

OAK HILL PROPERTIES LLC  
PO BOX 1855  
WINDHAM ME 04062

B2974P304 B3992P328 B4293P65

Previous Owner  
HIGGINS, HEATH  
HIGGINS, KEITH  
PO BOX 54  
BERNARD ME 04612  
Sale Date: 2/25/2021

Previous Owner  
Arsenault, Maureen C.

261 Buttermilk Rd  
Lamoine ME 04605  
Sale Date: 5/03/2018

Previous Owner  
FOSTER, GERTRUDE E.

211 LEWISTON RD. #1  
GRAY, ME 04039 9547  
Sale Date: 10/17/2007

Inspection Witnessed By:

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

Notes:

Property Data			Assessment Record						
Neighborhood <b>16 Eustis Ridge</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	8,700	0	0	8,700		
X Coordinate <b>0</b>			2013	7,400	0	0	7,400		
Y Coordinate <b>0</b>			2014	6,900	0	0	6,900		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	6,900	0	0	6,900		
Secondary Zone			2016	11,000	0	0	11,000		
Topography <b>2 Rolling</b>			2017	11,000	0	0	11,000		
1.Level 4.Below St 7.Incline			2018	11,000	0	0	11,000		
2.Rolling 5.Low 8.			2019	11,000	0	0	11,000		
3.Above St 6.Swampy 9.			2020	11,000	0	0	11,000		
Utilities <b>9 None</b>			2021	11,000	0	0	11,000		
1.W & S 4.Dr Well 7.Cspool			2022	15,000	0	0	15,000		
2.T Water 5.Dug Well 8.Water			2023	15,000	0	0	15,000		
3.Septic 6.Privy 9.None			2024	17,300	0	0	17,300		
Street <b>1 Paved</b>			2025	20,700	0	0	20,700		
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	
Sale Date <b>2/25/2021</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>22,000</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.						%	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	0.23	100	0	37.ReEnergy Site	
1.Buyer 4.Agent 7.Family			22.Secondary Acre			%		38.ReEnergyTransm	
2.Seller 5.Pub Rec 8.Other			23.Remote Water			%		39.Deeded R/W to	
3.Lender 6.MLS 9.			<b>Acres</b>			%		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	
				<b>Total Acreage</b>		0.23			

**Eustis**

Map Lot R06-014


Account 12

Location EUSTIS RIDGE

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			
Dwelling Units	2.Combo			Attic			
Other Units	3.Radiant			1.1/4 Fin	4.Full Fin	7.	
Stories	4.Monitor			2.1/2 Fin	5.FI/Stair	8.CS	
1.1	4.1 & 1/2	7.1.S/w/lf	Cool Type	3.3/4 Fin	6.	9.None	
2.2	5.1 & 3/4	8.1 & 1/4	1.A/C	Insulation			
3.3	6.2 & 1/2	9.	2.Evapor	1.Full	4.Minimal	7.	
Exterior Walls	3.H Pump			2.Heavy	5.Partial	8.	
1.Clbd/Shg	5.B/B/T111	9.Other	Kitchen Style	3.Capped	6.	9.None	
2.Vin/Al	6.Brick	10.None	1.Modern	Unfinished %			
3.Masonite	7.Log	11.Boards	2.Typical	Grade & Factor			
4.Asb/Asp	8.Concrete	12.	3.Old Type	1.E Grade	4.C+ Grade	7.A+ Grade	
Roof Surface	Bath(s) Style			2.D Grade	5.B Grade	8.	
1.Steel	4.Asphalt	7.Rubber	1.Modern	3.C Grade	6.A Grade	9.Same	
2.Vented	5.Wood	8.	2.Typical	SQFT (Footprint)			
3.Tin/Alum	6.Rolled	9.Other	3.Old Type	Condition			
SF Masonry Trim	# Rooms			1.Poor	4.Avg	7.V G	
ELECTICAL	# Bedrooms			2.Fair	5.Avg+	8.Exc	
OPEN-4-	# Full Baths			3.Avg-	6.Good	9.Same	
Year Built	# Half Baths			Phys. % Good			
Year Remodeled	# Addn Fixtures			Funct. % Good			
Foundation	# Fireplaces			Functional Code			
1.Concrete	4.Wood	7.Partial		1.Incomp	4.Bsmt	7.C Wall	
2.C Block	5.Slab	8.ledge/ro		2.O-Built	5.Size	8.LongTerm	
3.Gran/Roc	6.Piers	9.Pier/Pad		3.Damaged	6.Bath	9.None	
Basement	Econ. % Good			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 <b>0</b>			1.Interior			
Wet Basement	1.Dry			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

O'BRIAN, WILLIAM T.  
PO BOX 141  
Eustis ME 04936

B2101P229 B3687P175 B4165P207 B4418P138 B4485P291

Previous Owner  
Isgro, Ruth Helen  
Isgro, Joseph Vito  
PO Box 564  
Stratton ME 04982  
Sale Date: 2/15/2020

