Date	8/01/2002		14.Transm Lines				%		4.Size/Shape
Price	27,000		15.Dist System				%		5.Access
Sale Type	2 Land & Buildings		Square Foot		Square Feet				6.R/W thru Lot
1.Land	4.Trailer	7.						%	
2.L & B	5.Other	8.	16.				%		8.Location
3.Bldg	6.Comm	9.	17.TrnsCan Trans				%		9.Fractional Sha
Financing	9 Unknown		18.TrnsCan Rds/Im				%		Acres
1.Convent	4.Seller	7.Bank or Re	19.Condominium				%		30.Softwood (TG)
2.FHA/VA	5.Private	8.Divorce	20.Tarred Drivewa				%		31.Mixedwood (TG)
3.Assumed	6.Cash	9.Unknown	Fract. Acre	Acreege/Sites					32.Hardwood (TG)
Validity	1 Arms Length Sale			21.Base Lot 1st A	21	0.33	100	%	0
1.Valid	4.Bk Repo	7.Abutts	22.Secondary Acre	46	1.00	100	%	0	34.Roads/Unforest
2.Related	5.Partial	8.Other	23.Remote Water				%		35.Eustis Dam
3.Distress	6.Exempt	9.Question	Acres				%		36.ReEnergyWater
Verified	5 Public Record		24.Next 3-10 Acre				%		37.ReEnergy Site
1.Buyer	4.Agent	7.Family	25.Next 11-15 Acr				%		38.ReEnergyTransm
2.Seller	5.Pub Rec	8.Other	26.16+ (Undevel A				%		39.Deeded R/W to
3.Lender	6.MLS	9.	27.Below 1146Elev				%		40.S Lumber Site
			28.Gravel Pits				%		41.Demolition Cha
			29.Unforested Vac				%		42.Privy/H Tank/
			Total Acreage		0.33				

Inspection Witnessed By:

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

Notes:

Eustis

Map Lot R06-073

Account 844

Location 76 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 5 A-Frame	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Fram 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 5 One & 3/4 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 520
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1978	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2017	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/06/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
69 Privy	1950	35	2 100	2	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	2017	160	3 100	4	0 %	50 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CAITLIN, MCCOWN M
SCOTT, MCCOWN M
27 LOVERING RD
NORTH HAMPTON NH 03862

B2523P38 B3993P99 B4168P123

Previous Owner
CHEVALIER, BRIAN P
CHEVALIER, DOTTIANN K
25 LOVERING RD
NORTH HAMPTON NH 03862
Sale Date: 8/28/2020

Previous Owner
Tripp, Erlon C.
P.O. BOX 549

STRATTON ME 04982
Sale Date: 5/04/2018

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 65 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	71,800	162,300	10,000	224,100		
X Coordinate 0			2013	70,300	143,000	10,000	203,300		
Y Coordinate 0			2014	69,800	146,900	10,000	206,700		
Zone/Land Use 11 Residential/Rec.			2015	69,800	146,200	10,000	206,000		
Secondary Zone			2016	67,300	144,600	15,000	196,900		
Topography 7 Inclining			2017	67,300	144,600	20,000	191,900		
1.Level 4.Below St 7.Incline			2018	67,300	160,700	0	228,000		
2.Rolling 5.Low 8.			2019	67,300	160,700	0	228,000		
3.Above St 6.Swampy 9.			2020	67,300	158,900	0	226,200		
Utilities 3 Septic Disposal & 4 Drilled Well &			2021	67,300	158,900	0	226,200		
1.W & S 4.Dr Well 7.Cspool			2022	86,500	204,400	0	290,900		
2.T Water 5.Dug Well 8.Water			2023	86,500	246,900	0	333,400		
3.Septic 6.Privy 9.None			2024	93,500	258,500	0	352,000		
Street 1 Paved			2025	104,500	272,200	0	376,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date 2/28/2020			14.Transm Lines					4.Size/Shape	
Price 199,000			15.Dist System					5.Access	
Sale Type 2 Land & Buildings			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.								7.Restricted	
2.L & B 5.Other 8.								8.Location	
3.Bldg 6.Comm 9.								9.Fractional Sha	
Financing 9 Unknown								Acres	
1.Convent 4.Seller 7.Bank or Re								30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			17.TrnsCan Trans					31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			18.TrnsCan Rds/Im					32.Hardwood (TG)	
Validity 1 Arms Length Sale			19.Condominium					33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			20.Tarred Drivewa					34.Roads/Unforest	
2.Related 5.Partial 8.Other			Fract. Acre	Acreeage/Sites				35.Eustis Dam	
3.Distress 6.Exempt 9.Question								21.Base Lot 1st A	21
Verified 5 Public Record			22.Secondary Acre	22	0.85	100	%	0	
1.Buyer 4.Agent 7.Family			23.Remote Water	46	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			Acres					36.ReEnergyWater	
3.Lender 6.MLS 9.								24.Next 3-10 Acre	
			25.Next 11-15 Acr						
			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
				Total Acreage		1.85		37.ReEnergy Site	
								38.ReEnergyTransm	
								39.Deeded R/W to	
								40.S Lumber Site	
								41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R06-023-B-1

Account 925

Location 42 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 864	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 4 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 864
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 5	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 3	Phys. % Good 0%
Year Built 2005	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2005	288	3 100	4	0 %	100 %	
21 Open Frame	2005	288	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CALDWELL, FRANK E
 CALDWELL, JUDY S
 20 Partridge Lane
 PO Box 205
 Eustis ME 04936
 B382P608 B846P58 B4266P119

Property Data			Assessment Record						
Neighborhood 43 Caldwell			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	17,500	17,900	0	35,400		
X Coordinate 0			2013	14,700	16,600	0	31,300		
Y Coordinate 0			2014	13,800	16,500	0	30,300		
Zone/Land Use 11 Residential/Rec.			2015	13,800	16,100	0	29,900		
Secondary Zone			2016	12,900	16,100	0	29,000		
Topography 7 Inclining			2017	12,900	16,100	0	29,000		
1.Level 4.Below St 7.Incline			2018	12,900	16,100	0	29,000		
2.Rolling 5.Low 8.			2019	12,900	16,000	0	28,900		
3.Above St 6.Swampy 9.			2020	25,900	39,200	31,000	34,100		
Utilities 9 None			2021	25,900	39,100	31,000	34,000		
1.W & S 4.Dr Well 7.Cspool			2022	32,700	67,300	31,000	69,000		
2.T Water 5.Dug Well 8.Water			2023	32,700	90,000	31,000	91,700		
3.Septic 6.Privy 9.None			2024	35,800	86,900	31,000	91,700		
Street 5 Subdivision Rd.			2025	43,600	85,800	31,000	98,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 10/01/1985			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.46	100 %	0	33.Waste L /R Pro
Validity			22.Secondary Acre	46	1.00	100 %	0	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water			%		35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres					36.ReEnergyWater	
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre			%		37.ReEnergy Site
Verified			25.Next 11-15 Acr			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%		40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreage		0.46			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Map Lot U15-020

Account 91

Location 20 PARTRIDGE LANE

Card 1 Of 1 6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 380
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1964	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 1 Owner
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	1994	112	2 100	2	0 %	100 %	
69 Privy	1965	9	2 100	2	0 %	100 %	
24 Frame Shed	1965	24	2 100	2	0 %	100 %	
24 Frame Shed	2011	96	3 100	3	0 %	100 %	
1 1 S.Frame add-on	2019	280	3 100	4	0 %	100 %	
68 Wood Deck	2019	48	3 100	4	0 %	100 %	
1 1 S.Frame add-on	2021	192	3 100	4	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	



- 1.1 S Frame add-
- 2.2 S Frame add-
- 3.3 S Frame add-
- 4.1 & 1/2 S add-
- 5.1 & 3/4 S add-
- 6.2 & 1/2 S add-
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.2S w/ba/no bsm
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.1 S 0 ba/0 bs
- 29.Finished Attic

Caldwell, Jodie A
22 BLANCHARD
STRATTON ME 04982

B3485P123 B3661P237

Previous Owner
Quinn, William

PO BOX 853
SCARBOUGH ME 04070 853
Sale Date: 7/23/2014

Previous Owner
CRAWFORD, ANGELA
P. O. BOX 15
3 TIMBER LANE
PELHAM, NH 03076
Sale Date: 10/16/2012

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	18,700	47,000	0	65,700		
X Coordinate 0			2013	21,700	49,800	0	71,500		
Y Coordinate 0			2014	20,300	62,300	0	82,600		
Zone/Land Use 12 General Develop.			2015	20,300	61,000	0	81,300		
Secondary Zone			2016	20,300	61,000	15,000	66,300		
Topography 1 Level			2017	20,300	61,000	20,000	61,300		
1.Level 4.Below St 7.Incline			2018	20,300	61,000	20,000	61,300		
2.Rolling 5.Low 8.			2019	20,300	60,900	20,000	61,200		
3.Above St 6.Swampy 9.			2020	20,300	60,900	25,000	56,200		
Utilities 1 Twn.Watr& Septic			2021	20,300	60,900	25,000	56,200		
1.W & S 4.Dr Well 7.Cspool			2022	25,400	79,200	25,000	79,600		
2.T Water 5.Dug Well 8.Water			2023	25,400	106,500	25,000	106,900		
3.Septic 6.Privy 9.None			2024	26,400	103,600	25,000	105,000		
Street 1 Paved			2025	29,000	108,900	25,000	112,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/23/2014			14.Transm Lines			%		4.Size/Shape	
Price 91,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.29	100	%	0	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	
Verified 5 Public Record			23.Remote Water			%		35.Eustis Dam	
1.Buyer 4.Agent 7.Family			Acres			%		36.ReEnergyWater	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		37.ReEnergy Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		38.ReEnergyTransm	
			26.16+ (Undevel A			%		39.Deeded R/W to	
			27.Below 1146Elev			%		40.S Lumber Site	
			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
				Total Acreage		0.29		43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U06-025

Account 226

Location 22 BLANCHARD AVENUE

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 644
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1920	# Half Baths 1	Funct. % Good 100%
Year Remodeled 2012	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Granite/Rock Wal	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 2 1/2 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpлет
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/22/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1940	324	3 100	4	0 %	100 %	
21 Open Frame	2013	35	3 100	4	0 %	100 %	
24 Frame Shed	2004	96	3 100	3	0 %	100 %	
68 Wood Deck	2013	144	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CALDWELL, RALPH E
CORBIN, CHERYL L
24 SCHOOL ST
STRATTON ME 04982

B558P105 B4071P44 B4545P345

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	22,000	69,400	10,000	81,400		
X Coordinate 0			2013	24,400	63,100	10,000	77,500		
Y Coordinate 0			2014	22,500	63,900	10,000	76,400		
Zone/Land Use 12 General Develop.			2015	22,500	62,500	10,000	75,000		
Secondary Zone			2016	22,500	62,200	15,000	69,700		
Topography 1 Level			2017	22,500	62,100	20,000	64,600		
1.Level 4.Below St 7.Incline			2018	22,500	61,800	26,000	58,300		
2.Rolling 5.Low 8.			2019	22,500	61,500	26,000	58,000		
3.Above St 6.Swampy 9.			2020	22,500	61,400	31,000	52,900		
Utilities 1 Twn.Watr& Septic			2021	22,500	61,100	31,000	52,600		
1.W & S 4.Dr Well 7.Cspool			2022	28,400	78,900	31,000	76,300		
2.T Water 5.Dug Well 8.Water			2023	28,400	109,700	31,000	107,100		
3.Septic 6.Privy 9.None			2024	29,700	106,700	31,000	105,400		
Street 1 Paved			2025	33,100	108,600	31,000	110,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 7/01/1978			15.Dist System					5.Access	
Price			Square Foot	Square Feet	 	 	 	6.R/W thru Lot	
Sale Type								7.Restricted	
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	 	 	 	 	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	21
Validity			22.Secondary Acre	46	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other			Acres	 	 	 	 	33.Waste L /R Pro	
3.Distress 6.Exempt 9.Question								24.Next 3-10 Acre	
Verified			25.Next 11-15 Acr					35.Eustis Dam	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					36.ReEnergyWater	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					37.ReEnergy Site	
3.Lender 6.MLS 9.			28.Gravel Pits					38.ReEnergyTransm	
			29.Unforested Vac					39.Deeded R/W to	
			Total Acreage		0.38				
						40.S Lumber Site			
						41.Demolition Cha			
						42.Privy/H Tank/			
						43.Comm Imp Lot			
						44.Water Availabl			
						45.Septic Availab			
						46.Wtr&Septic Ava			

Callas, William D
22 Lenox Court
Fort Lee NJ 07024

B3102P291

Previous Owner
RYAN, MICHAEL L.
RYAN, MARTHA B.
P.O. BOX 24
EUSTIS ME 04936 0024
Sale Date: 12/31/2008

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 65 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	44,500	4,500	0	49,000		
X Coordinate 0			2013	39,500	4,300	0	43,800		
Y Coordinate 0			2014	36,500	2,400	0	38,900		
Zone/Land Use 15 Rural Woodland 2			2015	36,500	2,500	0	39,000		
Secondary Zone			2016	34,000	2,500	0	36,500		
Topography 2 Rolling			2017	34,000	2,500	0	36,500		
1.Level 4.Below St 7.Incline			2018	34,000	2,500	0	36,500		
2.Rolling 5.Low 8.			2019	34,000	2,500	0	36,500		
3.Above St 6.Swampy 9.			2020	34,000	2,500	0	36,500		
Utilities 9 None 9 None			2021	34,000	2,500	0	36,500		
1.W & S 4.Dr Well 7.Cspool			2022	47,000	3,300	0	50,300		
2.T Water 5.Dug Well 8.Water			2023	47,000	2,800	0	49,800		
3.Septic 6.Privy 9.None			2024	53,000	2,800	0	55,800		
Street 4 Right of Way			2025	71,400	2,800	0	74,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 12/31/2008			14.Transm Lines			%		4.Size/Shape	
Price 33,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	1.00	100 %	0	33.Waste L /R Pro
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	1.00	100 %	0	34.Roads/Unforest	
2.Related 5.Partial 8.Other			23.Remote Water	33	3.66	100 %	0	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			Acres			%		36.ReEnergyWater	
Verified 5 Public Record			24.Next 3-10 Acre			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			27.Below 1146Elev			%		40.S Lumber Site	
			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreage		5.66			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R07-004-011


Account 1103

Location FOX RIDGE DRIVE

Card 1

Of 1

6/26/2025

Building Style			SF Bsmt Living			Layout					
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built	7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp	8.			
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6.	9.			
4.Cape/Col	8.Log	12.	1.HWB	5.FWA	9.No Heat	Attic					
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin	7.			
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.F/Stair	8.CS			
Stories			4.Monitor	8.F/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation					
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.			
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %					
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor					
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade	7.A+ Grade			
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade	8.			
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade	9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)					
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition					
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
ELECTICAL			# Bedrooms			3.Avg-	6.Good	9.Same			
OPEN-4-			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Adn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Bsmt	7.C Wall			
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size	8.LongTerm			
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath	9.None	Econ. % Good		
3.Gran/Roc	6.Piers	9.Pier/Pad				Economic Code			0.None	3.No Power	6.Comment
Basement						Entrance Code 0			1.Location	4.Size	7.Uti Easm
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				Information Code 0			2.Encroach	5.Condition	8.Incmlplet
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Interior			4.Vacant	7.	
3.3/4 Bmt	6.Fnd noB/	9.None				2.Refusal			5.Estimate	8.	
Bsmt Gar # Cars						3.Informed			6.	9.	
Wet Basement						Information Code 0			1.Owner		
1.Dry	4.	7.				2.Relative			5.Estimate	8.	
2.Damp	5.Crawl Sp	8.SPump	3.Tenant			6.Other	9.				
3.Wet	6.	9.None									

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1999	660	2 100	1	60 %	25 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



- 1.1 S Frame add-
- 2.2 S Frame add-
- 3.3 S Frame add-
- 4.1 & 1/2 S add-
- 5.1 & 3/4 S add-
- 6.2 & 1/2 S add-
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.2S w/ba/no bsm
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.1 S 0 ba/0 bs
- 29.Finished Attic

CALVARY BIBLE CHURCH OF STRATT
P.O. BOX 222
STRATTON ME 04982

B591P212

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	58,600	212,700	271,300	0		
X Coordinate 0			2013	57,300	220,200	277,500	0		
Y Coordinate 0			2014	75,500	242,900	318,400	0		
Zone/Land Use 25 Tax Exempt Prop.			2015	75,500	242,900	318,400	0		
Secondary Zone			2016	65,500	239,800	305,300	0		
Topography 1 Level			2017	65,500	237,800	303,300	0		
1.Level 4.Below St 7.Incline			2018	65,500	236,600	302,100	0		
2.Rolling 5.Low 8.			2019	65,500	233,500	299,000	0		
3.Above St 6.Swampy 9.			2020	65,500	233,500	299,000	0		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	65,500	230,300	295,800	0		
1.W & S 4.Dr Well 7.Cspool			2022	80,500	296,900	377,400	0		
2.T Water 5.Dug Well 8.Water			2023	80,500	239,400	319,900	0		
3.Septic 6.Privy 9.None			2024	80,500	236,300	316,800	0		
Street 6 Private Rd.....			2025	116,000	236,200	352,200	0		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/01/1979			14.Transm Lines			%		4.Size/Shape	
Price			15.Dist System			%		5.Access	
Sale Type						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100	%	0	
Verified			23.Remote Water	24	2.50	100	%	0	
1.Buyer 4.Agent 7.Family			Acres	46	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%		
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%		
			26.16+ (Undevel A				%		
			27.Below 1146Elev				%		
			28.Gravel Pits				%		
			29.Unforested Vac				%		
				Total Acreage		4.50			
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U04-002

Account 408

Location 37 PARK STREET

Card 1 Of 1 6/26/2025

Building Style	SF Bsmt Living		Layout	
1.Ranch/Co	5.A-Frame	9.Other	1.Typical	4.O-Built 7.
2.Gambrel	6.Apt.Bldg	10.Daylt.B	2.Inadeq	5.Camp 8.
3.R Ranch	7.Camp	11.	3.Poor	6. 9.
4.Cape/Col	8.Log	12.	Attic	
Dwelling Units	1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.
Other Units	2.Combo	6.Stove	10.Geo	2.1/2 Fin 5.FI/Stair 8.CS
Stories	3.Radiant	7.Electric	11.	3.3/4 Fin 6. 9.None
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type	
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air 7.
3.3	6.2 & 1/2	9.	2.Evapor	5. 8.
Exterior Walls	3.H Pump	6. 9.None	Insulation	
1.Clbd/Shg	5.B/B/T111	9.Other	1.Full	4.Minimal 7.
2.Vin/Al	6.Brick	10.None	2.Heavy	5.Partial 8.
3.Masonite	7.Log	11.Boards	3.Capped	6. 9.None
4.Asb/Asp	8.Concrete	12.	Unfinished %	
Roof Surface	Bath(s) Style		Grade & Factor	
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete 7.
2.Vented	5.Wood	8.	2.Typical	5.Basic 8.
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.No Water 9.None
SF Masonry Trim	# Rooms		1.E Grade 4.C+ Grade 7.A+ Grade	
ELECTICAL	# Bedrooms		2.D Grade 5.B Grade 8.	
OPEN-4-	# Full Baths		3.C Grade 6.A Grade 9.Same	
Year Built	# Half Baths		SQFT (Footprint)	
Year Remodeled	# Addn Fixtures		Condition	
Foundation	# Fireplaces		1.Poor 4.Avg 7.V G	
1.Concrete	4.Wood	7.Partial	2.Fair 5.Avg+ 8.Exc	
2.C Block	5.Slab	8.ledge/ro	3.Avg- 6.Good 9.Same	
3.Gran/Roc	6.Piers	9.Pier/Pad	Phys. % Good	
Basement	TRIO		Funct. % Good	
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl	Functional Code	
2.1/2 Bmt	5.Crawl Sp	8.S Level	1.Incomp 4.Bsmt 7.C Wall	
3.3/4 Bmt	6.Fnd noB/	9.None	2.O-Built 5.Size 8.LongTerm	
Bsmt Gar # Cars	Econ. % Good		3.Damaged 6.Bath 9.None	
Wet Basement	Economic Code		0.None 3.No Power 6.Comment	
1.Dry	4. 7.		1.Location 4.Size 7.Uti Easm	
2.Damp	5.Crawl Sp	8.SPump	2.Encroach 5.Condition 8.Incnpet	
3.Wet	6. 9.None		Entrance Code 0	
			1.Interior 4.Vacant 7.	
			2.Refusal 5.Estimate 8.	
			3.Informed 6. 9.	
			Information Code 0	
			1.Owner 4.Agent 7.Inspect	
			2.Relative 5.Estimate 8.	
			3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
601 Church	1981	1800	3 100	4	0 %	100 %	1.1 S Frame add-
610 ChurchBsmt	1983	1200	3 100	4	0 %	100 %	2.2 S Frame add-
608 Portable Room	1991	572	3 100	4	0 %	100 %	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Calvary Bible Church of Stratton
P.O. BOX 222
STRATTON ME 04982

B3171P161 B3355P81 B3808P349

Previous Owner
Ruddy, Robert
Ruddy, Julia
P. O. BOX 317
STRATTON, ME 04982 0317
Sale Date: 3/28/2016

Previous Owner
REED, JEFFREY W.
REED, MOLLIE J.
P. O. BOX 267
STRATTON, ME 04982 0267
Sale Date: 7/31/2009

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 99 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	33,800	106,600	10,000	130,400		
X Coordinate 0			2013	33,000	100,800	10,000	123,800		
Y Coordinate 0			2014	31,200	104,500	10,000	125,700		
Zone/Land Use 12 General Develop.			2015	31,200	104,400	10,000	125,600		
Secondary Zone			2016	31,200	103,300	0	134,500		
Topography 1 Level			2017	31,200	103,100	0	134,300		
1.Level 4.Below St 7.Incline			2018	31,200	101,800	20,000	113,000		
2.Rolling 5.Low 8.			2019	31,200	100,700	20,000	111,900		
3.Above St 6.Swampy 9.			2020	31,200	100,500	20,000	111,700		
Utilities 1 Twn.Watr& Septic			2021	31,200	99,400	20,000	110,600		
1.W & S 4.Dr Well 7.Cspool			2022	63,300	129,000	20,000	172,300		
2.T Water 5.Dug Well 8.Water			2023	63,300	161,000	20,000	204,300		
3.Septic 6.Privy 9.None			2024	66,100	157,800	20,000	203,900		
Street 6 Private Rd.....			2025	75,100	165,700	20,000	220,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 3/28/2016			14.Transm Lines			%		4.Size/Shape	
Price 131,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.91	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	36.ReEnergyWater
Verified 5 Public Record			23.Remote Water				%		37.ReEnergy Site
1.Buyer 4.Agent 7.Family			Acres				%		38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%		39.Deeded R/W to
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%		40.S Lumber Site
			26.16+ (Undevel A				%		41.Demolition Cha
			27.Below 1146Elev				%		42.Privy/H Tank/
			28.Gravel Pits				%		43.Comm Imp Lot
			29.Unforested Vac				%		44.Water Availabl
			Total Acreage			0.91			45.Septic Availab
									46.Wtr&Septic Ava


Eustis

Map Lot U04-002-A

Account 671

Location 45 PARK STREET

Card 1 Of 1 6/26/2025

Building Style 2 Gambrel/Garrison	SF Bsmt Living 896	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 896
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 3	Phys. % Good 0%
Year Built 1988	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 3 Tenant	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/21/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1988	144	3 100	4	0 %	88 %	
24 Frame Shed	1993	136	2 100	2	0 %	100 %	
23 Frame Garage	2002	576	3 100	4	0 %	100 %	
72 12+OHead Door	2002	1	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CAMP DILLIGAF, LLC
 P. O. BOX 1499
 NAPLES, ME 04053 1499

B1823P325 B2375P325 B3954P110 B3954P108

Previous Owner
 ALLEN, JAMES C.

P. O. BOX 1499
 NAPLES, ME 04053 1499
 Sale Date: 10/12/2017

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 45 Tim Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	52,700	144,800	0	197,500		
X Coordinate 0			2013	50,900	128,300	0	179,200		
Y Coordinate 0			2014	48,000	133,800	0	181,800		
Zone/Land Use 41 Limited Residential			2015	48,000	131,700	0	179,700		
Secondary Zone			2016	45,600	131,500	0	177,100		
Topography 2 Rolling			2017	45,600	151,700	0	197,300		
1.Level 4.Below St 7.Incline			2018	45,600	208,300	0	253,900		
2.Rolling 5.Low 8.			2019	45,600	234,200	0	279,800		
3.Above St 6.Swampy 9.			2020	45,600	233,700	0	279,300		
Utilities 3 Septic Disposal& 8 Water Available&			2021	45,600	232,900	0	278,500		
1.W & S 4.Dr Well 7.Cspool			2022	64,500	299,500	0	364,000		
2.T Water 5.Dug Well 8.Water			2023	64,500	336,100	0	400,600		
3.Septic 6.Privy 9.None			2024	73,000	332,800	0	405,800		
Street 6 Private Rd.....			2025	94,800	335,900	0	430,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date			15.Dist System					5.Access	
Price			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreeage/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	21
Validity			22.Secondary Acre	22	0.98	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	46	1.00	100	%	0	
2.Related 5.Partial 8.Other			Acres	33	4.00	100	%	0	
3.Distress 6.Exempt 9.Question				24	2.00	100	%	0	
Verified			24.Next 3-10 Acre						
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr						
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A						
3.Lender 6.MLS 9.			27.Below 1146Elev						
			28.Gravel Pits	Total Acreage 7.98					
			29.Unforested Vac						
				46.Wtr&Septic Ava					

Eustis

Map Lot R05-006-C

Account 973

Location 62 TIM POND RD

Card 1 Of 2 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 936	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 2 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 3 Tin/Aluminum	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 936
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2000	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easmt
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
43 1 1/2 S.Garage	2006	768	3 100	4	0 %	125 %	
15 Roof Overhang	2008	256	3 100	2	0 %	100 %	
1 1 S.Frame add-on	2016	312	3 100	4	0 %	100 %	
68 Wood Deck	2016	233	3 100	4	0 %	100 %	
1 1 S.Frame add-on	2017	576	3 100	4	0 %	100 %	
20 Breezeway.....	2017	768	3 100	4	0 %	100 %	
22 Encl Frame Porch	2017	192	3 100	4	0 %	100 %	
23 Frame Garage	2018	360	3 100	4	0 %	100 %	
72 12+OHead Door	2018	2	3 100	4	0 %	100 %	

- 1.1 S Frame add-
- 2.2 S Frame add-
- 3.3 S Frame add-
- 4.1 & 1/2 S add-
- 5.1 & 3/4 S add-
- 6.2 & 1/2 S add-
- 21.Open Frame Por
- 22.Encl Frame Por
- 23.Frame Garage
- 24.Frame Shed
- 25.2S w/ba/no bsm
- 26.1SFr Overhang
- 27.Unfin Basement
- 28.1 S 0 ba/0 bs
- 29.Finished Attic



CAMP DILLIGAF, LLC
P. O. BOX 1499
NAPLES, ME 04053 1499

B1823P325 B2375P325 B3954P110 B3954P108

Previous Owner
ALLEN, JAMES C.

P. O. BOX 1499
NAPLES, ME 04053 1499
Sale Date: 10/12/2017

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 45 Tim Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	38,000	0	0	38,000		
X Coordinate 0			2013	31,500	0	0	31,500		
Y Coordinate 0			2014	28,500	0	0	28,500		
Zone/Land Use 41 Limited Residential			2015	28,500	0	0	28,500		
Secondary Zone			2016	26,000	0	0	26,000		
Topography 2 Rolling			2017	26,000	0	0	26,000		
1.Level 4.Below St 7.Incline			2018	26,000	0	0	26,000		
2.Rolling 5.Low 8.			2019	26,000	0	0	26,000		
3.Above St 6.Swampy 9.			2020	26,000	0	0	26,000		
Utilities 3 Septic Disposal & 4 Drilled Well &			2021	26,000	0	0	26,000		
1.W & S 4.Dr Well 7.Cspool			2022	37,100	0	0	37,100		
2.T Water 5.Dug Well 8.Water			2023	37,100	0	0	37,100		
3.Septic 6.Privy 9.None			2024	45,500	0	0	45,500		
Street 6 Private Rd.....			2025	59,000	0	0	59,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot					6.R/W thru Lot	
Sale Type								Square Feet	
1.Land 4.Trailer 7.			16.						
2.L & B 5.Other 8.								17.TrnsCan Trans	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im						
Financing								19.Condominium	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa						
2.FHA/VA 5.Private 8.Divorce								Fract. Acre	
3.Assumed 6.Cash 9.Unknown			21.Base Lot 1st A						
Validity								22.Secondary Acre	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other								Acres	
3.Distress 6.Exempt 9.Question			24.Next 3-10 Acre						
Verified								25.Next 11-15 Acr	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						
2.Seller 5.Pub Rec 8.Other								27.Below 1146Elev	
3.Lender 6.MLS 9.			28.Gravel Pits						
								29.Unforested Vac	
			Total Acreage		2.00		43.Comm Imp Lot		
							44.Water Availabl		
							45.Septic Availab		
							46.Wtr&Septic Ava		

Eustis

Map Lot R05-006-C


Account 973

Location 62 TIM POND RD

Card 2

Of 2

6/26/2025

Building Style	SF Bsmt Living						Layout
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built 7.
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp 8.
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6. 9.
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin 7.
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.F/Stair 8.CS
Stories			4.Monitor	8.F/Wall	12.	3.3/4 Fin	6. 9.None
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation	
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal 7.
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial 8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6. 9.None
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %	
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor	
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade 7.A+ Grade
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade 8.
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade 9.Same
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)	
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition	
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc
ELECTICAL			# Bedrooms			3.Avg-	6.Good 9.Same
OPEN-4-			# Full Baths			Phys. % Good	
Year Built			# Half Baths			Funct. % Good	
Year Remodeled			# Addn Fixtures			Functional Code	
Foundation			# Fireplaces			1.Incomp	4.Bsmt 7.C Wall
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size 8.LongTerm
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath 9.None
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good	
Basement						Economic Code	
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				0.None	3.No Power 6.Comment
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location	4.Size 7.Uti Easm
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach	5.Condition 8.Incmlpt
Bsmt Gar # Cars						Entrance Code 0	
Wet Basement						1.Interior 4.Vacant 7.	
1.Dry	4.	7.				2.Refusal 5.Estimate 8.	
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.				
3.Wet	6.	9.None	Information Code 0				
Date Inspected			1.Owner 4.Agent 7.Inspect				
			2.Relative 5.Estimate 8.				
			3.Tenant 6.Other 9.				
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CAMP, DOUGLAS
 CAMP, KRISTY G
 138 WESTERN AVE
 ESSEX MA 01929

B2475P79 B2708P129 B4450P62 B4450P64 B4450P67

Previous Owner
 FFB, LLC
 Broaddus, Foye, Foye
 P.O. BOX 1087
 WESTBROOK, ME 04098
 Sale Date: 5/06/2022

Previous Owner
 THE JAMES W FOYE REVOCABLE TRUST
 388 SMALL HARDY RD

WESTBROOK ME 04092
 Sale Date: 4/27/2022

Property Data			Assessment Record				
Neighborhood	21 Flagstaff Lake		Year	Land	Buildings	Exempt	Total
Tree Growth Year	0		2012	84,300	74,100	0	158,400
X Coordinate	0		2013	94,500	69,600	0	164,100
Y Coordinate	0		2014	94,500	71,100	0	165,600
Zone/Land Use	13 Mixed Use		2015	94,500	69,400	0	163,900
Secondary Zone	41 & Ltd. Residential		2016	94,500	68,700	0	163,200
Topography	7 Inclining		2017	94,500	68,700	0	163,200
1.Level	4.Below St	7.Incline	2018	94,500	67,900	0	162,400
2.Rolling	5.Low	8.	2019	94,500	67,100	0	161,600
3.Above St	6.Swampy	9.	2020	94,500	67,100	0	161,600
Utilities	9 None		2021	117,500	66,300	0	183,800
1.W & S	4.Dr Well	7.Cspool	2022	151,900	86,200	0	238,100
2.T Water	5.Dug Well	8.Water	2023	151,900	140,600	0	292,500
3.Septic	6.Privy	9.None	2024	153,800	140,600	0	294,400
Street	1 Paved		2025	163,200	142,900	0	306,100
1.Paved	4.R/W	7.					
2.Semi Imp	5.Sub Rd	8.					
3.Gravel	6.Priv Rd	9.None					

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Sale Data		
STATUS TG-F&O	0	
Bldg Incomplete	0	
Sale Date	4/27/2022	
Price	230,000	
Sale Type	2 Land & Buildings	
1.Land	4.Trailer	7.
2.L & B	5.Other	8.
3.Bldg	6.Comm	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.Bank or Re
2.FHA/VA	5.Private	8.Divorce
3.Assumed	6.Cash	9.Unknown
Validity	1 Arms Length Sale	
1.Valid	4.Bk Repo	7.Abutts
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Question
Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Water Departme				%		1.Second Zone
12.Undergrd Servi				%		2.Devel Costs
13.Substations				%		3.Swampy
14.Transm Lines				%		4.Size/Shape
15.Dist System				%		5.Access
				%		6.R/W thru Lot
				%		7.Restricted
				%		8.Location
				%		9.Fractional Sha
				%		Acres
				%		30.Softwood (TG)
				%		31.Mixedwood (TG)
				%		32.Hardwood (TG)
				%		33.Waste L /R Pro
				%		34.Roads/Unforest
				%		35.Eustis Dam
				%		36.ReEnergyWater
				%		37.ReEnergy Site
				%		38.ReEnergyTransm
				%		39.Deeded R/W to
				%		40.S Lumber Site
				%		41.Demolition Cha
				%		42.Privy/H Tank/
				%		43.Comm Imp Lot
				%		44.Water Availabl
				%		45.Septic Availab
				%		46.Wtr&Septic Ava
Total Acreage		0.95				


Eustis

Map Lot U14-014

Account 831

Location 999 ARNOLD TRAIL

Card 1 Of 2 6/26/2025

Building Style 2 Gambrel/Garrison	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 5 One & 3/4 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 780
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2005	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2022	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	2022	336	3 100	4	0 %	100 %	
71 8 Ohead Door	2022	2	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CAMP, DOUGLAS
CAMP, KRISTY G
138 WESTERN AVE
ESSEX MA 01929

B2475P79 B2708P129 B4450P62 B4450P64 B4450P67

Previous Owner
FFB, LLC
Broaddus, Foye, Foye
P.O. BOX 1087
WESTBROOK, ME 04098
Sale Date: 5/06/2022

Previous Owner
THE JAMES W FOYE REVOCABLE TRUST
388 SMALL HARDY RD

WESTBROOK ME 04092
Sale Date: 4/27/2022

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record																																																																																																																																																																																																																				
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																																
Tree Growth Year 0			2024	0	278,400	0	278,400																																																																																																																																																																																																																
X Coordinate 0			2025	0	319,000	0	319,000																																																																																																																																																																																																																
Y Coordinate 0																																																																																																																																																																																																																							
Zone/Land Use 13 Mixed Use																																																																																																																																																																																																																							
Secondary Zone 41 & Ltd. Residential																																																																																																																																																																																																																							
Topography 7 Inclining																																																																																																																																																																																																																							
1.Level	4.Below St	7.Incline																																																																																																																																																																																																																					
2.Rolling	5.Low	8.																																																																																																																																																																																																																					
3.Above St	6.Swampy	9.																																																																																																																																																																																																																					
Utilities 9 None																																																																																																																																																																																																																							
1.W & S	4.Dr Well	7.Cspool																																																																																																																																																																																																																					
2.T Water	5.Dug Well	8.Water																																																																																																																																																																																																																					
3.Septic	6.Prvy	9.None																																																																																																																																																																																																																					
Street 1 Paved																																																																																																																																																																																																																							
1.Paved	4.R/W	7.																																																																																																																																																																																																																					
2.Semi Imp	5.Sub Rd	8.																																																																																																																																																																																																																					
3.Gravel	6.Priv Rd	9.None																																																																																																																																																																																																																					
STATUS TG-F&O 0			<table border="1"> <thead> <tr> <th rowspan="2">Front Foot</th> <th rowspan="2">Type</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>11.Water Departme</td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>1.Second Zone</td> </tr> <tr> <td>12.Undergrd Servi</td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>2.Devel Costs</td> </tr> <tr> <td>13.Substations</td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>3.Swampy</td> </tr> <tr> <td>14.Transm Lines</td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>4.Size/Shape</td> </tr> <tr> <td>15.Dist System</td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>5.Access</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>6.R/W thru Lot</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>7.Restricted</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>8.Location</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>9.Fractional Sha</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>Acres</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>30.Softwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>31.Mixedwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>32.Hardwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>33.Waste L /R Pro</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>34.Roads/Unforest</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>35.Eustis Dam</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>36.ReEnergyWater</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>37.ReEnergy Site</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>38.ReEnergyTransm</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>39.Deeded R/W to</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>40.S Lumber Site</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>41.Demolition Cha</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>42.Privy/H Tank/</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>43.Comm Imp Lot</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>44.Water Availabl</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>45.Septic Availab</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td>%</td> <td> </td> <td>46.Wtr&Septic Ava</td> </tr> <tr> <td colspan="2">Total Acreage</td> <td>0.00</td> <td colspan="5"> </td> </tr> </tbody> </table>					Front Foot	Type	Effective		Influence		Influence Codes	Frontage	Depth	Factor	Code	11.Water Departme				%		1.Second Zone	12.Undergrd Servi				%		2.Devel Costs	13.Substations				%		3.Swampy	14.Transm Lines				%		4.Size/Shape	15.Dist System				%		5.Access					%		6.R/W thru Lot					%		7.Restricted					%		8.Location					%		9.Fractional Sha					%		Acres					%		30.Softwood (TG)					%		31.Mixedwood (TG)					%		32.Hardwood (TG)					%		33.Waste L /R Pro					%		34.Roads/Unforest					%		35.Eustis Dam					%		36.ReEnergyWater					%		37.ReEnergy Site					%		38.ReEnergyTransm					%		39.Deeded R/W to					%		40.S Lumber Site					%		41.Demolition Cha					%		42.Privy/H Tank/					%		43.Comm Imp Lot					%		44.Water Availabl					%		45.Septic Availab					%		46.Wtr&Septic Ava	Total Acreage		0.00					
Front Foot	Type	Effective								Influence		Influence Codes																																																																																																																																																																																																											
		Frontage	Depth	Factor	Code																																																																																																																																																																																																																		
11.Water Departme				%		1.Second Zone																																																																																																																																																																																																																	
12.Undergrd Servi				%		2.Devel Costs																																																																																																																																																																																																																	
13.Substations				%		3.Swampy																																																																																																																																																																																																																	
14.Transm Lines				%		4.Size/Shape																																																																																																																																																																																																																	
15.Dist System				%		5.Access																																																																																																																																																																																																																	
				%		6.R/W thru Lot																																																																																																																																																																																																																	
				%		7.Restricted																																																																																																																																																																																																																	
				%		8.Location																																																																																																																																																																																																																	
				%		9.Fractional Sha																																																																																																																																																																																																																	
				%		Acres																																																																																																																																																																																																																	
				%		30.Softwood (TG)																																																																																																																																																																																																																	
				%		31.Mixedwood (TG)																																																																																																																																																																																																																	
				%		32.Hardwood (TG)																																																																																																																																																																																																																	
				%		33.Waste L /R Pro																																																																																																																																																																																																																	
				%		34.Roads/Unforest																																																																																																																																																																																																																	
				%		35.Eustis Dam																																																																																																																																																																																																																	
				%		36.ReEnergyWater																																																																																																																																																																																																																	
				%		37.ReEnergy Site																																																																																																																																																																																																																	
				%		38.ReEnergyTransm																																																																																																																																																																																																																	
				%		39.Deeded R/W to																																																																																																																																																																																																																	
				%		40.S Lumber Site																																																																																																																																																																																																																	
				%		41.Demolition Cha																																																																																																																																																																																																																	
				%		42.Privy/H Tank/																																																																																																																																																																																																																	
				%		43.Comm Imp Lot																																																																																																																																																																																																																	
				%		44.Water Availabl																																																																																																																																																																																																																	
				%		45.Septic Availab																																																																																																																																																																																																																	
				%		46.Wtr&Septic Ava																																																																																																																																																																																																																	
Total Acreage		0.00																																																																																																																																																																																																																					
Sale Data			<table border="1"> <thead> <tr> <th>Sale Date</th> <th>Price</th> </tr> </thead> <tbody> <tr> <td>4/27/2022</td> <td>230,000</td> </tr> </tbody> </table>					Sale Date	Price	4/27/2022	230,000																																																																																																																																																																																																												
Sale Date	Price																																																																																																																																																																																																																						
4/27/2022	230,000																																																																																																																																																																																																																						
Financing 9 Unknown			<table border="1"> <thead> <tr> <th>Validity</th> <th>Arms Length Sale</th> </tr> </thead> <tbody> <tr> <td>1.Valid</td> <td>4.Bk Repo</td> </tr> <tr> <td>2.Related</td> <td>5.Partial</td> </tr> <tr> <td>3.Distress</td> <td>6.Exempt</td> </tr> <tr> <td> </td> <td>7.Abutts</td> </tr> <tr> <td> </td> <td>8.Other</td> </tr> <tr> <td> </td> <td>9.Question</td> </tr> <tr> <td colspan="2">Verified 5 Public Record</td> </tr> <tr> <td>1.Buyer</td> <td>4.Agent</td> </tr> <tr> <td>2.Seller</td> <td>5.Pub Rec</td> </tr> <tr> <td>3.Lender</td> <td>6.MLS</td> </tr> <tr> <td> </td> <td>7.Family</td> </tr> <tr> <td> </td> <td>8.Other</td> </tr> <tr> <td> </td> <td>9.</td> </tr> </tbody> </table>					Validity	Arms Length Sale	1.Valid	4.Bk Repo	2.Related	5.Partial	3.Distress	6.Exempt		7.Abutts		8.Other		9.Question	Verified 5 Public Record		1.Buyer	4.Agent	2.Seller	5.Pub Rec	3.Lender	6.MLS		7.Family		8.Other		9.																																																																																																																																																																																				
Validity	Arms Length Sale																																																																																																																																																																																																																						
1.Valid	4.Bk Repo																																																																																																																																																																																																																						
2.Related	5.Partial																																																																																																																																																																																																																						
3.Distress	6.Exempt																																																																																																																																																																																																																						
	7.Abutts																																																																																																																																																																																																																						
	8.Other																																																																																																																																																																																																																						
	9.Question																																																																																																																																																																																																																						
Verified 5 Public Record																																																																																																																																																																																																																							
1.Buyer	4.Agent																																																																																																																																																																																																																						
2.Seller	5.Pub Rec																																																																																																																																																																																																																						
3.Lender	6.MLS																																																																																																																																																																																																																						
	7.Family																																																																																																																																																																																																																						
	8.Other																																																																																																																																																																																																																						
	9.																																																																																																																																																																																																																						
Street 1 Paved			<table border="1"> <thead> <tr> <th>Street</th> <th>Acres</th> </tr> </thead> <tbody> <tr> <td>1.Paved</td> <td>4.R/W</td> </tr> <tr> <td>2.Semi Imp</td> <td>5.Sub Rd</td> </tr> <tr> <td>3.Gravel</td> <td>6.Priv Rd</td> </tr> <tr> <td> </td> <td>7.</td> </tr> <tr> <td> </td> <td>8.</td> </tr> <tr> <td> </td> <td>9.None</td> </tr> <tr> <td colspan="2">Fract. Acre</td> </tr> <tr> <td>21.Base Lot 1st A</td> <td>22.Secondary Acre</td> </tr> <tr> <td>23.Remote Water</td> <td> </td> </tr> <tr> <td colspan="2">Acres</td> </tr> <tr> <td>24.Next 3-10 Acre</td> <td>25.Next 11-15 Acr</td> </tr> <tr> <td>26.16+ (Undevel A</td> <td>27.Below 1146Elev</td> </tr> <tr> <td>28.Gravel Pits</td> <td>29.Unforested Vac</td> </tr> </tbody> </table>					Street	Acres	1.Paved	4.R/W	2.Semi Imp	5.Sub Rd	3.Gravel	6.Priv Rd		7.		8.		9.None	Fract. Acre		21.Base Lot 1st A	22.Secondary Acre	23.Remote Water		Acres		24.Next 3-10 Acre	25.Next 11-15 Acr	26.16+ (Undevel A	27.Below 1146Elev	28.Gravel Pits	29.Unforested Vac																																																																																																																																																																																				
Street	Acres																																																																																																																																																																																																																						
1.Paved	4.R/W																																																																																																																																																																																																																						
2.Semi Imp	5.Sub Rd																																																																																																																																																																																																																						
3.Gravel	6.Priv Rd																																																																																																																																																																																																																						
	7.																																																																																																																																																																																																																						
	8.																																																																																																																																																																																																																						
	9.None																																																																																																																																																																																																																						
Fract. Acre																																																																																																																																																																																																																							
21.Base Lot 1st A	22.Secondary Acre																																																																																																																																																																																																																						
23.Remote Water																																																																																																																																																																																																																							
Acres																																																																																																																																																																																																																							
24.Next 3-10 Acre	25.Next 11-15 Acr																																																																																																																																																																																																																						
26.16+ (Undevel A	27.Below 1146Elev																																																																																																																																																																																																																						
28.Gravel Pits	29.Unforested Vac																																																																																																																																																																																																																						
Square Foot			<table border="1"> <thead> <tr> <th>Square Foot</th> <th>Acres/Sites</th> </tr> </thead> <tbody> <tr> <td>16.</td> <td> </td> </tr> <tr> <td>17.TrnsCan Trans</td> <td> </td> </tr> <tr> <td>18.TrnsCan Rds/Im</td> <td> </td> </tr> <tr> <td>19.Condominium</td> <td> </td> </tr> <tr> <td>20.Tarred Drivewa</td> <td> </td> </tr> </tbody> </table>					Square Foot	Acres/Sites	16.		17.TrnsCan Trans		18.TrnsCan Rds/Im		19.Condominium		20.Tarred Drivewa																																																																																																																																																																																																					
Square Foot	Acres/Sites																																																																																																																																																																																																																						
16.																																																																																																																																																																																																																							
17.TrnsCan Trans																																																																																																																																																																																																																							
18.TrnsCan Rds/Im																																																																																																																																																																																																																							
19.Condominium																																																																																																																																																																																																																							
20.Tarred Drivewa																																																																																																																																																																																																																							

