

Account: 1082 Card: 1 of 1

Map/Lot:  
 Location:

008-016-MBHM  
 305 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1  
 Reference 2 MBHM ONLY SOLD  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Outbuildings/Additions/Improvements</b>							Percent Good		Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1974								4,000
							----- S O U N D V A L U E -----		
							Outbuilding Total		4,000
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>			4,000	<b>Total</b>	4,000

Account: 1172 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 1 Revers Falls Rd

Zoning/Use  
 Topography  
 Utilities  
 Street

Street Surface

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 0

<b>Outbuildings/Additions/Improvements</b>				Percent Good			Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
14Mobile Home	1974								0	
----- S O U N D V A L U E -----										
Outbuilding Total									0	
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>			0	<b>Total</b>		0

Account: 1173 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 1 Revers Falls Rd

Zoning/Use  
 Topography  
 Utilities  
 Street Street Surface

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 0

<b>Outbuildings/Additions/Improvements</b>				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1974								0
----- S O U N D V A L U E -----									
Outbuilding Total									0
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>			0	<b>Total</b>	0

Account: 945 Card: 1 of 1

Location: 423 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/10/2012  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Homesite (Fract)	15,000.00	11,325	100%		11,325
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57			Land Total			17,325

<b>Commercial Description</b>						
Occupancy Type	Office.....					
Class & Quality	Frame.....Avg.					
# Dwelling Units	4					
Exterior	Aluminum/Vinyl					
Stories & Height	1 STORY @ 8'					
Heating/Cooling	Wall Heaters					
Built	1970					
Remodeled	2014					
Base Cost/Sqft	41.60					
Heat-Cool/Sqft	+	1.75				
Total	43.35					
Size Factor	X	0.915				
Adjusted Cost/Sqft	39.67					
Total Square Feet	X	6,200				
Replacement Cost	245,954					
Condition	Good					
% Good Physical	X	.72				
Functional	X	1.00				
Subtotal	177,087					
Economic Factor	X	1.00	Total Value			177,087

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Carport/Canopy	2014	100	B 100	2.433	Ava.	95%	100%	100%	2,311	
Outbuilding Total									2,311	

<b>Acpt Land</b>	17,300	<b>Accepted Bldg</b>	179,400	<b>Total</b>	196,700
------------------	--------	----------------------	---------	--------------	---------

Account: 449 Card: 1 of 1

Location: 615 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 06/13/2020  
 Sale Price 29,900  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
042 X 220	\$/FF -Deep Ocean	440.00	18,480	75%	Excess Frt	13,860
0.77	Acres-Rear Land 1 =<100	500.00	385	100%		385
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.99			Land Total			108,245

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	1,140 Sqft	Grade B 110	Base	121,379
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry 1/4 Bmt	Basement	-4,058
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	2,960
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>			
2021	0	Modern	Modern	Average	Typical		120,281
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	114,267

Outbuildings/Additions/Improvements							Percent Good		Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	2021	240	B 100	3.424	Ava.	95%	100%	100%	3.253
Outbuilding Total									3,253

<b>Acpt Land</b>	108,200	<b>Accepted Bldg</b>	117,500	<b>Total</b>	225,700
------------------	---------	----------------------	---------	--------------	---------

Account: 576 Card: 1 of 2

Neighborhood 9 Centennial Rd  
 Tree Growth 2007  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/16/2022  
 Sale Price 1,291,410  
 Sale Type Land & Buildings  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1 TREE GROWTH  
 Reference 2 TREE GR 7/30/2022  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 2007 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
060 X 220	\$/FF -Tidal Ocean	330.00	19,800	15%	Excess Frt	2,970
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.80	Acres-Rear Land 1 =<100	500.00	1,400	100%		1,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.13			Land Total			173,870

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	2,426 Sqft	Grade A 100	Base		233,943
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		4,967
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	5	Half Baths	1	Plumbing		13,125
Attic	None			Attic		0
FirePlaces	1			Fireplace		3,750
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2010	0	Modern	Modern	Good	Typical	255,785
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	242,996	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Stable w/Loft	1900	1350	D 100	19.211	Ava.	50%	100%	100%	9.606
Frame Garage	2010	864	A 100	19.685	Good	95%	100%	100%	18.701
Finished Attic	2010	432	A 100	15.347	Good	95%	50%	100%	7.290
Open Frame Porch	2010	72	A 100	1.484	Good	95%	50%	100%	705
Encl Frame Porch	2010	759	A 100	17.875	Good	95%	50%	100%	8.490
Outbuilding Total									44,792

**Acpt Land** 173,900 **Accepted Bldg** 287,800 **Total** 461,700

Account: 576 Card: 2 of 2

Neighborhood 9 Centennial Rd  
 Tree Growth 2007  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/16/2022  
 Sale Price 1,291,410  
 Sale Type Land & Buildings  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1 B2483P289 01/01

Reference 2

Tran/Land/Bldg 3 6 0

TG Update/Year.. 2007 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
16.00	Acres-Softwood	135.00	1,814	100%		1,814	
Total Acres 16.00					Land Total	1,814	
<b>Acpt Land</b>		1,800	<b>Accepted Bldg</b>		0	<b>Total</b>	1,800

**Valuation Report**

Map/Lot:

006-031

Location:

197 HERSEY RD

Account: 576

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	173,900	287,800	461,700	173,900	287,800	461,700
2	1,800	0	1,800	1,800	0	1,800
<b>TOTAL</b>	175,700	287,800	463,500	175,700	287,800	463,500



Account: 580 Card: 1 of 1

Neighborhood 9 Centennial Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/16/2022  
 Sale Price 58,590  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
17.00	Acres-Rear Land 1 =<100	500.00	8,500	100%		8,500
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 18.00			Land Total			15,500
<b>Acpt Land</b>		15,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,500

**Valuation Report**

Account: 581 Card: 1 of 1

Neighborhood 9 Centennial Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/16/2022  
 Sale Price 58,590  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000	
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500	
Total Acres 10.00			Land Total			19,500	
<b>Acpt Land</b>		19,500	<b>Accepted Bldg</b>		0	<b>Total</b>	19,500

**Valuation Report**

Account: 613 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd  
 Tree Growth 1997  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 04/08/2021  
 Sale Price 72,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 TREE GROWTH UPDATE  
 Tran/Land/Bldg 4 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
51.00	Acres-Softwood	135.00	5,783	100%		5,783	
2.00	Acres-Hardwood	130.00	218	100%		218	
0.00	Acres-Baselot (Fract)	500.00	2,500	100%		0	
0.00	Acres-Rear Land 1 =<100	330.00	19,800	100%		0	
Total Acres 53.00			Land Total		6,001		
<b>Accpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						6,000	

Account: 938 Card: 1 of 2

Location: 290 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/29/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.60	Acres-Rear Land 1 =<100	500.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.60			Land Total			22,800

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	480 Sqft	Grade D 110	Base		53,515
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-216
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,691
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-758
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1889	1920	Typical	Typical	Average	Typical	54,232
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	27,116	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1920	280	D 110	10.154	Ava.	50%	100%	100%	5.077
Encl Frame Porch	1950	144	D 110	2.813	Ava.	50%	100%	100%	1.406
Frame Shed	1920	416	E 100	3.520	Fair	30%	100%	100%	1.056
Frame Shed	1900	720	E 100	5.692	Fair	30%	100%	100%	1.708
Plumbina Fixture	1940	39	D 100	15.222	Fair	36%	100%	100%	5.480
12Mobile Home	1978	12X56	D 100	18.156	Ava-	35%	100%	100%	6.355
Outbuilding Total									21,082

<b>Acpt Land</b>	22,800	<b>Accepted Bldg</b>	48,200	<b>Total</b>	71,000
------------------	--------	----------------------	--------	--------------	--------

Account: 938 Card: 2 of 2

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Septic System  
 Street Paved

**Sale Data**  
 Sale Date 08/29/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 B2288P307 10/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.00			Land Total			18,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1940	160	SC100	2.227	Ava-	46%	100%	100%	1.024
Frame Shed	1940	160	SC100	2.227	Ava-	46%	100%	100%	1.024
Frame Shed	1940	160	SC100	2.227	Ava-	46%	100%	100%	1.024
Frame Shed	1940	160	SC100	2.227	Ava-	46%	100%	100%	1.024
Frame Shed	1940	288	SC100	3.436	Ava-	46%	100%	100%	1.581
Frame Shed	1940	256	SC100	3.133	Ava-	46%	100%	100%	1.441
Frame Shed	1940	360	SC100	4.116	Ava-	46%	100%	100%	1.893
Frame Shed	1940	440	SC100	4.872	Ava-	46%	100%	100%	2.241
Frame Shed	1940	264	SC100	3.209	Ava-	46%	100%	100%	1.476
Outbuilding Total									13,752

**Acpt Land**

18,000

**Accepted Bldg**

13,800 **Total**

31,800

**Valuation Report**

Account: 938

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	22,800	48,200	71,000	22,800	48,200	71,000
2	18,000	13,800	31,800	18,000	13,800	31,800
<b>TOTAL</b>	40,800	62,000	102,800	40,800	62,000	102,800

Name: ADAMS, DORA M SR

Page 15

ADAMS, RICHARD D SR

Map/Lot:

008-015

Account: 649 Card: 1 of 1

Location:

304 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 06/01/2001  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
26.00	Acres-Rear Land 1 =<100	500.00	13,000	100%		13,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 27.00						Land Total 34,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	66,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-308
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-647
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1950	Old Type	Old Type	Average	Typical	Value(Rcnld)
None		None		50%	90%	29,524
					100%	

Functional Obsolescence						Economic Obsolescence			Phys. %			Func. %			Econ. %			Total
None						None			50%			90%			100%			Value Rcnld
<b>Outbuildings/Additions/Improvements</b>																		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Percent Good			Value Rcnld						
One Storv Frame	1950	280	C 100	8.280	Ava.	50%	100%	100%				4.140						
Frame Shed	1950	416	D 100	5.771	Fair	43%	90%	100%				2.234						
Frame Shed	1950	285	E 50	1.291	Poor	33%	100%	100%				426						
Outbuilding Total												6,800						

**Acpt Land**

34,000

**Accepted Bldg**

36,300 **Total**

70,300

Name: ADELMAN, THOMAS G

Page 16

ADELMAN, CATHERINE M

Map/Lot:

005-024

Account: 524 Card: 1 of 1

Location:

195 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/12/2003  
 Sale Price 130,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
23.00	Acres-Rear Land 2 = 101-200	350.00	8,050	100%		8,050
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 74.00			Land Total			62,850

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	660 Sqft	Grade D 110	Base	62,151
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-298
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,046
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-625
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	62,274
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	100% 100%	31,137

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1920	396	D 110	14.363	Ava.	50%	100%	100%	7,182
Open Frame Porch	1920	154	D 110	1.693	Ava.	50%	100%	100%	846
Open Frame Porch	1920	176	D 110	1.907	Ava.	50%	100%	100%	954
Encl Frame Porch	1920	20	D 110	1.211	Ava.	50%	100%	100%	606
Outbuilding Total									9,588

**Acpt Land**

62,900

**Accepted Bldg**

40,700

**Total**

103,600



Name: ADELMAN, THOMAS G

Page 17

ADELMAN, CATERINE M

Map/Lot:

005-025

Account: 525 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
0.90	Acres-Rear Land 1 =<100	400.00	360	100%		360
Total Acres 1.91			Land Total			53,160
<b>Acpt Land</b>		53,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						53,200

Account: 5 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/31/2015  
 Sale Price 110,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00						Land Total 33,000

**Dwelling Description**

**Replacement Cost New**

Conventional	Two & 1/2 Story	728 Sqft	Grade C 100	Base	92,438
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-2,038
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	10				
Bedrooms	6	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1980	Typical	Typical	Above Average	Typical	92,275
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	60%	95%	100%	52,597	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1960	420	C 100	7.578	Ava.	66%	100%	100%	5.001
Frame Shed	1960	240	D 100	3.706	Ava.	66%	100%	100%	2.446
Wood Deck	1980	174	C 100	1.149	Ava+	60%	100%	100%	689
1 & 1/2 Storv Fr	1920	120	C 100	4.824	Ava+	60%	100%	100%	2.894
Open Frame Porch	1920	169	C 100	2.038	Ava+	60%	100%	100%	1.223
2S Encl Fr Porch	1920	24	C 100	2.072	Ava+	60%	100%	100%	1.243
2S Encl Fr Porch	1920	24	C 100	2.072	Ava+	60%	100%	100%	1.243
Encl Frame Porch	1920	27	C 100	1.443	Ava+	60%	100%	100%	866
Outbuilding Total									15,605

**Acpt Land**

33,000

**Accepted Bldg**

68,200

**Total**

101,200

Neighborhood 23 Mill Street

Zoning/Use Shore  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 45 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.84	Acres-Rear Land 1 =<100	500.00	420	100%		420
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.84					Land Total	21,420

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Encl Frame Porch	1940	64	D 100	1.617	Ava-	46%	100%	100%	744
Frame Shed	2022	192	A 100	5.748	Ava.	95%	100%	100%	5.461
One Storv Frame	1975								450.001
----- S O U N D V A L U E -----									
Outbuilding Total									456,206
<b>Acpt Land</b>		21,400	<b>Bldg Override</b>		44,100	<b>Total</b>			65,500

Name: ANDREWS, ROBERT F

Page 20

ANDREWS, DEBRA J

Map/Lot:

003-004

Account: 417 Card: 1 of 1

Location:

CLARKSIDE RD

Neighborhood 4 Lower Cross Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 12/28/2007  
 Sale Price 35,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Gravel Pit	7,500.00	7,500	100%		7,500
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
Total Acres 20.00			Land Total			17,000

<b>Acpt Land</b>	17,000	<b>Accepted Bldg</b>	0	<b>Total</b>	17,000
------------------	--------	----------------------	---	--------------	--------

Account: 21 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.67	Acres-Homesite (Fract)	15,000.00	12,278	100%		12,278
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.67			Land Total			18,278

Dwelling Description				Replacement Cost New		
Conventional	One Story	682 Sqft	Grade C 100	Base		49,348
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		621
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1945	1981	Typical	Typical	Below Average	Typical	49,969	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		49%	100%	100%	24,485

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Story Frame	1945	627	C 100	18.539	Ava-	49%	100%	100%	9.084
Encl Frame Porch	1945	276	C 100	5.006	Ava-	49%	100%	100%	2.453
Encl Frame Porch	1945	35	C 100	1.558	Ava-	49%	100%	100%	763
Frame Shed	1945	192	C 100	3.832	Ava-	49%	100%	100%	1.878
Outbuilding Total									14,178

<b>Acpt Land</b>	18,300	<b>Accepted Bldg</b>	38,700	<b>Total</b>	57,000
------------------	--------	----------------------	--------	--------------	--------

Account: 789 Card: 1 of 1

Map/Lot: 012-002  
 Location: 547 AYERS JCT RD

Neighborhood 11 Route 214  
 Tree Growth 2017  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/01/2016  
 Sale Price 180,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2017 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
11.00	Acres-Softwood	135.00	1,247	100%		1,247
35.00	Acres-Mixed Wood	165.00	4,851	100%		4,851
6.00	Acres-Waste-Wet Land	50.00	300	100%		300
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	50%	Condition	1,500
Total Acres 55.00			Land Total			26,898

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Ranch	One Story	1,680 Sqft	Grade B 100	Base		100,523
Exterior	Single Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,865
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>							<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
2003	0	Typical	Typical	Average	Typical		104,676
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		91%	100%	100%	95,255

<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value Rcnld</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
Frame Garage	2010	784	B 100	14.791	Ava.	91%	100%	100%	13.460	
One Storv Frame	2010	240	B 100	8.658	Ava.	91%	100%	100%	7.879	
Encl Frame Porch	2010	204	C 100	3.976	Ava.	91%	100%	100%	3.618	
Stable w/Loft	2016	720	C 100	14.237	Ava.	95%	100%	100%	13.525	
Frame Shed	2015	150	C 100	3.231	Ava.	95%	100%	100%	3.069	
<b>Outbuilding Total</b>									<b>41,551</b>	

**Acpt Land** 26,900 **Accepted Bldg** 136,800 **Total** 163,700

Account: 177 Card: 1 of 1

Location: 361 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/09/2019  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
0.75	Acres-Homesite (Fract)	15,000.00	12,990 100%		12,990
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.75			Land Total		18,990

Dwelling Description				Replacement Cost New	
Conventional	Two Story	1,079 Sqft	Grade D 100	Base	77,937
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-6,278
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-6,129
Rooms	10				
Bedrooms	6	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,050
Insulation	None			Insulation	-1,770
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1847	0	Old Type	Old Type	Below Average	Typical		65,810
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	90%	100%	23,692

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Finished Attic	1847	280	D 100	7.255	Ava-	40%	100%	100%	2,902
Frame Shed	1847	280	D 100	4.175	Ava-	40%	90%	100%	1,503
Encl Frame Porch	1847	40	D 100	1.336	Ava-	40%	100%	100%	534
Encl Frame Porch	1847	21	D 100	1.113	Ava-	40%	100%	100%	445
Encl Frame Porch	1847	72	D 100	1.712	Ava-	40%	100%	100%	685
Open Frame Porch	1847	318	D 100	2.995	Ava-	40%	100%	100%	1,198
Frame Shed	1847	280	D 100	4.175	Ava-	40%	100%	100%	1,670
Unfinished Attic	1847	280	D 100	1.630	Ava-	40%	100%	100%	652
Frame Shed	1847	84	E 100	1.142	Fair	30%	90%	100%	309
Outbuilding Total									9,898

<b>Acpt Land</b>	19,000	<b>Accepted Bldg</b>	33,600	<b>Total</b>	52,600
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Map/Lot:

009-023

Location:

GARNET HEAD RD

Account: 695 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/09/2019  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
4.67	Acres-Rear Land 1 =<100	500.00	2,335	100%		2,335
Total Acres 5.67			Land Total			9,335
<b>Acpt Land</b>		9,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						9,300



Map/Lot:  
 Location:

007-014-001  
 12 US RTE 1

Account: 732 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 08/28/2009  
 Sale Price 30,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
1.00	Acres-Baselot (Fract)	7,000.00	7,000 100%		7,000
3.50	Acres-Rear Land 1 =<100	500.00	1,750 100%		1,750
Total Acres 4.50			Land Total		8,750

Dwelling Description				Replacement Cost New	
Other	One Story	769 Sqft	Grade E 110	Base	28,934
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-5,135
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-846
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,031
Attic	1/4 Finished			Attic	2,263
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-254
Unfin. Living Area	50%			Unfinished	-1,692

Dwelling Condition			Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Inadeq.	22,239
2006	0	Typical	None	Average		
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
None	None	92%	86%	100%	17,595	

Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Frame Shed	1995	120	D 100	2.297	Fair	74%	100%	100%	1,700
Outbuilding Total									1,700

<b>Acpt Land</b>	8,800	<b>Accepted Bldg</b>	19,300	<b>Total</b>	28,100
------------------	-------	----------------------	--------	--------------	--------

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
4.00	Acres-Rear Land 2 = 101-200	350.00	1,400	100%		1,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 55.00						Land Total 57,400

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	980 Sqft	Grade D 100	Base	64,108
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-402
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,097
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,205
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1908	0	Old Type	Old Type	Below Average	Typical	63,598
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	86%	100%	21,878	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1950	527	D 100	7.073	Ava-	52%	100%	100%	3.678
Frame Shed	1950	560	D 100	7.459	Fair	43%	100%	100%	3.207
Frame Garage	1950	273	D 100	4.710	Fair	43%	100%	100%	2.025
Frame Shed	1950	170	D 100	2.884	Ava-	52%	90%	100%	1.350
One Storr Frame	1950	288	D 100	6.983	Ava-	52%	100%	100%	3.631
Outbuilding Total									13,891

<b>Acpt Land</b>	57,400	<b>Accepted Bldg</b>	35,800	<b>Total</b>	93,200
------------------	--------	----------------------	--------	--------------	--------

Name: ARETAKIS, JONATHAN G

Page 27

ARETAKIS, EMMANUEL G

Map/Lot:

002-045

Account: 976 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 22 Middle Street

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 05/26/2016  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
33.00	Acres-Rear Land 2 = 101-200	350.00	11,550	100%		11,550
Total Acres 83.00			Land Total			36,550

**Acpt Land** 36,600 **Accepted Bldg** 0 **Total** 36,600

Name: ARETAKIS, JONATHAN G

Page 28

ARETAKIS, EMMANUEL G

Map/Lot:

004-002

Account: 981 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 22 Middle Street

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 05/28/2020  
Sale Price 12,250  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
19.50	Acres-Rear Land 1 =<100	500.00	9,750	100%		9,750
Total Acres 19.50			Land Total			9,750

<b>Acpt Land</b>	9,800	<b>Accepted Bldg</b>	0	<b>Total</b>	9,800
------------------	-------	----------------------	---	--------------	-------

Name: ARETAKIS, JONATHAN G

Page 29

CANNIZZARO, ANN L

Map/Lot:

002-024

Account: 1099 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 08/11/2006  
 Sale Price 18,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
Total Acres 1.50			Land Total			15,250

<b>Acpt Land</b>	15,300	<b>Accepted Bldg</b>	0	<b>Total</b>	15,300
------------------	--------	----------------------	---	--------------	--------

Name: ARETAKIS, JONATHON

Page 30

CANNIZZARO, ANN

Map/Lot:

002-028

Account: 396 Card: 1 of 2

Location:

226 YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 11.00						Land Total 24,050

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	579 Sqft	Grade D 100	Base	52,968
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-95
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-6,332
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,661
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1973	0	Old Type	Old Type	Below Average	Typical	44,880
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	66%	90%	100%	26,659	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storr Frame	1973	288	D 100	6.983	Ava-	66%	100%	100%	4.609
One Storr Frame	2000	96	D 100	2.328	Ava-	66%	100%	100%	1.536
Frame Shed	1973	266	D 100	4.011	Ava-	66%	100%	100%	2.647
Frame Shed	1973	256	D 100	3.893	Ava-	66%	100%	100%	2.569
One Storr Frame	2000	192	D 100	4.655	Ava-	66%	100%	100%	3.072
Frame Shed	1992	240	E 100	2.260	Ava.	84%	100%	100%	1.898
Frame Shed	2010	144	E 100	1.574	Poor	74%	100%	100%	1.165
Frame Shed	1989	144	E 100	1.574	Ava.	83%	100%	100%	1.306
Wood Deck	2000	160	D 100	878	Ava-	83%	100%	100%	729
Frame Shed	1973	96	D 100	2.016	Ava.	74%	100%	100%	1.492
Outbuilding Total									21,023

Acpt Land 24,100 Accepted Bldg 47,700 Total 71,800

Name: ARETAKIS, JONATHON

Page 31

CANNIZZARO, ANN

Map/Lot:

002-028

Account: 396 Card: 2 of 2

Location:

226 YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
Frame Garage	2012	480	B 100	10.160	Ava.	95%	100%	100%	9.652
Finished Attic	2012	480	C 100	10.668	Ava.	95%	100%	100%	10.135
Open Frame Porch	2012	48	B 100	890	Ava.	95%	100%	100%	846
Wood Deck	2012	96	C 100	713	Ava.	95%	100%	100%	677
<b>Outbuilding Total</b>									<b>21,310</b>
<b>Acpt Land</b>		0		<b>Accepted Bldg</b>		21,300		<b>Total</b>	21,300

Pembroke 2023 Commitment Archive  
Name: ARETAKIS, JONATHON  
CANNIZZARO, ANN  
Account: 396

**Valuation Report**

04/10/2024

Page 32

Map/Lot:

002-028

Location:

226 YOUNGS COVE RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	24,100	47,700	71,800	24,100	47,700	71,800
2	0	21,300	21,300	0	21,300	21,300
<b>TOTAL</b>	24,100	69,000	93,100	24,100	69,000	93,100



Name: ARETAKIS, JONATHON

Page 33

CANNIZZARO, ANN

Map/Lot:

002-029

Account: 397 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1906P253

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
Total Acres 9.00					Land Total	4,500
<b>Acpt Land</b>		4,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						4,500

Name: ARETAKIS, JONATHON G

Page 34

CANNIZZARO, ANN L

Map/Lot:

004-001

Account: 459 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Reference 1 B1827P343

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000	
Total Acres 4.00					Land Total	2,000	
<b>Acpt Land</b>		2,000	<b>Accepted Bldg</b>		0	<b>Total</b>	2,000

Name: ARMSTRONG, ANSON R

Page 35

ARMSTRONG, NICOLE A

Map/Lot:

013-017

Account: 838 Card: 1 of 1

Location:

185 MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 11/28/2014  
 Sale Price 125,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
8.25	Acres-Rear Land 1 =<100	500.00	4,125	100%		4,125
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 9.25						Land Total 23,925

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	672 Sqft	Grade C 110	Base	76,496
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,375
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Above Average	Typical	77,871
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	63,076	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1980	36	C 110	1.729	Ava+	81%	100%	100%	1.400
Encl Frame Porch	1980	80	C 110	2.422	Ava+	81%	100%	100%	1.962
Frame Garage	1980	144	D 100	3.388	Ava.	78%	100%	100%	2.643
Frame Garage	1991	832	C 110	13.996	Ava.	84%	100%	100%	11.757
Unfinished Attic	1991	832	C 100	3.147	Ava.	84%	100%	100%	2.643
Outbuilding Total									20,405

**Acpt Land**

23,900

**Accepted Bldg**

83,500

**Total**

107,400

Name: ARSENAULT, MICHAEL A

WILLIAMS, JESSICA H

Map/Lot:

008-028-001

Account: 663 Card: 1 of 1

Location:

32 FIFTH AVE

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/18/2018  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
Total Acres 11.00			Land Total			20,000

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	984 Sqft	Grade D 100	Base	70,633
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-7,339
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-5,056
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	1,722	Insulation	-847
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2000	0	Old Type	Obsolete	Fair	Typical	55,853	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		No Electricity..		77%	56%	90%	21,675

**Acpt Land** 20,000 **Accepted Bldg** 21,700 **Total** 41,700

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
50.00	Acres-Rear Land 1 =<100	400.00	20,000	100%		20,000
49.00	Acres-Rear Land 2 = 101-200	280.00	13,720	100%		13,720
Total Acres 100.01			Land Total			86,520
<b>Acpt Land</b>		86,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						86,500

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Septic System  
 Street Gravel

Reference 1

Reference 2 COMMODORE 2009

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100 X 220	\$/FF -River Front	66.50	6,650	100%		6,650
0.29	Acres-Rear Land 1 =<100	350.00	102	100%		102
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
Total Acres 0.80					Land Total	8,852

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	2009	14X68	C 100	29.058	Ava+	90%	100%	100%	26.152
Septic	2005	1	C 100	3.500	Ava.	92%	100%	100%	3.220
<b>Outbuilding Total</b>									<b>29,372</b>
<b>Acpt Land</b>		8,900	<b>Accepted Bldg</b>		29,400	<b>Total</b>			<b>38,300</b>

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	66.50	13,300	50%		6,650	
200 X 220	\$/FF -River Front	66.50	13,300	15%	Excess Frt	1,995	
100 X 220	\$/FF -River Front	66.50	6,650	15%	Excess Frt	998	
Total Acres 2.53			Land Total		9,643		
<b>Acpt Land</b>		9,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						9,600	

Name: AVERY, RAY M

Page 40

DUDLEY, MARY J

Map/Lot:

017-062

Account: 358 Card: 1 of 1

Location:

43 HIGH ST

Neighborhood 21 High Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 08/01/1994  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1 B1943P216

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00					Land Total	25,500

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	540 Sqft	Grade C 100	Base	44,028
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,620
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1947	0	Old Type	Old Type	Below Average	Inadeq.	41,408
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	81%	100%	16,770	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1947	80	C 100	2.366	Ava-	50%	100%	100%	1.183
Encl Frame Porch	1947	60	C 100	1.915	Ava-	50%	100%	100%	958
Stable w/Loft	1947	322	D 100	6.913	Ava.	59%	100%	100%	4.079
Frame Shed	1947	207	D 100	3.319	Ava-	50%	90%	100%	1.494
Frame Shed	1947	80	D 100	1.828	Fair	41%	100%	100%	749
Frame Shed	1947	238	D 100	3.682	Fair	41%	100%	100%	1.510
Frame Shed	1947	96	D 100	2.016	Fair	41%	100%	100%	827
One Storv Frame	1994	90	C 100	2.661	Ava-	50%	100%	100%	1.330
Outbuilding Total									12,130

Acpt Land

25,500

Accepted Bldg

28,900

Total

54,400



Account: 807 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.40	Acres-Rear Land 1 =<100	500.00	1,700	100%		1,700
Total Acres 4.40			Land Total			16,700
<b>Acpt Land</b>		16,700	<b>Accepted Bldg</b>		0	<b>Total</b>
						16,700

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
27.80	Acres-Rear Land 1 =<100	500.00	13,900	100%		13,900	
Total Acres 28.80			Land Total			20,900	
<b>Acpt Land</b>		20,900	<b>Accepted Bldg</b>		0	<b>Total</b>	20,900

Name: BACHELDER, DENIS L

Page 43

BACHELDER, CHERYL K

Map/Lot:

014-009

Account: 10 Card: 1 of 1

Location:

71 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/20/2008  
 Sale Price 165,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.80	Acres-Rear Land 1 =<100	500.00	900	100%		900
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
58.00	Acres-Rear Land 1 =<100	500.00	29,000	100%		29,000
Total Acres 60.80			Land Total			49,700

Dwelling Description				Replacement Cost New		
Split Level	One Story	1,200 Sqft	Grade C 110	Base		79,409
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,201
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,063
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,750
Insulation	Capped Only			Insulation		-594
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			84,829
1961	1971	Typical	Typical	Average	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		67%	100%	100%		56,835

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1971	420	C 110	20.219	Ava.	67%	100%	100%	13,547
Frame Garage	1971	1200	C 110	19.051	Ava.	67%	100%	100%	12,764
Open Frame Porch	1971	240	C 110	3.088	Ava.	67%	100%	100%	2,069
Frame Garage	1961	1200	C 100	17.319	Ava-	59%	100%	100%	10,218
Unfin Basement	1971	420	C 110	7.113	Ava.	67%	100%	100%	4,766
Frame Shed	2014	420	D 100	5.817	Ava.	95%	100%	100%	5,526
Outbuilding Total									48,890

**Acpt Land** 49,700 **Accepted Bldg** 105,700 **Total** 155,400

Account: 174 Card: 1 of 1

Location: 397 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/1995  
 Sale Price 500  
 Sale Type Land & Buildings  
 Financing  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			21,250

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
26Mobile Home..	1995	26X56	C 100	63.966	Ava.	51%	100%	100%	32.623
Frame Shed	1993	100	D 100	2.064	Fair	73%	100%	100%	1.507
Outbuilding Total									34,130

<b>Acpt Land</b>	21,300	<b>Accepted Bldg</b>	34,100	<b>Total</b>	55,400
------------------	--------	----------------------	--------	--------------	--------

Name: BAILEY, ADAM

Page 45

APT, DESERA E

Map/Lot:

017-011

Account: 311 Card: 1 of 1

Location:

60 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 10/17/2022  
 Sale Price 320,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.60	Acres-Rear Land 1 =<100	500.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.60						Land Total 22,800

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	840 Sqft	Grade C 105	Base	78,920
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete Block	Basement	Damp Full Bmt	Basement	-441
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,204
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	3,938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	2021	Modern	Modern	Very Good	Typical	83,621
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	100%	100%	62,716	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1900	380	C 105	11.798	V.G.	75%	100%	100%	8.848
Encl Frame Porch	1900	60	C 105	2.010	V.G.	75%	100%	100%	1.508
Frame Garae	2021	480	C 100	8.327	Ava+	95%	100%	100%	7.911
Outbuilding Total									18,267

**Acpt Land**

22,800

**Accepted Bldg**

81,000 **Total**

103,800

Name: BARNES, MELISSA D

Page 46

BARNES, EDWARD K & BLANCHE K

Map/Lot:

009-006-003

Account: 1009 Card: 1 of 1

Location:

35 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	1995	190	D 100	1.016	Fair	74%	100%	100%	752
26Mobile Home..	1994	26X42	C 100	53.665	Poor	30%	100%	100%	15.965
Concrete Slab...	1994	996	C 100	6.345	Poor	63%	100%	100%	3.997
						Outbuilding Total			20,714
<b>Acpt Land</b>		21,000	<b>Accepted Bldg</b>		20,700	<b>Total</b>		41,700	

Name: BARNES, PRESTON E (L/E)

Page 47

BARNES, JERIKA

Map/Lot:

006-024

Account: 569 Card: 1 of 1

Location: 142 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/1997  
 Sale Price 29,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	616 Sqft	Grade D 110	Base	57,503
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-5,026
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-500
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1810	0	Typical	Typical	Average	Inadeq.	51,977
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	95% 100%	24,689

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1810	280	D 110	7.468	Ava.	50%	100%	100%	3.734
Unfin Basement	1810	70	D 110	3.804	Ava.	50%	100%	100%	1.902
Frame Shed	1810	280	D 100	4.175	Ava-	40%	90%	100%	1.503
Frame Garage	1810	432	D 100	6.336	Fair	30%	100%	100%	1.901
Wood Deck	2000	100	D 110	662	Ava.	50%	100%	100%	331
Carport/Canopy	2000	240	E 100	1.414	Ava-	83%	100%	100%	1.174
Outbuilding Total									10,545

**Acpt Land** 21,000 **Accepted Bldg** 35,200 **Total** 56,200

**Valuation Report**

Map/Lot:

011-031

Location:

EAST RIVER RD

Account: 833 Card: 1 of 1

Neighborhood 16 East River Rd  
 Tree Growth 1972  
 Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 04/26/2022  
 Sale Price 75,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2023 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
54.00	Acres-Softwood	135.00	6,124	100%		6,124	
258.00	Acres-Mixed Wood	165.00	35,759	100%		35,759	
362.00	Acres-Hardwood	130.00	39,530	100%		39,530	
13.00	Acres-Waste-Wet Land	50.00	650	100%		650	
15.00	Acres-Class 2 Roads	1,500.00	22,500	100%		22,500	
0.00	Acres-Gravel Pit	3,000.00	3,000	100%		0	
Total Acres 702.00			Land Total		104,563		

**Acpt Land** 104,600 **Accepted Bldg** 0 **Total** 104,600



Account: 761 Card: 1 of 1

Map/Lot:  
 Location:

011-033+034  
 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug Well  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
4.00	Acres-Rear Land 1 =<100	350.00	1,400	100%		1,400
Total Acres 7.03			<b>Land Total</b>			<b>32,585</b>

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Stable w/Loft	1978	560	C 100	11.903	Ava.	76%	100%	100%	9.046
Frame Shed	1978	480	D 100	6.521	Ava.	76%	100%	100%	4.956
<b>Outbuilding Total</b>									<b>14,002</b>

<b>Acpt Land</b>	32,600	<b>Accepted Bldg</b>	14,000	<b>Total</b>	46,600
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
42.00	Acres-Rear Land 1 =<100	500.00	21,000	100%		21,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 43.00						Land Total 41,250

Dwelling Description				Replacement Cost New	
Log Home	One Story	864 Sqft	Grade C 110	Base	61,782
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	865
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	11,128
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-428
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		73,347
1978	0	Typical	Typical	Average			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		76%	100%	100%	55,744

Outbuildings/Additions/Improvements				Percent Good						Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1978	96	E 50	615	Poor	52%	100%	100%	320	
Open Frame Porch	1978	120	C 110	1.660	Ava.	76%	100%	100%	1.262	
Frame Garage	1998	832	C 100	12.723	Ava.	88%	100%	100%	11.196	
Carport/Canopy	1997	256	D 100	2.397	Ava.	87%	100%	100%	2.085	
Unfinished Attic	1998	832	D 100	2.580	Ava.	88%	100%	100%	2.270	
Outbuilding Total									17,133	

<b>Acpt Land</b>	41,300	<b>Accepted Bldg</b>	72,900	<b>Total</b>	114,200
------------------	--------	----------------------	--------	--------------	---------

Name: BARRETT, JACOB T

Page 51

BARRETT, JASON E

Map/Lot:

010-011-001

Account: 788 Card: 1 of 1

Location:

502 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 07/11/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
45.00	Acres-Rear Land 2 = 101-200	350.00	15,750	100%		15,750
Total Acres 96.00			Land Total			55,750

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1988	64	E 50	501	Poor	59%	50%	100%	148
Outbuilding Total									148

**Acpt Land** 55,800 **Accepted Bldg** 100 **Total** 55,900

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
14Mobile Home	1988	14X54	C 100	24.253	Poor	20%	50%	100%	2.425
Frame Garage	1988	576	C 100	9.527	Ava-	76%	100%	100%	7.241
Frame Shed	1988	140	D 100	2.533	Fair	69%	100%	100%	1.748
<b>Outbuilding Total</b>									<b>11,414</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		11,400	<b>Total</b>		11,400

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.00			Land Total			39,000

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Liberty M/H	1980	14X66	C 100	28.371	Ava.	40%	100%	100%	11.348
Open Frame Porch	1994	80	C 100	1.075	Ava.	85%	100%	100%	914
Encl Frame Porch	1994	80	C 100	2.202	Ava.	85%	100%	100%	1.872
One Storv Frame	1995	380	C 100	11.236	Ava.	86%	100%	100%	9.663
						Outbuilding Total			23,797
<b>Acpt Land</b>		39,000	<b>Accepted Bldg</b>		23,800	<b>Total</b>		62,800	

Pembroke 2023 Commitment Archive  
 Name: BARTLETT, MICHAEL G & NATALIE  
 BARTLETT REVOCABLE TRUST OF 2012  
 Account: 1026 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 54  
 008-027-001  
 US RTE 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/01/1995  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
14.00	Acres-Rear Land 1 =<100	500.00	7,000	100%		7,000
Total Acres 15.00			Land Total			22,000
<b>Acpt Land</b>		22,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						22,000

Pembroke 2023 Commitment Archive  
 Name: BARTLETT, MICHAEL G & NATALIE W  
 BARTLETT REVOCABLE TRUST OF 2012  
 Account: 120 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 55  
 015-006-A  
 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellNone  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
0.26	Acres-Homesite (Fract)	15,000.00	7,649	100%		7,649	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 0.26			Land Total			9,449	
<b>Acpt Land</b>		9,400	<b>Accepted Bldg</b>		0	<b>Total</b>	9,400

Neighborhood 8 Brickyard Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
Total Acres 50.00					Land Total	25,000
<b>Acpt Land</b>		25,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						25,000



Account: 130 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/01/2018  
 Sale Price 35,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 2 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Homesite (Fract)	15,000.00	11,325	100%		11,325
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57			Land Total			17,325

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	1,096 Sqft	Grade C 100	Base	92,096
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-548
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Capped Only			Insulation	-863
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1845	0	Typical	Typical	Average	Typical	94,435
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	47,218	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1845	551	C 100	22.155	Ava.	50%	100%	100%	11,078
Frame Shed	1845	273	C 100	4.991	Ava.	50%	90%	100%	2,246
Unfinished Attic	1845	273	C 100	1.974	Ava.	50%	100%	100%	987
Frame Garage	1845	780	C 100	12.074	Ava.	50%	100%	100%	6,037
Unfinished Attic	1845	780	C 100	3.038	Ava.	50%	100%	100%	1,519
Outbuilding Total									21,867

**Acpt Land** 17,300 **Accepted Bldg** 69,100 **Total** 86,400

Name: BAXTER, DAVID M

Page 58

DAVID M BAXTER TRUST

Map/Lot:

003-002

Account: 415 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 2020  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/23/2019  
 Sale Price 65,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2020 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
9.00	Acres-Softwood	135.00	1,021	100%		1,021	
15.00	Acres-Mixed Wood	165.00	2,079	100%		2,079	
3.40	Acres-Rear Land 1 =<100	500.00	1,700	100%		1,700	
Total Acres 27.40			Land Total		4,800		
<b>Acpt Land</b>		4,800	<b>Accepted Bldg</b>		0	<b>Total</b>	
						4,800	

Name: BAXTER, DAVID M

Page 59

DAVID M BAXTER TRUST

Map/Lot:

011-040&041

Account: 769 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd  
 Tree Growth 2020  
 Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Paved

<b>Sale Data</b>	
Sale Date	06/14/2019
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2020 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
46.00	Acres-Mixed Wood	165.00	6,376	100%		6,376
4.00	Acres-Hardwood	130.00	437	100%		437
2.00	Acres-Waste-Wet Land	35.00	70	100%		70
2.00	Acres-Rear Land 1 =<100	350.00	700	100%		700
Total Acres 54.00			Land Total			7,583

<b>Acpt Land</b>	7,600	<b>Accepted Bldg</b>	0	<b>Total</b>	7,600
------------------	-------	----------------------	---	--------------	-------

Name: BAXTER, RICHARD E

Page 60

BAXTER, MARIE E

Map/Lot:

013-049

Account: 875 Card: 1 of 1

Location:

1324 RIDGE RD

Neighborhood 18 Robbinston Ridge

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 11/19/2004  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
35.83	Acres-Rear Land 1 =<100	500.00	17,915	100%		17,915
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 36.83					Land Total	38,915

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	2006	14X72	C 100	30.430	Ava.	81%	100%	100%	24.724
Concrete Slab...	2006	1008	C 100	6.420	Ava.	92%	100%	100%	5.906
2S Frame Garaae	2006	480	C 100	10.735	Ava.	92%	100%	100%	9.876
Outbuilding Total									40,506

**Acpt Land**

38,900

**Accepted Bldg**

40,500

**Total**

79,400

Account: 429 Card: 1 of 1

Location: 750 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/01/2018  
 Sale Price 115,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
16.40	Acres-Rear Land 1 =<100	400.00	6,560	100%		6,560
2.00	# -Lot Improvements	2,400.00	4,800	100%		4,800
Total Acres 23.98			Land Total			196,600

Dwelling Description				Replacement Cost New		
Conventional	One Story	576 Sqft	Grade C 100	Base		45,377
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,152
Rooms	3					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2020	0	Typical	Typical	Average	Typical	44,225
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	42,014	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnld
One Storv Frame	1964								2,500
----- S O U N D V A L U E -----									2,500
Outbuilding Total									2,500

**Acpt Land** 196,600 **Accepted Bldg** 44,500 **Total** 241,100

Account: 921 Card: 1 of 1

Map/Lot:  
 Location:

492 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/22/2005  
 Sale Price 80,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.80	Acres-Rear Land 1 =<100	500.00	2,900	100%		2,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.80			Land Total			23,900

Dwelling Description				Replacement Cost New	
Ranch	One Story	800 Sqft	Grade C 100	Base	53,768
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	700 Sqft, Grade C	Basement Gar	None	Fin Bsmt	6,160
Heating	100% Hot Water BB	Cooling	0% None	Heat	728
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Modern	Modern	Average	Typical	60,656
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	93%	100%	100%	56,410	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
2S Frame Shed	2015	1240	C 100	27.829	Ava.	Phy	Func	Econ	26.438
2S Frame Shed	2015	1152	B 100	31.678	Ava.	95%	100%	100%	30.094
2S Frame Shed	2016	1040	B 100	28.783	Ava.	95%	100%	100%	27.344
Outbuilding Total									83,876

**Acpt Land** 23,900 **Accepted Bldg** 140,300 **Total** 164,200

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/21/2014  
 Sale Price 39,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 6 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.30	Acres-Rear Land 1 =<100	500.00	1,150	100%		1,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.30			Land Total			22,150

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garae	2016	1080	C 100	15.820	Ava.	95%	100%	100%	15.029
Frame Garae	0			----	SOUND	VALUE	----		100
Frame Garae	0			----	SOUND	VALUE	----		100
12Mobile Home	0			----	SOUND	VALUE	----		1.200
Outbuilding Total									16,429
<b>Acpt Land</b>		22,200	<b>Accepted Bldg</b>		16,400	<b>Total</b>			38,600

Name: BENOIT, ROBERT

Page 64

BENOIT, WENDY

Map/Lot:

005-034

Account: 1065 Card: 1 of 1

Location:

121 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Proposed

**Sale Data**  
 Sale Date 12/17/2015  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	10,000.00	10,000	100%		10,000
42.00	Acres-Rear Land 1 =<100	500.00	21,000	100%		21,000
2.00	# -Lot Improvements	3,000.00	6,000	50%	Vacancy	3,000
Total Acres 43.00			Land Total			34,000

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Concrete Slab...	1989	1064	C 100	6.775	Ava.	83%	50%	100%	2.812
Frame Garage	1998	936	D 100	11.498	Fair	76%	80%	100%	6.990
						Outbuilding Total			9,802
<b>Acpt Land</b>		34,000	<b>Accepted Bldg</b>		9,800	<b>Total</b>		43,800	



Name: BENOIT, ROBERT L

Page 65

BENOIT, WENDY J

Map/Lot:

005-034

Account: 536 Card: 1 of 1

Location:

117 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/08/2011  
 Sale Price 58,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 10.00			Land Total			35,500

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,800 Sqft	Grade C 100	Base		91,228
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	20% Floor/Wall Unit	Cooling	0% None	Heat		-5,040
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1997	0	None	Typical	Below Average	Typical	86,188
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	81%	82%	100%	57,246	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1998	128	C 100	892	Ava-	81%	82%	100%	593
Frame Garage	1997	1656	C 100	23.013	Fair	75%	50%	100%	8.630
Encl Frame Porch	1998	48	C 100	1.744	Ava-	81%	100%	100%	1.413
Carport/Canopv	1998	320	C 100	3.304	Fair	76%	50%	100%	1.256
Outbuilding Total									11,892

**Acpt Land** 35,500 **Accepted Bldg** 69,100 **Total** 104,600

Name: BERENSON, ROBERTA W

Page 66

TRUSTEE, UNDER DEC. OF TRUST

Map/Lot:

015-019

Account: 133 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Rural  
Topography Above Street  
Utilities NoneNone  
Street Semi-Improved

Sale Date 11/01/1993  
Sale Price 2,500  
Sale Type Land Only  
Financing Unknown  
Verified .....  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.73	Acres-Homesite (Fract)	15,000.00	12,816	100%	12,816
Total Acres 0.73			Land Total		12,816

<b>Acpt Land</b>	12,800	<b>Accepted Bldg</b>	0	<b>Total</b>	12,800
------------------	--------	----------------------	---	--------------	--------

Name: BLACKIE, HEATHER

Page 67

REID, WILLIAM

Map/Lot:

005-008-001

Account: 1055 Card: 1 of 1

Location: 339 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/20/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
39.90	Acres-Rear Land 1 =<100	500.00	19,950	100%		19,950
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 40.90						Land Total 40,950

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	200 Sqft	Grade D 100	Base	25,659
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,321
Fin. Basement Area	None	Basement Gar	9 CAR	Fin Bsmt	4,756
Heating	100% Floor/Wall	Cooling	0% None	Heat	-328
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2022	0	Typical	Typical	Average	Typical	26,766	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	25,428

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	2022	288	D 100	1.466	Ava.	95%	50%	100%		696
Outbuilding Total										696

**Acpt Land** 41,000 **Accepted Bldg** 26,100 **Total** 67,100

Name: BLANCHARD, HELENE E

Page 68

BLANCHARD, JOHN D

Map/Lot:

017-040

Account: 334 Card: 1 of 1

Location:

FRONT ST

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Sale Date 04/17/2009  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.20	Acres-Homesite (Fract)	15,000.00	6,708	15%	Size/Shape	1,006	
Total Acres 0.20			Land Total		1,006		
<b>Acpt Land</b>		1,000	<b>Accepted Bldg</b>		0	<b>Total</b>	1,000

Name: BLANCHARD, HELENE E

Page 69

BLANCHARD, JOHN D

Map/Lot:

017-050

Account: 343 Card: 1 of 1

Location:

11 FRONT ST

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 04/17/2009  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.10	Acres-Rear Land 1 =<100	500.00	50	100%		50
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.10						Land Total 21,050

**Dwelling Description**

**Replacement Cost New**

Other	One Story	1,574 Sqft	Grade D 110	Base	74,651
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-11,399
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	1950	Typical	Typical	Average	Typical	63,252
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	31,626	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1950	288	D 100	4.864	Fair	43%	100%	100%	2,092
Frame Shed	1950	144	D 100	2.580	Fair	43%	90%	100%	998
Frame Shed	1950	144	D 100	2.580	Fair	43%	50%	100%	554
Frame Shed	1900	308	E 100	2.747	Poor	20%	100%	100%	549
Outbuilding Total									4,193

**Acpt Land**

21,100

**Accepted Bldg**

35,800

**Total**

56,900

Name: BLEDSOE, JOHN DAVID

Page 70

BLEDSOE, TAMMY DIANE

Map/Lot:

011-053

Account: 785 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd  
 Tree Growth 2023  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

<b>Sale Data</b>	
Sale Date	12/23/2021
Sale Price	59,900
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2023 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Softwood	135.00	1,247	100%		1,247
61.00	Acres-Mixed Wood	165.00	8,455	100%		8,455
0.00	Acres-Baselot (Fract)	3,000.00	6,000	100%		0
Total Acres 72.00			Land Total			9,702

<b>Acpt Land</b>	9,700	<b>Accepted Bldg</b>	0	<b>Total</b>	9,700
------------------	-------	----------------------	---	--------------	-------

Name: BLEDSOE, JOHN DAVID

Page 71

BLEDSOE, TAMMY DIANE

Map/Lot:

011-054

Account: 786 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

Sale Date 12/23/2021  
 Sale Price 59,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 040	\$/FF -River Front	66.50	5,671	15%		851
Total Acres 0.18			Land Total			851

**Acpt Land**

900 **Accepted Bldg**

0 **Total**

900

Account: 463 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 06/23/2003  
 Sale Price 70,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
25.00	Acres-Rear Land 1 =<100	500.00	12,500	100%		12,500
Total Acres 26.00			Land Total			27,500
<b>Acpt Land</b>		27,500	<b>Accepted Bldg</b>		0	<b>Total</b> 27,500



Account: 464 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400	
300 X 220	\$/FF -Tidal Ocean	264.00	79,200	15%	Excess Frt	11,880	
6.10	Acres-Rear Land 1 =<100	400.00	2,440	100%		2,440	
Total Acres 10.65			Land Total			133,120	
<b>Accpt Land</b>		133,100	<b>Accepted Bldg</b>		0	<b>Total</b>	133,100

Account: 467 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug Well  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000	
45.00	Acres-Rear Land 2 = 101-200	350.00	15,750	100%		15,750	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 96.00			Land Total			57,550	
<b>Acpt Land</b>		57,600	<b>Accepted Bldg</b>		0	<b>Total</b>	57,600

Account: 468 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1372P210

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
Total Acres 4.00					Land Total	2,000
<b>Acpt Land</b>		2,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						2,000

Neighborhood 8 Brickyard Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
94.00	Acres-Rear Land 3 = 201+	245.00	23,030	100%		23,030
Total Acres 194.00			Land Total			65,530
<b>Acpt Land</b>		65,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						65,500

Account: 475 Card: 1 of 1 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1372P210

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
300 X 220	\$/FF -Tidal Ocean	264.00	79,200	15%	Excess Frt	11,880	
8.40	Acres-Rear Land 1 =<100	400.00	3,360	100%		3,360	
Total Acres 22.05			Land Total			205,320	
<b>Acpt Land</b>		205,300	<b>Accepted Bldg</b>		0	<b>Total</b>	205,300

Neighborhood 3 Island

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
550 X 043	\$/FF -Tidal Ocean	330.00	80,242	15%	Restrictio	12,036	
Total Acres 0.54					Land Total	12,036	
<b>Accpt Land</b>		12,000	<b>Accepted Bldg</b>		0	<b>Total</b>	12,000

**Valuation Report**

Map/Lot:  
 Location:

010-015 & 011-027  
 UPPER CROSS RD

Account: 712 Card: 1 of 1

Neighborhood 15 Cross Rd  
 Tree Growth 2020  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 03/13/2019  
 Sale Price 49,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 INCLUDES MAP 011 LOT 027  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2020 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
191.00	Acres-Mixed Wood	165.00	26,473	100%		26,473	
38.00	Acres-Waste-Wet Land	50.00	1,900	100%		1,900	
Total Acres 229.00			Land Total		28,373		
<b>Acpt Land</b>		28,400	<b>Accepted Bldg</b>		0	<b>Total</b> 28,400	

**Valuation Report**

Map/Lot:

012-001

Location:

AYERS JCT RD

Account: 964 Card: 1 of 1

Neighborhood 11 Route 214  
 Tree Growth 2020  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 03/13/2019  
 Sale Price 32,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2020

Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.00	Acres-Softwood	135.00	1,361	100%		1,361	
98.00	Acres-Mixed Wood	165.00	13,583	100%		13,583	
6.00	Acres-Waste-Wet Land	50.00	300	100%		300	
Total Acres 116.00			Land Total		15,244		
<b>Accpt Land</b>		15,200	<b>Accepted Bldg</b>		0	<b>Total</b>	
						15,200	



Account: 349 Card: 1 of 1

Neighborhood 22 Middle Street

Zoning/Use Rural  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/01/2021  
 Sale Price 42,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.20	Acres-Homesite (Fract)	15,000.00	6,708	100%		6,708
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.20						Land Total 11,508

Dwelling Description				Replacement Cost New		
Conventional	One Story	512 Sqft	Grade D 100	Base		35,243
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood	Basement	None	Basement		-4,185
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat		-1,050
Rooms	2					
Bedrooms	1	Add Fixtures	0			
Baths	0	Half Baths	1	Plumbing		-513
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2000	0	Obsolete	Obsolete	Average	Typical	29,495	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		89%	57%	100%	14,963

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	2003	224	D 100	3.494	Ava.	89%	57%	100%		1,773
Outbuilding Total										1,773

<b>Acpt Land</b>	11,500	<b>Accepted Bldg</b>	16,700	<b>Total</b>	28,200
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 350 Card: 1 of 1

Map/Lot:  
 Location:

017-055  
 MIDDLE ST

Neighborhood 22 Middle Street

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

<b>Sale Data</b>	
Sale Date	12/01/2021
Sale Price	42,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.34	Acres-Homesite (Fract)	15,000.00	8,746	100%	Fract. Sha	8,746	
Total Acres 0.34					Land Total	8,746	
<b>Acpt Land</b>		8,700	<b>Accepted Bldg</b>		0	<b>Total</b>	8,700

Account: 213 Card: 1 of 1

Location: 249 REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Sale Date 01/24/2003  
 Sale Price 138,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 205	\$/FF -Tidal Ocean	330.00	63,710	100%		63,710
020 X 205	\$/FF -Tidal Ocean	330.00	6,371	75%	Excess Frt	4,778
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.03					Land Total	74,488

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	1,014 Sqft	Grade C 100	Base	83,347
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp 3/4 Bmt	Basement	-1,008
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	2			Fireplace	4,500
Insulation	Heavy			Insulation	1,331
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1989	0	Typical	Typical	Average	Typical	89,420	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		No Electricity..		83%	100%	90%	66,797

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	1991	312	C 100	1.922	Ava.	84%	100%	90%	1.453
Wood Deck	1995	208	C 100	1.340	Ava.	86%	100%	90%	1.037
Wood Deck	1997	80	C 100	623	Ava.	87%	100%	90%	488
2S Frame Garaae	2004	840	A 100	23.979	Ava.	91%	100%	90%	19.639
Finished Attic	2006	840	A 100	20.916	Ava.	92%	75%	90%	12.989
Outbuilding Total									35,606

**Acpt Land**

74,500

**Accepted Bldg**

102,400

**Total**

176,900

Name: BOUCK, W LYNN

BOUCK, JILL H

Map/Lot:

007-004-001

Account: 601 Card: 1 of 1

Location:

82 OX COVE RD

Neighborhood 6 Ox Cove Rd  
 Tree Growth 2012  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 12/01/1997  
 Sale Price 57,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2 TREE GROWTH TOO SMALL  
 Tran/Land/Bldg 3 6 0  
 TG Update/Year.. 2012 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000
6.60	Acres-Mixed Wood	165.00	915	100%		915
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 7.60			Land Total			75,715

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	512 Sqft	Grade D 110	Base		55,050
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-231
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,327
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-808
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	0	Old Type	Old Type	Average	Typical	50,684
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	90%	100%	22,808	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1850	238	D 110	8.632	Ava.	50%	100%	100%	4.316
Frame Shed	1850	187	D 100	3.084	Fair	30%	90%	100%	832
Outbuilding Total									5,148

**Acpt Land** 75,700 **Accepted Bldg** 28,000 **Total** 103,700

Name: BOUCK, W LYNN

Page 85

BOUCK, JILL H

Map/Lot:

007-006

Account: 606 Card: 1 of 1

Location:

OX COVE RD

Neighborhood 6 Ox Cove Rd  
 Tree Growth 2012  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/01/2001  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2012 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description		Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit					
2.00	Acres-Mixed Wood	165.00		277	100%		277
1.00	Acres-Waste-Wet Land	50.00		50	100%		50
Total Acres 3.00						Land Total	327

**Acpt Land** 300 **Accepted Bldg** 0 **Total** 300

Name: BOUCK, W LYNN

Page 86

BOUCK, JILL H

Map/Lot:

007-007

Account: 607 Card: 1 of 1

Location:

OX COVE RD

Neighborhood 6 Ox Cove Rd  
 Tree Growth 2012  
 Zoning/Use Residential 1  
 Topography Level  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 02/01/2001  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 2 6 0  
 TG Update/Year.. 2012 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.40	Acres-Mixed Wood	165.00	1,719	100%		1,719	
4.00	Acres-Waste-Wet Land	50.00	200	100%		200	
Total Acres 16.40			Land Total		1,919		
<b>Acpt Land</b>		1,900	<b>Accepted Bldg</b>		0	<b>Total</b> 1,900	

Name: BOUCK, W LYNN

Page 87

BOUCK, JILL H

Map/Lot:

007-008-001

Account: 1053 Card: 1 of 1

Location:

OX COVE RD

Neighborhood 6 Ox Cove Rd  
 Tree Growth 2012  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2012 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Mixed Wood	165.00	139	100%		139	
0.50	Acres-Waste-Wet Land	50.00	25	100%		25	
Total Acres 1.50			Land Total		164		
<b>Acpt Land</b>		200	<b>Accepted Bldg</b>		0	<b>Total</b>	
						200	