Previous Owner  
BEAULIEU, BENOIT L. & PRISCILLA M.  
PECTEAU, JOAN D. & PORIER,ROGER J  
79 TEMPLE STREET  
SACO, ME 04072  
Sale Date: 10/23/2014

Inspection Witnessed By:

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

Notes:

Property Data			Assessment Record						
Neighborhood <b>38 Lower E.Ridge</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	95,900	109,200	0	205,100		
X Coordinate <b>0</b>			2013	93,200	98,000	0	191,200		
Y Coordinate <b>0</b>			2014	87,600	156,200	0	243,800		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	87,600	154,900	0	242,500		
Secondary Zone			2016	85,600	154,800	0	240,400		
Topography <b>7 Inclining</b>			2017	85,600	177,600	20,000	243,200		
1.Level 4.Below St 7.Incline			2018	85,600	177,500	20,000	243,100		
2.Rolling 5.Low 8.			2019	85,600	177,100	20,000	242,700		
3.Above St 6.Swampy 9.			2020	94,300	176,800	0	271,100		
Utilities <b>3 Septic Disposal&amp;</b> <b>5 Dug Well &amp;</b>			2021	72,700	176,500	25,000	224,200		
1.W & S 4.Dr Well 7.Cspool			2022	85,800	228,900	25,000	289,700		
2.T Water 5.Dug Well 8.Water			2023	85,800	255,800	25,000	316,600		
3.Septic 6.Privy 9.None			2024	92,400	254,300	25,000	321,700		
Street <b>1 Paved</b>			2025	125,200	263,000	25,000	363,200		
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>2/15/2020</b>			15.Dist System					5.Access	
Price <b>195,000</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.			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>8 Other Non Valid</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	1.00	100 %	0	37.ReEnergy Site	
Verified <b>5 Public Record</b>			23.Remote Water	24	8.00	50 %	0	38.ReEnergy/Transm	
1.Buyer 4.Agent 7.Family			<b>Acres</b>	25	5.00	50 %	0	39.Deeded R/W to	
2.Seller 5.Pub Rec 8.Other			24.Next 3-10 Acre	33	1.00	100 %	0	40.S Lumber Site	
3.Lender 6.MLS 9.			25.Next 11-15 Acr	46	1.00	100 %	0	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	
			<b>Total Acreage</b>		16.00		46.Wtr&Septic Ava		

**Eustis**

Map Lot R06-001

Account 157

Location 210 EUSTIS RIDGE

Card 1

Of 1

6/26/2025

Building Style <b>4 Cape/Colonial</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% 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>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.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>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>1614</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>8</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>1</b>	# Bedrooms <b>4</b>	3.Avg- 6.Good 9.Same
OPEN-4- <b>0</b>	# Full Baths <b>3</b>	Phys. % Good <b>0%</b>
Year Built <b>1900</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>3 Granite/Rock Wal</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>1 1/4 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>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
1 1 S.Frame add-on	1960	240	3 100	3	0 %	88 %	
43 1 1/2 S.Garage	1950	624	3 100	3	0 %	88 %	
71 8 Ohead Door	1950	2	3 100	3	0 %	100 %	
24 Frame Shed	1992	834	2 100	3	0 %	100 %	
68 Wood Deck	2004	384	3 100	4	0 %	100 %	
68 Wood Deck	2004	126	3 100	4	0 %	100 %	
23 Frame Garage	2016	864	3 100	4	0 %	100 %	
71 8 Ohead Door	2016	1	3 100	4	0 %	100 %	
					%	%	
					%	%	



O'CONNELL, SUSAN L  
Bashaw, Charles  
2117 POST RD  
WELLS ME 04090

B2192P314

Inspection Witnessed By:

X

No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>24 Wing Comm. Shore</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	108,300	51,900	0	160,200		
X Coordinate <b>0</b>			2013	123,000	49,400	0	172,400		
Y Coordinate <b>0</b>			2014	123,000	50,400	0	173,400		
Zone/Land Use <b>41 Limited Residential</b>			2015	123,000	49,100	0	172,100		
Secondary Zone			2016	123,000	48,500	0	171,500		
Topography <b>1 Level</b>			2017	123,000	48,500	0	171,500		
1.Level 4.Below St 7.Incline			2018	123,000	47,800	0	170,800		
2.Rolling 5.Low 8.			2019	123,000	47,700	0	170,700		
3.Above St 6.Swampy 9.			2020	123,000	47,200	0	170,200		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	123,000	47,100	0	170,100		
1.W & S 4.Dr Well 7.Cspool			2022	159,000	60,500	0	219,500		
2.T Water 5.Dug Well 8.Water			2023	159,000	75,200	0	234,200		
3.Septic 6.Privy 9.None			2024	161,000	74,100	0	235,100		
Street <b>5 Subdivision Rd.</b>			2025	171,000	76,400	0	247,400		
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>10/01/2002</b>			14.Transm Lines					4.Size/Shape	
Price <b>108,000</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								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								21.Base Lot 1st A	21
Verified <b>5 Public Record</b>			22.Secondary Acre	46	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			23.Remote Water						
2.Seller 5.Pub Rec 8.Other			<b>Acres</b>						
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						
			<b>Total Acreage</b>		1.00				

