

NADEAU, STEVEN  
NADEAU, CATHY  
943 CHINA ROAD  
WINSLOW, ME 04901

B2607P222

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>21 Flagstaff Lake</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	49,500	73,500	0	123,000		
X Coordinate <b>0</b>			2013	51,600	70,100	0	121,700		
Y Coordinate <b>0</b>			2014	51,600	70,600	0	122,200		
Zone/Land Use <b>15 Rural Woodland 2</b>			2015	51,600	69,600	0	121,200		
Secondary Zone <b>41 &amp; Ltd. Residential</b>			2016	51,600	68,800	0	120,400		
Topography <b>2 Rolling</b>			2017	51,600	68,000	0	119,600		
1.Level 4.Below St 7.Incline			2018	51,600	68,000	0	119,600		
2.Rolling 5.Low 8.			2019	51,600	67,300	0	118,900		
3.Above St 6.Swampy 9.			2020	51,600	67,300	0	118,900		
Utilities <b>9 None</b>			2021	51,600	66,500	0	118,100		
1.W & S 4.Dr Well 7.Cspool			2022	85,500	85,500	0	171,000		
2.T Water 5.Dug Well 8.Water			2023	85,500	114,200	0	199,700		
3.Septic 6.Privy 9.None			2024	85,500	112,500	0	198,000		
Street <b>4 Right of Way</b>			2025	93,200	116,000	0	209,200		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
Sale Date <b>5/31/2005</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>33,400</b>			15.Dist System			%		5.Access	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>		<b>Square Feet</b>				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 <b>9 Unknown</b>			18.TrnsCan Rds/Im			%		<b>Acres</b>	
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 <b>1 Arms Length Sale</b>			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	23	1.03	75	%	5	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 <b>5 Public Record</b>			<b>Acres</b>			%			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
			<b>Total Acreege</b>		<b>1.03</b>				44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava



Nazaroff, Gregory S  
39 Nazaroff Lane  
Greene ME 04236

B2840P5

Previous Owner  
DAVIS, ROBIN WATKINS  
WATKINS, SCOTT L.  
189 CAMPBELL RD  
BEDFORD, NH 03110 4508  
Sale Date: 11/27/2006

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>10 Perry Road</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	36,800	28,600	0	65,400		
X Coordinate <b>0</b>			2013	37,000	25,200	0	62,200		
Y Coordinate <b>0</b>			2014	35,500	25,700	0	61,200		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	35,500	25,400	0	60,900		
Secondary Zone			2016	34,000	25,400	0	59,400		
Topography <b>2 Rolling</b>			2017	34,000	25,400	0	59,400		
1.Level 4.Below St 7.Incline			2018	34,000	25,400	0	59,400		
2.Rolling 5.Low 8.			2019	34,000	25,400	0	59,400		
3.Above St 6.Swampy 9.			2020	34,000	25,400	0	59,400		
Utilities <b>3 Septic Disposal&amp;</b> <b>5 Dug Well &amp;</b>			2021	34,000	25,400	0	59,400		
1.W & S 4.Dr Well 7.Cspool			2022	43,300	33,000	0	76,300		
2.T Water 5.Dug Well 8.Water			2023	43,300	44,300	0	87,600		
3.Septic 6.Privy 9.None			2024	48,300	44,300	0	92,600		
Street <b>1 Paved</b>			2025	61,000	45,300	0	106,300		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
Sale Date <b>11/27/2006</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>59,000</b>			15.Dist System			%		5.Access	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>		<b>Square Feet</b>				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 <b>9 Unknown</b>			18.TrnsCan Rds/Im			%		<b>Acres</b>	
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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				32.Hardwood (TG)	
Validity <b>1 Arms Length Sale</b>				21.Base Lot 1st A	21	0.75	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			<b>Acres</b>					%	
Verified <b>5 Public Record</b>			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	<b>Total Acreege</b>		0.75			
			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 U15-015

Account 860

Location 15 PERRY ROAD

Card 1 Of 1 6/26/2025

Building Style <b>4 Cape/Colonial</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>8 Crawl Space</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>4 One &amp; 1/2 Story</b>	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 <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
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 <b>3 Masonite</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>5 Basic</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>1 Steel</b>	Bath(s) Style <b>5 Basic</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>960</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>4 Average</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>5</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>4</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1920</b>	# Half Baths <b>0</b>	Funct. % Good <b>50%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>3 Damage/Delap</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	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 <b>80%</b>
Basement <b>7 Full,Dirt Floor</b>		Economic Code <b>Poor Condition</b>
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 <b>0</b>		Entrance Code <b>5 Estimated</b>
Wet Basement <b>2 Damp Basement</b>		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 <b>5 Estimate</b>	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 6/14/1993

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1992	70	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