Name: BOWEN, TIFFANY

Page 88

BARNARD, PHILIP

Map/Lot:

011-011

Account: 740 Card: 1 of 1

Location:

196 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug Well  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/05/2016  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.80	Acres-Rear Land 1 =<100	500.00	1,900	100%		1,900
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 4.80			Land Total			18,700

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1997	768	D 100	12.249	Ava-	81%	100%	100%	9.922
Open Frame Porch	1997	256	D 100	2.444	Ava-	81%	100%	100%	1.980
Frame Shed	2021	240	A 100	6.779	Ava-	90%	100%	100%	6.101
						Outbuilding Total			18,003

**Acpt Land** 18,700 **Accepted Bldg** 18,000 **Total** 36,700



**Valuation Report**

Account: 254 Card: 1 of 1

Map/Lot: 001-029-001to010  
 Location: LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 11/30/2012  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 VACATED SUBDIVISION

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
400 X 220	\$/FF -Tidal Ocean	264.00	105,600	50%	Excess Frt	52,800
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
873 X 220	\$/FF -Tidal Ocean	264.00	230,472	15%	Excess Frt	34,571
843 X 220	\$/FF -Deep Ocean	352.00	296,736	15%	Excess Frt	44,510
19.70	Acres-Rear Land 1 =<100	400.00	7,880	100%		7,880
Total Acres 36.96			Land Total			267,801

**Acpt Land** 267,800 **Accepted Bldg** 0 **Total** 267,800

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	44,000
900 X 220	\$/FF -Deep Ocean	440.00	396,000	15%	Excess Frt	59,400
900 X 075	\$/FF -Deep Ocean	440.00	231,214	15%	Excess Frt	34,682
2.00	# -Lot Improvements	3,000.00	6,000	100%	Vacancy	6,000
Total Acres 9.13			Land Total			298,082

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	480 Sqft	Grade B 100	Base	72,381
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-2,879
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	1			Fireplace	3,050
Insulation	Heavy			Insulation	769
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	0	Typical	Typical	Good	Typical	75,609
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	91%	100%	100%	68,804	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1998	136	B 100	4.906	Good	Phy 91%	Func 100%	Econ 100%	4.464
One Storv Frame	1998	201	B 100	7.251	Good	91%	100%	100%	6.598
Open Frame Porch	1998	208	B 100	3.003	Good	91%	100%	100%	2.733
Outbuilding Total									13,795

<b>Acpt Land</b>	298,100	<b>Accepted Bldg</b>	82,600	<b>Total</b>	380,700
------------------	---------	----------------------	--------	--------------	---------

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2 UNF HOUSE  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.00			Land Total			6,000

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	1,168 Sqft	Grade B 105	Base		122,881
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof		2,244
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Not Heated	Cooling	0% None	Heat		-7,855
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,402
Attic	Full Finished			Attic		15,490
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2018	0	None	None	Average	Typical	135,162
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	81%	100%	104,007	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Open Frame Porch	2018	256	B 105	3.818	Ava.	3,627
Outbuilding Total						3,627

<b>Acpt Land</b>	6,000	<b>Accepted Bldg</b>	107,600	<b>Total</b>	113,600
------------------	-------	----------------------	---------	--------------	---------

**Valuation Report**

Account: 261

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	298,100	82,600	380,700	298,100	82,600	380,700
2	6,000	107,600	113,600	6,000	107,600	113,600
<b>TOTAL</b>	304,100	190,200	494,300	304,100	190,200	494,300

Map/Lot: 018-19+20+021+022  
 Location: REVERSING FALLS RD

Account: 278 Card: 1 of 1

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/30/2012  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2 CAMP UNDER CONST -PHOTO  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 107	\$/FF -Deep Ocean	440.00	61,371	75%	Excess Frt	46,028
200 X 108	\$/FF -Deep Ocean	440.00	61,657	50%	Excess Frt	30,829
150 X 108	\$/FF -Deep Ocean	440.00	46,243	25%	Excess Frt	11,561
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.37			Land Total			181,218

Dwelling Description				Replacement Cost New	
Conventional	One Story	768 Sqft	Grade B 100	Base	64,135
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-11,380
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-2,811
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-937
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2015	0	None	None	Average	Typical	46,719	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		95%	81%	100%	35,950

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1990	48	E 100	886	Fair	71%	100%	100%	629
Open Frame Porch	2015	270	B 100	3.821	Ava.	95%	100%	100%	3,630
Outbuilding Total									4,259

**Acpt Land** 181,200 **Accepted Bldg** 40,200 **Total** 221,400

**Valuation Report**

Map/Lot:

001-022-002

Location:

LEIGHTON PT RD

Account: 237 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Sale Data	
Sale Date	10/01/1999
Sale Price	90,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
9.80	Acres-Rear Land 1 =<100	400.00	3,920	100%		3,920
Total Acres 10.81			Land Total			56,720
<b>Acpt Land</b>		56,700	<b>Accepted Bldg</b>		0	<b>Total</b>
						56,700

Account: 238 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		0	
200 X 220	\$/FF -Tidal Ocean	400.00	3,920	85%	Vacancy	56,100	
190 X 220	\$/FF -Tidal Ocean	330.00	62,700	75%	Excess Frt	0	
190 X 220	\$/FF -Tidal Ocean	440.00	46,243	85%	Vacancy	39,971	
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000	
Total Acres 11.97			Land Total			101,071	
<b>Accpt Land</b>		101,100	<b>Accepted Bldg</b>		0	<b>Total</b>	101,100

**Valuation Report**

Map/Lot:

001-022-004

Location:

LEIGHTON PT RD

Account: 239 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/01/1999  
 Sale Price 90,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		0	
200 X 220	\$/FF -Tidal Ocean	400.00	3,920	85%	Vacancy	56,100	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	440.00	46,243	85%	Vacancy	42,075	
8.00	Acres-Rear Land 1 =<100	500.00	4,000	100%		4,000	
Total Acres 10.02			Land Total			102,175	

**Accpt Land** 102,200 **Accepted Bldg** 0 **Total** 102,200



Account: 245 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 04/04/2014  
 Sale Price 115,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
020 X 220	\$/FF -Tidal Ocean	330.00	6,600	15%	Excess Frt	990
8.35	Acres-Rear Land 1 =<100	500.00	4,175	100%		4,175
Total Acres 11.48			Land Total			153,665

**Accpt Land** 153,700 **Accepted Bldg** 0 **Total** 153,700

Name: BRADY, MATTHEW

BRADY, PAULA

Map/Lot:

014-042-001

Account: 36 Card: 1 of 1

Location:

97 HERSEY RD

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1 B1415P024  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.01					Land Total	40,000

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,222 Sqft	Grade C 110	Base	76,534
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	276 Sqft, Grade C	Basement Gar	None	Fin Bsmt	2,672
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,223
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,222	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1986	0	Typical	Typical	Above Average	Typical	80,429
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		84%	100%	100%
						<b>Value(Rcnd)</b>
						67,560

<b>Acpt Land</b>	40,000	<b>Accepted Bldg</b>	67,600	<b>Total</b>	107,600
------------------	--------	----------------------	--------	--------------	---------

Name: BRADY, RHONDA

Page 99

BRADY, SCOTT

Map/Lot:

003-020-002

Account: 438 Card: 1 of 1

Location:

536 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
4.20	Acres-Rear Land 1 =<100	500.00	2,100	100%		2,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.20						Land Total 22,350

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,040 Sqft	Grade C 110	Base		69,034
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,041
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1988	0	Old Type	Obsolete	Average	Typical	70,075	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		82%	77%	100%	44,245

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
1Sfr Overhans	1988	80	C 110	2.603	Ava.	2.134
2S Frame Garaae	2001	896	C 100	16.804	Ava.	14.956
Outbuilding Total						17,090

<b>Acpt Land</b>	22,400	<b>Accepted Bldg</b>	61,300	<b>Total</b>	83,700
------------------	--------	----------------------	--------	--------------	--------

Account: 633 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500	
Total Acres 15.00					Land Total	7,500	
<b>Acpt Land</b>		7,500	<b>Accepted Bldg</b>		0	<b>Total</b>	7,500

Name: BRICE, MANUELA

Page 101

BRICE, COLEMAN R

Map/Lot:

013-043-002

Account: 1011 Card: 1 of 1

Location:

39 PINE LN

Neighborhood 18 Robbinston Ridge

Zoning/Use Shore  
 Topography Rolling  
 Utilities Cesspool  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/05/2021  
 Sale Price 65,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 065	\$/FF -River Front	95.00	10,328	75%	Excess Frt	7,746
017 X 020	\$/FF -River Front	95.00	487	50%	Excess Frt	243
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.32						Land Total 32,989

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	672 Sqft	Grade D 100	Base	57,024
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-5,740
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,929
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	49,355
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	45,407	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2002	40	D 100	328	Ava.	90%	100%	100%	295
Outbuilding Total									295

**Acpt Land** 33,000 **Accepted Bldg** 45,700 **Total** 78,700

Name: BROWN, ANN MARIE

Page 102

BROWN, BRANDEN BIRT

Map/Lot:

014-032

Account: 931 Card: 1 of 4

Location:

7 APPLE LN

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 10/10/2018  
 Sale Price 127,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.30	Acres-Homesite (Fract)	15,000.00	8,216	100%		8,216
0.00	Acres-Homesite (Fract)	95.00	487	100%		0
0.00	Acres-Homesite (Fract)	3,000.00	6,000	100%		0
5.60	Acres-Rear Land 1 =<100	500.00	2,800	100%		2,800
4.00	# -Lot Improvements	3,000.00	12,000	100%		12,000
1.20	Acres-Rear Land 1 =<100	500.00	600	100%		600
Total Acres 8.10			Land Total			38,616

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	1985	128	C 100	892	Fair	67%	50%	100%	299
1 & 3/4 Storv Fr	1985	576	C 100	24.184	Fair	67%	50%	100%	8.102
Outbuilding Total									8,401

**Acpt Land**

38,600

**Accepted Bldg**

8,400

**Total**

47,000

Name: BROWN, ANN MARIE

Page 103

BROWN, BRANDEN BIRT

Map/Lot:

014-032

Account: 931 Card: 2 of 4

Location:

OLD RT 1

Neighborhood 12 Old Route 1

Sale Data	
Sale Date	10/10/2018
Sale Price	127,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1 B1950P165 06/94  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Ranch	One Story	864 Sqft	Grade C 100	Base	56,165
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	864 Sqft, Grade C	Basement Gar	None	Fin Bsmt	8,364
Heating	100% Electric	Cooling	0% None	Heat	-864
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	864	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1985	0	None	Old Type	Poor	Typical	65,540	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Overbuilt		None		57%	43%	100%	16,064
<b>Accpt Land</b>		0	<b>Accepted Bldg</b>		16,100	<b>Total</b>	16,100

Name: BROWN, ANN MARIE

Page 104

BROWN, BRANDEN BIRT

Map/Lot:

014-032

Account: 931 Card: 3 of 4

Location:

OLD RT 1

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/10/2018  
 Sale Price 127,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B1950P165 06/94  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Ranch	One Story	864 Sqft	Grade C 100	Base	56,165
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-864
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	864	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1985	0	Typical	Typical	Below Average	Typical	57,176	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Overbuilt		None		74%	50%	100%	21,155
<b>Acpt Land</b>		0	<b>Accepted Bldg</b>		21,200	<b>Total</b>	21,200



Name: BROWN, ANN MARIE

Page 105

BROWN, BRANDEN BIRT

Map/Lot:

014-032

Account: 931 Card: 4 of 4

Location:

OLD RT 1

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/10/2018  
 Sale Price 127,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B1950P165 06/94  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Ranch	One Story	864 Sqft	Grade C 100	Base	56,165
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-864
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1985	0	Typical	Typical	Fair	Typical	57,176
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Overbuilt	None	67%	50%	100%	19,154	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1985	168	D 100	2.860	Ava.	80%	100%	100%	2.288
Frame Shed	1985	112	E 100	1.344	Ava.	80%	50%	100%	538
Encl Frame Porch	1985	36	C 100	1.572	Fair	67%	100%	100%	1.053
Outbuilding Total									3,879

**Acpt Land** 0 **Accepted Bldg** 23,000 **Total** 23,000

Pembroke 2023 Commitment Archive  
Name: BROWN, ANN MARIE  
BROWN, BRANDEN BIRT  
Account: 931

**Valuation Report**

04/10/2024  
Page 106  
014-032  
OLD RT 1

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	38,600	8,400	47,000	38,600	8,400	47,000
2	0	16,100	16,100	0	16,100	16,100
3	0	21,200	21,200	0	21,200	21,200
4	0	23,000	23,000	0	23,000	23,000
<b>TOTAL</b>	38,600	68,700	107,300	38,600	68,700	107,300

Name: BROWN, BRANDEN B

Page 107

BROWN, ANN M

Map/Lot:

008-026

Account: 661 Card: 1 of 1

Location:

170 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 03/26/2015  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
31.00	Acres-Rear Land 1 =<100	500.00	15,500	100%		15,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 32.00			Land Total			36,500

Dwelling Description				Replacement Cost New		
Conventional	One Story	960 Sqft	Grade C 100	Base		59,762
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Slab	Basement	None	Basement		-8,224
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition			Typical			51,538
2022	0	Modern	Modern	Average						
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %				Value(Rcnld)
None		None		95%	100%	100%				48,961
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		Rcnld
Frame Garae	1985	576	C 100	9.527	Ava.	80%	100%	100%		7,622
							Outbuilding Total			7,622

**Acpt Land** 36,500 **Accepted Bldg** 56,600 **Total** 93,100

Name: BROWN, BRANDEN B

Page 108

BROWN, ANN M

Map/Lot:

010-004

Account: 701 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 14 County Rd

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 03/26/2015  
Sale Price 45,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
30.00	Acres-Rear Land 1 =<100	500.00	15,000	100%		15,000
Total Acres 30.00					Land Total	15,000

<b>Acpt Land</b>	15,000	<b>Accepted Bldg</b>	0	<b>Total</b>	15,000
------------------	--------	----------------------	---	--------------	--------

Name: BROWN, BRANDEN B

Page 109

BROWN, ANN M

Map/Lot:

010-006

Account: 703 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 14 County Rd

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 03/26/2015  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
43.00	Acres-Rear Land 1 =<100	500.00	21,500	100%		21,500
Total Acres 43.00					Land Total	21,500

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	0	<b>Total</b>	21,500
------------------	--------	----------------------	---	--------------	--------

Name: BROWN, BRANDON B

Page 110

BROWN, ANN M

Map/Lot:

007-024-001

Account: 627 Card: 1 of 1

Location:

148 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/01/1995  
 Sale Price 14,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2 APPLICATION DATED 3/17/2017 RETURNED  
 Tran/Land/Bldg 2 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
9.25	Acres-Rear Land 1 =<100	500.00	4,625	100%		4,625
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
0.60	# -Lot Improvements	3,000.00	1,800	100%		1,800
Total Acres 10.25			Land Total			16,425

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	864 Sqft	Grade C 110	Base	87,730
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,514
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,247
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		90,491
1996	0	Typical	Typical	Average			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		87%	100%	100%	78,727

Outbuildings/Additions/Improvements				Percent Good						Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Wood Deck	1996	576	C 100	3.401	Ava.	87%	100%	100%	2.959	
Frame Shed	2004	48	E 100	886	Poor	70%	100%	100%	620	
Stable w/Loft	2004	480	C 100	10.735	Ava-	86%	100%	100%	9.232	
Encl Frame Porch	2011	192	D 100	3.119	Ava.	87%	100%	100%	2.714	
Outbuilding Total									15,525	

**Acpt Land** 16,400 **Accepted Bldg** 94,300 **Total** 110,700

**Valuation Report**

Account: 490 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/30/2013  
 Sale Price 9,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.50	Acres-Rear Land 1 =<100	500.00	2,750	100%		2,750
Total Acres 6.50			Land Total			17,750
<b>Acpt Land</b>		17,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						17,800

Name: BROWN, COLIN M

Page 112

BROWN, LAURA

Map/Lot:

014-044

Account: 38 Card: 1 of 1

Location:

49 HERSEY RD

Neighborhood 9 Centennial Rd  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
165 X 220	\$/FF -River Front	95.00	15,675	75%	Excess Frt	11,756
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.34			Land Total			37,006

Dwelling Description				Replacement Cost New	
Conventional	Two Story	728 Sqft	Grade C 95	Base	71,806
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-6,983
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,766
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-622
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		61,435
2000	0	Typical	Typical	Average			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	89%	100%	100%	54,677		

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	2011	192	D 100	3.142	Ava.	95%	100%	100%	2.985	
Encl Frame Porch	2011	160	C 95	3.178	Ava.	89%	90%	100%	2.545	
Encl Frame Porch	2011	80	C 95	2.092	Ava.	89%	90%	100%	1.676	
Open Frame Porch	2011	80	C 95	1.022	Ava.	89%	100%	100%	910	
Outbuilding Total									8,116	

**Acpt Land** 37,000 **Accepted Bldg** 62,800 **Total** 99,800



Pembroke 2023 Commitment Archive  
 Name: BROWN, DAVID A (LIFE ESTATE)  
 BROWN, JEREMY D

**Valuation Report**

04/10/2024

Page 113

Account: 742 Card: 1 of 1

Map/Lot:  
 Location:

011-013  
 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Rear Land 1 =<100	500.00	5,500	100%		5,500
Total Acres 11.00			Land Total			5,500
<b>Acpt Land</b>		5,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						5,500

BROWN, JEREMY D

Map/Lot:

011-014

Account: 743 Card: 1 of 1

Location:

238 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
18.00	Acres-Rear Land 1 =<100	500.00	9,000	100%		9,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 19.00			Land Total			30,000

Dwelling Description				Replacement Cost New	
Conventional	Two Story	540 Sqft	Grade D 110	Base	58,776
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	1/2 Bmt	Basement	-1,550
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	75% Forced Warm	Cooling	0% None	Heat	-731
Rooms	8				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-584
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1885	0	Typical	Typical	Below Average	Typical	55,911	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	100%	100%	22,364

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnld
Frame Garage	1950	768	D 100	9.778	Fair	Phy 43% Func 100% Econ 100%	4.205
Two Storv Frame	1885	450	D 110	17.765	Ava-	Phy 40% Func 100% Econ 100%	7.106
Outbuilding Total							11,311

<b>Acpt Land</b>	30,000	<b>Accepted Bldg</b>	33,700	<b>Total</b>	63,700
------------------	--------	----------------------	--------	--------------	--------

Pembroke 2023 Commitment Archive  
 Name: BROWN, DAVID A (LIFE ESTATE)  
 BROWN, JEREMY D

**Valuation Report**

04/10/2024

Page 115

Account: 747 Card: 1 of 1

Map/Lot:  
 Location:

011-017  
 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300	
131 X 220	\$/FF -River Front	66.50	8,712	75%	Excess Frt	6,534	
0.50	Acres-Rear Land 1 =<100	350.00	175	100%		175	
Total Acres 2.17			Land Total		20,009		
<b>Acpt Land</b>		20,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						20,000	

Account: 504 Card: 1 of 1

Location: 356 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/03/2020  
 Sale Price 155,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 5 19 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
025 X 220	\$/FF -Tidal Ocean	330.00	8,250	75%	Excess Frt	6,188
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.54			Land Total			78,388

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,312 Sqft	Grade B 100	Base	88,996
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,457
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,200
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Typical</b>		93,941
2002	0	Typical	Typical	Good			
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		92%	100%	100%	86,426

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	2002	96	B 100	1.523	Good	92%	100%	100%	1.401
Frame Garaae	2002	480	B 100	10.160	Good	92%	100%	100%	9.347
Outbuilding Total									10,748

**Acpt Land** 78,400 **Accepted Bldg** 97,200 **Total** 175,600

Account: 719 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
8.20	Acres-Rear Land 1 =<100	500.00	4,100	100%		4,100	
Total Acres 9.20			Land Total			19,100	
<b>Acpt Land</b>		19,100	<b>Accepted Bldg</b>		0	<b>Total</b>	19,100

DISSINGER, ROBERT D

Map/Lot:

014-068

Account: 109 Card: 1 of 1

Location:

141 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellCesspool  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/05/2003  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 B1391P271

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.77	Acres-Homesite (Fract)	15,000.00	13,162	100%		13,162	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 0.77						Land Total	17,962

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	702 Sqft	Grade C 100	Base	74,143
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-351
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,202
FirePlaces	1			Fireplace	2,500
Insulation	Minimal			Insulation	-842
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1880	1997	Typical	Typical	Good	Typical	76,652	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		70%	95%	100%	50,974

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1880	716	C 100	30.062	Good	70%	100%	100%	21.043
Open Frame Porch	1880	75	C 100	1.022	Good	70%	100%	100%	715
Encl Frame Porch	1880	175	C 100	3.562	Good	70%	100%	100%	2.493
One Storv Frame	1880	133	C 100	3.933	Good	70%	100%	100%	2.753
Frame Garage	1880	264	E 50	1.408	Poor	20%	50%	100%	141
Frame Shed	1880	207	E 50	1.011	Poor	20%	50%	100%	101
Wood Deck	1995	225	C 100	1.435	Good	70%	100%	100%	1.004
Unfin Basement	1880	716	D 100	6.861	Ava.	50%	100%	100%	3.430
Outbuilding Total									31,680

**Acpt Land**

18,000

**Accepted Bldg**

82,700

**Total**

100,700

Name: BROWN, JEFFREY C

Page 119

BROWN, NICOLE M

Map/Lot:

008-001-001

Account: 634 Card: 1 of 1

Location:

107 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 06/23/2010  
 Sale Price 55,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
3.90	Acres-Rear Land 1 =<100	500.00	1,950	100%		1,950
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.90						Land Total 32,950

**Dwelling Description**

**Replacement Cost New**

Garrison	One Story	960 Sqft	Grade D 100	Base	49,005
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	480 Sqft, Grade C	Basement Gar	None	Fin Bsmt	4,224
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,025
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	54,254
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	78%	100%	100%	42,318	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
2S Frame Garage	1980	768	D 100	12.249	Ava.	78%	100%	100%	9.554
1SFr Overhans	1980	80	D 100	1.940	Ava.	78%	100%	100%	1.513
Outbuilding Total									11,067

**Acpt Land**

33,000

**Accepted Bldg**

53,400

**Total**

86,400

Name: BROWN, JEREMY

Page 120

BROWN, RHONNIE

Map/Lot:

014-015

Account: 14 Card: 1 of 1

Location:

80 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 07/15/2022  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	972 Sqft	Grade C 100	Base	81,887
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-486
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-656
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1870	1965	Typical	Typical	Above Average	Typical	80,745	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		60%	100%	100%	48,447

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1965	70	C 100	2.058	Ava+	60%	100%	100%	1,235
Outbuilding Total									1,235

**Acpt Land**

21,000

**Accepted Bldg**

49,700

**Total**

70,700



Account: 183 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/30/2006  
 Sale Price 42,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%	Excess Frt	300
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.60			Land Total			20,100

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	2007	1120	B 100	40.401	Ava.	93%	100%	100%	37.573
Finished Attic	2007	1120	B 100	20.121	Ava.	93%	50%	100%	9.356
						Outbuilding Total			46,929
<b>Acpt Land</b>		20,100	<b>Accepted Bldg</b>		46,900	<b>Total</b>			67,000

Account: 68 Card: 1 of 1

Map/Lot: 014-071  
 Location: 26 HARDY POINT RD

Neighborhood 20	Factory Rd	<b>Sale Data</b>	
Zoning/Use	Residential 1	Sale Date	10/01/1997
Topography	Above Street	Sale Price	0
Utilities	Drilled WellSeptic System	Sale Type	Land & Buildings
Street	Semi-Improved	Financing	Unknown
		Verified	Public Record
		Validity	Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40			Land Total			21,200

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	672 Sqft	Grade D 110	Base	44,174
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-303
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-909
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,057
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-364
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1886	1963	Typical	Typical	Below Average	Typical	43,655
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		40%	95%	100%
						<b>Value(Rcnld)</b>
						16,589

<b>Outbuildings/Additions/Improvements</b>						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
1 & 1/2 Storv Fr	1886	216	D 110	7.834	Ava-	3.134
One Storv Frame	1886	216	D 110	5.761	Ava-	2.304
Unfinished Attic	1886	216	D 110	1.673	Ava-	669
Frame Shed	1963	80	E 50	557	Poor	234
One Storv Frame	1993	168	C 100	4.967	Ava.	3.800
Frame Garae	2006	896	C 100	13.523	Ava.	8.087
Unfinished Attic	2006	896	C 100	3.282	Ava.	1.962
Outbuilding Total						20,190

<b>Acpt Land</b>	21,200	<b>Accepted Bldg</b>	36,800	<b>Total</b>	58,000
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 09/21/2018  
 Sale Price 18,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.45	Acres-Homesite (Fract)	15,000.00	10,062 100%		10,062
2.00	# -Lot Improvements	3,000.00	6,000 10%	Condition	600
Total Acres 0.45			Land Total		10,662

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	690 Sqft	Grade D 110	Base	60,903
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-1,780
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	850
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,128
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	2,085	Insulation	-560
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1920	Old Type	Old Type	Below Average	Typical	60,541
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
Fire Damage		None		40%	100%	0

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1850	700	D 110	25.388	Ava-	40%	0%	100%	0
Unfin Basement	1850	700	D 110	7.455	Ava-	40%	0%	100%	0
Open Frame Porch	1850	175	D 110	1.897	Ava-	40%	0%	100%	0
Frame Shed	1850	98	D 100	2.040	Fair	30%	0%	100%	0
Frame Garage	1850	288	D 100	4.864	Fair	30%	0%	100%	0
Outbuilding Total									0

**Acpt Land**

10,700

**Accepted Bldg**

0 **Total**

10,700

Name: BROWN, MAUREEN

Page 124

BROWN, HARRY M

Map/Lot:

002-009

Account: 375 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
Topography Rolling  
Utilities None  
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	15%	Restrictio	9,900	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	15%	Restrictio	9,900	
Total Acres 2.02			Land Total			19,800	
<b>Acpt Land</b>		19,800	<b>Accepted Bldg</b>		0	<b>Total</b>	19,800

Name: BROWN, MAUREEN

Page 125

BROWN, HARRY M

Map/Lot:

002-015

Account: 383 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Access	0
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	35%	Restrictio	9,240
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Excess Frt	0
200 X 220	\$/FF -Tidal Ocean	3,000.00	3,000	35%	Restrictio	2,772
1.00	Acres-Baselot (Fract)	5,600.00	5,600	100%		5,600
1.00	Acres-Rear Land 1 =<100	400.00	400	100%		400
5.80	Acres-Open Space	320.00	1,856	35%	Restrictio	650
Total Acres 9.82			Land Total			18,662

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1900	256	D 100	3.893	Fair	30%	100%	100%	1.168	
						Outbuilding Total			1,168	
<b>Acpt Land</b>		18,700	<b>Accepted Bldg</b>		1,200	<b>Total</b>		19,900		

Name: BROWN, MAUREEN

Page 126

BROWN, HARRY M

Map/Lot:

002-016

Account: 384 Card: 1 of 1

Location:

336 YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
15.80	Acres-Rear Land 1 =<100	500.00	7,900	100%		7,900
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 16.80						Land Total 26,950

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	576 Sqft	Grade C 100	Base		61,713
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp 1/2 Bmt	Basement		-1,779
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,592
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-518
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1835	0	Typical	Typical	Average	Typical		55,824
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	50%	100%	100%			27,912

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1950	96	C 100	2.430	Ava.	50%	100%	100%	1.215
One Storv Frame	1950	224	C 100	6.623	Ava.	50%	100%	100%	3.312
Frame Garage	1987	576	C 100	9.527	Ava.	50%	100%	100%	4.764
Unfinished Attic	1987	576	C 100	2.610	Ava.	50%	100%	100%	1.305
Frame Shed	1900	196	C 100	3.889	Ava.	50%	100%	100%	1.944
Wood Deck	1999	96	C 100	713	Ava.	50%	100%	100%	356
Outbuilding Total									12,896

<b>Acpt Land</b>	27,000	<b>Accepted Bldg</b>	40,800	<b>Total</b>	67,800
------------------	--------	----------------------	--------	--------------	--------

Name: BROWN, MICHEAL

Page 127

BROWN, JULIE

Map/Lot:

015-009-A

Account: 124 Card: 1 of 1

Location:

80 HERSEY RD

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
6.00	Acres-Rear Land 1 =<100	500.00	3,000	100%		3,000
Total Acres 9.00			Land Total			25,000

Dwelling Description				Replacement Cost New	
Log Home	One & 1/2 Story	768 Sqft	Grade C 110	Base	78,644
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-570
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		78,074
1982	0	Typical	Typical	Average			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		79%	100%	100%	61,678

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1982	90	D 100	1.946	Ava-	72%	100%	100%	1.401
Frame Shed	1982	72	E 50	529	Poor	55%	100%	100%	291
Outbuilding Total									1,692

Acpt Land 25,000 Accepted Bldg 63,400 Total 88,400

Name: BROWN, NATHAN T

Page 128

BROWN, JANUARY D

Map/Lot:

016-027-001

Account: 390 Card: 1 of 1

Location:

551 US RT 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 08/09/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.83	Acres-Rear Land 1 =<100	500.00	915	100%		915
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.83					Land Total	21,915

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	1,404 Sqft	Grade C 100	Base	76,394
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-10,733
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	1,811
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2019	0	Modern	Modern	Average	Typical	69,347	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	65,880

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	2019	240	C 100	1.519	Ava.	95%	100%	100%		1,443
Outbuilding Total										1,443

**Acpt Land**

21,900

**Accepted Bldg**

67,300

**Total**

89,200



**Valuation Report**

Account: 1088 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Sale Data	
Sale Date	10/31/2022
Sale Price	10,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2 NEW MBHM  
 Tran/Land/Bldg 3 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Homesite (Fract)	15,000.00	14,388	100%		14,387
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.92			Land Total			19,187

<b>Accpt Land</b>	19,200	<b>Accepted Bldg</b>	0	<b>Total</b>	19,200
-------------------	--------	----------------------	---	--------------	--------

Name: BROWN, RHONNIE

Page 130

BROWN, JEREMY

Map/Lot:

017-033

Account: 330 Card: 1 of 1

Location:

41 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/16/2019  
 Sale Price 55,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 GARAGE U/C NEW HOUSE  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.50	Acres-Rear Land 1 =<100	500.00	2,250	100%		2,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.50						Land Total 23,250

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	500 Sqft	Grade D 110	Base		52,172
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Damp 1/2 Bmt	Basement		-1,263
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	66% Forced Warm	Cooling	0% None	Heat		-690
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,691
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-406
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1880	0	Typical	Typical	Average	Typical		51,504
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	50%	100%	100%	25,752		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1880	320	D 110	8.534	Ava.	50%	100%	100%	4.267
Encl Frame Porch	1880	140	D 110	2.761	Ava.	50%	100%	100%	1.380
Frame Garage	2020	1500	C 100	21.066	Ava.	95%	100%	100%	20.013
Wood Deck	2005	250	C 100	1.575	Fair	81%	100%	100%	1.276
Outbuilding Total									26,936

**Acpt Land** 23,300 **Accepted Bldg** 52,700 **Total** 76,000

Account: 1094 Card: 1 of 1

Location: 156 YOUNGS COVE RD

Neighborhood 5 Middle Cross Rd

Zoning/Use Residential 1  
 Topography Low  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/24/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
4.10	Acres-Rear Land 1 =<100	500.00	2,050	100%		2,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.60						Land Total 33,657

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Ranch	One Story	1,120 Sqft	Grade C 100	Base	62,467
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-3,640
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,240
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Fair	Typical	56,587
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	79%	90%	100%	40,233	

<b>Outbuildings/Additions/Improvements</b>										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	2002									100
---- S O U N D V A L U E ----										
Outbuilding Total										100

**Acpt Land** 33,700 **Accepted Bldg** 40,300 **Total** 74,000

Name: BROWN, STEVEN R

Page 132

BROWN, MICHELE L

Map/Lot:

007-022

Account: 624 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 11/13/2013  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0
6.90	Acres-Rear Land 1 =<100	500.00	3,450	100%		3,450
Total Acres 6.90			Land Total			3,450
<b>Acpt Land</b>		3,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						3,500

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.90	Acres-Rear Land 1 =<100	500.00	2,950	100%		2,950
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.90			Land Total			23,950

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,280 Sqft	Grade C 100	Base		71,749
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,165
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1985	0	Typical	Typical	Average	Typical	72,914
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	80%	100%	100%	58,331	

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1996	480	C 100	14.193	Ava.	87%	100%	100%	12.348	
Frame Shed	1985	80	E 100	1.114	Poor	57%	50%	100%	318	
Frame Shed	1985	48	E 100	886	Poor	57%	50%	100%	252	
Open Frame Porch	1999	144	E 100	885	Ava.	88%	100%	100%	779	
2S Frame Garage	1998	1120	C 100	20.072	Ava.	88%	100%	100%	17.663	
Frame Shed	2002	528	D 100	7.084	Ava.	90%	100%	100%	6.376	
Frame Shed	2002	168	E 100	1.744	Poor	69%	50%	100%	602	
One Storv Frame	2016	264	C 100	7.806	Ava.	95%	100%	100%	7.416	
Unfin Basement	2016	264	C 100	5.464	Ava.	95%	100%	100%	5.191	
Wood Deck	2016	120	C 100	847	Ava.	95%	100%	100%	805	
Outbuilding Total									51,750	

<b>Acpt Land</b>	24,000	<b>Accepted Bldg</b>	110,100	<b>Total</b>	134,100
------------------	--------	----------------------	---------	--------------	---------

Account: 1119 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
13.50	Acres-Rear Land 1 =<100	500.00	6,750	100%		6,750	
Total Acres 14.50			Land Total			21,750	
<b>Acpt Land</b>		21,800	<b>Accepted Bldg</b>		0	<b>Total</b>	21,800

Account: 863 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 07/12/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 TG FOR 2023  
 Tran/Land/Bldg 8 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300	
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975	
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650	
7.00	Acres-Rear Land 1 =<100	350.00	2,450	100%		2,450	
Total Acres 10.03			Land Total		32,375		
<b>Acpt Land</b>		32,400	<b>Accepted Bldg</b>		0	<b>Total</b>	32,400

Account: 864 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/10/2020  
 Sale Price 225,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
32.00	Acres-Rear Land 2 = 101-200	350.00	11,200	100%		11,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 83.00						Land Total 56,450

Dwelling Description				Replacement Cost New		
Cape Cod	One & 3/4 Story	768 Sqft	Grade C 110	Base		82,113
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,345
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1965	1993	Typical	Typical	Average	Inadeq.		83,458
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		69%	90%	100%	51,827

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1993	56	C 110	1.821	Ava.	69%	100%	100%	1.256
Encl Frame Porch	1993	144	C 110	3.430	Ava.	69%	100%	100%	2.367
Open Frame Porch	1993	48	C 110	802	Ava.	69%	100%	100%	553
Two Storv Frame	1997	280	C 110	13.479	Ava.	69%	100%	100%	9.301
Unfin Basement	1997	280	C 110	6.124	Ava.	69%	100%	100%	4.226
Wood Deck	1999	608	C 110	3.938	Ava.	69%	100%	100%	2.717
Encl Frame Porch	1950	289	C 110	5.712	Fair	43%	100%	100%	2.456
Outbuilding Total									22,876

**Acpt Land** 56,500 **Accepted Bldg** 74,700 **Total** 131,200



Pembroke 2023 Commitment Archive  
 Name: BURGGRAFF, DAVID  
 RUBLY-BURGGRAFF, ROBERTA  
 Account: 526 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 137  
 005-026  
 173 LEIGHTON PT RD

Map/Lot:  
 Location:

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/16/2021  
 Sale Price 50,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 CONDITION  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 13.00						Land Total 35,800

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	616 Sqft	Grade D 110	Base	60,040
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-278
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,819
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-972
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1859	0	Old Type	Old Type	Poor	Typical	54,971
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Dilapidation	None	20%	9%	100%	989	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1859	280	D 110	10.154	Poor	20%	10%	100%	203
Open Frame Porch	1959	160	D 110	1.751	Poor	20%	10%	100%	35
Frame Shed	1959	350	D 100	4.997	Poor	20%	10%	100%	100
Outbuilding Total									338

**Acpt Land** 35,800 **Accepted Bldg** 1,300 **Total** 37,100

Account: 598 Card: 1 of 1 Map/Lot: Location:

Neighborhood 9 Centennial Rd

Zoning/Use Vacant Shore  
 Topography Above Street  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 10/01/1991  
 Sale Price 35,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Access	7,920
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Access	7,920
654 X 220	\$/FF -Tidal Ocean	264.00	172,656	15%	Access	25,898
15.70	Acres-Rear Land 1 =<100	400.00	6,280	100%		6,280
Total Acres 22.03			Land Total			100,818

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1994	196	E 100	1.945	Poor	63%	100%	100%	1.225	
<b>Outbuilding Total</b>									<b>1,225</b>	
<b>Acpt Land</b>		100,800	<b>Accepted Bldg</b>		1,200	<b>Total</b>		102,000		

Account: 573 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/01/1999  
 Sale Price 30,162  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.70	Acres-Rear Land 1 =<100	500.00	1,350	100%		1,350
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 3.70			Land Total			21,150

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	800 Sqft	Grade D 110	Base	68,868
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-361
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,255
Insulation	Minimal			Insulation	-758
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1835	1935	Typical	Typical	Below Average	Typical		70,004
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	40%	95%	100%	26,602		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1910	270	D 110	9.792	Ava-	40%	100%	100%	3.917
Encl Frame Porch	1910	180	D 110	3.277	Ava-	40%	100%	100%	1.311
Stable w/Loft	1835	858	D 100	13.325	Fair	30%	100%	100%	3.998
Open Frame Porch	2007	96	D 110	1.126	Ava-	40%	100%	100%	450
Outbuilding Total									9,676

**Acpt Land** 21,200 **Accepted Bldg** 36,300 **Total** 57,500

Account: 1047 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities All PublicNone  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	40%	Access	2,800	
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250	
Total Acres 3.50			Land Total			4,050	
<b>Acpt Land</b>		4,100	<b>Accepted Bldg</b>		0	<b>Total</b>	4,100

Name: CAIN, SAMUEL L

Page 141

CAIN, ANIANA B

Map/Lot:

006-014

Account: 559 Card: 1 of 1

Location: 255 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/27/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 6 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
150 X 220	\$/FF -Tidal Ocean	330.00	49,500	50%	Excess Frt	24,750
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.50	Acres-Rear Land 1 =<100	500.00	750	100%		750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.28			Land Total			162,000

Dwelling Description				Replacement Cost New	
Split Level	One Story	2,040 Sqft	Grade B 100	Base	128,380
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	420 Sqft, Grade B	Basement Gar	2 CAR	Fin Bsmt	6,461
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,265
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	2	Plumbing	3,050
Attic	None			Attic	0
FirePlaces	2			Fireplace	5,490
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1967	0	Typical	Typical	Above Average	Typical	145,646	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		76%	100%	100%	110,691

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1SFr Overhanc	1967	34	B 100	1.226	Ava+	76%	100%	100%	932
Open Frame Porch	1967	16	B 100	468	Ava+	76%	100%	100%	356
Open Frame Porch	1967	144	B 100	2.157	Ava+	76%	100%	100%	1,639
Outbuilding Total									2,927

<b>Acpt Land</b>	162,000	<b>Accepted Bldg</b>	113,600	<b>Total</b>	275,600
------------------	---------	----------------------	---------	--------------	---------

Name: CALDER, AMELIA ANNE

Page 142

PERISON, THOMAS CARL

Map/Lot:

002-039

Account: 408 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 06/22/2010  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
085 X 220	\$/FF -Tidal Ocean	264.00	22,440	50%	Excess Frt	11,220
1.50	Acres-Rear Land 1 =<100	400.00	600	100%		600
1.00	# -Lot Improvements	2,400.00	2,400	100%		2,400
1.00	# -Lot Improvements	2,400.00	2,400	60%		1,440
Total Acres 3.95			Land Total			108,060

**Acpt Land**

108,100

**Accepted Bldg**

0 **Total**

108,100

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
25.00	Acres-Rear Land 1 =<100	500.00	12,500	100%		12,500
Total Acres 25.00			Land Total			12,500
<b>Acpt Land</b>		12,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						12,500

Name: CAMICK, PHILIP M

Page 144

CAMICK, CAROLYN D

Map/Lot:

013-023

Account: 845 Card: 1 of 1

Location:

21 HOPE LN

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 09/01/1992  
 Sale Price 21,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
125 X 220	\$/FF -River Front	66.50	8,313	100%		8,313
2.87	Acres-Rear Land 1 =<100	350.00	1,005	100%		1,005
Total Acres 3.50			Land Total			9,318

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	475 Sqft	Grade D 100	Base	34,107
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-4,730
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,989
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-234
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1960	0	Old Type	None	Below Average	Typical	25,616	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		No Electricity..		58%	86%	90%	11,500

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1960	150	D 100	1.504	Ava-	58%	100%	90%	785
Outbuilding Total									785

**Acpt Land**

9,300

**Accepted Bldg**

12,300

**Total**

21,600



Account: 104 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/02/2023  
 Sale Price 195,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 160	\$/FF -River Front	95.00	16,203	100%		16,203
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
075 X 160	\$/FF -River Front	95.00	6,076	100%		6,076
096 X 086	\$/FF -River Front	95.00	5,702	100%		5,702
Total Acres 1.20			Land Total			33,981

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	567 Sqft	Grade C 100	Base	63,957
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry 3/4 Bmt	Basement	-740
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-595
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	Value(Rcnld)
1910	1952	Typical	Typical	Good	Phys. %	Econ. %	
None				70%	100%	100%	43,835

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1952	144	C 100	3.146	Good	70%	90%	100%	1.982
Encl Frame Porch	1952	133	C 100	2.960	Good	70%	100%	100%	2.072
Frame Garage	1952	480	D 110	7.511	Ava.	62%	100%	100%	4.657
Frame Shed	1952	220	D 110	3.818	Ava.	62%	90%	100%	2.130
Outbuilding Total									10,841

**Acpt Land** 34,000 **Accepted Bldg** 54,700 **Total** 88,700

Name: CANTWELL, WALTON L

Page 146

CANTELL, JUDITH E

Map/Lot:

016-018

Account: 198 Card: 1 of 2

Location:

494 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

NAME CODE 2..... 5

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.60	Acres-Rear Land 1 =<100	500.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
4.70	Acres-Rear Land 1 =<100	500.00	2,350	100%		2,350
Total Acres 9.30			Land Total			25,150

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
26Mobile Home..	1993	26X40	B 100	63.701	Ava.	46%	100%	100%	28.984
Frame Shed	1969	252	D 100	3.846	Fair	56%	100%	100%	2.154
Unfinished Attic	1969	252	E 100	965	Poor	46%	100%	100%	444
Frame Shed	1969	120	E 100	1.400	Poor	46%	90%	100%	580
Frame Shed	1969	84	E 100	1.142	Poor	46%	75%	100%	394
Stable w/Loft	1989	680	C 100	13.653	Ava.	83%	90%	100%	10.199
						Outbuilding Total			42,755
<b>Accpt Land</b>		25,200	<b>Accepted Bldg</b>		42,800	<b>Total</b>		68,000	

Name: CANTWELL, WALTON L

Page 147

CANTELL, JUDITH E

Map/Lot:

016-018

Account: 198 Card: 2 of 2

Location:

RT 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				RCN	Cond	Percent Good			Value Rcnld
	Year	Units	Grade				Phy	Func	Econ	
Frame Shed	1950	528	E 100		4.320	Fair	43%	100%	100%	1.858
Frame Shed	1980	96	E 100		1.229	Poor	54%	75%	100%	498
Frame Shed	1980	64	E 100		1.000	Fair	64%	100%	100%	640
2S Frame Garage	1995	1008	C 100		18.438	Ava.	86%	90%	100%	14.271
<b>Outbuilding Total</b>										<b>18,342</b>
<b>Acpt Land</b>				0	<b>Accepted Bldg</b>		18,300	<b>Total</b>		18,300

Pembroke 2023 Commitment Archive  
Name: CANTWELL, WALTON L  
CANTELL, JUDITH E  
Account: 198

**Valuation Report**

04/10/2024  
Page 148  
016-018  
RT 1

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	25,200	42,800	68,000	25,200	42,800	68,000
2	0	18,300	18,300	0	18,300	18,300
<b>TOTAL</b>	25,200	61,100	86,300	25,200	61,100	86,300

Account: 960 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/28/2018  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	0
200 X 220	\$/FF -River Front	3,000.00	6,000	50%	Topography	7,125
140 X 229	\$/FF -River Front	95.00	13,569	100%		0
140 X 229	\$/FF -River Front	2,400.00	2,400	50%	Topography	0
140 X 229	\$/FF -River Front	2,400.00	2,400	50%	Excess Frt	3,393
0.76	Acres-Rear Land 1 =<100	500.00	380	100%		380
Total Acres 3.52			Land Total			29,898

Dwelling Description				Replacement Cost New		
Other	Two Story	505 Sqft	Grade SC100	Base		41,726
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Piers	Basement	None	Basement		-3,931
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,333
Rooms	2					
Bedrooms	1	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,238
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-667
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Obsolete	Obsolete	Below Average	Typical	34,557
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	71%	81%	100%	19,874	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phv	Func	Econ	Value Rcnld
Frame Shed	1980								100
Wood Deck	1985	240	SC100	1.002	Ava-	71%	100%	100%	711
One Storv Frame	1980	48	SC100	937	Ava-	71%	100%	100%	665
Outbuilding Total									1,476

**Acpt Land** 29,900 **Accepted Bldg** 21,400 **Total** 51,300

Name: CAREY, STEPHEN

Page 150

CAREY, CAROL

Map/Lot:

013-022

Account: 844 Card: 1 of 1

Location:

10 HOPE LN

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 03/16/2022  
 Sale Price 28,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
133 X 220	\$/FF -River Front	66.50	8,845	100%		8,845
0.33	Acres-Rear Land 1 =<100	350.00	116	100%		116
Total Acres 1.00			Land Total			8,961

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1980	144	D 100	2.580	Fair	64%	100%	100%	1.651
One Storv Frame	2022	144	E 100	2.128	Ava.	95%	100%	100%	2.022
Outbuilding Total									3,673

**Acpt Land**

9,000

**Accepted Bldg**

3,700

**Total**

12,700

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 3 = 201+	245.00	12,250	100%		12,250
Total Acres 50.00				Land Total		12,250
<b>Acpt Land</b>		12,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						12,300

Name: CAROTHERS, STEVEN M

Page 152

ROBERTS, GAIL J

Map/Lot:

013-015

Account: 836 Card: 1 of 1

Location:

244 MT TOM RD

Neighborhood 17 Mount Tom Rd  
 Tree Growth 2006  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/30/2006  
 Sale Price 235,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 TREE GROWTH  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2022 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.00	Acres-Rear Land 1 =<100	500.00	5,500	100%		5,500
33.00	Acres-Softwood	135.00	3,742	100%		3,742
21.00	Acres-Mixed Wood	165.00	2,911	100%		2,911
12.00	Acres-Waste-Wet Land	50.00	600	100%		600
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Hardwood	130.00	109	100%		109
Total Acres 79.00			Land Total			33,862

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,782 Sqft	Grade B 100	Base		110,476
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,978
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,631
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1998	0	Typical	Typical	Average	Typical		116,373
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		88%	100%	100%	102,408

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Frame Shed	1	216	E 100	2.089	Fair	30%	100%	100%	627
Stable w/Loft	1	864	D 100	13.397	Ava.	50%	100%	100%	6,698
Frame Garage	1996	936	C 100	14.022	Ava.	87%	100%	100%	12,199
Unfinished Attic	1996	936	D 100	2.759	Ava.	87%	100%	100%	2,400
Frame Shed	1997	468	E 100	3.891	Fair	75%	90%	100%	2,626
Open Frame Porch	1998	110	B 100	1.708	Ava.	88%	100%	100%	1,503
Encl Frame Porch	1998	60	B 100	2.337	Ava.	88%	100%	100%	2,057
Frame Shed	1999	96	E 100	1.229	Ava.	88%	100%	100%	1,082
Wood Deck	1999	300	C 100	1.855	Ava.	88%	100%	100%	1,632
Frame Shed	2001	504	E 100	4.148	Ava.	89%	50%	100%	1,846
Outbuilding Total									32,670

**Acpt Land** 33,900 **Accepted Bldg** 135,100 **Total** 169,000



Name: CAROTHERS, STEVEN M

Page 153

ROBERTS, GAIL J

Map/Lot:

013-016

Account: 837 Card: 1 of 1

Location:

MT TOM RD

---

Name: CAROTHERS, STEVEN M

Page 154

ROBERTS, GAIL J

Map/Lot:

013-016

Account: 837 Card: 1 of 1

Location:

MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
Topography Swampy  
Utilities None  
Street Semi-Improved

Sale Date 08/30/2005  
Sale Price 97,000  
Sale Type Land & Buildings  
Financing Unknown  
Verified Other Source  
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
14.00	Acres-Rear Land 1 =<100	350.00	4,900	100%	4,900
Total Acres 14.00			Land Total		4,900

---

<b>Acpt Land</b>	4,900	<b>Accepted Bldg</b>	0	<b>Total</b>	4,900
------------------	-------	----------------------	---	--------------	-------

Account: 499 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/18/2022  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
2.40	Acres-Rear Land 1 =<100	500.00	1,200	100%		1,200
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 3.40			Land Total			32,200

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1991	576	C 100	9.527	Ava.	84%	100%	100%	8.003
Concrete Slab...	1997	1904	C 100	12.078	Ava.	87%	100%	100%	10.508
28Mobile Home..	1997	28X68	C 100	76.686	Ava.	56%	100%	100%	43.328
Wood Deck	1997	264	C 100	1.653	Ava.	87%	100%	100%	1.438
						Outbuilding Total			63,277
<b>Acpt Land</b>		32,200	<b>Accepted Bldg</b>		63,300	<b>Total</b>		95,500	

**Valuation Report**

Account: 1001 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 9 Centennial Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Septic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/01/1996  
 Sale Price 0  
 Sale Type Buildings Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
Total Acres 6.00			Land Total			20,500

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Newport	M/H	1978	14X48	D 100	18.915	Ava-	35%	100%	100%	6.620
<b>Outbuilding Total</b>									<b>6,620</b>	
<b>Accpt Land</b>		20,500	<b>Accepted Bldg</b>		6,600	<b>Total</b>		<b>27,100</b>		

**Valuation Report**

Account: 1128 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Gravel

**Sale Data**  
 Sale Date 10/19/2013  
 Sale Price 3,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.00	Acres-Baselot (Fract)	3,000.00	3,000	100%		0
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
0.00	# -Lot Improvements	500.00	2,500	100%		0
Total Acres 2.00			Land Total			1,000
<b>Accpt Land</b>		1,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						1,000

Name: CARVER, MATTHEW O

Page 158

CARVER, MONIQUE L

Map/Lot:

010-016

Account: 713 Card: 1 of 1

Location:

89 UPPER CROSS RD

Neighborhood 15 Cross Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Sale Date 07/24/2015  
 Sale Price 210,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	10%	Restrictio	300
Total Acres 20.00			Land Total			27,800

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	936 Sqft	Grade B 100	Base	101,973
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	856 Sqft, Grade B	Basement Gar	None	Fin Bsmt	6,893
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,819
Rooms	5				
Bedrooms	2	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	763
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Good	Typical	111,448
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	93%	100%	100%	103,647	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2004	896	B 100	16.498	Good	93%	90%	100%	13.809
Wood Deck	2004	220	B 100	1.716	Good	93%	80%	100%	1.277
Wood Deck	2004	63	B 100	644	Good	93%	80%	100%	479
One Storv Frame	2004	130	B 100	4.690	Good	93%	100%	100%	4.362
Unfinished Attic	2004	130	B 100	2.041	Good	93%	100%	100%	1.898
Encl Frame Porch	2004	180	B 100	4.432	Good	93%	100%	100%	4.122
Outbuilding Total									25,947

**Acpt Land**

27,800

**Accepted Bldg**

129,600

**Total**

157,400

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Gravel

**Sale Data**  
 Sale Date 06/19/2006  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.60	Acres-Rear Land 1 =<100	500.00	1,300	100%		1,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.60			Land Total			22,300

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,780 Sqft	Grade B 100	Base		110,384
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt		1,220
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,976
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	1	Plumbing		3,813
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2007	0	Modern	Modern	Average	Typical	117,393	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		93%	100%	100%	109,175

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garae	2007	384	C 100	7.129	Ava.	93%	75%	100%		4,972
Outbuilding Total										4,972

**Acpt Land** 22,300 **Accepted Bldg** 114,100 **Total** 136,400

**Valuation Report**

Account: 113 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/1995  
 Sale Price 200  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.32	Acres-Baselot (Fract)	7,000.00	3,960	100%		3,960	
2.00	# -Lot Improvements	3,000.00	6,000	50%	Condition	3,000	
Total Acres 0.32			Land Total				6,960
<b>Acpt Land</b>		7,000	<b>Accepted Bldg</b>		0	<b>Total</b>	7,000



Name: CASSIDY, VINTON E

Page 161

CASSIDY, ANNE W

Map/Lot:

013-020

Account: 842 Card: 1 of 1

Location:

56 PORTERS LANDING

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 01/01/2002  
 Sale Price 20,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
110 X 135	\$/FF -River Front	66.50	5,730 100%		5,730
Total Acres 0.34			Land Total		5,730

Dwelling Description				Replacement Cost New	
Conventional	One Story	320 Sqft	Grade D 100	Base	29,346
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,936
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-525
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-262
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1980	2001	Typical	Obsolete	Good	Inadeq.		23,085
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		85%	86%	100%	16,875

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	2002	280	D 100	1.429	Good	85%	100%	100%	1.215
Frame Shed	2002	42	D 110	1.520	Ava.	90%	100%	100%	1.368
One Storv Frame	2002	144	D 100	3.492	Good	85%	86%	100%	2.552
Outbuilding Total									5,135

<b>Acpt Land</b>	5,700	<b>Accepted Bldg</b>	22,000	<b>Total</b>	27,700
------------------	-------	----------------------	--------	--------------	--------

Account: 1037 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities NoneNone  
 Street Paved

**Sale Data**  
 Sale Date 12/21/2006  
 Sale Price 65,000  
 Sale Type Other  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 CMML  
 Tran/Land/Bldg 3 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Homesite (Fract)	15,000.00	18,371	100%		18,371
Total Acres 1.50			Land Total			18,371

<b>Outbuildings/Additions/Improvements</b>							Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good Func Econ	Rcnld
Commercial.....	1997			---	S	O U N D	V A L U E	66,600
							Outbuilding Total	66,600
<b>Acpt Land</b>		18,400	<b>Accepted Bldg</b>		66,600	<b>Total</b>	85,000	

Name: CHAPPA, JEFFREY J

Page 163

CHAPPA, LINDA M

Map/Lot:

014-066

Account: 63 Card: 1 of 1

Location:

151 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 07/06/2012  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.00	Acres-Homesite (Fract)	15,000.00	18,371	100%		0
14.00	Acres-Rear Land 1 =<100	500.00	7,000	100%		7,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 14.00					Land Total	13,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1850	572	D 100	7.771	Poor	20%	100%	100%	1.554
Frame Shed	1850	448	C 100	7.496	Ava-	40%	100%	100%	2.998
Outbuilding Total									4,552

**Acpt Land**

13,000

**Accepted Bldg**

4,600

**Total**

17,600

Name: CHAPPA, JEFFREY J

Page 164

CHAPPA, LINDA M

Map/Lot:

014-067

Account: 64 Card: 1 of 1

Location:

149 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/06/2012  
 Sale Price 155,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 0 2 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.53	Acres-Homesite (Fract)	15,000.00	10,920	100%		10,920
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.53			Land Total			16,920

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	812 Sqft	Grade C 100	Base	76,989
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-406
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,421
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1870	1989	Typical	Typical	Good	Typical	75,162	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		70%	100%	100%	52,613

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Storv Fr	1870	242	C 100	10.161	Good	70%	100%	100%	7.113
Encl Frame Porch	1870	125	C 100	2.845	Good	70%	100%	100%	1.991
Frame Shed	1870	594	C 100	9.584	Good	70%	100%	100%	6.709
Unfinished Attic	1870	594	C 100	2.647	Good	70%	100%	100%	1.853
Unfin Basement	1920	836	C 100	9.139	Good	70%	100%	100%	6.397
Wood Deck	1991	296	C 100	1.833	Good	70%	100%	100%	1.283
Encl Frame Porch	1994	160	C 100	3.346	Good	70%	100%	100%	2.342
Outbuilding Total									27,688

**Acpt Land** 16,900 **Accepted Bldg** 80,300 **Total** 97,200

Neighborhood 12 Old Route 1  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/16/2011  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.30			Land Total			19,950

Dwelling Description				Replacement Cost New	
Conventional	Two Story	560 Sqft	Grade D 110	Base	59,776
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,799
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-606
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	Value
1900	1980	Typical	Typical	Average	Phys. %	Econ. %	(Rcnld)
None				50%	100%	100%	27,186

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value
						Phy	Func	Econ	Rcnld
1 & 1/2 Storv Fr	1900	496	D 110	17.989	Ava.	50%	100%	100%	8.994
Wood Deck	1900	152	E 100	512	Fair	30%	100%	100%	154
Frame Garage	1900	240	D 100	4.371	Fair	30%	100%	100%	1.311
One Storv Frame	2022	480	C 100	14.193	Ava.	95%	100%	100%	13.483
Wood Deck	2022	96	C 100	713	Ava.	95%	100%	100%	677
Outbuilding Total									24,619

**Acpt Land** 20,000 **Accepted Bldg** 51,800 **Total** 71,800

Neighborhood 12 Old Route 1  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/23/2011  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Homesite (Fract)	15,000.00	10,174	100%		10,173
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.46			Land Total			16,173