- 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 U13-012

Account 693

Location 52 RED PINE LANE

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>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>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>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>572</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>1965</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2008</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>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
24 Frame Shed	1970	156	2 100	2	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
35 Hot Tub/Jacuzzi	2008	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






**Eustis**

Map Lot U10-003

Account 302

Location 526 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% 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>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>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>30%</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>480</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>3</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>3</b>	# Bedrooms <b>2</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>1999</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>5 Crawl Space</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 9/17/1996

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1960	140	2 100	3	0 %	100 %	
50 Deck w/Roof	2013	144	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



OLSON, JON, ALICE, TRUSTEES  
 OLSON LIVING TRUST  
 35 DEMARIANO RD  
 MT VERNON ME 04352 0

B1748P148 B1840P287 B3912P21

<b>Property Data</b>		
Neighborhood	<b>97 Wing Community</b>	
Tree Growth Year	<b>0</b>	
X Coordinate	<b>0</b>	
Y Coordinate	<b>0</b>	
Zone/Land Use	<b>11 Residential/Rec.</b>	
Secondary Zone		
Topography	<b>1 Level</b>	
1.Level	4.Below St	7.Incline
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.
Utilities	<b>5 Dug Well &amp;</b>	
1.W & S	4.Dr Well	7.Cspool
2.T Water	5.Dug Well	8.Water
3.Septic	6.Privy	9.None
Street	<b>5 Subdivision Rd.</b>	
1.Paved	4.R/W	7.
2.Semi Imp	5.Sub Rd	8.
3.Gravel	6.Priv Rd	9.None
STATUS TG-F&O	<b>0</b>	
Bldg Incomplete	<b>0</b>	

Inspection Witnessed By:

<b>X</b>	<b>Date</b>
No./Date	Description
	Date Insp.

Notes:

Eustis

<b>Assessment Record</b>						
Year	Land	Buildings	Exempt	Total		
2012	19,000	31,200	0	50,200		
2013	19,000	29,000	0	48,000		
2014	17,800	29,300	0	47,100		
2015	17,800	28,300	0	46,100		
2016	16,900	27,800	0	44,700		
2017	16,900	27,800	0	44,700		
2018	16,900	27,400	0	44,300		
2019	16,900	27,400	0	44,300		
2020	16,900	27,000	0	43,900		
2021	16,900	26,500	0	43,400		
2022	22,000	34,500	0	56,500		
2023	22,000	62,100	0	84,100		
2024	27,500	59,500	0	87,000		
2025	33,800	58,900	0	92,700		
<b>Land Data</b>						
<b>Front Foot</b>	<b>Type</b>	<b>Effective</b>		<b>Influence</b>		<b>Influence Codes</b>
		<b>Frontage</b>	<b>Depth</b>	<b>Factor</b>	<b>Code</b>	
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
				%		<b>Acres</b>
				%		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
<b>Square Foot</b>	<b>Square Feet</b>					
16.				%		
17.TrnsCan Trans				%		
18.TrnsCan Rds/Im				%		
19.Condominium				%		
20.Tarred Drivewa				%		
<b>Fract. Acre</b>	<b>Acreege/Sites</b>					
21.Base Lot 1st A	21	0.29	100	%	0	
22.Secondary Acre	21	0.06	222	%	1	
23.Remote Water				%		
<b>Acres</b>				%		
24.Next 3-10 Acre				%		
25.Next 11-15 Acr				%		
26.16+ (Undevel A				%		
27.Below 1146Elev				%		
28.Gravel Pits				%		
29.Unforested Vac				%		
<b>Total Acreage</b>		0.35				



OLSON, ROBERT  
CHSRBONNEAU, VICKY N  
18 BOWIE HILL RD  
DURHAM ME 04222

B2403P192 B4089P304 B4581P273

Previous Owner  
OCONNELL, SUSAN L  
84 DRAKES ISLAND RD.

WELLS, ME 04090  
Sale Date: 5/30/2019

Inspection Witnessed By:

X		Date
No./Date	Description	Date Insp.

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>36 Whispering Ridge</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	35,000	0	0	35,000		
X Coordinate <b>0</b>			2013	75,200	0	0	75,200		
Y Coordinate <b>0</b>			2014	74,700	0	0	74,700		
Zone/Land Use <b>15 Rural Woodland 2</b>			2015	74,700	0	0	74,700		
Secondary Zone			2016	72,000	0	0	72,000		
Topography <b>7 Inclining</b>			2017	72,000	0	0	72,000		
1.Level 4.Below St 7.Incline			2018	72,000	0	0	72,000		
2.Rolling 5.Low 8.			2019	72,000	0	0	72,000		
3.Above St 6.Swampy 9.			2020	72,000	0	0	72,000		
Utilities <b>9 None 9 None</b>			2021	72,000	0	0	72,000		
1.W & S 4.Dr Well 7.Cspool			2022	86,900	0	0	86,900		
2.T Water 5.Dug Well 8.Water			2023	86,900	0	0	86,900		
3.Septic 6.Privy 9.None			2024	127,500	146,100	0	273,600		
Street <b>6 Private Rd.....</b>			2025	156,000	273,300	6,000	423,300		
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>5/30/2019</b>			15.Dist System			%		5.Access	
Price <b>60,000</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>1 Arms Length Sale</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	100 %	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	22	1.00	100 %	0	37.ReEnergy Site	
Verified <b>5 Public Record</b>			23.Remote Water	24	5.00	100 %	0	38.ReEnergyTransm	
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			%		43.Comm Imp Lot
				29.Unforested Vac			%		44.Water Availabl
							%		45.Septic Availab
						%		46.Wtr&Septic Ava	
			<b>Total Acreage</b>		<b>7.00</b>				