Eustis

Map Lot U14-014


Account 831

Location 999 ARNOLD TRAIL

Card 2

Of 2

6/26/2025

Building Style 9 Other/Salt Box	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 3 Radiant	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 9 Other	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 5 Good 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 911
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 6 Good
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2023	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
41 2S Open Fr Porch	2023	182	3 100	4	0 %	100 %	1.1 S Frame add
21 Open Frame	2023	16	3 100	4	0 %	100 %	2.2 S Frame add
23 Frame Garage	2023	468	4 100	5	0 %	100 %	3.3 S Frame add
71 8 Ohead Door	2023	1	3 100	4	0 %	100 %	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Capraro, Thomas
Capraro, Denise M
PO Box 94
Eustis ME 04936

B3489P163

Previous Owner
MASON, JANICE L.
MASON, JAMES
3 VILES ST.
AUGUSTA, ME 04330 5345
Sale Date: 10/29/2012

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 97 Wing Community			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	39,500	51,600	0	91,100		
X Coordinate 0			2013	46,200	48,800	0	95,000		
Y Coordinate 0			2014	44,700	49,200	0	93,900		
Zone/Land Use 11 Residential/Rec.			2015	44,700	48,000	0	92,700		
Secondary Zone			2016	43,800	47,400	0	91,200		
Topography 1 Level			2017	43,800	47,400	0	91,200		
1.Level 4.Below St 7.Incline			2018	43,800	46,700	0	90,500		
2.Rolling 5.Low 8.			2019	43,800	46,100	0	89,900		
3.Above St 6.Swampy 9.			2020	43,800	49,300	0	93,100		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	43,800	48,600	0	92,400		
1.W & S 4.Dr Well 7.Cspool			2022	52,400	63,200	25,000	90,600		
2.T Water 5.Dug Well 8.Water			2023	52,400	122,400	25,000	149,800		
3.Septic 6.Privy 9.None			2024	58,600	117,000	25,000	150,600		
Street 5 Subdivision Rd.			2025	65,600	119,200	25,000	159,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 10/29/2012			15.Dist System					5.Access	
Price 107,000			Square Foot	Square Feet	 	 	 	6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			16.	 	 	 	 	8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			17.TrnsCan Trans	 	 	 	 	Acres	
Financing 9 Unknown								18.TrnsCan Rds/Im	
1.Convent 4.Seller 7.Bank or Re			19.Condominium					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	 	 	 	 	33.Waste L /R Pro	
Validity 1 Arms Length Sale								21.Base Lot 1st A	
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre					35.Eustis Dam	
2.Related 5.Partial 8.Other			23.Remote Water					36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			Acres	 	 	 	 	37.ReEnergy Site	
Verified 5 Public Record								24.Next 3-10 Acre	
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A					40.S Lumber Site	
3.Lender 6.MLS 9.			27.Below 1146Elev					41.Demolition Cha	
			28.Gravel Pits					42.Privy/H Tank/	
			29.Unforested Vac					43.Comm Imp Lot	
			Total Acreage 0.47					44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	


Eustis

Map Lot U13-024

Account 854

Location 55 RED PINE LANE

Card 1 Of 1 6/26/2025

Building Style 5 A-Frame	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 570
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1973	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 3/29/1999

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1975	114	3 100	3	0 %	100 %	
24 Frame Shed	2005	380	3 100	4	0 %	100 %	
24 Frame Shed	2000	64	3 100	4	0 %	100 %	
24 Frame Shed	2019	64	3 100	4	0 %	100 %	
81 Slab, no footing	2018	400	3 100	4	0 %	100 %	
23 Frame Garage	2022	1008	3 100	4	0 %	100 %	
71 8 Ohead Door	2022	2	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARD, CHERYL A
CARD, WILLIAM C
29 ASH COVE ROAD
HARPSWELL, ME 04079

B2367P4

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	7,800	35,200	0	43,000		
X Coordinate 0			2013	9,700	32,800	0	42,500		
Y Coordinate 0			2014	9,200	32,600	0	41,800		
Zone/Land Use 12 General Develop.			2015	9,200	32,300	0	41,500		
Secondary Zone			2016	9,200	31,700	0	40,900		
Topography 1 Level			2017	9,200	31,700	0	40,900		
1.Level 4.Below St 7.Incline			2018	9,200	31,200	0	40,400		
2.Rolling 5.Low 8.			2019	9,200	31,200	0	40,400		
3.Above St 6.Swampy 9.			2020	9,200	31,200	0	40,400		
Utilities 1 Twn.Watr& Septic			2021	9,200	31,200	0	40,400		
1.W & S 4.Dr Well 7.Cspool			2022	11,400	40,600	0	52,000		
2.T Water 5.Dug Well 8.Water			2023	11,400	62,600	0	74,000		
3.Septic 6.Privy 9.None			2024	11,700	61,800	0	73,500		
Street 1 Paved			2025	12,500	63,500	0	76,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 10/01/2003			14.Transm Lines			%		4.Size/Shape	
Price 23,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.				20	456	25	%	7.Restricted	
2.L & B 5.Other 8.						%	8.Location		
3.Bldg 6.Comm 9.						%	9.Fractional Sha		
Financing 9 Unknown						%	Acres		
1.Convent 4.Seller 7.Bank or Re						%	30.Softwood (TG)		
2.FHA/VA 5.Private 8.Divorce						%	31.Mixedwood (TG)		
3.Assumed 6.Cash 9.Unknown						%	32.Hardwood (TG)		
Validity 1 Arms Length Sale						%	33.Waste L /R Pro		
1.Valid 4.Bk Repo 7.Abutts						%	34.Roads/Unforest		
2.Related 5.Partial 8.Other						%	35.Eustis Dam		
3.Distress 6.Exempt 9.Question						%	36.ReEnergyWater		
Verified 5 Public Record						%	37.ReEnergy Site		
1.Buyer 4.Agent 7.Family						%	38.ReEnergyTransm		
2.Seller 5.Pub Rec 8.Other						%	39.Deeded R/W to		
3.Lender 6.MLS 9.						%	40.S Lumber Site		
						%	41.Demolition Cha		
						%	42.Privy/H Tank/		
						%	43.Comm Imp Lot		
			Total Acreage		0.09			44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:


Eustis

Map Lot U06-018

Account 590

Location 29 SCHOOL STREET

Card 1 Of 1 6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 8 Floor/Wall Unit	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 10%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 864
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1958	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 5 Size/Layout
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 90%
Basement 9 0 Bsmt/O Fdtn		Economic Code Encroachment
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/03/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1965	99	2 100	3	0 %	88 %	
68 Wood Deck	1990	25	2 100	3	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARL, WILLIAM RICHARD
307 YORK ST
YORK ME 03909

B2827P298 B3139P231 B4567P236`

Property Data			Assessment Record						
Neighborhood 87 Arnold Trail.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	20,600	10,800	0	31,400		
X Coordinate 0			2013	22,600	8,700	0	31,300		
Y Coordinate 0			2014	22,600	9,000	0	31,600		
Zone/Land Use 13 Mixed Use			2015	22,600	9,100	0	31,700		
Secondary Zone			2016	22,600	9,000	0	31,600		
Topography 1 Level			2017	22,600	8,900	0	31,500		
1.Level 4.Below St 7.Incline			2018	22,600	8,800	0	31,400		
2.Rolling 5.Low 8.			2019	22,600	8,700	0	31,300		
3.Above St 6.Swampy 9.			2020	22,600	8,600	0	31,200		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	22,600	8,500	0	31,100		
1.W & S 4.Dr Well 7.Cspool			2022	28,500	10,900	0	39,400		
2.T Water 5.Dug Well 8.Water			2023	28,500	18,000	0	46,500		
3.Septic 6.Privy 9.None			2024	32,000	16,900	0	48,900		
Street 1 Paved			2025	36,000	16,700	0	52,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 11/01/1971			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.41	100	%	0
Validity			22.Secondary Acre	46	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water			%			
2.Related 5.Partial 8.Other			Acres			%			
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre			%		
Verified			25.Next 11-15 Acr			%			
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%			
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%			
3.Lender 6.MLS 9.			28.Gravel Pits			%			
			29.Unforested Vac			%			
			Total Acreage		0.41				

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:


Eustis

Map Lot U14-004

Account 98

Location 984 ARNOLD TRAIL

Card 1 Of 1 6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
983 Windsor	1971	12x60	2 100	2	0	%80 %	1.1 S Frame add
95 Mobile Home	1985	720	2 100	2	0	%80 %	2.2 S Frame add
24 Frame Shed	1985	192	2 100	2	0	%80 %	3.3 S Frame add
22 Encl Frame Porch	1985	224	2 100	2	0	%80 %	4.1 & 1/2 S add
68 Wood Deck	1990	112	2 100	2	0	%80 %	5.1 & 3/4 S add
						% %	6.2 & 1/2 S add
						% %	21.Open Frame Por
						% %	22.Encl Frame Por
						% %	23.Frame Garage
						% %	24.Frame Shed
						% %	25.2S w/ba/no bsm
						% %	26.1SFr Overhang
						% %	27.Unfin Basement
						% %	28.1 S 0 ba/0 bs
						% %	29.Finished Attic



CARL, WILLIAM RICHARD
CARL, JOY F
307 YORK ST
YORK ME 03909

B2604P345 B4199P17

Previous Owner
BURNELL, ALAN
BURNELL, SHARON
PO BOX 94
EUSTIS ME 04982
Sale Date: 6/18/2020

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 97 Wing Community			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	49,100	91,200	10,000	130,300		
X Coordinate 0			2013	47,500	80,500	10,000	118,000		
Y Coordinate 0			2014	46,000	83,500	10,000	119,500		
Zone/Land Use 11 Residential/Rec.			2015	46,000	87,100	10,000	123,100		
Secondary Zone			2016	45,000	86,000	15,000	116,000		
Topography 1 Level			2017	45,000	86,000	20,000	111,000		
1.Level 4.Below St 7.Incline			2018	45,000	85,000	20,000	110,000		
2.Rolling 5.Low 8.			2019	45,000	84,600	20,000	109,600		
3.Above St 6.Swampy 9.			2020	45,000	83,900	25,000	103,900		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	45,000	83,600	0	128,600		
1.W & S 4.Dr Well 7.Cspool			2022	54,000	108,600	0	162,600		
2.T Water 5.Dug Well 8.Water			2023	54,000	118,800	0	172,800		
3.Septic 6.Privy 9.None			2024	60,500	117,000	0	177,500		
Street 5 Subdivision Rd.			2025	68,000	119,200	0	187,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 6/18/2020			15.Dist System			%		5.Access	
Price 190,000						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 1 Arms Length Sale			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	0.50	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	39	1.00	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre			%	40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%	41.Demolition Cha		
			26.16+ (Undevel A			%	42.Privy/H Tank/		
			27.Below 1146Elev			%	43.Comm Imp Lot		
			28.Gravel Pits	Total Acreage 0.50				44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
						%		46.Wtr&Septic Ava	


Eustis

Map Lot U13-021

Account 984

Location 69 RED PINE LANE

Card 1 Of 1 6/26/2025

Building Style 8 Log Home/Cabin	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 744
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1972	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2012	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	2008	896	3 100	4	0 %	100 %	
71 8 Ohead Door	2008	2	3 100	4	0 %	100 %	
24 Frame Shed	2012	320	3 100	3	0 %	88 %	
50 Deck w/Roof	2014	195	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARLSON, E ROBIN
THURSTON, IRVING F., JR.
P.O. BOX 72
Buxton ME 04093

B2299P71

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 3 Eustis Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	27,400	133,500	0	160,900		
X Coordinate 0			2013	28,900	133,600	0	162,500		
Y Coordinate 0			2014	26,300	135,600	0	161,900		
Zone/Land Use 12 General Develop.			2015	26,300	134,400	0	160,700		
Secondary Zone			2016	26,300	132,900	0	159,200		
Topography 2 Rolling			2017	26,300	131,500	0	157,800		
1.Level 4.Below St 7.Incline			2018	26,300	131,400	0	157,700		
2.Rolling 5.Low 8.			2019	26,300	130,000	0	156,300		
3.Above St 6.Swampy 9.			2020	26,300	130,000	0	156,300		
Utilities 9 None 9 None			2021	26,300	128,500	0	154,800		
1.W & S 4.Dr Well 7.Cspool			2022	33,200	165,100	0	198,300		
2.T Water 5.Dug Well 8.Water			2023	33,200	175,500	0	208,700		
3.Septic 6.Privy 9.None			2024	35,100	173,500	0	208,600		
Street 1 Paved			2025	39,800	184,100	0	223,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 5/01/2003			15.Dist System			%		5.Access	
Price 2,700						%		6.R/W thru Lot	
Sale Type 1 Land Only						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 8 Other Non Valid			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	0.53	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits	Total Acreege 0.53				44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
						%		46.Wtr&Septic Ava	

Eustis

Map Lot U17-008-A

Account 1062

Location 36 EUSTIS VILLAGE RD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 9 Not Heated	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 11 Wood Boards	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 25%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1040
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2006	# Half Baths 1	Funct. % Good 94%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 7 Common Wall
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code Incomplete
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpлет
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
43 1 1/2 S.Garage	2006	448	3 100	4	0	%40 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
50 Deck w/Roof	2012	256	3 100	3	0	%50 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
75 Platform,no rail	2012	160	3 100	3	0	%50 %	21.Open Frame Por 22.Encl Frame Por 23.Frame Garage 24.Frame Shed 25.2S w/ba/no bsm 26.1SFr Overhang 27.Unfin Basement 28.1 S 0 ba/0 bs 29.Finished Attic
						% %	
						% %	
						% %	
						% %	
						% %	
						% %	
						% %	
						% %	



CARR, MELISSA
SIMONEAU, MATTHEW
3 SAMOSET ROAD
ROCKLAND ME 04841

B1880P244 B4050P1925 B4205P229

Previous Owner
NICHOLS, SCOTT R
PO BOX 235

Stratton ME 04936
Sale Date: 7/09/2020

Previous Owner
SCHOFIELD, GERALD B JT
SCOFIELD TERRY J.
P. O. BOX 352
FREEPORT, ME 04032 0352
Sale Date: 11/30/2018

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 60 Flagstaff Shores			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	41,800	69,300	0	111,100		
X Coordinate 0			2013	41,100	65,300	0	106,400		
Y Coordinate 0			2014	36,600	66,700	0	103,300		
Zone/Land Use 11 Residential/Rec.			2015	36,600	69,200	0	105,800		
Secondary Zone			2016	34,400	69,200	0	103,600		
Topography 2 Rolling			2017	34,400	68,400	0	102,800		
1.Level 4.Below St 7.Incline			2018	34,400	68,400	0	102,800		
2.Rolling 5.Low 8.			2019	34,400	67,600	0	102,000		
3.Above St 6.Swampy 9.			2020	34,400	67,600	25,000	77,000		
Utilities 9 None 9 None			2021	34,400	67,600	25,000	77,000		
1.W & S 4.Dr Well 7.Cspool			2022	70,700	86,800	25,000	132,500		
2.T Water 5.Dug Well 8.Water			2023	70,700	115,300	0	186,000		
3.Septic 6.Privy 9.None			2024	73,400	111,300	0	184,700		
Street 1 Paved			2025	87,100	114,100	0	201,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 7/09/2020			15.Dist System					5.Access	
Price 155,000			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing 9 Unknown								18.TrnsCan Rds/Im	
1.Convent 4.Seller 7.Bank or Re			19.Condominium					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreeage/Sites				33.Waste L /R Pro	
Validity 1 Arms Length Sale								21.Base Lot 1st A	21
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	1.00	90 %	4	35.Eustis Dam	
2.Related 5.Partial 8.Other			23.Remote Water	24	0.50	90 %	4	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			Acres	24.Next 3-10 Acre				37.ReEnergy Site	
Verified 5 Public Record								25.Next 11-15 Acr	46
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits					41.Demolition Cha	
			29.Unforested Vac					42.Privy/H Tank/	
			Total Acreage		2.50			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U01-040

Account 983

Location 293 OLD DEAD RIVER ROAD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 250	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 720
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2000	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2001	32	2 100	3	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	2001	32	2 100	3	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
18 Bulkhead.....	2000	20	3 100	4	0 %	100 %	6.2 & 1/2 S add- 21.Open Frame Por
24 Frame Shed	2002	64	2 100	3	0 %	100 %	22.Encl Frame Por
24 Frame Shed	2002	48	2 100	2	0 %	100 %	23.Frame Garage 24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARRIGAN, MICHAEL T
7 COSMOS DR
PEABODY MA 01960

B1772P285 B4579P76

Previous Owner
MANSFIELD, DARHLENE S
569 HINKLEY ROAD

CLINTON ME 04927 3609
Sale Date: 9/08/2023

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 44 Tea Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	38,800	49,600	0	88,400		
X Coordinate 0			2013	30,600	46,900	0	77,500		
Y Coordinate 0			2014	30,600	46,500	0	77,100		
Zone/Land Use 11 Residential/Rec.			2015	30,600	45,000	0	75,600		
Secondary Zone			2016	30,600	44,500	0	75,100		
Topography 2 Rolling			2017	30,600	43,900	0	74,500		
1.Level 4.Below St 7.Incline			2018	30,600	43,600	0	74,200		
2.Rolling 5.Low 8.			2019	30,600	43,200	0	73,800		
3.Above St 6.Swampy 9.			2020	30,600	42,600	0	73,200		
Utilities 7 Holding Tank &			2021	30,600	41,900	0	72,500		
1.W & S 4.Dr Well 7.Cspool			2022	41,000	54,000	0	95,000		
2.T Water 5.Dug Well 8.Water			2023	41,000	82,200	0	123,200		
3.Septic 6.Privy 9.None			2024	51,600	79,700	0	131,300		
Street 5 Subdivision Rd.			2025	64,200	78,300	0	142,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 9/08/2023			15.Dist System					5.Access	
Price 105,000								6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			16.					Acres	
Financing 9 Unknown			17.TrnsCan Trans					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa					33.Waste L /R Pro	
Validity 1 Arms Length Sale								34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	21	0.26	100	%	0	37.ReEnergy Site
Verified 5 Public Record			23.Remote Water	42	1.00	100	%	0	38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			Acres						39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre						40.S Lumber Site
3.Lender 6.MLS 9.			25.Next 11-15 Acr						41.Demolition Cha
			26.16+ (Undevel A						42.Privy/H Tank/
			27.Below 1146Elev						43.Comm Imp Lot
			28.Gravel Pits	Total Acreage 1.26					44.Water Availabl
			29.Unforested Vac						45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U20-034


Account 279

Location 124 EUSTIS PARKWAY

Card 1

Of 1

6/26/2025

Building Style 5 A-Frame	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.& B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 432
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1985	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	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 1 S.Frame add-on	1990	384	2 100	3	0 %	88 %	1.1 S Frame add-
22 Encl Frame Porch	1990	72	2 100	3	0 %	100 %	2.2 S Frame add-
24 Frame Shed	1992	188	2 100	2	0 %	100 %	3.3 S Frame add-
24 Frame Shed	1988	32	2 100	1	0 %	100 %	4.1 & 1/2 S add-
69 Privy	1988	16	2 100	2	0 %	100 %	5.1 & 3/4 S add-
50 Deck w/Roof	2000	40	2 100	3	0 %	100 %	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARROLL, MICHAEL
200 CENTRAL AVENUE
LIMERICK ME 04048

B2280P36 B3799P152

Previous Owner
THURSTON, RICHARD C.
208 Holmes Road

SCARBOROUGH ME 04074 8410
Sale Date: 1/28/2016

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 87 Arnold Trail.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	51,400	0	0	51,400		
X Coordinate 0			2013	56,100	0	0	56,100		
Y Coordinate 0			2014	55,300	0	0	55,300		
Zone/Land Use 11 Residential/Rec.			2015	55,300	0	0	55,300		
Secondary Zone 45 & Stream Prot.			2016	54,500	0	0	54,500		
Topography 2 Rolling			2017	54,500	25,100	0	79,600		
1.Level 4.Below St 7.Incline			2018	54,500	25,100	0	79,600		
2.Rolling 5.Low 8.			2019	54,500	24,800	0	79,300		
3.Above St 6.Swampy 9.			2020	54,500	24,800	0	79,300		
Utilities 9 None			2021	54,500	24,600	0	79,100		
1.W & S 4.Dr Well 7.Cspool			2022	91,200	31,600	0	122,800		
2.T Water 5.Dug Well 8.Water			2023	91,200	92,600	0	183,800		
3.Septic 6.Privy 9.None			2024	91,200	91,600	0	182,800		
Street 1 Paved			2025	100,900	95,200	0	196,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 1/28/2016			14.Transm Lines			%		4.Size/Shape	
Price 37,500			15.Dist System			%		5.Access	
Sale Type 1 Land Only						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	23	1.00	80	%	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.29	100	%	36.ReEnergyWater	
Verified 5 Public Record			23.Remote Water	33	2.00	100	%	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			Acres	46	1.00	100	%	38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		40.S Lumber Site	
			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits			%		43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
				Total Acreage		3.29		45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U19-003

Account 78

Location 1490 ARNOLD TRAIL

Card 1 Of 1 6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 8 One & 1/4 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 No Siding/Typar	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 384
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2016	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2016	96	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CARTER, CHRISTOPHER J
CARTER, ZDENKA H
14 Smith Farm Rd
Durham ME 04222

B2149P76

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 97 Wing Community			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	25,000	167,500	0	192,500		
X Coordinate 0			2013	29,700	151,100	0	180,800		
Y Coordinate 0			2014	28,500	153,100	0	181,600		
Zone/Land Use 11 Residential/Rec.			2015	28,500	151,600	0	180,100		
Secondary Zone			2016	27,800	149,900	0	177,700		
Topography 1 Level			2017	27,800	148,300	0	176,100		
1.Level 4.Below St 7.Incline			2018	27,800	148,300	0	176,100		
2.Rolling 5.Low 8.			2019	27,800	146,600	0	174,400		
3.Above St 6.Swampy 9.			2020	27,800	146,600	0	174,400		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	27,800	144,900	0	172,700		
1.W & S 4.Dr Well 7.Cspool			2022	35,200	186,300	0	221,500		
2.T Water 5.Dug Well 8.Water			2023	35,200	200,300	0	235,500		
3.Septic 6.Privy 9.None			2024	40,100	198,000	0	238,100		
Street 5 Subdivision Rd.			2025	45,600	205,100	0	250,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 5/01/2002			15.Dist System			%		5.Access	
Price 67,990			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 2 Land & Buildings								%	7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing 9 Unknown			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.37	100	%	0
Validity			22.Secondary Acre	46	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water			%			
2.Related 5.Partial 8.Other			Acres			%			
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre			%		
Verified 5 Public Record			25.Next 11-15 Acr			%			
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%			
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%			
3.Lender 6.MLS 9.			28.Gravel Pits			%			
			29.Unforested Vac			%			
			Total Acreege		0.37				

- 1.Second Zone
- 2.Devel Costs
- 3.Swampy
- 4.Size/Shape
- 5.Access
- 6.R/W thru Lot
- 7.Restricted
- 8.Location
- 9.Fractional Sha
- Acres**
- 30.Softwood (TG)
- 31.Mixedwood (TG)
- 32.Hardwood (TG)
- 33.Waste L /R Pro
- 34.Roads/Unforest
- 35.Eustis Dam
- 36.ReEnergyWater
- 37.ReEnergy Site
- 38.ReEnergyTransm
- 39.Deeded R/W to
- 40.S Lumber Site
- 41.Demolition Cha
- 42.Privy/H Tank/
- 43.Comm Imp Lot
- 44.Water Availabl
- 45.Septic Availab
- 46.Wtr&Septic Ava

Eustis

Map Lot U12-003

Account 390

Location 36 WING ROAD

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 962
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2006	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/24/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1993	216	3 100	4	0 %	100 %	1.1 S Frame add
68 Wood Deck	2006	176	3 100	4	0 %	100 %	2.2 S Frame add
18 Bulkhead.....	2006	30	3 100	4	0 %	100 %	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARTER, DEAN S
 CARTER, LINDA A
 467 East Shore Road
 Peru ME 04290

B2439P257

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 12 King Road			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	47,700	74,800	0	122,500		
X Coordinate 0			2013	46,400	69,500	0	115,900		
Y Coordinate 0			2014	40,200	69,800	0	110,000		
Zone/Land Use 13 Mixed Use			2015	40,200	69,400	0	109,600		
Secondary Zone			2016	39,100	68,500	0	107,600		
Topography 1 Level			2017	39,100	68,300	0	107,400		
1.Level 4.Below St 7.Incline			2018	39,100	67,400	0	106,500		
2.Rolling 5.Low 8.			2019	39,100	67,200	0	106,300		
3.Above St 6.Swampy 9.			2020	39,100	66,400	0	105,500		
Utilities 9 None			2021	39,100	66,300	0	105,400		
1.W & S 4.Dr Well 7.Cspool			2022	51,300	85,300	0	136,600		
2.T Water 5.Dug Well 8.Water			2023	51,300	111,100	0	162,400		
3.Septic 6.Privy 9.None			2024	54,800	109,400	0	164,200		
Street 1 Paved			2025	65,300	111,000	0	176,300		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date 4/01/2004			14.Transm Lines					4.Size/Shape	
Price 81,000			15.Dist System					5.Access	
Sale Type 1 Land Only			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.								7.Restricted	
2.L & B 5.Other 8.								8.Location	
3.Bldg 6.Comm 9.								9.Fractional Sha	
Financing 9 Unknown								Acres	
1.Convent 4.Seller 7.Bank or Re								30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			17.TrnsCan Trans					31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			18.TrnsCan Rds/Im					32.Hardwood (TG)	
Validity 1 Arms Length Sale			19.Condominium					33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			20.Tarred Drivewa					34.Roads/Unforest	
2.Related 5.Partial 8.Other			Fract. Acre	Acreege/Sites				35.Eustis Dam	
3.Distress 6.Exempt 9.Question								21.Base Lot 1st A	21
Verified 5 Public Record			22.Secondary Acre	22	0.43	100	%	0	
1.Buyer 4.Agent 7.Family			23.Remote Water	46	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			Acres					36.ReEnergyWater	
3.Lender 6.MLS 9.								24.Next 3-10 Acre	
			25.Next 11-15 Acr						
			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
				Total Acreage		1.43		43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U09-006


Account 40

Location 17 KING ROAD

Card 1

Of 1

6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.& B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 768
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2003	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/11/2003

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2003	192	3 100	4	0 %	100 %	
24 Frame Shed	2005	72	3 100	4	0 %	100 %	
700 Mobile Home	2000	8x28	2 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARTER, PETER J
85 WILSON RD.
GORHAM ME 04038 2446

B1988P59 B3227P91 B3230P300

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record																																																																																																																																																																																																													
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																									
Tree Growth Year 0			2012	44,500	59,900	0	104,400																																																																																																																																																																																																									
X Coordinate 0			2013	43,200	54,100	0	97,300																																																																																																																																																																																																									
Y Coordinate 0			2014	38,200	54,700	0	92,900																																																																																																																																																																																																									
Zone/Land Use 12 General Develop.			2015	38,200	54,000	0	92,200																																																																																																																																																																																																									
Secondary Zone			2016	38,200	54,000	0	92,200																																																																																																																																																																																																									
Topography 1 Level			2017	38,200	54,000	0	92,200																																																																																																																																																																																																									
1.Level 4.Below St 7.Incline			2018	38,200	54,000	0	92,200																																																																																																																																																																																																									
2.Rolling 5.Low 8.			2019	38,200	54,000	0	92,200																																																																																																																																																																																																									
3.Above St 6.Swampy 9.			2020	38,200	54,000	0	92,200																																																																																																																																																																																																									
Utilities 1 Twn.Watr& Septic			2021	38,200	54,000	0	92,200																																																																																																																																																																																																									
1.W & S 4.Dr Well 7.Cspool			2022	48,700	70,200	0	118,900																																																																																																																																																																																																									
2.T Water 5.Dug Well 8.Water			2023	48,700	92,700	0	141,400																																																																																																																																																																																																									
3.Septic 6.Privy 9.None			2024	52,200	92,700	0	144,900																																																																																																																																																																																																									
Street 1 Paved			2025	61,200	95,000	0	156,200																																																																																																																																																																																																									
1.Paved 4.R/W 7.			<table border="1"> <thead> <tr> <th colspan="2">Front Foot</th> <th colspan="2">Effective</th> <th colspan="2">Influence</th> <th rowspan="2">Influence Codes</th> </tr> <tr> <th>Type</th> <th>Frontage</th> <th>Depth</th> <th>Factor</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>1.Second Zone</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>2.Devel Costs</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>3.Swampy</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>4.Size/Shape</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>5.Access</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>6.R/W thru Lot</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>7.Restricted</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>8.Location</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>9.Fractional Sha</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>Acres</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>30.Softwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>31.Mixedwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>32.Hardwood (TG)</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>33.Waste L /R Pro</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>34.Roads/Unforest</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>35.Eustis Dam</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>36.ReEnergyWater</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>37.ReEnergy Site</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>38.ReEnergyTransm</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>39.Deeded R/W to</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>40.S Lumber Site</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>41.Demolition Cha</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>42.Privy/H Tank/</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>43.Comm Imp Lot</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>44.Water Availabl</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>45.Septic Availab</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td>46.Wtr&Septic Ava</td> </tr> </tbody> </table>					Front Foot		Effective		Influence		Influence Codes	Type	Frontage	Depth	Factor	Code							1.Second Zone							2.Devel Costs							3.Swampy							4.Size/Shape							5.Access							6.R/W thru Lot							7.Restricted							8.Location							9.Fractional Sha							Acres							30.Softwood (TG)							31.Mixedwood (TG)							32.Hardwood (TG)							33.Waste L /R Pro							34.Roads/Unforest							35.Eustis Dam							36.ReEnergyWater							37.ReEnergy Site							38.ReEnergyTransm							39.Deeded R/W to							40.S Lumber Site							41.Demolition Cha							42.Privy/H Tank/							43.Comm Imp Lot							44.Water Availabl							45.Septic Availab							46.Wtr&Septic Ava
Front Foot		Effective						Influence		Influence Codes																																																																																																																																																																																																						
Type	Frontage	Depth	Factor	Code																																																																																																																																																																																																												
						1.Second Zone																																																																																																																																																																																																										
						2.Devel Costs																																																																																																																																																																																																										
						3.Swampy																																																																																																																																																																																																										
						4.Size/Shape																																																																																																																																																																																																										
						5.Access																																																																																																																																																																																																										
						6.R/W thru Lot																																																																																																																																																																																																										
						7.Restricted																																																																																																																																																																																																										
						8.Location																																																																																																																																																																																																										
						9.Fractional Sha																																																																																																																																																																																																										
						Acres																																																																																																																																																																																																										
						30.Softwood (TG)																																																																																																																																																																																																										
						31.Mixedwood (TG)																																																																																																																																																																																																										
						32.Hardwood (TG)																																																																																																																																																																																																										
						33.Waste L /R Pro																																																																																																																																																																																																										
						34.Roads/Unforest																																																																																																																																																																																																										
						35.Eustis Dam																																																																																																																																																																																																										
						36.ReEnergyWater																																																																																																																																																																																																										
						37.ReEnergy Site																																																																																																																																																																																																										
						38.ReEnergyTransm																																																																																																																																																																																																										
						39.Deeded R/W to																																																																																																																																																																																																										
						40.S Lumber Site																																																																																																																																																																																																										
						41.Demolition Cha																																																																																																																																																																																																										
						42.Privy/H Tank/																																																																																																																																																																																																										
						43.Comm Imp Lot																																																																																																																																																																																																										
						44.Water Availabl																																																																																																																																																																																																										
						45.Septic Availab																																																																																																																																																																																																										
						46.Wtr&Septic Ava																																																																																																																																																																																																										
STATUS TG-F&O 0			11.Water Departme																																																																																																																																																																																																													
Bldg Incomplete 0			12.Undergrd Servi																																																																																																																																																																																																													
Sale Data			13.Substations																																																																																																																																																																																																													
Sale Date 2/01/2001			14.Transm Lines																																																																																																																																																																																																													
Price			15.Dist System																																																																																																																																																																																																													
Sale Type			Square Foot																																																																																																																																																																																																													
1.Land 4.Trailer 7.			20	200	25	%	0																																																																																																																																																																																																									
2.L & B 5.Other 8.																																																																																																																																																																																																																
3.Bldg 6.Comm 9.																																																																																																																																																																																																																
Financing																																																																																																																																																																																																																
1.Convent 4.Seller 7.Bank or Re																																																																																																																																																																																																																
2.FHA/VA 5.Private 8.Divorce																																																																																																																																																																																																																
3.Assumed 6.Cash 9.Unknown																																																																																																																																																																																																																
Validity 2 Related Parties			Fract. Acre																																																																																																																																																																																																													
1.Valid 4.Bk Repo 7.Abutts			21	1.00	100	%	0																																																																																																																																																																																																									
2.Related 5.Partial 8.Other			46	1.00	100	%	0																																																																																																																																																																																																									
3.Distress 6.Exempt 9.Question																																																																																																																																																																																																																
Verified																																																																																																																																																																																																																
1.Buyer 4.Agent 7.Family																																																																																																																																																																																																																
2.Seller 5.Pub Rec 8.Other																																																																																																																																																																																																																
3.Lender 6.MLS 9.																																																																																																																																																																																																																
			Acres																																																																																																																																																																																																													
			24.Next 3-10 Acre																																																																																																																																																																																																													
			25.Next 11-15 Acr																																																																																																																																																																																																													
			26.16+ (Undevel A																																																																																																																																																																																																													
			27.Below 1146Elev																																																																																																																																																																																																													
			28.Gravel Pits																																																																																																																																																																																																													
			29.Unforested Vac																																																																																																																																																																																																													
			Total Acreage		1.00																																																																																																																																																																																																											


Eustis

Map Lot U07-014

Account 655

Location 192 MAIN ST., STRATTON

Card 1 Of 1 6/26/2025

Building Style	4 Cape/Colonial			SF Bsmt Living	0			Layout	1 Typical										
1.Ranch/Co	5.A-Frame	9.Other		Fin Bsmt Grade	0 0			1.Typical	4.O-Built	7.									
2.Gambrel	6.Apt.Bldg	10.Daylt.B		OPEN-5-CUSTOMIZE 0				2.Inadeq	5.Camp	8.									
3.R Ranch	7.Camp	11.		Heat Type	100% 5 Forced Warm Air			3.Poor	6.	9.									
4.Cape/Col	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic 8 Crawl Space											
Dwelling Units	1			2.Combo	6.Stove	10.Geo		1.1/4 Fin	4.Full Fin	7.									
Other Units	0			3.Radiant	7.Electric	11.		2.1/2 Fin	5.FI/Stair	8.CS									
Stories	4 One & 1/2 Story			4.Monitor	8.FI/Wall	12.		3.3/4 Fin	6.	9.None									
1.1	4.1 & 1/2	7.1.S/w/lf		Cool Type	0% 9 None			Insulation 1 Full											
2.2	5.1 & 3/4	8.1 & 1/4		1.A/C	4.W&C Air	7.		1.Full	4.Minimal	7.									
3.3	6.2 & 1/2	9.		2.Evapor	5.	8.		2.Heavy	5.Partial	8.									
Exterior Walls	1 Clapboard/Shingl			3.H Pump	6.	9.None		3.Capped	6.	9.None									
1.Clbd/Shg	5.B/B/T111	9.Other		Kitchen Style 2 Typical				Unfinished % 0%											
2.Vin/Al	6.Brick	10.None		1.Modern	4.Obsolete	7.		Grade & Factor 3 Average 100%											
3.Masonite	7.Log	11.Boards		2.Typical	5.Basic	8.		1.E Grade	4.C+ Grade	7.A+ Grade									
4.Asb/Asp	8.Concrete	12.		3.Old Type	6.No Water	9.None		2.D Grade	5.B Grade	8.									
Roof Surface	3 Tin/Aluminum			Bath(s) Style 2 Typical Bath(s)				3.C Grade 6.A Grade 9.Same											
1.Steel	4.Asphalt	7.Rubber		1.Modern	4.Obsolete	7.Bio/Chem		SQFT (Footprint) 572											
2.Vented	5.Wood	8.		2.Typical	5.Basic	8.Privy		Condition 3 Below Average											
3.Tin/Alum	6.Rolled	9.Other		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G									
SF Masonry Trim	0			# Rooms 6				2.Fair	5.Avg+	8.Exc									
ELECTICAL	2			# Bedrooms 3				3.Avg-	6.Good	9.Same									
OPEN-4-	0			# Full Baths 1				Phys. % Good 0%											
Year Built	1900			# Half Baths 0				Funct. % Good 100%											
Year Remodeled	0			# Addn Fixtures 0				Functional Code 9 None											
Foundation	3 Granite/Rock Wal			# Fireplaces 0				1.Incomp	4.Bsmt	7.C Wall									
1.Concrete	4.Wood	7.Partial										2.O-Built	5.Size	8.LongTerm					
2.C Block	5.Slab	8.ledge/ro										Econ. % Good 100%				3.Damaged	6.Bath	9.None	
3.Gran/Roc	6.Piers	9.Pier/Pad										Economic Code None				0.None 3.No Power 6.Comment			
Basement	1 1/4 Basement											Entrance Code 5 Estimated				1.Location 4.Size 7.Uti Easm			
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl										1.Interior 4.Vacant 7.				2.Encroach 5.Condition 8.Incnpлет			
2.1/2 Bmt	5.Crawl Sp	8.S Level										2.Refusal 5.Estimate 8.				Information Code 5 Estimate			
3.3/4 Bmt	6.Fnd noB/	9.None										3.Informed 6. 9.				1.Owner 4.Agent 7.Inspect			
Bsmt Gar # Cars	0											2.Relative 5.Estimate 8.				2.Tenant 6.Other 9.			
Wet Basement	3 Wet Basement																		
1.Dry	4.	7.																	
2.Damp	5.Crawl Sp	8.SPump																	
3.Wet	6.	9.None																	
												Date Inspected 8/06/1996							
Additions, Outbuildings & Improvements																			
Type	Year	Units	Grade									Cond	Phys.	Funct.	Sound Value				
1 1 S.Frame add-on	1930	598	2 100									3	0	%88	%	1.1 S Frame add-			
23 Frame Garage	1950	288	2 100									3	0	%88	%	2.2 S Frame add-			
71 8 Ohead Door	1950	1	3 100									3	0	%100	%	3.3 S Frame add-			
														%	%	4.1 & 1/2 S add-			
														%	%	5.1 & 3/4 S add-			
						%	%	6.2 & 1/2 S add-											
						%	%	21.Open Frame Por											
						%	%	22.Encl Frame Por											
						%	%	23.Frame Garage											
						%	%	24.Frame Shed											
						%	%	25.2S w/ba/no bsm											
						%	%	26.1SFr Overhang											
						%	%	27.Unfin Basement											
						%	%	28.1 S 0 ba/0 bs											
						%	%	29.Finished Attic											



CARTER, TONY
 CARTER, BRENDA
 78 Carter Road
 Dixfield, ME 04224

B2333P79 B4344P36

Previous Owner
 Western Maine Property Mangment LLC
 78 Carter Road

Dixfield, ME 04224
 Sale Date: 6/25/2021

Previous Owner
 Wester Maine Property Management LLC
 TONY AND KATHIE CARTER
 78 Carter Road
 Dixfield, ME 04224
 Sale Date: 4/29/2021

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	21 Flagstaff Lake		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	107,200	34,100	0	141,300		
X Coordinate	0		2013	113,000	31,800	0	144,800		
Y Coordinate	0		2014	113,000	32,100	0	145,100		
Zone/Land Use	14 Rural Woodland 1		2015	113,000	30,900	0	143,900		
Secondary Zone			2016	110,500	34,600	0	145,100		
			2017	118,000	104,900	0	222,900		
Topography	2 Rolling		2018	118,000	104,200	0	222,200		
			2019	118,000	103,800	0	221,800		
			2020	118,000	103,100	0	221,100		
			2021	118,000	102,600	0	220,600		
			2022	152,500	132,100	0	284,600		
			2023	159,700	168,000	0	327,700		
			2024	161,700	163,300	0	325,000		
			2025	172,000	165,500	0	337,500		
			Land Data						
			Front Foot	Type	Effective		Influence		Influence Codes
					Frontage	Depth	Factor	Code	
			11. Water Departme				%		1. Second Zone
			12. Undergrd Servi				%		2. Devel Costs
			13. Substations				%		3. Swampy
			14. Transm Lines				%		4. Size/Shape
			15. Dist System				%		5. Access
							%		6. R/W thru Lot
							%		7. Restricted
							%		8. Location
							%		9. Fractional Sha
			Square Foot	Square Feet					Acres
			16.				%		30. Softwood (TG)
			17. TrnsCan Trans				%		31. Mixedwood (TG)
			18. TrnsCan Rds/Im				%		32. Hardwood (TG)
			19. Condominium				%		33. Waste L /R Pro
			20. Tarred Drivewa				%		34. Roads/Unforest
							%		35. Eustis Dam
			Fract. Acre	Acreage/Sites					36. ReEnergyWater
			21. Base Lot 1st A	21	1.00	100	%	8	37. ReEnergy Site
			22. Secondary Acre	46	1.00	100	%	0	38. ReEnergyTransm
			23. Remote Water	22	0.10	100	%	0	39. Deeded R/W to
			Acres				%		40. S Lumber Site
			24. Next 3-10 Acre				%		41. Demolition Cha
			25. Next 11-15 Acr				%		42. Privy/H Tank/
			26. 16+ (Undevel A				%		43. Comm Imp Lot
			27. Below 1146Elev				%		44. Water Availabl
			28. Gravel Pits				%		45. Septic Availab
			29. Unforested Vac				%		46. Wtr&Septic Ava
					Total Acreage	1.10			

Eustis

Map Lot R03-028

Account 602

Location 90 NEWELLS ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.& B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 528
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 9	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2016	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 5/30/2017

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1972	110	3 100	3	0 %	100 %	
74 Box Trailer.....	1980	192	2 100	3	0 %	100 %	
24 Frame Shed	2005	80	3 100	4	0 %	100 %	
1 1 S.Frame add-on	2016	818	3 100	5	0 %	100 %	1.1 S Frame add-
21 Open Frame	2016	176	3 100	5	0 %	100 %	2.2 S Frame add-
21 Open Frame	2016	360	3 100	5	0 %	100 %	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Carver, Jodie S
Welch, Michael J
PO BOX 215
Eustis ME 04936