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	609 Sqft	Grade C 100	Base	66,191
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-305
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-3,198
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-480
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Layout					
1840	1955	None	None	Fair	Typical				62,208	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>			
Incomplete		None		30%	65%	100%			12,131	
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
1 & 3/4 Storv Fr	1955	421	C 100	17.676	Fair	30%	100%	100%	5,303	
							Outbuilding Total		5,303	
<b>Acpt Land</b>		16,200	<b>Accepted Bldg</b>		17,400	<b>Total</b>		33,600		

**Valuation Report**

Account: 96 Card: 1 of 1

Map/Lot: 014-091&93&94&95  
 Location: 110 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Above Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/23/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
100 X 025	\$/FF -Miscellaneous	95.00	3,202	15%		480	
100 X 020	\$/FF -Miscellaneous	95.00	2,864	15%		430	
0.18	Acres-Homesite (Fract)	15,000.00	6,364	70%	Restrictio	4,455	
060 X 060	\$/FF -Miscellaneous	95.00	2,977	15%		447	
Total Acres 0.37			Land Total			5,812	
<b>Acpt Land</b>		5,800	<b>Accepted Bldg</b>		0	<b>Total</b>	5,800

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 06/23/2011  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.14	Acres-Homesite (Fract)	15,000.00	5,612	100%		5,612
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.14			Land Total			11,612

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phv	Func	Econ	Percent Good	Value Rcnld
Finished Attic	1830			----	SOUND	VALUE	----			2,500
Frame Shed	1830			----	SOUND	VALUE	----			0
									Outbuilding Total	2,500

**Acpt Land**

11,600

**Accepted Bldg**

2,500

**Total**

14,100



Account: 189 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 03/30/2016  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 ADDITIONS SEE SKETCH 9/21 BATH  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.10	Acres-Rear Land 1 =<100	500.00	550	100%		550
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.10			Land Total			20,350

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garaae	1980	180	D 100	3.756	Ava-	71%	100%	100%	2.667
2S Frame Garaae	2002	768	C 100	14.937	Ava-	84%	100%	100%	12.547
Finished Attic	2018	768	D 100	10.896	Ava-	90%	100%	100%	9.806
One Storv Frame	2022	400	D 100	9.698	Ava-	90%	60%	100%	5.237
						Outbuilding Total			30,257
<b>Acpt Land</b>		20,400	<b>Accepted Bldg</b>		30,300	<b>Total</b>		50,700	

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug WellNone  
 Street Gravel

**Sale Data**  
 Sale Date 06/21/2011  
 Sale Price 65,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
100 X 220	\$/FF -Tidal Ocean	264.00	26,400	75%	Excess Frt	19,800
5.20	Acres-Rear Land 1 =<100	400.00	2,080	100%		2,080
1.00	# -Lot Improvements	2,400.00	2,400	60%		1,440
Total Acres 6.72			Land Total			76,120

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Other	One Story	600 Sqft	Grade E 100	Base	23,138
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,275
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,400
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-300
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Obsolete	None	Fair	Inadeq.	17,225
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Incomplete		None		71%	38%	100%
						Value(Rcnld)
						4,647

<b>Outbuildings/Additions/Improvements</b>										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good			Value Rcnld
Frame Shed	1991	72	E 100	1.058	Fair	71%	100%	100%		751
Outbuilding Total										751

<b>Acpt Land</b>	76,100	<b>Accepted Bldg</b>	5,400	<b>Total</b>	81,500
------------------	--------	----------------------	-------	--------------	--------

Name: CHEVRIER, DARREN S

Page 171

CHEVRIER, VICKI M

Map/Lot:

014-054

Account: 50 Card: 1 of 1

Location:

139 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 09/21/2007  
 Sale Price 16,875  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0
1.00	Acres-Homesite (Fract)	264.00	26,400	60%	Size/Shape	9,000
3.80	Acres-Rear Land 1 =<100	500.00	1,900	100%		1,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.80			Land Total			16,900

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	1,008 Sqft	Grade D 110	Base	55,527
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-7,663
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	6,117
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Inadeq.	53,981
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	95%	100%	38,461	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	130	D 110	3.468	Ava.	75%	100%	100%	2,601
Frame Garage	2007	952	D 110	12.828	Ava.	75%	95%	100%	9,140
Outbuilding Total									11,741

**Acpt Land**

16,900

**Accepted Bldg**

50,200

**Total**

67,100

Neighborhood 9 Centennial Rd

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00			Land Total			22,000

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storr Frame	1950	364	C 100	10.763	Ava.	61%	100%	100%	6.565
Encl Frame Porch	1950	48	C 100	1.744	Ava.	61%	100%	100%	1.064
						Outbuilding Total			7,629
<b>Acpt Land</b>		22,000	<b>Bldg Override</b>		109,000	<b>Total</b>		131,000	

Neighborhood 13 Little Falls Rd

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.43	Acres-Homesite (Fract)	15,000.00	9,836	100%		9,836	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 0.43			Land Total		15,836		

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	1930	1098	C 100	32.466	Ava.	50%	100%	100%	16.233
Encl Frame Porch	1930	146	C 100	3.146	Ava.	50%	100%	100%	1.573
							Outbuilding Total		17,806
<b>Acpt Land</b>		15,800	<b>Bldg Override</b>		89,100	<b>Total</b>		104,900	

Name: CIERI, ANTHONY

Page 174

SINCLAIR, DIANE

Map/Lot:

014-049

Account: 45 Card: 1 of 1

Location: 227 OLD COUNTY RD1

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 01/01/1996  
 Sale Price 54,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.46	Acres-Homesite (Fract)	15,000.00	10,174 100%		10,173
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.46			Land Total		16,173

**Dwelling Description**

**Replacement Cost New**

Dwelling Description				Replacement Cost New	
Conventional	Two Story	986 Sqft	Grade C 100	Base	89,889
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-493
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,972
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1906	1930	Typical	Typical	Good	Typical	87,424
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		70%	100% 100%	61,197

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	Dwelling Condition			Percent Good			Value Rcnld
				RCN	Cond	Phy	Func	Econ		
Encl Frame Porch	1906	72	C 100	2.087	Good	70%	100%	100%	1.461	
2S Fr Bav Window	1906	32	C 100	3.025	Good	70%	100%	100%	2.118	
Open Frame Porch	1906	176	C 100	2.114	Good	70%	100%	100%	1.480	
2S Fr Bav Window	1906	28	C 100	2.647	Good	70%	100%	100%	1.853	
Wood Deck	1996	48	C 100	444	Good	70%	100%	100%	311	
Outbuilding Total									7,223	

**Acpt Land**

16,200

**Accepted Bldg**

68,400 **Total**

84,600

GATES, BRENDEN & TERRILL

Map/Lot:

003-029

Account: 452 Card: 1 of 1

Location:

529 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/21/2007  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
092 X 220	\$/FF -Deep Ocean	440.00	40,480	75%	Excess Frt	30,360
3.60	Acres-Rear Land 1 =<100	500.00	1,800	100%	Excess Frt	1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.07						Land Total 126,160

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	864 Sqft	Grade B 100	Base	93,190
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,186
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1993	0	Typical	Typical	Average	Typical	94,376
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	80,220	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	1993	288	B 100	2.181	Ava.	85%	100%	100%	1.854
Frame Garage	1993	288	C 100	5.930	Ava.	85%	100%	100%	5.040
Encl Frame Porch	1993	36	B 100	1.918	Ava.	85%	100%	100%	1.630
Wood Deck	1993	288	B 100	2.181	Ava.	85%	100%	100%	1.854
Frame Shed	1995	600	C 100	9.670	Ava.	86%	100%	100%	8.316
Finished Attic	1995	600	C 100	11.760	Ava.	86%	100%	100%	10.114
Outbuilding Total									28,808

**Acpt Land** 126,200 **Accepted Bldg** 109,000 **Total** 235,200

Name: CLARK, KAROLYN

Page 176

CLARK, HOWARD

Map/Lot:

017-016

Account: 317 Card: 1 of 1

Location:

119 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
050 X 220	\$/FF -River Front	66.50	3,325	75%	Excess Frt	2,494
2.80	Acres-Rear Land 1 =<100	350.00	980	100%		980
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
030 X 220	\$/FF -River Front	66.50	1,995	75%	Excess Frt	1,496
0.04	Acres-Rear Land 1 =<100	350.00	14	100%		14
Total Acres 4.25			Land Total			22,484

Dwelling Description				Replacement Cost New		
Log Home	One Story	1,008 Sqft	Grade B 100	Base		75,103
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof		1,845
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,525
Attic	None			Attic		0
FirePlaces	1			Fireplace		3,050
Insulation	Capped Only			Insulation		-553
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Above Average	Typical	80,970
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	70,444	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1992	336	B 100	4.691	Ava+	87%	100%	100%	4,081
Outbuilding Total									4,081

<b>Acpt Land</b>	22,500	<b>Accepted Bldg</b>	74,500	<b>Total</b>	97,000
------------------	--------	----------------------	--------	--------------	--------



Name: CLARK, KAROLYN

Page 177

CLARK, HOWARD

Map/Lot:

011-002+003+004

Account: 674 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd  
 Tree Growth 2002  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Semi-Improved

Reference 1 OPEN SPACE -139 ACRES

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 2002 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
99.00	Acres-Rear Land 1 =<100	500.00	49,500	55%	Restrictio	27,225	
3.00	Acres-Gravel Pit	7,500.00	22,500	70%	Condition	15,750	
40.00	Acres-Rear Land 2 = 101-200	350.00	14,000	55%	Restrictio	7,700	
14.00	Acres-Waste-Wet Land	50.00	700	100%		700	
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000	
Total Acres 159.00			Land Total			59,375	

<b>Acpt Land</b>	59,400	<b>Accepted Bldg</b>	0	<b>Total</b>	59,400
------------------	--------	----------------------	---	--------------	--------

Account: 162 Card: 1 of 1

Location: 398 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/22/2020  
 Sale Price 49,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.88	Acres-Homesite (Fract)	15,000.00	14,071	100%		14,071
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.88			Land Total			20,071

Dwelling Description				Replacement Cost New		
Ranch	One Story	896 Sqft	Grade C 100	Base		57,364
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Crawl	Basement		-3,640
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,792
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
2001	0	Typical	Typical	Below Average	Typical		51,932
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		84%	100%	100%	43,623

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1972	64	E 100	1.000	Poor	48%	100%	100%	480	
Wood Deck	2001	320	C 100	1.967	Ava-	84%	100%	100%	1.652	
Frame Garaae	2001	670	C 110	11.770	Ava.	89%	100%	100%	10.475	
Frame Garaae	2009	384	D 120	7.014	Ava.	94%	100%	100%	6.593	
Outbuilding Total									19,200	

**Acpt Land** 20,100 **Accepted Bldg** 62,800 **Total** 82,900

Name: CLARKE, LAUGHLIN

Page 179

HOPPE, SUSAN

Map/Lot:

003-006-001

Account: 1115 Card: 1 of 1

Location:

CLARKSIDE RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 05/04/2020  
 Sale Price 23,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500
Total Acres 16.00			Land Total			22,500

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	2020	240	B 100	5.513	Ava.	95%	100%	100%	5,237
						Outbuilding Total			5,237

**Accpt Land** 22,500 **Accepted Bldg** 5,200 **Total** 27,700

Neighborhood 4 Lower Cross Rd

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
7.50	Acres-Rear Land 1 =<100	500.00	3,750	100%		3,750	
Total Acres 7.50					Land Total	3,750	
<b>Acpt Land</b>		3,800	<b>Accepted Bldg</b>		0	<b>Total</b>	3,800

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.90	Acres-Rear Land 1 =<100	500.00	1,450	100%		1,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.90			Land Total			22,450

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Forest Park M/H	1989	14X68	B 100	33.020	Ava-	35%	100%	100%	11.557
Concrete Slab...	1989	952	C 100	6.068	Ava.	83%	100%	100%	5.036
Frame Garaae	1990	440	C 100	7.827	Ava.	83%	100%	100%	6.496
One Storr Frame	1995	192	C 100	5.677	Ava.	86%	100%	100%	4.882
Wood Deck	1995	120	C 100	847	Ava-	80%	100%	100%	678
Wood Deck	1995	121	C 100	853	Fair	74%	100%	100%	631
Outbuilding Total									29,280
<b>Acpt Land</b>		22,500	<b>Accepted Bldg</b>		29,300	<b>Total</b>			51,800

**Valuation Report**

Account: 457 Card: 1 of 1 Map/Lot: Location:

Neighborhood 11 Route 214  
 Tree Growth 1999  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/11/2007  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 2 0 0  
 TG Update/Year.. 1999 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.00	Acres-Softwood	15,000.00	15,000	100%		0	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
26.00	Acres-Rear Land 1 =<100	500.00	13,000	100%		13,000	
Total Acres 27.00			Land Total			20,000	
<b>Acpt Land</b>		20,000	<b>Accepted Bldg</b>		0	<b>Total</b>	20,000

**Valuation Report**

Map/Lot:

013-010

Location:

MT TOM RD

Account: 830 Card: 1 of 1

Neighborhood 17 Mount Tom Rd  
 Tree Growth 2005  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/11/2007  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2008 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
36.00	Acres-Mixed Wood	165.00	4,990	100%		4,990	
3.00	Acres-Waste-Wet Land	50.00	150	100%		150	
10.00	Acres-Gravel Pit	7,500.00	75,000	100%		75,000	
Total Acres 49.00			Land Total		80,140		
<b>Acpt Land</b>		80,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						80,100	

**Valuation Report**

Map/Lot:

013-003

Location:

UPPER CROSS RD

Account: 953 Card: 1 of 1

Neighborhood 15 Cross Rd  
 Tree Growth 2005  
 Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 10/11/2007  
 Sale Price 300,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2008 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
92.00	Acres-Mixed Wood	165.00	12,751	100%		12,751	
45.00	Acres-Waste-Wet Land	50.00	2,250	100%		2,250	
1.00	Acres-Class 2 Roads	1,500.00	1,500	100%		1,500	
Total Acres 138.00			Land Total		16,501		
<b>Acpt Land</b>		16,500	<b>Accepted Bldg</b>		0	<b>Total</b>	
						16,500	



**Valuation Report**

Account: 954 Card: 1 of 1

Neighborhood 17 Mount Tom Rd  
 Tree Growth 2005  
 Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/11/2007  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2008 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
36.00	Acres-Hardwood	130.00	3,931	100%		3,931	
4.00	Acres-Waste-Wet Land	50.00	200	100%		200	
6.00	Acres-Gravel Pit	7,500.00	45,000	100%		45,000	
Total Acres 46.00			Land Total		49,131		
<b>Acpt Land</b>		49,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						49,100	

Account: 302 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 03/15/2006  
 Sale Price 42,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	80%	Vacancy	5,600	
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250	
Total Acres 3.50			Land Total		6,850		
<b>Acpt Land</b>		6,900	<b>Accepted Bldg</b>		0	<b>Total</b>	6,900

Account: 309 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug Well  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/15/2006  
 Sale Price 42,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
12.47	Acres-Rear Land 1 =<100	500.00	6,235	100%	Size/Shape	6,235	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
2.00	Acres-Gravel Pit	7,500.00	15,000	100%		15,000	
Total Acres 15.47			Land Total			38,035	

**Accpt Land** 38,000 **Accepted Bldg** 0 **Total** 38,000

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/17/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Homesite (Fract)	15,000.00	7,194	100%		7,194
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.23					Land Total	11,994

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	792 Sqft	Grade D 110	Base		68,484
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-357
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,875
Rooms	14					
Bedrooms	6	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1988	Old Type	Old Type	Below Average	Typical	66,252
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%		23,851

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1900	443	D 110	11.815	Ava-	40%	100%	100%	4.726
One Storv Frame	1900	300	D 110	8.002	Ava-	40%	100%	100%	3.201
Encl Frame Porch	1900	133	D 110	2.668	Ava-	40%	100%	100%	1.067
Frame Shed	1900	192	D 100	3.142	Fair	30%	90%	100%	849
Frame Shed	1900	192	D 100	3.142	Fair	30%	90%	100%	849
Outbuilding Total									10,692

**Acpt Land** 12,000 **Accepted Bldg** 34,500 **Total** 46,500

Account: 312 Card: 1 of 1

Location: 70 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/28/2018  
 Sale Price 60,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
12.30	Acres-Rear Land 1 =<100	500.00	6,150 100%		6,150
1.00	Acres-Gravel Pit	7,500.00	7,500 100%		7,500
Total Acres 13.30			Land Total		13,650

Dwelling Description				Replacement Cost New	
Conventional	One Story	756 Sqft	Grade D 110	Base	44,661
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-5,253
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,364
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	756	Insulation	511
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	38,555
1997	0	Typical	Typical	Average		
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Dilapidation	None			87%	%	100%
						<b>Value(Rcnd)</b>
						0

**Acpt Land** 13,700 **Accepted Bldg** 0 **Total** 13,700

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/17/2016  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
44.00	Acres-Rear Land 1 =<100	500.00	22,000	100%		22,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 45.00			Land Total			43,000

Dwelling Description				Replacement Cost New	
Conventional	One Story	561 Sqft	Grade D 110	Base	38,402
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-101
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,420
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Inadeq.	35,881
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	95%	100%	17,043	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	1920	252	E 50	1.173	Poor	235
One Storv Frame	1920	230	D 110	6.135	Ava.	3,068
Encl Frame Porch	1920	119	D 110	2.489	Ava.	1,244
Encl Frame Porch	1920	20	D 110	1.211	Ava.	606
Outbuilding Total						5,153

**Acpt Land** 43,000 **Accepted Bldg** 22,200 **Total** 65,200

**Valuation Report**

Account: 1059 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/28/2018  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	Acres-Gravel Pit	7,500.00	15,000	100%		15,000
Total Acres 3.60			Land Total			15,800
<b>Acpt Land</b>		15,800	<b>Accepted Bldg</b>		0	<b>Total</b> 15,800

**Valuation Report**

Account: 934 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/24/2019  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000	
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500	
Total Acres 2.00			Land Total			25,500	
<b>Acpt Land</b>		25,500	<b>Accepted Bldg</b>		0	<b>Total</b>	25,500



Name: COLLINS, KAREN

Page 193

SHEEHAN, THOMAS

Map/Lot:

003-027

Account: 450 Card: 1 of 1

Location:

569 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/01/1986  
 Sale Price 32,400  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Related Parties

Reference 1 B1419P352  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
4.50	Acres-Rear Land 1 =<100	500.00	2,250	100%		2,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 6.52			Land Total			164,050

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	768 Sqft	Grade D 100	Base		58,625
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Piers	Basement	None	Basement		-6,232
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,654
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,050
Insulation	Minimal			Insulation		-567
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1965	0	Old Type	Typical	Average	Typical	50,222
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	69%	95%	100%	32,921	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1989	80	D 100	1.828	Ava.	69%	100%	100%	1,261
Outbuilding Total									1,261

**Acpt Land** 164,100 **Accepted Bldg** 34,200 **Total** 198,300

**Valuation Report**

Account: 1167 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities  
 Street Gravel

**Sale Data**  
 Sale Date 11/05/2021  
 Sale Price 137,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity

Reference 1 TREE GROWTH  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2022 Y Coordinate 2022  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.00	Acres-Softwood	135.00	1,361	100%		1,361	
16.00	Acres-Hardwood	130.00	1,747	100%		1,747	
Total Acres 28.00			Land Total				3,108
<b>Acpt Land</b>		3,100	<b>Accepted Bldg</b>		0	<b>Total</b>	3,100

**Valuation Report**

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
0.30	Acres-Rear Land 1 =<100	350.00	105	100%		105
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 2.32			Land Total			28,840

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	550 Sqft	Grade C 100	Base		63,052
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet None	Basement		-5,275
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-962
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1880	0	Typical	Typical	Above Average	Typical		56,815
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	60%	95%	100%	32,385		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1880	315	C 100	12.666	Ava+	60%	100%	100%	7,600
Encl Frame Porch	1880	105	C 100	2.559	Ava+	60%	100%	100%	1,535
Open Frame Porch	1880	150	C 100	1.834	Ava+	60%	100%	100%	1,100
Stable w/Loft	1880	918	D 100	14.042	Ava.	50%	100%	100%	7,021
Frame Shed	1993	360	D 100	5.113	Ava.	85%	100%	100%	4,346
Frame Garage	1998	576	C 100	9.527	Ava.	88%	100%	100%	8,384
Frame Shed	1995	100	D 100	2.064	Ava.	86%	100%	100%	1,775
Open Frame Porch	1995	100	D 100	1.060	Ava.	86%	100%	100%	912
Outbuilding Total									32,673

<b>Acpt Land</b>	28,800	<b>Accepted Bldg</b>	65,100	<b>Total</b>	93,900
------------------	--------	----------------------	--------	--------------	--------

Name: CONRAD, COLLEEN

Page 196

CONRAD, PAUL

Map/Lot:

006-026

Account: 571 Card: 1 of 2

Location:

HERSEY RD

Neighborhood 9 Centennial Rd  
 Tree Growth 2008  
 Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/19/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2021 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	12,000.00	12,000	100%		12,000
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 213	\$/FF -Tidal Ocean	264.00	51,953	50%	Excess Frt	25,977
3.00	Acres-Waste-Wet Land	40.00	120	100%		120
1.00	Acres-Rear Land 1 =<100	400.00	400	100%		400
Total Acres 8.00			Land Total			130,897

**Acpt Land** 130,900 **Accepted Bldg** 0 **Total** 130,900

Name: CONRAD, COLLEEN

Page 197

CONRAD, PAUL

Map/Lot:

006-026

Account: 571 Card: 2 of 2

Location:

HERSEY RD

Neighborhood 9 Centennial Rd  
 Tree Growth 2008  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/19/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
6.00	Acres-Hardwood	130.00	655	100%		655	
6.00	Acres-Mixed Wood	165.00	832	100%		832	
Total Acres 12.00			Land Total		1,487		

<b>Acpt Land</b>	1,500	<b>Accepted Bldg</b>	0	<b>Total</b>	1,500
------------------	-------	----------------------	---	--------------	-------

Pembroke 2023 Commitment Archive  
Name: CONRAD, COLLEEN  
CONRAD, PAUL  
Account: 571

**Valuation Report**

04/10/2024  
Page 198  
006-026  
HERSEY RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	130,900	0	130,900	130,900	0	130,900
2	1,500	0	1,500	1,500	0	1,500
<b>TOTAL</b>	132,400	0	132,400	132,400	0	132,400

Name: CONRAD, COLLEEN

Page 199

CONRAD, PAUL

Map/Lot:

006-037

Account: 583 Card: 1 of 2

Location:

264 HERSEY RD

Neighborhood 9 Centennial Rd  
 Tree Growth 2008  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/19/2020  
 Sale Price 280,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Homesite (Fract)	15,000.00	21,213	100%		21,213
32.00	Acres-Softwood	135.00	3,629	100%		3,629
10.00	Acres-Mixed Wood	165.00	1,386	100%		1,386
0.60	Acres-Waste-Wet Land	50.00	30	100%		30
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.00	Acres-Rear Land 1 =<100	400.00	400	100%		0
Total Acres 44.60			Land Total			32,258

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	945 Sqft	Grade C 100	Base		80,512
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-473
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-851
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1825	1979	Typical	Typical	Good	Typical	80,438
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	56,307	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	2002	488	C 100	14.430	Good	92%	100%	100%	13.276
Stable w/Loft	1825	600	D 100	10.240	Ava-	40%	100%	100%	4.096
Wood Deck	2001	537	C 100	3.182	Good	92%	100%	100%	2.927
2S Frame Garage	2002	832	C 100	15.870	Good	92%	100%	100%	14.600
Outbuilding Total									34,899

**Acpt Land** 32,300 **Accepted Bldg** 91,200 **Total** 123,500

Name: CONRAD, COLLEEN

Page 200

CONRAD, PAUL

Map/Lot:

006-037

Account: 583 Card: 2 of 2

Location:

CENTENNIAL RD

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/19/2020  
 Sale Price 280,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Log Home	One Story	336 Sqft	Grade SC100	Base	24,015
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-3,733
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,325
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-222
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)		Total
1989	0	Old Type	Old Type	Below Average	76%	86%	100%	Inadeq.		18,735
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>			
None		None		76%	86%	100%	12,245			

  

Outbuildings/Additions/Improvements					Percent Good			Value Rcnld	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1989	80	SC100	710	Poor	60%	100%	100%	426
Frame Shed	1989	32	E 100	771	Poor	60%	100%	100%	463
<b>Outbuilding Total</b>									<b>889</b>

**Acpt Land** 0 **Accepted Bldg** 13,100 **Total** 13,100



Pembroke 2023 Commitment Archive  
Name: CONRAD, COLLEEN  
CONRAD, PAUL  
Account: 583

**Valuation Report**

04/10/2024  
Page 201  
006-037  
CENTENNIAL RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	32,300	91,200	123,500	32,300	91,200	123,500
2	0	13,100	13,100	0	13,100	13,100
<b>TOTAL</b>	32,300	104,300	136,600	32,300	104,300	136,600

**Valuation Report**

Map/Lot:

016-006

Location:

48 AYERS JCT RD

Account: 943 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 04/01/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.22	Acres-Homesite (Fract)	15,000.00	7,036	100%		7,036
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.22			Land Total			13,036
<b>Acpt Land</b>		13,000	<b>Bldg Override</b>		15,100	<b>Total</b>
						28,100

Account: 859 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/07/2019  
 Sale Price 85,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 110	\$/FF -River Front	66.50	9,405	100%		9,405
050 X 110	\$/FF -River Front	66.50	2,351	75%	Excess Frt	1,763
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 0.64					Land Total	15,368

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	396 Sqft	Grade D 100	Base	44,986
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-3,757
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,421
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	693	Insulation	-341
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1860	1969	Typical	Typical	Average	Typical	39,467	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		50%	100%	100%	19,734

**Acpt Land** 15,400 **Accepted Bldg** 19,700 **Total** 35,100

Account: 672 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/17/2013  
 Sale Price 49,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
15.20	Acres-Rear Land 1 =<100	500.00	7,600	100%		7,600
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 16.20						Land Total 27,400

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	420 Sqft	Grade C 100	Base		56,137
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-210
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-441
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>					<b>Layout</b>			<b>Total</b>
Built	Renovated	Kitchens	Baths	Condition	Typical			56,736
1875	1945	Typical	Typical	Average	Typical			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)			
None	None	50%	95%	100%	26,950			

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1945	360	C 100	10.644	Ava.	50%	100%	100%	5.322
1 & 1/2 Storv Fr	1945	182	C 100	7.318	Ava.	50%	100%	100%	3.659
Frame Garage	1945	336	D 100	5.354	Ava-	49%	100%	100%	2.623
Frame Shed	1945	144	D 100	2.580	Fair	40%	90%	100%	929
Outbuilding Total									12,533

<b>Acpt Land</b>	27,400	<b>Accepted Bldg</b>	39,500	<b>Total</b>	66,900
------------------	--------	----------------------	--------	--------------	--------

Account: 455 Card: 1 of 1

Location: 47 CORTHELL LN

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 04/01/1995  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing  
 Verified  
 Validity Related Parties

Reference 1 B1992P302  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 1 19 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
075 X 220	\$/FF -Deep Ocean	440.00	33,000	75%	Excess Frt	24,750
4.30	Acres-Rear Land 1 =<100	500.00	2,150	100%		2,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.69						Land Total 120,900

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Ranch	One Story	864 Sqft	Grade C 100	Base	56,165
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	Crawl	Basement	-5,072
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	3/4 Finished			Attic	8,136
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Good	Typical	59,229
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	50,345	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1984	768	C 100	11.924	Good	85%	100%	100%	10.135
Finished Attic	1984	506	C 100	10.905	Good	85%	100%	100%	9.269
Wood Deck	1984	64	C 100	533	Good	85%	100%	100%	453
Wood Deck	1984	136	C 100	937	Good	85%	100%	100%	796
Wood Deck	1984	252	C 100	1.586	Good	85%	100%	100%	1.348
Frame Shed	1992	252	C 100	4.690	Ava.	84%	100%	100%	3.940
Outbuilding Total									25,941

**Acpt Land** 120,900 **Accepted Bldg** 76,300 **Total** 197,200

**Valuation Report**

Account: 434 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
16.90	Acres-Rear Land 1 =<100	500.00	8,450	100%		8,450
Total Acres 16.90			Land Total			8,450
<b>Acpt Land</b>		8,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						8,500

Account: 454 Card: 1 of 2

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
075 X 220	\$/FF -Deep Ocean	440.00	33,000	75%	Excess Frt	24,750
6.30	Acres-Rear Land 1 =<100	500.00	3,150	100%		3,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.69						Land Total 121,900

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	320 Sqft	Grade B 100	Base	43,660
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-5,856
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,391
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-390
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Typical	Typical	Below Average	Inadeq.	37,311
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	58%	95%	100%	20,558	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1960	64	B 100	651	Ava-	58%	100%	100%	378
Frame Garaae	2017	720	B 100	13.817	Ava.	95%	100%	100%	13,126
Outbuilding Total									13,504

**Acpt Land**

121,900

**Accepted Bldg**

34,100 **Total**

156,000

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 50 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,369 Sqft	Grade B 100	Base	91,601
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	400 Sqft, Grade C	Basement Gar	None	Fin Bsmt	3,520
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,520
Rooms	0				
Bedrooms	0	Add Fixtures	0	Plumbing	0
Baths	1	Half Baths	0	Attic	0
Attic	None			Fireplace	0
FirePlaces	0			Insulation	0
Insulation	Full			Unfinished	0
Unfin. Living Area	NONE				

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Layout				Total	
2019	0	Modern	Modern	Average	Typical				96,641	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)					
None	None	95%	100%	100%	91,809					
Outbuildings/Additions/Improvements						Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	2019	135	B 100	3.647	Ava.	95%	100%	100%	3.465	
Wood Deck	2019	100	B 100	896	Ava.	95%	100%	100%	851	
Outbuilding Total									4,316	
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		96,100	<b>Total</b>		96,100	



**Valuation Report**

Map/Lot:

003-030

Location:

37 CORTHELL LN

Account: 454

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	121,900	34,100	156,000	121,900	34,100	156,000
2	0	96,100	96,100	0	96,100	96,100
<b>TOTAL</b>	121,900	130,200	252,100	121,900	130,200	252,100

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 21,500

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,440 Sqft	Grade C 110	Base		85,517
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement		-792
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,441
Rooms	6					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	86,166
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	79,273	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	300	C 110	2.041	Ava.	92%	100%	100%	1.878
Carport/Canopy	1992	240	C 100	2.828	Ava.	84%	100%	100%	2.376
Frame Garage	1992	480	C 100	8.327	Ava.	84%	100%	100%	6.995
Outbuilding Total									11,249

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	90,500	<b>Total</b>	112,000
------------------	--------	----------------------	--------	--------------	---------

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1 B2730P031

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
16.90	Acres-Rear Land 1 =<100	500.00	8,450	100%		8,450
Total Acres 16.90			Land Total			8,450
<b>Acpt Land</b>		8,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						8,500

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.00			Land Total			6,000

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,779 Sqft	Grade C 110	Base		99,485
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Crawl	Basement		-5,454
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,781
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	95,812
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	88,147	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value
2S Frame Garage	1995	896	C 100	16.804	Ava+	14,788
Open Frame Porch	2006	204	C 110	2.660	Ava.	2,447
Outbuilding Total						17,235

Acpt Land	Accepted Bldg	Total
6,000	105,400	111,400

Account: 207 Card: 1 of 1

Map/Lot:  
 Location:

016-025  
 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/01/1991  
 Sale Price 35,520  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Renovations

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Commercial Lot	17,000.00	51,000	100%		51,000
7.70	Acres-Rear Land 1 =<100	500.00	3,850	100%		3,850
12.00	# -Lot Improvements	3,000.00	36,000	100%		36,000
Total Acres 10.70			Land Total			90,850

<b>Outbuildings/Additions/Improvements</b>							Percent Good	Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func Econ	Rcnld
Commercial.....	1991			----	S O U N D	V A L U E	----	1,254,800
							Outbuilding Total	1,254,800
<b>Accpt Land</b>		90,900	<b>Accepted Bldg</b>		1,254,800	<b>Total</b>		1,345,700

Account: 565 Card: 1 of 1

Neighborhood 7 Garnet Head Rd  
 Tree Growth 2007  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

<b>Sale Data</b>	
Sale Date	07/15/2020
Sale Price	101,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2018 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
5.00	Acres-Softwood	135.00	567	100%		567	
12.00	Acres-Mixed Wood	165.00	1,663	100%		1,663	
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000	
0.40	Acres-Class 2 Roads	1,500.00	600	100%		600	
Total Acres 18.40					Land Total	72,830	
<b>Acpt Land</b>		72,800	<b>Accepted Bldg</b>		0	<b>Total</b>	72,800

Name: COWING, PAUL A

Page 215

COWING, PEGGY A

Map/Lot:

015-056

Account: 164 Card: 1 of 1

Location:

382 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 09/12/2014  
 Sale Price 6,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.38	Acres-Homesite (Fract)	15,000.00	9,247	100%		9,247
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.38					Land Total	14,047

**Dwelling Description**

**Replacement Cost New**

Other	One & 1/2 Story	406 Sqft	Grade SC100	Base	35,014
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,126
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,866
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	609	Insulation	-402
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Old Type	Old Type	Fair	Inadeq.	28,620
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	%	100%
						<b>Value(Rcld)</b>
						0

**Acpt Land** 14,000 **Accepted Bldg** 0 **Total** 14,000

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Level  
 Utilities None  
 Street Paved

Reference 1 B2402P262 06/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
16.80	Acres-Rear Land 1 =<100	500.00	8,400	100%		8,400	
Total Acres 17.80			Land Total			23,400	
<b>Acpt Land</b>		23,400	<b>Accepted Bldg</b>		0	<b>Total</b>	23,400



Name: COX, SUSAN

Page 217

COX, WAYNE

Map/Lot:

014-022

Account: 19 Card: 1 of 1

Location:

21 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2448P218 07/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.56	Acres-Homesite (Fract)	15,000.00	11,225	100%		11,225
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.56			Land Total			17,225

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,080 Sqft	Grade C 110	Base		70,682
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	540 Sqft, Grade C	Basement Gar	None	Fin Bsmt		2,376
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,081
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		891
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Typical	Typical	Average	Typical	75,032
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	89%	100%	100%	66,777	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2000	360	C 110	4.516	Ava.	89%	100%	100%	4,019
Encl Frame Porch	2000	36	C 110	1.729	Ava.	89%	100%	100%	1,539
Outbuilding Total									5,558

**Acpt Land** 17,200 **Accepted Bldg** 72,300 **Total** 89,500

Name: COX, WAYNE

Page 218

COX, SUSAN

Map/Lot:

016-016-002

Account: 1126 Card: 1 of 1

Location:

81 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 10/03/2018  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.10	Acres-Rear Land 1 =<100	500.00	550	100%		550
Total Acres 2.10			Land Total			21,550

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1992	14X76	B 100	36.140	Ava-	38%	100%	100%	13,643
Outbuilding Total									13,643

**Accpt Land** 21,600 **Accepted Bldg** 13,600 **Total** 35,200

Name: CROWDER, ROGER

Page 219

CROWDER, MARYANN

Map/Lot:

014-079

Account: 85 Card: 1 of 1

Location: 87 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Sale Date 07/20/2022  
 Sale Price 100,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
250 X 220	\$/FF -River Front	95.00	23,750	15%	Excess Frt	3,563
1.70	Acres-Rear Land 1 =<100	500.00	850	100%		850
Total Acres 5.99			Land Total			47,163

**Accpt Land** 47,200 **Accepted Bldg** 0 **Total** 47,200

Name: CROWE, DAVID M

Page 220

CROWE, ROXIE A

Map/Lot:

005-029-001

Account: 530 Card: 1 of 1

Location:

BRICKYARD RD

Neighborhood 8 Brickyard Rd

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 08/26/2021  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
45.00	Acres-Rear Land 1 =<100	500.00	22,500	100%		22,500
Total Acres 45.00					Land Total	22,500

<b>Acpt Land</b>	22,500	<b>Accepted Bldg</b>	0	<b>Total</b>	22,500
------------------	--------	----------------------	---	--------------	--------

Name: CROWE, DAVID M

Page 221

CROWE, ROXIE A

Map/Lot:

005-031

Account: 1164 Card: 1 of 1

Location:

7 BRICKYARD RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
Topography Above Street  
Utilities  
Street Semi-Improved

Sale Date 08/26/2021  
Sale Price 30,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	10,000.00	10,000	100%		10,000
39.00	Acres-Rear Land 1 =<100	500.00	19,500	100%		19,500
Total Acres 40.00			Land Total			29,500

<b>Acpt Land</b>	29,500	<b>Accepted Bldg</b>	0	<b>Total</b>	29,500
------------------	--------	----------------------	---	--------------	--------

Account: 527 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/08/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
295 X 220	\$/FF -River Front	95.00	28,025	15%	Excess Frt	4,204
2.20	Acres-Rear Land 1 =<100	500.00	1,100	100%		1,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.72			Land Total			101,054

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	580 Sqft	Grade C 100	Base		64,648
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp None	Basement		-5,410
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-457
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1842	0	Typical	Typical	Average	Typical	58,781
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	29,390	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1900	420	C 100	16.887	Ava.	50%	85%	100%	7.177
Unfin Basement	1900	420	C 100	6.467	Ava.	50%	100%	100%	3.234
Frame Shed	1900	240	D 110	4.077	Ava.	50%	90%	100%	1.834
Frame Shed	1900	288	D 100	4.269	Fair	30%	90%	100%	1.153
Frame Garage	1985	576	C 100	9.527	Ava.	80%	100%	100%	7.622
Unfinished Attic	1985	576	C 100	2.610	Ava.	80%	100%	100%	2.088
Outbuilding Total									23,108

**Acpt Land** 101,100 **Accepted Bldg** 52,500 **Total** 153,600

Name: CROWE, DAVID MARK

Page 223

CROWE, ROXIE A

Map/Lot:

005-032

Account: 534 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Sale Date 05/17/2017  
 Sale Price 108,000  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
410 X 220	\$/FF -Tidal Ocean	264.00	108,240	15%	Excess Frt	16,236
2.00	Acres-Rear Land 1 =<100	400.00	800	100%		800
Total Acres 7.10			Land Total			135,836

**Accpt Land** 135,800 **Accepted Bldg** 0 **Total** 135,800

Account: 966 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
146 X 220	\$/FF -Tidal Ocean	264.00	38,544	100%		38,544	
Total Acres 0.74				Land Total		38,544	
<b>Acpt Land</b>		38,500	<b>Accepted Bldg</b>		0	<b>Total</b>	38,500



Account: 636 Card: 1 of 1

Map/Lot:  
 Location:

008-002  
 97 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
40.00	Acres-Rear Land 2 = 101-200	350.00	14,000	100%		14,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 91.00			Land Total			70,000

Dwelling Description				Replacement Cost New	
Ranch	One Story	960 Sqft	Grade D 100	Base	46,554
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Damp 1/4 Bmt	Basement	-2,637
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	30%			Unfinished	-1,889

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1981	0	Obsolete	Obsolete	Fair	Typical	42,028
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Dilapidation	None	64%	41%	100%	11,028	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garae	1980	1728	D 100	19.608	Fair	64%	75%	100%		9,412
Outbuilding Total										9,412

<b>Acpt Land</b>	70,000	<b>Accepted Bldg</b>	20,400	<b>Total</b>	90,400
------------------	--------	----------------------	--------	--------------	--------

Account: 347 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.55	Acres-Homesite (Fract)	15,000.00	11,124	100%		11,124
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.55					Land Total	15,924

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,056 Sqft	Grade D 110	Base		57,149
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Crawl	Basement		-3,168
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,760
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1968	0	Typical	Typical	Fair	Typical	50,221	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
Incomplete		None		55%	80%	100%	22,097

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
Frame Shed	1968	280	E 100	2.545	Poor	45%	100%	100%		1,145
Outbuilding Total										1,145

<b>Acpt Land</b>	15,900	<b>Accepted Bldg</b>	23,200	<b>Total</b>	39,100
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 642 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/20/2009  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000	
6.00	Acres-Rear Land 2 = 101-200	350.00	2,100	100%		2,100	
Total Acres 56.00			Land Total			27,100	
<b>Acpt Land</b>		27,100	<b>Accepted Bldg</b>		0	<b>Total</b>	27,100

Name: CURTIS, DANIEL

Page 228

CURTIS, CHERYL

Map/Lot:

007-019-001

Account: 620 Card: 1 of 1

Location:

113 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00			Land Total			25,500

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,144 Sqft	Grade C 110	Base		73,320
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,888
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1981	0	Typical	Typical	Good	Typical	71,432
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	86%	100%	100%	61,432	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Open Frame Porch	1981	286	C 110	3.636	Good	86%	100%	100%		3.127
Frame Garaae	2002	1440	C 100	20.315	Ava.	90%	100%	100%		18.284
Outbuilding Total										21,411

<b>Acpt Land</b>	25,500	<b>Accepted Bldg</b>	82,800	<b>Total</b>	108,300
------------------	--------	----------------------	--------	--------------	---------

Account: 619 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1 B1185P299

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description							
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
37.00	Acres-Rear Land 1 =<100	500.00	18,500	100%		18,500	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 38.00						Land Total	38,300

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	598 Sqft	Grade C 100	Base		65,606
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,569
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	1960	Typical	Typical	Average	Typical		64,037
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	50%	100%	100%	32,018		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1960	230	C 100	6.801	Ava.	50%	100%	100%	3.400
Encl Frame Porch	1960	56	C 100	1.858	Ava.	50%	100%	100%	929
Wood Deck	1960	98	C 100	724	Ava.	50%	100%	100%	362
Frame Garage	1960	504	D 100	7.074	Ava-	58%	100%	100%	4.103
Unfinished Attic	1960	504	D 100	2.016	Ava-	58%	100%	100%	1.169
Frame Shed	1960	273	E 100	2.495	Fair	50%	100%	100%	1.248
Frame Shed	1960	48	E 50	442	Poor	40%	100%	100%	177
Frame Shed	1980	117	E 100	1.380	Fair	64%	75%	100%	662
Frame Shed	1994	1374	E 100	10.371	Fair	73%	100%	100%	7.571
Outbuilding Total									19,621

**Acpt Land** 38,300 **Accepted Bldg** 51,600 **Total** 89,900

Account: 969 Card: 1 of 1 Map/Lot: Location:

Neighborhood 19 South Meadow Rd

Zoning/Use Shore  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1991  
 Sale Price 12,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
800 X 220	\$/FF -River Front	95.00	76,000	15%	Excess Frt	11,400
4.28	Acres-Rear Land 1 =<100	500.00	2,140	15%	Excess Frt	321
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.35			Land Total			60,471

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Log Home	One Story	884 Sqft	Grade C 100	Base	56,915
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-177
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,768
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	4,431
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-398
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Average	Typical	59,003
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		84%	100%	100%
						49,563

<b>Outbuildings/Additions/Improvements</b>						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	1992	80	E 100	1.114	Fair	802
Open Frame Porch	1999	100	C 100	1.292	Ava.	1,085
Frame Shed	1999	480	C 100	7.953	Ava.	6,681
Frame Shed	2000	780	D 100	10.042	Ava.	8,937
Outbuilding Total						17,505

**Acpt Land** 60,500 **Accepted Bldg** 67,100 **Total** 127,600

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.00	Acres-Rear Land 1 =<100	500.00	5,500	100%		5,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.00			Land Total			26,500

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1985	14X60	A 100	37.375	Good	50%	100%	100%	18.688
Concrete Slab...	2022	840	C 100	5.359	Ava.	95%	100%	100%	5.091
						Outbuilding Total			23,779
<b>Acpt Land</b>		26,500	<b>Accepted Bldg</b>		23,800	<b>Total</b>		50,300	

Account: 812 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/09/2017  
 Sale Price 19,550  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
40.00	Acres-Rear Land 1 =<100	500.00	20,000	100%		20,000
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 41.00			Land Total			28,800

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	2021	168	D 100	2.860	Ava.	95%	100%	100%	2,717
Frame Shed	2021	168	D 100	2.860	Ava.	95%	100%	100%	2,717
						Outbuilding Total			5,434
<b>Acpt Land</b>		28,800	<b>Accepted Bldg</b>		5,400	<b>Total</b>		34,200	



Name: CURTIS, SHANE N

Page 233

CURTIS, ALICE A

Map/Lot:

012-028

Account: 815 Card: 1 of 2

Location:

776 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2 2 12X14 SHEDS 3/21

Tran/Land/Bldg 4 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
6.67	Acres-Rear Land 2 = 101-200	350.00	2,335	100%		2,335
8.33	Acres-Rear Land 2 = 101-200	350.00	2,916	15%		437
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 66.00			Land Total			47,572

Dwelling Description				Replacement Cost New		
Conventional	Two Story	828 Sqft	Grade B 100	Base		98,977
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,838
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,515
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Typical	Typical	Average	Typical	104,618
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	89%	100%	100%	93,110	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	2000	30	B 100	1.814	Ava.	89%	100%	100%	1.614
Frame Garage	1995	360	E 100	3.415	Ava.	80%	100%	100%	2.732
Two Storv Frame	2018	480	B 100	25.628	Ava.	89%	100%	100%	22.809
Outbuilding Total									27,155

<b>Acpt Land</b>	47,600	<b>Accepted Bldg</b>	120,300	<b>Total</b>	167,900
------------------	--------	----------------------	---------	--------------	---------

Name: CURTIS, SHANE N

Page 234

CURTIS, ALICE A

Map/Lot:

012-028

Account: 815 Card: 2 of 2

Location:

776 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 4 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Commercial Description**

Occupancy Type	Service Garage..		
Class & Quality	Rigid Frame.Avg.		
# Dwelling Units	0		
Exterior	Steel		
Stories & Height	1 STORY @ 16'		
Heating/Cooling	Space Heaters		
Built	2020		
Remodeled	0		
Base Cost/Sqft		22.05	
Heat-Cool/Sqft	+	1.76	
Total		23.81	
Size Factor	X	1.437	
Adjusted Cost/Sqft		34.21	
Total Square Feet	X	1,200	
Replacement Cost		41,052	
Condition	Average		
% Good Physical	X	.95	
Functional	X	1.00	
Subtotal		38,999	
Economic Factor	X 1.00		
		Total Value	38,999

<b>Accpt Land</b>	0	<b>Accepted Bldg</b>	39,000	<b>Total</b>	39,000
-------------------	---	----------------------	--------	--------------	--------

Pembroke 2023 Commitment Archive  
Name: CURTIS, SHANE N  
CURTIS, ALICE A  
Account: 815

**Valuation Report**

04/10/2024  
Page 235  
012-028  
776 AYERS JCT RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	47,600	120,300	167,900	47,600	120,300	167,900
2	0	39,000	39,000	0	39,000	39,000
<b>TOTAL</b>	47,600	159,300	206,900	47,600	159,300	206,900

Account: 418 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/01/2021  
 Sale Price 5,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2 OWNER  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.75	Acres-Rear Land 1 =<100	500.00	875	100%		875
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.75			Land Total			20,675

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1992	14X76	B 100	36.140	Ava.	43%	100%	100%	15.450
Concrete Slab...	1992	1064	B 100	8.266	Ava.	84%	100%	100%	6.943
Frame Garae	1992	576	B 100	11.623	Ava.	84%	100%	100%	9.763
						Outbuilding Total			32,156
<b>Acpt Land</b>		20,700	<b>Accepted Bldg</b>		32,200	<b>Total</b>			52,900

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

Reference 1 B1446P092

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
4.10	Acres-Rear Land 1 =<100	500.00	2,050	100%		2,050	
Total Acres 4.10					Land Total	2,050	
<b>Acpt Land</b>		2,100	<b>Accepted Bldg</b>		0	<b>Total</b>	2,100

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.00						Land Total 20,300

Dwelling Description				Replacement Cost New	
Conventional	One Story	984 Sqft	Grade D 110	Base	54,716
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	54,716
1960	1980	Typical	Typical	Average			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	66%	100%	100%	36,113		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garae	1980	672	C 100	10.725	Ava.	78%	100%	100%	8.366
Wood Deck	1980	295	D 110	1.648	Ava.	66%	100%	100%	1.088
Frame Garae	1960	360	D 100	5.600	Ava-	58%	100%	100%	3.248
Outbuilding Total									12,702

<b>Acpt Land</b>	20,300	<b>Accepted Bldg</b>	48,800	<b>Total</b>	69,100
------------------	--------	----------------------	--------	--------------	--------

Name: CUSHING, DAVID A

Page 239

CUSHING, TASHINA

Map/Lot:

009-002

Account: 673 Card: 1 of 1

Location:

195 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 06/28/2022  
 Sale Price 80,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.50						Land Total 15,407

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	476 Sqft	Grade D 100	Base	46,427
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,052
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,576
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-585
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1935	Old Type	Old Type	Below Average	Typical	39,214
<b>Functional Obsolescence</b>						<b>Value(Rcnd)</b>
<b>Economic Obsolescence</b>				<b>Phys. %</b>	<b>Func. %</b>	
None	None			40%	90%	14,117

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
One Storv Frame	1935	136	D 100	3.297	Ava-	40%	100%	100%	1.319
Frame Shed	1935	64	D 100	1.641	Ava-	40%	100%	100%	656
Frame Garage	1935	240	D 100	4.371	Fair	33%	100%	100%	1.442
Frame Shed	1935	144	D 100	2.580	Fair	33%	100%	100%	851
Outbuilding Total									4,268

**Acpt Land**

15,400

**Accepted Bldg**

18,400

**Total**

33,800

Account: 342 Card: 1 of 1

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/15/2014  
 Sale Price 18,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.36	Acres-Homesite (Fract)	15,000.00	9,000	100%		9,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.36						Land Total 13,800

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	552 Sqft	Grade D 100	Base		51,790
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Crawl	Basement		-2,280
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Not Heated	Cooling	0% None	Heat		-2,376
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-475
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Old Type	Old Type	Below Average	Inadeq.	46,659	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	81%	100%	15,118

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnld
One Storv Frame	1900	273	D 100	6.619	Ava-	40% 100% 100%	2,648
Frame Shed	1900	192	E 50	958	Fair	30% 100% 100%	287
Wood Deck	2000	184	D 100	988	Ava-	40% 81% 100%	320
Wood Deck	2001	308	D 100	1.558	Ava-	40% 81% 100%	505
Outbuilding Total							3,760

<b>Acpt Land</b>	13,800	<b>Accepted Bldg</b>	18,900	<b>Total</b>	32,700
------------------	--------	----------------------	--------	--------------	--------



Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities NoneNone  
 Street Paved

Reference 1  
 Reference 2 SPORTSMEN SPORTSTER RV 10X33  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

<b>Outbuildings/Additions/Improvements</b>				Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy Func Econ	Rcnld
Recreational Trailer	0			---- S O U N D V A L U E ----			6,000
Wood Deck	0			---- S O U N D V A L U E ----			500
<b>Outbuilding Total</b>							<b>6,500</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		6,500	<b>Total</b>
							6,500

Account: 13 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/04/2015  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 6.00						Land Total 23,500

Dwelling Description				Replacement Cost New	
Conventional	Two Story	720 Sqft	Grade C 100	Base	75,141
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	2	Add Fixtures	1		
Baths	1	Half Baths	1	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,080
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		78,096
1949	0	Typical	Typical	Good			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		76%	100%	100%	59,353

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1949	575	D 100	7.802	Poor	32%	100%	100%	2,497
Frame Shed	1949	204	E 100	2.002	Poor	32%	100%	100%	641
One Storv Frame	2000	681	C 100	20.136	Good	76%	100%	100%	15,303
Open Frame Porch	2000	72	C 100	990	Good	76%	100%	100%	752
Encl Frame Porch	2000	30	C 100	1.487	Good	76%	100%	100%	1,130
Outbuilding Total									20,323

**Acpt Land** 23,500 **Accepted Bldg** 79,700 **Total** 103,200

Account: 1156 Card: 1 of 1

Map/Lot:  
 Location:

010-029-MBHM  
 228 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
14Mobile Home	2017	14X52	B 100	26.780	Ava.	95%	100%	100%	25.441
Wood Deck	2017	225	C 100	1.435	Ava.	95%	100%	100%	1.363
Concrete Slab...	2017	728	C 100	4.652	Ava.	95%	100%	100%	4.419
<b>Outbuilding Total</b>									<b>31,223</b>
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>			31,200	<b>Total</b>	31,200

Account: 192 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/01/1989  
 Sale Price 0  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1 B1597P102 08/89

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.70	Acres-Rear Land 1 =<100	500.00	850	100%		850
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.70					Land Total	21,850

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	1989	416	B 100	3.056	Ava.	83%	100%	100%	2.536
2S Frame Garage	1995	768	C 100	14.937	Ava.	86%	100%	100%	12.846
26Mobile Home..	1989	26X56	B 100	78.074	Ava.	40%	100%	100%	31.230
Outbuilding Total									46,612

**Acpt Land** 21,900 **Accepted Bldg** 46,600 **Total** 68,500

Name: CUSHING, JOHN M

Page 245

CUSHING, JENNA L

Map/Lot:

016-014

Account: 191 Card: 1 of 1

Location:

111 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
83.00	Acres-Rear Land 1 =<100	500.00	41,500	100%		41,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 84.00						Land Total 62,500

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,344 Sqft	Grade C 110	Base		81,561
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,063
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Modern	Modern	Average	Typical	83,624
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	79,443	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
Wood Deck	2016	64	C 110	587	Ava.	95%	100%	100%		558
Outbuilding Total										558

<b>Acpt Land</b>	62,500	<b>Accepted Bldg</b>	80,000	<b>Total</b>	142,500
------------------	--------	----------------------	--------	--------------	---------

Name: CUSHING, JOHN M

Page 246

CUSHING, JENNA L

Map/Lot:

011-036

Account: 763 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use	Rural
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
22.00	Acres-Rear Land 1 =<100	500.00	11,000	100%		11,000	
Total Acres 22.00					Land Total	11,000	
<b>Acpt Land</b>		11,000	<b>Accepted Bldg</b>		0	<b>Total</b>	11,000

**Valuation Report**

Account: 31 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/16/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
350 X 040	\$/FF -River Front	95.00	14,178	15%		2,127	
Total Acres 0.32					Land Total	2,127	
<b>Acpt Land</b>		2,100	<b>Accepted Bldg</b>		0	<b>Total</b>	2,100

Account: 638 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/16/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
47.00	Acres-Rear Land 1 =<100	500.00	23,500	50%	Topography	11,750
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres 48.00			Land Total			41,250

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 1/2 Story	690 Sqft	Grade SC100	Base	44,564
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-3,897
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,709
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	1,035	Insulation	-683
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Fair	Typical	37,275
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	%	100%
<b>Acpt Land</b>			41,300	<b>Accepted Bldg</b>		0
				<b>Total</b>		41,300



Account: 6 Card: 1 of 1

Map/Lot: 014-005  
 Location: 11 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/16/2015  
 Sale Price 46,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	90%	Restrictio	22,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
Total Acres 1.50						Land Total 28,750

Dwelling Description				Replacement Cost New		
Conventional	One Story	609 Sqft	Grade C 100	Base		46,613
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-305
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Floor & Stairs			Attic		1,109
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1945	1965	Old Type	Typical	Below Average	Typical	47,417	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		49%	90%	100%	20,911

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnld
One Storv Frame	1965	168	C 100	4.967	Ava-	49%	100%	100%	2.434
Unfin Basement	1965	168	C 100	4.847	Ava-	49%	100%	100%	2.375
Frame Shed	1945			---- S O U N D V A L U E ----					200
Frame Shed	1945			---- S O U N D V A L U E ----					200
Frame Shed	1945			---- S O U N D V A L U E ----					200
Outbuilding Total									5,409

**Acpt Land** 28,800 **Accepted Bldg** 26,300 **Total** 55,100

Name: CUSHING, MICHAEL L

Page 250

CUSHING, LISA M

Map/Lot:

016-013

Account: 190 Card: 1 of 1

Location:

123 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 08/14/2009  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.95	Acres-Rear Land 1 =<100	500.00	475	100%		475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.95						Land Total 21,475

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	960 Sqft	Grade C 110	Base	65,738
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	961
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	66,699
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	52,025	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1980	30	C 110	1.635	Ava.	78%	100%	100%	1.275
Encl Frame Porch	1980	72	C 110	2.296	Ava.	78%	100%	100%	1.791
Wood Deck	1980	144	C 110	1.079	Ava.	78%	100%	100%	842
Frame Garage	1980	800	C 100	12.324	Ava.	78%	100%	100%	9.613
Outbuilding Total									13,521

**Acpt Land**

21,500 **Accepted Bldg**

65,500 **Total**

87,000

Account: 714 Card: 1 of 1

Neighborhood 15 Cross Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 04/01/2002  
 Sale Price 13,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00			Land Total			22,000

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,344 Sqft	Grade B 100	Base	90,458
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,492
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,230
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Good	Typical	93,180
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	85,726	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	2002	96	B 100	869	Good	799
Wood Deck	2002	32	B 100	433	Good	398
Frame Garage	2014	1120	B 100	19.911	Ava.	18.915
Frame Shed	2010	384	C 100	6.579	Ava.	6.184
Frame Shed	2002					500
----- S O U N D V A L U E -----						500
Outbuilding Total						26,796

**Acpt Land** 22,000 **Accepted Bldg** 112,500 **Total** 134,500

Name: CUSHING, RALPH W

Page 252

CUSHING, BRENDA J & RALPH A CUSING

Map/Lot:

017-056

Account: 351 Card: 1 of 1

Location:

699 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.14	Acres-Homesite (Fract)	15,000.00	5,612	100%		5,612
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.14			Land Total			11,612

		Dwelling Description		Replacement Cost New	
Conventional	One & 1/2 Story	336 Sqft	Grade D 100	Base	40,578
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-138
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-620
Rooms	4				
Bedrooms	2	Add Fixtures	1		
Baths	0	Half Baths	0	Plumbing	-1,025
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-413
Unfin. Living Area	NONE			Unfinished	0

		Dwelling Condition		Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Inadeq.	38,382
1880	0	Obsolete	None	Fair		
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
None	None	30%	77%	100%	8,866	