NEWCOMB, RICHARD M  
NEWCOMB, CARLA J  
PO Box 714  
Stratton ME 04982

B3502P61 B3792P23

Previous Owner  
Harding, James  
PO Box 214

Stratton ME 04982  
Sale Date: 1/01/2016


Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>12 King Road</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2014	35,000	0	0	35,000		
X Coordinate <b>0</b>			2015	35,000	0	0	35,000		
Y Coordinate <b>0</b>			2016	32,500	0	0	32,500		
Zone/Land Use <b>15 Rural Woodland 2</b>			2017	32,500	0	0	32,500		
Secondary Zone			2018	32,500	0	0	32,500		
Topography <b>2 Rolling</b>			2019	32,500	0	0	32,500		
1.Level 4.Below St 7.Incline			2020	32,500	0	0	32,500		
2.Rolling 5.Low 8.			2021	32,500	0	0	32,500		
3.Above St 6.Swampy 9.			2022	45,400	0	0	45,400		
Utilities			2023	45,400	0	0	45,400		
1.W & S 4.Dr Well 7.Cspool			2024	48,900	0	0	48,900		
2.T Water 5.Dug Well 8.Water			2025	63,200	0	0	63,200		
3.Septic 6.Privy 9.None									
Street <b>1 Paved</b>									
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
Sale Date <b>1/01/2016</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>37,500</b>			15.Dist System			%		5.Access	
Sale Type <b>1 Land Only</b>						%		6.R/W thru Lot	
1.Land 4.Trailer 7.			<b>Square Foot</b>	<b>Square Feet</b>				7.Restricted	
2.L & B 5.Other 8.						%		8.Location	
3.Bldg 6.Comm 9.			16.			%		9.Fractional Sha	
Financing <b>9 Unknown</b>			17.TrnsCan Trans			%		<b>Acres</b>	
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 <b>1 Arms Length Sale</b>						%		33.Waste L /R Pro	
1.Valid 4.Bk Repo 7.Abutts			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				34.Roads/Unforest	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	21	1.00	100	%	35.Eustis Dam	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100	%	36.ReEnergyWater	
Verified <b>5 Public Record</b>			23.Remote Water	25	3.30	100	%	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			<b>Acres</b>			%		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	
				<b>Total Acreage</b>		<b>5.30</b>		45.Septic Availab	
								46.Wtr&Septic Ava	

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.								
<b>Additions, Outbuildings &amp; Improvements</b>								
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	

NEWCOMB, RICHARD M  
NEWCOMB, CARLA J  
PO Box 714  
Stratton ME 04982

B2421P289

Inspection Witnessed By:

X

Date

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>28 King Rd.Shore</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	94,800	136,200	0	231,000		
X Coordinate <b>0</b>			2013	107,300	128,300	0	235,600		
Y Coordinate <b>0</b>			2014	107,300	131,500	0	238,800		
Zone/Land Use <b>41 Limited Residential</b>			2015	107,300	128,900	0	236,200		
Secondary Zone			2016	92,300	127,500	0	219,800		
Topography <b>2 Rolling</b>			2017	92,300	127,500	0	219,800		
1.Level 4.Below St 7.Incline			2018	92,300	126,100	0	218,400		
2.Rolling 5.Low 8.			2019	92,300	126,100	0	218,400		
3.Above St 6.Swampy 9.			2020	92,300	124,600	0	216,900		
Utilities <b>9 None 9 None</b>			2021	92,300	123,200	0	215,500		
1.W & S 4.Dr Well 7.Cspool			2022	119,100	160,200	25,000	254,300		
2.T Water 5.Dug Well 8.Water			2023	119,100	197,600	25,000	291,700		
3.Septic 6.Privy 9.None			2024	120,500	240,300	25,000	335,800		
Street <b>3 Gravel</b>			2025	129,800	241,400	25,000	346,200		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date <b>3/01/2004</b>			15.Dist System			%		5.Access	
Price <b>32,500</b>						%		6.R/W thru Lot	
Sale Type <b>1 Land Only</b>						%		7.Restricted	
1.Land 4.Trailer 7.			<b>Square Foot</b>	<b>Square Feet</b>				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%	<b>Acres</b>		
Financing <b>9 Unknown</b>			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 <b>9 Questionable....</b>			20.Tarred Drivewa			%	34.Roads/Unforest		
1.Valid 4.Bk Repo 7.Abutts			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				35.Eustis Dam	
2.Related 5.Partial 8.Other				21.Base Lot 1st A	21	1.00	68 %	7	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	60 %	6	37.ReEnergy Site	
Verified <b>5 Public Record</b>			23.Remote Water	24	0.51	60 %	6	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			<b>Acres</b>	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	<b>Total Acreage 2.51</b>				43.Comm Imp Lot	
			29.Unforested Vac			%		44.Water Availabl	
						%		45.Septic Availab	
						%		46.Wtr&Septic Ava	