B3292P12
Previous Owner
GUTTING, KURT W.
P.O. BOX 180
46 MAINE STREET
E. STONEHAM, ME 04231 0180
Sale Date: 10/28/2010

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 11 Vaughn Road			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	56,300	73,600	0	129,900		
X Coordinate 0			2013	55,000	82,500	0	137,500		
Y Coordinate 0			2014	47,000	78,500	0	125,500		
Zone/Land Use 12 General Develop.			2015	47,000	87,800	0	134,800		
Secondary Zone 46 & Wetlands			2016	44,500	86,900	0	131,400		
Topography 1 Level			2017	44,500	86,000	0	130,500		
1.Level 4.Below St 7.Incline			2018	44,500	85,900	0	130,400		
2.Rolling 5.Low 8.			2019	44,500	85,000	0	129,500		
3.Above St 6.Swampy 9.			2020	44,500	85,000	0	129,500		
Utilities 1 Twn.Watr& Septic			2021	44,500	84,100	0	128,600		
1.W & S 4.Dr Well 7.Cspool			2022	61,900	108,200	0	170,100		
2.T Water 5.Dug Well 8.Water			2023	61,900	157,500	0	219,400		
3.Septic 6.Privy 9.None			2024	65,400	157,500	0	222,900		
Street 3 Gravel			2025	82,700	158,300	25,000	216,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 10/28/2010			15.Dist System			%		5.Access	
Price 89,000						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.					%		Acres		
Financing 9 Unknown			16.			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			19.Condominium			%		33.Waste L /R Pro	
Validity 1 Arms Length Sale			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	24	1.00	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres	24.Next 3-10 Acre	46	1.00	100 %	0	39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other				25.Next 11-15 Acr	33	3.70	100 %	0	40.S Lumber Site
3.Lender 6.MLS 9.			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits	Total Acreege		6.70		43.Comm Imp Lot	
			29.Unforested Vac					44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U08-003

Account 23

Location 20 VAUGHN ROAD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 500	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 9 Not Heated	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 No Siding/Typar	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 20%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 3 Tin/Aluminum	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 9.Other	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1176
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2011	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code Location
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 1		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
71 8 Ohead Door	2003	2	3 100	4	0 %	100 %	1.1 S Frame add
74 Box Trailer.....	1988	1	3 100	4	0 %	100 %	2.2 S Frame add
49 Canvas Storage .	2012	1	3 100	4	0 %	100 %	3.3 S Frame add
68 Wood Deck	2012	96	3 100	4	0 %	100 %	4.1 & 1/2 S add-
68 Wood Deck	2012	49	3 100	4	0 %	100 %	5.1 & 3/4 S add-
59 2.S. Platform no	2012	192	2 100	3	0 %	80 %	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARY, JOHN
Glidden, Patricia A
8 COLBY ROAD
ARRLINGTON MA 02476

B2933P47

Previous Owner
GRANT,GUY C.JR.&FRANCES M,TRUSTEES
Guy C.&Frances M.Grant Rev. Trust
Dirigo Pines
Orono ME 04473
Sale Date: 7/27/2007

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 34 Grant Cove			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	88,700	184,300	0	273,000		
X Coordinate 0			2013	101,400	164,800	0	266,200		
Y Coordinate 0			2014	101,400	168,900	0	270,300		
Zone/Land Use 12 General Develop.			2015	101,400	166,200	0	267,600		
Secondary Zone 43 & Ltd. Resource Prot			2016	101,400	166,200	0	267,600		
Topography 2 Rolling			2017	101,400	164,500	0	265,900		
1.Level 4.Below St 7.Incline			2018	101,400	164,500	0	265,900		
2.Rolling 5.Low 8.			2019	101,400	164,400	0	265,800		
3.Above St 6.Swampy 9.			2020	101,400	162,600	0	264,000		
Utilities 9 None 9 None			2021	101,400	162,600	0	264,000		
1.W & S 4.Dr Well 7.Cspool			2022	131,100	209,000	0	340,100		
2.T Water 5.Dug Well 8.Water			2023	131,100	221,400	0	352,500		
3.Septic 6.Privy 9.None			2024	132,700	221,200	0	353,900		
Street 1 Paved			2025	140,600	230,600	0	371,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/27/2007			14.Transm Lines			%		4.Size/Shape	
Price 70,000			15.Dist System			%		5.Access	
Sale Type 1 Land Only						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	80	%	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	33	1.00	100	%	36.ReEnergyWater	
Verified 5 Public Record			23.Remote Water	46	1.00	100	%	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			Acres			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		40.S Lumber Site	
			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits			%		43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
				Total Acreage 2.00				45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R01-014-D

Account 284

Location 15 GRANT COVE

Card 1 Of 1 6/26/2025

Building Style 9 Other/Salt Box	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 3 Radiant	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 0
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1002
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2009	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 6 Foundation NoB/M		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	2009	122	3 100	5	0 %	100 %	
23 Frame Garage	2009	416	3 100	4	0 %	94 %	
71 8 Ohead Door	2009	1	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CARY, JOHN D
Glidden, Patricia A
8 COLBY ROAD
ARRLINGTON MA 02476

B2933P47

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 34 Grant Cove			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 1985			2012	3,100	0	0	3,100		
X Coordinate 0			2013	3,100	0	0	3,100		
Y Coordinate 0			2014	3,100	0	0	3,100		
Zone/Land Use 12 General Develop.			2015	3,100	0	0	3,100		
Secondary Zone 41 & Ltd. Residential			2016	2,900	0	0	2,900		
Topography 2 Rolling			2017	3,000	0	0	3,000		
1.Level 4.Below St 7.Incline			2018	2,900	0	0	2,900		
2.Rolling 5.Low 8.			2019	2,600	0	0	2,600		
3.Above St 6.Swampy 9.			2020	2,800	0	0	2,800		
Utilities			2021	2,500	0	0	2,500		
1.W & S 4.Dr Well 7.Cspool			2022	2,500	0	0	2,500		
2.T Water 5.Dug Well 8.Water			2023	2,500	0	0	2,500		
3.Septic 6.Privy 9.None			2024	2,700	0	0	2,700		
Street 1 Paved			2025	2,900	0	0	2,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 2008			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date			15.Dist System					5.Access	
Price			Square Foot	Square Feet	Effective	Influence	Code	6.R/W thru Lot	
Sale Type									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	30
Validity			22.Secondary Acre					34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water					35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Acres	Effective	Influence	Code	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question								24.Next 3-10 Acre	
Verified			25.Next 11-15 Acr					38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits					41.Demolition Cha	
			29.Unforested Vac					42.Privy/H Tank/	
			Total Acreage 10.70					43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	


Eustis

Map Lot R01-014-D

Account 1000

Location GRANT COVE

Card 1 Of 1 6/26/2025

Building Style	SF Bsmt Living	Layout					
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.					
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.					
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.					
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic					
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.					
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS					
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None					
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation					
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.					
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None					
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %					
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor					
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade					
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.					
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same					
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)					
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition					
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc					
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same					
OPEN-4-	# Full Baths	Phys. % Good					
Year Built	# Half Baths	Funct. % Good					
Year Remodeled	# Addn Fixtures	Functional Code					
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall					
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm					
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None					
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good					
Basement		Economic Code					
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment					
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm					
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt					
Bsmt Gar # Cars		Entrance Code 0					
Wet Basement		1.Interior 4.Vacant 7.					
1.Dry 4. 7.		2.Refusal 5.Estimate 8.					
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.						
3.Wet 6. 9.None	Information Code 0						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CASEY, BRENDALEE
PO Box 210
12 Woodcock Lane
Eustis ME 04936

B2394P321 B3550P111 B4269P239 B4633P311

Previous Owner
BICKFORD, GLENN A
BICKFORD, PEGGY D
PO BOX 40
EUSTIS ME 04936
Sale Date: 12/18/2020

Previous Owner
SYLVESTER, RICHARD W.
SYLVESTER, CAROL S.
72 FLETCHER ST.
KENNEBUNK, ME 04043
Sale Date: 5/30/2013

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	41 Overlook Subdivision/Syl.		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	81,900	203,600	0	285,500		
X Coordinate	0		2013	80,200	187,300	0	267,500		
Y Coordinate	0		2014	79,600	190,100	0	269,700		
Zone/Land Use	15 Rural Woodland 2		2015	79,600	188,900	10,000	258,500		
Secondary Zone			2016	76,600	188,900	15,000	250,500		
Topography	2 Rolling		2017	76,600	186,800	20,000	243,400		
1.Level	4.Below St	7.Incline	2018	76,600	186,800	20,000	243,400		
2.Rolling	5.Low	8.	2019	76,600	186,500	0	263,100		
3.Above St	6.Swampy	9.	2020	76,600	184,700	0	261,300		
Utilities	9 None 9 None		2021	76,600	184,500	0	261,100		
1.W & S	4.Dr Well	7.Cspool	2022	96,100	237,500	0	333,600		
2.T Water	5.Dug Well	8.Water	2023	96,100	239,000	0	335,100		
3.Septic	6.Privy	9.None	2024	111,100	237,100	0	348,200		
Street	5 Subdivision Rd.		2025	129,600	386,800	0	516,400		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme				%		1.Second Zone
Bldg Incomplete	0		12.Undergrd Servi				%		2.Devel Costs
Sale Data			13.Substations				%		3.Swampy
Sale Date	12/18/2020		14.Transm Lines				%		4.Size/Shape
Price	500,000		15.Dist System				%		5.Access
Sale Type	2 Land & Buildings		Square Foot		Square Feet				6.R/W thru Lot
1.Land	4.Trailer	7.						%	
2.L & B	5.Other	8.	16.				%		8.Location
3.Bldg	6.Comm	9.	17.TrnsCan Trans				%		9.Fractional Sha
Financing	9 Unknown		18.TrnsCan Rds/Im				%		Acres
1.Convent	4.Seller	7.Bank or Re	19.Condominium				%		30.Softwood (TG)
2.FHA/VA	5.Private	8.Divorce	20.Tarred Drivewa				%		31.Mixedwood (TG)
3.Assumed	6.Cash	9.Unknown					%		32.Hardwood (TG)
Validity	1 Arms Length Sale		Fract. Acre				Acreege/Sites		33.Waste L /R Pro
1.Valid	4.Bk Repo	7.Abutts	21.Base Lot 1st A	21	1.00	100	%	0	34.Roads/Unforest
2.Related	5.Partial	8.Other	22.Secondary Acre	22	1.00	100	%	0	35.Eustis Dam
3.Distress	6.Exempt	9.Question	23.Remote Water	24	1.71	100	%	0	36.ReEnergyWater
Verified	5 Public Record		Acres	46	1.00	100	%	0	37.ReEnergy Site
1.Buyer	4.Agent	7.Family	24.Next 3-10 Acre				%		38.ReEnergyTransm
2.Seller	5.Pub Rec	8.Other	25.Next 11-15 Acr				%		39.Deeded R/W to
3.Lender	6.MLS	9.	26.16+ (Undevel A				%		40.S Lumber Site
			27.Below 1146Elev				%		41.Demolition Cha
			28.Gravel Pits				%		42.Privy/H Tank/
			29.Unforested Vac				%		43.Comm Imp Lot
				Total Acreage		3.71		44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R10-001-009


Account 1076

Location 12 WOODCOCK LANE

Card 1

Of 1

6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 1312	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 4 6	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 5 One & 3/4 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 4 Asbestos/Asphalt	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1312
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 6 Good
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4- 1	# Full Baths 3	Phys. % Good 0%
Year Built 2004	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/16/2004

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
43 1 1/2 S.Garage	2004	728	4 100	6	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	2004	128	3 100	4	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
68 Wood Deck	2004	128	3 100	4	0 %	100 %	6.2 & 1/2 S add- 21.Open Frame Por
21 Open Frame	2004	128	3 100	5	0 %	100 %	22.Encl Frame Por 23.Frame Garage
71 8 Ohead Door	2004	2	3 100	4	0 %	100 %	24.Frame Shed 25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CASEY, KENNETH O
 CASEY, William J JT
 I 124 3025 Brackett Brook Road
 Carrabassett Valley ME 04947

B646P274 B3254P211

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	38,700	31,600	0	70,300		
X Coordinate 0			2013	36,900	30,200	0	67,100		
Y Coordinate 0			2014	36,900	30,900	0	67,800		
Zone/Land Use 11 Residential/Rec.			2015	36,900	30,200	0	67,100		
Secondary Zone 46 & Wetlands			2016	36,900	29,700	0	66,600		
Topography 1 Level			2017	36,900	29,300	0	66,200		
1.Level 4.Below St 7.Incline			2018	36,900	28,800	0	65,700		
2.Rolling 5.Low 8.			2019	36,900	28,400	0	65,300		
3.Above St 6.Swampy 9.			2020	36,900	28,300	0	65,200		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	36,900	27,900	0	64,800		
1.W & S 4.Dr Well 7.Cspool			2022	47,200	35,800	0	83,000		
2.T Water 5.Dug Well 8.Water			2023	47,200	59,800	0	107,000		
3.Septic 6.Privy 9.None			2024	48,600	56,900	0	105,500		
Street 5 Subdivision Rd.			2025	58,900	57,800	0	116,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 2/01/1981			15.Dist System			%		5.Access	
Price			Square Foot					6.R/W thru Lot	
Sale Type								Square Feet	
1.Land 4.Trailer 7.			16.						
2.L & B 5.Other 8.								17.TrnsCan Trans	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im						
Financing								19.Condominium	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa						
2.FHA/VA 5.Private 8.Divorce								Fract. Acre	
3.Assumed 6.Cash 9.Unknown			21.Base Lot 1st A						
Validity								22.Secondary Acre	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other								Acres	
3.Distress 6.Exempt 9.Question			24.Next 3-10 Acre						
Verified								25.Next 11-15 Acr	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						
2.Seller 5.Pub Rec 8.Other								27.Below 1146Elev	
3.Lender 6.MLS 9.			28.Gravel Pits						
								29.Unforested Vac	
			Total Acreage		1.97		43.Comm Imp Lot		
							44.Water Availabl		
							45.Septic Availab		
							46.Wtr&Septic Ava		

Eustis

Map Lot U18-010

Account 102

Location 2 WINDMILL ROAD

Card 1 Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 200	Layout 2 Inadequate
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 100	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.&B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 400
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1982	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 5 Size/Layout
Foundation 4 Wood	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmet
Bsmt Gar # Cars 1		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 5 Estimate
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 8/05/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
71 8 Ohead Door	1982	1	2 100	2	0 %	100 %	
24 Frame Shed	1985	77	2 100	2	0 %	100 %	
24 Frame Shed	2005	192	3 100	3	0 %	100 %	
76 Small O/H Door..	2005	1	3 100	3	0 %	100 %	
48 2S Shed.....	2007	80	3 100	3	0 %	88 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



CASEY, SCRIBNER J
KATIE, ROLBIECKI M
PO BOX 165
EUSTIS ME 04936

B244P50 B2436P203 B2447P50 B4526P146

Previous Owner
SCRIBNER, SHERIDAN R
SCRIBNER,GREGORY R.& JEFFREY R.
HC 72 BOX 50
EUSTIS ME 04936
Sale Date: 1/31/2023

Inspection Witnessed By:

X	Date	
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 87 Arnold Trail.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	107,600	92,700	16,000	184,300		
X Coordinate 0			2013	105,800	83,900	16,000	173,700		
Y Coordinate 0			2014	102,800	86,600	16,000	173,400		
Zone/Land Use 11 Residential/Rec.			2015	102,800	85,900	16,000	172,700		
Secondary Zone			2016	100,300	85,600	21,000	164,900		
Topography 2 Rolling			2017	106,800	85,600	26,000	166,400		
1.Level 4.Below St 7.Incline			2018	106,800	85,200	26,000	166,000		
2.Rolling 5.Low 8.			2019	106,800	84,800	26,000	165,600		
3.Above St 6.Swampy 9.			2020	106,800	84,800	31,000	160,600		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	106,800	84,500	31,000	160,300		
1.W & S 4.Dr Well 7.Cspool			2022	151,000	109,300	31,000	229,300		
2.T Water 5.Dug Well 8.Water			2023	151,000	133,100	0	284,100		
3.Septic 6.Privy 9.None			2024	192,200	132,300	0	324,500		
Street 1 Paved			2025	250,000	134,800	0	384,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 1/31/2023			14.Transm Lines			%		4.Size/Shape	
Price 300,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	1.00	100	%	0
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	1.00	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water	24	8.00	100	%	0	
3.Distress 6.Exempt 9.Question			Acres	25	15.00	100	%	0	
Verified 5 Public Record				24.Next 3-10 Acre	26	13.84	100	%	0
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr	46	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A	28	5.00	100	%	0	
3.Lender 6.MLS 9.			27.Below 1146Elev	Total Acreage 43.84					
			28.Gravel Pits						
			29.Unforested Vac						

- 1.Second Zone
- 2.Devel Costs
- 3.Swampy
- 4.Size/Shape
- 5.Access
- 6.R/W thru Lot
- 7.Restricted
- 8.Location
- 9.Fractional Sha
- Acres**
- 30.Softwood (TG)
- 31.Mixedwood (TG)
- 32.Hardwood (TG)
- 33.Waste L /R Pro
- 34.Roads/Unforest
- 35.Eustis Dam
- 36.ReEnergyWater
- 37.ReEnergy Site
- 38.ReEnergyTransm
- 39.Deeded R/W to
- 40.S Lumber Site
- 41.Demolition Cha
- 42.Privy/H Tank/
- 43.Comm Imp Lot
- 44.Water Availabl
- 45.Septic Availab
- 46.Wtr&Septic Ava

Eustis

Map Lot R03-019


Account 730

Location 1236 ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 720
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1900	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Granite/Rock Wal	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 1 1/4 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	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 1 S.Frame add-on	1920	382	3 100	4	0	%76 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
21 Open Frame	1950	98	3 100	4	0	%100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
43 1 1/2 S.Garage	1970	952	3 100	3	0	%100 %	21.Open Frame Por 22.Encl Frame Por 23.Frame Garage
71 8 Ohead Door	1970	2	3 100	3	0	%100 %	24.Frame Shed 25.2S w/ba/no bsm
24 Frame Shed	1950	168	2 100	2	0	%100 %	26.1SFr Overhang 27.Unfin Basement
19 Overhang/Poor...	1992	112	2 100	2	0	%88 %	28.1 S 0 ba/0 bs 29.Finished Attic
						% %	
						% %	
						% %	
						% %	



CENTRAL MAINE POWER
 C/O AVANGRID MANAGEMENT CO- LOCAL TAXES
 ONE CITY CENTER
 5TH FLOOR
 PORTLAND ME 04101
 B482P459

Property Data			Assessment Record						
Neighborhood 14 Old Dead Riv.Rd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	2,600	0	0	2,600		
X Coordinate 0			2013	2,600	0	0	2,600		
Y Coordinate 0			2014	2,600	0	0	2,600		
Zone/Land Use 21 Commercial Use			2015	2,600	0	0	2,600		
Secondary Zone			2016	2,600	0	0	2,600		
Topography 7 Inclining			2017	2,600	0	0	2,600		
1.Level 4.Below St 7.Incline			2018	2,600	0	0	2,600		
2.Rolling 5.Low 8.			2019	2,600	0	0	2,600		
3.Above St 6.Swampy 9.			2020	2,600	0	0	2,600		
Utilities 9 None			2021	2,600	0	0	2,600		
1.W & S 4.Dr Well 7.Cspool			2022	2,600	0	0	2,600		
2.T Water 5.Dug Well 8.Water			2023	2,600	0	0	2,600		
3.Septic 6.Privy 9.None			2024	2,600	0	0	2,600		
Street 1 Paved			2025	3,900	0	0	3,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme				%	1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi				%	2.Devel Costs	
Sale Data			13.Substations				%	3.Swampy	
			14.Transm Lines				%	4.Size/Shape	
Sale Date			15.Dist System				%	5.Access	
Price			Square Foot		Square Feet			%	6.R/W thru Lot
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.					%	8.Location
2.L & B 5.Other 8.								%	9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					%	Acres
Financing								%	30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im				%	31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium				%	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa				%	33.Waste L /R Pro	
Validity			Fract. Acre		Acres/Sites			%	34.Roads/Unforest
1.Valid 4.Bk Repo 7.Abutts								%	35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A	26	2.20	100	%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre				%	37.ReEnergy Site	
Verified			23.Remote Water				%	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres				%	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%	40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%	41.Demolition Cha	
			26.16+ (Undevel A				%	42.Privy/H Tank/	
			27.Below 1146Elev				%	43.Comm Imp Lot	
			28.Gravel Pits				%	44.Water Availabl	
			29.Unforested Vac				%	45.Septic Availab	
			Total Acreage		2.20				46.Wtr&Septic Ava

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot U03-005


Account 109

Location OLD DEAD RIVER ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout	
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical 4.O-Built 7.	
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				2.Inadeq 5.Camp 8.	
3.R Ranch	7.Camp	11.	Heat Type				3.Poor 6. 9.	
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin 4.Full Fin 7.		
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin 5.F/Stair 8.CS		
Stories			4.Monitor	8.F/Wall	12.	3.3/4 Fin 6. 9.None		
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation		
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full 4.Minimal 7.		
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy 5.Partial 8.		
Exterior Walls			3.H Pump	6.	9.None	3.Capped 6. 9.None		
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %		
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor		
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade 4.C+ Grade 7.A+ Grade		
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade 5.B Grade 8.		
Roof Surface			Bath(s) Style			3.C Grade 6.A Grade 9.Same		
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)		
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition		
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
ELECTICAL			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.Bsmt 7.C Wall		
1.Concrete	4.Wood	7.Partial				2.O-Built 5.Size 8.LongTerm		
2.C Block	5.Slab	8.ledge/ro				3.Damaged 6.Bath 9.None		
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				0.None 3.No Power 6.Comment		
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location 4.Size 7.Uti Easm		
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach 5.Condition 8.Incmlpt		
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.					
3.Wet	6.	9.None	Information Code 0					
Date Inspected								
1.Owner 4.Agent 7.Inspect								
2.Relative 5.Estimate 8.								
3.Tenant 6.Other 9.								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%	1.1 S Frame add-	
					%	%	2.2 S Frame add-	
					%	%	3.3 S Frame add-	
					%	%	4.1 & 1/2 S add-	
					%	%	5.1 & 3/4 S add-	
					%	%	6.2 & 1/2 S add-	
					%	%	21.Open Frame Por	
					%	%	22.Encl Frame Por	
					%	%	23.Frame Garage	
					%	%	24.Frame Shed	
					%	%	25.2S w/ba/no bsm	
					%	%	26.1SFr Overhang	
					%	%	27.Unfin Basement	
					%	%	28.1 S 0 ba/0 bs	
					%	%	29.Finished Attic	

CENTRAL MAINE POWER
C/O AVANFRID MANAGEMENT CO- LOCAL TAXES
ONE CITY CENTER
5TH FLOOR
PORTLAND ME 04101
B940P132

Property Data			Assessment Record						
Neighborhood 61 Main Street			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	37,300	155,300	0	192,600		
X Coordinate 0			2013	36,800	148,100	0	184,900		
Y Coordinate 0			2014	34,200	166,400	0	200,600		
Zone/Land Use 21 Commercial Use			2015	34,200	164,400	0	198,600		
Secondary Zone			2016	34,200	164,300	0	198,500		
Topography 1 Level			2017	34,200	162,600	0	196,800		
1.Level 4.Below St 7.Incline			2018	34,200	160,800	0	195,000		
2.Rolling 5.Low 8.			2019	34,200	160,700	0	194,900		
3.Above St 6.Swampy 9.			2020	34,200	158,900	0	193,100		
Utilities 1 Twn.Watr& Septic			2021	34,200	158,900	0	193,100		
1.W & S 4.Dr Well 7.Cspool			2022	42,700	204,200	0	246,900		
2.T Water 5.Dug Well 8.Water			2023	42,700	163,200	0	205,900		
3.Septic 6.Privy 9.None			2024	42,700	162,100	0	204,800		
Street 1 Paved			2025	55,400	160,200	0	215,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 7/01/1976			15.Dist System			%		5.Access	
Price			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type									
1.Land 4.Trailer 7.			16.	20	1,000	75	%	8.Location	
2.L & B 5.Other 8.									
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		Acres	
Financing			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				33.Waste L /R Pro	
Validity									
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	0.52	100	%	0	35.Eustis Dam
2.Related 5.Partial 8.Other			22.Secondary Acre	46	1.00	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			23.Remote Water			%			37.ReEnergy Site
Verified			Acres			%			38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre			%			39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr			%			40.S Lumber Site
3.Lender 6.MLS 9.			26.16+ (Undevel A			%			41.Demolition Cha
			27.Below 1146Elev			%			42.Privy/H Tank/
			28.Gravel Pits			%			43.Comm Imp Lot
			29.Unforested Vac			%			44.Water Availabl
			Total Acreage		0.52				45.Septic Availab
									46.Wtr&Septic Ava

Inspection Witnessed By:

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

Notes:

Eustis

Map Lot U07-019


Account 110

Location 226 MAIN ST., STRATTON

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living			Layout							
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built	7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp	8.			
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6.	9.			
4.Cape/Col	8.Log	12.	1.HWB	5.FWA	9.No Heat	Attic					
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin	7.			
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.CS			
Stories			4.Monitor	8.FI/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation					
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.			
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %					
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor					
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade	7.A+ Grade			
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade	8.			
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade	9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)					
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition					
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
ELECTICAL			# Bedrooms			3.Avg-	6.Good	9.Same			
OPEN-4-			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Addn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Bsmt	7.C Wall			
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size	8.LongTerm			
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath	9.None	Econ. % Good		
3.Gran/Roc	6.Piers	9.Pier/Pad				Economic Code			0.None	3.No Power	6.Comment
Basement						0.Location			4.Size	7.Uti Easm	
1.1/4 Bmt	4.Full Bmt	7.Dirt FI				2.Encroach			5.Condition	8.Incmlplet	
2.1/2 Bmt	5.Crawl Sp	8.S Level				Entrance Code 0					
3.3/4 Bmt	6.Fnd noB/	9.None				1.Interior			4.Vacant	7.	
Bsmt Gar # Cars						2.Refusal			5.Estimate	8.	
Wet Basement						3.Informed			6.	9.	
1.Dry	4.	7.				Information Code 0					
2.Damp	5.Crawl Sp	8.SPump	1.Owner			4.Agent	7.Inspect				
3.Wet	6.	9.None	2.Relative			5.Estimate	8.				
Date Inspected			3.Tenant			6.Other	9.				

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
132 Commercial	2007	3600	3 100	4	0 %	100 %	
24 Frame Shed	1985	360	2 100	3	0 %	88 %	
72 12+OHead Door	2007	4	3 100	4	0 %	100 %	
77	1998	140	3 100	3	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



CENTRAL MAINE POWER
 C/O AVANGRID MANAGEMENT CO-LOCAL TAXES
 ONE CITY CENTER
 5TH FLOOR
 PORTLAND ME 04101
 B500P495

Property Data			Assessment Record						
Neighborhood 87 Arnold Trail.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	94,200	0	0	94,200		
X Coordinate 0			2013	85,700	0	0	85,700		
Y Coordinate 0			2014	93,000	0	0	93,000		
Zone/Land Use 21 Commercial Use			2015	84,700	0	0	84,700		
Secondary Zone			2016	84,700	0	0	84,700		
Topography 1 Level			2017	113,500	0	0	113,500		
1.Level 4.Below St 7.Incline			2018	113,500	0	0	113,500		
2.Rolling 5.Low 8.			2019	116,200	0	0	116,200		
3.Above St 6.Swampy 9.			2020	115,800	0	0	115,800		
Utilities 9 None			2021	114,100	0	0	114,100		
1.W & S 4.Dr Well 7.Cspool			2022	118,700	0	0	118,700		
2.T Water 5.Dug Well 8.Water			2023	117,000	0	0	117,000		
3.Septic 6.Privy 9.None			2024	115,500	0	0	115,500		
Street 9 None			2025	116,800	0	0	116,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								%	9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing								%	30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity			Fract. Acre		Acreege/Sites			34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								%	35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.43	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	13	1.00	100	%	0	37.ReEnergy Site
Verified			23.Remote Water				%		38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			Acres				%		39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%		40.S Lumber Site
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%		41.Demolition Cha
			26.16+ (Undevel A				%		42.Privy/H Tank/
			27.Below 1146Elev				%		43.Comm Imp Lot
			28.Gravel Pits				%		44.Water Availabl
			29.Unforested Vac				%		45.Septic Availab
			Total Acreage		0.43				46.Wtr&Septic Ava

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Map Lot U05-014


Account 112

Location 114 Main St., Stratton

Card 1

Of 1

6/26/2025

Building Style			SF Bsmt Living			Layout					
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built	7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp	8.			
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6.	9.			
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic					
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin	7.			
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.CS			
Stories			4.Monitor	8.FI/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation					
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.			
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %					
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor					
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade	7.A+ Grade			
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade	8.			
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade	9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)					
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition					
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
ELECTICAL			# Bedrooms			3.Avg-	6.Good	9.Same			
OPEN-4-			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Addn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Bsmt	7.C Wall			
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size	8.LongTerm			
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath	9.None	Econ. % Good		
3.Gran/Roc	6.Piers	9.Pier/Pad				Economic Code			0.None	3.No Power	6.Comment
Basement						Entrance Code 0			1.Location	4.Size	7.Uti Easm
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				1.Interior			4.Vacant	7.	
2.1/2 Bmt	5.Crawl Sp	8.S Level				2.Refusal			5.Estimate	8.	
3.3/4 Bmt	6.Fnd noB/	9.None				3.Informed			6.	9.	
Bsmt Gar # Cars						Information Code 0			1.Owner	4.Agent	7.Inspect
Wet Basement						1.Relative			5.Estimate	8.	
1.Dry	4.	7.				3.Tenant			6.Other	9.	
2.Damp	5.Crawl Sp	8.SPump	Date Inspected								
3.Wet	6.	9.None	Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value				
					%	%		1.1 S Frame add-			
					%	%		2.2 S Frame add-			
					%	%		3.3 S Frame add-			
					%	%		4.1 & 1/2 S add-			
					%	%		5.1 & 3/4 S add-			
					%	%		6.2 & 1/2 S add-			
					%	%		21.Open Frame Por			
					%	%		22.Encl Frame Por			
					%	%		23.Frame Garage			
					%	%		24.Frame Shed			
					%	%		25.2S w/ba/no bsm			
					%	%		26.1SFr Overhang			
					%	%		27.Unfin Basement			
					%	%		28.1 S 0 ba/0 bs			
					%	%		29.Finished Attic			



CENTRAL MAINE POWER
 C/O AVANGRID MANAGEMENT CO- LOCAL TAXES
 ONE CITY CENTER
 5TH FLOOR
 PORTLAND ME 04101
 B1140P138

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	115,000	0	0	115,000		
X Coordinate 0			2013	105,000	0	0	105,000		
Y Coordinate 0			2014	95,000	0	0	95,000		
Zone/Land Use 21 Commercial Use			2015	95,000	0	0	95,000		
Secondary Zone			2016	85,000	0	0	85,000		
Topography 1 Level			2017	85,000	0	0	85,000		
1.Level 4.Below St 7.Incline			2018	85,000	0	0	85,000		
2.Rolling 5.Low 8.			2019	85,000	0	0	85,000		
3.Above St 6.Swampy 9.			2020	85,000	0	0	85,000		
Utilities 9 None			2021	85,000	0	0	85,000		
1.W & S 4.Dr Well 7.Cspool			2022	97,000	0	0	97,000		
2.T Water 5.Dug Well 8.Water			2023	97,000	0	0	97,000		
3.Septic 6.Privy 9.None			2024	97,000	0	0	97,000		
Street 9 None			2025	150,000	0	0	150,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 12/01/1989			15.Dist System			%		5.Access	
Price 30,000						%		6.R/W thru Lot	
Sale Type 1 Land Only						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
			20.Tarred Drivewa			%	34.Roads/Unforest		
Validity 1 Arms Length Sale						%	35.Eustis Dam		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				36.ReEnergyWater	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100 %	0	37.ReEnergy Site	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100 %	0	38.ReEnergyTransm	
			23.Remote Water	24	8.00	100 %	0	39.Deeded R/W to	
Verified 5 Public Record				25	2.00	100 %	0	40.S Lumber Site	
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre			%		41.Demolition Cha	
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr			%		42.Privy/H Tank/	
3.Lender 6.MLS 9.			26.16+ (Undevel A			%		43.Comm Imp Lot	
			27.Below 1146Elev			%		44.Water Availabl	
			28.Gravel Pits	Total Acreage 12.00				45.Septic Availab	
			29.Unforested Vac					46.Wtr&Septic Ava	

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Map Lot U05-005


Account 761

Location SARGENT AVENUE

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout			
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical 4.O-Built 7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				2.Inadeq 5.Camp 8.			
3.R Ranch	7.Camp	11.	Heat Type				3.Poor 6. 9.			
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic				
Dwelling Units	2.Combo 6.Stove 10.Geo						1.1/4 Fin 4.Full Fin 7.			
Other Units	3.Radiant 7.Electric 11.						2.1/2 Fin 5.F/Stair 8.CS			
Stories	4.Monitor 8.F/Wall 12.						3.3/4 Fin 6. 9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type				Insulation			
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full 4.Minimal 7.				
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy 5.Partial 8.				
Exterior Walls	3.H Pump 6. 9.None						3.Capped 6. 9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style				Unfinished %			
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor				
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade 4.C+ Grade 7.A+ Grade				
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade 5.B Grade 8.				
Roof Surface	Bath(s) Style						3.C Grade 6.A Grade 9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)				
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition				
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G				
SF Masonry Trim	# Rooms						2.Fair 5.Avg+ 8.Exc			
ELECTICAL	# Bedrooms						3.Avg- 6.Good 9.Same			
OPEN-4-	# Full Baths						Phys. % Good			
Year Built	# Half Baths						Funct. % Good			
Year Remodeled	# Addn Fixtures						Functional Code			
Foundation	# Fireplaces						1.Incomp 4.Bsmt 7.C Wall			
1.Concrete	4.Wood	7.Partial					2.O-Built 5.Size 8.LongTerm			
2.C Block	5.Slab	8.ledge/ro					3.Damaged 6.Bath 9.None			
3.Gran/Roc	6.Piers	9.Pier/Pad					Econ. % Good			
Basement	Economic Code									
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl					0.None 3.No Power 6.Comment			
2.1/2 Bmt	5.Crawl Sp	8.S Level					1.Location 4.Size 7.Uti Easm			
3.3/4 Bmt	6.Fnd noB/	9.None					2.Encroach 5.Condition 8.Incmlpt			
Bsmt Gar # Cars	Entrance Code 0									
Wet Basement	1.Interior 4.Vacant 7.									
1.Dry	4.	7.					2.Refusal 5.Estimate 8.			
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.							
3.Wet	6.	9.None	Information Code 0							
Date Inspected	1.Owner 4.Agent 7.Inspect									
	2.Relative 5.Estimate 8.									
	3.Tenant 6.Other 9.									
Additions, Outbuildings & Improvements										
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value			
					%	%	1.1 S Frame add			
					%	%	2.2 S Frame add			
					%	%	3.3 S Frame add			
					%	%	4.1 & 1/2 S add			
					%	%	5.1 & 3/4 S add			
					%	%	6.2 & 1/2 S add			
					%	%	21.Open Frame Por			
					%	%	22.Encl Frame Por			
					%	%	23.Frame Garage			
					%	%	24.Frame Shed			
					%	%	25.2S w/ba/no bsm			
					%	%	26.1SFr Overhang			
					%	%	27.Unfin Basement			
					%	%	28.1 S 0 ba/0 bs			
					%	%	29.Finished Attic			

CENTRAL MAINE POWER COMPANY
 C/O AVANGRID MANAGEMENT CO- LOCAL TAXES
 ONE CITY CENTER
 5TH FLOOR
 PORTLAND ME 04101
 B500P495

Property Data			Assessment Record						
Neighborhood	88 Located inTown of Eustis		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	1,177,600	0	0	1,177,600		
X Coordinate	0		2013	1,366,000	0	0	1,366,000		
Y Coordinate	0		2014	1,489,700	0	0	1,489,700		
Zone/Land Use	21 Commercial Use		2015	1,614,800	0	0	1,614,800		
Secondary Zone	32 & Dist. & trans. Lines		2016	1,835,900	0	0	1,835,900		
Topography	1 Level		2017	2,189,200	0	0	2,189,200		
1.Level	4.Below St	7.Incline	2018	2,189,200	0	0	2,189,200		
2.Rolling	5.Low	8.	2019	2,111,000	0	0	2,111,000		
3.Above St	6.Swampy	9.	2020	2,211,600	0	0	2,211,600		
Utilities	9 None 9 None		2021	2,345,000	0	0	2,345,000		
1.W & S	4.Dr Well	7.Cspool	2022	2,556,300	0	0	2,556,300		
2.T Water	5.Dug Well	8.Water	2023	2,655,000	0	0	2,655,000		
3.Septic	6.Privy	9.None	2024	2,844,500	0	0	2,844,500		
Street	9 None		2025	2,825,200	0	0	2,825,200		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme				%		1.Second Zone
Bldg Incomplete	0		12.Undergrd Servi				%		2.Devel Costs
Sale Data			13.Substations				%		3.Swampy
Sale Date			14.Transm Lines				%		4.Size/Shape
Price			15.Dist System				%		5.Access
Sale Type			Square Foot		Square Feet				6.R/W thru Lot
1.Land	4.Trailer	7.						%	
2.L & B	5.Other	8.	16.				%		8.Location
3.Bldg	6.Comm	9.	17.TrnsCan Trans				%		9.Fractional Sha
Financing			18.TrnsCan Rds/Im				%		Acres
1.Convent	4.Seller	7.Bank or Re	19.Condominium				%		30.Softwood (TG)
2.FHA/VA	5.Private	8.Divorce	20.Tarred Drivewa				%		31.Mixedwood (TG)
3.Assumed	6.Cash	9.Unknown					%		32.Hardwood (TG)
Validity			Fract. Acre				%		33.Waste L /R Pro
1.Valid	4.Bk Repo	7.Abutts	21.Base Lot 1st A	12	1.00	100	%	0	34.Roads/Unforest
2.Related	5.Partial	8.Other	22.Secondary Acre	14	1.00	100	%	0	35.Eustis Dam
3.Distress	6.Exempt	9.Question	23.Remote Water	15	1.00	100	%	0	36.ReEnergyWater
Verified			Acres				%		37.ReEnergy Site
1.Buyer	4.Agent	7.Family	24.Next 3-10 Acre				%		38.ReEnergy/Transm
2.Seller	5.Pub Rec	8.Other	25.Next 11-15 Acr				%		39.Deeded R/W to
3.Lender	6.MLS	9.	26.16+ (Undevel A				%		40.S Lumber Site
			27.Below 1146Elev				%		41.Demolition Cha
			28.Gravel Pits				%		42.Privy/H Tank/
			29.Unforested Vac				%		43.Comm Imp Lot
				Total Acreage		0.00			44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Map Lot U05-014


Account 1034

Location

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living			Layout										
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade	1.Typical	4.O-Built	7.								
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq	5.Camp	8.								
3.R Ranch	7.Camp	11.	Heat Type	3.Poor	6.	9.								
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat		Attic							
Dwelling Units	2.Combo			6.Stove	10.Geo		1.1/4 Fin							
Other Units	3.Radiant			7.Electric	11.		4.Full Fin							
Stories	4.Monitor			8.F/Wall	12.		2.1/2 Fin							
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type	3.3/4 Fin	6.	9.None	5.F/Stair							
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.		8.CS							
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.		1.Full							
Exterior Walls	3.H Pump			6.	9.None		4.Minimal							
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style	2.Heavy	5.Partial	8.	5.Partial							
2.Vin/Al	6.Brick	10.None	1.Modern	3.Capped	6.	9.None	9.None							
3.Masonite	7.Log	11.Boards	2.Typical	Unfinished %										
4.Asb/Asp	8.Concrete	12.	3.Old Type	Grade & Factor										
Roof Surface	Bath(s) Style			1.E Grade			4.C+ Grade							
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.		7.A+ Grade							
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.		2.D Grade							
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.No Water	9.None		5.B Grade							
SF Masonry Trim	# Rooms			3.C Grade			6.A Grade							
ELECTICAL	# Bedrooms			SQFT (Footprint)										
OPEN-4-	# Full Baths			Condition										
Year Built	# Half Baths			1.Poor			4.Avg							
Year Remodeled	# Addn Fixtures			2.Fair			5.Avg+							
Foundation	# Fireplaces			3.Avg-			6.Good							
1.Concrete	4.Wood	7.Partial						7.V G						
2.C Block	5.Slab	8.ledge/ro						Phys. % Good					8.Exc	
3.Gran/Roc	6.Piers	9.Pier/Pad						Funct. % Good					9.Same	
Basement								Functional Code						
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl						1.Incomp					4.Bsmt	
2.1/2 Bmt	5.Crawl Sp	8.S Level						2.O-Built					5.Size	
3.3/4 Bmt	6.Fnd noB/	9.None						3.Damaged					6.Bath	
Bsmt Gar # Cars								Econ. % Good					9.None	
Wet Basement								Economic Code						
1.Dry	4.	7.						0.None					3.No Power	
2.Damp	5.Crawl Sp	8.SPump	1.Location					4.Size						
3.Wet	6.	9.None	2.Encroach					5.Condition						
Date Inspected								8.Incmlpt						
Additions, Outbuildings & Improvements								Entrance Code 0						
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	1.Interior						
					%	%		4.Vacant						
					%	%		2.Refusal						
					%	%		5.Estimate						
					%	%		3.Informed						
					%	%		6.						
					%	%		Information Code 0						
					%	%		1.Owner						
					%	%		4.Agent						
					%	%		7.Inspect						
					%	%		2.Relative						
					%	%		5.Estimate						
					%	%		8.						
					%	%		3.Tenant						
					%	%		6.Other						
					%	%		9.						
					%	%		1.1 S Frame add-						
					%	%		2.2 S Frame add-						
					%	%		3.3 S Frame add-						
					%	%		4.1 & 1/2 S add-						
					%	%		5.1 & 3/4 S add-						
					%	%		6.2 & 1/2 S add-						
					%	%		21.Open Frame Por						
					%	%		22.Encl Frame Por						
					%	%		23.Frame Garage						
					%	%		24.Frame Shed						
					%	%		25.2S w/ba/no bsm						
					%	%		26.1SFr Overhang						
					%	%		27.Unfin Basement						
					%	%		28.1 S 0 ba/0 bs						
					%	%		29.Finished Attic						

CERCENA, ROBERT J
PO BOX 2
EUSTIS ME 04936

B1175P343

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 64 Arnold Trail			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	81,900	188,100	10,000	260,000		
X Coordinate 0			2013	76,600	164,400	10,000	231,000		
Y Coordinate 0			2014	66,600	169,600	10,000	226,200		
Zone/Land Use 12 General Develop.			2015	66,600	166,500	10,000	223,100		
Secondary Zone			2016	56,600	166,000	15,000	207,600		
Topography 7 Inclining			2017	56,600	163,800	20,000	200,400		
1.Level 4.Below St 7.Incline			2018	56,600	161,700	20,000	198,300		
2.Rolling 5.Low 8.			2019	56,600	161,500	20,000	198,100		
3.Above St 6.Swampy 9.			2020	56,600	159,500	25,000	191,100		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	56,600	159,000	25,000	190,600		
1.W & S 4.Dr Well 7.Cspool			2022	71,600	203,800	25,000	250,400		
2.T Water 5.Dug Well 8.Water			2023	71,600	229,500	25,000	276,100		
3.Septic 6.Privy 9.None			2024	71,600	225,400	25,000	272,000		
Street 1 Paved			2025	101,600	235,600	31,000	306,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 6/01/1990			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.					%		Acres		
Financing			16.			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			19.Condominium			%		33.Waste L /R Pro	
Validity			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100 %	0	37.ReEnergy Site	
Verified			23.Remote Water	24	0.71	100 %	0	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres	24.Next 3-10 Acre	46	1.00	100 %	0	39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other				25.Next 11-15 Acr			%		40.S Lumber Site
3.Lender 6.MLS 9.			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits	Total Acreege		2.71		43.Comm Imp Lot	
			29.Unforested Vac					44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R05-003

Account 139

Location 1312 ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1344
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 6	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 3	Phys. % Good 0%
Year Built 1987	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1991	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/06/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1991	288	3 100	4	0 %	100 %	
43 1 1/2 S.Garage	1989	816	2 100	2	0 %	100 %	
71 8 Ohead Door	1989	2	2 100	2	0 %	100 %	
24 Frame Shed	1990	600	2 100	2	0 %	100 %	
15 Roof Overhang	1990	300	2 100	2	0 %	100 %	
15 Roof Overhang	1990	300	2 100	2	0 %	100 %	
15 Roof Overhang	1990	200	2 100	2	0 %	100 %	
15 Roof Overhang	1990	200	2 100	3	0 %	100 %	
					%	%	
					%	%	



CERCENA, ROBERT J
PO BOX 2
EUSTIS ME 04936

B1381P112 B3998P143

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	54,600	47,600	0	102,200		
X Coordinate 0			2013	59,000	40,900	0	99,900		
Y Coordinate 0			2014	59,000	41,100	0	100,100		
Zone/Land Use 15 Rural Woodland 2			2015	59,000	39,700	0	98,700		
Secondary Zone			2016	52,800	39,000	0	91,800		
Topography 3 Above Street			2017	52,800	38,300	0	91,100		
1.Level 4.Below St 7.Incline			2018	52,800	38,200	0	91,000		
2.Rolling 5.Low 8.			2019	52,800	37,500	0	90,300		
3.Above St 6.Swampy 9.			2020	52,800	36,700	0	89,500		
Utilities 5 Dug Well & 6 Privy System &			2021	52,800	36,700	0	89,500		
1.W & S 4.Dr Well 7.Cspool			2022	67,700	47,700	0	115,400		
2.T Water 5.Dug Well 8.Water			2023	67,700	65,000	0	132,700		
3.Septic 6.Privy 9.None			2024	68,400	64,100	0	132,500		
Street 3 Gravel			2025	72,700	64,700	0	137,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 7/01/1993			15.Dist System			%		5.Access	
Price 50,000			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 2 Land & Buildings							%		7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing 9 Unknown			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	1.00	35 %	8	33.Waste L /R Pro
Validity 1 Arms Length Sale			22.Secondary Acre	22	0.50	50 %	6	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	46	1.00	100 %	0	35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Total Acreage 1.50					36.ReEnergyWater
3.Distress 6.Exempt 9.Question									24.Next 3-10 Acre
Verified 5 Public Record			25.Next 11-15 Acr			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%		40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
						%		43.Comm Imp Lot	
						%		44.Water Availabl	
						%		45.Septic Availab	
						%		46.Wtr&Septic Ava	

Inspection Witnessed By:

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

Notes:


Eustis

Map Lot R01-021

Account 531

Location 113 KING ROAD

Card 1 Of 1 6/26/2025

Building Style	7 Camp/Cottage			SF Bsmt Living	0	Layout	1 Typical			
1.Ranch/Co	5.A-Frame	9.Other		Fin Bsmt Grade	0 0	1.Typical	4.O-Built	7.		
2.Gambrel	6.Apt.Bldg	10.Daylt.B		OPEN-5-CUSTOMIZE 0			2.Inadeq	5.Camp	8.	
3.R Ranch	7.Camp	11.		Heat Type	100%	8 Floor/Wall Unit				
4.Cape/Col	8.Log	12.		1.HWBB	5.FWA	9.No Heat				
Dwelling Units	1			2.Combo	6.Stove	10.Geo				
Other Units	0			3.Radiant	7.Electric	11.				
Stories	1 One Story			4.Monitor	8.Fl/Wall	12.				
1.1	4.1 & 1/2	7.1.S/w/lf		Cool Type	0%	9 None				
2.2	5.1 & 3/4	8.1 & 1/4		1.A/C	4.W&C Air	7.				
3.3	6.2 & 1/2	9.		2.Evapor	5.	8.				
Exterior Walls	7 Log/Inc.Fake Log			3.H Pump	6.	9.None				
1.Clbd/Shg	5.B/B/T111	9.Other		Kitchen Style	5 Basic			Insulation	1 Full	
2.Vin/Al	6.Brick	10.None		1.Modern	4.Obsolete	7.				
3.Masonite	7.Log	11.Boards		2.Typical	5.Basic	8.				
4.Asb/Asp	8.Concrete	12.		3.Old Type	6.No Water	9.None				
Roof Surface	4 Asphalt Shingles			Bath(s) Style	3 Old Style			Unfinished %	0%	
1.Steel	4.Asphalt	7.Rubber		1.Modern	4.Obsolete	7.Bio/Chem				
2.Vented	5.Wood	8.		2.Typical	5.Basic	8.Privy				
3.Tin/Alum	6.Rolled	9.Other		3.Old Type	6.	9.None				
SF Masonry Trim	0			# Rooms	4			Grade & Factor	3 Average 100%	
ELECTICAL	3			# Bedrooms	2			1.E Grade	4.C+ Grade	7.A+ Grade
OPEN-4-	0			# Full Baths	0			2.D Grade	5.B Grade	8.
Year Built	1970			# Half Baths	1			3.C Grade	6.A Grade	9.Same
Year Remodeled	1994			# Addn Fixtures	0			SQFT (Footprint) 968		
Foundation	2 Concrete Block			# Fireplaces	0			Condition 3 Below Average		
1.Concrete	4.Wood	7.Partial								
2.C Block	5.Slab	8.ledge/ro								
3.Gran/Roc	6.Piers	9.Pier/Pad								
Basement	5 Crawl Space									
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl								
2.1/2 Bmt	5.Crawl Sp	8.S Level								
3.3/4 Bmt	6.Fnd noB/	9.None								
Bsmt Gar # Cars	0									
Wet Basement	9 No Basement									
1.Dry	4.	7.								
2.Damp	5.Crawl Sp	8.SPump								
3.Wet	6.	9.None								
Date Inspected 8/06/1996				Phys. % Good		0%				
				Funct. % Good		100%				
				Functional Code		5 Size/Layout				
				1.Incomp		4.Bsmt		7.C Wall		
				2.O-Built		5.Size		8.LongTerm		
				3.Damaged		6.Bath		9.None		
				Econ. % Good		100%				
				Economic Code		Poor Condition				
				0.None		3.No Power		6.Comment		
				1.Location		4.Size		7.Uti Easmt		
				2.Encroach		5.Conditon		8.Incnpлет		
				Entrance Code		5 Estimated				
				1.Interior		4.Vacant		7.		
				2.Refusal		5.Estimate		8.		
				3.Informed		6.		9.		
				Information Code		5 Estimate				
				1.Owner		4.Agent		7.Inspect		
				2.Relative		5.Estimate		8.		
				3.Tenant		6.Other		9.		