		Outbuildings/Additions/Improvements		Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1880	120	D 100	2,909	Fair	30%	100%	100%	873
Frame Shed	1880	60	E 100	972	Poor	20%	100%	100%	194
Wood Deck	2000	64	D 100	437	Fair	30%	77%	100%	101
Outbuilding Total									1,168

<b>Acpt Land</b>	11,600	<b>Accepted Bldg</b>	10,000	<b>Total</b>	21,600
------------------	--------	----------------------	--------	--------------	--------

Name: CUSHING, RICKY D

Page 253

CUSHING, JOANNE M

Map/Lot:

010-029

Account: 728 Card: 1 of 1

Location:

228 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 10/10/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
7.30	Acres-Rear Land 1 =<100	500.00	3,650	100%		3,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.30			Land Total			24,650

**Accpt Land** 24,700 **Accepted Bldg** 0 **Total** 24,700

Account: 1159 Card: 1 of 1

Map/Lot:  
 Location:

013-046-002  
 1366 RIDGE RD

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.06	Acres-Rear Land 1 =<100	500.00	530	100%		530
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.06			Land Total			21,530

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
12Mobile Home	1975	12X60	C 100	22.530	Fair	28%	100%	100%	6,308	
Outbuilding Total									6,308	
<b>Acpt Land</b>		21,500	<b>Accepted Bldg</b>		6,300	<b>Total</b>		27,800		

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			21,250

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
.....	1980	14X80	C 100	33.176	Poor	20%	100%	100%	6,635
Wood Deck	1995	128	C 100	892	Poor	64%	100%	100%	571
Wood Deck	1995	80	C 100	623	Poor	64%	100%	100%	399
Wood Deck	1995	80	C 100	623	Poor	64%	100%	100%	399
Outbuilding Total									8,004

**Acpt Land**

21,300

**Accepted Bldg**

8,000

**Total**

29,300

Name: CUSHING, SUZANNE

Page 256

CUSHING, DANA

Map/Lot:

016-007

Account: 184 Card: 1 of 1

Location:

52 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 04/19/2016  
 Sale Price 61,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60						Land Total 21,300

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	720 Sqft	Grade C 100	Base	72,095
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,890
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1949	0	Typical	Typical	Average	Typical	70,205
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	60%	100%	100%	42,123	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1949	132	C 100	2.946	Ava.	60%	100%	100%	1.768
Encl Frame Porch	1949	30	C 100	1.487	Ava.	60%	100%	100%	892
Frame Shed	1949	30	E 100	757	Fair	42%	100%	100%	318
Frame Garage	1994	288	C 100	5.930	Ava.	85%	100%	100%	5.040
Outbuilding Total									8,018

**Acpt Land**

21,300

**Accepted Bldg**

50,100

**Total**

71,400



Account: 305 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/22/2007  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.54	Acres-Homesite (Fract)	15,000.00	11,023	100%		11,023
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.54			Land Total			17,023

Dwelling Description				Replacement Cost New		
Ranch	One & 1/2 Story	780 Sqft	Grade C 100	Base		72,106
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	Full Finished			Attic		9,570
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-527
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Average	Typical	82,399
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	41,200	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	2012	672	C 100	10.725	Ava.	95%	100%	100%	10,189
Encl Frame Porch	1930	210	C 100	4.061	Ava.	50%	100%	100%	2,030
Outbuilding Total									12,219

**Acpt Land** 17,000 **Accepted Bldg** 53,400 **Total** 70,400

**Valuation Report**

Map/Lot:

003-025-003

Location:

GARNET HEAD RD

Account: 1161 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

**Sale Data**  
 Sale Date 09/04/2018  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Seller  
 Validity Related Parties

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	80%	Restrictio	56,320	
150 X 030	\$/FF -Deep Ocean	352.00	19,498	75%	Excess Frt	0	
150 X 030	\$/FF -Deep Ocean	3,000.00	6,000	80%	Restrictio	11,698	
1.16	Acres-Rear Land 1 =<100	400.00	464	80%	Restrictio	371	
Total Acres 2.27			Land Total			68,389	

**Acpt Land** 68,400 **Accepted Bldg** 0 **Total** 68,400

Name: DAGGETT, TERRENCE L

Page 259

DAGGETT, CAROL A

Map/Lot:

017-021

Account: 322 Card: 1 of 1

Location:

53 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 06/17/2004  
 Sale Price 80,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 120	\$/FF -River Front	66.50	9,823	100%		9,823
005 X 120	\$/FF -River Front	66.50	246	75%	Excess Frt	184
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 0.56						Land Total 13,367

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	462 Sqft	Grade C 100	Base	58,371
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry 1/2 Bmt	Basement	-1,354
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1861	1950	Typical	Typical	Good	Typical	57,017
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	39,912	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1920	374	D 100	5.743	Poor	20%	100%	100%	1.149
Frame Shed	1920	170	D 100	2.884	Poor	20%	90%	100%	519
One Storv Frame	1920	459	C 100	13.572	Good	70%	100%	100%	9.500
Unfin Basement	1920	459	C 100	6.717	Good	70%	100%	100%	4.702
Unfinished Attic	1920	459	C 100	2.363	Good	70%	100%	100%	1.654
Encl Frame Porch	1920	135	C 100	2.989	Good	70%	100%	100%	2.092
Outbuilding Total									19,616

**Acpt Land**

13,400

**Accepted Bldg**

59,500

**Total**

72,900

Name: DAGGETT, TERRENCE L

Page 260

DAGGETT, CAROL A

Map/Lot:

017-022

Account: 323 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Shore  
Topography Below Street  
Utilities None  
Street Semi-Improved

Sale Date 06/17/2004  
Sale Price 80,000  
Sale Type Land & Buildings  
Financing Unknown  
Verified Public Record  
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
160 X 190	\$/FF -River Front	66.50	9,888	100%		9,888
Total Acres 0.70					Land Total	9,888

<b>Acpt Land</b>	9,900	<b>Accepted Bldg</b>	0	<b>Total</b>	9,900
------------------	-------	----------------------	---	--------------	-------

Neighborhood 20 Factory Rd

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Reference 1 B1535P166

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.02	Acres-Homesite (Fract)	15,000.00	2,121	100%		2,121	
Total Acres 0.02					Land Total	2,121	
<b>Acpt Land</b>		2,100	<b>Accepted Bldg</b>		0	<b>Total</b>	2,100

Name: D'AMATO, ANDREA M

Page 262

D'AMATO, RICHARD LEO

Map/Lot:

014-030

Account: 25 Card: 1 of 1

Location: 138 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/17/2020  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60						Land Total 21,300

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	588 Sqft	Grade D 110	Base	58,696
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-265
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-557
Unfin. Living Area	10%			Unfinished	-743

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1922	Old Type	Old Type	Average	Typical	57,131
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	86% 100%	24,566

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Open Frame Porch	1922	168	D 110	1.830	Ava.	50%	100%	100%	915
One Storv Frame	1922	44	D 110	1.173	Ava.	50%	100%	100%	586
One Storv Frame	1922	621	D 110	16.563	Ava.	50%	100%	100%	8,282
Frame Shed	1922	36	D 100	1.312	Fair	30%	100%	100%	394
Frame Shed	1922	315	D 100	4.585	Fair	30%	100%	100%	1,376
Frame Garage	1922	378	D 100	5.783	Fair	30%	100%	100%	1,735
Unfinished Attic	1922	378	D 100	1.799	Fair	30%	100%	100%	540
Outbuilding Total									13,828

**Acpt Land**

21,300

**Accepted Bldg**

38,400

**Total**

59,700

Name: DANA, ANDREA A

Page 263

PROBERT, FOX C

Map/Lot:

011-050-002

Account: 782 Card: 1 of 1

Location:

149 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/01/1997  
 Sale Price 33,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00			Land Total			22,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1985	200	C 100	4.831	Ava-	74%	100%	100%	3.575
Encl Frame Porch	1985	220	C 100	4.204	Ava.	80%	100%	100%	3.363
14Mobile Home	2012	14X60	C 100	26.312	Ava.	95%	100%	100%	24.996
Wood Deck	1985	320	C 100	1.967	Ava.	80%	100%	100%	1.574
Outbuilding Total									33,508

**Acpt Land**

22,000

**Accepted Bldg**

33,500

**Total**

55,500

Name: DARLING, MICHAEL

Page 264

DARLING, KAY

Map/Lot:

011-011-001

Account: 1078 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug Well  
 Street Semi-Improved

Sale Date 04/25/2007  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.80	Acres-Rear Land 1 =<100	500.00	1,900	100%		1,900
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 4.80			Land Total			18,700

**Accpt Land** 18,700 **Accepted Bldg** 0 **Total** 18,700



ASHLEY, SANDRA (TRUSTEE)

Map/Lot:

002-007-001

Account: 493 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
26.77	Acres-Rear Land 1 =<100	500.00	13,385	100%		13,385
200 X 115	\$/FF -Tidal Ocean	330.00	47,718	50%	Restrictio	23,859
180 X 115	\$/FF -Tidal Ocean	330.00	42,946	37%	Excess Frt	15,890
Total Acres 28.78			Land Total			68,134
<b>Acpt Land</b>		68,100	<b>Accepted Bldg</b>		0	<b>Total</b>
						68,100

**Valuation Report**

Map/Lot:

015-043

Location:

FRONT ST

Account: 107 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Shore  
 Topography Level  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/01/1994  
 Sale Price 200  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1 B1931P079

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
430 X 100	\$/FF -River Front	95.00	27,541	15%	Restrictio	4,131	
Total Acres 0.99			Land Total		4,131		
<b>Acpt Land</b>		4,100	<b>Accepted Bldg</b>		0	<b>Total</b>	4,100

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
135 X 186	\$/FF -River Front	66.50	8,255	100%		8,255
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 0.58			Land Total			12,455

Dwelling Description				Replacement Cost New	
Other	One Story	658 Sqft	Grade D 100	Base	37,742
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-6,882
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,439
Rooms	3				
Bedrooms	1	Add Fixtures	1		
Baths	0	Half Baths	0	Plumbing	-1,025
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,050
Insulation	Minimal			Insulation	-324
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1940	0	Old Type	Obsolete	Below Average	Typical	29,122	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		46%	86%	100%	11,521

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1940	63	D 100	1.606	Ava-	46%	100%	100%	739
Encl Frame Porch	1940	180	D 100	2.979	Ava-	46%	100%	100%	1,370
Frame Shed	1940	308	E 110	3.021	Fair	36%	100%	100%	1,088
Outbuilding Total									3,197

<b>Acpt Land</b>	12,500	<b>Accepted Bldg</b>	14,700	<b>Total</b>	27,200
------------------	--------	----------------------	--------	--------------	--------

Name: DAVIS, LINDA S

Page 268

DIAZ, VINCENT A

Map/Lot:

015-011

Account: 125 Card: 1 of 1

Location:

10 MASONIC LN

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/01/1999  
 Sale Price 10,600  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
060 X 220	\$/FF -River Front	95.00	5,700	100%		5,700
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50						Land Total 26,800

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	528 Sqft	Grade C 100	Base	61,882
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-264
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,772
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-924
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				56,922
1850	1987	Typical	Typical	Fair				
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		None		30%	100%	100%	17,077	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1850	231	C 100	6.831	Fair	30%	100%	100%	2.049
Encl Frame Porch	1850	231	C 100	4.362	Fair	30%	100%	100%	1.309
Outbuilding Total									3,358

Acpt Land 26,800 Accepted Bldg 20,400 Total 47,200

Account: 159 Card: 1 of 1

Location: 324 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/08/2016  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.60	Acres-Rear Land 1 =<100	500.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.60			Land Total			22,800

Dwelling Description				Replacement Cost New	
Conventional	One Story	372 Sqft	Grade C 100	Base	37,735
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-5,125
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1968	1970	Typical	Typical	Average	Typical	35,110
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	71%	100%	100%	24,928	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1970	384	C 100	11.354	Ava.	71%	100%	100%	8.061
One Storv Frame	1970	96	C 100	2.839	Ava.	71%	100%	100%	2.016
Frame Shed	1970	144	D 100	2.580	Fair	57%	100%	100%	1.471
Frame Shed	1970	225	D 100	3.529	Fair	57%	100%	100%	2.012
Frame Garage	1970	576	C 100	9.527	Ava.	72%	100%	100%	6.859
8Mobile Home	1964	8X35	D 100	8.610	Poor	20%	100%	100%	1.722
Frame Shed	1991	240	C 100	4.519	Ava.	84%	90%	100%	3.416
Outbuilding Total									25,557

<b>Acpt Land</b>	22,800	<b>Accepted Bldg</b>	50,500	<b>Total</b>	73,300
------------------	--------	----------------------	--------	--------------	--------

Name: DEACON, HAROLD W

Page 270

WILLIAMS, ALICIA M

Map/Lot:

017-038

Account: 333 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 12/23/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 100	\$/FF -River Front	95.00	12,810	75%	Excess Frt	9,607
200 X 100	\$/FF -River Front	95.00	12,810	50%	Excess Frt	6,405
100 X 220	\$/FF -River Front	95.00	9,500	15%	Excess Frt	1,425
Total Acres 2.44			Land Total			36,437

**Accpt Land** 36,400 **Accepted Bldg** 0 **Total** 36,400

Name: DEACON, HAROLD W

Page 271

WILLIAMS, ALICIA M

Map/Lot:

009-007

Account: 679 Card: 1 of 1

Location:

789 US RTE 1

Neighborhood 10 Route 1  
 Tree Growth 2003  
 Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/23/2011  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	50%		9,500
200 X 220	\$/FF -River Front	95.00	19,000	15%	Excess Frt	2,850
200 X 220	\$/FF -River Front	95.00	19,000	15%	Excess Frt	2,850
200 X 220	\$/FF -River Front	95.00	19,000	15%	Excess Frt	2,850
3.00	Acres-Homesite (Fract)	15,000.00	25,981	100%		25,981
28.00	Acres-Rear Land 1 =<100	500.00	14,000	100%		14,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 35.04			Land Total			64,031

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	2000	840	C 100	13.104	Ava.	89%	100%	100%	11.663
Open Frame Porch	2000	560	C 100	6.271	Ava.	89%	100%	100%	5.581
Res. Greenhouse	0			- - - - S O U N D V A L U E - - - -					5.000
Two Storv Frame	2000	2800	D 100	100.482	Ava.	89%	100%	100%	89.429
Outbuilding Total									111,673

<b>Acpt Land</b>	64,000	<b>Accepted Bldg</b>	111,700	<b>Total</b>	175,700
------------------	--------	----------------------	---------	--------------	---------

Account: 18 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/1993  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00			Land Total			23,000

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	720 Sqft	Grade C 110	Base		75,954
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1984	0	Typical	Typical	Above Average	Typical		75,954
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	83%	100%	100%	63,042		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1984	288	C 110	9.367	Ava+	83%	100%	100%	7.775
Open Frame Porch	1984	72	C 110	1.089	Ava+	83%	100%	100%	904
Frame Garage	1994	816	C 100	12.523	Ava.	85%	100%	100%	10.645
Frame Garage	2003	260	C 100	5.580	Ava.	91%	100%	100%	5.078
Frame Shed	1984			---- S O U N D V A L U E ----					500
Frame Shed	1984			---- S O U N D V A L U E ----					1.000
Frame Shed	1984			---- S O U N D V A L U E ----					1.500
Outbuilding Total									27,402

<b>Acpt Land</b>	23,000	<b>Accepted Bldg</b>	90,400	<b>Total</b>	113,400
------------------	--------	----------------------	--------	--------------	---------



Name: DELPECH, CLARA J

Page 273

DELPECH, MATTHEW M

Map/Lot:

016-019-001

Account: 200 Card: 1 of 1

Location:

506 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/09/2022  
 Sale Price 218,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.89	Acres-Rear Land 1 =<100	500.00	945	100%		945
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.89						Land Total 21,945

**Dwelling Description**

**Replacement Cost New**

Raised Ranch	One Story	1,012 Sqft	Grade C 110	Base	71,274
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1012 Sqft, Grade C	Basement Gar	None	Fin Bsmt	8,906
Heating	100% Electric	Cooling	0% None	Heat	-1,113
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Above Average	Typical	79,067
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	64,044	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1979	400	C 110	8.063	Ava+	81%	100%	100%	6.531
Frame Shed	1979	240	C 100	4.519	Ava.	77%	100%	100%	3.480
Frame Garage	1979	276	C 100	5.781	Ava.	77%	100%	100%	4.451
Frame Shed	1979	72	C 100	2.115	Ava-	70%	75%	100%	1.110
Frame Shed	1979	140	E 100	1.544	Poor	53%	100%	100%	818
Frame Shed	1979	60	E 100	972	Poor	53%	100%	100%	515
Wood Deck	1979	320	C 110	2.164	Ava+	81%	100%	100%	1.753
Encl Frame Porch	1979	20	D 100	1.100	Fair	63%	100%	100%	693
Outbuilding Total									19,351

Acpt Land

21,900

Accepted Bldg

83,400

Total

105,300

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 190	\$/FF -Deep Ocean	440.00	81,780	100%		81,780
200 X 190	\$/FF -Deep Ocean	440.00	81,780	75%	Excess Frt	61,335
Total Acres 1.74			Land Total			143,115

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	432 Sqft	Grade D 100	Base	46,556
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood	Basement	None	Basement	-3,890
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,680
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,050
Insulation	None			Insulation	-620
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1926	0	Obsolete	None	Below Average	Typical	39,878	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		No Electricity..		40%	81%	90%	11,628

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1926	160	D 100	3.879	Ava-	40%	100%	90%	1,397
Open Frame Porch	1926	184	D 100	1.805	Ava-	40%	100%	90%	650
Outbuilding Total									2,047

<b>Acpt Land</b>	143,100	<b>Accepted Bldg</b>	13,700	<b>Total</b>	156,800
------------------	---------	----------------------	--------	--------------	---------

**Valuation Report**

Map/Lot:

003-025-001

Location:

GARNET HEAD RD

Account: 1160 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Sale Data	
Sale Date	07/10/2018
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Seller
Validity	Related Parties

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 161	\$/FF -Deep Ocean	352.00	60,225	80%	Restrictio	48,180
200 X 161	\$/FF -Deep Ocean	352.00	60,225	75%	Excess Frt	0
200 X 161	\$/FF -Deep Ocean	3,000.00	6,000	80%	Restrictio	36,134
020 X 110	\$/FF -Deep Ocean	352.00	4,978	50%	Excess Frt	0
020 X 110	\$/FF -Deep Ocean	15,000.00	25,981	80%	Restrictio	1,991
0.00	Acres-Rear Land 1 =<100	500.00	14,000	80%	Restrictio	0
Total Acres 1.53			Land Total			86,305

<b>Acpt Land</b>	86,300	<b>Accepted Bldg</b>	0	<b>Total</b>	86,300
------------------	--------	----------------------	---	--------------	--------

Name: DEVIN, PETER

Page 276

DEVIN, KATHLEEN

Map/Lot:

003-025

Account: 445 Card: 1 of 1

Location:

619 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/28/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
145 X 220	\$/FF -Deep Ocean	440.00	63,800	75%	Excess Frt	47,850
4.30	Acres-Rear Land 1 =<100	500.00	2,150	100%		2,150
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 6.04			Land Total			142,800

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	672 Sqft	Grade C 100	Base	66,603
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-7,000
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-4,024
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-1,008
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1982	0	Typical	Typical	Average	Typical	57,071
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		79%	90% 100%	40,577

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	1982	360	C 100	2.191	Ava.	79%	100%	100%	1.731
Encl Frame Porch	1982	20	C 100	1.343	Ava.	79%	100%	100%	1.061
Open Frame Porch	1982	140	C 100	1.725	Ava.	79%	100%	100%	1.363
Outbuilding Total									4,155

**Acpt Land**

142,800

**Accepted Bldg**

44,700

**Total**

187,500

Account: 170 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/21/2009  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.48	Acres-Homesite (Fract)	15,000.00	10,392	100%		10,392
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.48			Land Total			16,392

Dwelling Description				Replacement Cost New	
Conventional	One Story	754 Sqft	Grade C 100	Base	52,045
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-339
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Fair	Typical	51,706
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	43%	100%	100%	22,234	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Story Frame	1950	192	C 100	5.677	Fair	Phy 43%	Func 100%	Econ 100%	2,441
Encl Frame Porch	1950	36	C 100	1.572	Fair	43%	100%	100%	676
Open Frame Porch	1993	80	C 100	1.075	Fair	43%	100%	100%	462
Outbuilding Total									3,579

<b>Acpt Land</b>	16,400	<b>Accepted Bldg</b>	25,800	<b>Total</b>	42,200
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Map/Lot:

002-019+020

Location:

YOUNGS COVE RD

Account: 386 Card: 1 of 1

Neighborhood 24 Youngs Cove Rd  
 Tree Growth 1994  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

<b>Sale Data</b>	
Sale Date	10/12/2016
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Other Non Valid

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 2 0 0  
 TG Update/Year.. 2011 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
29.00	Acres-Softwood	135.00	3,289	100%		3,289	
24.00	Acres-Mixed Wood	165.00	3,326	100%		3,326	
0.00	Acres-Hardwood	500.00	2,150	100%		0	
Total Acres 53.00			Land Total		6,615		
<b>Acpt Land</b>		6,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						6,600	

Name: DIMAGGIO, DIANE

Page 279

KEENAN, MAE

Map/Lot:

015-059

Account: 167 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1 B1907P194

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
8.00	Acres-Rear Land 1 =<100	500.00	4,000	100%		4,000	
Total Acres 9.00			Land Total			19,000	
<b>Acpt Land</b>		19,000	<b>Accepted Bldg</b>		0	<b>Total</b>	19,000

**Valuation Report**

Map/Lot:

006-006

Location:

GARNET HEAD RD

Account: 550 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/26/2019  
 Sale Price 8,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 2.00			Land Total			15,500
<b>Acpt Land</b>		15,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,500



Name: DORE, KATHA C

Page 281

DORE, BEREK L J

Map/Lot:

014-009-003

Account: 1111 Card: 1 of 1

Location:

65 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40			Land Total			21,200

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Windsor M/H	1986	14X66	C 100	28.371	Fair	28%	100%	100%	7.944	
Concrete Slab...	2002	924	C 100	5.890	Ava.	90%	100%	100%	5.301	
							Outbuilding Total			13,245
<b>Acpt Land</b>		21,200	<b>Accepted Bldg</b>		13,200	<b>Total</b>		34,400		

Account: 166 Card: 1 of 1

Location: 418 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/31/2014  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 22,500

Dwelling Description				Replacement Cost New	
Ranch	One Story	616 Sqft	Grade C 110	Base	51,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Full Bmt	Basement	0
Fin. Basement Area	313 Sqft, Grade C	Basement Gar	None	Fin Bsmt	2,066
Heating	0% Floor/Wall Unit	Cooling	0% None	Heat	-3,133
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	50,496
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	39,387	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	1980	42	C 110	1.823	Ava.	1.422
Encl Frame Porch	1980	25	C 110	1.555	Ava.	1.213
Wood Deck	1980	144	C 110	1.079	Ava.	842
2S Frame Garaae	1992	672	C 100	13.537	Ava.	10.234
Wood Deck	1992	300	C 100	1.855	Ava.	1.558
Open Frame Porch	2001	64	E 100	451	Poor	307
Wood Deck	2001	96	E 100	356	Poor	242
Outbuilding Total						15,818

<b>Acpt Land</b>	22,500	<b>Accepted Bldg</b>	55,200	<b>Total</b>	77,700
------------------	--------	----------------------	--------	--------------	--------

Name: DOUVIELLE, SOPHIA M

Page 283

POTTLE, JUSTIN

Map/Lot:

005-029

Account: 529 Card: 1 of 1

Location:

BRICKYARD RD

Neighborhood 8 Brickyard Rd

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 05/05/2022  
Sale Price 28,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
Total Acres 19.00			Land Total			9,500

<b>Acpt Land</b>	9,500	<b>Accepted Bldg</b>	0	<b>Total</b>	9,500
------------------	-------	----------------------	---	--------------	-------

**Valuation Report**

Map/Lot:

001-008

Location:

DENNY'S BAY LOT

Account: 584 Card: 1 of 1

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 01/15/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	5%	Restrictio	350	
13.00	Acres-Rear Land 1 =<100	500.00	6,500	5%	Restrictio	325	
Total Acres 14.00			Land Total			675	

**Acpt Land** 700 **Accepted Bldg** 0 **Total** 700

Pembroke 2023 Commitment Archive  
 Name: DOWNEAST COASTAL CONSERVANCY  
 FKA QUODDY REGIONAL LAND TRUST INC  
 Account: 602 Card: 1 of 1

**Valuation Report**

04/10/2024

Page 285

Map/Lot: 018-  
 Location: Reversing Falls Open Space

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Street Surface  
 NAME CODE 1..... 3

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	25%	Restrictio	16,500	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	19%	Restrictio	12,540	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	13%	Restrictio	8,580	
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	21%	Restrictio	69,231	
100.00	Acres-Rear Land 1 =<100	500.00	50,000	25%	Restrictio	12,500	
86.33	Acres-Rear Land 2 = 101-200	350.00	30,216	25%	Restrictio	7,554	
Total Acres 194.41			Land Total			126,905	

**Accpt Land** 126,900 **Accepted Bldg** 0 **Total** 126,900

**Valuation Report**

Account: 851 Card: 1 of 1

Map/Lot:  
 Location:

013-027  
 83 MT TOM RD

Neighborhood 17 Mount Tom Rd

Sale Data	
Sale Date	12/10/2015
Sale Price	25,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	66.50	12,681	100%		12,681
200 X 200	\$/FF -River Front	66.50	12,681	75%	Excess Frt	9,511
040 X 200	\$/FF -River Front	66.50	2,536	50%	Excess Frt	1,268
0.18	Acres-Rear Land 1 =<100	350.00	63	100%		63
Total Acres 2.20			Land Total			23,523

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	2016	160	B 100	4.116	Ava.	95%	100%	100%	3,910	
Outbuilding Total									3,910	
<b>Acpt Land</b>		23,500	<b>Accepted Bldg</b>		3,900	<b>Total</b>		27,400		

Name: DURKEE, KEVIN

Page 287

DURKEE, SHERYL

Map/Lot:

007-029-001

Account: 1175 Card: 1 of 1

Location:

FIFTH AVE

Neighborhood 25 Mahars Lane

Zoning/Use Residential 1

Topography Rolling

Utilities

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
0.77	Acres-Rear Land 1 =<100	500.00	385	100%		385	
Total Acres 1.77			Land Total			15,385	
<b>Acpt Land</b>		15,400	<b>Accepted Bldg</b>		0	<b>Total</b>	15,400

Account: 236 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/27/2019  
 Sale Price 180,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
155 X 220	\$/FF -Deep Ocean	440.00	68,200	100%		68,200
2.95	Acres-Rear Land 1 =<100	500.00	1,475	100%		1,475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.73					Land Total	75,675

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	832 Sqft	Grade B 100	Base	91,201
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,142
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1997	0	Typical	Typical	Good	Typical	92,343	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		91%	100%	100%	84,032

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1995	128	C 100	2.916	Ava.	86%	100%	100%	2.508
Wood Deck	1997	596	B 100	4.285	Good	91%	100%	100%	3.899
Open Frame Porch	1997	260	B 100	3.689	Good	91%	100%	100%	3.357
Frame Garage	1999	840	B 100	15.644	Good	91%	90%	100%	12.812
Unfinished Attic	1999	840	B 100	3.860	Good	91%	100%	100%	3.513
Wood Deck	1999	60	B 100	623	Good	91%	100%	100%	567
Frame Shed	1999	144	D 100	2.580	Ava.	88%	100%	100%	2.270
Outbuilding Total									28,926

**Acpt Land**

75,700

**Accepted Bldg**

113,000 **Total**

188,700



Name: DURRANT, GERALD

Page 289

DURRANT, SHIRLEY

Map/Lot:

014-048

Account: 44 Card: 1 of 1

Location:

233 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 11/01/1987  
 Sale Price 25,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Homesite (Fract)	15,000.00	14,230	100%		14,230
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.90						Land Total 19,030

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	720 Sqft	Grade D 110	Base	62,282
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-325
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	886
Rooms	9				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,128
Attic	Floor & Stairs			Attic	1,100
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1820	1998	Typical	Typical	Average	Typical	65,071
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	32,536	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1820	144	D 110	2.813	Ava.	50%	80%	100%	1.125
1 & 1/2 Storv Fr	1820	130	D 110	4.715	Ava.	50%	100%	100%	2.358
Encl Frame Porch	1820	75	D 110	1.922	Ava.	50%	100%	100%	961
2S Frame Garaae	2001	528	C 110	12.579	Ava.	89%	100%	100%	11.195
Outbuilding Total									15,639

**Acpt Land**

19,000

**Accepted Bldg**

48,200 **Total**

67,200

Name: DUTTON, AMY L

Page 290

DUTTON, RALPH E III

Map/Lot:

008-027

Account: 662 Card: 1 of 1

Location:

179 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 05/01/2018  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 11.00			Land Total			24,800

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	66,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-308
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-647
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1800	1940	Typical	Typical	Average	Typical	65,608	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	95%	100%	31,164

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1840	345	C 100	13.871	Ava.	50%	100%	100%	6,936
Outbuilding Total									6,936

**Acpt Land**

24,800

**Accepted Bldg**

38,100

**Total**

62,900

Name: EARLEY, JOHN R

Page 291

D'AMICO, CHRISTOPHER DOMINIC

Map/Lot:

002-002

Account: 363 Card: 1 of 1

Location:

204 CLARKSIDE RD

Neighborhood 4 Lower Cross Rd  
 Tree Growth 2018  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/02/2015  
 Sale Price 16,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 RESIDENCE  
 Tran/Land/Bldg 4 6 0  
 TG Update/Year.. 2018 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total	Fctr	Influence	Value
37.00	Acres-Softwood	135.00	4,196	100%		4,196
4.00	Acres-Mixed Wood	165.00	554	100%		554
7.00	Acres-Waste-Wet Land	50.00	350	100%		350
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 50.00			Land Total			12,600

Outbuildings/Additions/Improvements				Percent Good				Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	0								5,000
----- S O U N D V A L U E -----									
Outbuilding Total								5,000	
<b>Acpt Land</b>		12,600	<b>Accepted Bldg</b>		5,000	<b>Total</b>		17,600	

Name: EASTEP, MICHAEL RAY

Page 292

EASTEP, RACHELL

Map/Lot:

014-045

Account: 39 Card: 1 of 1

Location:

22 CROWBROOK RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 06/25/2021  
 Sale Price 169,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0
1.00	Acres-Homesite (Fract)	165.00	554	60%	Size/Shape	9,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
Total Acres 11.50			Land Total			33,607

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	696 Sqft	Grade C 100	Base		67,826
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,044
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			66,782
1890	1930	Typical	Typical	Average	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%		33,391

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1975	864	C 100	13.124	Ava.	75%	100%	100%	9.843
Encl Frame Porch	1975	96	C 100	2.430	Ava.	50%	100%	100%	1.215
One Storr Frame	1997	120	C 100	3.548	Ava.	87%	100%	100%	3.087
Outbuilding Total									14,145

**Acpt Land** 33,600 **Accepted Bldg** 47,500 **Total** 81,100

Account: 936 Card: 1 of 1

Neighborhood 26 Power Company

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street None  
 NAME CODE 1..... 2014

Reference 1  
 Reference 2 100%  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
828.21	BHEC -Elec Utility Bulletin 25	100.00	82,821	100%		82,821	
Total Acres 0.00					Land Total	82,821	
<b>Land</b>		105,300	<b>Accepted Bldg</b>		0	<b>Total</b>	105,300

Account: 942 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/09/2020  
 Sale Price 80,640  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 CHECK MEASUREMENTS  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.65	Acres-Homesite (Fract)	15,000.00	12,093	100%		12,093
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.65			Land Total			18,093

<b>Commercial Description</b>						
Occupancy Type	Post Office.....					
Class & Quality	Frame.....Avg.					
# Dwelling Units	0					
Exterior	Wood Siding					
Stories & Height	1 STORY @ 8'					
Heating/Cooling	Space Heaters					
Built	1990					
Remodeled	0					
Base Cost/Sqft	50.41					
Heat-Cool/Sqft	+	1.69				
Total	52.10					
Size Factor	X	0.973				
Adjusted Cost/Sqft	50.69					
Total Square Feet	X	2,500				
Replacement Cost	126,725					
Condition	Above Average					
% Good Physical	X	.77				
Functional	X	1.00				
Subtotal	97,578					
Economic Factor	X	1.00	Total Value		97,578	

<b>Acpt Land</b>	18,100	<b>Accepted Bldg</b>	97,600	<b>Total</b>	115,700
------------------	--------	----------------------	--------	--------------	---------

Pembroke 2023 Commitment Archive  
 Name: EBBESON, JON & RICHARD &  
 STEPHANIE & VARNEY, GRETEL &  
 Account: 547 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 295  
 006-003-007  
 GARNET HEAD RD

Map/Lot:  
 Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0
1.00	Acres-Homesite (Fract)	3,000.00	6,000	70%	Vacancy	10,500
2.12	Acres-Rear Land 1 =<100	500.00	1,060	100%		1,060
Total Acres 3.12			Land Total			11,560
<b>Acpt Land</b>		11,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						11,600

Name: EBBESON, MICHELLE JR

Page 296

EBBESON, RICHARD JR

Map/Lot:

008-016-001

Account: 652 Card: 1 of 1

Location:

273 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.16	Acres-Rear Land 1 =<100	500.00	1,580	100%		1,580
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 4.16			Land Total			21,380

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	567 Sqft	Grade C 100	Base		63,957
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-284
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-446
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				63,227
1875	2000	Old Type	Typical	Average				
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		None		50%	90%	100%	28,452	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1875	126	E 50	722	Poor	20%	100%	100%	144
Outbuilding Total									144

**Acpt Land** 21,400 **Accepted Bldg** 28,600 **Total** 50,000



DAVIS, TIMOTHY J E

Map/Lot:

007-019-002+003

Account: 621 Card: 1 of 1

Location:

51 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/01/1991  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00			Land Total			23,000

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 1/2 Story	720 Sqft	Grade C 110	Base		75,954
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt		1,100
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					0
Bedrooms	3	Add Fixtures	0			0
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1983	0	Typical	Typical	Average	Typical	77,054
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	79%	100%	100%	60,873	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1983	96	C 110	784	Ava.	79%	100%	100%	619
Frame Garage	1994	832	B 100	15.522	Ava.	85%	95%	100%	12.534
Frame Shed	1994	140	D 100	2.533	Ava-	79%	100%	100%	2.001
Frame Shed	1983			---- S O U N D V A L U E ----				1.000	
Frame Shed	1983			---- S O U N D V A L U E ----				1.000	
Outbuilding Total									17,154

<b>Acpt Land</b>	23,000	<b>Accepted Bldg</b>	78,000	<b>Total</b>	101,000
------------------	--------	----------------------	--------	--------------	---------

Name: ELLINWOOD, BRENT

Page 298

ELLINWOOD, NANCY

Map/Lot:

014-061

Account: 55 Card: 1 of 1

Location:

183 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1989  
 Sale Price 65,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.46	Acres-Rear Land 1 =<100	500.00	730	100%		730
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
Total Acres 6.46			Land Total			22,530

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	672 Sqft	Grade C 100	Base		66,603
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp 1/4 Bmt	Basement		-2,611
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-605
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1850	1920	Typical	Typical	Average	Typical	63,387			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	50%	100%	100%	31,694				

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1850	336	C 100	13.510	Ava.	50%	100%	100%	6,755
Open Frame Porch	1850	72	C 100	990	Ava.	50%	100%	100%	495
Stable w/Loft	1850	924	E 50	4.304	Poor	20%	100%	100%	861
Open Frame Porch	1999	168	C 100	2.029	Ava.	50%	100%	100%	1,014
Wood Deck	1999	84	C 100	645	Ava.	50%	100%	100%	322
Frame Shed	2016	384	D 100	5.394	Ava.	95%	80%	100%	4,099
Frame Shed	2016	256	D 100	3.893	Ava.	95%	100%	100%	3,698
One Storv Frame	2019	360	C 100	10.644	Ava.	95%	100%	100%	10,112
Outbuilding Total									27,356

**Acpt Land** 22,500 **Accepted Bldg** 59,100 **Total** 81,600

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Above Street  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.25	Acres-Homesite (Fract)	15,000.00	7,500	100%		7,500	
Total Acres 0.25			Land Total		7,500		

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	2010	280	C 100	5.092	Ava.	94%	100%	100%	4.786
Open Frame Porch	2010	54	C 100	794	Ava.	94%	100%	100%	746
Outbuilding Total								5,532	

<b>Accpt Land</b>	7,500	<b>Accepted Bldg</b>	5,500	<b>Total</b>	13,000
-------------------	-------	----------------------	-------	--------------	--------

Name: ELLIOT, JAMES

Page 300

ELLIOT, CINDY

Map/Lot:

013-031

Account: 854 Card: 1 of 1

Location:

MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 05/13/2008  
 Sale Price 28,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
125 X 220	\$/FF -River Front	66.50	8,313	100%		8,313
0.22	Acres-Rear Land 1 =<100	350.00	77	100%		77
Total Acres 0.85			Land Total			8,390

<b>Acpt Land</b>	8,400	<b>Accepted Bldg</b>	0	<b>Total</b>	8,400
------------------	-------	----------------------	---	--------------	-------

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
0.24	Acres-Homesite (Fract)	15,000.00	7,348	100%		7,348	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 0.24			Land Total			13,348	
<b>Acpt Land</b>		13,300	<b>Accepted Bldg</b>		0	<b>Total</b>	13,300

Account: 160 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/05/2021  
 Sale Price 105,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.43	Acres-Rear Land 1 =<100	500.00	215	100%		215
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.43			Land Total			21,215

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	552 Sqft	Grade C 100	Base		63,159
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		879
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-580
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	1977	Typical	Typical	Below Average	Typical		65,333
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		40%	100%	100%	26,133

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1900	496	C 100	20.825	Ava-	40%	100%	100%	8.330
Encl Frame Porch	1900	186	C 100	3.718	Ava-	40%	100%	100%	1.487
Frame Shed	1900	396	D 100	5.536	Ava-	40%	100%	100%	2.214
Stable w/Loft	1900	440	D 100	8.324	Ava-	40%	100%	100%	3.330
Frame Shed	1900	240	D 100	3.706	Ava-	40%	100%	100%	1.482
Frame Shed	1900	56	D 100	1.547	Ava-	40%	100%	100%	619
Frame Shed	1900	56	E 100	944	Fair	30%	100%	100%	283
Frame Shed	1900	48	E 100	886	Fair	30%	100%	100%	266
Outbuilding Total									18,011

<b>Acpt Land</b>	21,200	<b>Accepted Bldg</b>	44,100	<b>Total</b>	65,300
------------------	--------	----------------------	--------	--------------	--------

Account: 244 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/30/2006  
 Sale Price 370,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	15%	Excess Frt	4,950
1.00	Acres-Homesite (Fract)	25,000.00	25,000	95%		23,750
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250
4.00	# -Lot Improvements	3,000.00	12,000	100%		12,000
Total Acres 7.04			Land Total			190,450

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	945 Sqft	Grade C 100	Base		84,064
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		803
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,505
Rooms	12					
Bedrooms	5	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	2			Fireplace		4,500
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1829	1972	Typical	Typical	Good	Typical	92,747
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	70%	100%	100%	64,923	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
1 & 1/2 Storv Fr	1972	822	C 100	33.051	Good	70%	100%	100%	23.136
Wood Deck	1972	587	C 100	3.462	Good	70%	100%	100%	2.423
Frame Garage	1972	720	C 100	11.325	Good	70%	100%	100%	7.927
Unfinished Attic	1972	720	C 100	2.912	Good	70%	100%	100%	2.038
Frame Shed	1972	81	D 100	1.840	Fair	58%	100%	100%	1.067
Carport/Canopy	2004	330	D 100	2.758	Ava.	91%	100%	100%	2.510
Wood Deck	2008	42	B 100	500	Ava.	93%	100%	100%	465
Wood Deck	2008	120	B 100	1.033	Ava.	93%	100%	100%	961
Wood Deck	2008	182	B 100	1.457	Ava.	93%	100%	100%	1.355
Outbuilding Total									41,882

**Acpt Land** 190,500 **Accepted Bldg** 106,800 **Total** 297,300

Name: ESCHHOLZ, LORI

Page 304

BETH, CHRISTOPHER

Map/Lot:

005-019-002

Account: 990 Card: 1 of 1

Location:

282 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 04/23/2018  
 Sale Price 4,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
075 X 198	\$/FF -Tidal Ocean	330.00	23,480	15%		3,522
Total Acres 0.34			Land Total			3,522

**Acpt Land** 3,500 **Accepted Bldg** 0 **Total** 3,500



BETH, CHRISTOPHER A

Map/Lot:

005-013

Account: 510 Card: 1 of 1

Location:

270 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 10/13/2015  
 Sale Price 145,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
115 X 220	\$/FF -Tidal Ocean	330.00	37,950 100%		37,950
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.58				Land Total	43,950

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One Story	1,120 Sqft	Grade B 100	Base	80,221
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,243
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,025
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Good	Typical	82,489
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None						
<b>Economic Obsolescence</b>			<b>Phys. %</b>		<b>Func. %</b>	<b>Econ. %</b>
None			93%		100%	100%

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	2004	196	B 100	7.071	Good	93%	100%	100%	6.576
Frame Garage	2004	240	B 100	6.503	Good	93%	100%	100%	6.048
Wood Deck	2004	240	B 100	1.854	Good	93%	100%	100%	1.724
Outbuilding Total									14,348

**Acpt Land**

44,000

**Accepted Bldg**

91,100

**Total**

135,100

Account: 71 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/1997  
 Sale Price 89,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B2160P285 05/97

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.55	Acres-Homesite (Fract)	15,000.00	11,124 100%		11,124
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.55			Land Total		17,124

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	588 Sqft	Grade C 100	Base	62,324
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Crawl	Basement	-2,870
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	803
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1990	Typical	Typical	Good	Typical	61,507
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	43,055	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1988	210	C 100	4.061	Good	70%	100%	100%	2.843
One Storv Frame	1890	440	C 100	13.010	Good	70%	100%	100%	9.107
Finished Attic	1890	440	C 100	10.304	Good	70%	100%	100%	7.213
Unfin Basement	1890	220	C 100	5.181	Good	70%	100%	100%	3.627
Frame Garage	1988	576	C 100	9.527	Ava.	82%	100%	100%	7.812
Frame Garage	1890	504	D 100	7.074	Fair	30%	100%	100%	2.122
Outbuilding Total									32,724

**Acpt Land**

17,100

**Accepted Bldg**

75,800

**Total**

92,900

Account: 90 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/1997  
 Sale Price 89,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
125 X 100	\$/FF -River Front	95.00	8,006	50%		4,003	
0.13	Acres-Rear Land 1 =<100	500.00	65	100%		65	
Total Acres 0.42			Land Total		4,068		
<b>Acpt Land</b>		4,100	<b>Accepted Bldg</b>		0	<b>Total</b> 4,100	

Name: FARMER, PHILLIP

Page 308

FARMER, ROBERTA

Map/Lot:

013-043-003

Account: 605 Card: 1 of 1

Location:

39 PINE LN

Neighborhood 18 Robbinston Ridge

Zoning/Use Shore  
 Topography Rolling  
 Utilities Cesspool  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 145	\$/FF -River Front	95.00	15,425	100%		15,425	
115 X 010	\$/FF -River Front	95.00	2,329	75%	Excess Frt	1,747	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
Total Acres 0.70			Land Total		20,172		
<b>Acpt Land</b>		20,200	<b>Accepted Bldg</b>		0	<b>Total</b>	
						20,200	

Name: FARRIS, JAMES S

Page 309

FARRIS, HILDA M

Map/Lot:

011-042

Account: 771 Card: 1 of 1

Location:

283 EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Sale Date 10/01/1997  
 Sale Price 42,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
25.00	Acres-Rear Land 1 =<100	500.00	12,500	100%		12,500
Total Acres 26.00			Land Total			26,750

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1955	720	C 100	11.325	Fair	47%	100%	100%	5,323
						Outbuilding Total			5,323

**Acpt Land** 26,800 **Accepted Bldg** 5,300 **Total** 32,100

Name: FARRIS, JAMES S

Page 310

FARRIS, HILDA M

Map/Lot:

011-044

Account: 773 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	66.50	13,300	25%	View/Envir	3,325	
175 X 220	\$/FF -River Front	66.50	11,638	75%	Excess Frt	0	
175 X 220	\$/FF -River Front	3,000.00	3,000	25%	View/Envir	2,182	
0.40	Acres-Rear Land 1 =<100	350.00	140	100%		140	
Total Acres 2.29			Land Total			5,647	
<b>Acpt Land</b>		5,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						5,600	

Name: FARRIS, JAMES S

Page 311

FARRIS, HILDA M

Map/Lot:

011-045

Account: 774 Card: 1 of 1

Location:

275 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/01/1992  
 Sale Price 14,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
20.00	Acres-Rear Land 1 =<100	500.00	10,000	100%		10,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 21.00					Land Total	31,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1995	576	C 110	10.479	Ava.	86%	100%	100%	9.012
Encl Frame Porch	1996	96	C 110	2.674	Ava.	87%	100%	100%	2.326
Wood Deck	1996	72	C 100	578	Ava.	87%	100%	100%	503
Wood Deck	1996	64	C 100	533	Ava.	87%	100%	100%	464
28Mobile Home..	1994	28X52	C 110	70.398	Ava.	48%	100%	100%	33.967
Concrete Slab...	1994	1456	C 100	9.250	Ava.	85%	100%	100%	7.862
Frame Shed	2000	96	E 100	1.229	Ava.	89%	100%	100%	1.094
Outbuilding Total									55,228

**Accpt Land** 31,000 **Accepted Bldg** 55,200 **Total** 86,200

Name: FEELY, MARY L

Page 312

2021 MARY R FEELY REVOCABLE TRUST

Map/Lot:

006-032

Account: 578 Card: 1 of 1

Location:

159 HERSEY RD

Neighborhood 9 Centennial Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 05/01/2000  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
079 X 220	\$/FF -Tidal Ocean	330.00	26,070	50%	Excess Frt	13,035
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.02			Land Total			135,335

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	832 Sqft	Grade C 100	Base	74,755
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet Crawl	Basement	-3,064
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,872
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1975	0	Typical	Typical	Average	Typical	72,319	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		75%	81%	100%	43,934

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1975	108	C 100	2.603	Ava.	75%	100%	100%	1.952
Frame Garae	1975	500	C 100	8.578	Ava.	75%	100%	100%	6.434
Outbuilding Total									8,386

**Acpt Land**

135,300

**Accepted Bldg**

52,300 **Total**

187,600



Name: FENDERSON, JAMIE C

Page 313

FENDERSON, AARON S

Map/Lot:

013-057

Account: 884 Card: 1 of 1

Location:

STATION RD

Neighborhood 19 South Meadow Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
0.96	Acres-Rear Land 1 =<100	500.00	480	100%		480	
Total Acres 1.96			Land Total			7,480	
<b>Acpt Land</b>		7,500	<b>Accepted Bldg</b>		0	<b>Total</b>	7,500

Account: 901 Card: 1 of 1

Neighborhood 21 High Street

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.91	Acres-Homesite (Fract)	15,000.00	14,309	100%		14,309
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.91					Land Total	20,309

**Commercial Description**

Occupancy Type	Church.....	
Class & Quality	Frame.....Avg.	
# Dwelling Units	0	
Exterior	Aluminum/Vinyl	
Stories & Height	1 STORY @ 10'	
Heating/Cooling	Forced Warm Air	
Built	2013	
Remodeled	0	
Base Cost/Sqft		95.02
Heat-Cool/Sqft	+	11.68
Total		106.70
Size Factor	X	0.920
Adjusted Cost/Sqft		98.16
Total Square Feet	X	3,200
Replacement Cost		314,112
Condition	Average	
% Good Physical	X	.95
Functional	X	1.00
Subtotal		298,406
Economic Factor	X 1.00	
Total Value		298,406

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	2013	160	B 100	5.285	Ava.	95%	100%	100%	5,021
Outbuilding Total									5,021

**Acpt Land** 20,300 **Accepted Bldg** 303,400 **Total** 323,700

Name: FITCH, WENDY J

Page 315

FITCH, DAVID

Map/Lot:

015-038

Account: 146 Card: 1 of 1

Location:

61 FRONT ST

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellNone  
 Street Semi-Improved

Sale Date 02/09/2004  
 Sale Price 15,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.56	Acres-Homesite (Fract)	15,000.00	11,225 100%		11,225
1.00	# -Lot Improvements	3,000.00	3,000 60%		1,800
Total Acres 0.56			Land Total		13,025

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	304 Sqft	Grade D 100	Base	39,241
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,415
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,942
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-224
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Old Type	None	Fair	Typical	31,122	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		30%	86%	100%	8,029

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1900	322	D 100	10.616	Fair	30%	100%	100%	3,185
Outbuilding Total									3,185

**Acpt Land**

13,000

**Accepted Bldg**

11,200

**Total**

24,200

Name: FITZ JR, MICHAEL T

Page 316

ROY, JEANNE M

Map/Lot:

002-011

Account: 379 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Gravel

Sale Date 07/30/2021  
Sale Price 40,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 7 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
14.00	Acres-Rear Land 1 =<100	500.00	7,000	100%		7,000
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 15.00			Land Total			14,000

<b>Acpt Land</b>	14,000	<b>Accepted Bldg</b>	0	<b>Total</b>	14,000
------------------	--------	----------------------	---	--------------	--------

**Valuation Report**

Account: 84 Card: 1 of 1

Neighborhood 20 Factory Rd

**Sale Data**  
 Sale Date 06/02/2022  
 Sale Price 30,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1 B1720P251

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description		Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit					
127 X 220	\$/FF -Tidal Ocean	264.00		33,528	100%		33,528
0.19	Acres-Rear Land 1 =<100	400.00		76	100%		76
Total Acres 0.83						Land Total	33,604

**Acpt Land** 33,600 **Accepted Bldg** 0 **Total** 33,600

Name: FIX, PHYLLIS G (TRUSTEE)

Page 318

FIX REVOCABLE LIVING TRUST, PHYLLIS G

Map/Lot:

008-017-001

Account: 1012 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Paved

**Sale Data**  
Sale Date 11/01/1995  
Sale Price 0  
Sale Type  
Financing  
Verified  
Validity

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000	
Total Acres 12.00					Land Total	6,000	
<b>Acpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	6,000

Account: 92 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Shore  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/2015  
 Sale Price 20,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	95.00	18,116	100%		18,116
025 X 200	\$/FF -River Front	95.00	2,264	75%	Excess Frt	1,698
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.03					Land Total	25,814

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Zimmer M/H	1984	14X66	A 100	40.300	Ava.	40%	100%	100%	16.120
Concrete Slab...	1984	924	C 100	5.890	Ava.	80%	100%	100%	4.712
Outbuilding Total									20,832

**Acpt Land** 25,800 **Accepted Bldg** 20,800 **Total** 46,600

**Valuation Report**

Map/Lot:

002-011-001

Location:

374 YOUNGS COVE RD

Account: 378 Card: 1 of 1

Neighborhood 24 Youngs Cove Rd

Sale Data	
Sale Date	05/22/2020
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250	
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000	
Total Acres 5.00			Land Total		16,250		
<b>Acpt Land</b>		16,300	<b>Accepted Bldg</b>		0	<b>Total</b>	16,300



Account: 7 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.81	Acres-Homesite (Fract)	25,000.00	22,500	70%	Topography	15,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.81					Land Total	21,750

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	1993	240	C 100	1.519	Poor	63%	50%	100%	478
Frame Garaae	1993	384	C 100	7.129	Poor	63%	50%	100%	2,246
Open Frame Porch	1995	60	D 100	704	Poor	64%	50%	100%	226
24Mobile Home..	1993	24X44	C 100	52.620	Poor	26%	100%	100%	13,944
Frame Garaae	2003	708	C 100	11.175	Poor	70%	50%	100%	3,911
Encl Frame Porch	2008	352	E 100	3.046	Poor	73%	50%	100%	1,112
<b>Outbuilding Total</b>									<b>21,917</b>
<b>Acpt Land</b>		21,800	<b>Accepted Bldg</b>		21,900	<b>Total</b>		43,700	

Name: FLOYD, JAMES R

Page 322

FLOYD, MARTHA F

Map/Lot:

006-004

Account: 548 Card: 1 of 1

Location: 329 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/14/2019  
 Sale Price 385,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -Tidal Ocean	330.00	62,929	100%		62,929
200 X 200	\$/FF -Tidal Ocean	330.00	62,929	75%	Excess Frt	47,196
100 X 200	\$/FF -Tidal Ocean	330.00	31,464	50%	Excess Frt	15,732
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.27	Acres-Rear Land 1 =<100	500.00	635	100%		635
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.57			Land Total			147,492

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	1,313 Sqft	Grade AA100	Base	233,187
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	4,705
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,219
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2009	0	Modern	Modern	Good	Typical	242,111
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		94%	100%	100%
						227,584

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	2009	30	AA100	771	Good	94%	100%	100%	725
Open Frame Porch	2009	50	AA100	1,688	Good	94%	100%	100%	1,587
Encl Frame Porch	2009	296	AA100	11,907	Good	94%	100%	100%	11,193
Frame Garage	2011	729	B 100	13,952	Good	94%	100%	100%	13,115
Unfinished Attic	2011	729	B 100	3,577	Good	94%	100%	100%	3,362
Outbuilding Total									29,982

**Acpt Land** 147,500 **Accepted Bldg** 257,600 **Total** 405,100

Pembroke 2023 Commitment Archive  
 Name: FOSS, SUSAN M & WARREN A (L/E)  
 FOSS, SUSAN M & JOSEPH W  
 Account: 352 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 323  
 017-057  
 695 US RTE 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Sale Data	
Sale Date	02/01/1992
Sale Price	4,000
Sale Type	Mobile Home
Financing	Unknown
Verified	Other Source
Validity	Other Non Valid

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Homesite (Fract)	15,000.00	5,408	100%		5,408
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.13					Land Total	10,208

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Skvline M/H	1994	14X72	B 100	34.580	Ava.	48%	100%	100%	16.685
Concrete Slab...	1994	1008	C 100	6.420	Ava.	85%	100%	100%	5.457
Encl Frame Porch	1995	48	C 100	1.744	Ava.	86%	100%	100%	1.500
Outbuilding Total									23,642
<b>Acpt Land</b>		10,200	<b>Accepted Bldg</b>		23,600	<b>Total</b>			33,800

Neighborhood 7 Garnet Head Rd  
 Tree Growth 2019  
 Zoning/Use Highway/Comm.  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2019 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
17.30	Acres-Mixed Wood	165.00	2,398	100%		2,398
7.50	Acres-Hardwood	130.00	819	100%		819
1.20	Acres-Homesite	15,000.00	18,000	100%		18,000
Total Acres 26.00			Land Total			21,217

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Oil Tank /00BBL	1941	67	C 100	92.274	Ava.	56%	100%	100%	51.673
Oil Tank /00BBL	1941	99	C 100	115.525	Ava.	56%	100%	100%	64.694
Oil Tank /00BBL	1941	68	C 100	93.001	Ava.	56%	100%	100%	52.081
Oil Tank /00BBL	1941	67	C 100	92.274	Ava.	56%	100%	100%	51.673
Frame Shed	1941	300	C 100	5.377	Ava.	56%	100%	100%	3.011
Wood Deck	1941	192	C 100	1.250	Ava.	56%	100%	100%	700
Sinale Pump #	1975	2	C 100	4.480	Ava.	50%	100%	100%	2.240
Sinale Pump #	1980	3	C 100	6.720	Ava.	50%	100%	100%	3.360
Oil Pipina/00BBL	1941	262	C 100	18.340	Ava.	56%	100%	100%	10.270
Outbuilding Total									239,702
<b>Acpt Land</b>		21,200	<b>Accepted Bldg</b>		239,700	<b>Total</b>			260,900

Name: FOURNIER, EDWARD

Page 325

FOURNIER, CHRISTINE

Map/Lot:

013-026

Account: 848 Card: 1 of 1

Location:

143 MT TOM RD

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1472P333

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 2 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.50	Acres-Rear Land 1 =<100	500.00	5,750	100%		5,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.50						Land Total 26,750

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	440 Sqft	Grade C 100	Base	54,784
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-220
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,320
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-660
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1950	0	Typical	Typical	Average	Inadeq.		52,584
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	61%	95%	100%			30,472

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1950	160	C 100	4.731	Ava.	61%	100%	100%	2.886	
One Storv Frame	1950	160	C 100	4.731	Ava.	61%	100%	100%	2.886	
Wood Deck	1950	240	C 100	1.519	Ava.	61%	100%	100%	927	
Stable w/Loft	1920	441	E 100	5.083	Fair	30%	100%	100%	1.525	
Frame Shed	1950	96	E 100	1.229	Poor	33%	100%	100%	406	
Frame Shed	1950	56	E 100	944	Poor	33%	100%	100%	312	
Outbuilding Total									8,942	

<b>Acpt Land</b>	26,800	<b>Accepted Bldg</b>	39,400	<b>Total</b>	66,200
------------------	--------	----------------------	--------	--------------	--------

Name: FRANKLIN, KIRK

Page 326

FRANKLIN, STACY

Map/Lot:

003-022-003

Account: 1131 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 12/15/2021  
 Sale Price 77,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	60%	Vacancy	42,240
056 X 220	\$/FF -Deep Ocean	352.00	19,712	75%	Excess Frt	0
056 X 220	\$/FF -Deep Ocean	3,000.00	6,000	60%	Vacancy	8,870
0.51	Acres-Rear Land 1 =<100	400.00	204	60%	Vacancy	122
Total Acres 1.80			Land Total			51,232

**Accpt Land** 51,200 **Accepted Bldg** 0 **Total** 51,200

Name: FREDEN, WILLIAM R

Page 327

FREDEN, CAROL A

Map/Lot:

005-023

Account: 523 Card: 1 of 1

Location:

218 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 01/14/2004  
 Sale Price 225,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2294P132 11/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	75%	Excess Frt	24,750
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.72						Land Total 96,850

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	1,170 Sqft	Grade B 100	Base	112,209
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,948
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	3,813
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,606
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Typical	Average	Typical	119,576
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		82%	100% 100%	98,052

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1991	1008	D 110	13.460	Ava.	84%	100%	100%	11.306
Wood Deck	1991	464	C 100	2.773	Ava.	84%	100%	100%	2.329
Open Frame Porch	1992	208	C 100	2.461	Ava.	84%	100%	100%	2.067
Outbuilding Total									15,702

**Acpt Land**

96,900

**Accepted Bldg**

113,800

**Total**

210,700

Account: 15 Card: 1 of 1

Location: 90 OLD COUNTY RD

Neighborhood 12 Old Route 1  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/20/2022  
 Sale Price 207,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	1,200 Sqft	Grade D 110	Base	84,339
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-541
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,691
Attic	None			Attic	0
FirePlaces	2			Fireplace	4,059
Insulation	Minimal			Insulation	-974
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1830	1989	Typical	Typical	Average	Typical		88,574
<b>Functional Obsolescence</b>							<b>Value(Rcnld)</b>
None							
<b>Economic Obsolescence</b>			<b>Phys. %</b>		<b>Func. % Econ. %</b>		
None			50%		100% 100%		44,287

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1830	160	D 110	3.018	Ava.	50%	100%	100%	1.509
One Storr Frame	1989	96	D 110	2.561	Ava.	50%	100%	100%	1.280
Unfin Basement	1830	256	D 110	4.882	Ava.	50%	100%	100%	2.441
Stable w/Loft	1830	728	D 100	11.770	Fair	30%	100%	100%	3.531
Frame Shed	1950	520	D 100	6.990	Ava-	52%	100%	100%	3.635
Frame Shed	1989	260	D 100	3.940	Ava.	83%	90%	100%	2.943
Outbuilding Total									15,339

<b>Acpt Land</b>	21,000	<b>Accepted Bldg</b>	59,600	<b>Total</b>	80,600
------------------	--------	----------------------	--------	--------------	--------



Neighborhood 20 Factory Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
120 X 220	\$/FF -River Front	95.00	11,400	75%	Excess Frt	8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.62						Land Total 33,550

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	532 Sqft	Grade C 100	Base		62,095
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-266
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		847
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1850	1980	Typical	Typical	Average	Typical		62,676
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	95%	100%	29,771

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1980	192	C 100	8.403	Ava.	50%	100%	100%	4.202
One Storv Frame	1980	183	C 100	5.411	Ava.	50%	100%	100%	2.706
Encl Frame Porch	1980	40	C 100	1.630	Ava.	50%	100%	100%	815
Open Frame Porch	1980	48	C 100	729	Ava.	50%	100%	100%	364
Wood Deck	1980	130	C 100	903	Ava.	50%	100%	100%	452
Stable w/Loft	1980	462	D 100	8.588	Ava-	71%	100%	100%	6.097
Frame Garage	1995	672	C 100	10.725	Ava.	86%	100%	100%	9.224
Outbuilding Total									23,860

<b>Acpt Land</b>	33,600	<b>Accepted Bldg</b>	53,600	<b>Total</b>	87,200
------------------	--------	----------------------	--------	--------------	--------

Name: FURLONG, DUANE

Page 330

FURLONG, KELLY

Map/Lot:

013-030

Account: 853 Card: 1 of 1

Location:

55 MT TOM RD

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/20/2019  
 Sale Price 27,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
0.50	Acres-Rear Land 1 =<100	350.00	175	100%		175
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 1.51					Land Total	17,675

**Dwelling Description**

**Replacement Cost New**

Other	One Story	224 Sqft	Grade SC100	Base	21,246
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-2,513
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,104
Rooms	2				
Bedrooms	1	Add Fixtures	1		
Baths	0	Half Baths	1	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-89
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Obsolete	Obsolete	Poor	Inadeq.	17,540
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
<b>Dilapidation</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		53%	38%	100%
						3,533

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1979	64	E 100	1.000	Poor	53%	100%	100%		530
Frame Shed	2008	240	C 100	4.519	Poor	73%	100%	100%		3,299
<b>Outbuilding Total</b>										<b>3,829</b>

**Acpt Land**

17,700

**Accepted Bldg**

7,400

**Total**

25,100

Name: FURLONG, DUANE

Page 331

FURLONG, KELLY

Map/Lot:

013-032

Account: 855 Card: 1 of 1

Location:

MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
Topography Rolling  
Utilities None  
Street Semi-Improved

Sale Date 10/30/2019  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%	13,300
Total Acres 1.01			Land Total		13,300

<b>Acpt Land</b>	13,300	<b>Accepted Bldg</b>	0	<b>Total</b>	13,300
------------------	--------	----------------------	---	--------------	--------

Name: GALPIN, ERNEST S

Page 332

MADSEN, CATHERINE

Map/Lot:

014-070

Account: 108 Card: 1 of 1

Location:

22 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 10/26/2015  
 Sale Price 113,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90						Land Total 21,450

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	748 Sqft	Grade C 100	Base	73,585
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-374
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-589
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	2001	Modern	Typical	Very Good	Typical	73,872
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	100%	100%	55,404	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1890	325	C 100	9.610	V.G.	75%	100%	100%	7.208
One Storv Frame	2001	195	C 100	5.765	V.G.	93%	100%	100%	5.361
Wood Deck	2002	180	C 100	1.183	V.G.	75%	100%	100%	887
2S Frame Shed	2022	896	B 100	25.061	Ava.	95%	100%	100%	23.808
Outbuilding Total									37,264

**Acpt Land**

21,500

**Accepted Bldg**

92,700

**Total**

114,200

Pembroke 2023 Commitment Archive  
 Name: GANONG, GORDON G & JENNIE J (L/E)  
 GANONG, JULIE; GORDON; BRIAN; CRAIG  
 Account: 689 Card: 1 of 2

**Valuation Report**

04/10/2024  
 Page 333  
 009-018  
 479 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 1 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
8.81	Acres-Rear Land 1 =<100	500.00	4,405	100%		4,405
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.81			Land Total			25,405

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	782 Sqft	Grade C 110	Base		82,932
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Wet Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1980	Typical	Typical	Above Average	Typical	82,932
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		60%	95%	100%
						<b>Value(Rcnd)</b>
						47,271

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
One Storv Frame	1980	180	C 110	5.855	Ava+	Phy 60%	Func 100%	Econ 100%	3.513
Wood Deck	1980	195	C 110	1.394	Ava+	60%	100%	100%	836
Frame Garcae	2006	720	B 100	13.817	Ava+	60%	100%	100%	8.290
Swimmina Pool	2000	678	B 100	17.370	Ava+	60%	100%	100%	10.422
Outbuilding Total									23,061

**Acpt Land** 25,400 **Accepted Bldg** 70,300 **Total** 95,700

Pembroke 2023 Commitment Archive  
 Name: GANONG, GORDON G & JENNIE J (L/E)  
 GANONG, JULIE; GORDON; BRIAN; CRAIG  
 Account: 689 Card: 2 of 2

**Valuation Report**

04/10/2024  
 Page 334  
 Map/Lot: 009-018  
 Location: OLD RT 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				RCN	Cond	Percent Good			Value Rcnld
	Year	Units	Grade				Phy	Func	Econ	
Frame Shed	1950	6120	D 100		72.692	Ava-	52%	50%	100%	18,900
							<b>Outbuilding Total</b>			<b>18,900</b>
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		18,900	<b>Total</b>		<b>18,900</b>	

Pembroke 2023 Commitment Archive  
Name: GANONG, GORDON G & JENNIE J (L/E)  
GANONG, JULIE; GORDON; BRIAN; CRAIG  
Account: 689

**Valuation Report**

04/10/2024  
Page 335  
009-018  
OLD RT 1

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	25,400	70,300	95,700	25,400	70,300	95,700
2	0	18,900	18,900	0	18,900	18,900
<b>TOTAL</b>	25,400	89,200	114,600	25,400	89,200	114,600

Name: GARDNER, HAYDEN

Page 336

NATALIE, GARDNER

Map/Lot:

017-006

Account: 306 Card: 1 of 1

Location:

34 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 01/06/2023  
 Sale Price 165,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.46	Acres-Homesite (Fract)	15,000.00	10,174 100%		10,173
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.46				Land Total	16,173

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	795 Sqft	Grade C 100	Base	53,581
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-2,990
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	1/4 Finished			Attic	4,186
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	56,652
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		92%	100% 100%	52,120

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	2006	84	C 100	645	Ava.	92%	100%	100%	593
Open Frame Porch	2006	200	C 100	2.374	Ava.	92%	100%	100%	2.184
Frame Shed	2006	96	C 100	2.458	Ava.	92%	100%	100%	2.261
Frame Garaae	2009	576	B 100	11.623	Ava+	94%	100%	100%	10.926
Outbuilding Total									15,964

**Acpt Land**

16,200

**Accepted Bldg**

68,100 **Total**

84,300



Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/26/2013  
 Sale Price 79,250  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Homesite (Fract)	15,000.00	13,416	100%		13,416
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.80			Land Total			19,416

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	720 Sqft	Grade C 100	Base		72,095
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry 3/4 Bmt	Basement		-1,192
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	10					
Bedrooms	5	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,260
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1860	1940	Typical	Typical	Fair	Typical	69,643	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		30%	100%	100%	20,893

Outbuildings/Additions/Improvements							Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
1 & 3/4 Storv Fr	1860	924	C 100	38.795	Fair	30%	100%	100%	11.638	
Encl Frame Porch	1860	49	C 100	1.758	Fair	30%	100%	100%	527	
Frame Bav Window	1860	24	C 100	1.533	Fair	30%	100%	100%	460	
Open Frame Porch	1860	125	C 100	1.562	Fair	30%	100%	100%	469	
Frame Shed	1860	302	D 100	4.432	Fair	30%	90%	100%	1.197	
Frame Shed	1860	250	D 100	3.823	Fair	30%	90%	100%	1.032	
Stable w/Loft	1860	450	D 100	8.445	Fair	30%	90%	100%	2.281	
Outbuilding Total									17,604	

**Acpt Land** 19,400 **Accepted Bldg** 38,500 **Total** 57,900

Account: 726 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Septic SystemDrilled Well  
 Street Paved

**Sale Data**  
 Sale Date 02/09/2012  
 Sale Price 20,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
10.80	Acres-Rear Land 1 =<100	500.00	5,400	100%		5,400
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.80					Land Total	26,400

<b>Outbuildings/Additions/Improvements</b>							Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good Func Econ	Rcnld
10Mobile Home	0			----	SOUND	VALUE	----	2,000
Encl Frame Porch	0			----	SOUND	VALUE	----	500
Frame Shed	0			----	SOUND	VALUE	----	1,000
							Outbuilding Total	3,500
<b>Acpt Land</b>		26,400	<b>Accepted Bldg</b>		3,500	<b>Total</b>		29,900

Account: 126 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/11/2023  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.11	Acres-Rear Land 1 =<100	500.00	55	100%		55
Total Acres 5.11			Land Total			23,055

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Beaumont	M/H	1974	14X60 B 100	29.900	Poor	20%	50%	100%	2,990	
<b>Outbuilding Total</b>									<b>2,990</b>	
<b>Acpt Land</b>		23,100	<b>Accepted Bldg</b>		3,000	<b>Total</b>		26,100		

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Low  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 05/08/2020  
 Sale Price 130,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
Total Acres 1.70						Land Total 21,350

Dwelling Description				Replacement Cost New		
Ranch	One Story	864 Sqft	Grade C 110	Base		61,782
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		865
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
2001	0	Typical	Typical	Good	Typical		62,647
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	92%	100%	100%	57,635		

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Wood Deck	2001	96	C 110	784	Good	92%	100%	100%	721	
Open Frame Porch	2001	24	C 110	518	Good	92%	100%	100%	477	
Encl Frame Porch	2001	72	C 110	2.296	Good	92%	100%	100%	2.112	
Frame Garage	2006	864	B 100	16.010	Ava.	92%	100%	100%	14.729	
Frame Shed	2011	96	E 100	1.229	Ava.	95%	100%	100%	1.168	
Frame Garage	2016	200	C 100	4.831	Ava.	95%	100%	100%	4.589	
Outbuilding Total									23,796	

<b>Acpt Land</b>	21,400	<b>Accepted Bldg</b>	81,400	<b>Total</b>	102,800
------------------	--------	----------------------	--------	--------------	---------

Name: GEBO, JUSTIN

Page 341

GEBO, ERIKA

Map/Lot:

007-021

Account: 623 Card: 1 of 2

Location:

88 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 04/27/2022  
 Sale Price 175,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
40.00	Acres-Rear Land 1 =<100	500.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 41.00						Land Total 41,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	432 Sqft	Grade D 100	Base	44,589
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-177
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-797
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-531
Unfin. Living Area	15%			Unfinished	-638

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1930	Old Type	Old Type	Poor	Typical	42,446
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Dilapidation	None	20%	86%	100%	7,301	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1980	256	C 100	7.468	Ava.	78%	100%	100%	5.825
Frame Shed	1980	112	D 100	2.204	Fair	64%	90%	100%	1.270
Frame Shed	1980	144	C 100	3.146	Ava.	78%	90%	100%	2.209
Stable w/Loft	1980	820	C 100	15.695	Ava.	78%	100%	100%	12.242
Outbuilding Total									21,546

**Acpt Land**

41,000

**Accepted Bldg**

28,800

**Total**

69,800

Name: GEBO, JUSTIN

Page 342

GEBO, ERIKA

Map/Lot:

007-021

Account: 623 Card: 2 of 2

Location:

88 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 04/27/2022  
 Sale Price 175,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	1,240 Sqft	Grade B 100	Base	121,702
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	600 Sqft, Grade C	Basement Gar	None	Fin Bsmt	5,280
Heating	110% Hot Water BB	Cooling	0% None	Heat	3,444
Rooms	6				
Bedrooms	5	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>	<b>Total</b>
1992	2006	Typical	Typical	Good	Typical	132,714
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Incomplete		None		89%	95%	100%
						112,210

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2006								3.500
Frame Shed	2008	120	B 100	3.417	Ava+	94%	100%	100%	3.212
									6,712

**Acpt Land**

0 **Accepted Bldg**

118,900 **Total**

118,900

Pembroke 2023 Commitment Archive  
Name: GEBO, JUSTIN  
GEBO, ERIKA  
Account: 623

**Valuation Report**

04/10/2024  
Page 343  
007-021  
88 US RTE 1

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	41,000	28,800	69,800	41,000	28,800	69,800
2	0	118,900	118,900	0	118,900	118,900
<b>TOTAL</b>	41,000	147,700	188,700	41,000	147,700	188,700

Account: 917 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Commercial  
 Topography Level  
 Utilities Septic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/11/2015  
 Sale Price 22,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.54	Acres-Homesite (Fract)	15,000.00	11,023	100%		11,023
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.54			Land Total			14,023

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	720 Sqft	Grade D 110	Base	65,030
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Crawl	Basement	-2,562
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,273
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	1992	Typical	Typical	Average	Typical	60,195	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%	30,098

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	1992	100	D 110	662	Ava.	50%	100%	100%	331
Encl Frame Porch	1992	120	D 110	2,500	Ava.	50%	80%	100%	1,000
2 & 1/2 Storr Fr	1850	2030	D 100	89,093	Fair	30%	100%	100%	26,728
Outbuilding Total									28,059

<b>Acpt Land</b>	14,000	<b>Accepted Bldg</b>	58,200	<b>Total</b>	72,200
------------------	--------	----------------------	--------	--------------	--------



Name: GILLIES, CHARLES

Page 345

GILLIES, JENNIFER

Map/Lot:

006-017

Account: 562 Card: 1 of 1

Location:

235 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/22/2011  
 Sale Price 375,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 SOLAR EXEMPT  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
152 X 220	\$/FF -Tidal Ocean	330.00	50,160	100%		50,160
1.73	Acres-Rear Land 1 =<100	500.00	865	100%		865
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50					Land Total	57,025

**Dwelling Description**

**Replacement Cost New**

Contemporary	One & 3/4 Story	1,242 Sqft	Grade A 100	Base	157,283
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,968
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	4,688
Attic	None			Attic	0
FirePlaces	1			Fireplace	3,750
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2006	0	Modern	Modern	Average	Typical	168,689	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		92%	100%	100%	155,194

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
Wood Deck	2006	126	A 100	1.322	Ava.	92%	100%	100%	1.216
Frame Garage	2006	984	A 100	21.932	Ava.	92%	100%	100%	20.177
Wood Deck	2006	48	A 100	666	Ava.	92%	100%	100%	613
One Storv Frame	2006	50	A 100	2.218	Ava.	92%	100%	100%	2.041
Unfin Basement	2006	50	A 100	6.132	Ava.	92%	100%	100%	5.641
Outbuilding Total									29,688

**Acpt Land**

57,000

**Accepted Bldg**

184,900

**Total**

241,900

Account: 405 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/22/2010  
 Sale Price 230,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
050 X 220	\$/FF -Tidal Ocean	330.00	16,500	50%	Excess Frt	8,250
0.90	Acres-Homesite (Fract)	25,000.00	23,717	100%		23,717
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.17			Land Total			153,467

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 3/4 Story	960 Sqft	Grade C 110	Base	93,348
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-3,652
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-3,696
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1996	0	Modern	Typical	Average	Typical	88,063	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		87%	100%	100%	76,615

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
2S Frame Garage	1995	720	B 100	17.368	Ava.	86%	100%	100%	14,936
Open Frame Porch	1996	80	B 100	1.312	Ava.	87%	100%	100%	1.141
Carport/Canopy	2002	240	D 100	2.318	Ava.	90%	100%	100%	2.086
Frame Shed	2002	56	D 100	1.547	Ava.	90%	100%	100%	1.392
Outbuilding Total									19,555

**Acpt Land**

153,500

**Accepted Bldg**

96,200

**Total**

249,700

Name: GLIDDEN, DIANE L (L/E)

Page 347

WICHTERMANN, CLARK E

Map/Lot:

005-007-002

Account: 503 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/13/2002  
 Sale Price 42,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
060 X 220	\$/FF -Tidal Ocean	264.00	15,840	50%	Excess Frt	7,920
1.70	Acres-Rear Land 1 =<100	400.00	680	100%		680
Total Acres 4.02			Land Total			101,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Recreational Trailer	0			----	SOUND	VALUE	----			1,000
Recreational Trailer	0			----	SOUND	VALUE	----			500
Outbuilding Total										1,500

**Accpt Land** 101,000 **Accepted Bldg** 1,500 **Total** 102,500

Account: 123 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 01/23/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 5 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.23	Acres-Rear Land 1 =<100	500.00	5,615	100%		5,615
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.23						Land Total 26,615

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Ranch	One Story	1,100 Sqft	Grade B 100	Base		79,307
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,221
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Typical	Typical	Above Average	Typical	80,528
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		86%	100%	100%
						<b>Value(Rcnd)</b>
						69,254

<b>Outbuildings/Additions/Improvements</b>						
Description	Year	Units	Grade	RCN	Cond	Value
Frame Garage	1990	576	B 100	11.623	Ava.	9.647
Wood Deck	1993	480	B 100	3.493	Ava.	2.969
Outbuilding Total						12,616

<b>Acpt Land</b>	26,600	<b>Accepted Bldg</b>	81,900	<b>Total</b>	108,500
------------------	--------	----------------------	--------	--------------	---------

Name: GOODWIN, CHRISTOPHER

Page 349

GOODWIN, RACHEL

Map/Lot:

016-023-002

Account: 927 Card: 1 of 1

Location:

14 RICE WAY

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

Sale Date 02/08/2013  
 Sale Price 21,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 1.00			Land Total			15,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1988	1288	C 100	18.418	Ava-	76%	100%	100%	13,998
Outbuilding Total									13,998

<b>Acpt Land</b>	15,000	<b>Accepted Bldg</b>	14,000	<b>Total</b>	29,000
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 204 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value
6.30	Acres-Rear Land 1 =<100	500.00	3,150	100%		3,150
Total Acres 6.30			Land Total			3,150
<b>Acpt Land</b>		3,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						3,200

GOODWIN, RACHEL M

Map/Lot:

017-001-002

Account: 1060 Card: 1 of 1

Location:

636 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	90%	Vacancy	13,500
4.20	Acres-Rear Land 1 =<100	500.00	2,100	100%		2,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.20						Land Total 21,600

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	1,008 Sqft	Grade B 100	Base		102,140
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,679
Rooms	3					0
Bedrooms	1	Add Fixtures	0			0
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,383
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1999	0	Typical	Typical	Good	Typical	105,202
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	91%	100%	100%	95,734	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	2004	100	C 100	2.516	Ava.	2.290
Frame Shed	2004	672	C 100	10.700	Ava.	9.737
Unfinished Attic	2004	672	C 100	2.811	Ava.	2.558
Wood Deck	2004	220	B 100	1.716	Good	1.562
Wood Deck	2004	45	B 100	521	Good	474
Outbuilding Total						16,621

**Acpt Land** 21,600 **Accepted Bldg** 112,400 **Total** 134,000

Name: GOODWIN, DANIEL K

Page 352

GOODWIN, LUCRETIA A

Map/Lot:

014-042

Account: 35 Card: 1 of 1

Location:

HERSEY RD

Neighborhood 9 Centennial Rd

**Sale Data**

Zoning/Use Rural  
 Topography Below Street  
 Utilities NoneNone  
 Street Gravel

Sale Date 04/06/2022  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 B0600P587 & B1415P024

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
125 X 220	\$/FF -River Front	95.00	11,875	15%	Excess Frt	1,781
1.30	Acres-Rear Land 1 =<100	500.00	650	100%		650
Total Acres 4.96			Land Total			45,181

**Accpt Land** 45,200 **Accepted Bldg** 0 **Total** 45,200



Account: 34 Card: 1 of 1

Neighborhood 9 Centennial Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
015 X 220	\$/FF -River Front	95.00	1,425	75%	Excess Frt	1,069
0.80	Acres-Homesite (Fract)	15,000.00	13,416	100%		13,416
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.89			Land Total			39,485

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,188 Sqft	Grade C 110	Base		75,133
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1981	0	Typical	Typical	Average	Typical	75,133
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	58,604	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1977	480	C 110	9.160	Ava.	78%	100%	100%	7.145
Frame Shed	1981	192	E 50	958	Poor	54%	100%	100%	517
Wood Deck	1993	220	C 110	1.548	Ava.	78%	100%	100%	1.207
Frame Garage	2003	832	B 100	15.522	Good	93%	100%	100%	14.435
Wood Deck	2003	110	C 110	871	Ava.	78%	100%	100%	679
Outbuilding Total									23,983

<b>Acpt Land</b>	39,500	<b>Accepted Bldg</b>	82,600	<b>Total</b>	122,100
------------------	--------	----------------------	--------	--------------	---------

Name: GORDON, DAVID L

Page 354

RANDALL, ELEANOR A

Map/Lot:

003-022-002

Account: 1130 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellNone  
 Street Gravel

Sale Date 09/09/2019  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	60%	Vacancy	42,240
024 X 220	\$/FF -Deep Ocean	352.00	8,448	75%	Excess Frt	0
024 X 220	\$/FF -Deep Ocean	15,000.00	13,416	60%	Vacancy	3,802
0.47	Acres-Rear Land 1 =<100	400.00	188	60%	Vacancy	113
1.00	# -Lot Improvements	2,400.00	2,400	100%		2,400
Total Acres 1.60			Land Total			48,555

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good			Value
							Func	Econ	Rcnld	
Frame Bav Window	2022	624	C 110	43.848	Ava.	95%	100%	100%		41.656
8Mobile Home	0									6.000
----- S O U N D V A L U E -----										
Outbuilding Total										47,656

**Acpt Land** 48,600 **Accepted Bldg** 47,700 **Total** 96,300

**Valuation Report**

Account: 440 Card: 1 of 1

Map/Lot:  
 Location:

003-022  
 ROGERS PT - REMAINDER

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/08/2014  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	60%	Vacancy	4,200	
31.80	Acres-Rear Land 1 =<100	500.00	15,900	60%	Vacancy	9,540	
Total Acres 32.80			Land Total		13,740		
<b>Acpt Land</b>		13,700	<b>Accepted Bldg</b>		0	<b>Total</b>	13,700

Pembroke 2023 Commitment Archive  
 Name: GORDON, DAVID LEE  
 OGDEN, AUSTIN G & JOSHUA D

**Valuation Report**

04/10/2024  
 Page 356  
 003-022-011  
 ROGERS PT

Account: 1139 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/08/2014  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	60%	Vacancy	9,000
2.55	Acres-Rear Land 1 =<100	500.00	1,275	60%	Vacancy	765
Total Acres 3.55			Land Total			9,765
<b>Acpt Land</b>		9,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						9,800

Pembroke 2023 Commitment Archive  
 Name: GORDON, DAVID LEE  
 OGDEN, AUSTIN G & JOSHUA D

**Valuation Report**

04/10/2024  
 Page 357  
 003-022-013  
 ROGERS PT

Account: 1141 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/08/2014  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite	15,000.00	15,000	60%	Vacancy	9,000	
4.44	Acres-Rear Land 1 =<100	500.00	2,220	60%	Vacancy	1,332	
Total Acres 5.44			Land Total			10,332	
<b>Acpt Land</b>		10,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						10,300	

Account: 389 Card: 1 of 2

Neighborhood 24 Youngs Cove Rd  
 Tree Growth 2010  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/01/1992  
 Sale Price 20,824  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2010 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
2.00	Acres-Softwood	135.00	227	100%		227
14.00	Acres-Mixed Wood	165.00	1,940	100%		1,940
3.00	Acres-Hardwood	130.00	328	100%		328
Total Acres 22.00			Land Total			23,295

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Other	One Story	448 Sqft	Grade C 100	Base		40,582
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp 1/4 Bmt	Basement		-2,141
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	1/4 Finished			Attic		3,232
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1775	1989	Typical	Typical	Above Average	Typical	42,923
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		60%	100%	100%
						<b>Value(Rcld)</b>
						25,754

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcld
One Storv Frame	1989	554	C 110	18.019	Ava+	85%	100%	100%	15.316
Frame Shed	1989	80	C 100	2.230	Ava.	83%	100%	100%	1.851
Stable w/Loft	1989	1144	C 100	20.422	Ava+	60%	100%	100%	12.253
Finished Attic	1989	1144	C 100	16.710	Ava+	60%	100%	100%	10.026
Frame Shed	1989	480	D 100	6.521	Ava.	83%	90%	100%	4.871
Frame Shed	1989			- - - - S O U N D V A L U E - - - -					500
Frame Shed	1995	120	D 100	2.297	Ava.	86%	100%	100%	1.975
Frame Shed	1995	48	E 100	886	Ava.	86%	100%	100%	762
Frame Shed	1995	80	D 100	1.828	Ava.	86%	100%	100%	1.572
Open Frame Porch	1998	340	C 100	3.889	Ava+	60%	100%	100%	2.333
Outbuilding Total									51,459

Pembroke 2023 Commitment Archive  
Name: GORDON, GRETCHEN

**Valuation Report**

04/10/2024

Page 359

Map/Lot:

002-022

Account: 389 Card: 2 of 2

Location:

YOUNGS COVE RD

---

Neighborhood 24 Youngs Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/01/1992  
 Sale Price 20,824  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1 B1977P321 08/92  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	192 Sqft	Grade SC100	Base	20,455
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-2,925
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,040
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,238
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	192	Insulation	-127
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1950	0	Obsolete	None	Below Average	Inadeq.	15,125	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		52%	77%	100%	6,056
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		6,100	<b>Total</b>
						6,100	



**Valuation Report**

Account: 389

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	23,300	77,200	100,500	23,300	77,200	100,500
2	0	6,100	6,100	0	6,100	6,100
<b>TOTAL</b>	23,300	83,300	106,600	23,300	83,300	106,600

Account: 899 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Commercial  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/23/2003  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 43 0 0 Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
0.20	Acres-Homesite (Fract)	15,000.00	6,708 100%		6,708
Total Acres 0.20			Land Total		6,708

Dwelling Description				Replacement Cost New	
Conventional	Two Story	1,107 Sqft	Grade C 100	Base	96,597
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	2				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	2	Plumbing	625
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,328
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1940	0	Typical	Typical	Average	Typical		95,894
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		55%	100%	100%	52,742

Outbuildings/Additions/Improvements						Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Encl Frame Porch	1940	72	C 100	2.087	Ava.	55%	100%	100%	1.148
One Storv Frame	2017	375	C 100	11.088	Ava.	55%	100%	100%	6.098
Wood Deck	2017	163	C 100	1.088	Ava.	95%	100%	100%	1.034
Outbuilding Total									8,280

<b>Acpt Land</b>	6,700	<b>Accepted Bldg</b>	61,000	<b>Total</b>	67,700
------------------	-------	----------------------	--------	--------------	--------

Account: 240 Card: 1 of 1

Map/Lot: 001-016+023  
 Location: 857 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 1991  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2011 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
66.00	Acres-Softwood	135.00	7,484	100%		7,484
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 68.00			Land Total			82,784

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	1,020 Sqft	Grade A 100	Base	126,499
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,088
Rooms	7				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-1,033
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built 1988	Renovated 0	Kitchens Modern	Baths Modern	Condition Good	Typical	129,429
Functional Obsolescence None	Economic Obsolescence None	Phys. % 88%	Func. % 100%	Econ. % 100%	Value(Rcnld)	113,898

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Stovr Frame	1988	400	A 100	17.741	Good	88%	100%	100%	15.612
Frame Garage	1988	900	A 100	20.359	Good	88%	100%	100%	17.916
2S Frame Garage	1988	2400	A 100	58.117	Good	88%	100%	100%	51.143
Encl Frame Porch	1991	200	A 100	5.877	Good	88%	100%	100%	5.172
Outbuilding Total									89,843

**Acpt Land** 82,800 **Accepted Bldg** 203,700 **Total** 286,500

Name: GRANNIS, STEPHEN

Page 364

GRANNIS, CHRISTINA

Map/Lot:

011-048

Account: 778 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1520P279

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 130	\$/FF -River Front	66.50	10,224	50%	Size/Shape	5,112	
200 X 130	\$/FF -River Front	66.50	10,224	15%	Restrictio	1,534	
200 X 100	\$/FF -River Front	66.50	8,967	15%	Restrictio	1,345	
900 X 100	\$/FF -River Front	66.50	40,351	15%	Restrictio	6,053	
160 X 100	\$/FF -River Front	66.50	7,173	15%	Restrictio	1,076	
Total Acres 4.10			Land Total		15,120		

<b>Accpt Land</b>	15,100	<b>Accepted Bldg</b>	0	<b>Total</b>	15,100
-------------------	--------	----------------------	---	--------------	--------

Name: GRANNIS, STEPHEN

Page 365

GRANNIS, CHRISTINA

Map/Lot:

011-049

Account: 779 Card: 1 of 1

Location:

211 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellCesspool  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1988  
 Sale Price 29,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 101.00			Land Total			62,300

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	1,024 Sqft	Grade C 105	Base	96,595
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-7,501
Rooms	7				
Bedrooms	5	Add Fixtures	0		
Baths	0	Half Baths	2	Plumbing	656
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Old Type	Average	Typical	89,750
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		82%	95% 100%	69,915

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1988	60	E 100	972	Poor	59%	95%	100%	544
Frame Shed	1988	60	E 100	972	Poor	59%	95%	100%	544
Wood Deck	2017	80	C 100	623	Ava.	95%	80%	100%	474
Encl Frame Porch	2017	160	C 100	3.346	Ava.	95%	80%	100%	2.543
Outbuilding Total									4,105

**Acpt Land**

62,300

**Accepted Bldg**

74,000

**Total**

136,300

Name: GRAY, MURRAY K

Page 366

MURRAY K GRAY LIVING TRUST

Map/Lot:

009-020

Account: 691 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Semi-Improved

Sale Date 04/02/2021  
Sale Price 28,200  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
9.00	Acres-Rear Land 2 = 101-200	350.00	3,150	100%		3,150
Total Acres 59.00			Land Total			28,150

<b>Acpt Land</b>	28,200	<b>Accepted Bldg</b>	0	<b>Total</b>	28,200
------------------	--------	----------------------	---	--------------	--------

Account: 412 Card: 1 of 1

Location: 560 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/20/2021  
 Sale Price 225,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
140 X 220	\$/FF -Tidal Ocean	330.00	46,200	75%	Excess Frt	34,650
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.02			Land Total			106,800

Dwelling Description				Replacement Cost New	
Cape Cod	One Story	899 Sqft	Grade C 100	Base	57,477
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-6,396
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	818
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		
1910	1994	Typical	Typical	Average			51,899
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%	25,950

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1979	464	C 100	13.720	Ava.	50%	100%	100%	6.860
One Storv Frame	1993	464	C 100	13.720	Ava.	85%	100%	100%	11.662
Unfin Basement	1993	464	C 100	6.749	Ava.	85%	100%	100%	5.737
Wood Deck	1993	288	C 100	1.788	Ava.	85%	100%	100%	1.520
Frame Garage	1995	960	B 100	17.473	Good	90%	100%	100%	15.726
Unfinished Attic	1979	1827	C 100	5.236	Ava.	77%	100%	100%	4.032
Outbuilding Total									45,537

**Acpt Land** 106,800 **Accepted Bldg** 71,500 **Total** 178,300

Name: GREENLAW, GERALD

Page 368

GREENLAW, CHRISTINE

Map/Lot:

015-029

Account: 139 Card: 1 of 1

Location:

HIGH ST

Neighborhood 21 High Street

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Sale Date 08/11/2010  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.30	Acres-Rear Land 1 =<100	500.00	650	100%		650
Total Acres 2.30			Land Total			15,650

**Acpt Land** 15,700 **Accepted Bldg** 0 **Total** 15,700



Name: GREY, ALLEN E

Page 369

GREY, JUSTIN ALLEN

Map/Lot:

007-001

Account: 596 Card: 1 of 1

Location:

315 BRICKYARD RD

Neighborhood 8 Brickyard Rd  
 Tree Growth 1982  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2017 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
99.00	Acres-Softwood	135.00	11,227	100%		11,227
33.00	Acres-Mixed Wood	165.00	4,574	100%		4,574
8.00	Acres-Waste-Wet Land	50.00	400	100%		400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 142.00			Land Total			37,701

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,891 Sqft	Grade C 110	Base		104,101
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood	Basement	Dry Full Bmt	Basement		-1,040
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-7,340
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Full Finished			Attic		18,471
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1986	0	Typical	Typical	Average	Typical	114,192	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		Generator Only..		81%	85%	95%	74,690

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1986	96	C 100	2.430	Ava.	81%	100%	95%	1.870
Frame Shed	1986	192	C 100	3.832	Ava.	74%	100%	95%	2.694
Frame Shed	2008	280	D 100	4.175	Good	94%	80%	95%	2.982
Res. Greenhouse	2008	504	E 30	2.453	Ava.	93%	100%	95%	2.167
Outbuilding Total									9,713

Acpt Land 37,700 Accepted Bldg 84,400 Total 122,100

Name: GRIFFIN, ADAM R

Page 370

GRIFFIN, TONIA M

Map/Lot:

011-007

Account: 733 Card: 1 of 1

Location:

166 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/15/2003  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000 100%		15,000
3.50	Acres-Rear Land 1 =<100	500.00	1,750 100%		1,750
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 4.50				Land Total	22,750

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	1,176 Sqft	Grade C 110	Base	74,638
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-1,294
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,375
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1965	0	Typical	Typical	Good	Typical	74,719	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		81%	100%	100%	60,522

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1965	576	C 110	10.480	Good	81%	100%	100%	8.489
Stable w/Loft	1965	864	C 110	17.972	Good	81%	100%	100%	14.557
Frame Garage	1965	528	C 110	9.820	Good	81%	100%	100%	7.954
Frame Shed	1965	96	D 110	2.218	Ava.	69%	100%	100%	1.530
One Storv Frame	1965	182	C 110	5.919	Good	81%	100%	100%	4.794
Unfin Basement	1965	182	C 110	5.431	Good	81%	100%	100%	4.399
One Storv Frame	2010	566	C 110	18.409	Good	81%	100%	100%	14.911
Wood Deck	2010	410	C 110	2.719	Good	81%	100%	100%	2.202
Outbuilding Total									58,836

**Acpt Land**

22,800

**Accepted Bldg**

119,400

**Total**

142,200

Name: GRIFFIN, TIMOTHY

Page 371

GRIFFIN, BETTY

Map/Lot:

015-064

Account: 172 Card: 1 of 1

Location: 411 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.50	Acres-Rear Land 1 =<100	500.00	750	100%		750
Total Acres 2.50			Land Total			24,750

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,008 Sqft	Grade C 100	Base		61,560
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete	Basement	Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt		1,000
Heating	100% Hot Water BB	Cooling	0% None	Heat		917
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	Value(Rcnd)
1983	0	Typical	Typical	Average			63,477
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)		
None	None	79%	100%	100%	50,147		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
Wood Deck	1983	588	C 100	3.468	Ava.	79%	100%	100%	2.740
Frame Shed	1983	200	E 100	1.974	Poor	56%	100%	100%	1.105
One Storv Frame	1992	448	D 100	10.863	Ava.	84%	100%	100%	9.125
One Storv Frame	1995	448	D 100	10.863	Ava.	86%	90%	100%	8.408
One Storv Frame	1999	195	C 100	5.765	Ava.	79%	100%	100%	4.554
Unfin Basement	1999	195	C 100	5.020	Ava.	79%	100%	100%	3.966
Encl Frame Porch	1999	48	C 100	1.744	Ava.	79%	100%	100%	1.378
Open Frame Porch	1999	144	E 100	885	Poor	67%	100%	100%	593
2S Frame Garage	2003	864	C 100	16.338	Ava.	79%	100%	100%	12.907
Outbuilding Total									44,776

Acpt Land 24,800 Accepted Bldg 94,900 Total 119,700

Name: GRIFFIN, TIMOTHY

Page 372

GRIFFIN, BETTY

Map/Lot:

009-021

Account: 693 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
21.00	Acres-Rear Land 1 =<100	500.00	10,500	100%		10,500	
Total Acres 21.00					Land Total	10,500	
<b>Acpt Land</b>		10,500	<b>Accepted Bldg</b>		0	<b>Total</b>	10,500

Account: 735 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug Well  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/24/2017  
 Sale Price 31,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 160	\$/FF -River Front	66.50	11,342	100%		11,342
400 X 160	\$/FF -River Front	66.50	22,685	15%	Restrictio	3,403
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
Total Acres 2.20			Land Total			18,105

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Other	One Story	608 Sqft	Grade SC100	Base	30,740
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-5,259
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-803
Rooms	3				
Bedrooms	1	Add Fixtures	1		
Baths	0	Half Baths	0	Plumbing	-825
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	608	Insulation	-241
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Obsolete	None	Fair	Inadeq.	23,612
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	77%	100%
<b>Acpt Land</b>			18,100	<b>Accepted Bldg</b>		5,500
				<b>Total</b>		23,600

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/14/2004  
 Sale Price 25,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 215	\$/FF -River Front	66.50	13,148	100%		13,148
075 X 215	\$/FF -River Front	66.50	4,930	75%	Excess Frt	3,698
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 1.36						Land Total 20,206

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	1,176 Sqft	Grade C 105	Base		101,169
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt		1,050
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,966
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,313
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>				
2006	0	Modern	Modern	Average				105,498
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>		<b>Value(Rcnld)</b>
None		None		92%	100%	100%		97,058

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	25	C 105	330	Ava.	92%	100%	100%	304
Outbuilding Total									304

<b>Acpt Land</b>	20,200	<b>Accepted Bldg</b>	97,400	<b>Total</b>	117,600
------------------	--------	----------------------	--------	--------------	---------

Name: GRIFFIN, TIMOTHY W

Page 375

GRIFFIN, BETTY A

Map/Lot:

015-065-001

Account: 175 Card: 1 of 1

Location:

407 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 06/01/1994  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1 B1932P312

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.50			Land Total			20,050

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	620 Sqft	Grade D 100	Base	38,561
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Below Average	Typical	38,561
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	100%	100%	15,424	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1920	156	E 50	829	Poor	20%	100%	100%	166
Outbuilding Total									166

**Acpt Land** 20,100 **Accepted Bldg** 15,600 **Total** 35,700

Name: GRIFFIN, TIMOTHY W

Page 376

GRIFFIN, BETTY A

Map/Lot:

009-025

Account: 697 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Semi-Improved

**Sale Data**  
Sale Date 12/30/2010  
Sale Price 10,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
7.63	Acres-Rear Land 1 =<100	500.00	3,815	100%		3,815
Total Acres 8.63			Land Total			18,815

<b>Acpt Land</b>	18,800	<b>Accepted Bldg</b>	0	<b>Total</b>	18,800
------------------	--------	----------------------	---	--------------	--------



**Valuation Report**

Map/Lot:

003-015-002

Location:

738 LEIGHTON PT RD

Account: 1171 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/15/2022  
 Sale Price 125,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000	
2.85	Acres-Rear Land 1 =<100	500.00	1,425	100%		1,425	
Total Acres 3.85			Land Total			26,425	
<b>Acpt Land</b>		26,400	<b>Accepted Bldg</b>		0	<b>Total</b>	26,400

Name: HACHEY, KATHLEEN S

Page 378

HACHEY, DAVID R

Map/Lot:

014-100

Account: 100 Card: 1 of 1

Location:

8 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 10/20/2022  
 Sale Price 155,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 220	\$/FF -Miscellaneous	95.00	14,250	100%		14,250
0.14	Acres-Rear Land 1 =<100	500.00	70	100%		70
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.90					Land Total	20,320

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	63,235
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-308
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1989	Typical	Typical	Average	Typical	64,177
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	50%	100%	100%	32,088	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1940	330	C 100	13.856	Ava.	50%	100%	100%	6,928
Encl Frame Porch	1940	15	C 100	1.271	Ava.	50%	100%	100%	636
Encl Frame Porch	1940	15	C 100	1.271	Ava.	50%	100%	100%	636
Frame Shed	1940	260	C 100	4.805	Ava.	50%	90%	100%	2,162
Unfinished Attic	1940	260	C 100	1.946	Ava.	50%	100%	100%	973
Wood Deck	1940	64	C 100	533	Ava.	50%	100%	100%	266
Outbuilding Total									11,601

**Acpt Land**

20,300

**Accepted Bldg**

43,700

**Total**

64,000

Name: HADDEN, RANDY L

Page 379

HADDEN, SUZANNE

Map/Lot:

012-012

Account: 799 Card: 1 of 1

Location:

RT 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value
62.00	Acres-Rear Land 3 = 201+	245.00	15,190	100%		15,190
Total Acres 62.00			Land Total			15,190
<b>Acpt Land</b>		15,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,200

CHAPA-HAGER, CYNTHIA

Map/Lot:

011-039-002

Account: 985 Card: 1 of 1

Location:

349 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 03/17/2017  
 Sale Price 175,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
43.00	Acres-Rear Land 1 =<100	500.00	21,500	100%		21,500
Total Acres 45.00			Land Total			41,800

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 3/4 Story	672 Sqft	Grade B 100	Base	84,841
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,306
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,076
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Layout</b>		<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
1992	0	Typical	Typical	Average	84%	100%	100%	87,223	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>							
None		None						73,267	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1992	672	B 100	24.241	Ava.	Phy	Func	Econ	20.362
Unfin Basement	1992	672	B 100	9.864	Ava.	84%	100%	100%	8.286
Encl Frame Porch	1992	25	B 100	1.725	Ava.	84%	100%	100%	1.449
Encl Frame Porch	1995	80	B 100	2.687	Ava.	84%	100%	100%	2.257
Frame Shed	1995	480	D 100	6.521	Ava+	88%	100%	100%	5.738
2S Frame Garage	2018	780	B 100	18.437	Ava.	95%	100%	100%	17.515
Outbuilding Total									55,607

**Acpt Land** 41,800 **Accepted Bldg** 128,900 **Total** 170,700

Account: 937 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/28/2011  
 Sale Price 155,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 SWITCH TO CMML  
 Tran/Land/Bldg 3 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
10.89	Acres-Rear Land 1 =<100	500.00	5,445	100%		5,445
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.89			Land Total			26,445

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Unfinished Attic	1968	1920	C 100	5.432	Ava.	71%	100%	100%	3.857
Commercial.....	1960			---- S O U N D V A L U E ----				131.700	
Commercial.....	2007			---- S O U N D V A L U E ----				68.700	
								Outbuilding Total	204,257
<b>Acpt Land</b>		26,400	<b>Accepted Bldg</b>		204,300	<b>Total</b>		230,700	

Name: HAMILTON, DARRIN W

Page 382

WALSH, ERIN M

Map/Lot:

005-020

Account: 520 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Sale Date 04/01/2013  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
030 X 227	\$/FF -Tidal Ocean	330.00	10,056	50%	Size/Shape	5,028
Total Acres 0.16			Land Total			5,028

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1970	240	E 100	2.260	Fair	57%	100%	100%	1,288
Outbuilding Total									1,288

**Accpt Land**

5,000

**Accepted Bldg**

1,300

**Total**

6,300

Name: HAMILTON, DARRIN W

Page 383

WALSH, ERIN M

Map/Lot:

005-021

Account: 521 Card: 1 of 1

Location: 221 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2013  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00					Land Total	36,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	720 Sqft	Grade C 100	Base	50,771
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	655
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Below Average	Typical	51,426
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	52%	100%	100%	26,742	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1970	280	C 100	8.280	Ava-	52%	100%	100%	4.306
Unfin Basement	1970	280	D 100	4.564	Ava-	64%	100%	100%	2.921
Wood Deck	1970	312	C 100	1.922	Ava-	52%	100%	100%	999
Frame Garage	1950	520	C 100	8.827	Ava-	52%	100%	100%	4.590
Open Frame Porch	1970	216	C 100	2.548	Ava-	52%	100%	100%	1.325
Outbuilding Total									14,141

**Acpt Land** 36,000 **Accepted Bldg** 40,900 **Total** 76,900

Name: HARDY, EUGENE JR

Page 384

HARDY, JULIE JR

Map/Lot:

008-009

Account: 643 Card: 1 of 1

Location:

21 OLD COUNTY RD

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 02/01/1992  
 Sale Price 66,300  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2 ADDITION GARAGE TO FINISHED  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 20.00						Land Total 29,300

**Dwelling Description**

**Replacement Cost New**

Split Level	One Story	1,016 Sqft	Grade C 110	Base	71,448
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	576 Sqft, Grade C	Basement Gar	None	Fin Bsmt	5,069
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Above Average	Typical	78,580
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	63,650	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	2022	440	C 110	14.311	Ava.	95%	80%	100%	10.876
Unfin Basement	2022	440	C 110	7.255	Ava.	95%	100%	100%	6.892
Frame Garage	2022	704	C 110	12.237	Ava.	95%	80%	100%	9.300
Outbuilding Total									27,068

**Acpt Land** 29,300 **Accepted Bldg** 90,700 **Total** 120,000



**Valuation Report**

Account: 362 Card: 1 of 1

Map/Lot:  
 Location:

002-001  
 YOUNGS COVE RD

Neighborhood 4 Lower Cross Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
57.36	Acres-Rear Land 1 =<100	400.00	22,944	100%		22,944
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	50%	Restrictio	19,087
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	37%	Excess Frt	14,125
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	25%	Excess Frt	9,544
150 X 115	\$/FF -Tidal Ocean	264.00	28,631	12%	Excess Frt	3,436
Total Acres 59.35			Land Total			69,136
<b>Accpt Land</b>		69,100	<b>Accepted Bldg</b>		0	<b>Total</b>
						69,100

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.59	Acres-Rear Land 1 =<100	500.00	295	100%		295
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.59			Land Total			21,295

Dwelling Description				Replacement Cost New		
Ranch	One Story	968 Sqft	Grade C 110	Base		66,067
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,375
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1969	0	Typical	Typical	Average	Typical		67,442
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	71%	100%	100%	47,884		

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	1969	55	C 110	2.029	Ava.	71%	100%	100%	1.441	
Wood Deck	1969	402	C 110	2.668	Ava.	71%	100%	100%	1.894	
Frame Garage	1969	360	C 100	6.829	Ava.	71%	100%	100%	4.849	
One Storr Frame	1991	288	C 110	9.367	Ava.	71%	100%	100%	6.651	
Unfin Basement	1991	288	C 110	6.180	Ava.	71%	100%	100%	4.388	
Outbuilding Total									19,223	

<b>Acpt Land</b>	21,300	<b>Accepted Bldg</b>	67,100	<b>Total</b>	88,400
------------------	--------	----------------------	--------	--------------	--------

Name: HARMON, WILLIAM B

Page 387

HARMON, DENISE E

Map/Lot:

011-018

Account: 748 Card: 1 of 1

Location: 251 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 08/15/2022  
 Sale Price 192,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
100 X 220	\$/FF -River Front	66.50	6,650	75%	Excess Frt	4,988
0.50	Acres-Homesite (Fract)	10,500.00	7,425	100%		7,425
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 2.02						Land Total 29,913

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	1,311 Sqft	Grade C 110	Base	80,201
Exterior	Vinyl/Aluminum	Masonry Trim	224Sqft	Trim	1,232
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	81,433
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		72%	100% 100%	58,632

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1970	90	E 100	1.187	Fair	57%	100%	100%	677
Frame Shed	1970	70	E 100	1.043	Fair	57%	100%	100%	595
Outbuilding Total									1,272

**Acpt Land**

29,900

**Accepted Bldg**

59,900

**Total**

89,800

Pembroke 2023 Commitment Archive  
 Name: HART, PHILLIP M (TRUSTEE)  
 MACKAY FAMILY REVOCABLE TRUST  
 Account: 338 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 388  
 017-045  
 44 MIDDLE ST

Map/Lot:  
 Location:

Neighborhood 22 Middle Street

**Sale Data**  
 Sale Date 03/15/2016  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.43	Acres-Homesite (Fract)	15,000.00	9,836	100%		9,836
2.00	# -Lot Improvements	3,000.00	6,000	50%	Condition	3,000
Total Acres 0.43			Land Total			12,836

<b>Outbuildings/Additions/Improvements</b>							Value	
Description	Year	Units	Grade	RCN	Cond	Phv	Percent Good Func Econ	Rcnld
14Mobile Home	0			----	S O U N D	V A L U E	----	500
							Outbuilding Total	500
<b>Acpt Land</b>		12,800	<b>Accepted Bldg</b>		500	<b>Total</b>	13,300	

Name: HARVEY, THOMAS J

Page 389

RIDDLE, SUSAN J

Map/Lot:

015-052

Account: 158 Card: 1 of 1

Location: 318 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 06/21/2010  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1  
 Reference 2 BARN U/C  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.63	Acres-Homesite (Fract)	15,000.00	11,906 100%		11,906
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.63			Land Total		17,906

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	725 Sqft	Grade D 100	Base	61,843
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-297
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,082
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,050
Insulation	None			Insulation	-1,189
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1897	0	Typical	Typical	Average	Typical	63,489	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	100%	100%	31,744

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Storr Frame	1897	368	D 100	13.206	Ava.	50%	100%	100%	6.603
Encl Frame Porch	2019	928	C 100	14.335	Ava.	50%	100%	100%	7.168
Stable w/Loft	2020								15.000
----- S O U N D V A L U E -----									
Outbuilding Total									28,771

**Acpt Land** 17,900 **Accepted Bldg** 60,500 **Total** 78,400

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
Total Acres 10.00			Land Total			11,500
<b>Acpt Land</b>		11,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						11,500

Name: HAYNES, JASON

Page 391

HAYNES, MARCI

Map/Lot:

007-002

Account: 597 Card: 1 of 1

Location:

FIFTH AVE

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street None

Sale Date 02/08/2022  
 Sale Price 10,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
9.00	Acres-Rear Land 2 = 101-200	350.00	3,150	100%		3,150
Total Acres 60.00			Land Total			43,150

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1920	176	E 100	1.802	Poor	20%	100%	100%	360
Frame Shed	1960	216	E 100	2.089	Poor	40%	100%	100%	836
Outbuilding Total									1,196

**Acpt Land**

43,200

**Accepted Bldg**

1,200

**Total**

44,400

Account: 147 Card: 1 of 1

Location: 53 FRONT ST

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/24/2022  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Homesite (Fract)	15,000.00	12,990	100%		12,990
2.00	# -Lot Improvements	3,000.00	6,000	60%	Condition	3,600
Total Acres 0.75			Land Total			16,590

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	780 Sqft	Grade D 110	Base	65,039
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/4 Bmt	Basement	-2,560
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-3,166
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,128
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,055
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Obsolete	Obsolete	Poor	Typical	59,386
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	20%	77%	100%	9,145	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1994	455	C 100	13.454	Poor	20%	100%	100%	2,691
Patio	1994	56	C 100	1.288	Poor	20%	100%	100%	258
Frame Garage	1993	384	C 100	7.129	Poor	20%	100%	100%	1,426
Open Frame Porch	1993	60	C 100	860	Poor	20%	100%	100%	172
Wood Deck	2006	300	D 110	1.673	Poor	20%	100%	100%	335
Outbuilding Total									4,882

**Acpt Land** 16,600 **Accepted Bldg** 14,000 **Total** 30,600



Name: HEGARTY, SEAN

Page 393

DAVIS, LAUREL

Map/Lot:

013-049-001

Account: 247 Card: 1 of 1

Location:

1336 RIDGE RD

Neighborhood 18 Robbinston Ridge

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 01/17/2012  
 Sale Price 28,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
2.17	Acres-Rear Land 1 =<100	500.00	1,085	100%		1,085
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 3.17			Land Total			20,885

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1974	14X66	C 100	28.371	Good	50%	100%	100%	14.186
Frame Shed	1876	210	E 100	2.044	Poor	20%	100%	100%	409
Encl Frame Porch	1997	48	C 100	1.744	Good	91%	100%	100%	1.587
One Storv Frame	1999	266	C 100	7.865	Ava.	88%	100%	100%	6.921
						Outbuilding Total			23,103

**Acpt Land** 20,900 **Accepted Bldg** 23,100 **Total** 44,000

Pembroke 2023 Commitment Archive  
 Name: HENRIQUE, STEPHEN & ANGELA (L/E)  
 HENRIQUE, STEPHEN II  
 Account: 723 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 394  
 010-024  
 321 AYERS JCT RD

Map/Lot:  
 Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/30/2005  
 Sale Price 25,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
18.30	Acres-Rear Land 1 =<100	500.00	9,150	100%		9,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 19.30			Land Total			30,150

<b>Outbuildings/Additions/Improvements</b>					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Hollv Park M/H	1991	14X68	A 100	41.275	Ava.	40%	100%	100%	16.510	
Concrete Slab...	2006	952	C 100	6.068	Ava.	92%	100%	100%	5.583	
Frame Shed	1991								400	
----- S O U N D V A L U E -----										
Outbuilding Total									22,493	
<b>Acpt Land</b>		30,200	<b>Accepted Bldg</b>		22,500	<b>Total</b>		52,700		

**Valuation Report**

Map/Lot:

003-020-004

Location:

GARNET HEAD RD

Account: 1114 Card: 1 of 1

Neighborhood 7 Garnet Head Rd  
 Tree Growth 2016  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities  
 Street Gravel

Sale Data	
Sale Date	06/13/2008
Sale Price	185,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2016

Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
39.00	Acres-Mixed Wood	165.00	5,405	100%		5,405	
12.50	Acres-Hardwood	130.00	1,365	100%		1,365	
2.65	Acres-Class 2 Roads	1,500.00	3,975	100%		3,975	
Total Acres 54.15			Land Total		10,745		
<b>Accpt Land</b>		10,700	<b>Accepted Bldg</b>		0	<b>Total</b>	
						10,700	

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1762P293

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
700 X 220	\$/FF -Tidal Ocean	330.00	231,000	15%	Excess Frt	34,650
4.01	Acres-Rear Land 1 =<100	500.00	2,005	100%		2,005
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	15%	Excess Frt	4,950
Total Acres 11.09			Land Total			196,105

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	714 Sqft	Grade D 100	Base		58,856
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement		-1,651
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Floor & Stairs			Attic		995
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-615
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Old Type	Old Type	Below Average	Typical	57,585
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	20,731	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1890	498	D 100	4.592	Ava-	40%	100%	100%	1.837
Frame Garage	1890	450	D 100	6.521	Ava-	40%	100%	100%	2.608
Outbuilding Total									4,445

**Acpt Land** 196,100 **Accepted Bldg** 25,200 **Total** 221,300

Name: HERZ, GREGORY E

Page 397

HERZ, KIMBERLY

Map/Lot:

003-022-005

Account: 1133 Card: 1 of 1

Location:

57 GORDON PT RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/10/2016  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	60%	Vacancy	39,600
070 X 220	\$/FF -Tidal Ocean	330.00	23,100	75%	Excess Frt	0
070 X 220	\$/FF -Tidal Ocean	330.00	66,000	60%	Vacancy	10,395
0.14	Acres-Rear Land 1 =<100	500.00	70	60%	Vacancy	42
Total Acres 1.50			Land Total			50,037

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	192 Sqft	Grade D 100	Base	34,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,280
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-472
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	177
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total	
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)
2018	2021	Typical	Typical	Average	95%	100%	100%	30,988
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>						
None		None						29,439

Outbuildings/Additions/Improvements					Percent Good				Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	2018	128	B 100	1.088	Ava.	95%	100%	100%	1,034
Recreational Trailer	2000								7,000
----- S O U N D V A L U E -----									
Outbuilding Total									8,034

**Acpt Land** 50,000 **Accepted Bldg** 37,500 **Total** 87,500

Name: HERZ, GREGORY E

Page 398

HERZ, KIMBERLY L

Map/Lot:

003-022-006

Account: 1134 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 08/21/2017  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	60%	Vacancy	31,680	
068 X 220	\$/FF -Tidal Ocean	264.00	17,952	75%	Excess Frt	0	
068 X 220	\$/FF -Tidal Ocean	330.00	66,000	60%	Vacancy	8,078	
0.15	Acres-Rear Land 1 =<100	400.00	60	60%	Vacancy	36	
Total Acres 1.50			Land Total		39,794		