Eustis

Map Lot R01-019-C


Account 1087

Location 103 KING ROAD

Card 1

Of 1

6/26/2025

Building Style	<b>4 Cape/Colonial</b>			SF Bsmt Living	<b>500</b>			Layout	<b>1 Typical</b>			
1.Ranch/Co	5.A-Frame	9.Other		Fin Bsmt Grade	<b>3 100</b>			1.Typical	4.O-Built	7.		
2.Gambrel	6.Apt.Bldg	10.Daylt.B		OPEN-5-CUSTOMIZE	<b>0</b>			2.Inadeq	5.Camp	8.		
3.R Ranch	7.Camp	11.		Heat Type	<b>100% 2 Combination</b>			3.Poor	6.	9.		
4.Cape/Col	8.Log	12.		1.HWBB	5.FWA	9.No Heat		Attic	<b>9 None</b>			
Dwelling Units	<b>1</b>			2.Combo	6.Stove	10.Geo		1.1/4 Fin	4.Full Fin	7.		
Other Units	<b>0</b>			3.Radiant	7.Electric	11.		2.1/2 Fin	5.FI/Stair	8.CS		
Stories	<b>8 One &amp; 1/4 Story</b>			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	<b>0% 9 None</b>			Insulation	<b>1 Full</b>			
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	<b>1 Clapboard/Shingl</b>			3.H Pump	6.	9.None		3.Capped	6.	9.None		
1.Clbd/Shg	5.B/B/T111	9.Other		Kitchen Style	<b>2 Typical</b>			Unfinished %	<b>0%</b>			
2.Vin/Al	6.Brick	10.None		1.Modern	4.Obsolete	7.		Grade & Factor	<b>3 Average 100%</b>			
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	<b>4 Asphalt Shingles</b>			Bath(s) Style	<b>2 Typical Bath(s)</b>			3.C Grade	6.A Grade	9.Same		
1.Steel	4.Asphalt	7.Rubber		1.Modern	4.Obsolete	7.Bio/Chem		SQFT (Footprint)	<b>1120</b>			
2.Vented	5.Wood	8.		2.Typical	5.Basic	8.Privy		Condition	<b>4 Average</b>			
3.Tin/Alum	6.Rolled	9.Other		3.Old Type	6.	9.None		1.Poor	4.Avg	7.V G		
SF Masonry Trim	<b>0</b>			# Rooms	<b>4</b>			2.Fair	5.Avg+	8.Exc		
ELECTICAL	<b>1</b>			# Bedrooms	<b>2</b>			3.Avg-	6.Good	9.Same		
OPEN-4-	<b>0</b>			# Full Baths	<b>1</b>			Phys. % Good	<b>0%</b>			
Year Built	<b>2005</b>			# Half Baths	<b>0</b>			Funct. % Good	<b>100%</b>			
Year Remodeled	<b>0</b>			# Addn Fixtures	<b>0</b>			Functional Code	<b>9 None</b>			
Foundation	<b>1 Concrete</b>			# Fireplaces	<b>0</b>			1.Incomp	4.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	<b>100%</b>			Economic Code	<b>None</b>		
3.Gran/Roc	6.Piers	9.Pier/Pad			0.None	3.No Power	6.Comment		1.Location	4.Size	7.Uti Easm	
Basement	<b>4 Full Basement</b>				2.Encroach	5.Condition	8.Incmlplet		Entrance Code	<b>0</b>		
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl			1.Interior	4.Vacant	7.		1.Refusal	5.Estimate	8.	
2.1/2 Bmt	5.Crawl Sp	8.S Level			3.Informed	6.	9.		Information Code	<b>0</b>		
3.3/4 Bmt	6.Fnd noB/	9.None			1.Owner	4.Agent	7.Inspect		2.Relative	5.Estimate	8.	
Bsmt Gar # Cars	<b>1</b>				3.Tenant	6.Other	9.					
Wet Basement	<b>1 Dry Basement</b>											
1.Dry	4.	7.										
2.Damp	5.Crawl Sp	8.SPump										
3.Wet	6.	9.None										

Date Inspected

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	2005	160	3 100	4	0 %	100 %	1.1 S Frame add
68 Wood Deck	2005	280	3 100	4	0 %	100 %	2.2 S Frame add
24 Frame Shed	2005	96	3 100	3	0 %	100 %	3.3 S Frame add
23 Frame Garage	2023	1200	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



NEWELL, ALEXANDER & DIANE  
MARZELLI, JAMES III & LINDA A  
27 RED OAK DRIVE  
FALMOUTH ME 04105

B550P106 B4489P52 B4705P132

Previous Owner  
STEVEN DAILEY AND SCOTT DAILEY  
TRUSTEES OF THE GLADYS M DAILEY REVOCABLE TRUST  
45 FW Hartford Drive  
Portsmouth NH 03801  
Sale Date: 1/31/2025

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>21 Flagstaff Lake</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	145,200	51,900	0	197,100		
X Coordinate <b>0</b>			2013	155,700	49,200	0	204,900		
Y Coordinate <b>0</b>			2014	155,700	49,800	0	205,500		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	155,700	49,600	0	205,300		
Secondary Zone			2016	130,700	49,600	0	180,300		
Topography <b>1 Level</b>			2017	135,700	49,600	0	185,300		
1.Level 4.Below St 7.Incline			2018	135,700	49,600	0	185,300		
2.Rolling 5.Low 8.			2019	135,700	49,600	0	185,300		
3.Above St 6.Swampy 9.			2020	135,700	49,500	0	185,200		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	135,700	49,500	0	185,200		
1.W & S 4.Dr Well 7.Cspool			2022	175,900	64,400	0	240,300		
2.T Water 5.Dug Well 8.Water			2023	175,900	90,000	0	265,900		
3.Septic 6.Privy 9.None			2024	177,900	90,000	0	267,900		
Street <b>1 Paved</b>			2025	193,300	92,100	0	285,400		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
Sale Date <b>1/31/2025</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>900,000</b>			15.Dist System			%		5.Access	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>	<b>Square Feet</b>				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 <b>1 Conventional</b>								<b>Acres</b>	
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 <b>1 Arms Length Sale</b>			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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				35.Eustis Dam	
3.Distress 6.Exempt 9.Question									
Verified <b>5 Public Record</b>			21.Base Lot 1st A	21	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			22.Secondary Acre	22	1.00	100	%	0	
2.Seller 5.Pub Rec 8.Other			23.Remote Water	24	1.30	100	%	0	
3.Lender 6.MLS 9.			<b>Acres</b>	46	1.00	100	%	0	
			24.Next 3-10 Acre	33	3.00	100	%	0	
			25.Next 11-15 Acr						
			26.16+ (Undevel A						
			27.Below 1146Elev						
			28.Gravel Pits						
			29.Unforested Vac						
				<b>Total Acreage</b>		6.30		44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