Additions, Outbuildings & Improvements										
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value			
24 Frame Shed	1980	330	2 100	2	0 %	100 %		1.1 S Frame add		
75 Platform,no rail	1980	196	2 100	2	0 %	100 %		2.2 S Frame add		
								3.3 S Frame add		
								4.1 & 1/2 S add		
								5.1 & 3/4 S add		
								6.2 & 1/2 S add		
								21.Open Frame Por		
								22.Encl Frame Por		
								23.Frame Garage		
								24.Frame Shed		
								25.2S w/ba/no bsm		
								26.1SFr Overhang		
								27.Unfin Basement		
								28.1 S 0 ba/0 bs		
								29.Finished Attic		



Eustis

Map Lot R05-004-A


Account 1201

Location ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.1 S Frame add-
					%	%		2.2 S Frame add-
					%	%		3.3 S Frame add-
					%	%		4.1 & 1/2 S add-
					%	%		5.1 & 3/4 S add-
					%	%		6.2 & 1/2 S add-
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic

CHAMBERLAIN, BRUCE
240 LEWISTON ROAD
NEW GLOUCESTER ME 04260

B1027P285

Property Data			Assessment Record						
Neighborhood 44 Tea Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	36,500	67,000	0	103,500		
X Coordinate 0			2013	31,500	62,700	0	94,200		
Y Coordinate 0			2014	30,100	64,100	0	94,200		
Zone/Land Use 11 Residential/Rec.			2015	30,100	63,000	0	93,100		
Secondary Zone			2016	28,900	62,100	0	91,000		
Topography 2 Rolling			2017	28,900	62,100	0	91,000		
1.Level 4.Below St 7.Incline			2018	28,900	61,300	0	90,200		
2.Rolling 5.Low 8.			2019	28,900	60,400	0	89,300		
3.Above St 6.Swampy 9.			2020	28,900	59,700	0	88,600		
Utilities 6 Privy System &			2021	28,900	58,800	0	87,700		
1.W & S 4.Dr Well 7.Cspool			2022	40,100	76,400	0	116,500		
2.T Water 5.Dug Well 8.Water			2023	40,100	100,000	0	140,100		
3.Septic 6.Privy 9.None			2024	47,700	98,700	0	146,400		
Street 5 Subdivision Rd.			2025	58,400	99,100	0	157,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 5/01/1987			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	90 %	6	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.48	100 %	0	37.ReEnergy Site	
Verified			23.Remote Water	42	1.00	100 %	0	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres	44	1.00	100 %	0	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits	Total Acreege 1.48				44.Water Availabl	
			29.Unforested Vac					45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

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

Notes:

Eustis

Map Lot U20-025-A

Account 114

Location 10 OSGOOD LANE

Card 1 Of 1 6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.& B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 7 Bio or Chemical	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 672
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1989	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 2	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/06/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
69 Privy	1988	16	2 100	2	0 %	100 %	1.1 S Frame add
23 Frame Garage	1998	784	3 100	4	0 %	80 %	2.2 S Frame add
71 8 Ohead Door	1998	2	3 100	4	0 %	100 %	3.3 S Frame add
24 Frame Shed	1995	30	2 100	2	0 %	50 %	4.1 & 1/2 S add
24 Frame Shed	1996	96	1 100	2	0 %	40 %	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Eustis

Map Lot U09-001-C


Account 1111

Location 16 KING ROAD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 1008	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 4	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1008
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2018	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	2022	576	3 100	4	0 %	100 %	1.1 S Frame add
71 8 Ohead Door	2022	2	3 100	4	0 %	100 %	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Chenard, Gregory G
PO Box 396
Greene ME 04236

B3399P142 B3638P298

Previous Owner
Girardin, Norma
Therrien, Tyson
9 Rachel Boulevard
Lewiston, ME 04240
Sale Date: 5/08/2014

Previous Owner
ALLEN, LAURENCE S.
277 TUTTLE ROAD

CUMBERLAND CENTER ME 04021
Sale Date: 12/06/2011

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	41,500	40,200	0	81,700		
X Coordinate 0			2013	39,700	37,600	0	77,300		
Y Coordinate 0			2014	38,500	38,000	0	76,500		
Zone/Land Use 11 Residential/Rec.			2015	38,500	37,200	0	75,700		
Secondary Zone			2016	37,500	36,700	0	74,200		
Topography 7 Inclining			2017	37,500	36,700	0	74,200		
1.Level 4.Below St 7.Incline			2018	37,500	36,200	0	73,700		
2.Rolling 5.Low 8.			2019	37,500	36,200	0	73,700		
3.Above St 6.Swampy 9.			2020	37,500	35,600	0	73,100		
Utilities 9 None			2021	37,500	35,100	0	72,600		
1.W & S 4.Dr Well 7.Cspool			2022	49,200	64,700	0	113,900		
2.T Water 5.Dug Well 8.Water			2023	49,200	77,700	0	126,900		
3.Septic 6.Privy 9.None			2024	57,600	77,700	0	135,300		
Street 5 Subdivision Rd.			2025	69,000	78,400	0	147,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 5/08/2014			15.Dist System					5.Access	
Price								6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			16.					Acres	
Financing 5 Private Finance			17.TrnsCan Trans					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa					33.Waste L /R Pro	
Validity 8 Other Non Valid								34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreeage/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	% 0	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.40	100	% 0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	46	1.00	100	% 0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre					40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr					41.Demolition Cha	
			26.16+ (Undevel A					42.Privy/H Tank/	
			27.Below 1146Elev					43.Comm Imp Lot	
			28.Gravel Pits					44.Water Availabl	
			29.Unforested Vac					45.Septic Availab	
				Total Acreage 1.40				46.Wtr&Septic Ava	

Eustis

Map Lot U18-046

Account 5

Location 13 DOWD ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 7 Bio or Chemical	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 672
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1970	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 1 Owner
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 7/25/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	1975	128	2 100	4	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	1990	264	2 100	4	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
23 Frame Garage	2018	576	3 100	4	0 %	100 %	6.2 & 1/2 S add- 21.Open Frame Por 22.Encl Frame Por 23.Frame Garage 24.Frame Shed 25.2S w/ba/no bsm 26.1SFr Overhang 27.Unfin Basement 28.1 S 0 ba/0 bs 29.Finished Attic
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



CHENOWETH, JEAN
CHENOWETH, STANLEY
PO Box 136
Eustis ME 04936 0000

B1558P268

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 58 Mahlon Glidden			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	33,200	151,000	16,000	168,200		
X Coordinate 0			2013	32,600	139,300	16,000	155,900		
Y Coordinate 0			2014	30,800	142,700	16,000	157,500		
Zone/Land Use 15 Rural Woodland 2			2015	30,800	140,900	16,000	155,700		
Secondary Zone			2016	30,800	140,800	21,000	150,600		
Topography 2 Rolling			2017	30,800	139,200	26,000	144,000		
1.Level 4.Below St 7.Incline			2018	30,800	137,600	26,000	142,400		
2.Rolling 5.Low 8.			2019	30,800	137,600	26,000	142,400		
3.Above St 6.Swampy 9.			2020	30,800	135,900	31,000	135,700		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	30,800	135,800	31,000	135,600		
1.W & S 4.Dr Well 7.Cspool			2022	62,300	174,500	31,000	205,800		
2.T Water 5.Dug Well 8.Water			2023	62,300	218,400	31,000	249,700		
3.Septic 6.Privy 9.None			2024	65,000	216,600	31,000	250,600		
Street 5 Subdivision Rd.			2025	73,800	221,300	31,000	264,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 11/01/1995			14.Transm Lines			%		4.Size/Shape	
Price 10,500			15.Dist System			%		5.Access	
Sale Type 1 Land Only						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.89	100	%	0	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	
Verified 5 Public Record			23.Remote Water			%			
1.Buyer 4.Agent 7.Family			Acres			%			
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%			
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%			
			26.16+ (Undevel A			%			
			27.Below 1146Elev			%			
			28.Gravel Pits			%			
			29.Unforested Vac			%			
			Total Acreage		0.89				

- 1.Second Zone
- 2.Devel Costs
- 3.Swampy
- 4.Size/Shape
- 5.Access
- 6.R/W thru Lot
- 7.Restricted
- 8.Location
- 9.Fractional Sha
- Acres**
- 30.Softwood (TG)
- 31.Mixedwood (TG)
- 32.Hardwood (TG)
- 33.Waste L /R Pro
- 34.Roads/Unforest
- 35.Eustis Dam
- 36.ReEnergyWater
- 37.ReEnergy Site
- 38.ReEnergy/Transm
- 39.Deeded R/W to
- 40.S Lumber Site
- 41.Demolition Cha
- 42.Privy/H Tank/
- 43.Comm Imp Lot
- 44.Water Availabl
- 45.Septic Availab
- 46.Wtr&Septic Ava


Eustis

Map Lot R03-021-A

Account 72

Location 96 FLAGSTAFF ROAD

Card 1 Of 1 6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.B.&B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1406
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1997	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 4/27/1998

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	1997	88	3 100	4	0 %	100 %	1.1 S Frame add
23 Frame Garage	2000	288	3 100	4	0 %	100 %	2.2 S Frame add
71 8 Ohead Door	2000	1	3 100	4	0 %	100 %	3.3 S Frame add
24 Frame Shed	2004	96	3 100	3	0 %	100 %	4.1 & 1/2 S add
68 Wood Deck	2005	80	3 100	4	0 %	50 %	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CHENOWETH, JEAN
CHENOWETH, STANLEY
PO Box 136
Eustis ME 04936 0000

B3293P64 B3870P76

Previous Owner
Smith, Jason E.
29 Lambert Hill Road

Strong ME 04983
Sale Date: 11/19/2016

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	113,300	0	0	113,300		
X Coordinate 0			2013	129,000	0	0	129,000		
Y Coordinate 0			2014	129,000	0	0	129,000		
Zone/Land Use 41 Limited Residential			2015	129,000	2,400	0	131,400		
Secondary Zone			2016	118,500	2,400	0	120,900		
Topography 2 Rolling			2017	51,000	2,400	0	53,400		
1.Level 4.Below St 7.Incline			2018	111,000	36,400	0	147,400		
2.Rolling 5.Low 8.			2019	111,000	36,400	0	147,400		
3.Above St 6.Swampy 9.			2020	111,000	36,100	0	147,100		
Utilities 3 Septic Disposal& 8 Water Available&			2021	111,000	36,100	0	147,100		
1.W & S 4.Dr Well 7.Cspool			2022	144,300	46,400	0	190,700		
2.T Water 5.Dug Well 8.Water			2023	144,300	67,600	0	211,900		
3.Septic 6.Privy 9.None			2024	146,300	67,500	0	213,800		
Street 2 Semi-Improved			2025	157,000	69,900	0	226,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 11/19/2016			14.Transm Lines			%		4.Size/Shape	
Price 50,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 7 Abutting Propert						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	0.00	100	%	0	
Verified 5 Public Record			23.Remote Water	22	0.80	25	%	6	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits	Total Acreage		1.80		44.Water Availabl	
			29.Unforested Vac					45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R03-020-A

Account 495

Location 78 FLAGSTAFF RD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 405
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2017	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	2017	81	3 100	4	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	2017	30	3 100	4	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Chenoweth, Stanley
Chenoweth, Jean
PO Box 136
Eustis ME 04936 0000

B3442P25 B3856P64

Previous Owner
Berry, Barbara
221 Fairbanks Rd

Farmington ME 04938 5723
Sale Date: 9/16/2016

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	21 Flagstaff Lake		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	111,400	0	0	111,400		
X Coordinate	0		2013	126,800	0	0	126,800		
Y Coordinate	0		2014	126,800	0	0	126,800		
Zone/Land Use	41 Limited Residential		2015	126,800	0	0	126,800		
Secondary Zone			2016	123,600	0	0	123,600		
Topography	2 Rolling		2017	63,600	0	0	63,600		
1.Level	4.Below St	7.Incline	2018	63,600	0	0	63,600		
2.Rolling	5.Low	8.	2019	63,600	0	0	63,600		
3.Above St	6.Swampy	9.	2020	63,600	0	0	63,600		
Utilities	3 Septic Disposal&	8 Water Available&	2021	63,600	0	0	63,600		
1.W & S	4.Dr Well	7.Cspool	2022	106,800	0	0	106,800		
2.T Water	5.Dug Well	8.Water	2023	106,800	0	0	106,800		
3.Septic	6.Privy	9.None	2024	106,800	0	0	106,800		
Street	2 Semi-Improved		2025	117,200	0	0	117,200		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme					1.Second Zone	
Bldg Incomplete	0		12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date	9/16/2016		14.Transm Lines					4.Size/Shape	
Price	60,000		15.Dist System					5.Access	
Sale Type	1 Land Only		Square Foot	Square Feet				6.R/W thru Lot	
1.Land	4.Trailer	7.						7.Restricted	
2.L & B	5.Other	8.						8.Location	
3.Bldg	6.Comm	9.						9.Fractional Sha	
Financing	9 Unknown		16.					Acres	
1.Convent	4.Seller	7.Bank or Re	17.TrnsCan Trans					30.Softwood (TG)	
2.FHA/VA	5.Private	8.Divorce	18.TrnsCan Rds/Im					31.Mixedwood (TG)	
3.Assumed	6.Cash	9.Unknown	19.Condominium					32.Hardwood (TG)	
Validity	7 Abutting Propert		20.Tarred Drivewa					33.Waste L /R Pro	
1.Valid	4.Bk Repo	7.Abutts	Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related	5.Partial	8.Other						21.Base Lot 1st A	23
3.Distress	6.Exempt	9.Question	22.Secondary Acre	46	1.00	100	%	0	
Verified	5 Public Record		23.Remote Water	22	0.50	25	%	6	
1.Buyer	4.Agent	7.Family	Acres					39.Deeded R/W to	
2.Seller	5.Pub Rec	8.Other	24.Next 3-10 Acre					40.S Lumber Site	
3.Lender	6.MLS	9.	25.Next 11-15 Acr					41.Demolition Cha	
			26.16+ (Undevel A					42.Privy/H Tank/	
			27.Below 1146Elev					43.Comm Imp Lot	
			28.Gravel Pits					44.Water Availabl	
			29.Unforested Vac					45.Septic Availab	
			Total Acreage		1.50	46.Wtr&Septic Ava			

Eustis

Map Lot R03-020-B


Account 499

Location SCOTT ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout						
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.						
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.						
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.						
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic						
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.						
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS						
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None						
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation						
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.						
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.						
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None						
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %						
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor						
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade						
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.						
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same						
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)						
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition						
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G						
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc						
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same						
OPEN-4-	# Full Baths	Phys. % Good						
Year Built	# Half Baths	Funct. % Good						
Year Remodeled	# Addn Fixtures	Functional Code						
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall						
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm						
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None						
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good						
Basement		Economic Code						
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment						
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm						
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpet						
Bsmt Gar # Cars		Entrance Code 3 Information Only						
Wet Basement		1.Interior 4.Vacant 7.						
1.Dry 4. 7.		2.Refusal 5.Estimate 8.						
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.							
3.Wet 6. 9.None	Information Code 0							
Date Inspected	1.Owner 4.Agent 7.Inspect							
	2.Relative 5.Estimate 8.							
	3.Tenant 6.Other 9.							
Additions, Outbuildings & Improvements		1.1 S Frame add-						
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	2.2 S Frame add-
					%	%		3.3 S Frame add-
					%	%		4.1 & 1/2 S add-
					%	%		5.1 & 3/4 S add-
					%	%		6.2 & 1/2 S add-
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic

CHESSIE, ABIGAIL
CHESSIE, CALEB
776 SHAPLEIGH CORNER
SHAPLEIGH ME 04076

B1709P234 B3453P183 B3889P275 B4372P272 B4718P139

Previous Owner
ZAMARRIPA, DANIEL
ZAMARRIPA, SARA
PO Box 732
Stratton ME 04982
Sale Date: 4/02/2025

Previous Owner
SCRIBNER, GREGORY R
SCRIBNER, CASEY J
HCR 72 BOX 50
EUSTIS ME 04936
Sale Date: 9/17/2021

Previous Owner
DAVIS, CARLETON J. Estate
Davis, Marie L., Pers. Rep.

OXFORD, ME 04270
Sale Date: 2/01/2017

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	35,800	68,400	0	104,200		
X Coordinate 0			2013	38,000	64,500	0	102,500		
Y Coordinate 0			2014	38,000	77,000	0	115,000		
Zone/Land Use 11 Residential/Rec.			2015	38,000	75,200	0	113,200		
Secondary Zone			2016	37,000	75,100	0	112,100		
Topography 7 Inclining			2017	37,000	71,800	0	108,800		
1.Level 4.Below St 7.Incline			2018	37,000	71,000	0	108,000		
2.Rolling 5.Low 8.			2019	37,000	70,100	0	107,100		
3.Above St 6.Swampy 9.			2020	37,000	70,100	0	107,100		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	37,000	69,300	0	106,300		
1.W & S 4.Dr Well 7.Cspool			2022	48,500	140,700	0	189,200		
2.T Water 5.Dug Well 8.Water			2023	48,500	173,500	0	222,000		
3.Septic 6.Privy 9.None			2024	53,500	170,100	0	223,600		
Street 1 Paved			2025	61,000	183,600	0	244,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 4/02/2025			15.Dist System			%		5.Access	
Price 288,000						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.			16.			%		Acres	
Financing 9 Unknown			17.TrnsCan Trans			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity 1 Arms Length Sale						%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.50	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	37.ReEnergy Site
Verified 5 Public Record			23.Remote Water				%		38.ReEnergy/Transm
1.Buyer 4.Agent 7.Family			Acres				%		39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%		40.S Lumber Site
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%		41.Demolition Cha
			26.16+ (Undevel A				%		42.Privy/H Tank/
			27.Below 1146Elev				%		43.Comm Imp Lot
			28.Gravel Pits	Total Acreage 0.50					44.Water Availabl
			29.Unforested Vac						45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot R06-041


Account 311

Location 437 EUSTIS RIDGE

Card 1

Of 1

6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 768	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 768
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1998	# Half Baths 1	Funct. % Good 100%
Year Remodeled 2019	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 1		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/14/1998

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1990	108	2 100	3	0 %	100 %	
71 8 Ohead Door	1998	1	3 100	3	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CHEVALIER, PATRICK G
 CHEVALIER, SUSAN
 40 JAMES DRIVE
 WATERBORO, ME 04087

B2349P193

Property Data			Assessment Record						
Neighborhood 11 Vaughn Road			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	35,300	51,600	0	86,900		
X Coordinate 0			2013	35,500	48,300	0	83,800		
Y Coordinate 0			2014	31,800	61,400	0	93,200		
Zone/Land Use 12 General Develop.			2015	31,800	60,200	0	92,000		
Secondary Zone			2016	31,800	59,300	0	91,100		
Topography 1 Level			2017	31,800	58,400	0	90,200		
1.Level 4.Below St 7.Incline			2018	31,800	58,400	0	90,200		
2.Rolling 5.Low 8.			2019	31,800	57,500	0	89,300		
3.Above St 6.Swampy 9.			2020	31,800	56,600	0	88,400		
Utilities 1 Twn.Watr& Septic			2021	31,800	55,700	0	87,500		
1.W & S 4.Dr Well 7.Cspool			2022	40,400	71,200	0	111,600		
2.T Water 5.Dug Well 8.Water			2023	40,400	103,700	0	144,100		
3.Septic 6.Privy 9.None			2024	43,000	103,700	0	146,700		
Street 3 Gravel			2025	49,700	104,100	0	153,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 9/01/2003			15.Dist System			%		5.Access	
Price 55,000			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 2 Land & Buildings							%		7.Restricted
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.							%		9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing 5 Private Finance							%		30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity 1 Arms Length Sale			Fract. Acre		Acreege/Sites			34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts							%		35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.75	100	%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	37.ReEnergy Site	
Verified 9			23.Remote Water				%	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres				%	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%	40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%	41.Demolition Cha	
			26.16+ (Undevel A				%	42.Privy/H Tank/	
			27.Below 1146Elev				%	43.Comm Imp Lot	
			28.Gravel Pits				%	44.Water Availabl	
			29.Unforested Vac				%	45.Septic Availab	
			Total Acreage		0.75			46.Wtr&Septic Ava	

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:


Eustis

Map Lot U08-005-A

Account 24

Location 14 VAUGHN ROAD

Card 1 Of 1 6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 10%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 3 Old Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1440
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1985	# Half Baths 0	Funct. % Good 100%
Year Remodeled 1992	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpлет
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 5/27/1997

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Chicoine, Randall R
18 Pheasant Run
TURNER, ME 04282

B3233P260 B4536P334

Previous Owner
SCHREPPER, RICHARD
485 PLEASANT POND RD

TURNER, ME 04282
Sale Date: 3/24/2010

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	71 Porter/Nadeau Small Lots		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	22,500	28,800	0	51,300		
X Coordinate	0		2013	23,900	44,100	0	68,000		
Y Coordinate	0		2014	22,900	43,900	0	66,800		
Zone/Land Use	11 Residential/Rec.		2015	22,900	48,100	0	71,000		
Secondary Zone			2016	22,900	47,600	0	70,500		
			2017	22,900	47,100	0	70,000		
Topography	7 Inclining		2018	22,900	48,500	0	71,400		
1.Level	4.Below St	7.Incline	2019	22,900	47,900	0	70,800		
2.Rolling	5.Low	8.	2020	22,900	48,300	0	71,200		
3.Above St	6.Swampy	9.	2021	22,900	47,800	0	70,700		
Utilities	9 None		2022	28,900	61,500	0	90,400		
1.W & S	4.Dr Well	7.Cspool	2023	28,900	90,600	0	119,500		
2.T Water	5.Dug Well	8.Water	2024	35,800	88,700	0	124,500		
3.Septic	6.Privy	9.None	2025	42,400	90,700	0	133,100		
Street	1 Paved		Land Data						
1.Paved	4.R/W	7.	Front Foot	Type	Effective		Influence		Influence Codes
2.Semi Imp	5.Sub Rd	8.			Frontage	Depth	Factor	Code	
3.Gravel	6.Priv Rd	9.None	11.Water Departme					1.Second Zone	
STATUS TG-F&O	0		12.Undergrd Servi					2.Devel Costs	
Bldg Incomplete	0		13.Substations					3.Swampy	
Sale Data			14.Transm Lines					4.Size/Shape	
Sale Date	3/24/2010		15.Dist System					5.Access	
Price	28,000							6.R/W thru Lot	
Sale Type	2 Land & Buildings							7.Restricted	
1.Land	4.Trailer	7.	Square Foot	Square Feet				8.Location	
2.L & B	5.Other	8.						9.Fractional Sha	
3.Bldg	6.Comm	9.	16.					Acres	
Financing	9 Unknown		17.TrnsCan Trans					30.Softwood (TG)	
1.Convent	4.Seller	7.Bank or Re	18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA	5.Private	8.Divorce	19.Condominium					32.Hardwood (TG)	
3.Assumed	6.Cash	9.Unknown	20.Tarred Drivewa					33.Waste L /R Pro	
Validity	1 Arms Length Sale							34.Roads/Unforest	
1.Valid	4.Bk Repo	7.Abutts	Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related	5.Partial	8.Other	21.Base Lot 1st A	21	0.33	100	%	0	36.ReEnergyWater
3.Distress	6.Exempt	9.Question	22.Secondary Acre	46	1.00	100	%	0	37.ReEnergy Site
Verified	5 Public Record		23.Remote Water						38.ReEnergyTransm
1.Buyer	4.Agent	7.Family	Acres						39.Deeded R/W to
2.Seller	5.Pub Rec	8.Other	24.Next 3-10 Acre						40.S Lumber Site
3.Lender	6.MLS	9.	25.Next 11-15 Acr						41.Demolition Cha
			26.16+ (Undevel A						42.Privy/H Tank/
			27.Below 1146Elev						43.Comm Imp Lot
			28.Gravel Pits						44.Water Availabl
			29.Unforested Vac						45.Septic Availab
				Total Acreage		0.33		46.Wtr&Septic Ava	

Eustis

Map Lot R06-070

Account 208

Location 64 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 10 No Siding/Typar	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 10%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 3 Tin/Aluminum	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 640
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2011	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2015	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/26/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
26 1SFr Overhang	2011	120	3 100	4	0 %	100 %	
75 Platform,no rail	2011	120	3 100	4	0 %	100 %	
24 Frame Shed	2018	140	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CHILDS, GORDAN
Labbe, Jason
124 OAKLAND RD.
BELGRADE, ME 04917

B1844P245

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	71 Porter/Nadeau Small Lots		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	18,400	16,500	0	34,900		
X Coordinate	0		2013	28,200	16,700	0	44,900		
Y Coordinate	0		2014	26,800	16,700	0	43,500		
Zone/Land Use	11 Residential/Rec.		2015	26,800	25,400	0	52,200		
Secondary Zone			2016	26,800	25,400	0	52,200		
Topography	7 Inclining		2017	26,800	25,300	0	52,100		
1.Level	4.Below St	7.Incline	2018	26,800	25,200	0	52,000		
2.Rolling	5.Low	8.	2019	26,800	25,100	0	51,900		
3.Above St	6.Swampy	9.	2020	26,800	25,000	0	51,800		
Utilities	9 None		2021	26,800	25,000	0	51,800		
1.W & S	4.Dr Well	7.Cspool	2022	33,900	32,400	0	66,300		
2.T Water	5.Dug Well	8.Water	2023	33,900	57,800	0	91,700		
3.Septic	6.Privy	9.None	2024	43,600	56,400	0	100,000		
Street	1 Paved		2025	52,800	58,000	0	110,800		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme					1.Second Zone	
Bldg Incomplete	0		12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date	5/01/1999		14.Transm Lines					4.Size/Shape	
Price	17,000		15.Dist System					5.Access	
Sale Type	2 Land & Buildings		Square Foot	Square Feet				6.R/W thru Lot	
1.Land	4.Trailer	7.						7.Restricted	
2.L & B	5.Other	8.						8.Location	
3.Bldg	6.Comm	9.						9.Fractional Sha	
Financing	4 Seller Financed		16.					Acres	
1.Convent	4.Seller	7.Bank or Re	17.TrnsCan Trans					30.Softwood (TG)	
2.FHA/VA	5.Private	8.Divorce	18.TrnsCan Rds/Im					31.Mixedwood (TG)	
3.Assumed	6.Cash	9.Unknown	19.Condominium					32.Hardwood (TG)	
Validity	1 Arms Length Sale		20.Tarred Drivewa					33.Waste L /R Pro	
1.Valid	4.Bk Repo	7.Abutts	Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related	5.Partial	8.Other						21.Base Lot 1st A	21
3.Distress	6.Exempt	9.Question	22.Secondary Acre	46	1.00	100	%	36.ReEnergyWater	
Verified	5 Public Record		23.Remote Water					37.ReEnergy Site	
1.Buyer	4.Agent	7.Family	Acres					38.ReEnergyTransm	
2.Seller	5.Pub Rec	8.Other	24.Next 3-10 Acre					39.Deeded R/W to	
3.Lender	6.MLS	9.	25.Next 11-15 Acr					40.S Lumber Site	
			26.16+ (Undevel A					41.Demolition Cha	
			27.Below 1146Elev					42.Privy/H Tank/	
			28.Gravel Pits					43.Comm Imp Lot	
			29.Unforested Vac					44.Water Availabl	
			Total Acreage		0.46	45.Septic Availab			
						46.Wtr&Septic Ava			

Eustis

Map Lot R06-084


Account 128

Location 150 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 30%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 6 Rolled Roofing	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 9.Other	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 716
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 4	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1950	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2003	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 10/09/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1950	90	2 100	3	0 %	100 %	
69 Privy	1950	16	2 100	3	0 %	100 %	
1 1 S.Frame add-on	2014	192	3 100	3	0 %	50 %	
24 Frame Shed	1977	336	3 100	3	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Chilton, Todd A
7 Russell St.
Readfield, ME 04355

B2444P297 B3242P246 B4708P74

Previous Owner
JORDAN,BRODERICK & Christina J.
C/O Tod & Erika Chilton
7 Russell St.
Readfield, ME 04355
Sale Date: 4/27/2010

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 45 Tim Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	30,000	0	0	30,000		
X Coordinate 0			2013	23,500	12,000	0	35,500		
Y Coordinate 0			2014	23,500	12,000	0	35,500		
Zone/Land Use 11 Residential/Rec.			2015	23,500	13,100	0	36,600		
Secondary Zone			2016	23,500	13,100	0	36,600		
Topography 2 Rolling			2017	23,500	58,700	0	82,200		
1.Level 4.Below St 7.Incline			2018	23,500	58,700	0	82,200		
2.Rolling 5.Low 8.			2019	23,500	58,100	0	81,600		
3.Above St 6.Swampy 9.			2020	23,500	58,100	0	81,600		
Utilities 9 None			2021	23,500	57,500	0	81,000		
1.W & S 4.Dr Well 7.Cspool			2022	30,600	73,800	0	104,400		
2.T Water 5.Dug Well 8.Water			2023	30,600	109,300	0	139,900		
3.Septic 6.Privy 9.None			2024	55,000	150,200	0	205,200		
Street 5 Subdivision Rd.			2025	58,000	153,200	0	211,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 4/27/2010			15.Dist System					5.Access	
Price 17,500								6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			16.					Acres	
Financing 9 Unknown			17.TrnsCan Trans					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa					33.Waste L /R Pro	
Validity 1 Arms Length Sale								34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	45	1.00	100	%	0	37.ReEnergy Site
Verified 5 Public Record			23.Remote Water						38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			Acres						39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre						40.S Lumber Site
3.Lender 6.MLS 9.			25.Next 11-15 Acr						41.Demolition Cha
			26.16+ (Undevel A						42.Privy/H Tank/
			27.Below 1146Elev						43.Comm Imp Lot
			28.Gravel Pits	Total Acreege			1.00		44.Water Availabl
			29.Unforested Vac						45.Septic Availab
									46.Wtr&Septic Ava

CHOO, JR., ARTHUR
CHOO, THERESA
116 LAZELL STREET
HINGHAM, MA 02043

B2379P161

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 22 Flagstaff Shores			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	40,500	0	0	40,500		
X Coordinate 0			2013	42,100	0	0	42,100		
Y Coordinate 0			2014	42,100	0	0	42,100		
Zone/Land Use 11 Residential/Rec.			2015	42,100	0	0	42,100		
Secondary Zone 41 & Ltd. Residential			2016	42,100	0	0	42,100		
Topography 2 Rolling			2017	42,100	0	0	42,100		
1.Level 4.Below St 7.Incline			2018	42,100	0	0	42,100		
2.Rolling 5.Low 8.			2019	42,100	0	0	42,100		
3.Above St 6.Swampy 9.			2020	42,100	0	0	42,100		
Utilities 9 None			2021	42,100	0	0	42,100		
1.W & S 4.Dr Well 7.Cspool			2022	54,700	0	0	54,700		
2.T Water 5.Dug Well 8.Water			2023	54,700	0	0	54,700		
3.Septic 6.Privy 9.None			2024	55,500	0	0	55,500		
Street 5 Subdivision Rd.			2025	59,200	0	0	59,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.									
3.Gravel 6.Priv Rd 9.None			Front Foot	Type	Effective		Influence		Influence Codes
STATUS TG-F&O 0			11.Water Departme		Frontage	Depth	Factor	Code	
Bldg Incomplete 0			12.Undergrd Servi				%		1.Second Zone
Sale Data			13.Substations				%		2.Devel Costs
Sale Date 11/01/2003			14.Transm Lines				%		3.Swampy
Price 36,000			15.Dist System				%		4.Size/Shape
Sale Type 1 Land Only							%		5.Access
1.Land 4.Trailer 7.			Square Foot	Square Feet			%		6.R/W thru Lot
2.L & B 5.Other 8.			16.				%		7.Restricted
3.Bldg 6.Comm 9.			17.TrnsCan Trans				%		8.Location
Financing 9 Unknown			18.TrnsCan Rds/Im				%		9.Fractional Sha
1.Convent 4.Seller 7.Bank or Re			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa				%		30.Softwood (TG)
3.Assumed 6.Cash 9.Unknown							%		31.Mixedwood (TG)
Validity 2 Related Parties			Fract. Acre	Acreege/Sites			%		32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	0.45	85	%	8	33.Waste L /R Pro
2.Related 5.Partial 8.Other			22.Secondary Acre				%		34.Roads/Unforest
3.Distress 6.Exempt 9.Question			23.Remote Water				%		35.Eustis Dam
Verified 5 Public Record			Acres				%		36.ReEnergyWater
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre				%		37.ReEnergy Site
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr				%		38.ReEnergyTransm
3.Lender 6.MLS 9.			26.16+ (Undevel A				%		39.Deeded R/W to
			27.Below 1146Elev				%		40.S Lumber Site
			28.Gravel Pits				%		41.Demolition Cha
			29.Unforested Vac				%		42.Privy/H Tank/
			Total Acreage 0.45						43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U01-019


Account 441

Location OLD DEAD RIVER ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built 7.
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp 8.
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6. 9.
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin 7.
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.F/Stair 8.CS
Stories			4.Monitor	8.F/Wall	12.	3.3/4 Fin	6. 9.None
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation	
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal 7.
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial 8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6. 9.None
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %	
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor	
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade 7.A+ Grade
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade 8.
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade 9.Same
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)	
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition	
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc
ELECTICAL			# Bedrooms			3.Avg-	6.Good 9.Same
OPEN-4-			# Full Baths			Phys. % Good	
Year Built			# Half Baths			Funct. % Good	
Year Remodeled			# Addn Fixtures			Functional Code	
Foundation			# Fireplaces			1.Incomp	4.Bsmt 7.C Wall
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size 8.LongTerm
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath 9.None
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good	
Basement						Economic Code	
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				0.None	3.No Power 6.Comment
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location	4.Size 7.Uti Easm
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach	5.Condition 8.Incmlpt
Bsmt Gar # Cars						Entrance Code 0	
Wet Basement						1.Interior 4.Vacant 7.	
1.Dry	4.	7.				2.Refusal 5.Estimate 8.	
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.				
3.Wet	6.	9.None	Information Code 0				
			1.Owner 4.Agent 7.Inspect				
			2.Relative 5.Estimate 8.				
			3.Tenant 6.Other 9.				
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CLARK, KEVIN
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B3092P65 B3659P270

Previous Owner
McGowan, Jennifer

73 Middle Street
Hallowell, ME 04347
Sale Date: 11/14/2008

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 7 ROUTE 16.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	22,700	77,300	0	100,000		
X Coordinate 0			2013	25,000	12,500	0	37,500		
Y Coordinate 0			2014	23,000	12,700	0	35,700		
Zone/Land Use 12 General Develop.			2015	23,000	3,900	0	26,900		
Secondary Zone			2016	23,000	3,900	0	26,900		
Topography 2 Rolling			2017	23,000	3,900	0	26,900		
1.Level 4.Below St 7.Incline			2018	23,000	3,900	0	26,900		
2.Rolling 5.Low 8.			2019	23,000	3,900	0	26,900		
3.Above St 6.Swampy 9.			2020	23,000	3,900	0	26,900		
Utilities 1 Twn.Watr& Septic			2021	23,000	3,900	0	26,900		
1.W & S 4.Dr Well 7.Cspool			2022	29,000	5,100	0	34,100		
2.T Water 5.Dug Well 8.Water			2023	29,000	6,900	0	35,900		
3.Septic 6.Privy 9.None			2024	30,400	6,900	0	37,300		
Street 1 Paved			2025	34,000	7,100	0	41,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 11/14/2008			14.Transm Lines			%		4.Size/Shape	
Price 99,900			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.									
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.						%		9.Fractional Sha	
Financing 9 Unknown						%		Acres	
1.Convent 4.Seller 7.Bank or Re						%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce						%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown						%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.40	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	36.ReEnergyWater
Verified 5 Public Record			23.Remote Water				%		37.ReEnergy Site
1.Buyer 4.Agent 7.Family			Acres				%		38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre				%		39.Deeded R/W to
3.Lender 6.MLS 9.			25.Next 11-15 Acr				%		40.S Lumber Site
			26.16+ (Undevel A				%		41.Demolition Cha
			27.Below 1146Elev				%		42.Privy/H Tank/
			28.Gravel Pits				%		43.Comm Imp Lot
			29.Unforested Vac				%		44.Water Availabl
			Total Acreage		0.40				45.Septic Availab
									46.Wtr&Septic Ava


Eustis

Map Lot U07-003

Account 705

Location 9 RANGELEY ROAD

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 950
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1930	# Half Baths 0	Funct. % Good 30%
Year Remodeled 2007	# Addn Fixtures 0	Functional Code 3 Damage/Delap
Foundation 3 Granite/Rock Wal	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 30%
Basement 1 1/4 Basement		Economic Code Poor Condition
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/21/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CLARK, KEVIN
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B3175P336 B3659P270

Previous Owner
Ladd, Spencer,
Ladd, Brooks, & Ladd, Arthur
11 Carrabassett Drive
Canaan, ME 04924
Sale Date: 8/20/2009

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 7 ROUTE 16.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	21,100	3,700	0	24,800		
X Coordinate 0			2013	20,600	4,000	0	24,600		
Y Coordinate 0			2014	18,300	4,300	0	22,600		
Zone/Land Use 12 General Develop.			2015	18,300	4,400	0	22,700		
Secondary Zone			2016	18,300	4,400	0	22,700		
Topography 2 Rolling			2017	18,300	4,400	0	22,700		
1.Level 4.Below St 7.Incline			2018	18,300	4,400	0	22,700		
2.Rolling 5.Low 8.			2019	18,300	4,400	0	22,700		
3.Above St 6.Swampy 9.			2020	18,300	4,400	0	22,700		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	18,300	4,400	0	22,700		
1.W & S 4.Dr Well 7.Cspool			2022	23,300	5,700	0	29,000		
2.T Water 5.Dug Well 8.Water			2023	23,300	7,900	0	31,200		
3.Septic 6.Privy 9.None			2024	24,900	7,900	0	32,800		
Street 1 Paved			2025	29,100	7,800	0	36,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 8/20/2009			14.Transm Lines			%		4.Size/Shape	
Price 33,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.									7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	0.94	50	%	7
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	46	1.00	50	%	0	
2.Related 5.Partial 8.Other			23.Remote Water						
3.Distress 6.Exempt 9.Question			Acres						
Verified 5 Public Record			24.Next 3-10 Acre						
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr						
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A						
3.Lender 6.MLS 9.			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
			Total Acreege		0.94				33.Waste L /R Pro
								34.Roads/Unforest	
								35.Eustis Dam	
								36.ReEnergyWater	
								37.ReEnergy Site	
								38.ReEnergyTransm	
								39.Deeded R/W to	
								40.S Lumber Site	
								41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U07-002