**Accpt Land** 39,800 **Accepted Bldg** 0 **Total** 39,800

Name: HERZ, GREGORY E

Page 399

HERZ, KIMBERLY L

Map/Lot:

003-022-007

Account: 1135 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 01/28/2020  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	60%	Vacancy	31,680
088 X 220	\$/FF -Tidal Ocean	264.00	23,232	75%	Excess Frt	0
088 X 220	\$/FF -Tidal Ocean	330.00	66,000	60%	Vacancy	10,454
3.15	Acres-Rear Land 1 =<100	400.00	1,260	60%	Vacancy	756
Total Acres 4.60			Land Total			42,890

**Accpt Land** 42,900 **Accepted Bldg** 0 **Total** 42,900

Name: HILYARD, PETER

Page 400

HILYARD, FERN

Map/Lot:

017-059

Account: 354 Card: 1 of 1

Location:

16 HIGH ST

Neighborhood 21 High Street

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2 GARAGE 3/21 HOUSE?  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.34	Acres-Rear Land 1 =<100	500.00	170	100%		170
Total Acres 1.34						Land Total 21,170

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	432 Sqft	Grade C 100	Base		56,775
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,512
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	2000	Typical	Typical	Average	Typical	55,263
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	27,632	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
1 & 3/4 Storv Fr	1840	260	C 100	10.916	Ava.	5.458
Frame Shed	1840	270	D 100	4.057	Fair	1.217
Unfinished Attic	1840	270	D 100	1.613	Fair	484
Frame Shed	1840	144	E 50	787	Poor	141
Wood Deck	2000	48	C 100	444	Ava.	222
One Storv Frame	2013	198	C 100	5.855	Ava.	5.562
Frame Garae	2010	768	B 100	14.547	Ava.	13.674
Outbuilding Total						26,758

<b>Acpt Land</b>	21,200	<b>Accepted Bldg</b>	54,400	<b>Total</b>	75,600
------------------	--------	----------------------	--------	--------------	--------



Account: 41 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/10/2008  
 Sale Price 68,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70			Land Total			21,350

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	546 Sqft	Grade C 100	Base		62,839
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		870
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-430
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1944	0	Typical	Typical	Average	Typical	63,279
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	57%	100%	100%	36,069	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garae	1950	576	C 100	9.527	Ava.	57%	100%	100%		5,430
Outbuilding Total										5,430

**Acpt Land** 21,400 **Accepted Bldg** 41,500 **Total** 62,900

Account: 27 Card: 1 of 1

Location: 134 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/01/1995  
 Sale Price 47,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.71	Acres-Homesite (Fract)	15,000.00	12,639	100%		12,639
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.71			Land Total			18,639

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	960 Sqft	Grade C 100	Base	84,861
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-480
Fin. Basement Area	357 Sqft, Grade D	Basement Gar	None	Fin Bsmt	2,576
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1909	1950	Typical	Typical	Poor	Typical	90,707
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	20%	100%	100%	18,141	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1950	240	C 100	4.491	Poor	20%	100%	100%	898
Encl Frame Porch	1950	140	C 100	3.060	Poor	20%	100%	100%	612
Wood Deck	1950	360	C 100	2.191	Poor	20%	100%	100%	438
Frame Garage	1980	576	D 100	7.812	Fair	64%	100%	100%	5,000
Swimming Pool	1990			- - - - S O U N D V A L U E - - - -					0
Frame Shed	1950	240	C 100	4.519	Poor	33%	100%	100%	1,491
Outbuilding Total									8,439

<b>Acpt Land</b>	18,600	<b>Accepted Bldg</b>	26,600	<b>Total</b>	45,200
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.51	Acres-Rear Land 1 =<100	500.00	255	100%		255
Total Acres 1.51			Land Total			21,255

Outbuildings/Additions/Improvements					Percent Good				Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Concrete Slab...	1989	988	C 100	6.294	Ava.	83%	100%	100%	5.224
Frame Shed	1989	120	E 50	700	Poor	60%	100%	100%	420
Frame Shed	1950	800	E 50	3.133	Poor	33%	100%	100%	1.034
Frame Garage	2000	576	D 100	7.812	Ava-	83%	80%	100%	5.187
26Mobile Home..	1994	26X40	B 100	63.701	Ava.	48%	100%	100%	30.736
Frame Shed	2005								1.000
One Storv Frame	2020	208	C 100	6.150	Ava.	95%	100%	100%	5.842
----- S O U N D V A L U E -----									
Outbuilding Total									49,443

<b>Acpt Land</b>	21,300	<b>Accepted Bldg</b>	49,400	<b>Total</b>	70,700
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 768 Card: 1 of 1

Map/Lot:  
 Location:

011-039-001  
 363 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 01/01/1997  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
14.00	Acres-Rear Land 1 =<100	500.00	7,000	100%		7,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 15.00			Land Total			26,050

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1975	1056	C 100	15.520	Ava.	75%	100%	100%	11.640
Frame Shed	1975	120	E 100	1.400	Poor	50%	100%	100%	700
Wood Deck	1975	128	D 100	731	Ava.	75%	100%	100%	548
14Mobile Home	1990	14X66	A 100	40.300	Ava.	40%	100%	100%	16.120
Concrete Slab...	1971	1356	C 100	8.618	Ava.	73%	100%	100%	6.291
One Storv Frame	1998	384	C 100	11.354	Ava.	88%	100%	100%	9.992
Encl Frame Porch	1998	48	C 100	1.744	Ava.	88%	100%	100%	1.535
Outbuilding Total									46,826

<b>Acpt Land</b>	26,100	<b>Accepted Bldg</b>	46,800	<b>Total</b>	72,900
------------------	--------	----------------------	--------	--------------	--------

Account: 826 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/1992  
 Sale Price 20,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 1 19 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50					Land Total	16,607

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Encl Frame Porch	1995	80	D 100	1.806	Ava-	80%	100%	100%	1.445
Frame Garage	1860	304	D 100	5.026	Ava-	40%	100%	100%	2.010
Frame Shed	1860	54	E 100	930	Poor	20%	100%	100%	186
28Mobile Home..	1995	28X48	C 110	66.908	Ava.	51%	100%	100%	34.123
Concrete Slab...	1995	1344	C 100	8.541	Ava.	86%	100%	100%	7.345
Outbuilding Total									45,109

<b>Acpt Land</b>	16,600	<b>Accepted Bldg</b>	45,100	<b>Total</b>	61,700
------------------	--------	----------------------	--------	--------------	--------

Account: 1048 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 10/19/2004  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%	Access	7,500
3.50	Acres-Rear Land 1 =<100	500.00	1,750	100%		1,750
Total Acres 4.50			Land Total			9,250

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Log Home	One & 1/2 Story	528 Sqft	Grade E 60	Base	17,780
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-2,186
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-713
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-563
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-238
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1995	0	None	None	Fair	Inadeq.	14,080
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Incomplete		None		74%	54%	100%
						<b>Value(Rcnld)</b>
						5,626

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1995	96	E 60	375	Fair	74%	70%	100%	195
Frame Shed	1995			---- SOUND VALUE ----					0
Outhouse	1995			---- SOUND VALUE ----					0
Outbuilding Total									195

<b>Land</b>	0	<b>Accepted Bldg</b>	5,800	<b>Total</b>	5,800
-------------	---	----------------------	-------	--------------	-------

Name: HONEKER, BETTE JEAN

Page 407

BARTOSH, LARRY S

Map/Lot:

012-014-001

Account: 1017 Card: 1 of 1

Location:

7 SMALL PL

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/23/2011  
 Sale Price 16,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%	Access	7,500
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
Total Acres 6.00			Land Total			10,000

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Log Home	One Story	312 Sqft	Grade E 100	Base	16,857
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-2,726
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-968
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	1/4 Finished			Attic	1,429
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	312	Insulation	-156
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1991	0	Obsolete	Obsolete	Fair	Inadeq.	13,498	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		Location		71%	54%	60%	3,105
<b>Acpt Land</b>		10,000	<b>Accepted Bldg</b>		3,100	<b>Total</b>	13,100

Account: 1136 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/05/2021  
 Sale Price 135,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	60%	Vacancy	31,680	
083 X 220	\$/FF -Tidal Ocean	264.00	21,912	75%	Excess Frt	0	
083 X 220	\$/FF -Tidal Ocean	3,000.00	3,000	60%	Vacancy	9,860	
4.27	Acres-Rear Land 1 =<100	400.00	1,708	60%	Vacancy	1,025	
Total Acres 5.70			Land Total		42,565		
<b>Accpt Land</b>		42,600	<b>Accepted Bldg</b>		0	<b>Total</b>	42,600



**Valuation Report**

Account: 1137 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/05/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	60%	Vacancy	31,680	
109 X 220	\$/FF -Tidal Ocean	264.00	28,776	75%	Excess Frt	0	
109 X 220	\$/FF -Tidal Ocean	3,000.00	3,000	60%	Vacancy	12,949	
2.44	Acres-Rear Land 1 =<100	400.00	976	60%	Vacancy	586	
Total Acres 4.00			Land Total		45,215		
<b>Acpt Land</b>		45,200	<b>Accepted Bldg</b>		0	<b>Total</b> 45,200	

**Valuation Report**

Account: 1138 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/05/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
160 X 220	\$/FF -Tidal Ocean	264.00	42,240	60%	Vacancy	25,344	
3.39	Acres-Rear Land 1 =<100	400.00	1,356	60%	Vacancy	814	
Total Acres 4.20			Land Total			26,158	
<b>Acpt Land</b>		26,200	<b>Accepted Bldg</b>		0	<b>Total</b>	26,200

**Valuation Report**

Account: 1140 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/05/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	60%	Vacancy	9,000
1.61	Acres-Rear Land 1 =<100	500.00	805	60%	Vacancy	483
Total Acres 2.61			Land Total			9,483
<b>Acpt Land</b>		9,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						9,500

Account: 512 Card: 1 of 1

Location: 250 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/21/2015  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
150 X 220	\$/FF -Tidal Ocean	330.00	49,500	75%	Excess Frt	37,125
0.20	Acres-Homesite (Fract)	25,000.00	11,180	100%		11,180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.97			Land Total			120,305

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Other	One Story	240 Sqft	Grade D 100	Base	26,888
Exterior	Wood Siding	Masonry Trim	1Sqft	Trim	4
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-3,969
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	254
Rooms	2				
Bedrooms	0	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2022	0	Typical	Typical	Average	Typical	23,177
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	22,018	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
----- S O U N D V A L U E -----									
28Mobile Home..	2003			2.297	Ava.	95%	100%	100%	2.182
Frame Shed	2022	120	D 100	8.558	Ava.	95%	100%	100%	8.130
Encl Frame Porch	2022	192	AA100						
<b>Outbuilding Total</b>									<b>10,312</b>

<b>Acpt Land</b>	120,300	<b>Accepted Bldg</b>	32,300	<b>Total</b>	152,600
------------------	---------	----------------------	--------	--------------	---------

Name: HUDSON, ALLISON

Page 413

HUDSON HINES, SHELBY

Map/Lot:

006-048

Account: 1007 Card: 1 of 1

Location:

THOMPSON'S ISLAND

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural

Topography

Utilities

Street Street Surface

Reference 1

Reference 2

Tran/Land/Bldg 0 7 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.74	Acres-Baselot (Fract)	7,000.00	6,022	100%		6,022	
Total Acres 0.74					Land Total	6,022	
<b>Acpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	6,000

Neighborhood 18 Robbinston Ridge

Zoning/Use Shore  
 Topography Rolling  
 Utilities Septic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/14/2004  
 Sale Price 14,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 FIRE DAMAGE  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
3.50	Acres-Rear Land 1 =<100	500.00	1,750	100%		1,750
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 5.52						Land Total 38,000

Dwelling Description				Replacement Cost New	
Log Home	One Story	280 Sqft	Grade SC100	Base	22,631
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-37
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-3,419
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,214
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-185
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Old Type	Old Type	Below Average	Typical	17,776
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Fire Damage	None	52%	%	100%	0	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1950	80	E 100	1.114	Poor	33%	100%	100%	368
Frame Shed	1950	35	E 100	792	Poor	33%	100%	100%	261
One Storv Frame	1950	168	SC100	3.279	Ava-	52%	50%	100%	853
Outbuilding Total									1,482

**Acpt Land** 38,000 **Accepted Bldg** 1,500 **Total** 39,500

**Valuation Report**

Map/Lot:  
 Location:

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/12/2018  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			21,250

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	500 Sqft	Grade C 100	Base	60,393
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-250
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	796
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-625
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-875
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Typical	Typical	Average	Typical	59,439
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	29,720	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1890	180	C 100	5.323	Ava.	50%	100%	100%	2.662
1 & 1/2 Storv Fr	1890	276	C 100	11.098	Ava.	50%	100%	100%	5.549
Wood Deck	1980	120	C 100	847	Ava.	50%	100%	100%	424
Wood Deck	1890	253	C 100	1.592	Ava.	50%	100%	100%	796
Frame Shed	1890	452	D 100	6.192	Fair	30%	90%	100%	1.672
Finished Attic	1890	452	D 100	8.539	Fair	30%	100%	100%	2.562
Outbuilding Total									13,665

<b>Acpt Land</b>	21,300	<b>Accepted Bldg</b>	43,400	<b>Total</b>	64,700
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 477 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/01/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
6.60	Acres-Rear Land 1 =<100	500.00	3,300	100%		3,300	
Total Acres 7.60			Land Total			18,300	
<b>Acpt Land</b>		18,300	<b>Accepted Bldg</b>		0	<b>Total</b>	18,300



Name: IMHOF, TRAVIS J

Page 417

BLEAM, JOLEEN R

Map/Lot:

013-027-001

Account: 850 Card: 1 of 1

Location:

MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 04/11/2015  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
200 X 220	\$/FF -River Front	66.50	13,300	15%	Excess Frt	1,995
14.00	Acres-Rear Land 1 =<100	350.00	4,900	100%		4,900
1.00	Acres-Baselot (Fract)	4,900.00	4,900	100%		4,900
Total Acres 19.04			Land Total			41,720

**Dwelling Description**

**Replacement Cost New**

Other	One Story	192 Sqft	Grade E 100	Base	14,721
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Wood	Basement	None	Basement	-1,832
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-788
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	1/2 Finished			Attic	1,759
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-96
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Obsolete	None	Poor	Inadeq.	12,826
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		No Electricity..		47%	77%	90%
						<b>Value(Rcnld)</b>
						4,178

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1970	128	E 100	798	Poor	47%	100%	90%	338
Outbuilding Total									338

**Acpt Land**

41,700

**Accepted Bldg**

4,500 **Total**

46,200

LYSA A INTRATOR REVOCABLE TRUST

Map/Lot:

006-021

Account: 566 Card: 1 of 1

Location:

203 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/28/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	100%		33,000
091 X 220	\$/FF -Deep Ocean	440.00	40,040	100%		40,040
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
0.99	Acres-Rear Land 1 =<100	500.00	495	100%		495
Total Acres 4.97			Land Total			161,035

Dwelling Description				Replacement Cost New		
Log Home	One & 1/2 Story	750 Sqft	Grade C 110	Base		77,635
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Electric	Cooling	0% None	Heat		-1,238
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,750
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Above Average	Typical	79,147
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	100%	100%	100%	79,147	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Finished Attic	1980	150	C 110	8.432	Ava+	100%	100%	100%	8.432
Open Frame Porch	1980	150	C 110	2.017	Ava+	100%	100%	100%	2.017
Wood Deck	1980	150	C 110	1.117	Ava+	100%	100%	100%	1.117
One Storr Frame	2016	405	C 110	13.173	Ava+	100%	100%	100%	13.173
Outbuilding Total									24,739

<b>Acpt Land</b>	161,000	<b>Accepted Bldg</b>	103,900	<b>Total</b>	264,900
------------------	---------	----------------------	---------	--------------	---------

Account: 905 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Level  
 Utilities None  
 Street Semi-Improved

Reference 1 B1517P336

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
100 X 180	\$/FF -River Front	66.50	6,015	100%		6,015	
Total Acres 0.41					Land Total	6,015	
<b>Acpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	6,000

Name: JACKMAN, FRANCIS E

Page 420

JACKMAN, DONNA J

Map/Lot:

005-002-002

Account: 496 Card: 1 of 1

Location: 435 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/25/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
4.90	Acres-Rear Land 1 =<100	500.00	2,450	100%		2,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.90						Land Total 33,450

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	1,120 Sqft	Grade B 100	Base	80,221
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,243
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,025
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Modern	Modern	Good	Typical	82,489
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		92%	100%	100%
						<b>Value(Rcnld)</b>
						75,890

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	2002	80	B 100	760	Good	92%	100%	100%	699
One Storv Frame	2002	100	B 100	3.608	Good	92%	100%	100%	3.319
Open Frame Porch	2002	40	B 100	784	Good	92%	100%	100%	721
Open Frame Porch	2002	40	B 100	784	Good	92%	100%	100%	721
One Storv Frame	2002	200	B 100	7.214	Good	92%	100%	100%	6.637
Frame Garage	2002	504	B 100	10.525	Good	92%	100%	100%	9.683
Frame Shed	2021	200	B 100	4.815	Ava.	95%	100%	100%	4.574
Outbuilding Total									26,354

**Acpt Land**

33,500

**Accepted Bldg**

102,200 **Total**

135,700

Name: JACKSON, JOELLE D

Page 421

JACKSON, MARTIN C

Map/Lot:

014-056

Account: 52 Card: 1 of 1

Location:

144 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 02/01/2006  
 Sale Price 80,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.60	Acres-Rear Land 1 =<100	500.00	2,300	100%		2,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.60						Land Total 23,300

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	440 Sqft	Grade C 100	Base	59,618
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-220
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	801
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-396
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1800	1971	Typical	Typical	Good	Typical	61,678	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		70%	100%	100%	43,175

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1900	364	C 100	15.931	Good	70%	100%	100%	11.152
Encl Frame Porch	1971	252	C 100	4.662	Good	83%	100%	100%	3.869
Frame Garae	1971	648	C 100	10.426	Good	83%	90%	100%	7.789
Outbuilding Total									22,810

**Acpt Land**

23,300

**Accepted Bldg**

66,000

**Total**

89,300

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
28.11	Acres-Rear Land 1 =<100	500.00	14,055	100%		14,055	
Total Acres 29.11			Land Total			21,055	
<b>Acpt Land</b>		21,100	<b>Accepted Bldg</b>		0	<b>Total</b>	21,100

Account: 646 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 04/09/2019  
 Sale Price 120,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 21,500

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	616 Sqft	Grade D 110	Base		60,040
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-278
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,459
Rooms	6					
Bedrooms	4	Add Fixtures	1			
Baths	1	Half Baths	0	Plumbing		564
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-972
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1890	1973	Typical	Typical	Good	Typical		57,895
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	70%	100%	100%	40,526		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1973	280	D 110	10.154	Good	70%	100%	100%	7.108
Encl Frame Porch	1973	160	D 110	3.018	Good	70%	100%	100%	2.113
Encl Frame Porch	1973	220	D 110	3.791	Good	70%	100%	100%	2.654
Frame Garaae	1973	720	C 100	11.325	Ava.	74%	100%	100%	8.380
Frame Garaae	1973	900	C 100	13.573	Ava.	74%	100%	100%	10.044
Frame Shed	1972	144	D 100	2.580	Ava-	66%	100%	100%	1.703
Outbuilding Total									32,002

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	72,500	<b>Total</b>	94,000
------------------	--------	----------------------	--------	--------------	--------

Name: JAMIESON, ROMELDA JR

Page 424

JAMIESON, MILAN JR

Map/Lot:

016-028

Account: 210 Card: 1 of 1

Location:

535 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1 B0819P113 & B1834P095 & B2346P291

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 5 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,152 Sqft	Grade C 110	Base		73,649
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	252 Sqft, Grade C	Basement Gar	None	Fin Bsmt		2,218
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,153
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1974	0	Typical	Typical	Average	Typical	77,020
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	74%	100%	100%	56,995	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	1974	30	C 100	1.487	Ava.	1.100
Patio	1990	384	D 100	3.881	Ava.	3.221
Frame Garage	1994	480	C 100	8.327	Ava.	7.078
One Storv Frame	2003	168	C 110	5.464	Ava.	4.043
Outbuilding Total						15,442

<b>Acpt Land</b>	21,000	<b>Accepted Bldg</b>	72,400	<b>Total</b>	93,400
------------------	--------	----------------------	--------	--------------	--------



Account: 209 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

**Sale Data**  
 Sale Date 12/01/2000  
 Sale Price 7,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
8.16	Acres-Rear Land 1 =<100	500.00	4,080	100%		4,080	
Total Acres 8.16					Land Total	4,080	
<b>Acpt Land</b>		4,100	<b>Accepted Bldg</b>		0	<b>Total</b>	4,100

**Valuation Report**

Map/Lot:

013-021

Location:

MT TOM RD

Account: 843 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Level  
 Utilities None  
 Street Gravel

Sale Date 11/01/1996  
 Sale Price 7,000  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1 B2129P097 11/96

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	66.50	12,681	100%		12,681
100 X 200	\$/FF -River Front	66.50	6,341	75%		4,755
Total Acres 1.38			Land Total			17,436

**Acpt Land** 17,400 **Accepted Bldg** 0 **Total** 17,400

Pembroke 2023 Commitment Archive  
 Name: JERNIGAN, MICHAEL W & SUSAN  
 M W JERNIGAN & S JERNIGAN REVOCABLE  
 Account: 91 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 427  
 014-083-001  
 27 HARDY POINT RD

Map/Lot:  
 Location:

Neighborhood 20 Factory Rd  
 Zoning/Use Shore  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/24/2017  
 Sale Price 68,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
090 X 220	\$/FF -River Front	95.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.45			Land Total			14,550

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1960	768	D 100	9.778	Ava.	66%	100%	100%	6.453
Finished Attic	2007	768	D 100	10.896	Ava.	93%	100%	100%	10.133
Wood Deck	2007	144	B 100	1.197	Ava.	93%	100%	100%	1.113
<b>Outbuilding Total</b>									<b>17,699</b>
<b>Acpt Land</b>		14,600	<b>Accepted Bldg</b>		17,700	<b>Total</b>		32,300	

Account: 4 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/01/1996  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.60			Land Total			30,100

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	858 Sqft	Grade C 100	Base		76,079
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-429
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-579
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1910	1975	Typical	Typical	Above Average	Typical		75,071
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	60%	100%	100%			45,043

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Stable w/Loft	1975	800	C 100	15.404	Ava.	75%	100%	100%	11.553
One Storv Frame	1975	250	C 100	7.392	Ava+	60%	100%	100%	4.435
One Storv Frame	1996	70	B 100	2.524	Good	90%	100%	100%	2.272
Unfin Basement	1975	250	C 100	5.373	Ava+	60%	100%	100%	3.224
Frame Garage	2015	896	C 100	13.523	Ava.	95%	100%	100%	12.847
Outbuilding Total									34,331

**Acpt Land** 30,100 **Accepted Bldg** 79,400 **Total** 109,500

Name: JOHNSON, BOBBIE-KIM B

Page 429

JOHNSON, BOBBIE-KIM B

Map/Lot:

014-103

Account: 102 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
Topography Below Street  
Utilities NoneNone  
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description	Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit				
160 X 040	\$/FF -River Front	95.00	6,481	15%		972
Total Acres 0.15				Land Total		972
<b>Accpt Land</b>		1,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						1,000

Name: JOHNSON, JOYCE (L/E)

Page 430

JOHNSON, GREGORY W

Map/Lot:

014-003-001

Account: 1019 Card: 1 of 1

Location:

17 JOHNSON LN

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 02/01/1996  
 Sale Price 0  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.80	Acres-Rear Land 1 =<100	500.00	400	100%		400
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.80						Land Total 30,200

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	920 Sqft	Grade C 110	Base	64,090
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-3,564
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-455
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Typical	Typical	Average	Typical	60,071
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	52,262	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1996	120	C 100	847	Ava.	87%	100%	100%	737
Frame Garaae	2003	832	C 100	12.723	Ava.	91%	100%	100%	11,578
Outbuilding Total									12,315

**Acpt Land**

30,200

**Accepted Bldg**

64,600

**Total**

94,800

Name: JOHNSON, RYAN

Page 431

JOHNSON, KAYLEE

Map/Lot:

012-029

Account: 817 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 03/09/2021  
 Sale Price 13,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
11.00	Acres-Rear Land 1 =<100	500.00	5,500	100%		5,500	
Total Acres 11.00					Land Total	5,500	
<b>Acpt Land</b>		5,500	<b>Accepted Bldg</b>		0	<b>Total</b>	5,500

Name: JOHNSON, RYAN W

Page 432

JOHNSON, KAYLEE M

Map/Lot:

012-030

Account: 818 Card: 1 of 1

Location:

RT 214

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 12/07/2021  
 Sale Price 1,200  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Homesite (Fract)	15,000.00	12,550	100%		12,550
Total Acres 0.70			Land Total			12,550
<b>Acpt Land</b>		12,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						12,600



Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.60			Land Total			21,800

<b>Outbuildings/Additions/Improvements</b>							Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good Func Econ	Rcnld
Frame Shed	1973			----	SOUND	VALUE	----	500
24Mobile Home..	1976			----	SOUND	VALUE	----	2,000
							Outbuilding Total	2,500
<b>Acpt Land</b>		21,800	<b>Accepted Bldg</b>		2,500	<b>Total</b>		24,300

**Valuation Report**

Account: 804 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug Well  
 Street Paved

**Sale Data**  
 Sale Date 04/26/2021  
 Sale Price 18,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%		7,500
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 10.00			Land Total			13,800
<b>Acpt Land</b>		13,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						13,800

Name: JOHNSON, THOMAS H

Page 435

JOHNSON, PATIENCE N

Map/Lot:

009-008

Account: 680 Card: 1 of 1

Location:

8 SEGIEN LN

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/18/2006  
 Sale Price 120,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 6 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 3.00						Land Total 25,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	1,008 Sqft	Grade C 100	Base	61,560
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-3,416
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	756
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1997	0	Typical	Typical	Average	Typical	60,775	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		87%	100%	100%	52,874

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1950	800	D 100	10.276	Fair	43%	100%	100%	4.419
One Storv Frame	1993	576	D 100	13.965	Ava.	85%	100%	100%	11.870
Frame Shed	1995	448	D 100	6.146	Ava.	86%	90%	100%	4.757
One Storv Frame	1999	576	C 100	17.031	Ava.	87%	100%	100%	14.817
Frame Garage	2009	1120	B 100	19.911	Ava+	94%	100%	100%	18.716
Encl Frame Porch	2005	350	C 100	6.065	Ava.	87%	100%	100%	5.277
Wood Deck	2005	84	C 100	645	Ava.	87%	100%	100%	561
Outbuilding Total									60,417

**Acpt Land**

25,000

**Accepted Bldg**

113,300

**Total**

138,300

Name: JONES II, BRIAN D

Page 436

JONES, RACHEL M

Map/Lot:

006-037-001

Account: 585 Card: 1 of 1

Location:

59 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00			Land Total			21,500

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One & 3/4 Story	936 Sqft	Grade C 110	Base	91,943
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,640
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,638	Insulation	1,351
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1992	0	Typical	Typical	Average	Typical	94,934	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		None		84%	80%	100%	63,796

**Acpt Land** 21,500 **Accepted Bldg** 63,800 **Total** 85,300

Name: JONES, CHARLES

Page 437

JONES, KATHY L

Map/Lot:

017-031

Account: 328 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Sale Date 07/01/1998  
 Sale Price 6,143  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1 B2264P250 07/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
Total Acres 10.00			Land Total			11,500

<b>Acpt Land</b>	11,500	<b>Accepted Bldg</b>	0	<b>Total</b>	11,500
------------------	--------	----------------------	---	--------------	--------

Name: JONES, CHARLES

Page 438

JONES, KATHY L

Map/Lot:

013-033

Account: 857 Card: 1 of 1

Location:

33 MT TOM RD

Neighborhood 17 Mount Tom Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 07/01/1996  
 Sale Price 16,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300 100%		13,300
Total Acres 1.01				Land Total	13,300

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	216 Sqft	Grade E 100	Base	15,148
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-2,318
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-824
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-108
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1940	0	Obsolete	None	Fair	Inadeq.	10,960
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		36%	77%	100%
						<b>Value(Rcnld)</b>
						3,038

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1940	180	E 100	2.661	Fair	36%	100%	100%	958
Wood Deck	1940	77	E 100	302	Fair	36%	100%	100%	109
Encl Frame Porch	1940	36	E 100	787	Fair	36%	100%	100%	283
Frame Shed	1940	24	E 100	714	Poor	26%	100%	100%	186
Outbuilding Total									1,536

**Acpt Land**

13,300

**Accepted Bldg**

4,600

**Total**

17,900

Name: JONES, DENNIS E

Page 439

JONES, VICTORIA L

Map/Lot:

014-058

Account: 57 Card: 1 of 1

Location: 172 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 09/01/1997  
 Sale Price 28,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Homesite (Fract)	15,000.00	14,230	100%		14,230
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.90					Land Total	19,030

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Crestwood M/H	1987	14X66	B 100	32.240	Ava.	40%	100%	100%	12.896
Frame Shed	1987	100	D 100	2.064	Ava.	82%	100%	100%	1.692
Wood Deck	1987	120	C 100	847	Ava.	82%	100%	100%	695
Frame Garaae	1995	768	D 100	9.778	Ava-	80%	75%	100%	5.866
Outbuilding Total									21,149

<b>Acpt Land</b>	19,000	<b>Accepted Bldg</b>	21,100	<b>Total</b>	40,100
------------------	--------	----------------------	--------	--------------	--------

Account: 591 Card: 1 of 1

Location: 102 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/15/2016  
 Sale Price 37,100  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.45	Acres-Homesite (Fract)	15,000.00	10,062	100%		10,062
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.45						Land Total 14,862

Dwelling Description				Replacement Cost New	
Conventional	One Story	869 Sqft	Grade D 100	Base	46,209
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-8,353
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,425
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1920	1960	Typical	Typical	Above Average	Typical	36,431	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		60%	100%	100%	21,859

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1920	140	E 100	1.544	Poor	20%	100%	100%		309
Outbuilding Total										309

**Acpt Land** 14,900 **Accepted Bldg** 22,200 **Total** 37,100



Account: 582 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/29/2017  
 Sale Price 10,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 13.00						Land Total 25,800

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	667 Sqft	Grade D 100	Base		56,806
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-273
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		871
Rooms	8					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-957
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>							<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1900	0	Old Type	Old Type	Below Average	Typical		56,447
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None	None			40%	90%	100%	20,321

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1900	280	D 100	9.232	Ava-	40%	100%	100%	3.693
Unfin Basement	1900	280	D 100	4.564	Ava-	40%	100%	100%	1.826
Open Frame Porch	1900	72	D 100	812	Ava-	40%	100%	100%	325
Frame Garage	1997	600	D 100	8.058	Ava-	81%	50%	100%	3.264
Outbuilding Total									9,108

**Acpt Land** 25,800 **Accepted Bldg** 29,400 **Total** 55,200

Name: JONES, KATHY L

Page 442

JONES, CHARLES

Map/Lot:

017-032

Account: 329 Card: 1 of 1

Location:

61 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1997  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 2 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.80	Acres-Rear Land 1 =<100	500.00	1,400	100%		1,400
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 3.80			Land Total			21,200

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	576 Sqft	Grade C 100	Base	58,627
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	648
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Typical	Typical	Average	Typical	61,150
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	83%	100%	100%	50,754	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	1980	440	D 100	6.419	Fair	64%	100%	100%	4.108
One Storr Frame	2016	504	C 100	14.902	Ava.	95%	100%	100%	14.157
Wood Deck	1999	192	C 100	1.250	Ava.	88%	100%	100%	1.100
Encl Frame Porch	1999	80	C 100	2.202	Ava.	88%	100%	100%	1.938
Frame Shed	2002	216	E 100	2.089	Poor	69%	100%	100%	1.441
Unfin Basement	2016	504	C 100	7.006	Ava.	95%	100%	100%	6.656
Outbuilding Total									29,400

**Acpt Land** 21,200 **Accepted Bldg** 80,200 **Total** 101,400

Name: JURDAK, JEREMIAH

Page 443

JURDAK, KATHERINE

Map/Lot:

017-034

Account: 331 Card: 1 of 1

Location:

27 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/11/2022  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.90			Land Total			20,250

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1900	320	E 100	4.200	Fair	30%	100%	100%	1.260
16Mobile Home	2016	16X80	C 100	37.840	Ava.	95%	100%	100%	35.948
<b>Outbuilding Total</b>									<b>37,208</b>

**Accpt Land** 20,300 **Accepted Bldg** 37,200 **Total** 57,500

Name: JURDAK, JEREMIAH

Page 444

JURDAK, KATHERINE

Map/Lot:

014-019-001

Account: 1010 Card: 1 of 1

Location:

146 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street None

**Sale Data**  
 Sale Date 09/28/2022  
 Sale Price 43,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 MBHM REMOVED - ANYTHING THERE?  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 4.00			Land Total			21,750

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Concrete Slab...	2010	1008	C 100	6.420	Ava.	94%	100%	100%	6.035	
14Mobile Home	2005	14X68	D 100	24.765	Ava.	78%	100%	100%	19.441	
8Mobile Home	2000								5.000	
----- S O U N D V A L U E -----										
Outbuilding Total									30,476	
<b>Acpt Land</b>		21,800	<b>Accepted Bldg</b>		30,500	<b>Total</b>			52,300	

Name: KAROD, LINDA G

Page 445

KAROD, STANLEY W

Map/Lot:

001-009

Account: 220 Card: 1 of 1

Location:

REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
Topography Rolling  
Utilities NoneNone  
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Access	7,920	
150 X 220	\$/FF -Tidal Ocean	264.00	39,600	15%	Excess Frt	5,940	
28.20	Acres-Rear Land 1 =<100	400.00	11,280	100%		11,280	
Total Acres 29.97			Land Total		25,140		
<b>Acpt Land</b>		25,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						25,100	

Name: KAROD, LINDA G

Page 446

KAROD, STANLEY W

Map/Lot:

001-009-A

Account: 221 Card: 1 of 1

Location:

REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 200	\$/FF -Tidal Ocean	264.00	50,343	100%		50,343	
125 X 200	\$/FF -Tidal Ocean	264.00	31,464	75%	Excess Frt	23,598	
Total Acres 1.49			Land Total			73,941	
<b>Acpt Land</b>		73,900	<b>Accepted Bldg</b>		0	<b>Total</b>	73,900

Name: KEISER, ALAYNE

Page 447

BLUM, PAMELA

Map/Lot:

008-003

Account: 637 Card: 1 of 1

Location:

57 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/30/2020  
 Sale Price 74,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 ADD 28X20 BLDG  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
49.00	Acres-Rear Land 1 = <100	500.00	24,500	100%		24,500
0.00	Acres-Rear Land 2 = 101-200	400.00	11,280	100%		0
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 50.00			Land Total			54,300

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,080 Sqft	Grade D 100	Base	52,691
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement	-2,162
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,771
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,296
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	1,080	Insulation	-531
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	1999	Old Type	Old Type	Below Average	Typical	49,523
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		40%	90%	100%
						<b>Value(Rcnld)</b>
						17,828

**Acpt Land** 54,300 **Accepted Bldg** 17,800 **Total** 72,100

Account: 509 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/01/2015  
 Sale Price 75,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 31,500

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	690 Sqft	Grade C 105	Base		74,024
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-362
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	3	Add Fixtures	1			
Baths	1	Half Baths	1	Plumbing		1,969
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,625
Insulation	None			Insulation		-1,268
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1850	0	Typical	Typical	Average	Typical		76,988
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>		
None	None	50%	100%	100%			38,494

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1850	252	C 105	10.639	Ava.	50%	100%	100%	5.320
Open Frame Porch	1850	90	C 105	1.243	Ava.	50%	100%	100%	622
Wood Deck	1980	198	C 105	1.348	Ava.	50%	100%	100%	674
One Storv Frame	1850	120	C 105	3.725	Ava.	50%	100%	100%	1.862
Frame Shed	1850	390	D 100	5.466	Ava-	40%	90%	100%	1.967
Frame Garage	1980	308	C 105	6.489	Ava.	50%	100%	100%	3.244
Outbuilding Total									13,689

**Acpt Land** 31,500 **Accepted Bldg** 52,200 **Total** 83,700



**Valuation Report**

Map/Lot:

005-008

Location:

YOUNGS COVE RD

Account: 505 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/19/2015  
 Sale Price 27,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
35.10	Acres-Rear Land 1 =<100	500.00	17,550	100%		17,550	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
Total Acres 36.10			Land Total			24,550	
<b>Acpt Land</b>		24,600	<b>Accepted Bldg</b>		0	<b>Total</b>	24,600

Name: KELLY, HELEN E

Page 450

PONG, THEODORE

Map/Lot:

005-010-006

Account: 958 Card: 1 of 1

Location:

43 CARRIAGE LN

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 10/12/2012  
 Sale Price 6,300  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2 HOUSE U/C  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
2.84	Acres-Rear Land 1 =<100	500.00	1,420	100%		1,420
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.84			Land Total			32,420

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	672 Sqft	Grade D 100	Base	40,158
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,102
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	672	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2014	0	Typical	Typical	Average	Typical	39,056	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		Generator Only..		95%	75%	95%	26,436

**Acpt Land** 32,400 **Accepted Bldg** 26,400 **Total** 58,800

Map/Lot:  
 Location:

004-026&027

373 OX COVE RD

Account: 488 Card: 1 of 1

Neighborhood 6 Ox Cove Rd  
 Tree Growth 1985  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/01/1998  
 Sale Price 125,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2007 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
11.98	Acres-Rear Land 1 =<100	500.00	5,990	100%		5,990
78.00	Acres-Softwood	135.00	8,845	100%		8,845
10.00	Acres-Mixed Wood	165.00	1,386	100%		1,386
2.00	Acres-Waste-Wet Land	50.00	100	100%		100
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 104.00			Land Total			140,821

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Contemporary	One & 3/4 Story	1,533 Sqft	Grade B 110	Base		162,527
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-7,201
Rooms	2					
Bedrooms	0	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-2,516
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		2,700
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	None	None	Good	Typical	155,510
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	93%	81%	100%	117,146	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Storv Frame	2003	61	B 110	2.419	Good	93%	50%	100%	1.125
Unfin Basement	2003	61	B 110	5.583	Good	93%	50%	100%	2.596
Open Frame Porch	2003	40	B 110	862	Good	93%	50%	100%	401
2S Frame Garaae	2003	1200	B 110	28.504	Good	93%	85%	100%	22.533
Outbuilding Total									26,655

<b>Acpt Land</b>	140,800	<b>Accepted Bldg</b>	143,800	<b>Total</b>	284,600
------------------	---------	----------------------	---------	--------------	---------

Name: KEMPER, BRYAN P

Page 452

HONG, KEUMPYO & JOO, HELEN H

Map/Lot:

014-028

Account: 24 Card: 1 of 1

Location:

118 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/24/2008  
 Sale Price 105,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Homesite (Fract)	15,000.00	12,460	100%		12,460
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.69			Land Total			18,460

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	690 Sqft	Grade C 100	Base	73,478
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-345
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,190
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	1981	Old Type	Typical	Good	Typical	74,323
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None						
<b>Economic Obsolescence</b>				<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None				70%	90%	100%
						46,823

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1840	615	C 100	24.728	Good	70%	100%	100%	17,310
One Storv Frame	1840	187	C 100	5.529	Good	70%	100%	100%	3,870
Open Frame Porch	1840	80	C 100	1.075	Good	70%	100%	100%	752
Encl Frame Porch	1840	20	C 100	1.343	Good	70%	100%	100%	940
Frame Garage	1840	576	D 100	7.812	Ava-	40%	100%	100%	3,125
Unfinished Attic	1840	576	D 100	2.139	Ava-	40%	100%	100%	856
Frame Shed	1840	264	D 100	3.987	Ava-	40%	100%	100%	1,595
Frame Garage	1840	525	D 100	7.290	Ava-	40%	100%	100%	2,916
Unfinished Attic	1840	525	D 100	2.052	Ava-	40%	100%	100%	821
Outbuilding Total									32,185

**Acpt Land**

18,500 **Accepted Bldg**

79,000 **Total**

97,500

Name: KEMPER, BRYAN P

Page 453

HONG, KEUMPYO & JOO, HELEN H

Map/Lot:

014-092

Account: 95 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/24/2007  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
060 X 060	\$/FF -Miscellaneous	95.00	2,977	100%		2,977	
Total Acres 0.08			Land Total		2,977		
<b>Acpt Land</b>		3,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						3,000	

Name: KILTON, RHONDA

Page 454

MASSAY, NICOLE

Map/Lot:

011-015

Account: 744 Card: 1 of 1

Location:

213 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
160 X 220	\$/FF -River Front	66.50	10,640	100%		10,640
0.12	Acres-Rear Land 1 =<100	350.00	42	100%		42
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 0.93					Land Total	14,882

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
10Mobile Home	1963	10X46	D 100	13.051	Fair	28%	100%	100%	3.654
Frame Shed	1963	90	E 50	594	Poor	42%	100%	100%	249
Frame Shed	1963	144	D 100	2.580	Fair	52%	100%	100%	1.342
Frame Garaae	2011	400	E 100	3.665	Ava.	95%	100%	100%	3.482
<b>Outbuilding Total</b>									<b>8,727</b>
<b>Acpt Land</b>		14,900	<b>Accepted Bldg</b>		8,700	<b>Total</b>		<b>23,600</b>	

Name: KING, COREY

Page 455

KING, GLORIA

Map/Lot:

011-037-001

Account: 764 Card: 1 of 1

Location: 380 EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Gravel

Sale Date 07/06/2021  
 Sale Price 15,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
136 X 220	\$/FF -River Front	66.50	9,044	100%		9,044
0.90	Acres-Rear Land 1 =<100	350.00	315	100%		315
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 1.59			Land Total			12,719

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value
14Mobile Home	0						----- S O U N D V A L U E -----		2,000
Outbuilding Total									2,000

**Acpt Land** 12,700 **Accepted Bldg** 2,000 **Total** 14,700

Name: KINNEY, GARY & IVA (L/E)

Page 456

CURTIS, SHANE & ALICE

Map/Lot:

017-002

Account: 304 Card: 1 of 1

Location:

692 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.30			Land Total			21,150

Outbuildings/Additions/Improvements					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1973	12X60	C 100	22.530	Ava.	40%	100%	100%	9.012
A-Roof.....	1980	720	C 100	1.361	Ava.	78%	100%	100%	1.062
Encl Frame Porch	1980	112	C 100	2.660	Ava.	78%	100%	100%	2.075
One Storv Frame	1980	720	C 100	21.288	Ava.	78%	100%	100%	16.605
Frame Shed	1980	240	D 100	3.706	Ava-	71%	100%	100%	2.631
Frame Garage	1995	896	D 100	11.088	Ava.	86%	100%	100%	9.536
Unfinished Attic	1995	448	E 100	1.170	Poor	64%	100%	100%	749
1 & 1/2 Storv Fr	2010	576	C 100	23.160	Ava.	94%	100%	100%	21.770
Plumbing Fixture	2010	3	C 100	1.428	Ava.	94%	100%	100%	1.342
Encl Frame Porch	2017	336	C 100	5.865	Ava.	95%	100%	100%	5.572
Outbuilding Total									70,354
<b>Accpt Land</b>		21,200	<b>Accepted Bldg</b>		70,400	<b>Total</b>			91,600



Name: KIRCHENSTEIN, ALAN

Page 457

KIRCHENSTEIN, BARBARA

Map/Lot:

015-047

Account: 152 Card: 1 of 1

Location:

102 FRONT ST

Neighborhood 23 Mill Street

Zoning/Use Shore  
 Topography Above Street  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 050	\$/FF -River Front	95.00	6,793	100%		6,793
Total Acres 0.17			Land Total			6,793

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	864 Sqft	Grade SC100	Base		52,638
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Wet 1/2 Bmt	Basement		-1,212
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,654
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,238
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-998
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	0	Obsolete	None	Poor	Inadeq.	45,536	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		20%	73%	100%	6,648

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1850	76	SC100	680	Poor	20%	100%	100%	136
Wood Deck	1850	345	SC100	1.390	Poor	20%	100%	100%	278
Frame Shed	1850	132	SC100	1.963	Poor	20%	90%	100%	354
Outbuilding Total									768

<b>Acpt Land</b>	6,800	<b>Accepted Bldg</b>	7,400	<b>Total</b>	14,200
------------------	-------	----------------------	-------	--------------	--------

Account: 80 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/29/2011  
 Sale Price 165,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 165	\$/FF -River Front	95.00	16,454	100%		16,454
200 X 165	\$/FF -River Front	95.00	16,454	75%	Excess Frt	12,341
020 X 165	\$/FF -River Front	95.00	1,645	50%	Excess Frt	823
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60						Land Total 35,618

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	616 Sqft	Grade C 100	Base	63,750
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		
1960	1986	Typical	Typical	Average			63,750
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	66%	100%	100%	42,075		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	1986	72	C 100	578	Ava.	66%	100%	100%	381
Frame Shed	1880	2368	E 100	17.483	Fair	30%	100%	100%	5.245
Wood Deck	1993	400	C 100	2.415	Ava.	85%	100%	100%	2.053
Encl Frame Porch	2005	96	C 100	2.430	Ava.	66%	100%	100%	1.604
Open Frame Porch	2005	64	C 100	903	Ava.	66%	100%	100%	596
Outbuilding Total									9,879

**Acpt Land** 35,600 **Accepted Bldg** 52,000 **Total** 87,600

Pembroke 2023 Commitment Archive  
 Name: KIRSCHENSTEIN, ALAN  
 KIRSCHENSTEIN, BARBARA  
 Account: 136 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 459  
 015-022  
 38 SHORE RD

Map/Lot:  
 Location:

Neighborhood 12 Old Route 1  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/01/1986  
 Sale Price 24,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Split/Assemblage

Reference 1 B1409P043  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.60	Acres-Homesite (Fract)	15,000.00	11,619	100%		11,619
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.60			Land Total			14,619

Dwelling Description				Replacement Cost New		
Cape Cod	One & 3/4 Story	975 Sqft	Grade D 100	Base		70,241
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-9,092
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-5,017
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-839
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1990	Old Type	Old Type	Below Average	Typical	55,293
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	40%	77%	100%		17,030

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1900	96	D 100	584	Ava-	40%	100%	100%	234
Frame Shed	1986	290	E 50	1.308	Fair	68%	75%	100%	667
Outbuilding Total									901

**Acpt Land** 14,600 **Accepted Bldg** 17,900 **Total** 32,500

Name: KIRSCHENSTEIN, ALAN

Page 460

KIRSCHENSTEIN, BARBARA

Map/Lot:

015-024

Account: 137 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Level  
 Utilities Dug WellNone  
 Street Semi-Improved

Sale Date 07/28/2003  
 Sale Price 43,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B1409P043

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.36	Acres-Homesite (Fract)	15,000.00	9,000	100%		9,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.36					Land Total	10,800

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garaae	1960	1260	D 100	14.816	Ava-	58%	100%	100%	8,593
						Outbuilding Total			8,593

**Accpt Land** 10,800 **Accepted Bldg** 8,600 **Total** 19,400

**Valuation Report**

Account: 806 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 07/01/1992  
 Sale Price 100,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.00	Acres-Homesite (Fract)	15,000.00	9,000	100%		0
39.90	Acres-Rear Land 1 =<100	500.00	19,950	100%		19,950
30.00	Acres-Waste-Wet Land	50.00	1,500	100%		1,500
Total Acres 69.90			Land Total			21,450
<b>Acpt Land</b>		21,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						21,500

**Valuation Report**

Account: 816 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 07/01/1992  
 Sale Price 100,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot	7,000.00	7,000	100%		7,000	
22.00	Acres-Rear Land 1 =<100	500.00	11,000	100%		11,000	
Total Acres 23.00			Land Total			18,000	
<b>Acpt Land</b>		18,000	<b>Accepted Bldg</b>		0	<b>Total</b>	18,000

Name: KNOX, KENNETH

Page 463

KNOX, CATHLEEN

Map/Lot:

017-007

Account: 308 Card: 1 of 1

Location:

30 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 10/01/1986  
 Sale Price 13,550  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.11	Acres-Homesite (Fract)	15,000.00	4,975	100%		4,975
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.11						Land Total 9,775

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	594 Sqft	Grade E 100	Base	31,315
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-149
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-668
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-267
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	None	Poor	Inadeq.	29,293
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	20%	73%	100%	4,277	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1900	165	E 100	2.439	Poor	20%	100%	100%	488
Frame Shed	1900	364	E 100	3.147	Poor	20%	50%	100%	314
Frame Shed	1900	252	E 50	1.173	Poor	20%	100%	100%	235
Outbuilding Total									1,037

**Acpt Land**

9,800

**Accepted Bldg**

5,300

**Total**

15,100

Name: KOEHNE, DENISE L

Page 464

KOEHNE, DAVID

Map/Lot:

016-016-001

Account: 196 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

**Sale Data**  
 Sale Date 12/19/2012  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
2.40	Acres-Rear Land 1 =<100	500.00	1,200	100%		1,200	
Total Acres 2.40					Land Total	1,200	
<b>Acpt Land</b>		1,200	<b>Accepted Bldg</b>		0	<b>Total</b>	1,200



Account: 919 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/19/2012  
 Sale Price 123,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Commercial Lot	28,000.00	28,000	100%		28,000
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres 2.60			Land Total			36,300

**Commercial Description**

Occupancy Type	Apartments.....				
Class & Quality	Frame.....Avg.				
# Dwelling Units	4				
Exterior	Aluminum/Vinyl				
Stories & Height	2 STORY @ 8'				
Heating/Cooling	Forced Warm Air				
Built	1970				
Remodeled	2013				
Base Cost/Sqft		35.61			
Heat-Cool/Sqft	+	4.77			
Total		40.38			
Size Factor	X	1.007			
Adjusted Cost/Sqft		40.66			
Total Square Feet	X	4,200			
Replacement Cost		170,772			
Condition	Below Average				
% Good Physical	X	.70			
Functional	X	1.00			
Subtotal		119,540			
Economic Factor	X 1.00		Total Value		119,540

<b>Acpt Land</b>	36,300	<b>Accepted Bldg</b>	119,500	<b>Total</b>	155,800
------------------	--------	----------------------	---------	--------------	---------

Name: KOVECSES, LASZLO A

Page 466

KOVECSES, PAULA A

Map/Lot:

009-006-004

Account: 717 Card: 1 of 1

Location:

777 US RTE 1

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

Sale Date 12/13/2006  
 Sale Price 17,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
21.00	Acres-Rear Land 1 =<100	500.00	10,500	100%		10,500
0.64	Acres-Rear Land 1 =<100	500.00	320	100%		320
Total Acres 22.64			Land Total			25,820

**Acpt Land** 25,800 **Accepted Bldg** 0 **Total** 25,800

Account: 994 Card: 1 of 1

Map/Lot: 003-029-002  
 Location: 543 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
481 X 220	\$/FF -Deep Ocean	440.00	211,640	15%	Size/Shape	31,746
3.70	Acres-Rear Land 1 =<100	500.00	1,850	100%		1,850
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres 7.14			Land Total			129,096

Dwelling Description				Replacement Cost New	
Contemporary	One & 1/2 Story	985 Sqft	Grade B 100	Base	105,748
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-8,223
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-3,606
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Modern	Modern	Average	Typical	96,205
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	91,395	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	2013	625	B 100	12.369	Ava.	Phy 95%	Func 100%	Econ 100%	11,751
Finished Attic	2013	468	B 100	12.881	Ava.	95%	100%	100%	12,237
Wood Deck	2013	216	B 100	1.690	Ava.	95%	100%	100%	1,606
Carport/Canopy	2013	216	B 100	3.276	Ava.	95%	100%	100%	3,112
Open Frame Porch	2013	48	B 100	890	Ava.	95%	50%	100%	423
Outbuilding Total									29,129

**Acpt Land** 129,100 **Accepted Bldg** 120,500 **Total** 249,600

Name: KRUMICH, ERIC C

Page 468

KRUMICH, AIMEE L

Map/Lot:

012-009

Account: 796 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 08/25/2020  
 Sale Price 59,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
46.00	Acres-Rear Land 3 = 201+	245.00	11,270	100%		11,270
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 147.00			Land Total			60,770

**Acpt Land**

60,800

**Accepted Bldg**

0 **Total**

60,800

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellCesspool  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	44,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	15%	Excess Frt	13,200
10.10	Acres-Rear Land 1 =<100	500.00	5,050	100%		5,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 14.14			Land Total			222,250

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	690 Sqft	Grade D 100	Base		57,809
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,486
Rooms	4					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-594
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Obsolete	Old Type	Fair	Typical	55,729
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	30%	86%	100%	14,378	

Outbuildings/Additions/Improvements							Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
One Storv Frame	1890	442	D 100	10.717	Fair	30%	100%	100%	3.215	
Unfinished Attic	1890	442	D 100	1.910	Fair	30%	100%	100%	573	
One Storv Frame	1890	140	D 100	3.395	Fair	30%	100%	100%	1.018	
Stable w/Loft	1890	442	D 100	8.348	Fair	30%	100%	100%	2.504	
Frame Shed	1890	80	E 100	1.114	Poor	20%	100%	100%	223	
Frame Shed	1890	80	E 100	1.114	Poor	20%	100%	100%	223	
Stable w/Loft	1980	960	C 100	17.738	Ava.	78%	100%	100%	13.836	
Frame Garage	1988	864	C 100	13.124	Ava.	82%	100%	100%	10.762	
Frame Shed	1980	400	E 100	3.405	Fair	64%	100%	100%	2.179	
Outbuilding Total									34,533	

<b>Acpt Land</b>	222,300	<b>Accepted Bldg</b>	48,900	<b>Total</b>	271,200
------------------	---------	----------------------	--------	--------------	---------

Name: LABBADIA, WILLIAM R

Page 470

LABBADIA, GAIL L

Map/Lot:

009-015-001

Account: 870 Card: 1 of 1

Location: 488 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street None

Sale Date 02/22/2006  
 Sale Price 8,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Agent  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	90%	Vacancy	13,500
9.25	Acres-Rear Land 1 =<100	500.00	4,625	100%		4,625
Total Acres 10.25			Land Total			18,125

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1976	2700	D 100	35.360	Fair	61%	50%	100%	10,785
						Outbuilding Total			10,785

**Acpt Land** 18,100 **Accepted Bldg** 10,800 **Total** 28,900

Account: 436 Card: 1 of 1

Location: 504 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/09/2012  
 Sale Price 148,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.20	Acres-Rear Land 1 =<100	500.00	2,600	100%		2,600
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.20			Land Total			23,600

Dwelling Description				Replacement Cost New	
Conventional	Two Story	735 Sqft	Grade D 110	Base	68,528
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-331
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water C	Cooling	0% None	Heat	1,207
Rooms	11				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,326
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	0	Typical	Typical	Above Average	Typical		68,078
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		60%	100%	100%	40,847

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1900	391	D 110	15.435	Ava+	60%	100%	100%	9.261
One Storv Frame	1970	170	D 110	4.533	Ava+	60%	100%	100%	2.720
Frame Garage	1993	768	C 100	11.924	Ava.	85%	100%	100%	10.135
Frame Shed	2011	336	C 100	5.893	Ava.	95%	50%	100%	2.799
Outbuilding Total									24,915

**Acpt Land** 23,600 **Accepted Bldg** 65,800 **Total** 89,400

Name: LAMPRON, MARK

Page 472

PEDIGO, STACIE

Map/Lot:

014-034

Account: 29 Card: 1 of 1

Location: 172 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/13/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.80	Acres-Rear Land 1 =<100	500.00	400	100%		400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.80			Land Total			21,400

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	528 Sqft	Grade D 100	Base		50,743
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	None	Basement		-4,244
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,137
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-758
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	0	Old Type	Old Type	Poor	Typical	44,604
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	20%	90%	100%	8,029	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1875	192	D 100	4.655	Poor	20%	100%	100%	931
Finished Attic	1875	192	D 100	6.598	Poor	20%	100%	100%	1.320
Open Frame Porch	1875	110	E 100	700	Poor	20%	100%	100%	140
Frame Shed	1875	255	E 100	2.366	Poor	20%	90%	100%	426
Frame Garage	1875	480	D 100	6.828	Poor	20%	50%	100%	683
Unfinished Attic	1875	480	D 100	1.974	Poor	20%	100%	100%	395
Outbuilding Total									3,895

<b>Acpt Land</b>	21,400	<b>Accepted Bldg</b>	11,900	<b>Total</b>	33,300
------------------	--------	----------------------	--------	--------------	--------



Neighborhood 5 Middle Cross Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 24 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
17.60	Acres-Rear Land 1 =<100	500.00	8,800	100%		8,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 18.60						Land Total 29,050

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	616 Sqft	Grade D 110	Base		60,040
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	None	Basement		-5,026
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,128
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-583
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Average	Typical	55,559
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	27,780	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
1 & 1/2 Storv Fr	1900	352	D 110	12.765	Ava.	6.382
Outbuilding Total						6,382

<b>Acpt Land</b>	29,100	<b>Accepted Bldg</b>	34,200	<b>Total</b>	63,300
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Map/Lot:

012-023

Location:

AYERS JCT RD

Account: 810 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 08/22/2019  
 Sale Price 700  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250	
Total Acres 0.50			Land Total				250
<b>Acpt Land</b>		300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						300	

Account: 324 Card: 1 of 1

Location: 29 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/30/2005  
 Sale Price 55,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 231	\$/FF -River Front	66.50	13,628	100%		13,628
120 X 231	\$/FF -River Front	66.50	8,177	75%	Excess Frt	6,133
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 1.70						Land Total 23,121

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 3/4 Story	368 Sqft	Grade D 110	Base	48,141
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-166
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-871
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-581
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Total</b>
Built	Renovated	Kitchens	Baths	Condition	Layout		
1900	0	Old Type	Old Type	Below Average	Typical		46,523
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	40%	90%	100%	16,748		