**Eustis**

Map Lot U10-012

Account 472

Location 517 ARNOLD TRAIL

Card 1 Of 1 6/26/2025

Building Style <b>8 Log Home/Cabin</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 7 Electric</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>1 One Story</b>	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 <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
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 <b>7 Log/Inc.Fake Log</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>1 Steel</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>940</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>4 Average</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>4</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>4</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1920</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>1980</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>6 Piers/Posts</b>	# Fireplaces <b>0</b>	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 <b>100%</b>
Basement <b>9 0 Bsmt/O Fdtn</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		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 <b>1 Owner</b>	
	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	1930	120	2 100	4	0 %	100 %	
68 Wood Deck	1985	300	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



NICKERSON, RYAN THOMAS  
NICKERSON, KATRINA QUINN  
PO BOX 277  
NORRIDGEWOCK ME 04957

B4126P189 B4573P19

Previous Owner  
BUSH, GARY  
BUSH, MAEANN  
87 W. BROOKFIELD RD  
NORTH BROOKFIELD MA 01535  
Sale Date: 8/17/2023

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record																																																																																																																																																																																																												
Neighborhood <b>41 Overlook Subdivision/Syl.</b>			Year	Land	Buildings	Exempt	Total																																																																																																																																																																																																								
Tree Growth Year <b>0</b>			2020	81,700	0	0	81,700																																																																																																																																																																																																								
X Coordinate			2021	81,700	0	0	81,700																																																																																																																																																																																																								
Y Coordinate			2022	98,200	0	0	98,200																																																																																																																																																																																																								
Zone/Land Use <b>15 Rural Woodland 2</b>			2023	98,200	0	0	98,200																																																																																																																																																																																																								
Secondary Zone			2024	113,200	0	0	113,200																																																																																																																																																																																																								
Topography <b>2 Rolling</b>			2025	142,700	0	0	142,700																																																																																																																																																																																																								
1.Level 4.Below St 7.Incline																																																																																																																																																																																																															
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Street <b>5 Subdivision Rd.</b>																																																																																																																																																																																																															
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**Eustis**

Map Lot R10-001-003


Account 1131

Location 62 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.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 <b>0</b>	
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 <b>0</b>				
Date Inspected			1.Owner 4.Agent 7.Inspect				
			2.Relative 5.Estimate 8.				
			3.Tenant 6.Other 9.				
<b>Additions, Outbuildings &amp; Improvements</b>							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

NIEDZIALKOSKI, JAMES F  
6 White Street  
Hopkinton MA 01748

B2381P332

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>63 Eustis Village</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	28,500	58,300	0	86,800		
X Coordinate <b>0</b>			2013	22,800	54,500	0	77,300		
Y Coordinate <b>0</b>			2014	20,000	55,200	0	75,200		
Zone/Land Use <b>12 General Develop.</b>			2015	20,000	55,000	0	75,000		
Secondary Zone			2016	20,000	54,200	0	74,200		
Topography <b>2 Rolling</b>			2017	20,000	53,400	0	73,400		
1.Level 4.Below St 7.Incline			2018	20,000	53,400	0	73,400		
2.Rolling 5.Low 8.			2019	20,000	52,600	0	72,600		
3.Above St 6.Swampy 9.			2020	20,000	51,700	0	71,700		
Utilities <b>9 None</b>			2021	20,000	51,700	0	71,700		
1.W & S 4.Dr Well 7.Cspool			2022	25,900	66,200	0	92,100		
2.T Water 5.Dug Well 8.Water			2023	25,900	61,400	0	87,300		
3.Septic 6.Privy 9.None			2024	25,900	59,600	0	85,500		
Street <b>1 Paved</b>			2025	39,900	61,900	0	101,800		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.									
3.Gravel 6.Priv Rd 9.None			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
STATUS TG-F&O <b>0</b>			11.Water Departme		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
Bldg Incomplete <b>0</b>			12.Undergrd Servi				%		1.Second Zone
<b>Sale Data</b>			13.Substations				%		2.Devel Costs
Sale Date <b>11/01/2003</b>			14.Transm Lines				%		3.Swampy
Price <b>48,000</b>			15.Dist System				%		4.Size/Shape
Sale Type <b>2 Land &amp; Buildings</b>							%		5.Access
1.Land 4.Trailer 7.			<b>Square Foot</b>		<b>Square Feet</b>				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 <b>9 Unknown</b>			18.TrnsCan Rds/Im				%		9.Fractional Sha
1.Convent 4.Seller 7.Bank or Re			19.Condominium				%		<b>Acres</b>
2.FHA/VA 5.Private 8.Divorce			20.Tarred Drivewa				%		30.Softwood (TG)
3.Assumed 6.Cash 9.Unknown							%		31.Mixedwood (TG)
Validity <b>1 Arms Length Sale</b>			<b>Fract. Acre</b>		<b>Acreege/Sites</b>				32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	21	0.57	100	%	0	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 <b>5 Public Record</b>			<b>Acres</b>				%		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/
			<b>Total Acreage</b>		<b>0.57</b>				43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava



Nieto, Ramon T.& Morin, Regina, Trustees of the Nieto Morin Living Trust dated 5-1-14  
1149 Lower Ferry Road  
Ewing, NJ 08618