Account 733

Location 11 RANGELEY ROAD

Card 1

Of 1

6/26/2025

Building Style			SF Bsmt Living			Layout					
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built	7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp	8.			
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6.	9.			
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic					
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin	7.			
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.FI/Stair	8.CS			
Stories			4.Monitor	8.FI/Wall	12.	3.3/4 Fin	6.	9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation					
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal	7.			
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial	8.			
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6.	9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %					
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor					
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade	7.A+ Grade			
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade	8.			
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade	9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)					
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition					
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg	7.V G			
SF Masonry Trim			# Rooms			2.Fair	5.Avg+	8.Exc			
ELECTICAL			# Bedrooms			3.Avg-	6.Good	9.Same			
OPEN-4-			# Full Baths			Phys. % Good					
Year Built			# Half Baths			Funct. % Good					
Year Remodeled			# Addn Fixtures			Functional Code					
Foundation			# Fireplaces			1.Incomp	4.Bsmt	7.C Wall			
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size	8.LongTerm			
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath	9.None	Econ. % Good		
3.Gran/Roc	6.Piers	9.Pier/Pad				Economic Code			0.None	3.No Power	6.Comment
Basement						0.Location			4.Size	7.Uti Easm	
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				2.Encroach			5.Condition	8.Incmlplet	
2.1/2 Bmt	5.Crawl Sp	8.S Level				Entrance Code 0					
3.3/4 Bmt	6.Fnd noB/	9.None				1.Interior			4.Vacant	7.	
Bsmt Gar # Cars						2.Refusal			5.Estimate	8.	
Wet Basement						3.Informed			6.	9.	
1.Dry	4.	7.				Information Code 0					
2.Damp	5.Crawl Sp	8.SPump	1.Owner			4.Agent	7.Inspect				
3.Wet	6.	9.None	2.Relative			5.Estimate	8.				
Date Inspected			3.Tenant			6.Other	9.				
Additions, Outbuildings & Improvements											
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value				
44 1 1/2 S. Shed	1920	972	2 100	3	0 %	50 %		1.1 S Frame add			
					%	%		2.2 S Frame add			
					%	%		3.3 S Frame add			
					%	%		4.1 & 1/2 S add			
					%	%		5.1 & 3/4 S add			
					%	%		6.2 & 1/2 S add			
					%	%		21.Open Frame Por			
					%	%		22.Encl Frame Por			
					%	%		23.Frame Garage			
					%	%		24.Frame Shed			
					%	%		25.2S w/ba/no bsm			
					%	%		26.1SFr Overhang			
					%	%		27.Unfin Basement			
					%	%		28.1 S 0 ba/0 bs			
					%	%		29.Finished Attic			



CLARK, KEVIN
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B2897P232 B3659P270

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 18 Porter/Nadeau Rd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	3,400	0	0	3,400		
X Coordinate 0			2013	3,500	0	0	3,500		
Y Coordinate 0			2014	3,600	0	0	3,600		
Zone/Land Use 14 Rural Woodland 1			2015	3,600	0	0	3,600		
Secondary Zone 11 & Res/Rec.			2016	4,400	0	0	4,400		
Topography 2 Rolling			2017	4,600	0	0	4,600		
1.Level 4.Below St 7.Incline			2018	4,800	0	0	4,800		
2.Rolling 5.Low 8.			2019	4,500	0	0	4,500		
3.Above St 6.Swampy 9.			2020	4,600	0	0	4,600		
Utilities			2021	4,200	0	0	4,200		
1.W & S 4.Dr Well 7.Cspool			2022	4,200	0	0	4,200		
2.T Water 5.Dug Well 8.Water			2023	4,200	0	0	4,200		
3.Septic 6.Privy 9.None			2024	4,400	0	0	4,400		
Street 6 Private Rd.....			2025	4,500	0	0	4,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 1/04/2008			15.Dist System			%		5.Access	
Price 218,000			Square Foot					6.R/W thru Lot	
Sale Type 1 Land Only								Square Feet	
1.Land 4.Trailer 7.			16.						
2.L & B 5.Other 8.								17.TrnsCan Trans	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im						
Financing 9 Unknown								19.Condominium	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa						
2.FHA/VA 5.Private 8.Divorce								Fract. Acre	
3.Assumed 6.Cash 9.Unknown			21.Base Lot 1st A						
Validity 8 Other Non Valid								22.Secondary Acre	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other								Acres	
3.Distress 6.Exempt 9.Question			24.Next 3-10 Acre						
Verified 5 Public Record								25.Next 11-15 Acr	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						
2.Seller 5.Pub Rec 8.Other								27.Below 1146Elev	
3.Lender 6.MLS 9.			28.Gravel Pits						
								29.Unforested Vac	
			Total Acreage		15.07		43.Comm Imp Lot		
							44.Water Availabl		
							45.Septic Availab		
							46.Wtr&Septic Ava		

Eustis

Map Lot R06-081-D


Account 991

Location PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout						
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.						
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.						
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.						
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic						
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.						
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS						
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None						
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation						
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.						
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.						
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None						
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %						
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor						
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade						
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.						
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same						
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)						
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition						
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G						
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc						
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same						
OPEN-4-	# Full Baths	Phys. % Good						
Year Built	# Half Baths	Funct. % Good						
Year Remodeled	# Addn Fixtures	Functional Code						
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall						
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm						
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None						
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good						
Basement		Economic Code						
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment						
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm						
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt						
Bsmt Gar # Cars		Entrance Code 0						
Wet Basement		1.Interior 4.Vacant 7.						
1.Dry 4. 7.		2.Refusal 5.Estimate 8.						
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.							
3.Wet 6. 9.None	Information Code 0							
	1.Owner 4.Agent 7.Inspect							
	2.Relative 5.Estimate 8.							
	3.Tenant 6.Other 9.							
Date Inspected								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%		1.1 S Frame add-
					%	%		2.2 S Frame add-
					%	%		3.3 S Frame add-
					%	%		4.1 & 1/2 S add-
					%	%		5.1 & 3/4 S add-
					%	%		6.2 & 1/2 S add-
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic

CLARK, KEVIN
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B3567P254 B3659P270

Previous Owner
Chapman, Denise M.
Sullivan, Mark H.
30 Pleasant View Cove
Lisbon, CT 06351
Sale Date: 7/22/2013

Previous Owner
MURPHY, DOUGLAS E.
MURPHY, JILL A. J.T.
P.O. BOX 83
PECONIC, NY 11958
Sale Date: 10/15/2007

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data				Assessment Record				
Neighborhood 21 Flagstaff Lake				Year	Land	Buildings	Exempt	Total
Tree Growth Year 0				2012	138,600	0	0	138,600
X Coordinate 0				2013	153,600	0	0	153,600
Y Coordinate 0				2014	153,600	0	0	153,600
Zone/Land Use 12 General Develop.				2015	153,600	0	0	153,600
Secondary Zone 43 & Ltd. Resource Prot				2016	128,600	0	0	128,600
Topography 2 Rolling				2017	128,600	0	0	128,600
1.Level 4.Below St 7.Incline				2018	128,600	0	0	128,600
2.Rolling 5.Low 8.				2019	128,600	0	0	128,600
3.Above St 6.Swampy 9.				2020	128,600	0	0	128,600
Utilities 9 None 9 None				2021	128,600	0	0	128,600
1.W & S 4.Dr Well 7.Cspool				2022	167,200	0	0	167,200
2.T Water 5.Dug Well 8.Water				2023	167,200	0	0	167,200
3.Septic 6.Privy 9.None				2024	169,200	0	0	169,200
Street 5 Subdivision Rd.				2025	186,700	0	0	186,700
1.Paved 4.R/W 7.				Land Data				
2.Semi Imp 5.Sub Rd 8.								
3.Gravel 6.Priv Rd 9.None				Front Foot				
STATUS TG-F&O 0								
Bldg Incomplete 0				Type				
Sale Data								
Sale Date 7/22/2013				Effective				
Price 178,000								
Sale Type 1 Land Only				Influence				
1.Land 4.Trailer 7.								
2.L & B 5.Other 8.				Factor				
3.Bldg 6.Comm 9.								
Financing 9 Unknown				Code				
1.Convent 4.Seller 7.Bank or Re								
2.FHA/VA 5.Private 8.Divorce				Influence Codes				
3.Assumed 6.Cash 9.Unknown								
Validity 1 Arms Length Sale				Acres				
1.Valid 4.Bk Repo 7.Abutts								
2.Related 5.Partial 8.Other				Square Foot				
3.Distress 6.Exempt 9.Question								
Verified 5 Public Record				Square Feet				
1.Buyer 4.Agent 7.Family								
2.Seller 5.Pub Rec 8.Other				Fract. Acre				
3.Lender 6.MLS 9.								
				Acreege/Sites				
				Total Acreege 5.40				

- 1.Second Zone
- 2.Devel Costs
- 3.Swampy
- 4.Size/Shape
- 5.Access
- 6.R/W thru Lot
- 7.Restricted
- 8.Location
- 9.Fractional Sha
- 30.Softwood (TG)
- 31.Mixedwood (TG)
- 32.Hardwood (TG)
- 33.Waste L /R Pro
- 34.Roads/Unforest
- 35.Eustis Dam
- 36.ReEnergyWater
- 37.ReEnergy Site
- 38.ReEnergyTransm
- 39.Deeded R/W to
- 40.S Lumber Site
- 41.Demolition Cha
- 42.Privy/H Tank/
- 43.Comm Imp Lot
- 44.Water Availabl
- 45.Septic Availab
- 46.Wtr&Septic Ava


Eustis

Map Lot R01-014-F

Account 1046

Location GRANT COVE

Card 1 Of 1 6/26/2025

Building Style	SF Bsmt Living	Layout					
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.					
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.					
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.					
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic					
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.					
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS					
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None					
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation					
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.					
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None					
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %					
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor					
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade					
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.					
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same					
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)					
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition					
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc					
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same					
OPEN-4-	# Full Baths	Phys. % Good					
Year Built	# Half Baths	Funct. % Good					
Year Remodeled	# Addn Fixtures	Functional Code					
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall					
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm					
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None					
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good					
Basement		Economic Code					
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment					
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm					
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt					
Bsmt Gar # Cars		Entrance Code 0					
Wet Basement		1.Interior 4.Vacant 7.					
1.Dry 4. 7.		2.Refusal 5.Estimate 8.					
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.						
3.Wet 6. 9.None	Information Code 0						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CLARK, KEVIN C
 PO BOX 157
 121 PORTER NADEAU ROAD
 EUSTIS ME 04936

B1525P243

Property Data			Assessment Record						
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	0	107,000	0	107,000		
X Coordinate 0			2013	0	101,100	0	101,100		
Y Coordinate 0			2014	0	102,400	0	102,400		
Zone/Land Use 14 Rural Woodland 1			2015	0	101,700	0	101,700		
Secondary Zone 11 & Res/Rec.			2016	0	100,500	0	100,500		
Topography 2 Rolling			2017	0	100,500	0	100,500		
1.Level 4.Below St 7.Incline			2018	0	99,400	0	99,400		
2.Rolling 5.Low 8.			2019	0	98,200	0	98,200		
3.Above St 6.Swampy 9.			2020	0	98,200	0	98,200		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	0	97,100	0	97,100		
1.W & S 4.Dr Well 7.Cspool			2022	0	126,200	0	126,200		
2.T Water 5.Dug Well 8.Water			2023	0	149,800	0	149,800		
3.Septic 6.Privy 9.None			2024	0	149,800	0	149,800		
Street 6 Private Rd.....			2025	0	150,800	0	150,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								%	9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing								%	30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity			Fract. Acre		Acreege/Sites			34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								%	35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A			%		36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre			%		37.ReEnergy Site	
Verified			23.Remote Water			%		38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits			%		44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
			Total Acreage		0.00			46.Wtr&Septic Ava	

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot R06-081

Account 182

Location 121 PORTER NADEAU ROAD

Card 1

Of 2

6/26/2025

Building Style 2 Gambrel/Garrison	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1073
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2003	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 3		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/17/2003

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2003	270	3 100	4	0 %	100 %	
71 8 Ohead Door	2003	3	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CLARK, KEVIN C
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B1525P243

Property Data			Assessment Record						
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	214,500	504,500	0	719,000		
X Coordinate 0			2013	211,100	453,600	0	664,700		
Y Coordinate 0			2014	209,900	464,700	0	674,600		
Zone/Land Use 14 Rural Woodland 1			2015	209,900	458,700	0	668,600		
Secondary Zone 11 & Res/Rec.			2016	184,900	458,400	0	643,300		
Topography 2 Rolling			2017	184,900	458,400	0	643,300		
1.Level 4.Below St 7.Incline			2018	184,900	453,500	0	638,400		
2.Rolling 5.Low 8.			2019	184,900	453,200	0	638,100		
3.Above St 6.Swampy 9.			2020	187,900	453,200	0	641,100		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	187,900	448,300	0	636,200		
1.W & S 4.Dr Well 7.Cspool			2022	235,100	582,800	0	817,900		
2.T Water 5.Dug Well 8.Water			2023	235,100	602,500	0	837,600		
3.Septic 6.Privy 9.None			2024	255,100	602,300	0	857,400		
Street 6 Private Rd.....			2025	315,600	618,400	0	934,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot					6.R/W thru Lot	
Sale Type								Square Feet	
1.Land 4.Trailer 7.			16.						
2.L & B 5.Other 8.								17.TrnsCan Trans	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im						
Financing								19.Condominium	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa						
2.FHA/VA 5.Private 8.Divorce								Fract. Acre	
3.Assumed 6.Cash 9.Unknown			21.Base Lot 1st A						
Validity								22.Secondary Acre	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other								Acres	
3.Distress 6.Exempt 9.Question			24.Next 3-10 Acre						
Verified								25.Next 11-15 Acr	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						
2.Seller 5.Pub Rec 8.Other								27.Below 1146Elev	
3.Lender 6.MLS 9.			28.Gravel Pits						
								29.Unforested Vac	
			Total Acreage		29.00				
						43.Comm Imp Lot			
						44.Water Availabl			
						45.Septic Availab			
						46.Wtr&Septic Ava			

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot R06-081

Account 182

Location 121 PORTER/NADEAU ROAD

Card 2

Of 2

6/26/2025

Building Style 2 Gambrel/Garrison	SF Bsmt Living 2000	Layout 4 Overbuilt
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 10	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 25%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 2576
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 6 Good
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 14	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 4	Phys. % Good 0%
Year Built 2005	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 2	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 1		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
71 8 Ohead Door	2005	2	3 100	4	0 %	100 %	
68 Wood Deck	2008	2096	3 100	4	0 %	80 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CLARK, KEVIN C
 PO BOX 157
 121 PORTER NADEAU ROAD
 EUSTIS ME 04936

B3659P270

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 2009			2012	28,300	0	0	28,300		
X Coordinate 0			2013	28,700	0	0	28,700		
Y Coordinate 0			2014	29,700	0	0	29,700		
Zone/Land Use 14 Rural Woodland 1			2015	29,700	0	0	29,700		
Secondary Zone			2016	28,600	0	0	28,600		
Topography 2 Rolling			2017	29,500	0	0	29,500		
1.Level 4.Below St 7.Incline			2018	30,800	0	0	30,800		
2.Rolling 5.Low 8.			2019	29,100	0	0	29,100		
3.Above St 6.Swampy 9.			2020	26,100	0	0	26,100		
Utilities			2021	24,200	0	0	24,200		
1.W & S 4.Dr Well 7.Cspool			2022	23,900	0	0	23,900		
2.T Water 5.Dug Well 8.Water			2023	23,900	0	0	23,900		
3.Septic 6.Privy 9.None			2024	25,000	0	0	25,000		
Street 6 Private Rd.....			2025	26,100	0	0	26,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date			15.Dist System					5.Access	
Price			Square Foot	Square Feet	Effective	Influence	Code	6.R/W thru Lot	
Sale Type									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	
Validity			22.Secondary Acre					34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water					35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Acres/Sites	Effective	Influence	Code	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question								24.Next 3-10 Acre	
Verified			25.Next 11-15 Acr					37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					38.ReEnergy/Transm	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					39.Deeded R/W to	
3.Lender 6.MLS 9.			28.Gravel Pits					40.S Lumber Site	
			29.Unforested Vac					41.Demolition Cha	
			Total Acreage 86.00					42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R06-081


Account 347

Location PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout					
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.					
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.					
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.					
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic					
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.					
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS					
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None					
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation					
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.					
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None					
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %					
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor					
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade					
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.					
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same					
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)					
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition					
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc					
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same					
OPEN-4-	# Full Baths	Phys. % Good					
Year Built	# Half Baths	Funct. % Good					
Year Remodeled	# Addn Fixtures	Functional Code					
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall					
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm					
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None					
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good					
Basement		Economic Code					
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment					
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm					
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt					
Bsmt Gar # Cars		Entrance Code 0					
Wet Basement		1.Interior 4.Vacant 7.					
1.Dry 4. 7.		2.Refusal 5.Estimate 8.					
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.						
3.Wet 6. 9.None	Information Code 0						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CLARK, KEVIN C
PO BOX 157
121 PORTER NADEAU ROAD
EUSTIS ME 04936

B3209P279 B3261P29 B3352P266 B3357P54 B3659P270

Previous Owner
Zambuto, Janet L.
PO BOX 65

STRATTON ME 04982 0065
Sale Date: 7/05/2010

Previous Owner
OSBORNE, PHILLIP
OSBORNE, ALLEGRA
39 HIGHLAND AVE.
HAVERHILL MA 01830
Sale Date: 12/02/2009

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	84,300	2,900	0	87,200		
X Coordinate 0			2013	86,200	2,700	0	88,900		
Y Coordinate 0			2014	86,200	2,700	0	88,900		
Zone/Land Use 41 Limited Residential			2015	86,200	2,300	0	88,500		
Secondary Zone			2016	86,200	2,300	0	88,500		
Topography 2 Rolling			2017	86,200	2,300	0	88,500		
1.Level 4.Below St 7.Incline			2018	86,200	2,300	0	88,500		
2.Rolling 5.Low 8.			2019	86,200	2,200	0	88,400		
3.Above St 6.Swampy 9.			2020	86,200	2,200	0	88,400		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	86,200	2,200	0	88,400		
1.W & S 4.Dr Well 7.Cspool			2022	111,100	2,900	0	114,000		
2.T Water 5.Dug Well 8.Water			2023	111,100	4,500	0	115,600		
3.Septic 6.Privy 9.None			2024	112,400	4,500	0	116,900		
Street 1 Paved			2025	119,000	4,400	0	123,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/05/2010			14.Transm Lines			%		4.Size/Shape	
Price 10,000			15.Dist System			%		5.Access	
Sale Type 4 Mobile Home			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 2 Related Parties				21.Base Lot 1st A	21	0.95	70	%	33.Waste L /R Pro
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	46	1.00	100	%	34.Roads/Unforest	
2.Related 5.Partial 8.Other			23.Remote Water			%		35.Eustis Dam	
3.Distress 6.Exempt 9.Question			Acres			%		36.ReEnergyWater	
Verified 5 Public Record			24.Next 3-10 Acre			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			27.Below 1146Elev			%		40.S Lumber Site	
			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreage		0.95			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

CLAYTON, K BRYCE
 CLAYTON, LEAH S
 C/O Carla Lizana
 78 Rayburn Rd
 Carriere MS 39426
 B363P443

Property Data			Assessment Record						
Neighborhood 5 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	6,400	0	0	6,400		
X Coordinate 0			2013	5,300	0	0	5,300		
Y Coordinate 0			2014	4,600	0	0	4,600		
Zone/Land Use 15 Rural Woodland 2			2015	4,600	0	0	4,600		
Secondary Zone			2016	4,600	0	0	4,600		
Topography 2 Rolling			2017	4,600	0	0	4,600		
1.Level 4.Below St 7.Incline			2018	4,600	0	0	4,600		
2.Rolling 5.Low 8.			2019	4,600	0	0	4,600		
3.Above St 6.Swampy 9.			2020	4,600	0	0	4,600		
Utilities 9 None 9 None			2021	4,600	0	0	4,600		
1.W & S 4.Dr Well 7.Cspool			2022	6,000	0	0	6,000		
2.T Water 5.Dug Well 8.Water			2023	6,000	0	0	6,000		
3.Septic 6.Privy 9.None			2024	7,400	0	0	7,400		
Street 9 None			2025	10,300	0	0	10,300		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 6/01/1962			15.Dist System			%		5.Access	
Price			Square Foot					6.R/W thru Lot	
Sale Type								Square Feet	
1.Land 4.Trailer 7.			16.						
2.L & B 5.Other 8.								17.TrnsCan Trans	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im						
Financing								19.Condominium	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa						
2.FHA/VA 5.Private 8.Divorce								Fract. Acre	
3.Assumed 6.Cash 9.Unknown			21.Base Lot 1st A						
Validity								22.Secondary Acre	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water						
2.Related 5.Partial 8.Other								Acres	
3.Distress 6.Exempt 9.Question			24.Next 3-10 Acre						
Verified								25.Next 11-15 Acr	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						
2.Seller 5.Pub Rec 8.Other								27.Below 1146Elev	
3.Lender 6.MLS 9.			28.Gravel Pits						
								29.Unforested Vac	
			Total Acreage 0.92						
							43.Comm Imp Lot		
							44.Water Availabl		
							45.Septic Availab		
							46.Wtr&Septic Ava		

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot R06-096-A


Account 807

Location EUSTIS RIDGE

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living		Layout		
1.Ranch/Co	5.A-Frame	9.Other	1.Typical	4.O-Built 7.	
2.Gambrel	6.Apt.Bldg	10.Daylt.B	2.Inadeq	5.Camp 8.	
3.R Ranch	7.Camp	11.	3.Poor	6. 9.	
4.Cape/Col	8.Log	12.	Attic		
Dwelling Units	1.HWBB	5.FWA	9.No Heat	1.1/4 Fin 4.Full Fin 7.	
Other Units	2.Combo	6.Stove	10.Geo	2.1/2 Fin 5.FI/Stair 8.CS	
Stories	3.Radiant	7.Electric	11.	3.3/4 Fin 6. 9.None	
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type		
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air 7.	
3.3	6.2 & 1/2	9.	2.Evapor	5. 8.	
Exterior Walls			3.H Pump	6. 9.None	
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style		
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete 7.	
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic 8.	
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water 9.None	
Roof Surface			Bath(s) Style		
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete 7.Bio/Chem	
2.Vented	5.Wood	8.	2.Typical	5.Basic 8.Privy	
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6. 9.None	
SF Masonry Trim			# Rooms		
ELECTICAL			# Bedrooms		
OPEN-4-			# Full Baths		
Year Built			# Half Baths		
Year Remodeled			# Addn Fixtures		
Foundation			# Fireplaces		
1.Concrete	4.Wood	7.Partial			
2.C Block	5.Slab	8.ledge/ro			
3.Gran/Roc	6.Piers	9.Pier/Pad			
Basement					
1.1/4 Bmt	4.Full Bmt	7.Dirt FI			
2.1/2 Bmt	5.Crawl Sp	8.S Level			
3.3/4 Bmt	6.Fnd noB/	9.None			
Bsmt Gar # Cars					
Wet Basement					
1.Dry	4.	7.			
2.Damp	5.Crawl Sp	8.SPump			
3.Wet	6.	9.None			
Date Inspected			Phys. % Good		
			Funct. % Good		
			Functional Code		
			1.Incomp 4.Bsmt 7.C Wall		
			2.O-Built 5.Size 8.LongTerm		
			3.Damaged 6.Bath 9.None		
			Econ. % Good		
			Economic Code		
			0.None 3.No Power 6.Comment		
			1.Location 4.Size 7.Uti Easm		
			2.Encroach 5.Condition 8.Incmlpt		
			Entrance Code 0		
			1.Interior 4.Vacant 7.		
			2.Refusal 5.Estimate 8.		
			3.Informed 6. 9.		
			Information Code 0		
			1.Owner 4.Agent 7.Inspect		
			2.Relative 5.Estimate 8.		
			3.Tenant 6.Other 9.		

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CLAYTON, K. BRYCE, estate of
CLAYTON, LEAH S
C/O Carla Lizana
78 Rayburn Rd
Carriere MS 39426
B370P327

Property Data			Assessment Record						
Neighborhood 3 Eustis Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	47,700	76,600	10,000	114,300		
X Coordinate 0			2013	46,400	71,000	10,000	107,400		
Y Coordinate 0			2014	40,200	71,300	10,000	101,500		
Zone/Land Use 12 General Develop.			2015	40,200	71,600	10,000	101,800		
Secondary Zone			2016	39,100	71,600	15,000	95,700		
Topography 2 Rolling			2017	39,100	71,500	20,000	90,600		
1.Level 4.Below St 7.Incline			2018	39,100	71,500	20,000	90,600		
2.Rolling 5.Low 8.			2019	39,100	71,500	20,000	90,600		
3.Above St 6.Swampy 9.			2020	39,100	71,400	25,000	85,500		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	39,100	71,400	25,000	85,500		
1.W & S 4.Dr Well 7.Cspool			2022	51,300	92,800	25,000	119,100		
2.T Water 5.Dug Well 8.Water			2023	51,300	115,300	25,000	141,600		
3.Septic 6.Privy 9.None			2024	54,800	115,300	25,000	145,100		
Street 1 Paved			2025	65,300	119,400	25,000	159,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme				%	1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi				%	2.Devel Costs	
Sale Data			13.Substations				%	3.Swampy	
			14.Transm Lines				%	4.Size/Shape	
Sale Date			15.Dist System				%	5.Access	
Price			Square Foot		Square Feet			%	6.R/W thru Lot
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.				%	8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans				%	9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im				%	Acres	
Financing			19.Condominium				%	30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa				%	31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites			%	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	1.00	100	%	33.Waste L /R Pro
Validity			22.Secondary Acre	22	0.43	100	%	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	46	1.00	100	%	35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres				%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre				%	37.ReEnergy Site
Verified			25.Next 11-15 Acr				%	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A				%	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev				%	40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits				%	41.Demolition Cha	
			29.Unforested Vac				%	42.Privy/H Tank/	
			Total Acreage		1.43			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:


Eustis

Map Lot U17-007

Account 123

Location 26 EUSTIS VILLAGE ROAD

Card 1 Of 1 6/26/2025

Building Style 5 A-Frame	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 788
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 7	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1887	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 3 Granite/Rock Wal	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 1 1/4 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1996	180	3 100	3	0 %	100 %	
44 1 1/2 S. Shed	1930	324	3 100	3	0 %	76 %	
67 Barn	1930	1300	2 100	3	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CLEMENT, LAURIE A
1133 BEECH HILL RD
MERCER ME 04957

B562P160
Previous Owner
BACHELDER, LINDA M
PO BOX 226
60 MAIN STREET
EUSTIS ME 04982
Sale Date: 9/09/2024

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	45,300	59,700	10,000	95,000		
X Coordinate 0			2013	44,000	64,300	10,000	98,300		
Y Coordinate 0			2014	38,700	66,000	10,000	94,700		
Zone/Land Use 12 General Develop.			2015	38,700	65,700	10,000	94,400		
Secondary Zone			2016	38,300	65,600	15,000	88,900		
Topography 1 Level			2017	38,300	65,600	20,000	83,900		
1.Level 4.Below St 7.Incline			2018	38,300	65,500	20,000	83,800		
2.Rolling 5.Low 8.			2019	38,300	65,400	20,000	83,700		
3.Above St 6.Swampy 9.			2020	38,300	65,400	25,000	78,700		
Utilities 1 Twn.Watr& Septic			2021	38,300	65,300	25,000	78,600		
1.W & S 4.Dr Well 7.Cspool			2022	49,300	84,800	25,000	109,100		
2.T Water 5.Dug Well 8.Water			2023	49,300	109,200	25,000	133,500		
3.Septic 6.Privy 9.None			2024	52,800	109,100	25,000	136,900		
Street 1 Paved			2025	62,300	111,100	0	173,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 9/09/2024			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 8 Other Non Valid			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.13	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	46	1.00	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre			%	40.S Lumber Site	
3.Lender 6.MLS 9.				25.Next 11-15 Acr			%	41.Demolition Cha	
				26.16+ (Undevel A			%	42.Privy/H Tank/	
				27.Below 1146Elev			%	43.Comm Imp Lot	
				28.Gravel Pits			%	44.Water Availabl	
				29.Unforested Vac			%	45.Septic Availab	
			Total Acreage			1.13		46.Wtr&Septic Ava	

Eustis

Map Lot U04-056

Account 22

Location 60 MAIN ST., STRATTON

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 4 Overbuilt
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 3 Old Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 924
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1930	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 7/25/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1940	168	3 100	3	0 %	100 %	1.1 S Frame add
23 Frame Garage	1950	460	2 100	3	0 %	100 %	2.2 S Frame add
71 8 Ohead Door	1950	2	2 100	2	0 %	100 %	3.3 S Frame add
31 Res.Greenhouse	2012	1500	3 100	3	0 %	85 %	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CLUKEY, DANA M
CLUKEY, RANDY L
PO BOX 242
24 DORA RD
STRATTON ME 04947
B2219P192 B3637P7 B3702P311

Previous Owner
MITCHELL, Vernon C.

PO Box 151
Stratton ME 04982 0151
Sale Date: 1/02/2015

Previous Owner
MITCHELL, RHONDA C.

62 LEWISTON STREET
MECHANIC FALLS, ME 04256
Sale Date: 4/02/2014

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	133,800	164,400	0	298,200		
X Coordinate 0			2013	153,500	143,700	0	297,200		
Y Coordinate 0			2014	153,500	145,600	0	299,100		
Zone/Land Use 41 Limited Residential			2015	153,500	143,300	0	296,800		
Secondary Zone			2016	139,200	144,300	0	283,500		
Topography 2 Rolling			2017	139,200	144,300	20,000	263,500		
1.Level 4.Below St 7.Incline			2018	139,200	142,400	20,000	261,600		
2.Rolling 5.Low 8.			2019	139,200	142,400	20,000	261,600		
3.Above St 6.Swampy 9.			2020	139,200	188,600	25,000	302,800		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	139,200	186,200	25,000	300,400		
1.W & S 4.Dr Well 7.Cspool			2022	185,100	256,800	25,000	416,900		
2.T Water 5.Dug Well 8.Water			2023	185,100	250,300	25,000	410,400		
3.Septic 6.Privy 9.None			2024	187,100	246,300	25,000	408,400		
Street 1 Paved			2025	203,900	247,200	25,000	426,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			Sale Date 1/02/2015	14.Transm Lines			%		4.Size/Shape
Price 262,500			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreeage/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	1.00	100	%	0
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	1.00	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water	24	2.24	100	%	0	
3.Distress 6.Exempt 9.Question			Acres	46	1.00	100	%	0	
Verified 5 Public Record				48	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre			%		33.Waste L /R Pro	
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr			%		34.Roads/Unforest	
3.Lender 6.MLS 9.			26.16+ (Undevel A			%		35.Eustis Dam	
			27.Below 1146Elev			%		36.ReEnergyWater	
			28.Gravel Pits			%		37.ReEnergy Site	
			29.Unforested Vac			%		38.ReEnergyTransm	
			Total Acreeage		4.24			39.Deeded R/W to	
								40.S Lumber Site	
								41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	


Eustis

Map Lot U09-015, 015-009

Account 536

Location 24 DORA ROAD

Card 1 Of 1 6/26/2025

Building Style 9 Other/Salt Box	SF Bsmt Living 0	Layout 4 Overbuilt
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 3 Tin/Aluminum	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1920
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 4	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1985	# Half Baths 1	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 5 Size/Layout
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 80%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/21/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1998	320	3 100	4	0 %	100 %	
23 Frame Garage	2020	1760	5 100	4	0 %	100 %	
71 8 Ohead Door	2020	2	3 100	4	0 %	100 %	
72 12+OHead Door	2020	1	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COBBWEB, LLC
48 RIVER ROAD
TURNER ME 04282

B3806P144 B4432P18 B4665P156

Previous Owner
COBB FAMILY CAMP TRUST
19 COOLIDGE RD

WAYNE ME 04284
Sale Date: 9/03/2024

Previous Owner
Cobb, Derek E.
Cobb, Stacy

Wayne, ME 04284 3136
Sale Date: 3/04/2016

Previous Owner
TRIPP, ERLON C.

P. O. BOX 482
STRATTON, ME 04982 0482
Sale Date: 7/25/2007

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 38 Lower E.Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	55,000	102,000	0	157,000		
X Coordinate 0			2013	52,500	97,100	0	149,600		
Y Coordinate 0			2014	47,400	98,300	0	145,700		
Zone/Land Use 11 Residential/Rec.			2015	47,400	107,900	0	155,300		
Secondary Zone			2016	45,400	106,800	0	152,200		
Topography 7 Inclining			2017	45,400	113,000	0	158,400		
1.Level 4.Below St 7.Incline			2018	45,400	113,000	0	158,400		
2.Rolling 5.Low 8.			2019	45,400	111,800	0	157,200		
3.Above St 6.Swampy 9.			2020	45,400	111,700	0	157,100		
Utilities 3 Septic Disposal& 4 Drilled Well &			2021	45,400	110,500	0	155,900		
1.W & S 4.Dr Well 7.Cspool			2022	58,100	142,000	0	200,100		
2.T Water 5.Dug Well 8.Water			2023	58,100	176,200	0	234,300		
3.Septic 6.Privy 9.None			2024	64,700	172,000	0	236,700		
Street 1 Paved			2025	84,700	175,600	0	260,300		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 9/03/2024			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 8 Other Non Valid			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.87	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	46	1.00	100 %	0	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre			%	40.S Lumber Site	
3.Lender 6.MLS 9.				25.Next 11-15 Acr			%	41.Demolition Cha	
				26.16+ (Undevel A			%	42.Privy/H Tank/	
				27.Below 1146Elev			%	43.Comm Imp Lot	
				28.Gravel Pits			%	44.Water Availabl	
				29.Unforested Vac			%	45.Septic Availab	
			Total Acreage 1.87					46.Wtr&Septic Ava	

Eustis

Map Lot R06-023-B-4

Account 945

Location 50 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 936
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 6	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2006	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1999	144	4 100	4	0 %	100 %	
71 8 Ohead Door	1999	1	3 100	4	0 %	100 %	
68 Wood Deck	2006	136	3 100	4	0 %	100 %	
50 Deck w/Roof	2006	300	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COITE, EDWARD T
 Coite, Meredith
 31 Viles Road
 P. O. BOX 21
 EUSTIS ME 04936 0021
 B2257P326 B3087P116 B3137P154

Property Data			Assessment Record						
Neighborhood 8 UperCald/PerryRd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	39,800	99,000	16,000	122,800		
X Coordinate 0			2013	39,600	90,100	16,000	113,700		
Y Coordinate 0			2014	37,900	90,400	16,000	112,300		
Zone/Land Use 11 Residential/Rec.			2015	37,900	89,200	16,000	111,100		
Secondary Zone			2016	36,200	88,100	21,000	103,300		
Topography 7 Inclining			2017	36,200	88,000	26,000	98,200		
1.Level 4.Below St 7.Incline			2018	36,200	86,900	26,000	97,100		
2.Rolling 5.Low 8.			2019	36,200	86,800	26,000	97,000		
3.Above St 6.Swampy 9.			2020	36,200	86,800	31,000	92,000		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	36,200	85,700	31,000	90,900		
1.W & S 4.Dr Well 7.Cspool			2022	46,200	111,300	31,000	126,500		
2.T Water 5.Dug Well 8.Water			2023	46,200	129,500	31,000	144,700		
3.Septic 6.Privy 9.None			2024	51,700	129,500	31,000	150,200		
Street 4 Right of Way			2025	65,800	132,000	31,000	166,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 3/01/2003			15.Dist System			%		5.Access	
Price 87,000			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 2 Land & Buildings								%	7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing 9 Unknown			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.83	100	%	0
Validity 1 Arms Length Sale			22.Secondary Acre	46	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water				%		
2.Related 5.Partial 8.Other			Acres				%		
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre				%	
Verified 5 Public Record			25.Next 11-15 Acr				%		
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A				%		
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev				%		
3.Lender 6.MLS 9.			28.Gravel Pits				%		
			29.Unforested Vac				%		
			Total Acreege		0.83				

Inspection Witnessed By:

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

Notes:


Eustis

Map Lot U15-001

Account 130

Location 31 VILES ROAD

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.&B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 560
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1970	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 1	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpmet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 3 Tenant	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/19/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 1 S.Frame add-on	1970	500	3 100	5	0 %	88 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
68 Wood Deck	2004	256	3 100	4	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
80 Storage under...	2000	136	3 100	3	0 %	100 %	21.Open Frame Por 22.Encl Frame Por 23.Frame Garage
23 Frame Garage	2006	120	3 100	3	0 %	100 %	24.Frame Shed 25.2S w/ba/no bsm 26.1SFr Overhang 27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs 29.Finished Attic



COLE, WILLIAM H
COLE, Nancy L
53 Holway Road
Sidney, ME 04330

B1830P174

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 15 Gravel Pit Rd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	30,000	0	0	30,000		
X Coordinate 0			2013	23,500	0	0	23,500		
Y Coordinate 0			2014	23,500	0	0	23,500		
Zone/Land Use 11 Residential/Rec.			2015	23,500	0	0	23,500		
Secondary Zone			2016	23,500	0	0	23,500		
Topography 7 Inclining			2017	23,500	0	0	23,500		
1.Level 4.Below St 7.Incline			2018	23,500	0	0	23,500		
2.Rolling 5.Low 8.			2019	23,500	0	0	23,500		
3.Above St 6.Swampy 9.			2020	23,500	0	0	23,500		
Utilities 9 None 9 None			2021	23,500	0	0	23,500		
1.W & S 4.Dr Well 7.Cspool			2022	30,600	0	0	30,600		
2.T Water 5.Dug Well 8.Water			2023	30,600	0	0	30,600		
3.Septic 6.Privy 9.None			2024	55,000	94,400	0	149,400		
Street 1 Paved			2025	65,000	101,000	0	166,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 3/01/1999			15.Dist System			%		5.Access	
Price			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type									7.Restricted
1.Land 4.Trailer 7.						%		8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.						%		Acres	
Financing			16.			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			19.Condominium			%		33.Waste L /R Pro	
Validity 2 Related Parties			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100 %	0	37.ReEnergy Site	
Verified			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits	Total Acreage 1.00				44.Water Availabl	
			29.Unforested Vac						
						%		46.Wtr&Septic Ava	

Eustis

Map Lot R03-014-A

Account 976

Location 42 GRAVEL PIT ROAD

Card 1 Of 1 6/26/2025

Building Style 2 Gambrel/Garrison	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 504
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2023	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2023	72	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Coleman, Samuel John
Coleman, Cameron Ryan
200 Grant Rd
Freeport ME 04032

B2189P308 B2391P263 B2401P125 B4180P249 B4243P117

Previous Owner
CARTER, TONY
CARTER, BRENDA
78 Carter Road
Dixfield, ME 04224
Sale Date: 4/29/2021

Previous Owner
PAPANDREA, FREDERICK
PAPANDREA, JO-LEEN
TRUSTEES,PAPANDREA FAMILY REV.TRST
WELLS , ME 04090 4700
Sale Date: 4/23/2020

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 27 North Branch Riv.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	113,100	0	0	113,100		
X Coordinate 0			2013	118,100	0	0	118,100		
Y Coordinate 0			2014	118,100	0	0	118,100		
Zone/Land Use 41 Limited Residential			2015	118,100	0	0	118,100		
Secondary Zone 13 & Mixed Use			2016	111,900	0	0	111,900		
Topography 7 Inclining			2017	111,900	0	0	111,900		
1.Level 4.Below St 7.Incline			2018	111,900	0	0	111,900		
2.Rolling 5.Low 8.			2019	111,900	0	0	111,900		
3.Above St 6.Swampy 9.			2020	113,100	0	0	113,100		
Utilities 9 None 9 None			2021	113,100	0	0	113,100		
1.W & S 4.Dr Well 7.Cspool			2022	147,200	0	0	147,200		
2.T Water 5.Dug Well 8.Water			2023	147,200	0	0	147,200		
3.Septic 6.Privy 9.None			2024	149,200	0	0	149,200		
Street 1 Paved			2025	160,900	0	0	160,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 4/29/2021			15.Dist System			%		5.Access	
Price 105,000			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type 1 Land Only									7.Restricted
1.Land 4.Trailer 7.						%		8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.						%		Acres	
Financing 9 Unknown			16.			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			19.Condominium			%		33.Waste L /R Pro	
Validity 1 Arms Length Sale			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other					21.Base Lot 1st A	21	1.00	100 %	0
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	50 %	3	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	33	1.51	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre			%		40.S Lumber Site
3.Lender 6.MLS 9.				25.Next 11-15 Acr			%		41.Demolition Cha
				26.16+ (Undevel A			%		42.Privy/H Tank/
				27.Below 1146Elev			%		43.Comm Imp Lot
				28.Gravel Pits			%		44.Water Availabl
				29.Unforested Vac			%		45.Septic Availab
			Total Acreage		3.51			46.Wtr&Septic Ava	

Eustis

Map Lot R03-018-004


Account 1075

Location ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout					
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.					
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.					
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.					
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic					
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.					
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS					
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None					
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation					
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.					
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None					
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %					
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor					
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade					
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.					
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same					
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)					
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition					
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc					
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same					
OPEN-4-	# Full Baths	Phys. % Good					
Year Built	# Half Baths	Funct. % Good					
Year Remodeled	# Addn Fixtures	Functional Code					
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall					
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm					
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None					
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good					
Basement		Economic Code					
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment					
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm					
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt					
Bsmt Gar # Cars		Entrance Code 0					
Wet Basement		1.Interior 4.Vacant 7.					
1.Dry 4. 7.		2.Refusal 5.Estimate 8.					
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.						
3.Wet 6. 9.None	Information Code 0						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Coleman, Steve
49 Grey Rd
Greene ME 04236

B573P265 B4096P198

Previous Owner
HINKLEY, DONALD T
HINKLEY, SALLY A
843 UPPER STREET
TURNER ME 04282
Sale Date: 6/21/2019

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	35,200	39,700	0	74,900		
X Coordinate 0			2013	32,600	37,100	0	69,700		
Y Coordinate 0			2014	32,400	37,400	0	69,800		
Zone/Land Use 11 Residential/Rec.			2015	32,400	37,000	0	69,400		
Secondary Zone			2016	32,200	37,000	0	69,200		
Topography 2 Rolling			2017	32,200	36,900	0	69,100		
1.Level 4.Below St 7.Incline			2018	32,200	36,900	0	69,100		
2.Rolling 5.Low 8.			2019	32,200	36,900	0	69,100		
3.Above St 6.Swampy 9.			2020	32,200	36,900	0	69,100		
Utilities 6 Privy System &			2021	32,200	36,900	0	69,100		
1.W & S 4.Dr Well 7.Cspool			2022	49,600	48,000	0	97,600		
2.T Water 5.Dug Well 8.Water			2023	49,600	70,900	0	120,500		
3.Septic 6.Privy 9.None			2024	58,000	194,300	0	252,300		
Street 5 Subdivision Rd.			2025	68,300	195,900	0	264,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 6/21/2019			15.Dist System					5.Access	
Price			Square Foot	Square Feet	Effective	Influence	Code	6.R/W thru Lot	
Sale Type 2 Land & Buildings									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing 1 Conventional			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	21
Validity 1 Arms Length Sale			22.Secondary Acre	22	0.08	100 %	0	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	42	1.00	100 %	0	35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Acres	Effective	Influence	Code	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question								24.Next 3-10 Acre	46
Verified 1 Buyer			25.Next 11-15 Acr					38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits					41.Demolition Cha	
			29.Unforested Vac					42.Privy/H Tank/	
			Total Acreage 1.08					43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U18-031


Account 341

Location 63 WINDMILL ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 6 No Inside Water	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 840
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 40	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1930	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/17/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1950	96	2 100	2	0 %	80 %	1.1 S Frame add
68 Wood Deck	1980	99	2 100	3	0 %	100 %	2.2 S Frame add
69 Privy	1950	16	2 100	3	0 %	100 %	3.3 S Frame add
19 Overhang/Poor...	1950	18	2 100	2	0 %	100 %	4.1 & 1/2 S add
52 Gar&L.Sp.W/Bath	2023	896	4 100	4	0 %	100 %	5.1 & 3/4 S add
72 12+OHead Door	2023	1	3 100	4	0 %	100 %	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COLLET, ELIZABETH N
COLLET, PAUL A
PO BOX 112
31 PARTRIDGE LANE
EUSTIS ME 04936
B3628P107

Previous Owner
Sternicki, Shelley R.