**Eustis**

Map Lot R06-058-M

Account 1080

Location 53 WHISPERING RIDGE PKWY

Card 1

Of 1

6/26/2025

Building Style <b>9 Other/Salt Box</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>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>9 Other</b>	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Clbd/Shg 5.B/B/T111 9.Other	Kitchen Style <b>1 Modern</b>	Unfinished % <b>0%</b>
2.Vin/Al 6.Brick 10.None	1.Modern 4.Obsolete 7.	Grade & Factor <b>4 Above Average</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>3 Tin/Aluminum</b>	Bath(s) Style <b>1 Modern 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>884</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>5</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>2023</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
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>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	2023	87	3 100	4	0 %	100 %	1.1 S Frame add
21 Open Frame	2023	238	3 100	4	0 %	100 %	2.2 S Frame add
68 Wood Deck	2023	260	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



ONEILL, SANDRA, PATRICIA & MICHAEL  
 P.O. Box 193  
 STRATTON ME 04982 0193

B556P204 B3619P252 B3893P119 B4425P270

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>87 Arnold Trail.</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	25,700	51,400	16,000	61,100		
X Coordinate <b>0</b>			2013	26,600	49,600	16,000	60,200		
Y Coordinate <b>0</b>			2014	29,200	50,800	16,000	64,000		
Zone/Land Use <b>13 Mixed Use</b>			2015	29,200	50,500	16,000	63,700		
Secondary Zone			2016	29,200	50,500	21,000	58,700		
Topography <b>2 Rolling</b>			2017	29,200	50,500	0	79,700		
1.Level 4.Below St 7.Incline			2018	29,200	50,400	20,000	59,600		
2.Rolling 5.Low 8.			2019	29,200	50,400	20,000	59,600		
3.Above St 6.Swampy 9.			2020	29,200	50,400	25,000	54,600		
Utilities <b>3 Septic Disposal&amp;</b> <b>5 Dug Well &amp;</b>			2021	29,200	50,300	25,000	54,500		
1.W & S 4.Dr Well 7.Cspool			2022	37,100	65,400	25,000	77,500		
2.T Water 5.Dug Well 8.Water			2023	37,100	104,300	25,000	116,400		
3.Septic 6.Privy 9.None			2024	42,900	101,800	25,000	119,700		
Street <b>1 Paved</b>			2025	49,800	103,000	25,000	127,800		
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>7/01/1978</b>			15.Dist System			%		5.Access	
Price			<b>Square Foot</b>		<b>Square Feet</b>			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			%		<b>Acres</b>	
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			<b>Fract. Acre</b>	<b>Acreege/Sites</b>				32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown				21.Base Lot 1st A	21	0.69	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			<b>Acres</b>					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/	
			<b>Total Acreage</b>		0.69			43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	

Eustis

Map Lot U10-002

Account 611

Location 512 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% 5 Forced Warm Air</b>	3.Poor 6. 9.
4.Cape/Col 8.Log 12.	1.HWBB 5.FWA 9.No Heat	Attic <b>1 1/4 Finished</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>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>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>1344</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>5</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>3</b>	# Bedrooms <b>3</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>1940</b>	# Half Baths <b>0</b>	Funct. % Good <b>80%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>3 Damage/Delap</b>
Foundation <b>7 Partial/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>90%</b>
Basement <b>9 0 Bsmt/O Fdtn</b>		Economic Code <b>See.Comment.....</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>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 10/10/1996

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
24 Frame Shed	1950	352	2 100	3	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
74 Box Trailer.....	1950	112	2 100	3	0 %	100 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
74 Box Trailer.....	1950	96	2 100	3	0 %	100 %	6.2 & 1/2 S add- 21.Open Frame Por
22 Encl Frame Porch	1950	160	2 100	3	0 %	100 %	22.Encl Frame Por
27 Unfin Basement	1975	180	2 100	3	0 %	100 %	23.Frame Garage
22 Encl Frame Porch	1950	100	2 100	3	0 %	0 %	24.Frame Shed
30 Rollway	1950	1	2 100	3	0 %	0 %	25.2S w/ba/no bsm
24 Frame Shed	2012	72	3 100	3	0 %	100 %	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.1 S 0 ba/0 bs
					%	%	29.Finished Attic



O'Neill, Traci M  
9 Hidden Acres  
Gray ME 04039

B3504P75

Previous Owner  
WILSON, NORMAND ELWOOD  
WILSON, MARGARET  
9 HIDDEN ACRES LANE  
GRAY ME 04039  
Sale Date: 12/13/2012