B2352P274 B3645P234

Property Data			Assessment Record						
Neighborhood <b>21 Flagstaff Lake</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	83,500	7,600	0	91,100		
X Coordinate <b>0</b>			2013	90,600	5,900	0	96,500		
Y Coordinate <b>0</b>			2014	90,600	6,000	0	96,600		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	90,600	119,300	0	209,900		
Secondary Zone <b>41 &amp; Ltd. Residential</b>			2016	90,600	118,000	0	208,600		
Topography <b>2 Rolling</b>			2017	90,600	118,000	0	208,600		
1.Level 4.Below St 7.Incline			2018	90,600	116,800	0	207,400		
2.Rolling 5.Low 8.			2019	90,600	116,800	0	207,400		
3.Above St 6.Swampy 9.			2020	90,600	117,300	0	207,900		
Utilities <b>3 Septic Disposal&amp;</b> <b>5 Dug Well &amp;</b>			2021	116,400	117,300	0	233,700		
1.W & S 4.Dr Well 7.Cspool			2022	150,400	150,900	0	301,300		
2.T Water 5.Dug Well 8.Water			2023	150,400	180,200	0	330,600		
3.Septic 6.Privy 9.None			2024	152,300	178,300	0	330,600		
Street <b>1 Paved</b>			2025	161,700	187,000	0	348,700		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date <b>9/01/2003</b>			15.Dist System			%		5.Access	
Price <b>48,000</b>			<b>Square Foot</b>		<b>Square Feet</b>			6.R/W thru Lot	
Sale Type <b>2 Land &amp; Buildings</b>							%		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			%		<b>Acres</b>	
Financing <b>9 Unknown</b>			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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.94	100	%	0
Validity <b>2 Related Parties</b>			22.Secondary Acre	46	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			23.Remote Water			%			
2.Related 5.Partial 8.Other			<b>Acres</b>			%			
3.Distress 6.Exempt 9.Question				24.Next 3-10 Acre			%		
Verified <b>5 Public Record</b>			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			%			
			<b>Total Acreage</b>		0.94				

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

**Eustis**

Map Lot U02-005


Account 545

Location 80 OLD DEAD RIVER ROAD

Card 1

Of 1

6/26/2025

Building Style <b>1 Conven/Ranch</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 7 Electric</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>1 One Story</b>	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 <b>0% 9 None</b>	Insulation <b>1 Full</b>
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 <b>2 Vinyl/Aluminum</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>2 Typical</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>4 Asphalt Shingles</b>	Bath(s) Style <b>2 Typical Bath(s)</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>1257</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>5 Average +</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>7</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>1</b>	# Bedrooms <b>2</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>2</b>	Phys. % Good <b>0%</b>
Year Built <b>2014</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	1.Incomp 4.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 <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>0</b>
Wet Basement <b>1 Dry Basement</b>		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 <b>0</b>	
	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	2014	80	3 100	4	0 %	100 %	
24 Frame Shed	2019	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



Norcross, Richard B. & Mary Ann W.  
Turstees,Norcross Family Living Trust  
47 WOODLAWN AVE.  
AUBURN, ME 04210 4545

B1911P94 B3353P102

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>96 So.Branch DdRivr</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	38,100	18,500	0	56,600		
X Coordinate <b>0</b>			2013	40,600	17,500	0	58,100		
Y Coordinate <b>0</b>			2014	40,600	17,600	0	58,200		
Zone/Land Use <b>14 Rural Woodland 1</b>			2015	40,600	17,200	0	57,800		
Secondary Zone <b>44 &amp; Resource Prot.</b>			2016	28,100	17,200	0	45,300		
Topography <b>2 Rolling</b>			2017	28,100	17,100	0	45,200		
1.Level 4.Below St 7.Incline			2018	28,100	17,100	0	45,200		
2.Rolling 5.Low 8.			2019	28,100	17,100	0	45,200		
3.Above St 6.Swampy 9.			2020	28,100	17,100	0	45,200		
Utilities <b>9 None</b>			2021	56,200	17,100	0	73,300		
1.W & S 4.Dr Well 7.Cspool			2022	98,500	22,200	0	120,700		
2.T Water 5.Dug Well 8.Water			2023	98,500	37,500	0	136,000		
3.Septic 6.Privy 9.None			2024	98,500	36,300	0	134,800		
Street <b>9 None</b>			2025	111,900	35,400	0	147,300		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme					1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi					2.Devel Costs	
<b>Sale Data</b>			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date <b>2/01/2000</b>			15.Dist System					5.Access	
Price <b>15,000</b>			<b>Square Foot</b>	<b>Square Feet</b>				6.R/W thru Lot	
Sale Type <b>2 Land &amp; Buildings</b>								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					<b>Acres</b>	
Financing <b>9 Unknown</b>								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 <b>1 Arms Length Sale</b>			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts								35.Eustis Dam	
2.Related 5.Partial 8.Other			21.Base Lot 1st A	23	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100	%	0	
Verified <b>5 Public Record</b>			23.Remote Water	33	3.00	100	%	0	
1.Buyer 4.Agent 7.Family			<b>Acres</b>						
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						
				<b>Total Acreage</b>		<b>5.00</b>		43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