P. O. BOX 172
EUSTIS ME 04936 0172
Sale Date: 3/14/2014

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 43 Caldwell			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	17,000	59,300	0	76,300		
X Coordinate 0			2013	20,400	51,900	0	72,300		
Y Coordinate 0			2014	19,900	54,900	0	74,800		
Zone/Land Use 11 Residential/Rec.			2015	19,900	53,200	0	73,100		
Secondary Zone			2016	19,400	52,400	0	71,800		
Topography 7 Inclining			2017	19,400	52,400	20,000	51,800		
1.Level 4.Below St 7.Incline			2018	19,400	51,700	20,000	51,100		
2.Rolling 5.Low 8.			2019	19,400	51,700	20,000	51,100		
3.Above St 6.Swampy 9.			2020	19,400	56,600	25,000	51,000		
Utilities 3 Septic Disposal&			2021	19,400	55,800	25,000	50,200		
1.W & S 4.Dr Well 7.Cspool			2022	24,400	72,500	25,000	71,900		
2.T Water 5.Dug Well 8.Water			2023	24,400	78,100	25,000	77,500		
3.Septic 6.Privy 9.None			2024	25,900	78,000	25,000	78,900		
Street 4 Right of Way			2025	29,800	83,400	25,000	88,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 3/14/2014			15.Dist System			%		5.Access	
Price 100,000						%		6.R/W thru Lot	
Sale Type 2 Land & Buildings						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 1 Conventional			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 1 Arms Length Sale			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	0.23	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits	Total Acreege 0.23				44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
						%		46.Wtr&Septic Ava	

Eustis

Map Lot U15-023

Account 764

Location 31 PARTRIDGE LANE

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 2 Two Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 20%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 504
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1975	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2006	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/12/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2018	300	3 100	4	0 %	100 %	1.1 S Frame add
68 Wood Deck	2019	168	3 100	4	0 %	100 %	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COLLINS, JOHN A
P.O. BOX 1865
WINDHAM, ME 04062

B467P169 B4320P267 B4429P218 B4429P219

Previous Owner
DUBE, LAUREL J.B
PO BOX 570
442 EUSTIS RIDGE ROAD
STRATTON ME 04982
Sale Date: 2/28/2022

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record							
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	100,800	161,000	10,000	251,800			
X Coordinate 0			2013	99,100	151,100	10,000	240,200			
Y Coordinate 0			2014	98,500	156,400	10,000	244,900			
Zone/Land Use 11 Residential/Rec.			2015	98,500	155,400	10,000	243,900			
Secondary Zone			2016	93,500	153,900	15,000	232,400			
Topography 7 Inclining			2017	95,400	152,400	20,000	227,800			
1.Level 4.Below St 7.Incline			2018	95,400	151,400	20,000	226,800			
2.Rolling 5.Low 8.			2019	95,400	150,200	20,000	225,600			
3.Above St 6.Swampy 9.			2020	95,400	149,200	25,000	219,600			
Utilities 3 Septic Disposal& 5 Dug Well &			2021	95,400	147,600	25,000	218,000			
1.W & S 4.Dr Well 7.Cspool			2022	96,000	189,900	0	285,900			
2.T Water 5.Dug Well 8.Water			2023	96,000	229,300	0	325,300			
3.Septic 6.Privy 9.None			2024	106,000	225,500	0	331,500			
Street 1 Paved			2025	129,500	226,900	0	356,400			
1.Paved 4.R/W 7.			Land Data							
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code		
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone		
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs		
Sale Data			13.Substations			%		3.Swampy		
Sale Date 2/28/2022			14.Transm Lines			%		4.Size/Shape		
Price 400,000			15.Dist System			%		5.Access		
Sale Type 2 Land & Buildings			Square Foot	Square Feet				6.R/W thru Lot		
1.Land 4.Trailer 7.						%		7.Restricted		
2.L & B 5.Other 8.			16.			%		8.Location		
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha		
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres		
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)		
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)		
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreeage/Sites				32.Hardwood (TG)		
Validity 8 Other Non Valid						%		33.Waste L /R Pro		
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	1.00	100	%	0	34.Roads/Unforest	
2.Related 5.Partial 8.Other			22.Secondary Acre	22	1.00	100	%	0	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			23.Remote Water	24	1.69	100	%	0	36.ReEnergyWater	
Verified 5 Public Record			Acres	24.Next 3-10 Acre	46	1.00	100	%	0	37.ReEnergy Site
1.Buyer 4.Agent 7.Family				25.Next 11-15 Acr			%		38.ReEnergy/Transm	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A			%		39.Deeded R/W to		
3.Lender 6.MLS 9.			27.Below 1146Elev			%		40.S Lumber Site		
			28.Gravel Pits			%		41.Demolition Cha		
			29.Unforested Vac			%		42.Privy/H Tank/		
			Total Acreage		3.69				43.Comm Imp Lot	
									44.Water Availabl	
									45.Septic Availab	
									46.Wtr&Septic Ava	

Eustis

Map Lot R06-043

Account 203

Location 438 EUSTIS RIDGE

Card 1

Of 1

6/26/2025

Building Style	9 Other/Salt Box			SF Bsmt Living	1080			Layout	2 Inadequate		
1.Ranch/Co	5.A-Frame	9.Other		Fin Bsmt Grade	2 100			1.Typical	4.O-Built	7.	
2.Gambrel	6.Apt.Bldg	10.Daylt.B		OPEN-5-CUSTOMIZE	0			2.Inadeq	5.Camp	8.	
3.R Ranch	7.Camp	11.		Heat Type	100% 2 Combination			3.Poor	6.	9.	
4.Cape/Col	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic	9 None		
Dwelling Units	1			2.Combo	6.Stove	10.Geo		1.1/4 Fin	4.Full Fin	7.	
Other Units	0			3.Radiant	7.Electric	11.		2.1/2 Fin	5.FI/Stair	8.CS	
Stories	1 One Story			4.Monitor	8.FI/Wall	12.		3.3/4 Fin	6.	9.None	
1.1	4.1 & 1/2	7.1.S/w/lf		Cool Type	0% 9 None			Insulation	1 Full		
2.2	5.1 & 3/4	8.1 & 1/4		1.A/C	4.W&C Air	7.		1.Full	4.Minimal	7.	
3.3	6.2 & 1/2	9.		2.Evapor	5.	8.		2.Heavy	5.Partial	8.	
Exterior Walls	9 Other			3.H Pump	6.	9.None		3.Capped	6.	9.None	
1.Clbd/Shg	5.B/B/T111	9.Other		Kitchen Style	5 Basic			Unfinished %	15%		
2.Vin/Al	6.Brick	10.None		1.Modern	4.Obsolete	7.		Grade & Factor	3 Average 100%		
3.Masonite	7.Log	11.Boards		2.Typical	5.Basic	8.		1.E Grade	4.C+ Grade	7.A+ Grade	
4.Asb/Asp	8.Concrete	12.		3.Old Type	6.No Water	9.None		2.D Grade	5.B Grade	8.	
Roof Surface	5 Wood Shingles			Bath(s) Style	2 Typical Bath(s)			3.C Grade	6.A Grade	9.Same	
1.Steel	4.Asphalt	7.Rubber		1.Modern	4.Obsolete	7.Bio/Chem		SQFT (Footprint)	1080		
2.Vented	5.Wood	8.		2.Typical	5.Basic	8.Privy		Condition	4 Average		
3.Tin/Alum	6.Rolled	9.Other		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G	
SF Masonry Trim	0			# Rooms	5			2.Fair	5.Avg+	8.Exc	
ELECTICAL	3			# Bedrooms	2			3.Avg-	6.Good	9.Same	
OPEN-4-	0			# Full Baths	1			Phys. % Good	0%		
Year Built	1976			# Half Baths	0			Funct. % Good	100%		
Year Remodeled	1995			# Addn Fixtures	0			Functional Code	9 None		
Foundation	1 Concrete			# Fireplaces	0			1.Incomp	4.Bsmt	7.C Wall	
1.Concrete	4.Wood	7.Partial			2.O-Built	5.Size	8.LongTerm	3.Damaged	6.Bath	9.None	
2.C Block	5.Slab	8.ledge/ro			Econ. % Good	100%		Economic Code	None		
3.Gran/Roc	6.Piers	9.Pier/Pad			0.None	3.No Power	6.Comment	1.Location	4.Size	7.Uti Easm	
Basement	4 Full Basement				2.Encroach	5.Condition	8.Incnpлет	Entrance Code	3 Information Only		
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl			1.Interior	4.Vacant	7.	1.Interior	4.Vacant	7.	
2.1/2 Bmt	5.Crawl Sp	8.S Level			2.Refusal	5.Estimate	8.	2.Refusal	5.Estimate	8.	
3.3/4 Bmt	6.Fnd noB/	9.None			3.Informed	6.	9.	3.Informed	6.	9.	
Bsmt Gar # Cars	0				Information Code	1 Owner			1.Owner	4.Agent	7.Inspect
Wet Basement	9 No Basement				1.Owner	4.Agent	7.Inspect	2.Relative	5.Estimate	8.	
1.Dry	4.	7.			2.Relative	5.Estimate	8.	3.Tenant	6.Other	9.	
2.Damp	5.Crawl Sp	8.SPump		3.Tenant	6.Other	9.					
3.Wet	6.	9.None									

Date Inspected 8/26/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	1992	1500	3 100	4	0 %	90 %	1.1 S Frame add-
24 Frame Shed	1986	399	2 100	2	0 %	100 %	2.2 S Frame add-
19 Overhang/Poor...	1986	168	2 100	2	0 %	100 %	3.3 S Frame add-
66 Gazabo	1998	120	3 100	3	0 %	88 %	4.1 & 1/2 S add-
68 Wood Deck	1998	374	2 100	2	0 %	100 %	5.1 & 3/4 S add-
22 Encl Frame Porch	2000	208	2 100	2	0 %	100 %	6.2 & 1/2 S add-
66 Gazabo	2000	120	3 100	3	0 %	88 %	21.Open Frame Por
1 1 S.Frame add-on	2000	715	3 100	4	0 %	88 %	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COLLINS, JOHN A
P.O. BOX 1865
WINDHAM, ME 04062

B1689P307

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 53 Ridgeview Phase I			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	130,000	122,100	0	252,100		
X Coordinate 0			2013	128,300	109,900	0	238,200		
Y Coordinate 0			2014	127,700	112,800	0	240,500		
Zone/Land Use 11 Residential/Rec.			2015	127,700	109,700	0	237,400		
Secondary Zone			2016	124,700	109,700	0	234,400		
Topography 7 Inclining			2017	124,700	109,600	0	234,300		
1.Level 4.Below St 7.Incline			2018	124,700	108,400	0	233,100		
2.Rolling 5.Low 8.			2019	124,700	108,300	0	233,000		
3.Above St 6.Swampy 9.			2020	124,700	174,600	0	299,300		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	124,700	174,600	0	299,300		
1.W & S 4.Dr Well 7.Cspool			2022	144,200	224,400	0	368,600		
2.T Water 5.Dug Well 8.Water			2023	144,200	225,400	0	369,600		
3.Septic 6.Privy 9.None			2024	151,200	222,900	0	374,100		
Street 5 Subdivision Rd.			2025	186,600	229,300	0	415,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date 8/01/1997			14.Transm Lines					4.Size/Shape	
Price 15,000			15.Dist System					5.Access	
Sale Type 1 Land Only			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.								7.Restricted	
2.L & B 5.Other 8.								8.Location	
3.Bldg 6.Comm 9.								9.Fractional Sha	
Financing 9 Unknown								Acres	
1.Convent 4.Seller 7.Bank or Re								30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			17.TrnsCan Trans					31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			18.TrnsCan Rds/Im					32.Hardwood (TG)	
Validity 9 Questionable....			19.Condominium					33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			20.Tarred Drivewa					34.Roads/Unforest	
2.Related 5.Partial 8.Other			Fract. Acre	Acreeage/Sites				35.Eustis Dam	
3.Distress 6.Exempt 9.Question								21.Base Lot 1st A	21
Verified 5 Public Record			22.Secondary Acre	22	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			23.Remote Water	24	8.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			Acres	25	6.67	100	%	0	
3.Lender 6.MLS 9.			24.Next 3-10 Acre	46	1.00	100	%	0	
			25.Next 11-15 Acr						
			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
			Total Acreage 16.67					41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

CONIFER INDUSTRIES, INC.
PO BOX 500
NEW GLOUCESTER ME 04260

B1011P245

Property Data			Assessment Record						
Neighborhood 3 Eustis Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	53,800	83,600	0	137,400		
X Coordinate 0			2013	52,500	71,800	0	124,300		
Y Coordinate 0			2014	44,500	72,500	0	117,000		
Zone/Land Use 12 General Develop.			2015	44,500	95,200	0	139,700		
Secondary Zone			2016	42,000	94,100	0	136,100		
Topography 2 Rolling			2017	42,000	93,100	0	135,100		
1.Level 4.Below St 7.Incline			2018	42,000	92,000	0	134,000		
2.Rolling 5.Low 8.			2019	42,000	92,000	0	134,000		
3.Above St 6.Swampy 9.			2020	42,000	92,000	0	134,000		
Utilities 9 None 9 None			2021	42,000	91,000	0	133,000		
1.W & S 4.Dr Well 7.Cspool			2022	57,600	116,900	0	174,500		
2.T Water 5.Dug Well 8.Water			2023	57,600	155,300	0	212,900		
3.Septic 6.Privy 9.None			2024	61,100	153,500	0	214,600		
Street 1 Paved			2025	75,600	226,200	0	301,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type							%		7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	1.00	100 %	0	33.Waste L /R Pro
Validity			22.Secondary Acre	22	1.00	100 %	0	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	24	0.58	100 %	0	35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Acreege/Sites				36.ReEnergyWater	
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre	46	1.00	100 %	0	37.ReEnergy Site
Verified			25.Next 11-15 Acr			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%		40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreage		2.58			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot U17-010

Account 959

Location 1393 ARNOLD TRAIL

Card 1 Of 1 6/26/2025

Building Style 8 Log Home/Cabin	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 0% 9 Not Heated	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 990
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 0	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 0	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2006	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
50 Deck w/Roof	2006	180	3 100	4	0 %	80 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CONLON, DANIEL
 CONLON, KATRINA
 285 PAGE RD
 BOW NH 03304

B2507P117 B3875P49 B4294P307

Previous Owner
 FITZGERALD, TIMOTHY J
 P.O. BOX 57

WEST BOWDOIN, ME 04287
 Sale Date: 3/08/2021

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 24 Wing Comm. Shore			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	45,300	45,000	0	90,300		
X Coordinate 0			2013	53,700	41,900	0	95,600		
Y Coordinate 0			2014	53,700	42,300	0	96,000		
Zone/Land Use 11 Residential/Rec.			2015	53,700	41,300	0	95,000		
Secondary Zone 41 & Ltd. Residential			2016	53,700	41,300	0	95,000		
Topography 2 Rolling			2017	53,700	40,600	0	94,300		
1.Level 4.Below St 7.Incline			2018	53,700	40,000	0	93,700		
2.Rolling 5.Low 8.			2019	53,700	40,000	0	93,700		
3.Above St 6.Swampy 9.			2020	53,700	39,300	0	93,000		
Utilities 8 Water Available&			2021	53,700	39,300	0	93,000		
1.W & S 4.Dr Well 7.Cspool			2022	68,900	50,200	0	119,100		
2.T Water 5.Dug Well 8.Water			2023	68,900	78,200	0	147,100		
3.Septic 6.Privy 9.None			2024	69,700	77,200	0	146,900		
Street 5 Subdivision Rd.			2025	73,300	79,700	0	153,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 3/08/2021			14.Transm Lines			%		4.Size/Shape	
Price 125,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.									7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	0.37	100	%	0
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	46	1.00	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water						
3.Distress 6.Exempt 9.Question			Acres						
Verified 5 Public Record			24.Next 3-10 Acre						
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr						
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A						
3.Lender 6.MLS 9.			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
			Total Acreage		0.37				33.Waste L /R Pro
								34.Roads/Unforest	
								35.Eustis Dam	
								36.ReEnergyWater	
								37.ReEnergy Site	
								38.ReEnergyTransm	
								39.Deeded R/W to	
								40.S Lumber Site	
								41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U13-014

Account 293

Location 62 RED PINE LANE

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 560
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1962	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1965	160	3 100	3	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
69 Privy	1962	16	2 100	3	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
28 1 S. 0 ba/0 bsmt	1965	50	2 100	3	0 %	100 %	21.Open Frame Por 22.Encl Frame Por 23.Frame Garage
24 Frame Shed	1965	32	2 100	3	0 %	100 %	24.Frame Shed 25.2S w/ba/no bsm 26.1SFr Overhang 27.Unfin Basement 28.1 S 0 ba/0 bs 29.Finished Attic
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



COOK, MATTHEW B
7 READ ROAD
WINDHAM ME 04062
USA

B204P245 B4048P11 B4410P293

Previous Owner
DURRELL, GUY A. JR., estate of
Durrell, Theresa A., Persoanl Representative
509 DUNBAR HILL RD
EMBDEN ME 04958 3205
Sale Date: 11/19/2018

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	25,700	0	0	25,700		
X Coordinate 0			2013	21,400	0	0	21,400		
Y Coordinate 0			2014	17,800	0	0	17,800		
Zone/Land Use 12 General Develop.			2015	17,800	0	0	17,800		
Secondary Zone			2016	17,800	0	0	17,800		
Topography 1 Level			2017	17,800	0	0	17,800		
1.Level 4.Below St 7.Incline			2018	17,800	0	0	17,800		
2.Rolling 5.Low 8.			2019	17,800	0	0	17,800		
3.Above St 6.Swampy 9.			2020	17,800	0	0	17,800		
Utilities 9 None			2021	17,800	0	0	17,800		
1.W & S 4.Dr Well 7.Cspool			2022	23,200	0	0	23,200		
2.T Water 5.Dug Well 8.Water			2023	23,200	0	0	23,200		
3.Septic 6.Privy 9.None			2024	25,700	0	0	25,700		
Street 1 Paved			2025	32,000	0	0	32,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 11/19/2018			14.Transm Lines			%		4.Size/Shape	
Price 21,500			15.Dist System			%		5.Access	
Sale Type 1 Land Only			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	0.95	75 %	7	33.Waste L /R Pro
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre			%		34.Roads/Unforest	
2.Related 5.Partial 8.Other			23.Remote Water			%		35.Eustis Dam	
3.Distress 6.Exempt 9.Question			Acres			%		36.ReEnergyWater	
Verified 5 Public Record			24.Next 3-10 Acre			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			27.Below 1146Elev			%		40.S Lumber Site	
			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreage		0.95			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U05-005-006


Account 215

Location SARGENT AVENUE

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Copp, Christopher J
PO Box 88
Cumberland ME 04021

B3357P240

Inspection Witnessed By:

X

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 4 Arnold Trail			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	49,600	0	0	49,600		
X Coordinate 0			2013	43,600	0	0	43,600		
Y Coordinate 0			2014	35,600	0	0	35,600		
Zone/Land Use 11 Residential/Rec.			2015	35,600	0	0	35,600		
Secondary Zone			2016	33,100	0	0	33,100		
Topography 2 Rolling			2017	33,100	0	0	33,100		
1.Level 4.Below St 7.Incline			2018	33,100	0	0	33,100		
2.Rolling 5.Low 8.			2019	33,100	0	0	33,100		
3.Above St 6.Swampy 9.			2020	33,100	0	0	33,100		
Utilities			2021	33,100	0	0	33,100		
1.W & S 4.Dr Well 7.Cspool			2022	49,100	0	0	49,100		
2.T Water 5.Dug Well 8.Water			2023	49,100	0	0	49,100		
3.Septic 6.Privy 9.None			2024	52,600	0	0	52,600		
Street 1 Paved			2025	72,900	0	0	72,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type								%	7.Restricted
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								%	9.Fractional Sha
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing								%	30.Softwood (TG)
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity			Fract. Acre		Acreege/Sites			34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								%	35.Eustis Dam
2.Related 5.Partial 8.Other			21.Base Lot 1st A	22	1.00	100	%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	21	1.00	100	%	37.ReEnergy Site	
Verified			23.Remote Water	24	2.24	100	%	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other								%	40.S Lumber Site
3.Lender 6.MLS 9.			24.Next 3-10 Acre			%		41.Demolition Cha	
			25.Next 11-15 Acr			%		42.Privy/H Tank/	
			26.16+ (Undevel A			%		43.Comm Imp Lot	
			27.Below 1146Elev			%		44.Water Availabl	
			28.Gravel Pits			%		45.Septic Availab	
			29.Unforested Vac			%		46.Wtr&Septic Ava	
			Total Acreage		4.24				

Eustis

Map Lot U19-001-002


Account 710

Location ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout					
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.					
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.					
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.					
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic					
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.					
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS					
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None					
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation					
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.					
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.					
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None					
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %					
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor					
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade					
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.					
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same					
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)					
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition					
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G					
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc					
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same					
OPEN-4-	# Full Baths	Phys. % Good					
Year Built	# Half Baths	Funct. % Good					
Year Remodeled	# Addn Fixtures	Functional Code					
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall					
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm					
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None					
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good					
Basement		Economic Code					
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment					
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm					
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt					
Bsmt Gar # Cars		Entrance Code 0					
Wet Basement		1.Interior 4.Vacant 7.					
1.Dry 4. 7.		2.Refusal 5.Estimate 8.					
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.						
3.Wet 6. 9.None	Information Code 0						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Copp, Elvin H
 COPP, RANDALL E
 15 MILL RD
 WEST CUMBERLAND ME 04021

B3320P349 B3357P238 B4280P223

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record							
Neighborhood 4 Arnold Trail			Year	Land	Buildings	Exempt	Total			
Tree Growth Year 0			2012	44,200	0	0	44,200			
X Coordinate 0			2013	38,200	0	0	38,200			
Y Coordinate 0			2014	31,100	0	0	31,100			
Zone/Land Use 11 Residential/Rec.			2015	31,100	0	0	31,100			
Secondary Zone			2016	29,300	0	0	29,300			
Topography 1 Level			2017	29,300	0	0	29,300			
1.Level 4.Below St 7.Incline			2018	29,300	0	0	29,300			
2.Rolling 5.Low 8.			2019	29,300	0	0	29,300			
3.Above St 6.Swampy 9.			2020	29,300	0	0	29,300			
Utilities			2021	29,300	0	0	29,300			
1.W & S 4.Dr Well 7.Cspool			2022	41,600	0	0	41,600			
2.T Water 5.Dug Well 8.Water			2023	41,600	0	0	41,600			
3.Septic 6.Privy 9.None			2024	45,100	0	0	45,100			
Street 1 Paved			2025	60,100	0	0	60,100			
1.Paved 4.R/W 7.			Land Data							
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code		
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone		
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs		
Sale Data			13.Substations			%		3.Swampy		
			14.Transm Lines			%		4.Size/Shape		
Sale Date 6/29/2011			15.Dist System			%		5.Access		
Price						%		6.R/W thru Lot		
Sale Type 1 Land Only						%		7.Restricted		
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location		
2.L & B 5.Other 8.							%	9.Fractional Sha		
3.Bldg 6.Comm 9.						%	Acres			
Financing 9 Unknown			16.			%	30.Softwood (TG)			
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)			
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)			
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro			
Validity 2 Related Parties			20.Tarred Drivewa			%	34.Roads/Unforest			
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam		
2.Related 5.Partial 8.Other				21.Base Lot 1st A	22	1.00	70 %	4	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	21	1.00	100 %	0	37.ReEnergy Site		
Verified 5 Public Record			23.Remote Water	24	1.46	70 %	5	38.ReEnergyTransm		
1.Buyer 4.Agent 7.Family			Acres						39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre						40.S Lumber Site
3.Lender 6.MLS 9.				25.Next 11-15 Acr						41.Demolition Cha
				26.16+ (Undevel A						42.Privy/H Tank/
				27.Below 1146Elev						43.Comm Imp Lot
				28.Gravel Pits						44.Water Availabl
				29.Unforested Vac						45.Septic Availab
			Total Acreage			3.46			46.Wtr&Septic Ava	

Eustis

Map Lot U19-001-001


Account 137

Location 1452 ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars		Entrance Code 5 Estimated
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 5 Estimate	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/06/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Copp, Elvin H., Howell R., Jerald E.Jr
 Copp, Christopher J., Ronald
 Copp Brothers Real Estate
 187 Gray Road
 Cumberland, ME 04021
 B3320P349

Property Data			Assessment Record						
Neighborhood 66 Rural			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2013	8,500	0	0	8,500		
X Coordinate 0			2014	8,500	0	0	8,500		
Y Coordinate 0			2015	8,500	0	0	8,500		
Zone/Land Use 41 Limited Residential			2016	3,400	0	0	3,400		
Secondary Zone			2017	3,400	0	0	3,400		
Topography 2 Rolling			2018	3,400	0	0	3,400		
1.Level 4.Below St 7.Incline			2019	3,400	0	0	3,400		
2.Rolling 5.Low 8.			2020	3,400	0	0	3,400		
3.Above St 6.Swampy 9.			2021	3,400	0	0	3,400		
Utilities			2022	3,400	0	0	3,400		
1.W & S 4.Dr Well 7.Cspool			2023	3,400	0	0	3,400		
2.T Water 5.Dug Well 8.Water			2024	3,400	0	0	3,400		
3.Septic 6.Privy 9.None			2025	3,300	0	0	3,300		
Street									
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.			16.			%		Acres	
Financing			17.TrnsCan Trans			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		33.Waste L /R Pro	
Validity						%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	34	1.68	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre			%		37.ReEnergy Site	
Verified			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits			%		44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
				Total Acreage		1.68			46.Wtr&Septic Ava

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Map Lot U19-001


Account 938

Location ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout	
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical 4.O-Built 7.	
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				2.Inadeq 5.Camp 8.	
3.R Ranch	7.Camp	11.	Heat Type				3.Poor 6. 9.	
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin 4.Full Fin 7.		
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin 5.F/Stair 8.CS		
Stories			4.Monitor	8.F/Wall	12.	3.3/4 Fin 6. 9.None		
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation		
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full 4.Minimal 7.		
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy 5.Partial 8.		
Exterior Walls			3.H Pump	6.	9.None	3.Capped 6. 9.None		
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %		
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor		
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade 4.C+ Grade 7.A+ Grade		
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade 5.B Grade 8.		
Roof Surface			Bath(s) Style			3.C Grade 6.A Grade 9.Same		
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)		
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition		
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
ELECTICAL			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.Bsmt 7.C Wall		
1.Concrete	4.Wood	7.Partial				2.O-Built 5.Size 8.LongTerm		
2.C Block	5.Slab	8.ledge/ro				3.Damaged 6.Bath 9.None		
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				0.None 3.No Power 6.Comment		
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location 4.Size 7.Uti Easm		
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach 5.Condition 8.Incmlpt		
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.					
3.Wet	6.	9.None	Information Code 0					
Date Inspected								
1.Owner 4.Agent 7.Inspect								
2.Relative 5.Estimate 8.								
3.Tenant 6.Other 9.								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%	1.1 S Frame add-	
					%	%	2.2 S Frame add-	
					%	%	3.3 S Frame add-	
					%	%	4.1 & 1/2 S add-	
					%	%	5.1 & 3/4 S add-	
					%	%	6.2 & 1/2 S add-	
					%	%	21.Open Frame Por	
					%	%	22.Encl Frame Por	
					%	%	23.Frame Garage	
					%	%	24.Frame Shed	
					%	%	25.2S w/ba/no bsm	
					%	%	26.1SFr Overhang	
					%	%	27.Unfin Basement	
					%	%	28.1 S 0 ba/0 bs	
					%	%	29.Finished Attic	

Copp, Howell R
COPP, ADAM H
30 Browning Way
Cumberland, ME 04021

B3357P242 B4430P148

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 4 Arnold Trail			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	58,400	12,400	0	70,800		
X Coordinate 0			2013	57,100	53,900	0	111,000		
Y Coordinate 0			2014	49,100	54,800	0	103,900		
Zone/Land Use 11 Residential/Rec.			2015	49,100	89,800	0	138,900		
Secondary Zone			2016	46,600	88,900	0	135,500		
Topography 2 Rolling			2017	46,600	88,900	0	135,500		
1.Level 4.Below St 7.Incline			2018	46,600	88,000	0	134,600		
2.Rolling 5.Low 8.			2019	46,600	88,000	0	134,600		
3.Above St 6.Swampy 9.			2020	46,600	87,000	0	133,600		
Utilities			2021	46,600	87,000	0	133,600		
1.W & S 4.Dr Well 7.Cspool			2022	65,900	113,100	0	179,000		
2.T Water 5.Dug Well 8.Water			2023	65,900	161,500	0	227,400		
3.Septic 6.Privy 9.None			2024	69,400	160,600	0	230,000		
Street 1 Paved			2025	90,300	162,300	0	252,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.									
3.Gravel 6.Priv Rd 9.None			Front Foot	Type	Effective		Influence		Influence Codes
STATUS TG-F&O 0			11.Water Departme		Frontage	Depth	Factor	Code	
Bldg Incomplete 0			12.Undergrd Servi				%		1.Second Zone
Sale Data			13.Substations				%		2.Devel Costs
Sale Date			14.Transm Lines				%		3.Swampy
Price			15.Dist System				%		4.Size/Shape
Sale Type							%		5.Access
1.Land 4.Trailer 7.			Square Foot	Square Feet					6.R/W thru Lot
2.L & B 5.Other 8.			16.				%		7.Restricted
3.Bldg 6.Comm 9.			17.TrnsCan Trans				%		8.Location
Financing			18.TrnsCan Rds/Im				%		9.Fractional Sha
1.Convent 4.Seller 7.Bank or Re			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa				%		30.Softwood (TG)
3.Assumed 6.Cash 9.Unknown							%		31.Mixedwood (TG)
Validity			Fract. Acre	Acreege/Sites					32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	1.00	100	%	0	33.Waste L /R Pro
2.Related 5.Partial 8.Other			22.Secondary Acre	22	1.00	100	%	0	34.Roads/Unforest
3.Distress 6.Exempt 9.Question			23.Remote Water	24	2.42	100	%	0	35.Eustis Dam
Verified			Acres	46	1.00	100	%	0	36.ReEnergyWater
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre				%		37.ReEnergy Site
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr				%		38.ReEnergy/Transm
3.Lender 6.MLS 9.			26.16+ (Undevel A				%		39.Deeded R/W to
			27.Below 1146Elev				%		40.S Lumber Site
			28.Gravel Pits				%		41.Demolition Cha
			29.Unforested Vac				%		42.Privy/H Tank/
			Total Acreage		4.42				43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U19-001-003

Account 712

Location 36 BEAR-N-HOUNDS DRIVE

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 948
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2012	# Half Baths 0	Funct. % Good 90%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 0
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	2012	576	3 100	4	0 %	50 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Copp, Jason L
23 Goose Pond Road
Cumberland, ME 04021 3048

B2315P16 B4489P213

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 49 Glidden Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	29,400	0	0	29,400		
X Coordinate 0			2013	24,200	0	0	24,200		
Y Coordinate 0			2014	22,200	0	0	22,200		
Zone/Land Use 11 Residential/Rec.			2015	22,200	0	0	22,200		
Secondary Zone			2016	20,500	0	0	20,500		
Topography 2 Rolling			2017	20,500	0	0	20,500		
1.Level 4.Below St 7.Incline			2018	20,500	0	0	20,500		
2.Rolling 5.Low 8.			2019	20,500	0	0	20,500		
3.Above St 6.Swampy 9.			2020	20,500	0	0	20,500		
Utilities			2021	20,500	0	0	20,500		
1.W & S 4.Dr Well 7.Cspool			2022	28,800	0	0	28,800		
2.T Water 5.Dug Well 8.Water			2023	28,800	0	0	28,800		
3.Septic 6.Privy 9.None			2024	35,600	0	0	35,600		
Street			2025	45,900	0	0	45,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 5/21/2003			14.Transm Lines			%		4.Size/Shape	
Price 5,000			15.Dist System			%		5.Access	
Sale Type 1 Land Only			Square Foot	Square Feet			%	6.R/W thru Lot	
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.					%		8.Location		
3.Bldg 6.Comm 9.					%		9.Fractional Sha		
Financing 9 Unknown					%		Acres		
1.Convent 4.Seller 7.Bank or Re					%		30.Softwood (TG)		
2.FHA/VA 5.Private 8.Divorce					%		31.Mixedwood (TG)		
3.Assumed 6.Cash 9.Unknown					%		32.Hardwood (TG)		
Validity 7 Abutting Propert					%		33.Waste L /R Pro		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	80 %	5	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.84	80 %	5	36.ReEnergyWater	
Verified 5 Public Record			23.Remote Water			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			Acres			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		40.S Lumber Site	
			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits			%		43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
			Total Acreage		1.84			45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U18-048-B-1


Account 1052

Location GLIDDEN ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout			
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical 4.O-Built 7.			
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				2.Inadeq 5.Camp 8.			
3.R Ranch	7.Camp	11.	Heat Type				3.Poor 6. 9.			
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic				
Dwelling Units	2.Combo 6.Stove 10.Geo						1.1/4 Fin 4.Full Fin 7.			
Other Units	3.Radiant 7.Electric 11.						2.1/2 Fin 5.F/Stair 8.CS			
Stories	4.Monitor 8.F/Wall 12.						3.3/4 Fin 6. 9.None			
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type				Insulation			
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full 4.Minimal 7.				
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy 5.Partial 8.				
Exterior Walls	3.H Pump 6. 9.None						3.Capped 6. 9.None			
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style				Unfinished %			
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor				
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade 4.C+ Grade 7.A+ Grade				
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade 5.B Grade 8.				
Roof Surface	Bath(s) Style						3.C Grade 6.A Grade 9.Same			
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)				
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition				
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G				
SF Masonry Trim	# Rooms						2.Fair 5.Avg+ 8.Exc			
ELECTICAL	# Bedrooms						3.Avg- 6.Good 9.Same			
OPEN-4-	# Full Baths						Phys. % Good			
Year Built	# Half Baths						Funct. % Good			
Year Remodeled	# Addn Fixtures						Functional Code			
Foundation	# Fireplaces						1.Incomp 4.Bsmt 7.C Wall			
1.Concrete	4.Wood	7.Partial					2.O-Built 5.Size 8.LongTerm			
2.C Block	5.Slab	8.ledge/ro					3.Damaged 6.Bath 9.None			
3.Gran/Roc	6.Piers	9.Pier/Pad					Econ. % Good			
Basement	Economic Code									
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl					0.None 3.No Power 6.Comment			
2.1/2 Bmt	5.Crawl Sp	8.S Level					1.Location 4.Size 7.Uti Easm			
3.3/4 Bmt	6.Fnd noB/	9.None					2.Encroach 5.Condition 8.Incmlpt			
Bsmt Gar # Cars	Entrance Code 0									
Wet Basement	1.Interior 4.Vacant 7.									
1.Dry	4.	7.					2.Refusal 5.Estimate 8.			
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.							
3.Wet	6.	9.None	Information Code 0							
Date Inspected	1.Owner 4.Agent 7.Inspect									
	2.Relative 5.Estimate 8.									
	3.Tenant 6.Other 9.									
Additions, Outbuildings & Improvements										
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value			
					%	%	1.1 S Frame add-			
					%	%	2.2 S Frame add-			
					%	%	3.3 S Frame add-			
					%	%	4.1 & 1/2 S add-			
					%	%	5.1 & 3/4 S add-			
					%	%	6.2 & 1/2 S add-			
					%	%	21.Open Frame Por			
					%	%	22.Encl Frame Por			
					%	%	23.Frame Garage			
					%	%	24.Frame Shed			
					%	%	25.2S w/ba/no bsm			
					%	%	26.1SFr Overhang			
					%	%	27.Unfin Basement			
					%	%	28.1 S 0 ba/0 bs			
					%	%	29.Finished Attic			

COPP, JASON L ETAL
COPP, LYNN M.,CLIFTON H.,LORNA M.
23 GOOSE POND ROAD
CUMBERLAND, ME 04021 3048

B2179P107 B2237P90

Property Data			Assessment Record						
Neighborhood 49 Glidden Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	38,400	106,900	0	145,300		
X Coordinate 0			2013	36,600	101,300	0	137,900		
Y Coordinate 0			2014	36,600	105,800	0	142,400		
Zone/Land Use 11 Residential/Rec.			2015	36,600	104,300	0	140,900		
Secondary Zone			2016	36,500	104,300	0	140,800		
Topography 2 Rolling			2017	36,500	103,200	0	139,700		
1.Level 4.Below St 7.Incline			2018	36,500	102,900	0	139,400		
2.Rolling 5.Low 8.			2019	36,500	102,000	0	138,500		
3.Above St 6.Swampy 9.			2020	36,500	101,700	0	138,200		
Utilities 9 None 9 None			2021	36,500	100,900	0	137,400		
1.W & S 4.Dr Well 7.Cspool			2022	46,600	130,700	0	177,300		
2.T Water 5.Dug Well 8.Water			2023	46,600	155,400	0	202,000		
3.Septic 6.Privy 9.None			2024	55,100	154,000	0	209,100		
Street 5 Subdivision Rd.			2025	65,100	156,500	0	221,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 8/01/2002			14.Transm Lines			%		4.Size/Shape	
Price 19,500			15.Dist System			%		5.Access	
Sale Type 1 Land Only			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.									%
2.L & B 5.Other 8.			16.						8.Location
3.Bldg 6.Comm 9.									%
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale			Fract. Acre	Acreege/Sites				33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts				21.Base Lot 1st A	21			1.00	100 %
2.Related 5.Partial 8.Other			22.Secondary Acre	22	0.01	100 %	0	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			23.Remote Water	46	1.00	100 %	0	36.ReEnergyWater	
Verified 5 Public Record			Acres			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			26.16+ (Undevel A			%		40.S Lumber Site	
			27.Below 1146Elev			%		41.Demolition Cha	
			28.Gravel Pits			%		42.Privy/H Tank/	
			29.Unforested Vac			%		43.Comm Imp Lot	
			Total Acreage		1.01			44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Inspection Witnessed By:

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

Notes:

Eustis

Map Lot U18-048-B


Account 1023

Location 32 GLIDDEN ROAD

Card 1

Of 1

6/26/2025

Building Style 3 Raised Ranch	SF Bsmt Living 400	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 80	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 10%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 864
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2002	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 8 Incomplete
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easmt
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 4/22/2003

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2003	240	3 100	4	0 %	100 %	1.1 S Frame add
54 Well House	2004	80	3 100	4	0 %	100 %	2.2 S Frame add
50 Deck w/Roof	2004	216	3 100	4	0 %	50 %	3.3 S Frame add
23 Frame Garage	2007	884	3 100	4	0 %	100 %	4.1 & 1/2 S add
15 Roof Overhang	2007	234	3 100	4	0 %	100 %	5.1 & 3/4 S add
72 12+OHead Door	2007	1	3 100	4	0 %	100 %	6.2 & 1/2 S add
71 8 Ohead Door	2007	1	3 100	4	0 %	100 %	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COPP, MATTHEW J
32 WESTMORE AVE
CUMBERLAND ME 04021

B3357P248 B4554P308

Property Data			Assessment Record						
Neighborhood 4 Arnold Trail			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	58,300	155,600	0	213,900		
X Coordinate 0			2013	57,000	154,200	0	211,200		
Y Coordinate 0			2014	49,000	157,700	0	206,700		
Zone/Land Use 11 Residential/Rec.			2015	49,000	157,100	0	206,100		
Secondary Zone			2016	46,500	155,400	0	201,900		
Topography 2 Rolling			2017	46,500	155,100	0	201,600		
1.Level 4.Below St 7.Incline			2018	46,500	153,800	0	200,300		
2.Rolling 5.Low 8.			2019	46,500	153,500	0	200,000		
3.Above St 6.Swampy 9.			2020	46,500	152,100	0	198,600		
Utilities			2021	46,500	151,800	0	198,300		
1.W & S 4.Dr Well 7.Cspool			2022	65,700	197,000	0	262,700		
2.T Water 5.Dug Well 8.Water			2023	65,700	222,600	0	288,300		
3.Septic 6.Privy 9.None			2024	69,200	222,300	0	291,500		
Street 1 Paved			2025	90,000	223,900	0	313,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.									
3.Gravel 6.Priv Rd 9.None			Front Foot	Type	Effective		Influence		Influence Codes
STATUS TG-F&O 0			11.Water Departme		Frontage	Depth	Factor	Code	
Bldg Incomplete 0			12.Undergrd Servi				%		1.Second Zone
Sale Data			13.Substations				%		2.Devel Costs
Sale Date			14.Transm Lines				%		3.Swampy
Price			15.Dist System				%		4.Size/Shape
Sale Type							%		5.Access
1.Land 4.Trailer 7.			Square Foot				%		6.R/W thru Lot
2.L & B 5.Other 8.			16.				%		7.Restricted
3.Bldg 6.Comm 9.			17.TrnsCan Trans				%		8.Location
Financing			18.TrnsCan Rds/Im				%		9.Fractional Sha
1.Convent 4.Seller 7.Bank or Re			19.Condominium				%		Acres
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa				%		30.Softwood (TG)
3.Assumed 6.Cash 9.Unknown							%		31.Mixedwood (TG)
Validity			Fract. Acre				%		32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	1.00	100	%	0	33.Waste L /R Pro
2.Related 5.Partial 8.Other			22.Secondary Acre	22	1.00	100	%	0	34.Roads/Unforest
3.Distress 6.Exempt 9.Question			23.Remote Water	24	2.38	100	%	0	35.Eustis Dam
Verified			Acres	46	1.00	100	%	0	36.ReEnergyWater
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre				%		37.ReEnergy Site
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr				%		38.ReEnergy/Transm
3.Lender 6.MLS 9.			26.16+ (Undevel A				%		39.Deeded R/W to
			27.Below 1146Elev				%		40.S Lumber Site
			28.Gravel Pits				%		41.Demolition Cha
			29.Unforested Vac				%		42.Privy/H Tank/
			Total Acreage		4.38				

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot U19-001-004

Account 713

Location 30 BEAR-N-HOUNDS DRIVE

Card 1

Of 1

6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1120
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2012	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 0
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
23 Frame Garage	2011	840	3 100	4	0	% 100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
71 8 Ohead Door	2011	3	3 100	4	0	% 100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
17 Mud Room.....	2011	112	3 100	4	0	% 80 %	6.2 & 1/2 S add- 21.Open Frame Por
68 Wood Deck	2011	176	3 100	4	0	% 100 %	22.Encl Frame Por
68 Wood Deck	2012	119	3 100	3	0	% 50 %	23.Frame Garage 24.Frame Shed
						% %	25.2S w/ba/no bsm
						% %	26.1SFr Overhang
						% %	27.Unfin Basement
						% %	28.1 S 0 ba/0 bs
						% %	29.Finished Attic



COPPOLA, BRYAN D
COPPOLA, LINDA A
PO BOX 957
WINDHAM ME 04062

B3934P65 B4276P338

Previous Owner

Sale Date: 8/15/2017

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	41 Overlook Subdivision/Syl.		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2018	72,700	0	0	72,700		
X Coordinate	0		2019	27,700	0	0	27,700		
Y Coordinate	0		2020	27,700	0	0	27,700		
Zone/Land Use	15 Rural Woodland 2		2021	27,700	0	0	27,700		
Secondary Zone			2022	29,200	0	0	29,200		
Topography	2 Rolling		2023	29,200	0	0	29,200		
1.Level	4.Below St	7.Incline	2024	29,200	0	0	29,200		
2.Rolling	5.Low	8.	2025	46,300	0	0	46,300		
3.Above St	6.Swampy	9.							
Utilities									
1.W & S	4.Dr Well	7.Cspool							
2.T Water	5.Dug Well	8.Water							
3.Septic	6.Privy	9.None							
Street									
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme					1.Second Zone	
Bldg Incomplete	0		12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date	1/01/2021		14.Transm Lines					4.Size/Shape	
Price	405,000		15.Dist System					5.Access	
Sale Type	1 Land Only		Square Foot	Square Feet				6.R/W thru Lot	
1.Land	4.Trailer	7.						7.Restricted	
2.L & B	5.Other	8.						8.Location	
3.Bldg	6.Comm	9.						9.Fractional Sha	
Financing	9 Unknown		16.					Acres	
1.Convent	4.Seller	7.Bank or Re	17.TrnsCan Trans					30.Softwood (TG)	
2.FHA/VA	5.Private	8.Divorce	18.TrnsCan Rds/Im					31.Mixedwood (TG)	
3.Assumed	6.Cash	9.Unknown	19.Condominium					32.Hardwood (TG)	
Validity	8 Other Non Valid		20.Tarred Drivewa					33.Waste L /R Pro	
1.Valid	4.Bk Repo	7.Abutts	Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related	5.Partial	8.Other						21.Base Lot 1st A	21
3.Distress	6.Exempt	9.Question	22.Secondary Acre	22	1.00	100	%	0	
Verified	5 Public Record		23.Remote Water	24	4.54	100	%	0	
1.Buyer	4.Agent	7.Family	Acres						
2.Seller	5.Pub Rec	8.Other	24.Next 3-10 Acre						
3.Lender	6.MLS	9.	25.Next 11-15 Acr						
			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
				Total Acreage		5.54		43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R10-001-002


Account 1106

Location OVERLOOK DRIVE

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade			1.Typical	4.O-Built 7.
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE			2.Inadeq	5.Camp 8.
3.R Ranch	7.Camp	11.	Heat Type			3.Poor	6. 9.
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic	
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin	4.Full Fin 7.
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin	5.FI/Stair 8.CS
Stories			4.Monitor	8.FI/Wall	12.	3.3/4 Fin	6. 9.None
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation	
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full	4.Minimal 7.
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy	5.Partial 8.
Exterior Walls			3.H Pump	6.	9.None	3.Capped	6. 9.None
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %	
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor	
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade	4.C+ Grade 7.A+ Grade
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade	5.B Grade 8.
Roof Surface			Bath(s) Style			3.C Grade	6.A Grade 9.Same
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)	
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition	
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor	4.Avg 7.V G
SF Masonry Trim			# Rooms			2.Fair	5.Avg+ 8.Exc
ELECTICAL			# Bedrooms			3.Avg-	6.Good 9.Same
OPEN-4-			# Full Baths			Phys. % Good	
Year Built			# Half Baths			Funct. % Good	
Year Remodeled			# Addn Fixtures			Functional Code	
Foundation			# Fireplaces			1.Incomp	4.Bsmt 7.C Wall
1.Concrete	4.Wood	7.Partial				2.O-Built	5.Size 8.LongTerm
2.C Block	5.Slab	8.ledge/ro				3.Damaged	6.Bath 9.None
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good	
Basement						Economic Code	
1.1/4 Bmt	4.Full Bmt	7.Dirt FI				0.None	3.No Power 6.Comment
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location	4.Size 7.Uti Easm
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach	5.Condition 8.Incmlpt
Bsmt Gar # Cars						Entrance Code 0	
Wet Basement						1.Interior 4.Vacant 7.	
1.Dry	4.	7.				2.Refusal 5.Estimate 8.	
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.				
3.Wet	6.	9.None	Information Code 0				
Date Inspected			1.Owner 4.Agent 7.Inspect				
			2.Relative 5.Estimate 8.				
			3.Tenant 6.Other 9.				
Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Corbett, Judith
Corbett, Patrick
1069 US ROUTE 302
EAST BARRE VT 05649 3008

B3092P70

Previous Owner
Choate, Thomas P.
730 Sturteanty Hill Rd.