Inspection Witnessed By:

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

Notes:

Eustis

Property Data			Assessment Record						
Neighborhood <b>44 Tea Brook</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	29,900	34,700	0	64,600		
X Coordinate <b>0</b>			2013	29,900	32,500	0	62,400		
Y Coordinate <b>0</b>			2014	29,900	32,400	0	62,300		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	29,900	31,200	0	61,100		
Secondary Zone			2016	29,900	30,700	0	60,600		
Topography <b>1 Level</b>			2017	29,900	30,700	0	60,600		
1.Level 4.Below St 7.Incline			2018	29,900	30,200	0	60,100		
2.Rolling 5.Low 8.			2019	29,900	29,700	0	59,600		
3.Above St 6.Swampy 9.			2020	29,900	29,200	0	59,100		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	29,900	28,700	0	58,600		
1.W & S 4.Dr Well 7.Cspool			2022	38,000	37,200	0	75,200		
2.T Water 5.Dug Well 8.Water			2023	38,000	54,100	0	92,100		
3.Septic 6.Privy 9.None			2024	44,100	52,000	0	96,100		
Street <b>5 Subdivision Rd.</b>			2025	51,200	53,700	0	104,900		
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>12/13/2012</b>			14.Transm Lines					4.Size/Shape	
Price <b>64,600</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								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								21.Base Lot 1st A	21
Verified <b>5 Public Record</b>			22.Secondary Acre	46	1.00	100	%	0	
1.Buyer 4.Agent 7.Family			23.Remote Water						
2.Seller 5.Pub Rec 8.Other			<b>Acres</b>						
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						
			<b>Total Acreage 0.72</b>					43.Comm Imp Lot	
								44.Water Availabl	
								45.Septic Availab	
								46.Wtr&Septic Ava	



Opportunity Knocks, LLC  
 PO BOX 215  
 Stratton ME 04982

B1752P17 B3863P123 B4045P156

Previous Owner  
 BERUBE, LOUISE M  
 396 COUNTRY CLUB ROAD

SANFORD, ME 04073  
 Sale Date: 11/09/2018

Inspection Witnessed By:

X	Date	Date Insp.
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	15,500	32,000	0	47,500		
X Coordinate <b>0</b>			2013	18,600	27,300	0	45,900		
Y Coordinate <b>0</b>			2014	18,600	27,700	0	46,300		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	18,600	27,100	0	45,700		
Secondary Zone			2016	18,600	27,100	0	45,700		
Topography <b>2 Rolling</b>			2017	18,600	27,100	0	45,700		
1.Level 4.Below St 7.Incline			2018	18,600	27,100	0	45,700		
2.Rolling 5.Low 8.			2019	18,600	27,000	0	45,600		
3.Above St 6.Swampy 9.			2020	18,600	27,000	0	45,600		
Utilities <b>3 Septic Disposal &amp; 5 Dug Well &amp;</b>			2021	18,600	27,000	0	45,600		
1.W & S 4.Dr Well 7.Cspool			2022	23,300	35,100	0	58,400		
2.T Water 5.Dug Well 8.Water			2023	23,300	54,600	0	77,900		
3.Septic 6.Privy 9.None			2024	25,400	53,800	0	79,200		
Street <b>1 Paved</b>			2025	27,700	56,100	0	83,800		
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>11/09/2018</b>			15.Dist System			%		5.Access	
Price <b>49,500</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.			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	0.24	100	%	0	36.ReEnergyWater
3.Distress 6.Exempt 9.Question			22.Secondary Acre	46	1.00	100	%	0	37.ReEnergy Site
Verified <b>5 Public Record</b>			23.Remote Water			%			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 Acreege</b>			0.24		44.Water Availabl
			29.Unforested Vac						45.Septic Availab
									46.Wtr&Septic Ava


**Eustis**

Map Lot U11-012

Account 36

Location 619 ARNOLD TRAIL

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>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>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>480</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>3</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>4</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>1950</b>	# Half Baths <b>0</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>0</b>	# Addn Fixtures <b>0</b>	Functional Code <b>5 Size/Layout</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.Incmlplet
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>5 Estimated</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 7/30/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1980	160	2 100	2	0 %	100 %	
24 Frame Shed	1980	45	1 100	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



Opportunity Knocks, LLC  
PO BOX 215  
Stratton ME 04982

B2852P77 B3940P159

Previous Owner  
Hanson, Nancy M.  
2200 Southview Blvd Apt. 308

South Saint Paul MN 55075 5804  
Sale Date: 8/29/2017

Previous Owner  
SAYWARD, DAWN A.  
SAYWARD, DENNIS L.  
170 LOGGING RD.  
CAPE NEDDECK ME 03902  
Sale Date: 12/22/2006