**Eustis**

Map Lot R01-018

Account 912

Location RURAL REMOTE

Card 1

Of 1

6/26/2025

Building Style <b>7 Camp/Cottage</b>	SF Bsmt Living <b>0</b>	Layout <b>2 Inadequate</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 6 Stove</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>1 One Story</b>	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 <b>0% 9 None</b>	Insulation <b>5 Partial</b>
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 <b>7 Log/Inc.Fake Log</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>6 No Inside Water</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>4 Asphalt Shingles</b>	Bath(s) Style <b>9 None</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>476</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>3 Below Average</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>2</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>9</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>0</b>	Phys. % Good <b>0%</b>
Year Built <b>1935</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>6 No Bath</b>
Foundation <b>6 Piers/Posts</b>	# Fireplaces <b>0</b>	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 <b>100%</b>
Basement <b>9 0 Bsmt/O Fdtn</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>9 No Basement</b>		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 <b>1 Owner</b>	
		1.Owner 4.Agent 7.Inspect
		2.Relative 5.Estimate 8.
		3.Tenant 6.Other 9.

Date Inspected 8/22/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1982	80	2 100	3	0 %	100 %	
75 Platform,no rail	2004	152	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



NORTH BRANCH SPORTING CAMPS LLC  
 PO BOX 23  
 EUSTIS ME 04936

B773P246 B3531P161 B3703P101 B4497P76

Previous Owner  
 DUNLAP, DALE E  
 Dunlap, Edith  
 PO BOX 48  
 EUSTIS ME 04936  
 Sale Date: 9/29/2022

Previous Owner  
 Dunlap, Edith  
 PO Box 414

Solon ME 04979  
 Sale Date: 1/05/2015

Previous Owner  
 WYMAN, ELIZABETH L.  
 MAIN STREET  
 P. O. BOX 63  
 STRATTON ME 04982  
 Sale Date: 3/27/2013

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>87 Arnold Trail.</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	49,900	113,600	0	163,500		
X Coordinate <b>0</b>			2013	48,100	131,200	0	179,300		
Y Coordinate <b>0</b>			2014	45,100	132,900	0	178,000		
Zone/Land Use <b>21 Commercial Use</b>			2015	45,100	135,000	0	180,100		
Secondary Zone <b>41 &amp; Ltd. Residential</b>			2016	42,600	162,500	0	205,100		
Topography <b>2 Rolling</b>			2017	42,600	204,600	0	247,200		
1.Level 4.Below St 7.Incline			2018	42,600	202,500	0	245,100		
2.Rolling 5.Low 8.			2019	42,600	202,300	0	244,900		
3.Above St 6.Swampy 9.			2020	57,600	200,100	0	257,700		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	57,600	197,800	0	255,400		
1.W & S 4.Dr Well 7.Cspool			2022	77,600	257,000	0	334,600		
2.T Water 5.Dug Well 8.Water			2023	77,600	256,200	0	333,800		
3.Septic 6.Privy 9.None			2024	120,500	335,200	0	455,700		
Street <b>1 Paved</b>			2025	187,600	350,900	0	538,500		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
			14.Transm Lines			%		4.Size/Shape	
Sale Date <b>9/29/2022</b>			15.Dist System			%		5.Access	
Price <b>585,000</b>						%		6.R/W thru Lot	
Sale Type <b>2 Land &amp; Buildings</b>						%		7.Restricted	
1.Land 4.Trailer 7.			<b>Square Foot</b>	<b>Square Feet</b>				8.Location	
2.L & B 5.Other 8.							%	9.Fractional Sha	
3.Bldg 6.Comm 9.						%		<b>Acres</b>	
Financing <b>9 Unknown</b>			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 <b>1 Arms Length Sale</b>			20.Tarred Drivewa			%		34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts						%		35.Eustis Dam	
2.Related 5.Partial 8.Other			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				36.ReEnergyWater	
3.Distress 6.Exempt 9.Question			21.Base Lot 1st A	21	2.00	100 %	0	37.ReEnergy Site	
Verified <b>5 Public Record</b>			22.Secondary Acre	22	1.00	100 %	0	38.ReEnergyTransm	
1.Buyer 4.Agent 7.Family			23.Remote Water	24	0.45	100 %	0	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			<b>Acres</b>	46	1.00	100 %	0	40.S Lumber Site	
3.Lender 6.MLS 9.			24.Next 3-10 Acre	45	2.00	100 %	0	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	<b>Total Acreege 3.45</b>				45.Septic Availab	
			29.Unforested Vac			%		46.Wtr&Septic Ava	

**Eustis**

Map Lot U16-010

Account 905

Location 1112 ARNOLD TRAIL

Card 1

Of 1

6/26/2025

Building Style <b>7 Camp/Cottage</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 2 Combination</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>8 Crawl Space</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>7 One Story W/Loft</b>	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 <b>0% 9 None</b>	Insulation <b>4 Minimal</b>
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 <b>5 B.&amp;B./T-I-II</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>5 Basic</b>	Unfinished % <b>20%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>1 Steel</b>	Bath(s) Style <b>5 Basic</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>800</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>4 Average</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>2</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>3</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1970</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2006</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>2 Concrete Block</b>	# Fireplaces <b>0</b>	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 <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		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 <b>1 Owner</b>	
	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
13 1S No Bsmt/w/ba	1970	896	3 100	4	0 %	100 %	
52 Gar&L.Sp.W/Bath	1970	468	3 100	4	0 %	100 %	
24 Frame Shed	1950	266	3 100	4	0 %	100 %	
17 Mud Room.....	2009	80	3 100	4	0 %	100 %	
18 Bulkhead.....	2005	48	3 100	4	0 %	100 %	
23 Frame Garage	2010	100	3 100	4	0 %	100 %	
13 1S No Bsmt/w/ba	2012	896	3 100	5	0 %	100 %	
68 Wood Deck	2014	376	3 100	4	0 %	100 %	
13 1S No Bsmt/w/ba	2015	896	3 100	5	0 %	100 %	
21 Open Frame	2016	380	3 100	4	0 %	100 %	