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Storv Fr	1900	345	D 110	13.068	Ava-	40%	100%	100%	5.227
Encl Frame Porch	1900	120	D 110	2.500	Ava-	40%	100%	100%	1.000
Frame Shed	1900	252	E 100	2.345	Poor	20%	100%	100%	469
Outbuilding Total									6,696

**Acpt Land** 23,100 **Accepted Bldg** 23,400 **Total** 46,500

Account: 690 Card: 1 of 1

Location: 456 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/07/2021  
 Sale Price 133,545  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 25,500

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,372 Sqft	Grade C 100	Base		75,195
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Slab	Basement	None	Basement		-10,552
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2021	0	Modern	Modern	Average	Typical	65,893
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	62,598	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
Frame Shed	2021	80	C 100	2.230	Ava.	95%	100%	100%		2,118
Outbuilding Total										2,118

<b>Acpt Land</b>	25,500	<b>Accepted Bldg</b>	64,700	<b>Total</b>	90,200
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/10/2011  
 Sale Price 16,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
075 X 157	\$/FF -River Front	66.50	4,213	100%		4,213
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 0.27						Land Total 7,573

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 3/4 Story	798 Sqft	Grade D 100	Base	62,520
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-327
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,717
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,145
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Poor	Typical	59,331
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Fire Damage		None		20%	45%	100%
						5,340

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1900	140	E 100	1.544	Poor	Phy 20%	Func 100%	Econ 100%	309
One Storv Frame	1900	40	E 100	591	Fair	30%	100%	100%	177
1 & 3/4 Storv Fr	1900	442	D 100	15.218	Fair	30%	100%	100%	4,565
Outbuilding Total									5,051

<b>Acpt Land</b>	7,600	<b>Accepted Bldg</b>	10,400	<b>Total</b>	18,000
------------------	-------	----------------------	--------	--------------	--------

Name: LAPLANTE, COREY

Page 478

LAPLANTE, ROGER

Map/Lot:

012-006

Account: 1068 Card: 1 of 1

Location:

AYERS JUNCTION RD

Neighborhood 11 Route 214  
 Tree Growth 1999  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/22/2010  
 Sale Price 25,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2011 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
48.00	Acres-Softwood	135.00	5,443	100%		5,443	
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
Total Acres 50.00			Land Total		20,943		
<b>Accpt Land</b>		20,900	<b>Accepted Bldg</b>		0	<b>Total</b>	
						20,900	

Name: LAPORTE, DENNIS

Page 479

LAPORTE, PAULA POLACEK

Map/Lot:

006-004-001

Account: 971 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Sale Data	
Sale Date	08/01/1998
Sale Price	16,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000	
Total Acres 5.00			Land Total		9,000		

<b>Acpt Land</b>	9,000	<b>Accepted Bldg</b>	0	<b>Total</b>	9,000
------------------	-------	----------------------	---	--------------	-------

Account: 1070 Card: 1 of 1

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 03/23/2018  
 Sale Price 256,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	0
200 X 220	\$/FF -Tidal Ocean	15,000.00	15,000	50%	Size/Shape	24,750
300 X 220	\$/FF -Tidal Ocean	330.00	99,000	50%	Excess Frt	0
300 X 220	\$/FF -Tidal Ocean	500.00	5,050	50%	Size/Shape	24,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
10.39	Acres-Rear Land 1 =<100	500.00	5,195	100%		5,195
Total Acres 13.93			Land Total			126,695

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,710 Sqft	Grade B 100	Base	107,185
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-2,086
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,565
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Good	Typical	108,952
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		92%	100%	100%
						<b>Value(Rcnd)</b>
						100,236

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnd	
Open Frame Porch	2002	133	B 100	2.012	Good	92%	100%	100%	1.851	
Open Frame Porch	2002	208	B 100	3.003	Good	92%	100%	100%	2.763	
Frame Garage	2002	576	B 100	11.623	Good	92%	100%	100%	10.693	
2S Frame Garage	2009	840	B 100	19.503	Ava+	94%	100%	100%	18.333	
Carnort/Canopy	2009	400	B 100	4.612	Ava+	94%	100%	100%	4.335	
Outbuilding Total									37,975	

**Acpt Land** 126,700 **Accepted Bldg** 138,200 **Total** 264,900



Account: 2 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/01/2001  
 Sale Price 48,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.16	Acres-Rear Land 1 =<100	500.00	80	100%		80
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.16						Land Total 31,080

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	616 Sqft	Grade C 110	Base		70,126
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement		-339
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,750
Insulation	None			Insulation		-1,016
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1940	1988	Typical	Typical	Average	Typical		71,521
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete	None	55%	75%	100%			29,502

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1988	360	C 100	10.644	Ava.	82%	65%	100%	5.673
Unfin Basement	1988	360	C 100	6.080	Ava.	82%	65%	100%	3.241
1 Storv Masonrv	1988	280	C 110	10.056	Ava.	55%	65%	100%	3.595
Unfin Basement	988	280	C 110	6.124	Ava.	55%	65%	100%	2.189
One Storv Frame	1988	144	C 100	4.257	Ava.	82%	65%	100%	2.269
Unfin Basement	1988	144	C 100	4.693	Ava.	82%	65%	100%	2.501
Wood Deck	2003	150	C 100	1.015	Ava.	91%	100%	100%	924
Outbuilding Total									20,392

**Acpt Land** 31,100 **Accepted Bldg** 49,900 **Total** 81,000

Account: 874 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/30/2015  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	960 Sqft	Grade C 110	Base		65,738
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-475
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1973	0	Typical	Typical	Average	Typical	65,263
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	74%	100%	100%	48,295	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	1970	572	C 110	10.424	Ava.	74%	100%	100%	7.714
Frame Shed	1970	384	D 100	5.394	Ava-	64%	100%	100%	3.452
One Storv Frame	1975	160	C 110	5.204	Ava.	74%	100%	100%	3.851
Unfin Basement	1975	160	C 110	5.275	Ava.	74%	100%	100%	3.904
Open Frame Porch	1975	30	C 110	588	Ava.	74%	100%	100%	435
Outbuilding Total									19,356

**Acpt Land** 21,000 **Accepted Bldg** 67,700 **Total** 88,700

Name: LEHMAN, PETER

Page 483

HILDERMANN, KATIE

Map/Lot:

008-016

Account: 1013 Card: 1 of 1

Location:

301 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Septic System  
 Street Paved

Sale Date 09/07/2022  
 Sale Price 37,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2 CMML  
 Tran/Land/Bldg 3 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
26.50	Acres-Rear Land 1 =<100	500.00	13,250	100%		13,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 28.00			Land Total			44,857

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Commercial.....	1963						----- S O U N D V A L U E -----			44.400
Frame Shed	1970	370	E 100	3.189	Poor	47%	100%	100%		1.499
<b>Outbuilding Total</b>										<b>45,899</b>

**Accpt Land** 44,900 **Accepted Bldg** 45,900 **Total** 90,800

Account: 359 Card: 1 of 1

Neighborhood 21 High Street

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1988  
 Sale Price 37,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1 B1528P101 08/88

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.20					Land Total	21,100

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	572 Sqft	Grade D 110	Base	57,929
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Full Bmt	Basement	-258
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-542
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	57,129
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None		None		50%	100%	28,564

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1980	320	C 100	9.461	Ava.	78%	100%	100%	7.380
Frame Garage	1920	252	D 100	4.494	Fair	30%	100%	100%	1.348
Unfinished Attic	1920	252	D 100	1.582	Fair	30%	100%	100%	475
Frame Shed	1920	108	E 100	1.316	Poor	20%	90%	100%	237
Outbuilding Total									9,440

**Acpt Land**

21,100

**Accepted Bldg**

38,000 **Total**

59,100

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1096P160

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 2.00			Land Total			14,750

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1985	320	D 100	4.644	Ava.	80%	100%	100%	3,715	
							Outbuilding Total			3,715
<b>Accpt Land</b>		14,800	<b>Accepted Bldg</b>		3,700	<b>Total</b>			18,500	

Account: 1016 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 03/01/1997  
 Sale Price 250  
 Sale Type Land Only  
 Financing Verified  
 Validity Arms Length Sale

Reference 1 B2149P213 03/97  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.50	Acres-Baselot (Fract)	7,000.00	4,950	50%	Access	2,475	
Total Acres 0.50			Land Total		2,475		

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1991	144	E 100	1.574	Fair	71%	70%	100%	783
							Outbuilding Total		783
<b>Acpt Land</b>		2,500	<b>Accepted Bldg</b>		800	<b>Total</b>		3,300	

Name: LEIGHTON, BASIL H

Page 487

LEIGHTON, LINDA S

Map/Lot:

008-021

Account: 1081 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities None  
 Street Paved

Reference 1 B2461P109 07/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
Total Acres 11.00			Land Total			20,000

<b>Acpt Land</b>	20,000	<b>Accepted Bldg</b>	0	<b>Total</b>	20,000
------------------	--------	----------------------	---	--------------	--------

Name: LEIGHTON, BASIL H JR

Page 488

LEIGHTON, LISA M

Map/Lot:

017-015-A

Account: 316 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled Well  
 Street Semi-Improved

Reference 1 B1684P032

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.81	Acres-Homesite (Fract)	15,000.00	13,500	100%		13,500
Total Acres 0.81			Land Total			13,500

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1965	600	C 100	9.827	Ava.	69%	100%	100%	6,781
						Outbuilding Total			6,781
<b>Acpt Land</b>		13,500	<b>Accepted Bldg</b>		6,800	<b>Total</b>		20,300	



Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
23.00	Acres-Rear Land 1 =<100	500.00	11,500	100%		11,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
0.73	Acres-Rear Land 1 =<100	500.00	365	100%		365
Total Acres 24.73			Land Total			31,665

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	448 Sqft	Grade D 100	Base	47,254
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-184
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-386
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	46,684
1890	1955	Obsolete	Obsolete	Fair		
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	30%	81%	100%	11,344	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1890	330	D 100	10.881	Fair	30%	100%	100%	3.264
Frame Shed	1890	2220	E 100	16.425	Poor	20%	100%	100%	3.285
Frame Garage	2015	768	C 100	11.924	Ava.	95%	100%	100%	11.328
Frame Shed	1890								400
----- S O U N D V A L U E -----									
Outbuilding Total									18,277

<b>Acpt Land</b>	31,700	<b>Accepted Bldg</b>	29,600	<b>Total</b>	61,300
------------------	--------	----------------------	--------	--------------	--------

Name: LEIGHTON, EDWARD

Page 490

LEIGHTON, HEIDI

Map/Lot:

007-010

Account: 611 Card: 1 of 1

Location:

76 OX COVE RD

Neighborhood 6 Ox Cove Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Gravel

Sale Date 10/01/1996  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 10.00						Land Total 24,300

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	780 Sqft	Grade C 100	Base	72,106
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement	-390
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Minimal			Insulation	-702
Unfin. Living Area	10%			Unfinished	-936

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1969	0	Typical	Typical	Average	Typical	72,578
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	71%	100%	100%	51,530	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2001	896	C 110	14.875	Ava.	89%	100%	100%	13,239
Encl Frame Porch	1969	96	D 100	1.994	Fair	56%	100%	100%	1,117
Wood Deck	1998	128	C 100	892	Ava.	71%	100%	100%	633
Outbuilding Total									14,989

**Acpt Land**

24,300

**Accepted Bldg**

66,500

**Total**

90,800

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/13/2013  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
0.26	Acres-Homesite (Fract)	15,000.00	7,649 100%		7,649
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.26			Land Total		13,649

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	315 Sqft	Grade C 100	Base	50,552
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-158
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-331
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition			Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical	50,063
1890	1996	Typical	Typical	Fair		
<b>Functional Obsolescence</b>			<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Value(Rcnld)</b>
None			None		30%	15,019
			<b>Func. %</b>	<b>Econ. %</b>		
			100%	100%		

Outbuildings/Additions/Improvements						Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
One Storv Frame	1930	338	C 100	9.995	Fair	30%	100%	100%	2.998
Finished Attic	1930	338	C 100	9.376	Fair	30%	100%	100%	2.813
Frame Garaae	2001	1008	C 110	16.414	Ava.	89%	100%	100%	14.608
Outbuilding Total									20,419

<b>Acpt Land</b>	13,600	<b>Accepted Bldg</b>	35,400	<b>Total</b>	49,000
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1  
 Reference 2 MBHM SITE  
 Tran/Land/Bldg 6 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.23	Acres-Homesite (Fract)	15,000.00	7,194	100%		7,194	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 0.23			Land Total			13,194	
<b>Acpt Land</b>		13,200	<b>Accepted Bldg</b>		0	<b>Total</b>	13,200

Account: 622 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 04/11/2014  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	448 Sqft	Grade D 100	Base	47,254
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-184
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	585
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-386
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	1950	Typical	Typical	Fair	Typical	47,269	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		30%	95%	100%	13,472

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1900	240	D 100	5.820	Fair	Phy 30%	Func 100%	Econ 100%	1,746
Frame Garage	1900	228	E 100	2.590	Poor	20%	100%	100%	518
Finished Attic	1900	240	D 100	6.957	Fair	30%	100%	100%	2,087
Outbuilding Total									4,351

**Acpt Land** 21,000 **Accepted Bldg** 17,800 **Total** 38,800

Name: LEIGHTON, RUSSELL W

Page 494

LEIGHTON, MURIEL L

Map/Lot:

016-015

Account: 193 Card: 1 of 1

Location:

93 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 06/30/2015  
 Sale Price 75,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.41	Acres-Rear Land 1 =<100	500.00	1,205	100%		1,205
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 3.41						Land Total 21,005

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	1,104 Sqft	Grade C 110	Base	71,671
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	1		
Baths	1	Half Baths	1	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1977	0	Typical	Typical	Average	Typical	73,734
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		76%	100%	100%
						<b>Value(Rcnld)</b>
						56,038

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1985	254	C 110	8.260	Ava.	76%	100%	100%	6.278
Encl Frame Porch	1977	42	C 110	1.823	Ava.	76%	100%	100%	1.385
Frame Garage	1977	696	C 100	11.025	Ava.	76%	100%	100%	8.379
Unfinished Attic	1977	696	C 100	2.862	Ava.	76%	100%	100%	2.175
Frame Shed	1977	288	D 100	4.269	Ava-	69%	90%	100%	2.651
Frame Shed	1977	90	E 100	1.187	Poor	52%	100%	100%	617
Frame Shed	1977	49	E 100	893	Poor	52%	100%	100%	464
Outbuilding Total									21,949

**Acpt Land**

21,000

**Accepted Bldg**

78,000

**Total**

99,000

**Valuation Report**

Map/Lot:  
 Location:

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
096 X 220	\$/FF -Tidal Ocean	330.00	31,680	75%	Excess Frt	23,760
1.21	Acres-Rear Land 1 =<100	500.00	605	100%		605
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.70						Land Total 96,365

Dwelling Description				Replacement Cost New	
Log Home	One Story	632 Sqft	Grade C 100	Base	47,475
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-2,664
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,264
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-625
Attic	1/2 Finished			Attic	5,278
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-632
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	Value
1973	2000	Obsolete	Typical	Average	Phys. %	Econ. %	(Rcnld)
None		None		74%	90%	100%	33,345

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value
						Phy	Func	Econ	Rcnld
Encl Frame Porch	1973	78	C 100	2.173	Ava.	74%	100%	100%	1.608
Open Frame Porch	1973	180	C 100	2.157	Ava.	74%	100%	100%	1.596
Wood Deck	1973	180	C 100	1.183	Ava.	74%	100%	100%	875
Frame Shed	1973	32	E 100	771	Poor	49%	50%	100%	189
Finished Attic	2000	328	C 100	9.285	Ava.	74%	90%	100%	6.184
2S Frame Garaae	2006	1221	C 100	21.545	Ava.	74%	100%	100%	15.943
Masonrv Shed	2006	120	C 100	3.189	Ava.	74%	100%	100%	2.360
Finished Attic	2006	1221	D 100	14.277	Ava.	92%	100%	100%	13.135
Outbuilding Total									41,890

<b>Acpt Land</b>	96,400	<b>Accepted Bldg</b>	75,200	<b>Total</b>	171,600
------------------	--------	----------------------	--------	--------------	---------

Name: LEIGHTON, SKILAH R

Page 496

BARNES, AMY

Map/Lot:

008-023-B-MBHM

Account: 659 Card: 1 of 1

Location:

22 BASILS LN

Neighborhood 10 Route 1

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneSeptic System  
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
12Mobile Home	1972	12X62	C 100	23.118	Ava-	35%	100%	100%	8.091
One Storv Frame	1972	144	C 100	4.257	Ava-	66%	100%	100%	2.810
Wood Deck	1972	192	C 100	1.250	Ava-	66%	100%	100%	825
<b>Outbuilding Total</b>									<b>11,726</b>

<b>Accpt Land</b>	0	<b>Accepted Bldg</b>	11,700	<b>Total</b>	11,700
-------------------	---	----------------------	--------	--------------	--------



Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.20			Land Total			21,100

Dwelling Description				Replacement Cost New		
Conventional	One Story	663 Sqft	Grade C 100	Base		48,636
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,500
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1945	1970	Typical	Typical	Average	Typical	51,136
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	58%	100%	100%		29,659

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
One Storv Frame	1970	575	C 100	17.002	Ava.	9.861
Wood Deck	1970	112	C 100	802	Ava.	465
Frame Garae	1970	600	C 100	9.827	Ava.	5.700
Outbuilding Total						16,026

<b>Acpt Land</b>	21,100	<b>Accepted Bldg</b>	45,700	<b>Total</b>	66,800
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 20 Factory Rd

Zoning/Use Shore  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/13/2020  
 Sale Price 165,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
110 X 122	\$/FF -River Front	95.00	7,782	100%		7,782
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.31			Land Total			13,782

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 3/4 Story	884 Sqft	Grade C 100	Base	80,819
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-442
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-928
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1955	2000	Typical	Typical	Above Average	Typical	79,449
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		71%	100%	100%
						<b>Value(Rcnld)</b>
						56,409

<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value Rcnld</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
Frame Shed	1955	64	C 100	2.001	Ava.	64%	100%	100%	1.281	
Wood Deck	1997	852	C 100	4.946	Ava+	89%	100%	100%	4.402	
Finished Attic	2000	576	C 100	11.542	Ava+	71%	70%	100%	5.737	
Frame Garage	2000	576	C 100	9.527	Ava+	71%	80%	100%	5.411	
Open Frame Porch	2000	60	C 100	860	Ava+	71%	100%	100%	611	
Frame Shed	2000	192	C 100	3.832	Ava.	89%	100%	100%	3.410	
One Storv Frame	2000	160	C 100	4.731	Ava+	71%	100%	100%	3.359	
<b>Outbuilding Total</b>									<b>24,211</b>	

**Acpt Land** 13,800 **Accepted Bldg** 80,600 **Total** 94,400

Account: 829 Card: 1 of 1 Map/Lot: Location:

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1277P194  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40			Land Total			21,200

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,350 Sqft	Grade C 110	Base		81,808
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Crawl	Basement		-5,253
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,351
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1984	0	Typical	Typical	Average	Typical	77,906	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		80%	80%	100%	49,860

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1984	720	C 110	12.457	Ava.	80%	100%	100%	9.966
Wood Deck	1984	128	C 110	981	Ava.	80%	100%	100%	785
Outbuilding Total									10,751

<b>Acpt Land</b>	21,200	<b>Accepted Bldg</b>	60,600	<b>Total</b>	81,800
------------------	--------	----------------------	--------	--------------	--------

Account: 246 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/22/2021  
 Sale Price 350,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800
200 X 220	\$/FF -Deep Ocean	352.00	70,400	50%	Excess Frt	35,200
700 X 220	\$/FF -Deep Ocean	352.00	246,400	15%	Excess Frt	36,960
1.00	Acres-Homesite (Fract)	20,000.00	20,000	100%		20,000
17.13	Acres-Rear Land 1 =<100	400.00	6,852	100%		6,852
3.00	# -Lot Improvements	2,400.00	7,200	50%	Condition	3,600
Total Acres 24.70			Land Total			225,812

**Acpt Land** 225,800 **Accepted Bldg** 0 **Total** 225,800

Name: LEWEY, CYNTHIA L (L/E)

Page 501

LEWEY, JUSTIN & DANA, CANDI

Map/Lot:

017-001-001

Account: 303 Card: 1 of 1

Location:

682 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.90	Acres-Rear Land 1 =<100	500.00	950	100%		950
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.90			Land Total			21,950

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Fleetwood M/H	1993	14X67	B 100	32.630	Ava.	46%	100%	100%	14.847
Frame Shed	1850	64	E 50	501	Poor	20%	100%	100%	100
Encl Frame Porch	2004	168	B 100	4.222	Ava.	91%	100%	100%	3.842
Frame Shed	2003	168	E 100	1.744	Ava.	91%	100%	100%	1.587
<b>Outbuilding Total</b>									<b>20,376</b>
<b>Acpt Land</b>		22,000	<b>Accepted Bldg</b>		20,400	<b>Total</b>			<b>42,400</b>

Name: LEWEY, NEWELL F

BISSONETTE, JAMIE L

Map/Lot:

005-010-002

Account: 507 Card: 1 of 1

Location:

293 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 09/25/2008  
 Sale Price 71,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.50	Acres-Rear Land 1 =<100	500.00	750	100%		750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50					Land Total	31,750

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	850 Sqft	Grade D 110	Base	68,256
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-383
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,725
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-690
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	0	Old Type	Old Type	Below Average	Typical	65,458
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	23,565	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garage	1875						----- S O U N D V A L U E -----			0
Wood Deck	2012	360	D 110	1.975	Ava.	95%	100%	100%		1.876
Carport/Canopy	2012	120	E 110	1.162	Ava.	95%	100%	100%		1.104
Outbuilding Total										2,980

**Acpt Land** 31,800 **Accepted Bldg** 26,500 **Total** 58,300

Account: 1097 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 12 Old Route 1

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2002  
 Sale Price 60,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2617P223 04/02

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
360 X 220	\$/FF -Tidal Ocean	264.00	95,040	15%	Excess Frt	14,256
20.38	Acres-Rear Land 1 =<100	400.00	8,152	100%		8,152
Total Acres 25.23			Land Total			141,208

**Accpt Land** 141,200 **Accepted Bldg** 0 **Total** 141,200

Account: 340 Card: 1 of 1

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/19/2013  
 Sale Price 14,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.32	Acres-Homesite (Fract)	15,000.00	8,485	100%		8,485
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.32			Land Total			14,485

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	572 Sqft	Grade D 100	Base		52,662
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	None	Basement		-4,407
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat		-2,052
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-821
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	0	Old Type	Old Type	Fair	Typical	45,382	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Dilapidation		None		30%	72%	100%	9,803

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1890	303	D 100	7.346	Fair	Phy 30%	Func 80%	Econ 100%	1,763
Encl Frame Porch	1890	90	D 100	1.924	Fair	30%	80%	100%	462
Frame Garage	1890	320	D 100	5.190	Fair	30%	100%	100%	1,557
Frame Garage	1890	209	D 100	4.053	Fair	30%	100%	100%	1,216
Frame Shed	1890	100	E 100	1.257	Fair	30%	100%	100%	377
Outbuilding Total									5,375

<b>Acpt Land</b>	14,500	<b>Accepted Bldg</b>	15,200	<b>Total</b>	29,700
------------------	--------	----------------------	--------	--------------	--------



Account: 1040 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 02/17/2012  
 Sale Price 120,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Commercial Lot	17,000.00	25,500	100%		25,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			31,500

<b>Commercial Description</b>						
Occupancy Type	Medical Office..					
Class & Quality	Frame.....Avg.					
# Dwelling Units	0					
Exterior	Aluminum/Vinyl					
Stories & Height	1 STORY @ 10'					
Heating/Cooling	Wall Heaters					
Built	2004					
Remodeled	2012					
Base Cost/Sqft	52.64					
Heat-Cool/Sqft	+	1.75				
Total	54.39					
Size Factor	X	1.012				
Adjusted Cost/Sqft	55.04					
Total Square Feet	X	2,400				
Replacement Cost	132,096					
Condition	Good					
% Good Physical	X	.90				
Functional	X	1.00				
Subtotal	118,886					
Economic Factor	X	1.00	Total Value			118,886

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	2012	80	B 100	2.687	Ava+	95%	100%	100%	2,553	
Wood Deck	2012	84	B 100	787	Ava+	95%	100%	100%	748	
Outbuilding Total									3,301	

<b>Acpt Land</b>	31,500	<b>Accepted Bldg</b>	122,200	<b>Total</b>	153,700
------------------	--------	----------------------	---------	--------------	---------

Name: LINEHAN, MICHAEL J

Page 506

LINEHAN, SIGNA M

Map/Lot:

014-040-003

Account: 32 Card: 1 of 1

Location:

23 RICON LN

Neighborhood 9 Centennial Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Sale Date 08/13/2012  
 Sale Price 66,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.30	Acres-Rear Land 1 =<100	500.00	1,650	100%		1,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.30						Land Total 22,650

**Dwelling Description**

**Replacement Cost New**

Log Home	One Story	768 Sqft	Grade C 110	Base	57,826
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	6,404
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1977	0	Typical	Typical	Average	Typical	64,230	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		76%	100%	100%	48,815

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	2003	192	C 110	1.375	Ava.	76%	100%	100%	1.045
Frame Shed	2000	240	E 100	2.260	Fair	77%	100%	100%	1.740
Frame Shed	2000	128	E 100	1.459	Poor	67%	100%	100%	978
One Storv Frame	2003	192	C 110	6.244	Ava.	76%	100%	100%	4.745
Outbuilding Total									8,508

**Acpt Land**

22,700

**Accepted Bldg**

57,300 **Total**

80,000

Name: LINGLEY, DARLENE (L/E)

Page 507

LINGLEY, DYLAN P

Map/Lot:

016-016

Account: 194 Card: 1 of 1

Location:

83 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.10	Acres-Rear Land 1 =<100	500.00	550	100%		550
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.10						Land Total 20,350

Dwelling Description				Replacement Cost New	
Ranch	One Story	888 Sqft	Grade C 110	Base	62,771
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	62,771
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	48,961	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1SFr Overhanga	1980	48	C 110	1.561	Avg.	78%	100%	100%	1.218
Frame Shed	1980	140	D 100	2.533	Fair	64%	100%	100%	1.621
Outbuilding Total									2,839

Acpt Land 20,400 Accepted Bldg 51,800 Total 72,200

Account: 49 Card: 1 of 1

Neighborhood 20 Factory Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2011  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.44	Acres-Rear Land 1 =<100	500.00	220	100%		220
Total Acres 1.44			Land Total			15,220

Dwelling Description				Replacement Cost New		
Other	One Story	165 Sqft	Grade E 100	Base		14,990
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement		-41
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-165
Rooms	1					
Bedrooms	0	Add Fixtures	1			
Baths	0	Half Baths	0	Plumbing		-625
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-50
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	0	Obsolete	None	Poor	Inadeq.	14,109	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		20%	58%	100%	1,637

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storr Frame	1950	56	E 100	829	Poor	20%	100%	100%	166
Outbuilding Total									166

<b>Acpt Land</b>	15,200	<b>Accepted Bldg</b>	1,800	<b>Total</b>	17,000
------------------	--------	----------------------	-------	--------------	--------

Account: 1155 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 12/08/2016  
 Sale Price 15,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 2 6 0

TG Update/Year.. 2013

Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.00	Acres-Softwood	15,000.00	15,000	100%		0	
20.00	Acres-Mixed Wood	165.00	2,772	100%		2,772	
25.00	Acres-Hardwood	130.00	2,730	100%		2,730	
0.00	Acres-Waste-Wet Land	3,000.00	3,000	100%		0	
0.00	Acres-Class 2 Roads	400.00	8,152	100%		0	
0.00	Acres-Gravel Pit	400.00	6,852	100%		0	
Total Acres 45.00			Land Total			5,502	

**Acpt Land**

5,500

**Accepted Bldg**

0 **Total**

5,500

**Valuation Report**

Map/Lot:

014-052

Location:

HARDY POINT RD

Account: 48 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/02/2009  
 Sale Price 4,300  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.93	Acres-Rear Land 1 =<100	500.00	465	100%		465	
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
Total Acres 2.63			Land Total		15,815		
<b>Accpt Land</b>		15,800	<b>Accepted Bldg</b>		0	<b>Total</b> 15,800	

Pembroke 2023 Commitment Archive  
 Name: LINGLEY, JERRY EARL & JULIA A (LE)  
 LINGLEY, JERRY EARL II  
 Account: 203 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 511  
 016-022  
 568 US RTE 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/29/2018  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.85	Acres-Rear Land 1 =<100	500.00	1,425	100%		1,425
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.85			Land Total			22,425

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	1992	24	C 100	309	Ava.	84%	100%	100%	260
Frame Garage	1993	896	C 100	13.523	Ava.	85%	100%	100%	11.495
Encl Frame Porch	2007	72	C 100	2.087	Ava.	93%	100%	100%	1.941
26Mobile Home..	1992	25X49	C 100	57.414	Ava.	43%	100%	100%	24.544
Wood Deck	2000	160	C 100	1.071	Ava.	89%	100%	100%	953
One Storv Frame	2008	256	C 100	7.570	Good	94%	100%	100%	7.116
Outbuilding Total									46,309
<b>Acpt Land</b>		22,400	<b>Accepted Bldg</b>		46,300	<b>Total</b>		68,700	

Account: 684 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/30/2019  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
75.38	Acres-Rear Land 1 =<100	500.00	37,690	100%		37,690
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 76.38			Land Total			57,490

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1992	96	E 100	1.229	Poor	62%	25%	100%	190
Frame Shed	1992	144	E 100	1.574	Poor	62%	25%	100%	244
26Mobile Home..	2016	28X56	C 100	67.170	Ava.	95%	100%	100%	63.812
Wood Deck	2016	100	C 100	735	Ava.	95%	100%	100%	698
Wood Deck	2016	256	C 100	1.609	Ava.	95%	100%	100%	1.529
Outbuilding Total									66,473
<b>Acpt Land</b>		57,500	<b>Accepted Bldg</b>		66,500	<b>Total</b>		124,000	



Pembroke 2023 Commitment Archive  
 Name: LINGLEY, JERRY EARL& JULIA A (LE)  
 LINGLEY, JERRY EARL II  
 Account: 967 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 513  
 009-003  
 US RTE 1

Map/Lot:  
 Location:

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 10/29/2018  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
16.00	Acres-Rear Land 2 = 101-200	350.00	5,600	100%		5,600
Total Acres 66.00			Land Total			30,600
<b>Acpt Land</b>		30,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						30,600

Name: LINGLEY, KARIN

Page 514

LINGLEY, ALVERY

Map/Lot:

008-011-001

Account: 1084 Card: 1 of 1

Location:

329 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 07/20/2020  
 Sale Price 125,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%		7,500
1.40	Acres-Rear Land 1 =<100	500.00	700	100%		700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.40					Land Total	14,200

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	1,152 Sqft	Grade B 100	Base	81,684
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-11,357
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,525
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,054
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Good	Typical	72,906
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	67,074	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	2002	100	B 100	896	Good	92%	100%	100%	824
Frame Garage	2002	864	B 100	16,010	Good	92%	100%	100%	14,729
Concrete Slab...	2002	1152	C 100	7,330	Ava.	90%	100%	100%	6,597
Outbuilding Total									22,150

**Acpt Land**

14,200

**Accepted Bldg**

89,200

**Total**

103,400

Name: LINGLEY, TIFFANY A

Page 515

KINNEY, RUSSELL A

Map/Lot:

015-063

Account: 171 Card: 1 of 1

Location: 433 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 03/31/2015  
 Sale Price 75,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
7.00	Acres-Rear Land 1 =<100	500.00	3,500	100%		3,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.00			Land Total			24,500

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
28Mobile Home..	1996	28X66	C 100	75.100	Ava.	54%	100%	100%	40.366
Frame Shed	1960	192	D 100	3.142	Ava.	66%	100%	100%	2.074
Frame Shed	1960	192	D 100	3.142	Ava.	66%	100%	100%	2.074
Wood Deck	1996	96	C 100	713	Ava.	87%	100%	100%	620
Concrete Slab...	1996	1848	C 100	11.724	Ava.	87%	100%	100%	10.200
Outbuilding Total									55,334

**Acpt Land** 24,500 **Accepted Bldg** 55,300 **Total** 79,800

Neighborhood 13 Little Falls Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000	
4.00	Acres-Gravel Pit	7,500.00	30,000	100%		30,000	
Total Acres 16.00			Land Total			36,000	
<b>Acpt Land</b>		36,000	<b>Accepted Bldg</b>		0	<b>Total</b>	36,000

**Valuation Report**

Map/Lot:

001-016-002

Location:

LEIGHTON PT RD

Account: 230 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 1983  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/05/2020  
 Sale Price 57,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1 TREE GROWTH

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2022 Y Coordinate 2022

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000
25.00	Acres-Softwood	135.00	2,835	100%		2,835
9.00	Acres-Mixed Wood	165.00	1,247	100%		1,247
Total Acres 35.00			Land Total			74,082
<b>Accpt Land</b>		74,100	<b>Accepted Bldg</b>		0	<b>Total</b>
						74,100

Account: 53 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/18/2008  
 Sale Price 9,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2 CONDITION - INHABITED?  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.10	Acres-Rear Land 1 =<100	500.00	50	100%		50
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.10			Land Total			21,050

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
12Mobile Home	1968	12X52	D 100	17.157	Poor	20%	100%	100%	3,431	
<b>Outbuilding Total</b>									<b>3,431</b>	
<b>Acpt Land</b>		21,100	<b>Accepted Bldg</b>		3,400	<b>Total</b>		24,500		

Account: 866 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/1997  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
2.85	Acres-Rear Land 1 =<100	500.00	1,425	100%		1,425
Total Acres 3.85			Land Total			8,425
<b>Acpt Land</b>		8,400	<b>Accepted Bldg</b>		0	<b>Total</b>
						8,400

Name: LUCAS, RUSSELL L

Page 520

LUCAS, MARCELLA J

Map/Lot:

002-041

Account: 410 Card: 1 of 1

Location:

542 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/18/2017  
 Sale Price 170,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
175 X 220	\$/FF -Tidal Ocean	330.00	57,750	75%	Excess Frt	43,313
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
0.61	Acres-Homesite	25,000.00	15,250	100%		15,250
Total Acres 2.50			Land Total			130,563

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	500 Sqft	Grade C 100	Base	60,393
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-250
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,750
Rooms	1				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1839	2008	Modern	Modern	Average	Inadeq.	60,268
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	95% 100%	28,627

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Stable w/Loft	1839	896	D 100	13.779	Ava-	Phy 40%	Func 100%	Econ 100%	5.512
Frame Shed	1839	225	D 100	3.529	Ava-	40%	100%	100%	1.412
Frame Shed	1839	120	E 50	700	Ava-	40%	100%	100%	280
Open Frame Porch	1839	200	C 100	2.374	Ava.	50%	100%	100%	1.187
1 & 1/2 Storv Fr	1839	330	C 100	13.269	Ava.	50%	100%	100%	6.634
Outbuilding Total									15,025

**Acpt Land** 130,600 **Accepted Bldg** 43,700 **Total** 174,300



Account: 456 Card: 1 of 1

Location: 34 SNUG HARBOR LN

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/06/2020  
 Sale Price 275,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
180 X 220	\$/FF -Deep Ocean	440.00	79,200	75%	Excess Frt	59,400
5.70	Acres-Rear Land 1 =<100	500.00	2,850	100%		2,850
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 8.62			Land Total			171,250

Dwelling Description				Replacement Cost New	
Contemporary	One & 1/2 Story	848 Sqft	Grade B 100	Base	96,805
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,412
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,164
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built 1992	Renovated 0	Kitchens Typical	Baths Typical	Condition Average	Typical	101,669
Functional Obsolescence None	Economic Obsolescence None	Phys. % 84%	Func. % 100%	Econ. % 100%	Value(Rcnld)	85,402

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	1994	336	B 100	7.966	Ava.	Phy 84%	Func 100%	Econ 100%	6.691
Encl Frame Porch	1994	32	B 100	1.848	Ava.	84%	100%	100%	1.552
Frame Garage	2004	650	B 100	12.750	Ava.	84%	100%	100%	10.710
Outbuilding Total									18,953

**Acpt Land** 171,300 **Accepted Bldg** 104,400 **Total** 275,700

Account: 365 Card: 1 of 1

Neighborhood 4 Lower Cross Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
1.20	Acres-Rear Land 1 =<100	500.00	600	100%		600
Total Acres 2.20			Land Total			7,600
<b>Acpt Land</b>		7,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						7,600

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.00			Land Total			6,000

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	896 Sqft	Grade C 100	Base		78,015
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-5,032
Rooms	2					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full	SFLA	1,344	Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1993	0	Obsolete	Obsolete	Average	Typical	72,983	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		None		85%	57%	100%	35,360

**Acpt Land** 6,000 **Accepted Bldg** 35,400 **Total** 41,400

Name: LUND, GERALD

Page 524

LUND, SHARON

Map/Lot:

014-069

Account: 67 Card: 1 of 1

Location: 137 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 5 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00			Land Total			23,500

Dwelling Description				Replacement Cost New	
Conventional	Two Story	1,014 Sqft	Grade D 110	Base	82,480
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-457
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	12				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,366
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,098
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1820	1970	Typical	Typical	Below Average	Typical	82,291	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		40%	80%	100%	26,333

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1820	775	D 110	29.350	Ava-	40%	100%	100%	11.740
Encl Frame Porch	1820	92	E 100	1.187	Poor	20%	100%	100%	237
Frame Bav Window	1820	25	D 110	1.442	Ava-	40%	100%	100%	577
Frame Shed	1820	1800	E 100	13.420	Poor	20%	50%	100%	1.342
Frame Garage	1820	720	E 100	5.662	Poor	20%	100%	100%	1.132
Unfinished Attic	1820	720	E 100	1.456	Poor	20%	100%	100%	291
Outbuilding Total									15,319

<b>Acpt Land</b>	23,500	<b>Accepted Bldg</b>	41,700	<b>Total</b>	65,200
------------------	--------	----------------------	--------	--------------	--------

Account: 846 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/08/2021  
 Sale Price 66,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.50	Acres-Rear Land 1 =<100	500.00	1,750	71%	Restrictio	1,243
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.50			Land Total			22,243

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
28Mobile Home..	1990	28X52	C 110	70.398	Ava.	40%	100%	100%	28.159
Concrete Slab...	1990	1456	C 100	9.250	Ava.	83%	100%	100%	7.678
One Storv Frame	1999	256	C 100	7.570	Ava.	88%	100%	100%	6.662
						Outbuilding Total			42,499
<b>Acpt Land</b>		22,200	<b>Accepted Bldg</b>		42,500	<b>Total</b>		64,700	

Account: 26 Card: 1 of 1

Map/Lot: 014-031  
 Location: 152 OLD COUNTY RD

Neighborhood 12	Old Route 1	<b>Sale Data</b>
Zoning/Use	Residential 1	Sale Date 11/15/2170
Topography	Above Street	Sale Price 0
Utilities	Drilled WellSeptic System	Sale Type Land & Buildings
Street	Semi-Improved	Financing Unknown
		Verified Public Record
		Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>		Price/Unit	Total	Fctr	Influence	Value
Units	Method - Description					
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.50	Acres-Rear Land 1 =<100	500.00	2,750	100%		2,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.50			Land Total			23,750

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 3/4 Story	945 Sqft	Grade C 110	Base	92,470
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement	-2,647
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	5	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,750
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>					<b>Total</b>
Built	Renovated	Kitchens	Baths	Condition	Layout
1900	1987	Typical	Typical	Above Average	Typical
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None	None	60%	100%	100%	94,636
					56,782

<b>Outbuildings/Additions/Improvements</b>					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
1 & 1/2 Storv Fr	1987	320	C 110	14.153	Ava+	60%	100%	100%	8.492	
One Storv Frame	1987	72	C 110	2.342	Ava+	60%	100%	100%	1.405	
Encl Frame Porch	1987	224	C 110	4.687	Ava+	60%	100%	100%	2.812	
Wood Deck	1987	280	C 110	1.918	Ava+	60%	100%	100%	1.151	
Encl Frame Porch	1987	168	C 110	3.807	Ava+	60%	100%	100%	2.284	
Frame Shed	1987	360	E 164	5.113	Poor	59%	100%	100%	3.017	
Frame Shed	1994			- - - - S O U N D V A L U E - - - -					6.400	
Frame Garage	1999	624	C 100	10.126	Ava.	88%	100%	100%	8.911	
Outbuilding Total									34,472	

<b>Acpt Land</b>	23,800	<b>Accepted Bldg</b>	91,300	<b>Total</b>	115,100
------------------	--------	----------------------	--------	--------------	---------

Name: LUND, LARRY D

Page 527

MEGEE, DONNA CAROL

Map/Lot:

002-006

Account: 369 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
21.00	Acres-Rear Land 1 =<100	500.00	10,500	100%		10,500	
Total Acres 22.00			Land Total			25,500	
<b>Acpt Land</b>		25,500	<b>Accepted Bldg</b>		0	<b>Total</b>	25,500

Name: LUND, LARRY D

Page 528

MEGEE, DONNA CAROL

Map/Lot:

002-006-003

Account: 371 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use	Shore
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
300 X 050	\$/FF -Tidal Ocean	330.00	47,196	15%	Size/Shape	7,079	
Total Acres 0.34			Land Total		7,079		
<b>Acpt Land</b>		7,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						7,100	



Name: LYNCH, CONRAD

Page 529

LYNCH, LORI

Map/Lot:

013-014

Account: 835 Card: 1 of 1

Location:

186 MT TOM RD

Neighborhood 17 Mount Tom Rd

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2 14x44 AD TO MBHM

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60			Land Total			13,300

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Commodore M/H	1992	14X67	C 100	28.714	Ava.	43%	100%	100%	12.275	
Frame Shed	1994	192	D 100	3.142	Ava.	85%	100%	100%	2.671	
One Storv Frame	2020	560	C 100	16.558	Ava.	95%	100%	100%	15.730	
						Outbuilding Total			30,676	
<b>Acpt Land</b>		13,300	<b>Accepted Bldg</b>		30,700	<b>Total</b>		44,000		

Account: 1071 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 1 Revers Falls Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/01/1999  
 Sale Price 7,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.20						Land Total 21,100

Dwelling Description				Replacement Cost New		
Conventional	Two Story	720 Sqft	Grade C 100	Base		75,141
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Crawl	Basement		-3,200
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-5,320
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,080
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2001	0	Typical	Typical	Average	Typical	68,951	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		89%	95%	100%	58,298

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2010	720	D 100	9.286	Ava.	94%	100%	100%	8,729
Wood Deck	2010	80	D 100	511	Fair	84%	100%	100%	429
Frame Shed	2001								200
----- S O U N D V A L U E -----									200
Outbuilding Total									9,358

**Acpt Land** 21,100 **Accepted Bldg** 67,700 **Total** 88,800

**Valuation Report**

Map/Lot:

005-003

Location:

367 LEIGHTON PT RD

Account: 498 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Septic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/23/2002  
 Sale Price 66,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.30			Land Total			28,150

Dwelling Description				Replacement Cost New	
Conventional	Two Story	450 Sqft	Grade C 100	Base	60,172
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,825
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	9				
Bedrooms	3	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	625
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-900
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Typical	Typical	Average	Typical	55,072
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	27,536	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1950	682	C 100	10.850	Ava.	50%	100%	100%	5.425
1 & 1/2 Storv Fr	1950	432	C 100	17.370	Ava.	50%	100%	100%	8.685
Encl Frame Porch	1950	96	C 100	2.430	Ava.	50%	100%	100%	1.215
Frame Shed	1950	336	D 100	4.831	Fair	43%	95%	100%	1.973
Unfin Basement	1950	432	C 100	6.544	Ava.	50%	100%	100%	3.272
Outbuilding Total									20,570

**Acpt Land** 28,200 **Accepted Bldg** 48,100 **Total** 76,300

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 150	\$/FF -Tidal Ocean	330.00	54,498	100%		54,498
200 X 150	\$/FF -Tidal Ocean	330.00	54,498	75%	Excess Frt	40,873
200 X 150	\$/FF -Tidal Ocean	330.00	54,498	50%	Excess Frt	27,249
055 X 150	\$/FF -Tidal Ocean	330.00	14,987	15%	Excess Frt	2,248
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.26			Land Total			130,868

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	936 Sqft	Grade D 110	Base		72,208
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-422
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-760
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1845	0	Typical	Typical	Below Average	Typical		71,026
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		40%	81%	100%	23,012

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1845	420	D 100	5.817	Fair	30%	100%	100%	1,745
Stable w/Loft	1845	234	E 100	3.573	Fair	30%	100%	100%	1,072
Frame Shed	1845	132	E 100	1.487	Poor	20%	100%	100%	297
Open Frame Porch	1945	96	E 100	624	Poor	30%	100%	100%	187
Frame Garage	1996	912	C 100	13.723	Ava.	87%	100%	100%	11,939
Unfinished Attic	1996	912	D 100	2.719	Ava.	87%	100%	100%	2,366
Outbuilding Total									17,606

<b>Acpt Land</b>	130,900	<b>Accepted Bldg</b>	40,600	<b>Total</b>	171,500
------------------	---------	----------------------	--------	--------------	---------

**Valuation Report**

Map/Lot:

012-014

Location:

AYERS JCT RD

Account: 802 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 07/24/1997  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
8.25	Acres-Rear Land 2 = 101-200	350.00	2,888	100%		2,888
Total Acres 58.25			Land Total			27,888
<b>Acpt Land</b>		27,900	<b>Accepted Bldg</b>		0	<b>Total</b>
						27,900

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/17/2012  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
2.70	Acres-Rear Land 1 =<100	500.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.72						Land Total 122,850

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	1,344 Sqft	Grade B 100	Base		128,451
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		1,394
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt		1,952
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	9					0
Bedrooms	3	Add Fixtures	0			0
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	3			Fireplace		7,930
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				142,015
1973	0	Typical	Typical	Good				
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		Value(Rcnld)
Incomplete		None		83%	95%	100%		111,979

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1973	598	B 100	21.573	Good	83%	100%	100%	17.906
Unfin Basement	1973	598	B 100	9.285	Good	83%	100%	100%	7.707
One Storv Frame	1973	436	B 100	15.728	Good	83%	100%	100%	13.054
Unfin Basement	1973	436	B 100	8.014	Good	83%	100%	100%	6.652
Outbuilding Total									45,319

**Acpt Land** 122,900 **Accepted Bldg** 157,300 **Total** 280,200

**Valuation Report**

Map/Lot:

004-016-001

Location:

614 OX COVE RD

Account: 476 Card: 1 of 1

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/01/1997  
 Sale Price 0  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Reference 1 B2152P145

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
20.00	Acres-Rear Land 1 =<100	500.00	10,000	100%		10,000	
Total Acres 20.00					Land Total	10,000	
<b>Acpt Land</b>		10,000	<b>Accepted Bldg</b>		0	<b>Total</b>	10,000

Name: MADDEN, MARK

Page 536

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

001-014

Account: 227 Card: 1 of 1

Location:

ISLAND-YOUNGS COVE RD

Neighborhood 3 Island

Zoning/Use Resource Protect  
Topography Swampy  
Utilities NoneNone  
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description	Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit				
0.38	Acres-Rear Land 2 = 101-200	350.00	133	100%		133
Total Acres 0.38			Land Total			133
<b>Acpt Land</b>		100	<b>Accepted Bldg</b>		0	<b>Total</b>
						100



Name: MADDEN, MARK

Page 537

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

002-010

Account: 376 Card: 1 of 1

Location:

ISLAND

Neighborhood 3 Island

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
999 X 220	\$/FF -Tidal Ocean	264.00	263,736	15%	Access	0	
999 X 220	\$/FF -Tidal Ocean	330.00	66,000	5%	Restrictio	1,978	
999 X 220	\$/FF -Tidal Ocean	264.00	263,736	15%	Excess Frt	0	
999 X 220	\$/FF -Tidal Ocean	3,000.00	6,000	5%	Restrictio	1,978	
999 X 220	\$/FF -Tidal Ocean	264.00	263,736	15%	Excess Frt	0	
999 X 220	\$/FF -Tidal Ocean	400.00	6,852	5%	Restrictio	1,978	
56.00	Acres-Open Space	320.00	17,920	5%	Restrictio	896	
Total Acres 71.15			Land Total			6,830	

<b>Acpt Land</b>	6,800	<b>Accepted Bldg</b>	0	<b>Total</b>	6,800
------------------	-------	----------------------	---	--------------	-------

Name: MADDEN, MARK

Page 538

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

002-012

Account: 380 Card: 1 of 1

Location:

360 YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
12.50	Acres-Rear Land 1 =<100	500.00	6,250	100%		6,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 13.50						Land Total 25,300

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	840 Sqft	Grade D 110	Base		70,787
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-379
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,989
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-796
Unfin. Living Area	20%			Unfinished		-2,122

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		65,501
1821	0	Old Type	Old Type	Average			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	50%	90%	100%	29,475		

Outbuildings/Additions/Improvements				Percent Good						Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Garage	1980	440	C 100	7.827	Ava.	78%	100%	100%	6.105	
Frame Shed	1821	169	D 110	3.160	Ava.	50%	100%	100%	1.580	
One Storv Frame	1980	90	D 110	2.401	Ava.	50%	100%	100%	1.200	
Outbuilding Total									8,885	

Acpt Land 25,300 Accepted Bldg 38,400 Total 63,700

Name: MADDEN, MARK

Page 539

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

002-013

Account: 381 Card: 1 of 1

Location:

YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Access	0	
200 X 220	\$/FF -Tidal Ocean	500.00	6,250	5%	Restrictio	1,320	
999 X 220	\$/FF -Tidal Ocean	264.00	263,736	15%	Excess Frt	0	
999 X 220	\$/FF -Tidal Ocean	3,000.00	3,000	5%	Restrictio	1,978	
3.00	Acres-Open Space	320.00	960	5%	Restrictio	48	
Total Acres 9.06			Land Total			3,346	

---

<b>Accpt Land</b>	3,300	<b>Accepted Bldg</b>	0	<b>Total</b>	3,300
-------------------	-------	----------------------	---	--------------	-------

Account: 382 Card: 1 of 1

Neighborhood 3 Island

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 OPEN SPACE

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 050	\$/FF -Tidal Ocean	330.00	23,598	15%		0
150 X 050	\$/FF -Tidal Ocean	500.00	6,250	5%	Restrictio	177
Total Acres 0.17			Land Total			177
<b>Acpt Land</b>		200	<b>Accepted Bldg</b>		0	<b>Total</b>
						200

Name: MADDEN, MARK E

Page 541

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

002-034

Account: 402 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
Topography Rolling  
Utilities None  
Street Semi-Improved

**Sale Data**  
Sale Date 07/01/1996  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Other Source  
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000	
20.00	Acres-Rear Land 2 = 101-200	350.00	7,000	100%		7,000	
Total Acres 70.00			Land Total		32,000		

<b>Acpt Land</b>	32,000	<b>Accepted Bldg</b>	0	<b>Total</b>	32,000
------------------	--------	----------------------	---	--------------	--------

Name: MADDEN, MARK E

Page 542

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

002-035

Account: 403 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 07/01/1996  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
300 X 220	\$/FF -Tidal Ocean	264.00	79,200	15%	Excess Frt	11,880
0.30	Acres-Rear Land 1 =<100	400.00	120	100%		120
Total Acres 4.85			Land Total			130,800

**Accpt Land** 130,800 **Accepted Bldg** 0 **Total** 130,800

Name: MADDEN, MARK E

Page 543

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

006-045

Account: 593 Card: 1 of 1

Location:

93 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1996  
 Sale Price 0  
 Sale Type  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
0.15	Acres-Homesite (Fract)	15,000.00	5,809 100%		5,809
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.15			Land Total		11,809

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	357 Sqft	Grade D 100	Base	41,456
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,784
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,139
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-264
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1940	1995	Old Type	Old Type	Below Average	Typical		34,269
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete	None			46%	81%	100%	12,769

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Storv Frame	1995	420	C 100	18.381	Ava.	86%	85%	100%	13,437
Wood Deck	1974	252	C 100	1.586	Ava.	74%	100%	100%	1,174
Frame Shed	1940	368	E 50	1.588	Poor	26%	100%	100%	413
Frame Shed	1940	36	E 50	400	Poor	26%	100%	100%	104
Outbuilding Total									15,128

**Acpt Land** 11,800 **Accepted Bldg** 27,900 **Total** 39,700

Name: MADDEN, MARK E

Page 544

MARK E MADDEN REVOCABLE TRUST

Map/Lot:

006-046

Account: 594 Card: 1 of 1

Location:

84 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Shore & Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 07/01/1996  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
23.80	Acres-Rear Land 1 =<100	500.00	11,900	100%		11,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 24.80						Land Total 32,900

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	448 Sqft	Grade C 100	Base	57,627
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-353
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1863	1995	Typical	Typical	Average	Typical	57,274
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	50%	95%	100%	27,205	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Two Storv Frame	1995	644	C 100	28.183	Ava.	50%	100%	100%		14.092
Frame Garage	1950	576	D 100	7.812	Ava.	61%	100%	100%		4.765
Outbuilding Total										18,857

**Acpt Land**

32,900

**Accepted Bldg**

46,100

**Total**

79,000



Name: MAHAR, ARTHUR F III

Page 545

MAHAR, THOMAS E

Map/Lot:

001-018-001

Account: 233 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 08/13/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
2.99	Acres-Rear Land 1 =<100	400.00	1,196	100%		1,196
Total Acres 4.00					Land Total	71,596

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1920	306	E 50	2.050	Fair	30%	100%	100%	615
Outbuilding Total									615

**Accpt Land**

71,600

**Accepted Bldg**

600 **Total**

72,200

Account: 628 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 06/07/2017  
 Sale Price 3,070  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.70	Acres-Rear Land 1 =<100	500.00	2,350	100%		2,350
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 5.70						Land Total 22,150

Dwelling Description				Replacement Cost New	
Conventional	Two Story	550 Sqft	Grade D 110	Base	59,276
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-1,565
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	564
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-446
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		57,829
1890	1950	Old Type	Old Type	Poor			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
Dilapidation	None	20%	43%	100%	4,973		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1950	270	C 100	7.983	Poor	20%	50%	100%	799
Encl Frame Porch	1950	50	C 100	1.772	Poor	20%	50%	100%	177
Frame Shed	1890	120	E 50	700	Poor	20%	50%	100%	70
Stable w/Loft	1950	884	C 100	16.629	Poor	20%	50%	100%	1.663
Frame Shed	1950	209	D 100	3.342	Poor	20%	50%	100%	334
Unfin Basement	1950	270	C 100	5.502	Poor	20%	50%	100%	550
Outbuilding Total									3,593

**Acpt Land** 22,200 **Accepted Bldg** 8,600 **Total** 30,800

Neighborhood 25 Mahars Lane

Zoning/Use Residential 1  
 Topography Level  
 Utilities NoneNone  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.95	Acres-Baselot (Fract)	7,000.00	6,823	100%		6,823	
Total Acres 0.95			Land Total			6,823	
<b>Accpt Land</b>		6,800	<b>Accepted Bldg</b>		0	<b>Total</b>	6,800

**Valuation Report**

Account: 497 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 09/14/2005  
 Sale Price 15,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000	
Total Acres 5.00			Land Total			9,000	
<b>Acpt Land</b>		9,000	<b>Accepted Bldg</b>		0	<b>Total</b>	9,000

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description							
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
2.27	Acres-Rear Land 1 =<100	500.00	1,135	100%		1,135	
Total Acres 3.27						Land Total	22,135

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	696 Sqft	Grade C 100	Base		70,818
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Crawl	Basement		-3,140
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-548
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1860	1980	Typical	Typical	Above Average	Typical		69,005
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		60%	100%	100%	41,403

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1860	442	C 100	18.558	Ava+	60%	100%	100%	11.135
Encl Frame Porch	1860	200	C 100	3.919	Ava+	60%	100%	100%	2.351
Unfin Basement	1860	442	C 100	6.608	Ava+	60%	95%	100%	3.767
One Storv Frame	1990	204	B 100	7.358	Ava.	83%	100%	100%	6.107
Unfin Basement	1990	204	B 100	6.195	Ava.	83%	100%	100%	5.142
2S Frame Garage	1990	672	B 100	16.514	Ava.	83%	100%	100%	13.707
Encl Frame Porch	1990	9	B 100	1.446	Ava.	83%	100%	100%	1.200
Frame Shed	1980	320	D 100	4.644	Ava-	71%	85%	100%	2.802
Wood Deck	1992	480	B 100	3.493	Ava.	84%	100%	100%	2.934
Outbuilding Total									49,145

<b>Acpt Land</b>	22,100	<b>Accepted Bldg</b>	90,500	<b>Total</b>	112,600
------------------	--------	----------------------	--------	--------------	---------

**Valuation Report**

Map/Lot:

015-003-001

Location:

OLD COUNTY RD

Account: 957 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1997  
 Sale Price 500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2182P185 08/97

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.24	Acres-Homesite (Fract)	15,000.00	7,348	50%	Excess Frt	3,674	
Total Acres 0.24			Land Total		3,674		
<b>Acpt Land</b>		3,700	<b>Accepted Bldg</b>		0	<b>Total</b>	3,700

**Valuation Report**

Map/Lot:

013-015-001+015-2

Location:

MT TOM RD

Account: 199 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 06/01/2004  
 Sale Price 70,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
3.00	Acres-Gravel Pit	7,500.00	22,500	100%		22,500	
14.90	Acres-Rear Land 1 =<100	500.00	7,450	100%		7,450	
Total Acres 17.90			Land Total			29,950	
<b>Acpt Land</b>		30,000	<b>Accepted Bldg</b>		0	<b>Total</b>	30,000

Account: 411 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/01/1997  
 Sale Price 37,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2 50X60 GARAGE SLAB 3/22  
 Tran/Land/Bldg 8 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
24.00	Acres-Rear Land 1 =<100	500.00	12,000	100%		12,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 25.00						Land Total 41,800