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	37,500	68,900	10,000	96,400		
X Coordinate <b>0</b>			2013	37,300	65,400	10,000	92,700		
Y Coordinate <b>0</b>			2014	33,300	66,400	10,000	89,700		
Zone/Land Use <b>12 General Develop.</b>			2015	33,300	65,700	10,000	89,000		
Secondary Zone			2016	33,300	65,500	15,000	83,800		
Topography <b>1 Level</b>			2017	33,300	65,500	20,000	78,800		
1.Level 4.Below St 7.Incline			2018	33,300	50,300	0	83,600		
2.Rolling 5.Low 8.			2019	33,300	50,200	0	83,500		
3.Above St 6.Swampy 9.			2020	33,300	50,000	0	83,300		
Utilities <b>1 Twn.Watr&amp; Septic</b>			2021	33,300	50,000	0	83,300		
1.W & S 4.Dr Well 7.Cspool			2022	42,300	64,900	0	107,200		
2.T Water 5.Dug Well 8.Water			2023	42,300	115,800	0	158,100		
3.Septic 6.Privy 9.None			2024	45,200	114,000	0	159,200		
Street <b>1 Paved</b>			2025	52,400	118,800	0	171,200		
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>8/29/2017</b>			14.Transm Lines			%		4.Size/Shape	
Price <b>35,000</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>3 Distressed Sale</b>				21.Base Lot 1st A	21	0.81	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						
			29.Unforested Vac						
			<b>Total Acreege</b>		<b>0.81</b>				

- 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 U03-013


Account 667

Location 86 SCHOOL STREET EXT.

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% 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>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>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>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>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>4</b>	2.Fair 5.Avg+ 8.Exc
ELECTICAL <b>3</b>	# Bedrooms <b>3</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>1950</b>	# Half Baths <b>1</b>	Funct. % Good <b>100%</b>
Year Remodeled <b>2020</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>3 3/4 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.Conditon 8.Incmlplet
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>3 Tenant</b>	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 8/08/2017

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
1 1 S.Frame add-on	1980	168	2 100	3	0 %	100 %	1.1 S Frame add- 2.2 S Frame add- 3.3 S Frame add-
22 Encl Frame Porch	1970	147	2 100	2	0 %	50 %	4.1 & 1/2 S add- 5.1 & 3/4 S add-
24 Frame Shed	2002	96	3 100	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
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	



ORTIZ, PATRICK  
ORTIZ, LYN  
1517 NW 339th St.  
La Center WA 98629

Property Data			Assessment Record																																																																																																																																																																																																												
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X Coordinate			2022	14,800	0	0	14,800																																																																																																																																																																																																								
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Zone/Land Use <b>13 Mixed Use</b>			2024	15,400	0	0	15,400																																																																																																																																																																																																								
Secondary Zone			2025	79,300	0	0	79,300																																																																																																																																																																																																								
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Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

Eustis

Map Lot R04-002-A


Account 1128

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							
<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

OSGOOD, SPENCER W., TRUSTEE  
SPENCER W. OSGOOD TRUST  
P. O. BOX 113  
EAST DIXFIELD, ME 04227 0113

B1569P177

Property Data			Assessment Record						
Neighborhood <b>44 Tea Brook</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	44,400	66,800	0	111,200		
X Coordinate <b>0</b>			2013	42,600	62,800	0	105,400		
Y Coordinate <b>0</b>			2014	40,300	64,900	0	105,200		
Zone/Land Use <b>11 Residential/Rec.</b>			2015	40,300	63,600	0	103,900		
Secondary Zone			2016	38,400	62,600	0	101,000		
Topography <b>2 Rolling</b>			2017	38,400	62,400	0	100,800		
1.Level 4.Below St 7.Incline			2018	38,400	61,600	0	100,000		
2.Rolling 5.Low 8.			2019	38,400	61,400	0	99,800		
3.Above St 6.Swampy 9.			2020	38,400	60,500	0	98,900		
Utilities <b>3 Septic Disposal&amp;</b> <b>5 Dug Well &amp;</b>			2021	38,400	60,500	0	98,900		
1.W & S 4.Dr Well 7.Cspool			2022	51,500	78,400	0	129,900		
2.T Water 5.Dug Well 8.Water			2023	51,500	102,100	0	153,600		
3.Septic 6.Privy 9.None			2024	59,900	100,500	0	160,400		
Street <b>5 Subdivision Rd.</b>			2025	72,600	102,700	0	175,300		
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			15.Dist System				%	5.Access	
Price			<b>Square Foot</b>		<b>Square Feet</b>			%	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				%	<b>Acres</b>	
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			<b>Fract. Acre</b>	<b>Acreeage/Sites</b>			%	32.Hardwood (TG)	
3.Assumed 6.Cash 9.Unknown							%	33.Waste L /R Pro	
Validity			21.Base Lot 1st A	21	1.00	100	%	0	
1.Valid 4.Bk Repo 7.Abutts			22.Secondary Acre	22	0.76	100	%	0	
2.Related 5.Partial 8.Other			23.Remote Water	46	1.00	100	%	0	
3.Distress 6.Exempt 9.Question			<b>Acres</b>				%		
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	<b>Total Acreage 1.76</b>					
			29.Unforested Vac						

Inspection Witnessed By:

X	Date	Description	Date Insp.