Norton, Nicholas Scott  
Norton, Haley Elizabeth  
12 Kennebago Dr  
Scarborough ME 04074

B2967P318 B4314P312

Previous Owner  
Truskowski, Kimberly A  
PO BOX 18

EUSTIS ME 04936 5372  
Sale Date: 4/08/2021

Previous Owner  
MARCISO, KAREN E.

16 Ruby Mae Ln.  
SCARBOROUGH ME 04074  
Sale Date: 10/31/2007

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>16 Eustis Ridge</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	70,400	75,300	10,000	135,700		
X Coordinate <b>0</b>			2013	69,100	67,600	10,000	126,700		
Y Coordinate <b>0</b>			2014	68,700	68,200	10,000	126,900		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	68,700	66,900	10,000	125,600		
Secondary Zone			2016	64,600	66,900	15,000	116,500		
Topography <b>7 Inclining</b>			2017	64,600	66,100	20,000	110,700		
1.Level 4.Below St 7.Incline			2018	64,600	66,100	20,000	110,700		
2.Rolling 5.Low 8.			2019	64,600	65,300	20,000	109,900		
3.Above St 6.Swampy 9.			2020	64,600	65,300	25,000	104,900		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	64,600	64,600	25,000	104,200		
1.W & S 4.Dr Well 7.Cspool			2022	85,600	83,900	0	169,500		
2.T Water 5.Dug Well 8.Water			2023	85,600	97,000	0	182,600		
3.Septic 6.Privy 9.None			2024	95,600	95,800	0	191,400		
Street <b>1 Paved</b>			2025	113,100	99,600	0	212,700		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme					1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi					2.Devel Costs	
<b>Sale Data</b>			13.Substations					3.Swampy	
			14.Transm Lines					4.Size/Shape	
Sale Date <b>4/08/2021</b>			15.Dist System					5.Access	
Price								6.R/W thru Lot	
Sale Type <b>2 Land &amp; Buildings</b>								7.Restricted	
1.Land 4.Trailer 7.			<b>Square Foot</b>	<b>Square Feet</b>				8.Location	
2.L & B 5.Other 8.								9.Fractional Sha	
3.Bldg 6.Comm 9.			16.					<b>Acres</b>	
Financing <b>9 Unknown</b>			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 <b>1 Arms Length Sale</b>								34.Roads/Unforest	
1.Valid 4.Bk Repo 7.Abutts			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				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	0.71	100	%	0	37.ReEnergy Site
Verified <b>5 Public Record</b>			23.Remote Water	46	1.00	100	%	0	38.ReEnergyTransm
1.Buyer 4.Agent 7.Family			<b>Acres</b>						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	<b>Total Acreage 1.71</b>					44.Water Availabl
			29.Unforested Vac						
									46.Wtr&Septic Ava


**Eustis**

Map Lot R06-026

Account 824

Location 336 EUSTIS RIDGE

Card 1 Of 1 6/26/2025

Building Style <b>4 Cape/Colonial</b>	SF Bsmt Living <b>0</b>	Layout <b>1 Typical</b>
1.Ranch/Co 5.A-Frame 9.Other	Fin Bsmt Grade <b>0 0</b>	1.Typical 4.O-Built 7.
2.Gambrel 6.Apt.Bldg 10.Daylt.B	OPEN-5-CUSTOMIZE <b>0</b>	2.Inadeq 5.Camp 8.
3.R Ranch 7.Camp 11.	Heat Type <b>100% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>9 None</b>
Dwelling Units <b>1</b>	2.Combo 6.Stove 10.Geo	1.1/4 Fin 4.Full Fin 7.
Other Units <b>0</b>	3.Radiant 7.Electric 11.	2.1/2 Fin 5.FI/Stair 8.CS
Stories <b>5 One &amp; 3/4 Story</b>	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 <b>0% 9 None</b>	Insulation <b>1 Full</b>
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 <b>5 B.&amp; B./T-I-II</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>5 Basic</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>3 Average 100%</b>
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 <b>4 Asphalt Shingles</b>	Bath(s) Style <b>5 Basic</b>	3.C Grade 6.A Grade 9.Same
1.Steel 4.Asphalt 7.Rubber	1.Modern 4.Obsolete 7.Bio/Chem	SQFT (Footprint) <b>480</b>
2.Vented 5.Wood 8.	2.Typical 5.Basic 8.Privy	Condition <b>5 Average +</b>
3.Tin/Alum 6.Rolled 9.Other	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim <b>0</b>	# Rooms <b>3</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>3</b>	# Bedrooms <b>1</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>1</b>	Phys. % Good <b>0%</b>
Year Built <b>1995</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>1995</b>	# Addn Fixtures <b>0</b>	Functional Code <b>9 None</b>
Foundation <b>1 Concrete</b>	# Fireplaces <b>0</b>	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 <b>100%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>None</b>
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 <b>0</b>		Entrance Code <b>3 Information Only</b>
Wet Basement <b>1 Dry Basement</b>		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 <b>3 Tenant</b>	
	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
68 Wood Deck	1996	240	3 100	4	0 %	100 %	
68 Wood Deck	1996	60	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