Winthrop, ME 04364
Sale Date: 11/14/2008

Previous Owner
Choate, Eugene P.
72 Memorial Drive

Winthrop, ME 04364
Sale Date: 11/21/2006

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 66 Rural			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	45,700	31,900	0	77,600		
X Coordinate 0			2013	41,500	29,800	0	71,300		
Y Coordinate 0			2014	35,500	29,600	0	65,100		
Zone/Land Use 14 Rural Woodland 1			2015	35,500	28,600	0	64,100		
Secondary Zone 46 & Wetlands			2016	33,000	28,600	0	61,600		
Topography 2 Rolling			2017	33,000	28,300	0	61,300		
1.Level 4.Below St 7.Incline			2018	33,000	28,000	0	61,000		
2.Rolling 5.Low 8.			2019	33,000	27,600	0	60,600		
3.Above St 6.Swampy 9.			2020	33,000	27,300	0	60,300		
Utilities 9 None 9 None			2021	33,000	27,300	0	60,300		
1.W & S 4.Dr Well 7.Cspool			2022	48,500	35,100	0	83,600		
2.T Water 5.Dug Well 8.Water			2023	48,500	84,600	0	133,100		
3.Septic 6.Privy 9.None			2024	54,500	82,700	0	137,200		
Street 6 Private Rd.....			2025	78,000	80,300	0	158,300		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 11/14/2008			14.Transm Lines			%		4.Size/Shape	
Price 45,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.									7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreeage/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	1.00	100 %	0	33.Waste L /R Pro
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	1.00	100 %	0	34.Roads/Unforest	
2.Related 5.Partial 8.Other			23.Remote Water	24	2.00	100 %	0	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			Acres	24.Next 3-10 Acre	44	1.00	100 %	0	36.ReEnergyWater
Verified 5 Public Record				25.Next 11-15 Acr			%		37.ReEnergy Site
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			28.Gravel Pits			%		40.S Lumber Site	
			29.Unforested Vac			%		41.Demolition Cha	
			Total Acreeage		4.00				

46.Wtr&Septic Ava

Eustis

Map Lot R05-008-001

Account 940

Location 341 Tim Pond Road

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 5 B.& B./T-I-II	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 9 None	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 598
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 2008	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Conditon 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
69 Privy	2009	16	2 100	3	0 %	100 %	
17 Mud Room.....	2011	64	3 100	4	0 %	100 %	
24 Frame Shed	2011	96	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COTE, DAVID & CASEY
CHASE, TYSON & SARA
PO BOX 23
EUSTIS ME 04936

B2369P315 B4470P296

Previous Owner
DYER, DONALD E
DYER, FREDERICK A. & JEREMY A.
19 OLD BLISS ST.
REHOBOTH. MA 02769
Sale Date: 7/02/2022

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	16,400	3,300	0	19,700		
X Coordinate 0			2013	16,600	3,200	0	19,800		
Y Coordinate 0			2014	16,600	3,300	0	19,900		
Zone/Land Use 11 Residential/Rec.			2015	16,600	3,300	0	19,900		
Secondary Zone			2016	16,600	3,300	0	19,900		
Topography 2 Rolling			2017	16,600	3,300	0	19,900		
1.Level 4.Below St 7.Incline			2018	16,600	3,300	0	19,900		
2.Rolling 5.Low 8.			2019	16,600	3,300	0	19,900		
3.Above St 6.Swampy 9.			2020	16,600	3,300	0	19,900		
Utilities 4 Drilled Well & 7 Holding Tank &			2021	16,600	3,300	0	19,900		
1.W & S 4.Dr Well 7.Cspool			2022	21,200	4,300	0	25,500		
2.T Water 5.Dug Well 8.Water			2023	21,200	10,600	0	31,800		
3.Septic 6.Privy 9.None			2024	87,100	186,300	0	273,400		
Street 1 Paved			2025	91,900	172,700	0	264,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/02/2022			14.Transm Lines			%		4.Size/Shape	
Price 15,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.49	100	%	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	36.ReEnergyWater	
Verified 5 Public Record			23.Remote Water			%		37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			Acres			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		40.S Lumber Site	
			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits			%		43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
			Total Acreage		0.49			45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U16-011

Account 291

Location 1093 ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 9% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 1%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 5 Good 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 576
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2023	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easmt
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
21 Open Frame	2023	192	4 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COTE, DAVID & CASEY
COTE, DONALD JR
PO BOX 23
EUSTIS ME 04936

B2099P317 B3781P80 B4732P172 B4732P178

Previous Owner
PELLETIER, REBECCA
11 ELAIN AVE

FALMOUTH MA 02536
Sale Date: 5/28/2025

Previous Owner
MONETTE, MORRIS & MARCIAS

P.O. BOX 754
POCASSET, MA 02559 0754
Sale Date: 10/30/2015

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	23,300	83,600	0	106,900		
X Coordinate 0			2013	24,800	79,500	0	104,300		
Y Coordinate 0			2014	24,800	80,200	0	105,000		
Zone/Land Use 11 Residential/Rec.			2015	24,800	78,300	0	103,100		
Secondary Zone			2016	24,800	78,300	0	103,100		
Topography 7 Inclining			2017	24,800	77,300	0	102,100		
1.Level 4.Below St 7.Incline			2018	24,800	77,300	0	102,100		
2.Rolling 5.Low 8.			2019	24,800	76,400	0	101,200		
3.Above St 6.Swampy 9.			2020	24,800	75,400	0	100,200		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	24,800	75,400	0	100,200		
1.W & S 4.Dr Well 7.Cspool			2022	31,300	96,900	0	128,200		
2.T Water 5.Dug Well 8.Water			2023	31,300	128,900	0	160,200		
3.Septic 6.Privy 9.None			2024	35,500	128,800	0	164,300		
Street 4 Right of Way			2025	40,500	130,400	0	170,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 5/28/2025			14.Transm Lines			%		4.Size/Shape	
Price 150,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown						%		32.Hardwood (TG)	
Validity 1 Arms Length Sale			Fract. Acre	Acreege/Sites				33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	0.50	100	%	0	34.Roads/Unforest
2.Related 5.Partial 8.Other			22.Secondary Acre	46	1.00	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			23.Remote Water			%			36.ReEnergyWater
Verified 5 Public Record			Acres			%			37.ReEnergy Site
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre			%			38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr			%			39.Deeded R/W to
3.Lender 6.MLS 9.			26.16+ (Undevel A			%			40.S Lumber Site
			27.Below 1146Elev			%			41.Demolition Cha
			28.Gravel Pits			%			42.Privy/H Tank/
			29.Unforested Vac			%			43.Comm Imp Lot
			Total Acreage		0.50				44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U18-042-A


Account 460

Location 22 SKYTOP ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 10%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 3 Tin/Aluminum	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 864
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1994	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/31/1999

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1997	28	2 100	3	0 %	100 %	
68 Wood Deck	2007	184	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Cote, David Peter
 PO BOX 23
 EUSTIS ME 04936 0023

B2635P10

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record							
Neighborhood	49 Glidden Subd.		Year	Land	Buildings	Exempt	Total			
Tree Growth Year	0		2012	45,200	176,100	10,000	211,300			
X Coordinate	0		2013	45,000	157,100	10,000	192,100			
Y Coordinate	0		2014	42,000	159,000	10,000	191,000			
Zone/Land Use	11 Residential/Rec.		2015	42,000	157,200	10,000	189,200			
Secondary Zone	41 & Ltd. Residential		2016	39,500	157,200	15,000	181,700			
Topography	2 Rolling		2017	39,500	155,500	20,000	175,000			
1.Level	4.Below St	7.Incline	2018	39,500	155,500	20,000	175,000			
2.Rolling	5.Low	8.	2019	39,500	153,800	20,000	173,300			
3.Above St	6.Swampy	9.	2020	39,500	153,800	25,000	168,300			
Utilities	9 None 9 None		2021	39,500	152,100	25,000	166,600			
1.W & S	4.Dr Well	7.Cspool	2022	56,700	197,700	25,000	229,400			
2.T Water	5.Dug Well	8.Water	2023	56,700	222,600	25,000	254,300			
3.Septic	6.Privy	9.None	2024	63,100	218,900	25,000	257,000			
Street	5 Subdivision Rd.		2025	82,300	222,800	25,000	280,100			
1.Paved	4.R/W	7.	Land Data							
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes	
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code		
STATUS TG-F&O	0		11.Water Departme						1.Second Zone	
Bldg Incomplete	0		12.Undergrd Servi						2.Devel Costs	
Sale Data			13.Substations						3.Swampy	
Sale Date	7/28/2005		14.Transm Lines						4.Size/Shape	
Price			15.Dist System						5.Access	
Sale Type	1 Land Only		Square Foot		Square Feet				6.R/W thru Lot	
1.Land	4.Trailer	7.	16.						7.Restricted	
2.L & B	5.Other	8.	17.TrnsCan Trans						8.Location	
3.Bldg	6.Comm	9.	18.TrnsCan Rds/Im						9.Fractional Sha	
Financing	9 Unknown		19.Condominium						Acres	
1.Convent	4.Seller	7.Bank or Re	20.Tarred Drivewa						30.Softwood (TG)	
2.FHA/VA	5.Private	8.Divorce	Fract. Acre		Acreege/Sites				31.Mixedwood (TG)	
3.Assumed	6.Cash	9.Unknown	21.Base Lot 1st A	21	1.00	75	%	5	32.Hardwood (TG)	
Validity	2 Related Parties		22.Secondary Acre	22	1.00	100	%	0	33.Waste L /R Pro	
1.Valid	4.Bk Repo	7.Abutts	23.Remote Water	24	2.00	100	%	0	34.Roads/Unforest	
2.Related	5.Partial	8.Other	Acres		33	3.56	100	%	0	
3.Distress	6.Exempt	9.Question	24.Next 3-10 Acre	46	1.00	100	%	0	35.Eustis Dam	
Verified	5 Public Record		25.Next 11-15 Acr						36.ReEnergyWater	
1.Buyer	4.Agent	7.Family	26.16+ (Undevel A						37.ReEnergy Site	
2.Seller	5.Pub Rec	8.Other	27.Below 1146Elev						38.ReEnergyTransm	
3.Lender	6.MLS	9.	28.Gravel Pits						39.Deeded R/W to	
			29.Unforested Vac						40.S Lumber Site	
			Total Acreage		7.56				41.Demolition Cha	
									42.Privy/H Tank/	
									43.Comm Imp Lot	
									44.Water Availabl	
									45.Septic Availab	
									46.Wtr&Septic Ava	

Eustis

Map Lot U18-048-E

Account 44

Location 64 GLIDDEN ROAD

Card 1

Of 1

6/26/2025

Building Style 9 Other/Salt Box	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 5 One & 3/4 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 9 Other	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1160
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 2006	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easmt
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpmet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
18 Bulkhead.....	2006	40	3 100	4	0 %	100 %	
68 Wood Deck	2007	112	3 100	4	0 %	100 %	
24 Frame Shed	2010	240	3 100	3	0 %	80 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COTE, DONALD JR
PO BOX 64
STRATTON ME 04982

B1654P126 B3094P243 B3894P142

Previous Owner
POULIN, Larry

115 POULIN DRIVE
READFIELD ME 04355
Sale Date: 3/01/2017

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 49 Glidden Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	28,500	0	0	28,500		
X Coordinate 0			2013	22,300	0	0	22,300		
Y Coordinate 0			2014	22,300	0	0	22,300		
Zone/Land Use 11 Residential/Rec.			2015	22,300	0	0	22,300		
Secondary Zone			2016	22,300	0	0	22,300		
Topography 1 Level			2017	22,300	0	0	22,300		
1.Level 4.Below St 7.Incline			2018	22,300	0	0	22,300		
2.Rolling 5.Low 8.			2019	22,300	0	0	22,300		
3.Above St 6.Swampy 9.			2020	22,300	0	0	22,300		
Utilities 9 None			2021	22,300	0	0	22,300		
1.W & S 4.Dr Well 7.Cspool			2022	29,000	0	0	29,000		
2.T Water 5.Dug Well 8.Water			2023	29,000	0	0	29,000		
3.Septic 6.Privy 9.None			2024	30,800	0	0	30,800		
Street 5 Subdivision Rd.			2025	38,700	0	0	38,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 3/01/2017			15.Dist System			%		5.Access	
Price 10,000						%		6.R/W thru Lot	
Sale Type 1 Land Only						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.						%		9.Fractional Sha	
3.Bldg 6.Comm 9.					%		Acres		
Financing 9 Unknown			16.			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%		32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			19.Condominium			%		33.Waste L /R Pro	
Validity 7 Abutting Propert			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	0.79	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre			%		37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		41.Demolition Cha	
			26.16+ (Undevel A			%		42.Privy/H Tank/	
			27.Below 1146Elev			%		43.Comm Imp Lot	
			28.Gravel Pits			%		44.Water Availabl	
			29.Unforested Vac			%		45.Septic Availab	
			Total Acreage		0.79			46.Wtr&Septic Ava	

Eustis

Map Lot U18-057


Account 656

Location GLIDDEN ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout	
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical 4.O-Built 7.	
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				2.Inadeq 5.Camp 8.	
3.R Ranch	7.Camp	11.	Heat Type				3.Poor 6. 9.	
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	Attic		
Dwelling Units			2.Combo	6.Stove	10.Geo	1.1/4 Fin 4.Full Fin 7.		
Other Units			3.Radiant	7.Electric	11.	2.1/2 Fin 5.FI/Stair 8.CS		
Stories			4.Monitor	8.FI/Wall	12.	3.3/4 Fin 6. 9.None		
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type			Insulation		
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	4.W&C Air	7.	1.Full 4.Minimal 7.		
3.3	6.2 & 1/2	9.	2.Evapor	5.	8.	2.Heavy 5.Partial 8.		
Exterior Walls			3.H Pump	6.	9.None	3.Capped 6. 9.None		
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style			Unfinished %		
2.Vin/Al	6.Brick	10.None	1.Modern	4.Obsolete	7.	Grade & Factor		
3.Masonite	7.Log	11.Boards	2.Typical	5.Basic	8.	1.E Grade 4.C+ Grade 7.A+ Grade		
4.Asb/Asp	8.Concrete	12.	3.Old Type	6.No Water	9.None	2.D Grade 5.B Grade 8.		
Roof Surface			Bath(s) Style			3.C Grade 6.A Grade 9.Same		
1.Steel	4.Asphalt	7.Rubber	1.Modern	4.Obsolete	7.Bio/Chem	SQFT (Footprint)		
2.Vented	5.Wood	8.	2.Typical	5.Basic	8.Privy	Condition		
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	6.	9.None	1.Poor 4.Avg 7.V G		
SF Masonry Trim			# Rooms			2.Fair 5.Avg+ 8.Exc		
ELECTICAL			# Bedrooms			3.Avg- 6.Good 9.Same		
OPEN-4-			# Full Baths			Phys. % Good		
Year Built			# Half Baths			Funct. % Good		
Year Remodeled			# Addn Fixtures			Functional Code		
Foundation			# Fireplaces			1.Incomp 4.Bsmt 7.C Wall		
1.Concrete	4.Wood	7.Partial				2.O-Built 5.Size 8.LongTerm		
2.C Block	5.Slab	8.ledge/ro				3.Damaged 6.Bath 9.None		
3.Gran/Roc	6.Piers	9.Pier/Pad				Econ. % Good		
Basement						Economic Code		
1.1/4 Bmt	4.Full Bmt	7.Dirt FI				0.None 3.No Power 6.Comment		
2.1/2 Bmt	5.Crawl Sp	8.S Level				1.Location 4.Size 7.Uti Easm		
3.3/4 Bmt	6.Fnd noB/	9.None				2.Encroach 5.Condition 8.Incmlpt		
Bsmt Gar # Cars						Entrance Code 0		
Wet Basement						1.Interior 4.Vacant 7.		
1.Dry	4.	7.				2.Refusal 5.Estimate 8.		
2.Damp	5.Crawl Sp	8.SPump	3.Informed 6. 9.					
3.Wet	6.	9.None	Information Code 0					
Date Inspected								
Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
					%	%	1.1 S Frame add	
					%	%	2.2 S Frame add	
					%	%	3.3 S Frame add	
					%	%	4.1 & 1/2 S add	
					%	%	5.1 & 3/4 S add	
					%	%	6.2 & 1/2 S add	
					%	%	21.Open Frame Por	
					%	%	22.Encl Frame Por	
					%	%	23.Frame Garage	
					%	%	24.Frame Shed	
					%	%	25.2S w/ba/no bsm	
					%	%	26.1SFr Overhang	
					%	%	27.Unfin Basement	
					%	%	28.1 S 0 ba/0 bs	
					%	%	29.Finished Attic	



COTE, DONALD O JR
PO BOX 64
STRATTON ME 04982

B1079P119 B1079P119 B1657P309 B2629P303 B2635P10

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	47,200	146,900	10,000	184,100		
X Coordinate 0			2013	45,400	138,400	10,000	173,800		
Y Coordinate 0			2014	42,400	143,200	10,000	175,600		
Zone/Land Use 11 Residential/Rec.			2015	42,400	141,000	10,000	173,400		
Secondary Zone 43 & Ltd. Resource Prot			2016	39,900	140,600	15,000	165,500		
Topography 2 Rolling			2017	39,900	139,000	20,000	158,900		
1.Level 4.Below St 7.Incline			2018	39,900	139,000	20,000	158,900		
2.Rolling 5.Low 8.			2019	39,900	137,400	20,000	157,300		
3.Above St 6.Swampy 9.			2020	39,900	136,200	25,000	151,100		
Utilities 9 None			2021	39,900	135,800	25,000	150,700		
1.W & S 4.Dr Well 7.Cspool			2022	54,600	199,200	25,000	228,800		
2.T Water 5.Dug Well 8.Water			2023	54,600	229,600	25,000	259,200		
3.Septic 6.Privy 9.None			2024	62,700	224,700	25,000	262,400		
Street 6 Private Rd.....			2025	76,800	225,900	25,000	277,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 9			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 3/01/1997			15.Dist System					5.Access	
Price			Square Foot	Square Feet	Effective	Influence	Code	Influence Codes	
Sale Type									
1.Land 4.Trailer 7.			16.					7.Restricted	
2.L & B 5.Other 8.			17.TrnsCan Trans					8.Location	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					9.Fractional Sha	
Financing			19.Condominium					Acres	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	Influence Codes	
3.Assumed 6.Cash 9.Unknown									21.Base Lot 1st A
Validity			22.Secondary Acre	21	1.00	100	%	0	31.Mixedwood (TG)
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	22	1.00	100	%	0	32.Hardwood (TG)
2.Related 5.Partial 8.Other			Acres	33	1.80	100	%	0	33.Waste L /R Pro
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre	46	1.00	100	%	0
Verified			25.Next 11-15 Acr						35.Eustis Dam
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						36.ReEnergyWater
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev						37.ReEnergy Site
3.Lender 6.MLS 9.			28.Gravel Pits						38.ReEnergy/Transm
			29.Unforested Vac						39.Deeded R/W to
			Total Acreage		3.80				40.S Lumber Site
									41.Demolition Cha
									42.Privy/H Tank/
									43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U18-048-D-2

Account 979

Location 122 GLIDDEN ROAD

Card 1 Of 1 6/26/2025

Building Style 8 Log Home/Cabin	SF Bsmt Living 450	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 3 85	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 896
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1999	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2006	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 7 Pers Inspection	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2008	192	3 100	4	0 %	100 %	
68 Wood Deck	2008	68	3 100	4	0 %	100 %	
24 Frame Shed	2011	336	3 100	4	0 %	70 %	
24 Frame Shed	2011	336	3 100	4	0 %	70 %	
43 1 1/2 S.Garage	2011	896	3 100	4	0 %	100 %	
1 1 S.Frame add-on	2018	280	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Cote, Donald O., Jr.
Cote, David P. & Casey L.
PO BOX 23
EUSTIS ME 04936

B1637P253 B3750P250 B4110P282

Previous Owner
LOCKYER, GENE E., TRUSTEE
C/O Phyllis Fernald
THE TRUST OF GENE E. LOCKYER
VASSELBORO ME 04989
Sale Date: 7/17/2015

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 77 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 1995			2012	30,000	0	0	30,000		
X Coordinate 0			2013	30,500	0	0	30,500		
Y Coordinate 0			2014	31,600	0	0	31,600		
Zone/Land Use 15 Rural Woodland 2			2015	31,200	0	0	31,200		
Secondary Zone			2016	37,800	0	0	37,800		
Topography 2 Rolling			2017	43,400	0	0	43,400		
1.Level 4.Below St 7.Incline			2018	44,300	0	0	44,300		
2.Rolling 5.Low 8.			2019	37,700	0	0	37,700		
3.Above St 6.Swampy 9.			2020	33,400	0	0	33,400		
Utilities 9 None			2021	35,500	0	0	35,500		
1.W & S 4.Dr Well 7.Cspool			2022	44,300	0	0	44,300		
2.T Water 5.Dug Well 8.Water			2023	42,400	0	0	42,400		
3.Septic 6.Privy 9.None			2024	44,800	0	0	44,800		
Street 1 Paved			2025	50,900	0	0	50,900		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 7/17/2015			14.Transm Lines			%		4.Size/Shape	
Price 162,000			15.Dist System			%		5.Access	
Sale Type 1 Land Only			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown						%		32.Hardwood (TG)	
Validity 1 Arms Length Sale			Fract. Acre	Acreege/Sites				33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	30	20.53	100 %	0	34.Roads/Unforest	
2.Related 5.Partial 8.Other			22.Secondary Acre	31	66.48	100 %	0	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			23.Remote Water	33	8.00	100 %	0	36.ReEnergyWater	
Verified 5 Public Record			Acres	21	0.17	100 %	0	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre	34	1.46	100 %	0	38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr	24	0.00	100 %	0	39.Deeded R/W to	
3.Lender 6.MLS 9.			26.16+ (Undevel A					40.S Lumber Site	
			27.Below 1146Elev					41.Demolition Cha	
			28.Gravel Pits					42.Privy/H Tank/	
			29.Unforested Vac					43.Comm Imp Lot	
				Total Acreege		96.64		44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R05-004


Account 490

Location ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

Cote, Ronald P
Cote, Irene C
32 Dusty Road
West Gardiner ME 04345

B1419P212 B3270P178 B3315P330 B3739P119

Previous Owner
Buotte, Dianne,
Cote, Ronald P.
72 Hardscrabble Rd.
Litchfield, ME 04350
Sale Date: 6/11/2015

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 21 Flagstaff Lake			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	135,400	82,600	0	218,000		
X Coordinate 0			2013	155,100	76,700	0	231,800		
Y Coordinate 0			2014	155,100	79,700	0	234,800		
Zone/Land Use 41 Limited Residential			2015	155,100	79,100	0	234,200		
Secondary Zone			2016	130,100	78,400	0	208,500		
Topography 1 Level			2017	130,100	78,200	0	208,300		
1.Level 4.Below St 7.Incline			2018	130,100	77,500	0	207,600		
2.Rolling 5.Low 8.			2019	130,100	77,300	0	207,400		
3.Above St 6.Swampy 9.			2020	130,100	76,400	0	206,500		
Utilities 1 Twn.Watr& Septic			2021	130,100	76,400	0	206,500		
1.W & S 4.Dr Well 7.Cspool			2022	168,200	98,200	0	266,400		
2.T Water 5.Dug Well 8.Water			2023	168,200	115,000	0	283,200		
3.Septic 6.Privy 9.None			2024	170,200	113,300	0	283,500		
Street 5 Subdivision Rd.			2025	184,200	114,600	0	298,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 6/11/2015			14.Transm Lines			%		4.Size/Shape	
Price 115,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.									7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre		Acreege/Sites				32.Hardwood (TG)
Validity 1 Arms Length Sale									33.Waste L /R Pro
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	1.00	100	%	0	34.Roads/Unforest
2.Related 5.Partial 8.Other			22.Secondary Acre	22	1.00	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			23.Remote Water	24	0.41	100	%	0	36.ReEnergyWater
Verified 5 Public Record			Acres						37.ReEnergy Site
1.Buyer 4.Agent 7.Family									
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre	46	1.00	100	%	0	39.Deeded R/W to
3.Lender 6.MLS 9.			25.Next 11-15 Acr						40.S Lumber Site
			26.16+ (Undevel A						41.Demolition Cha
			27.Below 1146Elev						42.Privy/H Tank/
			28.Gravel Pits						43.Comm Imp Lot
			29.Unforested Vac						44.Water Availabl
			Total Acreage		2.41				45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot U02-002


Account 771

Location 26 BEACH STREET

Card 1

Of 1

6/26/2025

Building Style 8 Log Home/Cabin	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 8 Floor/Wall Unit	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 7 Log/Inc.Fake Log	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 728
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1994	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/29/1994

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	2004	120	2 100	3	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
23 Frame Garage	2009	728	3 100	4	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add- 6.2 & 1/2 S add-
71 8 Ohead Door	2009	2	3 100	4	0 %	100 %	21.Open Frame Por 22.Encl Frame Por 23.Frame Garage 24.Frame Shed 25.2S w/ba/no bsm 26.1SFr Overhang 27.Unfin Basement 28.1 S 0 ba/0 bs 29.Finished Attic
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



Cote, Samantha J
PO Box 28
Eustis ME 04936

B2998P35 B3580P140 B3849P170 B3909P106

Previous Owner
Le Duc, Herbert R.
Le Duc, Jolene
P.O. Box 151
Eustis ME 04936
Sale Date: 8/28/2013

Previous Owner
BERNSTEIN, KEITH

P.O. Box 40
EUSTIS, ME 04936 0171
Sale Date: 1/18/2008

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 54 Bernstein Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	72,300	65,000	10,000	127,300		
X Coordinate 0			2013	70,700	57,700	10,000	118,400		
Y Coordinate 0			2014	70,200	58,600	0	128,800		
Zone/Land Use 11 Residential/Rec.			2015	70,200	56,800	0	127,000		
Secondary Zone			2016	70,200	56,200	15,000	111,400		
Topography 7 Inclining			2017	70,200	56,100	20,000	106,300		
1.Level 4.Below St 7.Incline			2018	70,200	55,500	20,000	105,700		
2.Rolling 5.Low 8.			2019	70,200	55,400	20,000	105,600		
3.Above St 6.Swampy 9.			2020	70,200	54,700	25,000	99,900		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	70,200	54,000	25,000	99,200		
1.W & S 4.Dr Well 7.Cspool			2022	86,900	70,200	25,000	132,100		
2.T Water 5.Dug Well 8.Water			2023	86,900	87,400	25,000	149,300		
3.Septic 6.Privy 9.None			2024	93,900	86,200	25,000	155,100		
Street 1 Paved			2025	105,000	88,100	25,000	168,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 8/28/2013			14.Transm Lines			%		4.Size/Shape	
Price 50,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 3 Distressed Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.90	100	%	0	36.ReEnergyWater
Verified 5 Public Record			23.Remote Water	46	1.00	100	%	0	37.ReEnergy Site
1.Buyer 4.Agent 7.Family			Acres			%			38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%			39.Deeded R/W to
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%			40.S Lumber Site
			26.16+ (Undevel A			%			41.Demolition Cha
			27.Below 1146Elev			%			42.Privy/H Tank/
			28.Gravel Pits			%			43.Comm Imp Lot
			29.Unforested Vac			%			44.Water Availabl
			Total Acreage		1.90				45.Septic Availab
									46.Wtr&Septic Ava


Eustis

Map Lot R06-088-D

Account 49

Location 197 PORTER NADEAU ROAD

Card 1 Of 1 6/26/2025

Building Style 9 Other/Salt Box	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 480
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1985	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2009	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incnpet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 3 Tenant	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 7/31/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 1 S.Frame add-on	2009	90	3 100	4	0 %	100 %	
50 Deck w/Roof	2009	110	3 100	4	0 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COUTURE, GARY R
Couture, Real, Life Tenency
PO BOX 49
2519 Main Street
SOUTH CHATHAM MA 02659 0049
B1517P313

Property Data			Assessment Record				
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total
Tree Growth Year 0			2012	37,800	37,600	0	75,400
X Coordinate 0			2013	34,900	35,800	0	70,700
Y Coordinate 0			2014	34,300	36,400	0	70,700
Zone/Land Use 11 Residential/Rec.			2015	34,300	35,800	0	70,100
Secondary Zone			2016	33,800	35,800	0	69,500
Topography 2 Rolling			2018	33,800	35,600	0	69,400
1.Level 4.Below St 7.Incline			2019	33,800	35,500	0	69,300
2.Rolling 5.Low 8.			2020	33,800	35,500	0	69,300
3.Above St 6.Swampy 9.			2021	33,800	35,400	0	69,200
Utilities 3 Septic Disposal& 5 Dug Well &			2022	43,900	46,000	0	89,900
1.W & S 4.Dr Well 7.Cspool			2023	43,900	66,800	0	110,700
2.T Water 5.Dug Well 8.Water			2024	52,300	65,500	0	117,800
3.Septic 6.Privy 9.None			2025	63,000	67,600	0	130,600
Street 5 Subdivision Rd.							
1.Paved 4.R/W 7.							
2.Semi Imp 5.Sub Rd 8.							
3.Gravel 6.Priv Rd 9.None							
STATUS TG-F&O 0							
Bldg Incomplete 0							

Inspection Witnessed By:

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

Notes:

Sale Data		
Sale Date	5/01/1995	
Price		
Sale Type	2 Land & Buildings	
1.Land 4.Trailer 7.		
2.L & B 5.Other 8.		
3.Bldg 6.Comm 9.		
Financing		
1.Convent 4.Seller 7.Bank or Re		
2.FHA/VA 5.Private 8.Divorce		
3.Assumed 6.Cash 9.Unknown		
Validity	2 Related Parties	
1.Valid 4.Bk Repo 7.Abutts		
2.Related 5.Partial 8.Other		
3.Distress 6.Exempt 9.Question		
Verified	1 Buyer	
1.Buyer 4.Agent 7.Family		
2.Seller 5.Pub Rec 8.Other		
3.Lender 6.MLS 9.		

Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Water Departme				%		1.Second Zone
12.Undergrd Servi				%		2.Devel Costs
13.Substations				%		3.Swampy
14.Transm Lines				%		4.Size/Shape
15.Dist System				%		5.Access
				%		6.R/W thru Lot
				%		7.Restricted
				%		8.Location
				%		9.Fractional Sha
				%		Acres
				%		30.Softwood (TG)
				%		31.Mixedwood (TG)
				%		32.Hardwood (TG)
				%		33.Waste L /R Pro
				%		34.Roads/Unforest
				%		35.Eustis Dam
				%		36.ReEnergyWater
				%		37.ReEnergy Site
				%		38.ReEnergyTransm
				%		39.Deeded R/W to
				%		40.S Lumber Site
				%		41.Demolition Cha
				%		42.Privy/H Tank/
				%		43.Comm Imp Lot
				%		44.Water Availabl
				%		45.Septic Availab
				%		46.Wtr&Septic Ava
Total Acreage		1.20				


Eustis

Map Lot U18-033

Account 145

Location 53 WINDMILL ROAD

Card 1 Of 1 6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 2 Combination	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 3 Old Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 529
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1940	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 5 Crawl Space		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/14/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 1 S.Frame add-on	1960	72	3 100	3	0 %	88 %	1.1 S Frame add-
22 Encl Frame Porch	1960	184	2 100	3	0 %	100 %	2.2 S Frame add-
24 Frame Shed	1994	168	2 100	3	0 %	100 %	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



COX, CHARLES E
108 FERRY ROAD
LSIBON ME 04250

B940P277 B4560P232

Previous Owner
TURGEON, PHILIPPE O
TURGEON, JACQUELINE
8 BUTLER DRIVE
LEWISTON, ME 04240
Sale Date: 6/26/2023

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 18 Porter/Nadeau Rd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 1987			2012	4,100	0	0	4,100		
X Coordinate 0			2013	4,200	0	0	4,200		
Y Coordinate 0			2014	4,400	0	0	4,400		
Zone/Land Use 15 Rural Woodland 2			2015	4,400	0	0	4,400		
Secondary Zone			2016	5,300	0	0	5,300		
Topography 2 Rolling			2017	5,600	0	0	5,600		
1.Level 4.Below St 7.Incline			2018	5,800	0	0	5,800		
2.Rolling 5.Low 8.			2019	5,400	0	0	5,400		
3.Above St 6.Swampy 9.			2020	5,500	0	0	5,500		
Utilities 9 None			2021	5,000	0	0	5,000		
1.W & S 4.Dr Well 7.Cspool			2022	5,000	0	0	5,000		
2.T Water 5.Dug Well 8.Water			2023	5,000	0	0	5,000		
3.Septic 6.Privy 9.None			2024	5,200	0	0	5,200		
Street 9 None			2025	5,500	0	0	5,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 2020			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 6/26/2023			15.Dist System			%		5.Access	
Price						%		6.R/W thru Lot	
Sale Type 1 Land Only						%		7.Restricted	
1.Land 4.Trailer 7.			Square Foot	Square Feet				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	Acres		
Financing 9 Unknown			16.			%	30.Softwood (TG)		
1.Convent 4.Seller 7.Bank or Re			17.TrnsCan Trans			%	31.Mixedwood (TG)		
2.FHA/VA 5.Private 8.Divorce			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
3.Assumed 6.Cash 9.Unknown			19.Condominium			%	33.Waste L /R Pro		
Validity 8 Other Non Valid			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	30	3.00	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	31	9.60	100 %	0	37.ReEnergy Site	
Verified 5 Public Record			23.Remote Water	32	5.60	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			Acres			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other				24.Next 3-10 Acre			%	40.S Lumber Site	
3.Lender 6.MLS 9.				25.Next 11-15 Acr			%	41.Demolition Cha	
				26.16+ (Undevel A			%	42.Privy/H Tank/	
				27.Below 1146Elev			%	43.Comm Imp Lot	
				28.Gravel Pits			%	44.Water Availabl	
				29.Unforested Vac			%	45.Septic Availab	
			Total Acreage			18.20		46.Wtr&Septic Ava	

Eustis

Map Lot R06-099


Account 836

Location PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

COX, CHARLES E
108 FERRY RD
LISBON ME 04250

B650P278 B1948P166 B4560P232

Previous Owner
TURGEON, PHILIPPE O
TURGEON, JACQUELINE
8 BUTLER DRIVE
LEWISTON, ME 04240
Sale Date: 6/30/2023

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 19 Rural			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	31,200	26,400	0	57,600		
X Coordinate 0			2013	26,200	24,800	0	51,000		
Y Coordinate 0			2014	22,000	24,600	0	46,600		
Zone/Land Use 11 Residential/Rec.			2015	22,000	23,700	0	45,700		
Secondary Zone			2016	21,000	23,700	0	44,700		
Topography 2 Rolling			2017	21,000	23,400	0	44,400		
1.Level 4.Below St 7.Incline			2018	21,000	23,400	0	44,400		
2.Rolling 5.Low 8.			2019	21,000	23,100	0	44,100		
3.Above St 6.Swampy 9.			2020	21,000	22,800	0	43,800		
Utilities 9 None			2021	21,000	22,700	0	43,700		
1.W & S 4.Dr Well 7.Cspool			2022	28,600	29,100	0	57,700		
2.T Water 5.Dug Well 8.Water			2023	28,600	50,300	0	78,900		
3.Septic 6.Privy 9.None			2024	34,600	48,500	0	83,100		
Street 6 Private Rd.....			2025	49,000	47,200	0	96,200		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 6/30/2023			14.Transm Lines			%		4.Size/Shape	
Price			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 8 Other Non Valid				21.Base Lot 1st A	21	1.00	100	%	0
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	0.40	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water					%	
3.Distress 6.Exempt 9.Question			Acres					%	
Verified 5 Public Record			24.Next 3-10 Acre					%	
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr					%	
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A					%	
3.Lender 6.MLS 9.			27.Below 1146Elev					%	
			28.Gravel Pits					%	
			29.Unforested Vac					%	
			Total Acreege		1.40				
						33.Waste L /R Pro			
						34.Roads/Unforest			
						35.Eustis Dam			
						36.ReEnergyWater			
						37.ReEnergy Site			
						38.ReEnergyTransm			
						39.Deeded R/W to			
						40.S Lumber Site			
						41.Demolition Cha			
						42.Privy/H Tank/			
						43.Comm Imp Lot			
						44.Water Availabl			
						45.Septic Availab			
						46.Wtr&Septic Ava			

Eustis

Map Lot R11-011

Account 837

Location 457 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 6 Stove	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 5 Basic	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 5 Basic	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 360
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 2	2.Fair 5.Avg+ 8.Exc
ELECTICAL 9	# Bedrooms 1	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 0	Phys. % Good 0%
Year Built 1984	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 3 Information Only
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 1 Owner
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 9/08/1999

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1984	120	2 100	3	0 %	100 %	
24 Frame Shed	1985	99	2 100	3	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfn Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



Coyote Properties, LLC
P.O. Box 500
New Gloucester ME 04260

B2879P166 B3718P298

Previous Owner
Faisst, Robert Jr.
405 5th. Avenue

Egg Harbor City NJ 08215
Sale Date: 3/16/2015

Previous Owner
KRONMAIER, WILLIAM
KRONMAIER, MARY P.
2819 CEDAR LANE SWEETWATER
HAMMONTON NJ 08037
Sale Date: 3/14/2007

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 82 Eustis Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	35,700	34,300	0	70,000		
X Coordinate 0			2013	34,600	16,200	0	50,800		
Y Coordinate 0			2014	32,600	16,400	0	49,000		
Zone/Land Use 12 General Develop.			2015	32,600	16,200	0	48,800		
Secondary Zone			2016	32,600	16,200	0	48,800		
Topography 7 Inclining			2017	32,600	16,200	0	48,800		
1.Level 4.Below St 7.Incline			2018	32,600	16,200	0	48,800		
2.Rolling 5.Low 8.			2019	32,600	16,200	0	48,800		
3.Above St 6.Swampy 9.			2020	32,600	16,200	0	48,800		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	32,600	16,200	0	48,800		
1.W & S 4.Dr Well 7.Cspool			2022	67,000	21,100	0	88,100		
2.T Water 5.Dug Well 8.Water			2023	67,000	31,600	0	98,600		
3.Septic 6.Privy 9.None			2024	69,900	31,200	0	101,100		
Street 4 Right of Way			2025	79,700	31,600	0	111,300		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 2/25/2015			14.Transm Lines			%		4.Size/Shape	
Price 16,200			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot	Square Feet				6.R/W thru Lot	
1.Land 4.Trailer 7.								7.Restricted	
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
Validity 8 Other Non Valid								33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	0.98	100	%	0	34.Roads/Unforest
2.Related 5.Partial 8.Other			22.Secondary Acre	46	1.00	100	%	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			23.Remote Water						36.ReEnergyWater
Verified 5 Public Record			Acres						37.ReEnergy Site
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre						38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr						39.Deeded R/W to
3.Lender 6.MLS 9.			26.16+ (Undevel A						40.S Lumber Site
			27.Below 1146Elev						41.Demolition Cha
			28.Gravel Pits						42.Privy/H Tank/
			29.Unforested Vac						43.Comm Imp Lot
			Total Acreage		0.98				44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

CRAFTS, BARRY H
Crafts, Jennifer L
PO BOX 59
EUSTIS ME 04936

B2244P229 B3261P148

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 71 Porter/Nadeau Small Lots			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	66,300	44,000	10,000	100,300		
X Coordinate 0			2013	63,000	41,400	10,000	94,400		
Y Coordinate 0			2014	60,000	41,900	10,000	91,900		
Zone/Land Use 11 Residential/Rec.			2015	60,000	40,900	10,000	90,900		
Secondary Zone			2016	57,000	40,400	15,000	82,400		
Topography 7 Inclining			2017	57,000	40,400	20,000	77,400		
1.Level 4.Below St 7.Incline			2018	57,000	56,400	20,000	93,400		
2.Rolling 5.Low 8.			2019	57,000	56,300	20,000	93,300		
3.Above St 6.Swampy 9.			2020	57,000	55,700	25,000	87,700		
Utilities 9 None			2021	57,000	55,200	25,000	87,200		
1.W & S 4.Dr Well 7.Cspool			2022	70,500	71,500	25,000	117,000		
2.T Water 5.Dug Well 8.Water			2023	70,500	98,600	25,000	144,100		
3.Septic 6.Privy 9.None			2024	91,500	96,100	25,000	162,600		
Street 1 Paved			2025	120,400	98,100	25,000	193,500		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 2/01/2003			15.Dist System					5.Access	
Price 70,000			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type 2 Land & Buildings								7.Restricted	
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing 9 Unknown								18.TrnsCan Rds/Im	
1.Convent 4.Seller 7.Bank or Re			19.Condominium					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acres/Sites				33.Waste L /R Pro	
Validity 1 Arms Length Sale								21.Base Lot 1st A	
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	21	1.00	100	%	0	35.Eustis Dam
2.Related 5.Partial 8.Other			23.Remote Water	22	1.00	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			Acres	24	1.80	100	%	0	37.ReEnergy Site
Verified 5 Public Record				24.Next 3-10 Acre	46	1.00	100	%	0
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr						39.Deeded R/W to
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A						40.S Lumber Site
3.Lender 6.MLS 9.			27.Below 1146Elev						41.Demolition Cha
			28.Gravel Pits						42.Privy/H Tank/
			29.Unforested Vac	Total Acreage		3.80			43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Eustis