Notes:

**Eustis**

Map Lot U20-020


Account 614

Location 15 EUSTIS PARKWAY

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% 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>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>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>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>836</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>3</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>1960</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
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.Conditon 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>1 Owner</b>	
	1.Owner 4.Agent 7.Inspect	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 10/15/1996

Additions, Outbuildings & Improvements							
Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
68 Wood Deck	1992	308	3 100	3	0 %	100 %	
23 Frame Garage	1992	432	3 100	3	0 %	100 %	
71 8 Ohead Door	1992	1	3 100	3	0 %	100 %	
24 Frame Shed	1992	64	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





**Eustis**

Map Lot R10-001-C


Account 1145

Location OVERLOOK DRIVE SOUTH

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>						
	1.Owner 4.Agent 7.Inspect						
	2.Relative 5.Estimate 8.						
	3.Tenant 6.Other 9.						
Date Inspected							
<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

OUR LADY OF THE LAKES PARISH  
P. O. BOX 333  
OQUOSSOC ME 04964

Property Data			Assessment Record						
Neighborhood <b>2 Stratton Village</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	55,800	132,700	188,500	0		
X Coordinate <b>0</b>			2013	54,500	135,900	190,400	0		
Y Coordinate <b>0</b>			2014	45,200	139,700	184,900	0		
Zone/Land Use <b>12 General Develop.</b>			2015	45,200	137,800	183,000	0		
Secondary Zone			2016	41,600	135,800	177,400	0		
Topography <b>1 Level</b>			2017	41,600	135,800	177,400	0		
1.Level 4.Below St 7.Incline			2018	41,600	133,900	175,500	0		
2.Rolling 5.Low 8.			2019	41,600	133,900	175,500	0		
3.Above St 6.Swampy 9.			2020	41,600	132,000	173,600	0		
Utilities <b>1 Twn.Watr&amp; Septic</b>			2021	41,600	130,100	171,700	0		
1.W & S 4.Dr Well 7.Cspool			2022	57,900	169,100	227,000	0		
2.T Water 5.Dug Well 8.Water			2023	57,900	135,800	193,700	0		
3.Septic 6.Privy 9.None			2024	61,400	135,800	197,200	0		
Street <b>1 Paved</b>			2025	75,400	133,900	209,300	0		
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			14.Transm Lines				%		3.Swampy
Price			15.Dist System				%		4.Size/Shape
Sale Type							%		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			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>Fract. Acre</b>	<b>Acreege/Sites</b>			%		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	1.44	100	%	0	34.Roads/Unforest
3.Distress 6.Exempt 9.Question			23.Remote Water	46	1.00	100	%	0	35.Eustis Dam
Verified			<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>2.44</b>				

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:

**Eustis**

Map Lot U05-001

Account 411

Location 76 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
Dwelling Units	2.Combo 6.Stove 10.Geo		Attic	
Other Units	3.Radiant 7.Electric 11.		1.1/4 Fin 4.Full Fin 7.	
Stories	4.Monitor 8.F/Wall 12.		2.1/2 Fin 5.F/Stair 8.CS	
1.1	4.1 & 1/2	7.1.S/w/lf	3.3/4 Fin 6. 9.None	
2.2	5.1 & 3/4	8.1 & 1/4	Cool Type	
3.3	6.2 & 1/2	9.	1.Full 4.Minimal 7.	
Exterior Walls			2.Heavy 5.Partial 8.	
1.Clbd/Shg	5.B/B/T111	9.Other	3.Capped 6. 9.None	
2.Vin/Al	6.Brick	10.None	Unfinished %	
3.Masonite	7.Log	11.Boards	Grade & Factor	
4.Asb/Asp	8.Concrete	12.	1.E Grade 4.C+ Grade 7.A+ Grade	
Roof Surface			2.D Grade 5.B Grade 8.	
1.Steel	4.Asphalt	7.Rubber	3.C Grade 6.A Grade 9.Same	
2.Vented	5.Wood	8.	SQFT (Footprint)	
3.Tin/Alum	6.Rolled	9.Other	Condition	
SF Masonry Trim			1.Poor 4.Avg 7.V G	
ELECTICAL			2.Fair 5.Avg+ 8.Exc	
OPEN-4-			3.Avg- 6.Good 9.Same	
Year Built			Phys. % Good	
Year Remodeled			Funct. % Good	
Foundation			Functional Code	
1.Concrete	4.Wood	7.Partial	1.Incomp 4.Bsmt 7.C Wall	
2.C Block	5.Slab	8.ledge/ro	2.O-Built 5.Size 8.LongTerm	
3.Gran/Roc	6.Piers	9.Pier/Pad	3.Damaged 6.Bath 9.None	
Basement			Econ. % Good	
1.1/4 Bmt	4.Full Bmt	7.Dirt Fl	Economic Code	
2.1/2 Bmt	5.Crawl Sp	8.S Level	0.None 3.No Power 6.Comment	
3.3/4 Bmt	6.Fnd noB/	9.None	1.Location 4.Size 7.Uti Easm	
Bsmt Gar # Cars			2.Encroach 5.Condition 8.Incmlplet	
Wet Basement			Entrance Code 0	
1.Dry	4.	7.	1.Interior 4.Vacant 7.	
2.Damp	5.Crawl Sp	8.SPump	2.Refusal 5.Estimate 8.	
3.Wet	6.	9.None	3.Informed 6. 9.	
Date Inspected			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
146 Church.....	1975	2111	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