NSC HOLDINGS LLC  
PO BOX 661  
NORTH TURNER ME 04266

B3530P322 B4517P165

Previous Owner  
Jewett, Jeffrey  
Jewett, Pamela J  
PO Box 375  
Jefferson ME 04348  
Sale Date: 12/19/2022

Previous Owner  
LEAVITT, CECIL  
LEAVITT, LINDA M.  
BOX 143  
DRYDEN ME 04225  
Sale Date: 3/25/2013

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>48 Kerns Subd.</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	45,500	72,300	0	117,800		
X Coordinate <b>0</b>			2013	43,700	68,000	0	111,700		
Y Coordinate <b>0</b>			2014	41,000	69,400	0	110,400		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	41,000	69,200	0	110,200		
Secondary Zone			2016	38,800	68,200	0	107,000		
Topography <b>2 Rolling</b>			2017	38,800	67,300	0	106,100		
1.Level 4.Below St 7.Incline			2018	38,800	66,400	0	105,200		
2.Rolling 5.Low 8.			2019	38,800	65,500	0	104,300		
3.Above St 6.Swampy 9.			2020	38,800	65,400	0	104,200		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	38,800	64,400	0	103,200		
1.W & S 4.Dr Well 7.Cspool			2022	52,400	82,400	0	134,800		
2.T Water 5.Dug Well 8.Water			2023	52,400	111,400	0	163,800		
3.Septic 6.Privy 9.None			2024	60,900	159,300	0	220,200		
Street <b>5 Subdivision Rd.</b>			2025	74,000	161,300	0	235,300		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme					1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi					2.Devel Costs	
<b>Sale Data</b>			13.Substations					3.Swampy	
Sale Date <b>12/19/2022</b>			14.Transm Lines					4.Size/Shape	
Price <b>360,000</b>			15.Dist System					5.Access	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>	<b>Square Feet</b>					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 <b>9 Unknown</b>								<b>Acres</b>	
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 <b>1 Arms Length Sale</b>			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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>					35.Eustis Dam
3.Distress 6.Exempt 9.Question									36.ReEnergyWater
Verified <b>5 Public Record</b>			21.Base Lot 1st A	21	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			22.Secondary Acre	22	0.90	100	%	0	
2.Seller 5.Pub Rec 8.Other			23.Remote Water	46	1.00	100	%	0	
3.Lender 6.MLS 9.			<b>Acres</b>						
			24.Next 3-10 Acre					39.Deeded R/W to	
			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	
			<b>Total Acreage</b>		1.90				45.Septic Availab
									46.Wtr&Septic Ava



Nutter, Robert R  
469 Notch Road  
Hiram ME 04041

B2016P42 B3543P115

Previous Owner  
Owens, Dennie R.,Thebeau, Sandra R J.T.  
Nutter, Robert R. deed rec. 5-9-13  
469 Notch Road  
Hiram ME 04041  
Sale Date: 5/09/2013

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>2 Stratton Village</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	16,600	49,700	0	66,300		
X Coordinate <b>0</b>			2013	19,900	45,600	0	65,500		
Y Coordinate <b>0</b>			2014	18,800	45,500	0	64,300		
Zone/Land Use <b>12 General Develop.</b>			2015	18,800	44,800	0	63,600		
Secondary Zone			2016	18,800	44,700	0	63,500		
Topography <b>7 Inclining</b>			2017	18,800	44,300	0	63,100		
1.Level 4.Below St 7.Incline			2018	18,800	44,000	0	62,800		
2.Rolling 5.Low 8.			2019	18,800	43,900	0	62,700		
3.Above St 6.Swampy 9.			2020	18,800	43,600	0	62,400		
Utilities <b>1 Twn.Watr&amp; Septic</b>			2021	18,800	43,300	0	62,100		
1.W & S 4.Dr Well 7.Cspool			2022	23,500	56,200	0	79,700		
2.T Water 5.Dug Well 8.Water			2023	23,500	71,400	0	94,900		
3.Septic 6.Privy 9.None			2024	24,300	70,500	0	94,800		
Street <b>1 Paved</b>			2025	26,300	71,900	0	98,200		
1.Paved 4.R/W 7.			<b>Land Data</b>						
2.Semi Imp 5.Sub Rd 8.			<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
3.Gravel 6.Priv Rd 9.None					<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
STATUS TG-F&O <b>0</b>			11.Water Departme			%		1.Second Zone	
Bldg Incomplete <b>0</b>			12.Undergrd Servi			%		2.Devel Costs	
<b>Sale Data</b>			13.Substations			%		3.Swampy	
Sale Date <b>5/09/2013</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>36,000</b>			15.Dist System			%		5.Access	
Sale Type <b>2 Land &amp; Buildings</b>			<b>Square Foot</b>		<b>Square Feet</b>				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 <b>9 Unknown</b>			18.TrnsCan Rds/Im			%		<b>Acres</b>	
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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				32.Hardwood (TG)	
Validity <b>6 Exempt Property</b>				21.Base Lot 1st A	21	0.23	100 %	0	33.Waste L /R Pro
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			<b>Acres</b>			%		36.ReEnergyWater	
Verified <b>5 Public Record</b>			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/	
			<b>Total Acreage</b>		0.23			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