Map Lot R06-088-A

Account 115

Location 206 PORTER NADEAU ROAD

Card 1

Of 1

6/26/2025

Building Style	7 Camp/Cottage			SF Bsmt Living	0			Layout	1 Typical						
1.Ranch/Co	5.A-Frame	9.Other		Fin Bsmt Grade	0 0			1.Typical	4.O-Built	7.					
2.Gambrel	6.Apt.Bldg	10.Daylt.B		OPEN-5-CUSTOMIZE 0				2.Inadeq	5.Camp	8.					
3.R Ranch	7.Camp	11.		Heat Type	100% 4 Gas/Oil Monitor			3.Poor	6.	9.					
4.Cape/Col	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic 9 None							
Dwelling Units	1			2.Combo	6.Stove	10.Geo		1.1/4 Fin	4.Full Fin	7.					
Other Units	0			3.Radiant	7.Electric	11.		2.1/2 Fin	5.FI/Stair	8.CS					
Stories	7 One Story W/Loft			4.Monitor	8.FI/Wall	12.		3.3/4 Fin	6.	9.None					
1.1	4.1 & 1/2	7.1.S/w/lf		Cool Type 0% 9 None				Insulation 1 Full							
2.2	5.1 & 3/4	8.1 & 1/4		1.A/C	4.W&C Air	7.		1.Full	4.Minimal	7.					
3.3	6.2 & 1/2	9.		2.Evapor	5.	8.		2.Heavy	5.Partial	8.					
Exterior Walls 5 B.& B./T-I-II				3.H Pump	6.	9.None		3.Capped	6.	9.None					
1.Clbd/Shg	5.B/B/T111	9.Other		Kitchen Style 2 Typical				Unfinished % 0%							
2.Vin/Al	6.Brick	10.None		1.Modern	4.Obsolete	7.		Grade & Factor 3 Average 100%							
3.Masonite	7.Log	11.Boards		2.Typical	5.Basic	8.		1.E Grade	4.C+ Grade	7.A+ Grade					
4.Asb/Asp	8.Concrete	12.		3.Old Type	6.No Water	9.None		2.D Grade	5.B Grade	8.					
Roof Surface 4 Asphalt Shingles				Bath(s) Style 2 Typical Bath(s)				3.C Grade 6.A Grade 9.Same							
1.Steel	4.Asphalt	7.Rubber		1.Modern	4.Obsolete	7.Bio/Chem		SQFT (Footprint) 432							
2.Vented	5.Wood	8.		2.Typical	5.Basic	8.Privy		Condition 4 Average							
3.Tin/Alum	6.Rolled	9.Other		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G					
SF Masonry Trim	0			# Rooms 2				2.Fair	5.Avg+	8.Exc					
ELECTICAL	3			# Bedrooms 1				3.Avg-	6.Good	9.Same					
OPEN-4-	0			# Full Baths 1				Phys. % Good 0%							
Year Built	1985			# Half Baths 0				Funct. % Good 100%							
Year Remodeled	0			# Addn Fixtures 0				Functional Code 9 None							
Foundation 6 Piers/Posts				# Fireplaces 0				1.Incomp	4.Bsmt	7.C Wall					
1.Concrete	4.Wood	7.Partial						2.O-Built	5.Size	8.LongTerm					
2.C Block	5.Slab	8.ledge/ro						3.Damaged				6.Bath	9.None		
3.Gran/Roc	6.Piers	9.Pier/Pad						Econ. % Good 100%				Economic Code None			
Basement 9 0 Bsmt/O Fdtn								0.None				3.No Power	6.Comment		
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl						1.Location				4.Size	7.Uti Easm		
2.1/2 Bmt	5.Crawl Sp	8.S Level						2.Encroach				5.Condition	8.Incmlpt		
3.3/4 Bmt	6.Fnd noB/	9.None						Entrance Code 3 Information Only				1.Interior 4.Vacant 7.			
Bsmt Gar # Cars 0								2.Refusal 5.Estimate 8.				3.Informed 6. 9.			
Wet Basement 9 No Basement								Information Code 1 Owner				1.Owner 4.Agent 7.Inspect			
1.Dry	4.	7.						2.Relative 5.Estimate 8.				3.Tenant 6.Other 9.			
2.Damp	5.Crawl Sp	8.SPump													
3.Wet	6.	9.None													

Date Inspected 10/24/1996

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
22 Encl Frame Porch	2010	144	3 100	4	0 %	100 %		1.1 S Frame add-
24 Frame Shed	1995	102	2 100	3	0 %	100 %		2.2 S Frame add-
995 8 Mobile Home	1990	8x32	2 100	2	0 %	50 %		3.3 S Frame add-
1 1 S.Frame add-on	2017	240	3 100	4	0 %	100 %		4.1 & 1/2 S add-
					%	%		5.1 & 3/4 S add-
					%	%		6.2 & 1/2 S add-
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic



CRANE, TROY A
CRANE, SUSAN
300 FLETCHER RD
AUBURN ME 04210

B1594P348 B4237P17

Previous Owner
LAJOIE, RAYMOND A.,ET AL
LAJOIE, R. DAVID, ET AL
5 Mill Rd
Hope Valley RI 02832
Sale Date: 9/25/2020

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 16 Eustis Ridge			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	49,900	11,100	0	61,000		
X Coordinate 0			2013	48,300	10,700	0	59,000		
Y Coordinate 0			2014	48,200	11,000	0	59,200		
Zone/Land Use 11 Residential/Rec.			2015	48,200	11,300	0	59,500		
Secondary Zone			2016	46,800	11,200	0	58,000		
Topography 7 Inclining			2017	46,800	11,100	0	57,900		
1.Level 4.Below St 7.Incline			2018	46,800	11,100	0	57,900		
2.Rolling 5.Low 8.			2019	46,800	11,100	0	57,900		
3.Above St 6.Swampy 9.			2020	46,800	11,000	0	57,800		
Utilities 3 Septic Disposal& 5 Dug Well &			2021	46,800	10,900	0	57,700		
1.W & S 4.Dr Well 7.Cspool			2022	61,700	14,200	0	75,900		
2.T Water 5.Dug Well 8.Water			2023	61,700	25,100	0	86,800		
3.Septic 6.Privy 9.None			2024	68,700	25,000	0	93,700		
Street 1 Paved			2025	79,300	88,500	0	167,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 9/25/2020			14.Transm Lines			%		4.Size/Shape	
Price 55,000			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	70	%	4	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	0.03	100	%	0	
Verified 5 Public Record			23.Remote Water	46	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			Acres			%			
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%			
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%			
			26.16+ (Undevel A			%			
			27.Below 1146Elev			%			
			28.Gravel Pits			%			
			29.Unforested Vac			%			
			Total Acreage			1.03			

- 1.Second Zone
- 2.Devel Costs
- 3.Swampy
- 4.Size/Shape
- 5.Access
- 6.R/W thru Lot
- 7.Restricted
- 8.Location
- 9.Fractional Sha
- Acres**
- 30.Softwood (TG)
- 31.Mixedwood (TG)
- 32.Hardwood (TG)
- 33.Waste L /R Pro
- 34.Roads/Unforest
- 35.Eustis Dam
- 36.ReEnergyWater
- 37.ReEnergy Site
- 38.ReEnergyTransm
- 39.Deeded R/W to
- 40.S Lumber Site
- 41.Demolition Cha
- 42.Privy/H Tank/
- 43.Comm Imp Lot
- 44.Water Availabl
- 45.Septic Availab
- 46.Wtr&Septic Ava

Eustis

Map Lot R06-023-A

Account 395

Location 299 EUSTIS RIDGE

Card 1

Of 1

6/26/2025

Building Style 1 Conven/Ranch	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 1 Hot Water BB	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 60%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 1 Steel	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 896
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 8	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 2024	# Half Baths 0	Funct. % Good 40%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 1 Incomplete
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmplet
Bsmt Gar # Cars 0		Entrance Code 0
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
862 Marlette M/H	1966	12x60	3 100	4	0	% 95 %	1.1 S Frame add-
95 Mobile Home	1990	708	3 100	3	0	% 100 %	2.2 S Frame add-
68 Wood Deck	1990	25	3 100	3	0	% 100 %	3.3 S Frame add-
22 Encl Frame Porch	1996	128	3 100	4	0	% 100 %	4.1 & 1/2 S add-
						% %	5.1 & 3/4 S add-
						% %	6.2 & 1/2 S add-
						% %	21.Open Frame Por
						% %	22.Encl Frame Por
						% %	23.Frame Garage
						% %	24.Frame Shed
						% %	25.2S w/ba/no bsm
						% %	26.1SFr Overhang
						% %	27.Unfin Basement
						% %	28.1 S 0 ba/0 bs
						% %	29.Finished Attic



Croce, Louis J
 Croce, Carmel M
 49 Forest Avenue
 Windham, ME 04062

B2850P163

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 62 Northview Subdivision			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	131,100	4,100	0	135,200		
X Coordinate 0			2013	124,700	3,900	0	128,600		
Y Coordinate 0			2014	124,100	3,900	0	128,000		
Zone/Land Use 15 Rural Woodland 2			2015	124,100	4,500	0	128,600		
Secondary Zone			2016	121,100	4,500	0	125,600		
Topography 2 Rolling			2017	121,100	4,500	0	125,600		
1.Level 4.Below St 7.Incline			2018	121,100	4,500	0	125,600		
2.Rolling 5.Low 8.			2019	121,100	4,500	0	125,600		
3.Above St 6.Swampy 9.			2020	121,100	4,500	0	125,600		
Utilities 9 None 9 None			2021	121,100	4,500	0	125,600		
1.W & S 4.Dr Well 7.Cspool			2022	137,600	5,900	0	143,500		
2.T Water 5.Dug Well 8.Water			2023	137,600	10,800	0	148,400		
3.Septic 6.Privy 9.None			2024	152,600	10,800	0	163,400		
Street 5 Subdivision Rd.			2025	190,000	10,700	0	200,700		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date			15.Dist System					5.Access	
Price			Square Foot	Square Feet	Effective	Influence	Code	6.R/W thru Lot	
Sale Type									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	
Validity			22.Secondary Acre					33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water					34.Roads/Unforest	
2.Related 5.Partial 8.Other			Acres	Acres/Sites	Effective	Influence	Code	35.Eustis Dam	
3.Distress 6.Exempt 9.Question								24.Next 3-10 Acre	
Verified			25.Next 11-15 Acr					36.ReEnergyWater	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A					37.ReEnergy Site	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev					38.ReEnergy/Transm	
3.Lender 6.MLS 9.			28.Gravel Pits					39.Deeded R/W to	
			29.Unforested Vac					40.S Lumber Site	
			Total Acreage		20.43			41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R11-006-014


Account 998

Location NORTHVIEW DRIVE

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	2007	285	3 100	4	70 %	100 %	
					%	%	1.1 S Frame add-
					%	%	2.2 S Frame add-
					%	%	3.3 S Frame add-
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CROMWELL, JULIE A
P.O. BOX 1557
WISCASSETT, ME 04578

B2130P36

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 44 Tea Brook			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	40,100	62,300	0	102,400		
X Coordinate 0			2013	38,300	59,600	0	97,900		
Y Coordinate 0			2014	37,600	60,300	0	97,900		
Zone/Land Use 11 Residential/Rec.			2015	37,600	59,400	0	97,000		
Secondary Zone			2016	37,100	58,700	0	95,800		
Topography 2 Rolling			2017	37,100	57,900	0	95,000		
1.Level 4.Below St 7.Incline			2018	37,100	57,900	0	95,000		
2.Rolling 5.Low 8.			2019	37,100	57,200	0	94,300		
3.Above St 6.Swampy 9.			2020	37,100	57,100	0	94,200		
Utilities 3 Septic Disposal&			2021	37,100	56,400	0	93,500		
1.W & S 4.Dr Well 7.Cspool			2022	48,000	72,400	0	120,400		
2.T Water 5.Dug Well 8.Water			2023	48,000	111,900	0	159,900		
3.Septic 6.Privy 9.None			2024	56,400	109,000	0	165,400		
Street 5 Subdivision Rd.			2025	67,200	110,600	0	177,800		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 3/01/2029			14.Transm Lines			%		4.Size/Shape	
Price 68,500			15.Dist System			%		5.Access	
Sale Type 2 Land & Buildings			Square Foot		Square Feet				6.R/W thru Lot
1.Land 4.Trailer 7.							%		7.Restricted
2.L & B 5.Other 8.			16.			%		8.Location	
3.Bldg 6.Comm 9.			17.TrnsCan Trans			%		9.Fractional Sha	
Financing 9 Unknown			18.TrnsCan Rds/Im			%		Acres	
1.Convent 4.Seller 7.Bank or Re			19.Condominium			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			Fract. Acre	Acreeage/Sites				32.Hardwood (TG)	
Validity 1 Arms Length Sale				21.Base Lot 1st A	21	1.00	100	%	0
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	0.22	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water	46	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			Acres			%			
Verified 5 Public Record			24.Next 3-10 Acre			%			
1.Buyer 4.Agent 7.Family			25.Next 11-15 Acr			%			
2.Seller 5.Pub Rec 8.Other			26.16+ (Undevel A			%			
3.Lender 6.MLS 9.			27.Below 1146Elev			%			
			28.Gravel Pits			%			
			29.Unforested Vac			%			
			Total Acreage		1.22				33.Waste L /R Pro
								34.Roads/Unforest	
								35.Eustis Dam	
								36.ReEnergyWater	
								37.ReEnergy Site	
								38.ReEnergyTransm	
								39.Deeded R/W to	
								40.S Lumber Site	
								41.Demolition Cha	
								42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

CRONKHITE, NEIL
GREENE, KELLY
12 OLD MILL LANE
HOOKSET NH 03106

B1515P306 B4364P138 B4590P277

Previous Owner
ALVAREZ, SARAH G
MURRAY, MICHAEL J
15 MAST ROAD
SCARBOROUGH ME 04074
Sale Date: 10/19/2023

Previous Owner
HINMAN, JEFFERY
HINMAN, BETH ANN T
P.O. BOX 55
EUSTIS ME 04936 0055
Sale Date: 8/26/2021

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 25 Norway Sub.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	134,100	177,100	10,000	301,200		
X Coordinate 0			2013	153,800	164,800	10,000	308,600		
Y Coordinate 0			2014	153,800	170,100	10,000	313,900		
Zone/Land Use 41 Limited Residential			2015	153,800	171,100	10,000	314,900		
Secondary Zone			2016	128,800	169,100	15,000	282,900		
Topography 1 Level			2017	128,800	169,100	20,000	277,900		
1.Level 4.Below St 7.Incline			2018	128,800	167,200	20,000	276,000		
2.Rolling 5.Low 8.			2019	128,800	167,200	20,000	276,000		
3.Above St 6.Swampy 9.			2020	128,800	165,200	25,000	269,000		
Utilities 3 Septic Disposal & 5 Dug Well &			2021	128,800	165,200	25,000	269,000		
1.W & S 4.Dr Well 7.Cspool			2022	162,300	267,300	0	429,600		
2.T Water 5.Dug Well 8.Water			2023	162,300	299,500	0	461,800		
3.Septic 6.Privy 9.None			2024	164,300	297,100	0	461,400		
Street 5 Subdivision Rd.			2025	176,000	383,100	0	559,100		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme				%	1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi				%	2.Devel Costs	
Sale Data			13.Substations				%	3.Swampy	
Sale Date 10/19/2023			14.Transm Lines				%	4.Size/Shape	
Price 675,000			15.Dist System				%	5.Access	
Sale Type 2 Land & Buildings							%	6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.						%	9.Fractional Sha		
Financing 9 Unknown						%	Acres		
1.Convent 4.Seller 7.Bank or Re			16.			%	30.Softwood (TG)		
2.FHA/VA 5.Private 8.Divorce			17.TrnsCan Trans			%	31.Mixedwood (TG)		
3.Assumed 6.Cash 9.Unknown			18.TrnsCan Rds/Im			%	32.Hardwood (TG)		
Validity 1 Arms Length Sale			19.Condominium			%	33.Waste L /R Pro		
1.Valid 4.Bk Repo 7.Abutts			20.Tarred Drivewa			%	34.Roads/Unforest		
2.Related 5.Partial 8.Other						%	35.Eustis Dam		
3.Distress 6.Exempt 9.Question						%	36.ReEnergyWater		
Verified 5 Public Record			Fract. Acre	Acreege/Sites				37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			21.Base Lot 1st A	21	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			22.Secondary Acre	22	0.50	100	%	0	
3.Lender 6.MLS 9.			23.Remote Water	33	0.00	100	%	0	
			Acres	46	1.00	100	%	0	
			24.Next 3-10 Acre				%		
			25.Next 11-15 Acr				%		
			26.16+ (Undevel A				%		
			27.Below 1146Elev				%		
			28.Gravel Pits				%		
			29.Unforested Vac				%		
				Total Acreage		1.50			
				42.Privy/H Tank/					
				43.Comm Imp Lot					
				44.Water Availabl					
				45.Septic Availab					
				46.Wtr&Septic Ava					

Eustis

Map Lot U09-015-007

Account 537

Location 25 NORWAY LANE

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 7 One Story W/Loft	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 1 Modern	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 4 Above Average
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 1 Modern Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 1380
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 5 Average +
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 1	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 2	Phys. % Good 0%
Year Built 1994	# Half Baths 1	Funct. % Good 100%
Year Remodeled 2015	# Addn Fixtures 0	Functional Code 9 None
Foundation 5 Concrete Slab	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 9/17/1996

Additions, Outbuildings & Improvements								
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
51 Gar&L/Sp.0 Bath	1994	640	4 100	5	0 %	100 %		1.1 S Frame add
71 8 Ohead Door	1994	2	3 100	5	0 %	100 %		2.2 S Frame add
21 Open Frame	1994	220	4 100	5	0 %	100 %		3.3 S Frame add
22 Encl Frame Porch	1994	171	4 100	5	0 %	100 %		4.1 & 1/2 S add
49 Canvas Storage .	1999	176	3 100	3	0 %	100 %		5.1 & 3/4 S add
24 Frame Shed	2010	120	4 100	4	0 %	100 %		6.2 & 1/2 S add
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic

CUMMINGS, JAMES E
PO BOX 957
WINDHAM ME 04062

B2662P218 B4276P338

Previous Owner
Coppola, Bryan D
Coppola, Linda A
8 Whittoorwill Terrace
Foster RI 02825 1634
Sale Date: 1/11/2021

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood	41 Overlook Subdivision/Syl.		Year	Land	Buildings	Exempt	Total		
Tree Growth Year	0		2012	84,000	199,700	0	283,700		
X Coordinate	0		2013	82,300	178,100	0	260,400		
Y Coordinate	0		2014	81,700	183,800	0	265,500		
Zone/Land Use	15 Rural Woodland 2		2015	81,700	182,800	0	264,500		
Secondary Zone			2016	78,700	181,000	0	259,700		
Topography	2 Rolling		2017	78,700	180,800	0	259,500		
1.Level	4.Below St	7.Incline	2018	78,700	180,800	0	259,500		
2.Rolling	5.Low	8.	2019	78,700	178,900	0	257,600		
3.Above St	6.Swampy	9.	2020	78,700	178,900	0	257,600		
Utilities	9 None		2021	78,700	178,700	0	257,400		
1.W & S	4.Dr Well	7.Cspool	2022	98,200	230,000	0	328,200		
2.T Water	5.Dug Well	8.Water	2023	98,200	277,800	0	376,000		
3.Septic	6.Privy	9.None	2024	113,200	273,000	0	386,200		
Street	5 Subdivision Rd.		2025	133,000	285,600	0	418,600		
1.Paved	4.R/W	7.	Land Data						
2.Semi Imp	5.Sub Rd	8.	Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel	6.Priv Rd	9.None			Frontage	Depth	Factor	Code	
STATUS TG-F&O	0		11.Water Departme					1.Second Zone	
Bldg Incomplete	0		12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
Sale Date	1/11/2021		14.Transm Lines					4.Size/Shape	
Price	405,000		15.Dist System					5.Access	
Sale Type	2 Land & Buildings		Square Foot	Square Feet				6.R/W thru Lot	
1.Land	4.Trailer	7.						7.Restricted	
2.L & B	5.Other	8.						8.Location	
3.Bldg	6.Comm	9.						9.Fractional Sha	
Financing	9 Unknown		16.					Acres	
1.Convent	4.Seller	7.Bank or Re	17.TrnsCan Trans					30.Softwood (TG)	
2.FHA/VA	5.Private	8.Divorce	18.TrnsCan Rds/Im					31.Mixedwood (TG)	
3.Assumed	6.Cash	9.Unknown	19.Condominium					32.Hardwood (TG)	
Validity	8 Other Non Valid		20.Tarred Drivewa					33.Waste L /R Pro	
1.Valid	4.Bk Repo	7.Abutts	Fract. Acre	Acreeage/Sites				34.Roads/Unforest	
2.Related	5.Partial	8.Other						21.Base Lot 1st A	21
3.Distress	6.Exempt	9.Question	22.Secondary Acre	22	1.00	100	%	0	
Verified	5 Public Record		23.Remote Water	24	2.13	100	%	0	
1.Buyer	4.Agent	7.Family	24.Next 3-10 Acre	46	1.00	100	%	0	
2.Seller	5.Pub Rec	8.Other	25.Next 11-15 Acr						
3.Lender	6.MLS	9.	26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits	Total Acreage		4.13			
			29.Unforested Vac						

46.Wtr&Septic Ava

Curren, Anne
P.O. BOX 774
Hiloquin OR 97624

B1457P261 B3542P274 B3542P275

Previous Owner
HARDING, LAURIE S.
TATE, NANCY S., CURREN, ANNE S.
P.O. BOX 214
STRATTON ME 04982
Sale Date: 5/07/2013

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	31,700	0	0	31,700		
X Coordinate 0			2013	26,400	0	0	26,400		
Y Coordinate 0			2014	22,000	0	0	22,000		
Zone/Land Use 12 General Develop.			2015	22,000	0	0	22,000		
Secondary Zone			2016	22,000	0	0	22,000		
Topography 1 Level			2017	22,000	0	0	22,000		
1.Level 4.Below St 7.Incline			2018	22,000	0	0	22,000		
2.Rolling 5.Low 8.			2019	22,000	0	0	22,000		
3.Above St 6.Swampy 9.			2020	22,000	0	0	22,000		
Utilities 9 None			2021	22,000	0	0	22,000		
1.W & S 4.Dr Well 7.Cspool			2022	28,600	0	0	28,600		
2.T Water 5.Dug Well 8.Water			2023	28,600	0	0	28,600		
3.Septic 6.Privy 9.None			2024	31,700	0	0	31,700		
Street 1 Paved			2025	39,600	0	0	39,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date 5/07/2013			15.Dist System			%		5.Access	
Price			Square Foot		Square Feet			6.R/W thru Lot	
Sale Type 1 Land Only							%		7.Restricted
1.Land 4.Trailer 7.			16.			%		8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans			%		9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im			%		Acres	
Financing 1 Conventional			19.Condominium			%		30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa			%		31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acreege/Sites				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21	0.88	100	%	0	33.Waste L /R Pro
Validity 2 Related Parties			22.Secondary Acre			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water			%		35.Eustis Dam	
2.Related 5.Partial 8.Other			Acres	Acreege/Sites				36.ReEnergyWater	
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre			%		37.ReEnergy Site
Verified 1 Buyer			25.Next 11-15 Acr			%		38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A			%		39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev			%		40.S Lumber Site	
3.Lender 6.MLS 9.			28.Gravel Pits			%		41.Demolition Cha	
			29.Unforested Vac			%		42.Privy/H Tank/	
			Total Acreege		0.88				
						43.Comm Imp Lot			
						44.Water Availabl			
						45.Septic Availab			
						46.Wtr&Septic Ava			

CURRIE, ELAINE G
 CURRIE, GENE L
 P. O. BOX 170
 STRATTON ME 04982 0170

B2568P22

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	31,400	55,900	10,000	77,300		
X Coordinate 0			2013	25,300	50,100	10,000	65,400		
Y Coordinate 0			2014	23,300	51,200	10,000	64,500		
Zone/Land Use 12 General Develop.			2015	23,300	50,400	10,000	63,700		
Secondary Zone			2016	23,300	50,300	15,000	58,600		
Topography 2 Rolling			2017	23,300	50,300	20,000	53,600		
1.Level 4.Below St 7.Incline			2018	23,300	50,200	20,000	53,500		
2.Rolling 5.Low 8.			2019	23,300	50,200	20,000	53,500		
3.Above St 6.Swampy 9.			2020	23,300	50,100	25,000	48,400		
Utilities 1 Twn.Watr& Septic			2021	23,300	49,900	25,000	48,200		
1.W & S 4.Dr Well 7.Cspool			2022	29,300	64,900	25,000	69,200		
2.T Water 5.Dug Well 8.Water			2023	29,300	88,600	25,000	92,900		
3.Septic 6.Privy 9.None			2024	30,800	88,400	25,000	94,200		
Street 1 Paved			2025	34,400	91,200	25,000	100,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 3/01/1990			15.Dist System					5.Access	
Price			Square Foot	Square Feet	 	 	 	6.R/W thru Lot	
Sale Type								7.Restricted	
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing								30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa					33.Waste L /R Pro	
Validity			Fract. Acre	Acreege/Sites	 	 	 	34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								21.Base Lot 1st A	21
2.Related 5.Partial 8.Other			22.Secondary Acre	46	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			23.Remote Water						
Verified			Acres						
1.Buyer 4.Agent 7.Family			24.Next 3-10 Acre						
2.Seller 5.Pub Rec 8.Other			25.Next 11-15 Acr						
3.Lender 6.MLS 9.			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
			Total Acreage		0.41				
							44.Water Availabl		
							45.Septic Availab		
							46.Wtr&Septic Ava		


Eustis

Map Lot U06-019

Account 263

Location 27 SCHOOL STREET

Card 1 Of 1 6/26/2025

Building Style 4 Cape/Colonial	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 4 One & 1/2 Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 1 Full
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 3 Masonite	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 3 Old Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 480
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 5	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 3	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1948	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 9 None
Foundation 1 Concrete	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 4 Full Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 1 Interior Inspect
Wet Basement 1 Dry Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 1 Owner	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/15/1996

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 1 S.Frame add-on	1970	182	3 100	4	0	%88 %	1.1 S Frame add-
21 Open Frame	1970	98	3 100	4	0	%100 %	2.2 S Frame add-
23 Frame Garage	1950	320	2 100	3	0	%100 %	3.3 S Frame add-
						% %	4.1 & 1/2 S add-
						% %	5.1 & 3/4 S add-
						% %	6.2 & 1/2 S add-
						% %	21.Open Frame Por
						% %	22.Encl Frame Por
						% %	23.Frame Garage
						% %	24.Frame Shed
						% %	25.2S w/ba/no bsm
						% %	26.1SFr Overhang
						% %	27.Unfin Basement
						% %	28.1 S 0 ba/0 bs
						% %	29.Finished Attic



Eustis

Map Lot U06-019-A


Account 500

Location 23 SCHOOL STREET

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living	Layout
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic
Dwelling Units	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units	3.Radiant 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.CS
Stories	4.Monitor 8.F/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type	Insulation
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface	Bath(s) Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint)
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
ELECTICAL	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlplet
Bsmt Gar # Cars		Entrance Code 0
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 0	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
825 Holly Park M/H	1990	14x70	4 100	4	0 %	100 %		1.1 S Frame add
68 Wood Deck	1994	80	3 100	4	0 %	100 %		2.2 S Frame add
					%	%		3.3 S Frame add
					%	%		4.1 & 1/2 S add-
					%	%		5.1 & 3/4 S add-
					%	%		6.2 & 1/2 S add-
					%	%		21.Open Frame Por
					%	%		22.Encl Frame Por
					%	%		23.Frame Garage
					%	%		24.Frame Shed
					%	%		25.2S w/ba/no bsm
					%	%		26.1SFr Overhang
					%	%		27.Unfin Basement
					%	%		28.1 S 0 ba/0 bs
					%	%		29.Finished Attic

CUSSON, RONALD V
CUSSON, LINDA B
27 WING ROAD
PO BOX 115
EUSTIS ME 04936
B1657P309 B3990P184

Previous Owner
COTE, DONALD O. JR.
P. O. BOX 64

STRATTON ME 04982
Sale Date: 4/23/2018

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 48 Kerns Subd.			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	41,600	25,800	0	67,400		
X Coordinate 0			2013	39,000	24,400	0	63,400		
Y Coordinate 0			2014	36,000	24,600	0	60,600		
Zone/Land Use 11 Residential/Rec.			2015	36,000	24,300	0	60,300		
Secondary Zone 43 & Ltd. Resource Prot			2016	33,500	24,300	0	57,800		
Topography 2 Rolling			2017	33,500	24,300	0	57,800		
1.Level 4.Below St 7.Incline			2018	39,000	36,700	26,000	49,700		
2.Rolling 5.Low 8.			2019	39,000	53,000	26,000	66,000		
3.Above St 6.Swampy 9.			2020	39,000	53,000	31,000	61,000		
Utilities 9 None			2021	39,000	52,800	31,000	60,800		
1.W & S 4.Dr Well 7.Cspool			2022	53,100	68,600	31,000	90,700		
2.T Water 5.Dug Well 8.Water			2023	53,100	87,900	31,000	110,000		
3.Septic 6.Privy 9.None			2024	62,200	87,900	31,000	119,100		
Street 5 Subdivision Rd.			2025	76,200	89,800	31,000	135,000		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 4/24/2018			15.Dist System					5.Access	
Price 70,000			Square Foot	Square Feet	Effective	Influence	Code	6.R/W thru Lot	
Sale Type 2 Land & Buildings									
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.			17.TrnsCan Trans					9.Fractional Sha	
3.Bldg 6.Comm 9.			18.TrnsCan Rds/Im					Acres	
Financing 9 Unknown			19.Condominium					30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			20.Tarred Drivewa					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			Fract. Acre	Acres/Sites	Effective	Influence	Code	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown								21.Base Lot 1st A	21
Validity 1 Arms Length Sale			22.Secondary Acre	22	1.00	100	%	0	34.Roads/Unforest
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water	46	1.00	100	%	0	35.Eustis Dam
2.Related 5.Partial 8.Other			Acres	24	0.16	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre					
Verified 5 Public Record			25.Next 11-15 Acr						37.ReEnergy Site
1.Buyer 4.Agent 7.Family			26.16+ (Undevel A						38.ReEnergyTransm
2.Seller 5.Pub Rec 8.Other			27.Below 1146Elev						39.Deeded R/W to
3.Lender 6.MLS 9.			28.Gravel Pits						40.S Lumber Site
			29.Unforested Vac						41.Demolition Cha
			Total Acreage 2.16					42.Privy/H Tank/	
								43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U18-048-D -1


Account 416

Location 118 GLIDDEN ROAD

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 4 Gas/Oil Monitor	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 9 None
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 2 Vinyl/Aluminum	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 2 Typical	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 2 Typical Bath(s)	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 717
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 4 Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 3	2.Fair 5.Avg+ 8.Exc
ELECTICAL 0	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1940	# Half Baths 0	Funct. % Good 100%
Year Remodeled 2016	# Addn Fixtures 0	Functional Code 9 None
Foundation 6 Piers/Posts	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 9 0 Bsmt/O Fdtn		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt FI		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 9 No Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump	3.Informed 6. 9.	
3.Wet 6. 9.None	Information Code 7 Pers Inspection	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/25/1998

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1960	60	2 100	3	0 %	100 %	1.1 S Frame add
23 Frame Garage	2018	598	3 100	4	0 %	100 %	2.2 S Frame add
71 8 Ohead Door	2018	1	3 100	4	0 %	100 %	3.3 S Frame add
					%	%	4.1 & 1/2 S add-
					%	%	5.1 & 3/4 S add-
					%	%	6.2 & 1/2 S add-
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic

CYR, ANDREW R
1103 SABATTUS ST.
LEWISTON ME 04240

B667P234 B3834P184 B3834P185

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 2 Stratton Village			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	11,600	40,600	0	52,200		
X Coordinate 0			2013	14,300	34,000	0	48,300		
Y Coordinate 0			2014	13,500	34,500	0	48,000		
Zone/Land Use 12 General Develop.			2015	13,500	34,100	0	47,600		
Secondary Zone			2016	13,500	34,100	0	47,600		
Topography 1 Level			2017	13,500	34,100	0	47,600		
1.Level 4.Below St 7.Incline			2018	13,500	34,100	0	47,600		
2.Rolling 5.Low 8.			2019	13,500	34,100	0	47,600		
3.Above St 6.Swampy 9.			2020	13,500	34,000	0	47,500		
Utilities 1 TwN.Watr& Septic			2021	13,500	34,000	0	47,500		
1.W & S 4.Dr Well 7.Cspool			2022	16,900	44,200	0	61,100		
2.T Water 5.Dug Well 8.Water			2023	16,900	64,400	0	81,300		
3.Septic 6.Privy 9.None			2024	17,400	63,100	0	80,500		
Street 1 Paved			2025	18,700	64,700	0	83,400		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme					1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi					2.Devel Costs	
Sale Data			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date 9/01/1981			15.Dist System					5.Access	
Price			Square Foot	Square Feet				6.R/W thru Lot	
Sale Type								7.Restricted	
1.Land 4.Trailer 7.			16.					8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			17.TrnsCan Trans					Acres	
Financing								30.Softwood (TG)	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im					31.Mixedwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium					32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa					33.Waste L /R Pro	
Validity			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	0.15	100	%	36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	75	%	37.ReEnergy Site	
Verified			23.Remote Water					38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			Acres					39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre					40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr					41.Demolition Cha	
			26.16+ (Undevel A					42.Privy/H Tank/	
			27.Below 1146Elev					43.Comm Imp Lot	
			28.Gravel Pits					44.Water Availabl	
			29.Unforested Vac					45.Septic Availab	
			Total Acreage		0.15			46.Wtr&Septic Ava	

Eustis

Map Lot U03-001

Account 166

Location 28 SCHOOL STREET

Card 1

Of 1

6/26/2025

Building Style 7 Camp/Cottage	SF Bsmt Living 0	Layout 1 Typical
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade 0 0	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE 0	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type 100% 5 Forced Warm Air	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic 8 Crawl Space
Dwelling Units 1	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units 0	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories 1 One Story	4.Monitor 8.FI/Wall 12.	3.3/4 Fin 6. 9.None
1.1 4.1 & 1/2 7.1.S/w/lf	Cool Type 0% 9 None	Insulation 4 Minimal
2.2 5.1 & 3/4 8.1 & 1/4	1.A/C 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2 & 1/2 9.	2.Evapor 5. 8.	2.Heavy 5.Partial 8.
Exterior Walls 1 Clapboard/Shingl	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style 3 Old Style	Unfinished % 0%
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor 3 Average 100%
3.Masonite 7.Log 11.Boards	2.Typical 5.Basic 8.	1.E Grade 4.C+ Grade 7.A+ Grade
4.Asb/Asp 8.Concrete 12.	3.Old Type 6.No Water 9.None	2.D Grade 5.B Grade 8.
Roof Surface 4 Asphalt Shingles	Bath(s) Style 3 Old Style	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) 880
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition 3 Below Average
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim 0	# Rooms 4	2.Fair 5.Avg+ 8.Exc
ELECTICAL 3	# Bedrooms 2	3.Avg- 6.Good 9.Same
OPEN-4- 0	# Full Baths 1	Phys. % Good 0%
Year Built 1940	# Half Baths 0	Funct. % Good 100%
Year Remodeled 0	# Addn Fixtures 0	Functional Code 5 Size/Layout
Foundation 2 Concrete Block	# Fireplaces 0	1.Incomp 4.Bsmt 7.C Wall
1.Concrete 4.Wood 7.Partial		2.O-Built 5.Size 8.LongTerm
2.C Block 5.Slab 8.ledge/ro		3.Damaged 6.Bath 9.None
3.Gran/Roc 6.Piers 9.Pier/Pad		Econ. % Good 100%
Basement 1 1/4 Basement		Economic Code None
1.1/4 Bmt 4.Full Bmt 7.Dirt Fl		0.None 3.No Power 6.Comment
2.1/2 Bmt 5.Crawl Sp 8.S Level		1.Location 4.Size 7.Uti Easm
3.3/4 Bmt 6.Fnd noB/ 9.None		2.Encroach 5.Condition 8.Incmlpt
Bsmt Gar # Cars 0		Entrance Code 5 Estimated
Wet Basement 2 Damp Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5.Crawl Sp 8.SPump		3.Informed 6. 9.
3.Wet 6. 9.None		Information Code 5 Estimate
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.



Date Inspected 8/15/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1990	50	2 100	3	0 %	100 %	
					%	%	1.1 S Frame add
					%	%	2.2 S Frame add
					%	%	3.3 S Frame add
					%	%	4.1 & 1/2 S add
					%	%	5.1 & 3/4 S add
					%	%	6.2 & 1/2 S add
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.2S w/ba/no bsm
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



CYR, LUKE
30 MELISSA DR
WEST YARMOUTH MA 02673

B1522P224 B4299P96

Previous Owner
HAMILTON, MICHAEL A,
DEGESTROM, KATHRYN J
15 YACHT CLUB ROAD
CENTERVILLE MA 02632
Sale Date: 3/19/2021

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood 52 PBS Phase 2 & 3			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	66,000	0	0	66,000		
X Coordinate 0			2013	59,600	0	0	59,600		
Y Coordinate 0			2014	59,000	0	0	59,000		
Zone/Land Use 11 Residential/Rec.			2015	59,000	0	0	59,000		
Secondary Zone			2016	56,000	0	0	56,000		
Topography 7 Inclining			2017	56,000	0	0	56,000		
1.Level 4.Below St 7.Incline			2018	56,000	0	0	56,000		
2.Rolling 5.Low 8.			2019	56,000	0	0	56,000		
3.Above St 6.Swampy 9.			2020	56,000	0	0	56,000		
Utilities 9 None			2021	56,000	0	0	56,000		
1.W & S 4.Dr Well 7.Cspool			2022	72,500	0	0	72,500		
2.T Water 5.Dug Well 8.Water			2023	72,500	0	0	72,500		
3.Septic 6.Privy 9.None			2024	79,500	0	0	79,500		
Street 5 Subdivision Rd.			2025	91,600	0	0	91,600		
1.Paved 4.R/W 7.			Land Data						
2.Semi Imp 5.Sub Rd 8.			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Priv Rd 9.None					Frontage	Depth	Factor	Code	
STATUS TG-F&O 0			11.Water Departme			%		1.Second Zone	
Bldg Incomplete 0			12.Undergrd Servi			%		2.Devel Costs	
Sale Data			13.Substations			%		3.Swampy	
Sale Date 3/19/2021			14.Transm Lines			%		4.Size/Shape	
Price 32,000			15.Dist System			%		5.Access	
Sale Type 1 Land Only						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			Square Foot	Square Feet				7.Restricted	
2.L & B 5.Other 8.							%	8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing 9 Unknown			17.TrnsCan Trans			%		Acres	
1.Convent 4.Seller 7.Bank or Re			18.TrnsCan Rds/Im			%		30.Softwood (TG)	
2.FHA/VA 5.Private 8.Divorce			19.Condominium			%		31.Mixedwood (TG)	
3.Assumed 6.Cash 9.Unknown			20.Tarred Drivewa			%		32.Hardwood (TG)	
Validity 1 Arms Length Sale						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			Fract. Acre	Acreege/Sites				34.Roads/Unforest	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	100 %	0	35.Eustis Dam
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100 %	0	36.ReEnergyWater	
Verified 5 Public Record			23.Remote Water	24	0.20	100 %	0	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			Acres			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			25.Next 11-15 Acr			%		40.S Lumber Site	
			26.16+ (Undevel A			%		41.Demolition Cha	
			27.Below 1146Elev			%		42.Privy/H Tank/	
			28.Gravel Pits			%		43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
			Total Acreage 2.20					45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot R06-056-L


Account 185

Location IVERSON HEIGHTS

Card 1

Of 1

6/26/2025

Building Style	SF Bsmt Living						Layout		
1.Ranch/Co	5.A-Frame	9.Other	Fin Bsmt Grade				1.Typical		
2.Gambrel	6.Apt.Bldg	10.Daylt.B	OPEN-5-CUSTOMIZE				4.O-Built		
3.R Ranch	7.Camp	11.	Heat Type				7.		
4.Cape/Col	8.Log	12.	1.HWBB	5.FWA	9.No Heat	2.Inadeq			
Dwelling Units	2.Combo						5.Camp		
Other Units	3.Radiant						8.		
Stories	4.Monitor						3.Poor		
1.1	4.1 & 1/2	7.1.S/w/lf	1.A/C	4.W&C Air	7.	6.			
2.2	5.1 & 3/4	8.1 & 1/4	2.Evapor	5.	8.	9.			
3.3	6.2 & 1/2	9.	3.H Pump	6.	9.None	Attic			
Exterior Walls	Kitchen Style						1.1/4 Fin		
1.Clbd/Shg	5.B/B/T111	9.Other	1.Modern	4.Obsolete	7.	4.Full Fin			
2.Vin/Al	6.Brick	10.None	2.Typical	5.Basic	8.	2.1/2 Fin			
3.Masonite	7.Log	11.Boards	3.Old Type	6.No Water	9.None	5.F/Stair			
4.Asb/Asp	8.Concrete	12.	Bath(s) Style			8.CS			
Roof Surface	1.Modern						3.3/4 Fin		
1.Steel	4.Asphalt	7.Rubber	2.Typical	5.Basic	8.Privy	Insulation			
2.Vented	5.Wood	8.	3.Old Type	6.	9.None	1.Full			
3.Tin/Alum	6.Rolled	9.Other	# Rooms			2.Heavy			
SF Masonry Trim	# Bedrooms						5.Partial		
ELECTICAL	# Full Baths						8.		
OPEN-4-	# Half Baths						3.Capped		
Year Built	# Addn Fixtures						6.		
Year Remodeled	# Fireplaces						9.None		
Foundation	1.Concrete						Unfinished %		
1.Concrete	4.Wood	7.Partial	TRIO			Grade & Factor			
2.C Block	5.Slab	8.ledge/ro				1.E Grade			
3.Gran/Roc	6.Piers	9.Pier/Pad				2.O-Built	5.Size	8.LongTerm	
Basement	Econ. % Good								
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl				Economic Code			3.Damaged
2.1/2 Bmt	5.Crawl Sp	8.S Level				0.None			6.Bath
3.3/4 Bmt	6.Fnd noB/	9.None				3.No Power			9.None
Bsmt Gar # Cars	Entrance Code 0								
Wet Basement	1.Interior								
1.Dry	4.	7.				2.Refusal			4.Bsmt
2.Damp	5.Crawl Sp	8.SPump				3.Informed			7.C Wall
3.Wet	6.	9.None	Information Code 0			5.Size			
Date Inspected	1.Owner						8.Incmlplet		
Additions, Outbuildings & Improvements							7.Uti Easm		
Type	Year	Units	Grade	Cond	Phys.	Funct.	8.		
					%		9.		
					%		1.1 S Frame add-		
					%		2.2 S Frame add-		
					%		3.3 S Frame add-		
					%		4.1 & 1/2 S add-		
					%		5.1 & 3/4 S add-		
					%		6.2 & 1/2 S add-		
					%		21.Open Frame Por		
					%		22.Encl Frame Por		
					%		23.Frame Garage		
					%		24.Frame Shed		
					%		25.2S w/ba/no bsm		
					%		26.1SFr Overhang		
					%		27.Unfin Basement		
					%		28.1 S 0 ba/0 bs		
					%		29.Finished Attic		