OUR LADY OF THE LAKES PARISH  
 P. O. BOX 333  
 OQUOSSOC ME 04964

Property Data			Assessment Record						
Neighborhood <b>2 Stratton Village</b>			Year	Land	Buildings	Exempt	Total		
Tree Growth Year <b>0</b>			2012	0	54,000	20,000	34,000		
X Coordinate <b>0</b>			2013	0	50,400	20,000	30,400		
Y Coordinate <b>0</b>			2014	0	49,200	20,000	29,200		
Zone/Land Use <b>12 General Develop.</b>			2015	0	48,700	20,000	28,700		
Secondary Zone			2016	0	48,100	20,000	28,100		
Topography <b>1 Level</b>			2017	0	48,100	20,000	28,100		
1.Level 4.Below St 7.Incline			2018	0	47,500	20,000	27,500		
2.Rolling 5.Low 8.			2019	0	46,900	20,000	26,900		
3.Above St 6.Swampy 9.			2020	0	46,900	20,000	26,900		
Utilities <b>1 Twn.Watr&amp; Septic</b>			2021	0	46,300	20,000	26,300		
1.W & S 4.Dr Well 7.Cspool			2022	0	60,200	20,000	40,200		
2.T Water 5.Dug Well 8.Water			2023	0	63,300	20,000	43,300		
3.Septic 6.Privy 9.None			2024	0	63,300	20,000	43,300		
Street <b>1 Paved</b>			2025	0	62,400	20,000	42,400		
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			14.Transm Lines				%		3.Swampy
Price			15.Dist System				%		4.Size/Shape
Sale Type							%		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			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>Fract. Acre</b>		<b>Acreege/Sites</b>				32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A				%		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>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>		0.00				43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava

Inspection Witnessed By:

No./Date	Description	Date Insp.
X		

Notes:



OWENS, KEVIN H  
PO Box 12  
Sinclair ME 04779 0012

B2540P146

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	19,000	400	0	19,400		
X Coordinate <b>0</b>			2013	17,200	400	0	17,600		
Y Coordinate <b>0</b>			2014	14,200	500	0	14,700		
Zone/Land Use <b>12 General Develop.</b>			2015	14,200	500	0	14,700		
Secondary Zone			2016	11,700	500	0	12,200		
Topography <b>2 Rolling</b>			2017	11,700	400	0	12,100		
1.Level 4.Below St 7.Incline			2018	11,700	400	0	12,100		
2.Rolling 5.Low 8.			2019	11,700	400	0	12,100		
3.Above St 6.Swampy 9.			2020	11,700	400	0	12,100		
Utilities <b>1 Twn.Watr&amp; Septic</b>			2021	11,700	400	0	12,100		
1.W & S 4.Dr Well 7.Cspool			2022	19,400	500	0	19,900		
2.T Water 5.Dug Well 8.Water			2023	19,400	3,700	0	23,100		
3.Septic 6.Privy 9.None			2024	19,400	2,200	0	21,600		
Street <b>1 Paved</b>			2025	26,600	2,200	0	28,800		
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>12/01/2004</b>			14.Transm Lines				%		3.Swampy
Price			15.Dist System				%		4.Size/Shape
Sale Type							%		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			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>Fract. Acre</b>	<b>Acreege/Sites</b>			%		32.Hardwood (TG)
1.Valid 4.Bk Repo 7.Abutts			21.Base Lot 1st A	22	1.00	100	%	0	33.Waste L /R Pro
2.Related 5.Partial 8.Other			22.Secondary Acre	46	1.00	50	%	0	34.Roads/Unforest
3.Distress 6.Exempt 9.Question			23.Remote Water	33	0.61	100	%	0	35.Eustis Dam
Verified			<b>Acres</b>	24	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.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 Acreege</b>		2.61			43.Comm Imp Lot
									44.Water Availabl
									45.Septic Availab
									46.Wtr&Septic Ava


**Eustis**

Map Lot U05-019

Account 586

Location 5 MCCUTCHEON LANE

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	
	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	1990	48	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





**Eustis**

Map Lot U05-020


Account 262

Location 122 MAIN ST., STRATTON

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% 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>2</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>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>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>896</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>3</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>1890</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>90%</b>
Basement <b>4 Full Basement</b>		Economic Code <b>See.Comment.....</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.Incplem
Bsmt Gar # Cars <b>0</b>		Entrance Code <b>1 Interior Inspect</b>
Wet Basement <b>8 Sump Pump Inst</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 7/31/1996

**Additions, Outbuildings & Improvements**

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
22 Encl Frame Porch	1930	264	3 100	4	0 %	100 %	
48 2S Shed.....	1930	368	3 100	4	0 %	88 %	
					%	%	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