Dwelling Description				Replacement Cost New	
Conventional	Two Story	572 Sqft	Grade C 110	Base	73,630
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-755
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	Typical	Value(Rcnd)
1889	0	Typical	Typical	Average			72,875
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %			Value(Rcnd)
None	None	50%	100%	100%			36,438

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
One Storv Frame	1970	170	C 110	5.529	Ava.	50%	100%	100%	2.764
Unfin Basement	1970	170	C 110	5.345	Ava.	50%	100%	100%	2.672
One Storv Frame	1970	168	C 110	5.464	Ava.	50%	100%	100%	2.732
Unfin Basement	1970	168	C 110	5.331	Ava.	50%	100%	100%	2.666
Encl Frame Porch	1970	30	D 100	1.219	Fair	57%	100%	100%	695
Frame Garage	1980	816	C 110	13.776	Ava.	50%	100%	100%	6.888
Frame Shed	1950	400	D 100	5.583	Fair	43%	100%	100%	2.401
Frame Shed	1997	144	C 100	3.146	Ava.	87%	100%	100%	2.737
2S Frame Shed	2022	3000	C 100	65.110	Ava.	95%	100%	100%	61.854
Outbuilding Total									85,409

**Acpt Land** 41,800 **Accepted Bldg** 121,800 **Total** 163,600



**Valuation Report**

Map/Lot:

017-017-001

Location:

LITTLE FALLS RD

Account: 1144 Card: 1 of 1

Neighborhood 13 Little Falls Rd

<b>Sale Data</b>	
Sale Date	02/26/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Buyer
Validity	Related Parties

Zoning/Use Shore  
 Topography Above Street  
 Utilities None  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 7 0  
 TG Update/Year.. 2011 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
080 X 220	\$/FF -River Front	66.50	5,320	100%		5,320	
0.34	Acres-Rear Land 1 =<100	350.00	119	100%		119	
Total Acres 0.74			Land Total		5,439		
<b>Acpt Land</b>		5,400	<b>Accepted Bldg</b>		0	<b>Total</b> 5,400	

Name: MAHAR, MICHAEL P

Page 554

MAHAR, DAVID & KEANNA

Map/Lot:

007-028

Account: 631 Card: 1 of 1

Location:

35 FIFTH AVE

Neighborhood 25 Mahars Lane

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 09/22/2010  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.40						Land Total 20,000

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	480 Sqft	Grade C 100	Base		56,822
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,080
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1890	1980	Typical	Typical	Average	Typical		55,742
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%	27,871

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1980	165	C 100	4.879	Ava.	50%	100%	100%	2,440
Wood Deck	1993	200	C 100	1.295	Ava.	50%	100%	100%	648
Wood Deck	2001	48	C 100	444	Ava.	50%	100%	100%	222
Outbuilding Total									3,310

**Acpt Land** 20,000 **Accepted Bldg** 31,200 **Total** 51,200

Name: MAHAR, MICHAEL P

Page 555

MAHAR, LISA M

Map/Lot:

008-027-002

Account: 1027 Card: 1 of 1

Location:

8 FIFTH AVE

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Swampy  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/07/2011  
 Sale Price 5,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2 DECK?  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						Land Total 22,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	1,408 Sqft	Grade C 110	Base	84,198
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Dry 1/4 Bmt	Basement	-4,572
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,409
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2016	0	Modern	Modern	Average	Typical	81,035	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	76,983

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	2021	384	C 100	2.325	Ava.	95%	100%	100%		2,209
Outbuilding Total										2,209

**Acpt Land** 22,000 **Accepted Bldg** 79,200 **Total** 101,200

Name: MAHAR, RALPH S

Page 556

MAHAR, MARY C

Map/Lot:

005-022

Account: 522 Card: 1 of 2

Location: 211 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2535P017 (LIFE ESTATE) 07/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 1 19 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			31,000

Dwelling Description				Replacement Cost New	
Conventional	Two Story	546 Sqft	Grade D 110	Base	59,076
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,742
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	9				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-591
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1970	Modern	Typical	Good	Typical	53,743
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	37,620	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storr Frame	1970	378	C 100	11.176	Ava+	77%	100%	100%	8.606
Unfin Basement	1970	378	C 100	6.196	Ava+	77%	100%	100%	4.771
One Storr Frame	1970	192	C 100	5.677	Ava+	77%	100%	100%	4.371
Unfin Basement	1970	192	C 100	5.001	Ava+	77%	100%	100%	3.851
Encl Frame Porch	1970	144	C 100	3.118	Ava+	77%	100%	100%	2.401
Unfin Basement	1970	144	C 100	4.693	Ava+	77%	100%	100%	3.614
Encl Frame Porch	1970	30	C 100	1.487	Ava.	72%	100%	100%	1.071
Frame Garage	1970	768	C 100	11.924	Ava.	72%	100%	100%	8.585
Frame Shed	1970	165	C 100	3.445	Ava.	72%	100%	100%	2.480
Frame Shed	1991	256	C 100	4.747	Ava.	84%	90%	100%	3.588
Outbuilding Total									43,338

<b>Acpt Land</b>	31,000	<b>Accepted Bldg</b>	81,000	<b>Total</b>	112,000
------------------	--------	----------------------	--------	--------------	---------

Name: MAHAR, RALPH S

Page 557

MAHAR, MARY C

Map/Lot:

005-022

Account: 522 Card: 2 of 2

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2535P017 (LIFE ESTATE) 07/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Description	Outbuildings/Additions/Improvements				RCN	Cond	Percent Good			Value Rcnld
	Year	Units	Grade				Phy	Func	Econ	
Wood Deck	1995	288	C 100		1.788	Ava.	86%	100%	100%	1,538
							<b>Outbuilding Total</b>			<b>1,538</b>
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		1,500	<b>Total</b>			1,500

Pembroke 2023 Commitment Archive  
Name: MAHAR, RALPH S  
MAHAR, MARY C  
Account: 522

**Valuation Report**

04/10/2024  
Page 558  
005-022  
LEIGHTON PT RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	31,000	81,000	112,000	31,000	81,000	112,000
2	0	1,500	1,500	0	1,500	1,500
<b>TOTAL</b>	31,000	82,500	113,500	31,000	82,500	113,500

Name: MAHAR, STEPHEN A

Page 559

MAHAR, VICTOR & CARRIE BETH

Map/Lot:

007-027

Account: 630 Card: 1 of 1

Location:

25 FIFTH AVE

Neighborhood 25 Mahars Lane

**Sale Data**

Zoning/Use Rural  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Gravel

Sale Date 09/22/2010  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.89	Acres-Homesite (Fract)	15,000.00	14,151	100%		14,151
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.89					Land Total	18,951

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
10Mobile Home	1970	10X50	D 100	13.883	Poor	20%	100%	100%	2,777
Two Storr Frame	1999	288	E 100	6.303	Poor	67%	50%	100%	2,112
Outbuilding Total									4,889

**Acpt Land**

19,000

**Accepted Bldg**

4,900

**Total**

23,900

Name: MAHAR, THOMAS

Page 560

MAHAR, MELISSA

Map/Lot:

009-004

Account: 1042 Card: 1 of 1

Location:

112 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/01/1997  
 Sale Price 400  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.60						Land Total 21,800

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One Story	1,376 Sqft	Grade C 105	Base		83,068
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,315
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2012	0	Modern	Modern	Average	Typical	84,383	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	80,164

<b>Outbuildings/Additions/Improvements</b>						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	2012	160	C 100	1.071	Ava.	1.017
Frame Garage	2000	448	D 110	7.151	Ava.	6.364
Carnort/Canopy	2000	280	E 100	1.533	Ava.	1.364
Outbuilding Total						8,745

**Acpt Land** 21,800 **Accepted Bldg** 88,900 **Total** 110,700



Account: 575 Card: 1 of 1

Neighborhood 3 Island

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 12/01/1996  
 Sale Price 0  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Exempt Property

Reference 1 B2132P082 12/96

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 180	\$/FF -Tidal Ocean	264.00	47,759	100%		47,759
200 X 180	\$/FF -Tidal Ocean	264.00	47,759	75%	Excess Frt	35,820
200 X 180	\$/FF -Tidal Ocean	264.00	47,759	50%	Excess Frt	23,880
250 X 180	\$/FF -Tidal Ocean	264.00	59,699	15%	Excess Frt	8,955
Total Acres 3.52			Land Total			116,414

**Accpt Land** 116,400 **Accepted Bldg** 0 **Total** 116,400

Account: 841 Card: 1 of 1 Map/Lot: Location:

Neighborhood 17 Mount Tom Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug Well  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/2002  
 Sale Price 24,800  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2663P293 09/02  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 41 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 1.50						Land Total 12,907

Dwelling Description				Replacement Cost New	
Ranch	One Story	323 Sqft	Grade SC100	Base	23,694
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood	Basement	None	Basement	-2,807
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,300
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,238
Attic	None			Attic	0
FirePlaces	1			Fireplace	1,650
Insulation	None			Insulation	-213
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1940	0	Obsolete	None	Fair	Typical	19,786	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		No Electricity..		36%	81%	90%	5,193

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1940	180	SC100	3.513	Fair	36%	100%	90%	1.138	
Encl Frame Porch	1940	105	SC100	1.688	Fair	36%	100%	90%	547	
Encl Frame Porch	1940	130	SC100	1.925	Fair	36%	100%	90%	624	
Open Frame Porch	1940	80	D 100	882	Avg-	46%	100%	90%	365	
Frame Shed	1940	28	D 100	1.218	Fair	36%	100%	90%	394	
Outbuilding Total									3,068	

**Acpt Land** 12,900 **Accepted Bldg** 8,300 **Total** 21,200

Account: 421 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/11/2018  
 Sale Price 92,700  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
7.00	Acres-Rear Land 1 =<100	500.00	3,500	100%		3,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
35.00	Acres-Rear Land 1 =<100	500.00	17,500	60%	Restrictio	10,500
Total Acres 43.00			Land Total			45,000

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	850 Sqft	Grade D 110	Base	68,256
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-383
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,255
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Average	Typical	70,128
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	35,064	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1900	288	D 110	4.696	Ava.	50%	100%	100%	2.348
Frame Garage	1995	624	C 100	10.126	Ava.	86%	100%	100%	8.708
Outbuilding Total									11,056

**Acpt Land** 45,000 **Accepted Bldg** 46,100 **Total** 91,100

Name: MAINE, STATE OF

Page 564

DEPT OF TRANSPORTATION

Map/Lot:

014-014

Account: 895 Card: 1 of 1

Location:

RT 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.61	Acres-Commercial Lot	28,000.00	157,080	50%	View/Envir	78,540
Total Acres 5.61			Land Total			78,540

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
- - - - S O U N D V A L U E - - - -									
Frame Shed	1990								80.000
Frame Shed	1970	405	C 100	6.880	Ava.	72%	75%	100%	3.716
Frame Garage	1970	864	C 100	13.124	Ava.	72%	100%	100%	9.449
Frame Shed	1970	60	E 100	972	Fair	57%	100%	100%	554
U/G Tank /00Gal	1989	36	C 100	4.672	Ava.	50%	100%	100%	2.336
Frame Garage	1991	576	B 100	11.623	Ava.	84%	100%	100%	9.763
Frame Garage	1991	320	D 110	5.709	Ava.	84%	100%	100%	4.796
Outbuilding Total									110,614

**Acpt Land**

78,500

**Accepted Bldg**

110,600

**Total**

189,100

Account: 923 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1 B1977P171

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500	
Total Acres 4.00			Land Total			16,500	
<b>Acpt Land</b>		16,500	<b>Accepted Bldg</b>		0	<b>Total</b>	16,500

Account: 341 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.42	Acres-Homesite (Fract)	15,000.00	9,721	100%		9,721
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.42			Land Total			15,721

		Dwelling Description		Replacement Cost New	
Conventional	One & 3/4 Story	644 Sqft	Grade D 110	Base	61,383
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-610
Unfin. Living Area	NONE			Unfinished	0

		Dwelling Condition		Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Below Average	Typical	60,773
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	100%	100%	24,309	

		Outbuildings/Additions/Improvements		Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1920	84	D 100	1.875	Ava-	40%	100%	100%	750
Frame Shed	2006								1,800
----- S O U N D V A L U E -----									
Outbuilding Total									2,550

<b>Acpt Land</b>	15,700	<b>Accepted Bldg</b>	26,900	<b>Total</b>	42,600
------------------	--------	----------------------	--------	--------------	--------

Account: 425 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/20/2018  
 Sale Price 149,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	44,000
520 X 220	\$/FF -Deep Ocean	440.00	228,800	15%	Excess Frt	34,320
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
25.30	Acres-Rear Land 1 =<100	500.00	12,650	100%		12,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 31.96			Land Total			275,970

Dwelling Description				Replacement Cost New		
Conventional	One Story	440 Sqft	Grade D 100	Base		33,032
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	0 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	None	Basement		-3,739
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-1,902
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		-513
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-216
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1969	0	Obsolete	Obsolete	Below Average	Typical	26,662	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		No Electricity..		64%	81%	90%	12,439

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1979	320	E 100	6.433	Poor	53%	10%	90%	307
Frame Garage	1979	240	E 100	2.666	Poor	53%	10%	90%	127
Outbuilding Total									434

**Acpt Land** 276,000 **Accepted Bldg** 12,900 **Total** 288,900

Neighborhood 5 Middle Cross Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
25.00	Acres-Rear Land 1 =<100	500.00	12,500	100%		12,500
Total Acres 25.00			Land Total			12,500
<b>Acpt Land</b>		12,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						12,500



**Valuation Report**

Account: 941 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/17/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
4.37	Acres-Rear Land 1 =<100	500.00	2,185	100%		2,185
Total Acres 5.37			Land Total			27,185
<b>Acpt Land</b>		27,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						27,200

**Valuation Report**

Map/Lot:  
 Location:

Neighborhood 7 Garnet Head Rd  
 Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 02/28/2022  
 Sale Price 250,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 PRICE  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
042 X 220	\$/FF -Deep Ocean	352.00	14,784	75%	Excess Frt	11,088
2.40	Acres-Rear Land 1 =<100	400.00	960	100%		960
2.00	# -Lot Improvements	2,400.00	4,800	100%		4,800
Total Acres 3.62			Land Total			87,248

Dwelling Description				Replacement Cost New	
Conventional	One Story	490 Sqft	Grade C 100	Base	42,155
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-5,863
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-980
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		35,312
2020	0	Modern	Modern	Average			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		95%	100%	100%	33,546

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2020	84	C 100	1.119	Ava.	95%	100%	100%	1,063
Outbuilding Total									1,063

**Acpt Land** 87,200 **Accepted Bldg** 34,600 **Total** 121,800

VIOLETTE, STEPHANIE M

Map/Lot:

014-043

Account: 37 Card: 1 of 1

Location:

61 HERSEY RD

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 01/18/2017  
 Sale Price 150,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
085 X 220	\$/FF -River Front	95.00	8,075	75%	Excess Frt	6,056
0.40	Acres-Rear Land 1 =<100	500.00	200	100%		200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.84						Land Total 31,256

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	672 Sqft	Grade C 110	Base		73,264
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-2,218
Rooms	3					
Bedrooms	1	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,063
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Modern	Typical	Above Average	Typical	73,109
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	59,218	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1970	240	D 100	5.820	Ava-	64%	100%	100%	3.725
Plumbina Fixture	1970	2	D 100	781	Ava-	64%	100%	100%	500
Wood Deck	2013	132	C 110	1.005	Ava.	95%	100%	100%	955
Encl Frame Porch	2013	264	C 110	5.317	Ava.	95%	100%	100%	5.051
Carnort/Canopv	2013	360	D 100	2.905	Ava.	95%	100%	100%	2.760
Frame Garcae	2013	900	B 100	16.559	Ava.	95%	100%	100%	15.731
Outbuilding Total									28,722

**Acpt Land** 31,300 **Accepted Bldg** 87,900 **Total** 119,200

Name: MASSAY, NICOLE

Page 572

KILTON, RHONDA

Map/Lot:

011-015-MBHM

Account: 745 Card: 1 of 1

Location:

217 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1 B1808P147

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
12Mobile Home	1974	12X56	D 100	18.156	Fair	28%	100%	100%	5.084
Frame Shed	1974	105	D 100	2.121	Fair	60%	100%	100%	1.273
Wood Deck	1974	104	E 100	378	Poor	50%	100%	100%	189
Frame Shed	1974	256	D 100	3.893	Fair	60%	100%	100%	2.336
<b>Outbuilding Total</b>									<b>8,882</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		8,900	<b>Total</b>		8,900

Account: 513 Card: 1 of 2

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 2004  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/26/2015  
 Sale Price 115,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2014 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
23.00	Acres-Softwood	135.00	2,608	100%		2,608
40.00	Acres-Mixed Wood	165.00	5,544	100%		5,544
1.00	Acres-Hardwood	130.00	109	60%		66
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 70.00			Land Total			40,518

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	578 Sqft	Grade C 100	Base		61,815
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-289
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		789
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,500
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Average	Typical	66,065
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	95%	100%	31,381	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Stable w/Loft	1975	1260	C 100	22.114	Ava-	68%	100%	100%	15.038
Frame Garage	1975	238	C 100	5.306	Ava-	68%	100%	100%	3.608
1 & 1/2 Storv Fr	1900	414	C 100	16.646	Ava.	50%	100%	100%	8.323
Encl Frame Porch	1900	138	C 100	3.031	Ava.	50%	100%	100%	1.516
Outbuilding Total									28,485

**Acpt Land** 40,500 **Accepted Bldg** 59,900 **Total** 100,400

**Valuation Report**

Map/Lot:

005-016

Location:

LEIGHTON PT RD

Account: 513 Card: 2 of 2

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/26/2015  
 Sale Price 115,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 1/2 Story	480 Sqft	Grade SC100	Base	37,502
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,541
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,086
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	720	Insulation	-475
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Obsolete	Fair	Inadeq.	30,400
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	81%	100%
<b>Accpt Land</b>		0	<b>Accepted Bldg</b>		7,400	<b>Total</b>
						7,400

**Valuation Report**

Account: 513

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	40,500	59,900	100,400	40,500	59,900	100,400
2	0	7,400	7,400	0	7,400	7,400
<b>TOTAL</b>	40,500	67,300	107,800	40,500	67,300	107,800

Account: 961 Card: 1 of 1

Location:

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 2014  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

<b>Sale Data</b>	
Sale Date	05/06/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Reference 1  
 Reference 2 TREE GROWTH CLASSIFICATION  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2014 Y Coordinate 0  
 Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	25,000.00	25,000	100%		25,000
7.00	Acres-Rear Land 1 =<100	500.00	3,500	100%		3,500
56.00	Acres-Softwood	135.00	6,350	100%		6,350
3.00	Acres-Hardwood	130.00	328	100%		328
Total Acres 67.00			Land Total			35,178
<b>Accpt Land</b>		35,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						35,200



**Valuation Report**

Account: 970 Card: 1 of 1  
Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneNone  
Street Semi-Improved

---

**Sale Data**  
Sale Date 05/06/2013  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Distressed Sale

Reference 1  
Reference 2  
Tran/Land/Bldg 0 6 0  
TG Update/Year.. 0 Y Coordinate 0  
Exemption(s) Land Schedule 2

---

**Acpt Land** 0 **Accepted Bldg** 0 **Total** 0

**Valuation Report**

Account: 972 Card: 1 of 1 Map/Lot:  
Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneNone  
Street Semi-Improved

---

**Sale Data**  
Sale Date 05/06/2013  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Distressed Sale

Reference 1  
Reference 2 SEE ACCT 961  
Tran/Land/Bldg 0 0 0  
TG Update/Year.. 0 Y Coordinate 0  
Exemption(s) Land Schedule 2

---

**Acpt Land** 0 **Accepted Bldg** 0 **Total** 0

**Valuation Report**

Account: 984 Card: 1 of 1  
Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneNone  
Street Semi-Improved

---

**Sale Data**  
Sale Date 05/06/2013  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Distressed Sale

Reference 1  
Reference 2 SEE ACCT 961  
Tran/Land/Bldg 0 6 0  
TG Update/Year.. 0 Y Coordinate 0  
Exemption(s) Land Schedule 2

---

**Acpt Land** 0 **Accepted Bldg** 0 **Total** 0

**Valuation Report**

Account: 1000 Card: 1 of 1  
Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneNone  
Street Semi-Improved

---

**Sale Data**  
Sale Date 05/06/2013  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Distressed Sale

Reference 1  
Reference 2 SEE ACCT 961  
Tran/Land/Bldg 0 6 0  
TG Update/Year.. 0 Y Coordinate 0  
Exemption(s) Land Schedule 2

---

**Acpt Land** 0 **Accepted Bldg** 0 **Total** 0

**Valuation Report**

Account: 1005 Card: 1 of 1  
Map/Lot: Location:

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
Topography Rolling  
Utilities NoneNone  
Street Semi-Improved

---

**Sale Data**  
Sale Date 05/06/2013  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Distressed Sale

Reference 1  
Reference 2 SEE ACCT 961  
Tran/Land/Bldg 0 6 0  
TG Update/Year.. 0 Y Coordinate 0  
Exemption(s) Land Schedule 2

---

**Acpt Land** 0 **Accepted Bldg** 0 **Total** 0

SMALL, HEIRS OF HELEN

Map/Lot:

009-015

Account: 687 Card: 1 of 1

Location:

498 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
29.00	Acres-Rear Land 1 =<100	500.00	14,500	100%		14,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00			Land Total			35,500

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,400 Sqft	Grade D 100	Base	62,520
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,045
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,025
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,050
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1976	0	Typical	Typical	Fair	Typical	66,640
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	61%	100%	100%	40,650	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnd
Frame Garage	1976	506	D 100	7.095	Fair	4,328
Frame Shed	1976	96	E 50	615	Poor	157
Outbuilding Total						4,485

<b>Acpt Land</b>	35,500	<b>Accepted Bldg</b>	45,100	<b>Total</b>	80,600
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 24 Youngs Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug Well  
 Street Gravel

**Sale Data**  
 Sale Date 03/31/2010  
 Sale Price 45,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
26.22	Acres-Rear Land 1 =<100	500.00	13,110	100%		13,110
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 27.22						Land Total 29,160

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One & 1/2 Story	486 Sqft	Grade SC100	Base	37,704
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,574
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,103
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,238
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	729	Insulation	-481
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Obsolete	None	Fair	Typical	29,308	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		30%	%	100%	0

**Acpt Land** 29,200 **Accepted Bldg** 0 **Total** 29,200

**Valuation Report**

Map/Lot:

002-008

Location:

YOUNGS COVE RD

Account: 373 Card: 1 of 1

Neighborhood 24 Youngs Cove Rd

Sale Data	
Sale Date	03/31/2010
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	70%	Size/Shape	26,722
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	75%	Excess Frt	0
200 X 115	\$/FF -Tidal Ocean	3,000.00	3,000	70%	Size/Shape	20,042
200 X 115	\$/FF -Tidal Ocean	264.00	38,174	50%	Excess Frt	0
200 X 115	\$/FF -Tidal Ocean	130.00	109	70%	Size/Shape	13,361
400 X 115	\$/FF -Tidal Ocean	264.00	76,349	15%	Excess Frt	0
400 X 115	\$/FF -Tidal Ocean	3,000.00	3,000	70%	Size/Shape	8,016
Total Acres 2.65			Land Total			68,141

<b>Acpt Land</b>	68,100	<b>Accepted Bldg</b>	0	<b>Total</b>	68,100
------------------	--------	----------------------	---	--------------	--------



Account: 460 Card: 1 of 1

Neighborhood 12 Old Route 1  
 Tree Growth 1977  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled Well  
 Street None

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2011 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
62.00	Acres-Softwood	135.00	7,031	100%		7,031
11.00	Acres-Mixed Wood	165.00	1,525	100%		1,525
1.00	Acres-Hardwood	130.00	109	100%		109
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 75.01			Land Total			77,665

Dwelling Description				Replacement Cost New		
Log Home	One Story	432 Sqft	Grade SC100	Base		25,069
Exterior	Single Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		242
						0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-4,272
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-1,515
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,238
Attic	Full Finished			Attic		4,823
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-285
Unfin. Living Area	20%			Unfinished		-456

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1930	0	Obsolete	None	Below Average	Typical		22,368
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	No Electricity..	40%	81%	90%	6,523		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1930	144	SC100	1.168	Ava-	40%	100%	90%	420
One Storv Frame	1930	272	SC100	5.309	Ava-	40%	100%	90%	1,912
Frame Shed	1930	88	E 100	1.172	Fair	30%	100%	90%	317
Outbuilding Total									2,649

**Acpt Land** 77,700 **Accepted Bldg** 9,200 **Total** 86,900

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
106 X 220	\$/FF -Deep Ocean	440.00	46,640	75%	Excess Frt	34,980
7.00	Acres-Rear Land 1 =<100	500.00	3,500	100%		3,500
Total Acres 8.55					Land Total	126,480

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	315 Sqft	Grade E 100	Base	17,800
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-32
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-2,739
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-973
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	3/4 Finished			Attic	2,627
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	315	Insulation	-158
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1970	0	Obsolete	None	Fair	Inadeq.	15,587	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		No Electricity..		57%	77%	90%	6,157

<b>Acpt Land</b>	126,500	<b>Accepted Bldg</b>	6,200	<b>Total</b>	132,700
------------------	---------	----------------------	-------	--------------	---------

**Valuation Report**

Map/Lot:

011-030

Account: 1038 Card: 1 of 1

Location:

403 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Sale Data	
Sale Date	07/01/1997
Sale Price	35,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
32.75	Acres-Rear Land 1 =<100	500.00	16,375	100%		16,375	
2.00	Acres-Gravel Pit	7,500.00	15,000	100%		15,000	
Total Acres 34.75			Land Total		31,375		
<b>Acpt Land</b>		31,400	<b>Accepted Bldg</b>		0	<b>Total</b>	
						31,400	

Name: MCININCH, ROBERT

Page 588

MCININCH, YVONNE

Map/Lot:

011-025-001

Account: 813 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Sale Date 09/01/1994  
 Sale Price 2,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 170	\$/FF -River Front	66.50	11,691	15%	Excess Frt	1,754
100 X 170	\$/FF -River Front	66.50	5,846	15%	Excess Frt	877
0.70	Acres-Rear Land 1 =<100	350.00	245	100%		245
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 2.88			Land Total			20,376

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
14Mobile Home	1985	14X50	C 100	22.880	Ava-	35%	100%	100%		8,008
Outbuilding Total										8,008

**Acpt Land** 20,400 **Accepted Bldg** 8,000 **Total** 28,400

Name: MCKENNEY, JANET A

Page 589

MELANSON, JANE A

Map/Lot:

014-001

Account: 1 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Sale Data	
Sale Date	09/25/2007
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellNone  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 7 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	10,000.00	10,000	100%		10,000
1.82	Acres-Rear Land 1 =<100	500.00	910	100%		910
Total Acres 2.82			Land Total			10,910
<b>Acpt Land</b>		10,900	<b>Accepted Bldg</b>		0	<b>Total</b> 10,900

Account: 676 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/26/2017  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 25,500

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	952 Sqft	Grade B 100	Base	103,012
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,850
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	3,813
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,524
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1991	0	Typical	Typical	Below Average	Typical	110,199	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Dilapidation		None		78%	75%	100%	64,466

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1991	340	B 100	4.745	Ava-	78%	100%	100%	3.701
Encl Frame Porch	1991	240	B 100	5.480	Ava-	78%	100%	100%	4.274
Unfin Basement	1991	240	B 100	6.478	Ava-	78%	100%	100%	5.053
Frame Garage	1991	528	B 100	10.891	Ava-	78%	100%	100%	8.495
Encl Frame Porch	1991	36	B 100	1.918	Ava-	78%	100%	100%	1.496
Unfinished Attic	1991	528	B 100	3.060	Ava-	78%	100%	100%	2.387
Outbuilding Total									25,406

**Acpt Land** 25,500 **Accepted Bldg** 89,900 **Total** 115,400

Name: MCPHAIL, KAREN

Page 591

CLEMENT, CHRISTOPHER

Map/Lot:

003-020-001

Account: 437 Card: 1 of 1

Location:

520 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.20	Acres-Rear Land 1 =<100	500.00	1,100	100%		1,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.20			Land Total			22,100

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1972	12X57	C 100	21.649	Ava-	35%	100%	100%	7,577
A-Roof.....	1972	684	C 100	1.292	Ava-	66%	100%	100%	853
Wood Deck	1972	80	C 100	623	Ava-	66%	100%	100%	411
Frame Garaae	2004	480	B 100	10.160	Ava.	91%	100%	100%	9,246
Wood Deck	2004	60	C 100	511	Ava.	91%	100%	100%	465
						Outbuilding Total			18,552
<b>Acpt Land</b>		22,100	<b>Accepted Bldg</b>		18,600	<b>Total</b>		40,700	

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 11/09/2012  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70						Land Total 21,350

Dwelling Description				Replacement Cost New		
Other	Two Story	936 Sqft	Grade C 110	Base		95,828
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1977	0	Typical	Typical	Average	Typical	95,828	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		76%	85%	100%	61,905

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1977	25	C 110	1.555	Ava.	76%	100%	100%	1.182
Wood Deck	1977	128	C 110	981	Ava.	76%	100%	100%	746
Frame Shed	1	352	D 100	5.019	Ava-	40%	100%	100%	2.008
Outbuilding Total									3,936

<b>Acpt Land</b>	21,400	<b>Accepted Bldg</b>	65,800	<b>Total</b>	87,200
------------------	--------	----------------------	--------	--------------	--------



Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/11/2011  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Private Finance  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 2 19 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
140 X 220	\$/FF -Tidal Ocean	330.00	46,200	75%	Excess Frt	34,650
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.02			Land Total			131,800

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	1,120 Sqft	Grade B 100	Base	109,101
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Hot Water BB	Cooling	0% None	Heat	-2,142
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,525
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		108,484
1986	0	Modern	Modern	Good			
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
None	None		87%	100%	100%	94,381	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1986	240	B 100	3.424	Good	Phy 87%	Func 100%	Econ 100%	2.979
Wood Deck	1986	630	B 100	4.518	Good	87%	100%	100%	3.931
Outbuilding Total									6,910

<b>Acpt Land</b>	131,800	<b>Accepted Bldg</b>	101,300	<b>Total</b>	233,100
------------------	---------	----------------------	---------	--------------	---------

Account: 511 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/13/2008  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
4.48	Acres-Rear Land 1 =<100	500.00	2,240	100%		2,240
Total Acres 5.48			Land Total			32,040

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	610 Sqft	Grade C 100	Base		66,244
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Wet 3/4 Bmt	Basement		-766
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	85% Forced Warm	Cooling	0% None	Heat		-481
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,068
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)
1830	1994	Typical	Typical	Good	70%	95%	100%	63,929
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>						
None		None						42,513

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1830	513	D 100	6.909	Fair	30%	90%	100%	1.866
Open Frame Porch	1995	168	C 100	2.029	Ava.	86%	100%	100%	1.745
Outbuilding Total									3,611

**Acpt Land** 32,000 **Accepted Bldg** 46,100 **Total** 78,100

**Valuation Report**

Map/Lot:

005-019-001

Location:

LEIGHTON PT RD

Account: 519 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Sale Data	
Sale Date	08/13/2008
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description		Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit					
024 X 198	\$/FF -Tidal Ocean	330.00		7,514	15%		1,127
Total Acres 0.11					Land Total		1,127
<b>Accpt Land</b>		1,100	<b>Accepted Bldg</b>	0	<b>Total</b>		1,100

Name: MEISNER, EARL W

Page 596

MEISNER, JOSEPHINE M

Map/Lot:

005-007

Account: 501 Card: 1 of 1

Location: 340 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/01/2001  
 Sale Price 140,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Renovations

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 1 19 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 5.03			Land Total			154,300

Dwelling Description				Replacement Cost New		
Conventional	Two Story	675 Sqft	Grade C 110	Base		79,911
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-371
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,375
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,485
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1909	2001	Typical	Typical	Good	Typical	79,430
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	55,601	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1909	120	C 110	3.081	Good	70%	100%	100%	2.157
Open Frame Porch	1909	200	C 110	2.612	Good	70%	100%	100%	1.828
One Storv Frame	1909	128	C 110	4.162	Good	70%	100%	100%	2.913
One Storv Frame	1909	220	C 110	7.155	Good	70%	100%	100%	5.008
Wood Deck	1909	160	C 110	1.179	Good	70%	100%	100%	825
2S Frame Garaae	2002	720	B 100	17.368	Ava.	90%	100%	100%	15.631
Outbuilding Total									28,362

**Acpt Land** 154,300 **Accepted Bldg** 84,000 **Total** 238,300

Name: MELANCON, MICHAEL

Page 597

WILSON, KATIE N

Map/Lot:

017-017

Account: 318 Card: 1 of 1

Location:

107 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 04/20/2018  
 Sale Price 140,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
140 X 220	\$/FF -River Front	66.50	9,310	75%	Excess Frt	6,983
1.00	Acres-Homesite (Fract)	10,500.00	10,500	100%		10,500
0.07	Acres-Rear Land 1 =<100	350.00	25	100%		25
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 2.79			Land Total			35,008

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	928 Sqft	Grade C 100	Base		79,001
Exterior	Asbestos Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water C	Cooling	0% None	Heat		1,478
Rooms	8					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,500
Insulation	Minimal			Insulation		-974
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition			Typical		82,005	
1900	0	Old Type	Typical	Average						
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		Value(Rcnld)		
None		None		50%	95%	100%		38,952		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	1988	176	C 100	1.161	Ava.	50%	100%	100%	580
Frame Shed	1988	144	E 100	1.574	Poor	59%	100%	100%	929
Frame Garage	1989	768	C 100	11.924	Ava.	50%	100%	100%	5,962
Encl Frame Porch	1900	256	C 100	4.719	Ava.	50%	100%	100%	2,360
Encl Frame Porch	1900	224	C 100	4.262	Ava.	50%	100%	100%	2,131
Encl Frame Porch	1900	48	C 100	1.744	Ava.	50%	100%	100%	872
Outbuilding Total									12,834

**Acpt Land** 35,000 **Accepted Bldg** 51,800 **Total** 86,800

Name: MELBY, JOHN

Page 598

WOOLBRIGHT, DEBORAH G

Map/Lot:

015-016

Account: 910 Card: 1 of 1

Location:

OLD RT 1

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 09/16/2020  
 Sale Price 10,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.12	Acres-Homesite (Fract)	15,000.00	5,196	100%		5,196
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.12					Land Total	11,196

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1910	25	D 100	1.159	Fair	30%	100%	100%	348
Outbuilding Total									348

<b>Accpt Land</b>	11,200	<b>Bldg Override</b>	47,700	<b>Total</b>	58,900
-------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 1058 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2022  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 300	\$/FF -River Front	95.00	22,187	100%		22,187	
Total Acres 1.38					Land Total	22,187	
<b>Acpt Land</b>		22,200	<b>Accepted Bldg</b>		0	<b>Total</b>	22,200

Account: 852 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/18/2019  
 Sale Price 32,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
050 X 220	\$/FF -River Front	66.50	3,325	75%	Excess Frt	2,494
0.90	Acres-Rear Land 1 =<100	350.00	315	100%		315
Total Acres 2.16					Land Total	16,109

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One Story	320 Sqft	Grade SC100	Base	23,620
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood	Basement	None	Basement	-2,798
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,294
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,238
Attic	Full Finished			Attic	4,343
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	320	Insulation	-211
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1975	0	Obsolete	None	Below Average	Typical	22,422	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		68%	81%	100%	12,350

**Acpt Land** 16,100 **Accepted Bldg** 12,400 **Total** 28,500



**Valuation Report**

Map/Lot:

015-018

Location:

SHORE RD

Account: 132 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/04/2014  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 050	\$/FF -Miscellaneous	95.00	9,058	15%		1,359	
200 X 100	\$/FF -Miscellaneous	95.00	12,810	15%	Excess Frt	1,921	
0.51	Acres-Rear Land 1 =<100	500.00	255	100%		255	
Total Acres 1.20			Land Total		3,535		
<b>Acpt Land</b>		3,500	<b>Accepted Bldg</b>		0	<b>Total</b> 3,500	

**Valuation Report**

Account: 675 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 02/04/2014  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000	
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500	
1.00	Acres-Rear Land 3 = 201+	245.00	245	100%		245	
Total Acres 101.00			Land Total			42,745	
<b>Acpt Land</b>		42,700	<b>Accepted Bldg</b>		0	<b>Total</b>	42,700

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/07/2021  
 Sale Price 144,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Homesite (Fract)	25,000.00	35,355	140%		49,497
20.00	Acres-Rear Land 1 =<100	500.00	10,000	100%		10,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 22.00						Land Total 65,497

Dwelling Description				Replacement Cost New		
Cape Cod	One & 3/4 Story	512 Sqft	Grade D 110	Base		55,050
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-231
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	0	Typical	Typical	Good	Typical	54,819
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	38,373	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1875	720	D 100	11.675	Ava-	40%	100%	100%	4.670
Frame Shed	1875	576	D 100	7.648	Fair	30%	100%	100%	2.294
1 & 1/2 Storv Fr	1875	468	D 110	16.974	Good	70%	100%	100%	11.882
Open Frame Porch	1875	30	D 110	482	Good	70%	100%	100%	337
Open Frame Porch	1875	30	D 110	482	Good	70%	100%	100%	337
Frame Shed	1875	221	D 100	3.483	Ava-	40%	90%	100%	1.254
Outbuilding Total									20,774

<b>Acpt Land</b>	65,500	<b>Accepted Bldg</b>	59,100	<b>Total</b>	124,600
------------------	--------	----------------------	--------	--------------	---------

Account: 618 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/01/1997  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
27.80	Acres-Rear Land 1 =<100	500.00	13,900	100%		13,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 28.80						Land Total 34,900

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	408 Sqft	Grade C 100	Base		55,499
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-204
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	1			
Baths	1	Half Baths	0	Plumbing		625
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	1945	Old Type	Old Type	Below Average	Typical	55,920	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	90%	100%	20,131

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 3/4 Storv Fr	1890	221	C 100	9.279	Ava-	Phy	Func	Econ	3.712
Frame Shed	1890	260	D 100	3.940	Fair	40%	100%	100%	1.182
Stable w/Loft	1890	840	D 100	13.110	Ava-	30%	100%	100%	5.244
Outbuilding Total									10,138

**Acpt Land** 34,900 **Accepted Bldg** 30,300 **Total** 65,200

**Valuation Report**

Map/Lot:

013-053

Location:

RIDGE RD

Account: 879 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/29/2010  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
35.00	Acres-Rear Land 1 =<100	500.00	17,500	100%		17,500	
Total Acres 35.00					Land Total	17,500	
<b>Acpt Land</b>		17,500	<b>Accepted Bldg</b>		0	<b>Total</b>	17,500

Name: MINARD, RANDY L

Page 606

MINARD, JANNETTE F

Map/Lot:

016-002

Account: 179 Card: 1 of 1

Location:

11 TRIANGLE AVE

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 03/29/2019  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
14.00	Acres-Rear Land 1 =<100	500.00	7,000	100%		7,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.00					Land Total	28,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	910 Sqft	Grade D 110	Base	71,013
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Crawl	Basement	-3,315
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Not Heated	Cooling	0% None	Heat	-3,694
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,691
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-739
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1832	1985	Obsolete	Typical	Fair	Typical	64,956
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
<b>Economic Obsolescence</b>		<b>Phys. %</b>		<b>Func. %</b>	<b>Econ. %</b>	
None		30%		81%	100%	15,784

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1985	406	D 110	10.829	Fair	30%	100%	100%	3.249
Unfin Basement	1985	406	D 110	5.751	Fair	30%	100%	100%	1.725
One Storv Frame	1985	260	D 110	6.934	Fair	30%	100%	100%	2.080
Encl Frame Porch	1985	174	D 110	3.199	Fair	30%	100%	100%	960
Wood Deck	1985	306	D 110	1.704	Fair	30%	100%	100%	511
Wood Deck	1985	358	D 110	1.967	Good	87%	100%	100%	1.711
Frame Garae	1985	864	D 110	11.838	Fair	30%	100%	100%	3.551
Frame Garae	1985	400	D 110	6.611	Fair	30%	100%	100%	1.983
Frame Garae	1985	240	D 100	4.371	Fair	30%	100%	100%	1.311
Frame Garae	1985	240	D 100	4.371	Fair	30%	100%	100%	1.311
Outbuilding Total									18,392

Acpt Land

28,000

Accepted Bldg

34,200

Total

62,200

**Valuation Report**

Map/Lot:

015-001

Location:

GARNET HEAD RD

Account: 112 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/21/2016  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.90	Acres-Homesite (Fract)	15,000.00	14,230	100%		14,230	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 0.90			Land Total			20,230	
<b>Acpt Land</b>		20,200	<b>Accepted Bldg</b>		0	<b>Total</b>	20,200

Account: 1087 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 03/29/2019  
 Sale Price 24,997  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
141 X 220	\$/FF -Tidal Ocean	264.00	37,224	75%	Excess Frt	27,918
0.34	Acres-Rear Land 1 =<100	400.00	136	100%		136
Total Acres 2.06			Land Total			80,854

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1839	700	D 100	9.103	Ava-	40%	100%	100%	3,641	
<b>Outbuilding Total</b>									<b>3,641</b>	
<b>Acpt Land</b>		80,900	<b>Accepted Bldg</b>		3,600	<b>Total</b>		84,500		



**Valuation Report**

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 5 19 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
100 X 220	\$/FF -Deep Ocean	440.00	44,000	75%	Excess Frt	33,000
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
9.70	Acres-Rear Land 1 =<100	500.00	4,850	75%		3,638
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.22			Land Total			155,638

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	840 Sqft	Grade C 100	Base	75,162
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof	714
					0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-420
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Minimal			Insulation	-756
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1810	1980	Old Type	Typical	Below Average	Typical		78,450
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	40%	95%	100%	29,811		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1980	81	C 100	2.216	Ava-	40%	100%	100%	886
Res. Greenhouse	1980	96	C 100	4.740	Ava-	40%	100%	100%	1.896
One Storv Frame	1980	198	C 100	5.855	Ava-	40%	100%	100%	2.342
One Storv Frame	1980	414	C 100	12.242	Ava-	40%	100%	100%	4.897
Frame Shed	1972	609	C 100	9.799	Ava-	40%	100%	100%	3.920
Stable w/Loft	1980	336	E 100	4.318	Fair	64%	100%	100%	2.764
Frame Shed	1950	49	E 50	447	Fair	43%	100%	100%	192
Outbuilding Total									16,897

**Acpt Land** 155,600 **Accepted Bldg** 46,700 **Total** 202,300

Account: 176 Card: 1 of 1

Location: 367 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/12/2014  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Homesite (Fract)	15,000.00	12,990	100%		12,990
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.75			Land Total			18,990

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	544 Sqft	Grade D 100	Base		49,268
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-223
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,004
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-401
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	0	Obsolete	Obsolete	Poor	Typical	47,640	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Dilapidation		None		20%	41%	100%	3,906

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1850	160	D 100	3.879	Poor	Phy 20%	Func 100%	Econ 100%	776
Encl Frame Porch	1850	240	D 100	3.683	Poor	20%	100%	100%	737
Frame Garaae	1850	400	D 100	6.010	Fair	30%	50%	100%	902
Outbuilding Total									2,415

<b>Acpt Land</b>	19,000	<b>Accepted Bldg</b>	6,300	<b>Total</b>	25,300
------------------	--------	----------------------	-------	--------------	--------

Account: 996 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1 B1869P276  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00					Land Total	26,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,040 Sqft	Grade C 100	Base		62,758
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Slab	Basement	None	Basement		-8,676
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1993	0	Typical	Typical	Average	Typical	55,957
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	47,563	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	2000	128	C 100	892	Ava.	758
Frame Garage	2000	1120	D 110	14.721	Ava.	13.102
Outbuilding Total						13,860

<b>Acpt Land</b>	26,000	<b>Accepted Bldg</b>	61,400	<b>Total</b>	87,400
------------------	--------	----------------------	--------	--------------	--------

Account: 336 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1999  
 Sale Price 33,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.54	Acres-Homesite (Fract)	15,000.00	11,023	100%		11,023
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.54			Land Total			17,023

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	352 Sqft	Grade C 100	Base	52,520
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-176
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-277
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Average	Typical	52,067
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	95%	100%	24,732	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Storv Fr	1900	264	C 100	11.084	Ava.	50%	100%	100%	5,542
Open Frame Porch	1900	132	C 100	1.638	Ava.	50%	100%	100%	819
Frame Shed	1900	192	D 100	3.142	Fair	30%	100%	100%	943
Outbuilding Total									7,304

**Acpt Land** 17,000 **Accepted Bldg** 32,000 **Total** 49,000

Pembroke 2023 Commitment Archive  
 Name: MORALES-RABIZADEH, AILEEN  
 GARRET B COLLIER ASSET PROTECTION  
 Account: 224 Card: 1 of 1

**Valuation Report**

04/10/2024

Page 613

Map/Lot: 001-011  
 Location: REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 12/23/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Excess Frt	7,920
4.70	Acres-Rear Land 1 =<100	400.00	1,880	100%		1,880
Total Acres 8.74			Land Total			128,600

**Accpt Land** 128,600 **Accepted Bldg** 0 **Total** 128,600

Pembroke 2023 Commitment Archive  
 Name: MORALES-RABIZADEH, AILEEN  
 GARRET B COLLIER ASSET PROTECTION  
 Account: 225 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 614  
 001-012  
 REVERSING FALLS RD

Map/Lot:  
 Location:

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 12/28/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000	
Total Acres 50.00					Land Total	25,000	
<b>Acpt Land</b>		25,000	<b>Accepted Bldg</b>		0	<b>Total</b>	25,000

Neighborhood 16 East River Rd

Sale Data	
Sale Date	03/30/2016
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	25%	View/Envir	3,325
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	25%		3,325
2.00	Acres-Rear Land 1 =<100	350.00	700	100%		700
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 5.03			Land Total			21,525

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Concrete Slab...	1998	1210	C 100	7.696	Fair	76%	100%	100%	5,849	
Outbuilding Total									5,849	
<b>Acpt Land</b>		21,500	<b>Accepted Bldg</b>		5,800	<b>Total</b>		27,300		

Account: 772 Card: 2 of 2

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 03/30/2016  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Other	Two Story	1,768 Sqft	Grade C 100	Base	133,243
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-9,872
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt	1,600
Heating	50% Forced Warm	Cooling	0% None	Heat	-5,304
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,768	Insulation	0
Unfin. Living Area	50%			Unfinished	-14,144

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Modern	Modern	Good	Typical	105,523
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		94%	100%	100%
						<b>Value(Rcnd)</b>
						99,192
<b>Accpt Land</b>		0	<b>Accepted Bldg</b>		99,200	<b>Total</b>
						99,200



**Valuation Report**

Account: 772

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	21,500	5,800	27,300	21,500	5,800	27,300
2	0	99,200	99,200	0	99,200	99,200
<b>TOTAL</b>	21,500	105,000	126,500	21,500	105,000	126,500

Name: MOREY, DANA

Page 618

MOREY, MADELINE

Map/Lot:

008-033

Account: 668 Card: 1 of 1

Location:

162 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 04/09/2004  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2419P201 04/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
16.23	Acres-Rear Land 1 =<100	500.00	8,115	100%		8,115
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.23					Land Total	29,115

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1976	14X66	D 100	24.180	Fair	28%	100%	100%	6.770
A-Roof.....	1980	924	D 100	1.432	Poor	54%	100%	100%	773
Encl Frame Porch	1980	80	E 100	1.100	Poor	54%	100%	100%	594
Wood Deck	1980	168	E 100	557	Poor	54%	100%	100%	301
One Storv Frame	1980	160	D 100	3.879	Fair	64%	100%	100%	2.483
Frame Shed	1980	192	E 100	1.915	Poor	54%	100%	100%	1.034
Outbuilding Total									11,955

<b>Acpt Land</b>	29,100	<b>Accepted Bldg</b>	12,000	<b>Total</b>	41,100
------------------	--------	----------------------	--------	--------------	--------

Name: MOREY, DANA

Page 619

MOREY, MADELINE

Map/Lot:

008-033-001

Account: 1174 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
Topography Above Street  
Utilities  
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.77	Acres-Rear Land 1 =<100	500.00	885	100%		885
Total Acres 2.77			Land Total			15,885
<b>Acpt Land</b>		15,900	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,900

Account: 867 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Level  
 Utilities Septic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/2002  
 Sale Price 50,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.85	Acres-Rear Land 1 =<100	500.00	1,425	100%		1,425
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 3.85			Land Total			19,425

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
28Mobile Home..	1993	28X56	C 110	73.887	Ava.	46%	100%	100%	33.619
Concrete Slab...	1993	1568	C 100	9.957	Ava.	85%	100%	100%	8.463
						Outbuilding Total			42,082
<b>Acpt Land</b>		19,400	<b>Accepted Bldg</b>		42,100	<b>Total</b>		61,500	

**Valuation Report**

Account: 956 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 06/24/1998  
 Sale Price 13,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.77	Acres-Rear Land 1 =<100	500.00	2,385	100%		2,385
1.00	Acres-Baselot	7,000.00	7,000	100%		7,000
Total Acres 5.77			Land Total			9,385

<b>Acpt Land</b>	9,400	<b>Accepted Bldg</b>	0	<b>Total</b>	9,400
------------------	-------	----------------------	---	--------------	-------

Pembroke 2023 Commitment Archive  
 Name: MORGAN, RONALD LEE, TRUSTEE  
 MORGAN, NIMA TRUSTEE  
 Account: 660 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 622  
 008-024  
 12 MORGAN RD

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 06/01/1994  
 Sale Price 15,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
27.00	Acres-Rear Land 1 =<100	500.00	13,500	100%		13,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
6.00	# -Lot Improvements	3,000.00	18,000	10%	Excess Frt	1,800
Total Acres 28.00					Land Total	36,300

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	1,088 Sqft	Grade A 100	Base		131,695
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	341 Sqft, Grade B	Basement Gar	None	Fin Bsmt		3,661
Heating	100% Hot Water BB	Cooling	0% None	Heat		2,228
Rooms	9					
Bedrooms	6	Add Fixtures	5			
Baths	4	Half Baths	0	Plumbing		13,125
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			150,709
1996	1999	Modern	Modern	Good	Func. %	Econ. %	Value(Rcnld)	
None				90%	100%	100%	135,638	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1996	1477	A 100	31.168	Good	90%	70%	100%	19.636
Wood Deck	1998	748	A 100	6.546	Good	90%	100%	100%	5.891
Natatorium	2002	1621	A 100	64.677	Good	90%	50%	100%	29.104
Swimming Pool	2002	400	A 100	12.600	Good	90%	50%	100%	5.670
Frame Shed	2002	96	A 100	3.688	Good	90%	100%	100%	3.319
Encl Frame Porch	2002	228	A 100	6.479	Good	90%	100%	100%	5.831
One Storv Frame	1996	1966	A 100	87.196	Good	90%	100%	100%	78.476
Outbuilding Total									147,927

**Acpt Land** 36,300 **Accepted Bldg** 283,600 **Total** 319,900

Name: MORRIS, AARON L

Page 623

MORRIS, CHRISTINE M

Map/Lot:

014-077-001to004

Account: 75 Card: 1 of 1

Location:

HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Sale Date 06/29/2020  
 Sale Price 55,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2 SPLIT???

Tran/Land/Bldg 1 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	76.00	15,200	100%		15,200
200 X 220	\$/FF -River Front	76.00	15,200	75%	Excess Frt	11,400
400 X 220	\$/FF -River Front	76.00	30,400	50%	Excess Frt	15,200
193 X 220	\$/FF -River Front	76.00	14,668	35%	Excess Frt	5,134
2.62	Acres-Rear Land 1 =<100	400.00	1,048	100%		1,048
Total Acres 7.63			Land Total			47,982

**Accpt Land**

48,000

**Accepted Bldg**

0 **Total**

48,000

**Valuation Report**

Account: 1158 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/18/2016  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.00	Acres-Baselot (Fract)	76.00	15,200	100%		0
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
Total Acres 0.70			Land Total			350
<b>Acpt Land</b>		400	<b>Accepted Bldg</b>		0	<b>Total</b>
						400



Account: 1018 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.20	Acres-Rear Land 1 =<100	500.00	1,600	100%		1,600
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.20			Land Total			22,600

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1991	196	E 100	1.945	Fair	71%	70%	100%	967	
Outbuilding Total									967	
<b>Accpt Land</b>		22,600	<b>Accepted Bldg</b>		1,000	<b>Total</b>		23,600		

Account: 765 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 10/08/2015  
 Sale Price 21,750  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 DEP ENCUMBERED  
 Tran/Land/Bldg 0 7 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		0
200 X 220	\$/FF -River Front	500.00	1,600	50%	Restrictio	6,650
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	0
200 X 220	\$/FF -River Front	76.00	14,668	50%	Restrictio	4,988
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	0
200 X 220	\$/FF -River Front	3,000.00	3,000	50%	Restrictio	3,325
300 X 220	\$/FF -River Front	66.50	19,950	17.5%	Access	3,491
Total Acres 4.55			Land Total			18,454

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Encl Frame Porch	2018	256	E 100	2.360	Ava.	95%	100%	100%	2.242
Recreational Trailer	2003								2.500
----- S O U N D V A L U E -----									
<b>Outbuilding Total</b>									<b>4,742</b>
<b>Acpt Land</b>		18,500	<b>Accepted Bldg</b>		4,700	<b>Total</b>			<b>23,200</b>

Name: MOZELIAK, BRIAN J

Page 627

MOZELIAK, NANCY L

Map/Lot:

008-014

Account: 648 Card: 1 of 1

Location:

326 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 07/01/1995  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified .....  
 Validity Related Parties

Reference 1 B2015P125 07/95

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
39.00	Acres-Rear Land 1 =<100	500.00	19,500	100%		19,500
2.50	Acres-Rear Land 2 = 101-200	350.00	875	100%		875
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 42.50						Land Total 41,375

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade D 110	Base	60,040
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-278
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-438
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1921	0	Typical	Typical	Average	Typical	59,324
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	29,662	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1921	345	D 110	12.513	Ava.	50%	100%	100%	6.256
One Storv Frame	1921	42	D 110	1.120	Ava.	50%	100%	100%	560
Open Frame Porch	1921	105	D 110	1.215	Ava.	50%	100%	100%	608
Frame Shed	1921	795	D 100	10.217	Ava-	40%	90%	100%	3.678
Frame Shed	1921	640	E 100	5.121	Ava-	40%	100%	100%	2.048
Frame Shed	1994	560	E 100	4.549	Ava-	79%	90%	100%	3.235
Outbuilding Total									16,385

**Acpt Land**

41,400

**Accepted Bldg**

46,000

**Total**

87,400

Map/Lot:  
 Location:

008-019&010-007  
 240 US RTE 1

Account: 654 Card: 1 of 1

Neighborhood 10 Route 1  
 Tree Growth 1983  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 11/01/1995  
 Sale Price 27,350  
 Sale Type Land & Buildings  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
8.50	Acres-Rear Land 1 =<100	500.00	4,250	100%		4,250
86.50	Acres-Mixed Wood	165.00	11,989	100%		11,989
50.00	Acres-Softwood	135.00	5,670	100%		5,670
9.00	Acres-Hardwood	130.00	983	100%		983
7.00	Acres-Waste-Wet Land	50.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 162.00			Land Total			44,242

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	616 Sqft	Grade D 110	Base		60,040
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Crawl	Basement		-2,652
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,459
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,128
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,255
Insulation	Minimal			Insulation		-583
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>							<b>Layout</b>			<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>		
1840	1985	Old Type	Old Type	Average	50%	90%	100%	58,729		
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>						26,428		
None		None								

<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value Rcnld</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
1 & 1/2 Storv Fr	1840	416	D 110	15.088	Ava.	50%	100%	100%	7,544	
Encl Frame Porch	1840	64	D 110	1.778	Ava.	50%	100%	100%	889	
Frame Garage	1985	440	C 100	7.827	Ava.	80%	100%	100%	6,262	
Frame Shed	1985	200	D 100	3.237	Ava-	74%	90%	100%	2,156	
Frame Shed	1840	300	E 50	1.344	Poor	20%	100%	100%	269	
Outbuilding Total									17,120	

**Acpt Land** 44,200 **Accepted Bldg** 43,500 **Total** 87,700

Name: MULLEAVEY, MICHAEL J

Page 629

DRIVER, SHERRY

Map/Lot:

008-021-001

Account: 656 Card: 1 of 1

Location:

239 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 12/06/2018  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1987	624	C 100	10.126	Ava.	82%	100%	100%	8.303
28Mobile Home..	2000	28X48	B 100	74.195	Ava.	65%	100%	100%	48.041
Concrete Slab...	2000	1296	C 100	8.239	Ava.	89%	100%	100%	7.333
Wood Deck	2000	160	C 100	1.071	Ava.	89%	100%	100%	953
<b>Outbuilding Total</b>									<b>64,630</b>

**Acpt Land**

21,000

**Accepted Bldg**

64,600

**Total**

85,600

Name: MULLEAVEY, MICHAEL J

Page 630

MULLEAVEY, SHERRY

Map/Lot:

014-009-001-ON

Account: 947 Card: 1 of 2

Location:

81 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Commercial  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 05/19/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2 OWNER

Tran/Land/Bldg 4 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Commercial Lot	28,000.00	28,000	100%		28,000
0.15	Acres-Rear Land 1 =<100	500.00	75	100%		75
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.15					Land Total	34,075

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Masonrv Garage	1989	2040	B 100	39.022	Ava.	83%	100%	100%	32,388
Outbuilding Total									32,388

**Acpt Land**

34,100

**Accepted Bldg**

32,400

**Total**

66,500

Name: MULLEAVEY, MICHAEL J

Page 631

MULLEAVEY, SHERRY

Map/Lot:

014-009-001-ON

Account: 947 Card: 2 of 2

Location:

1 LEIGHTON POINT ROAD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Commercial  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 05/19/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 OWNER  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1988	14X48	C 100	22.194	Ava.	40%	100%	100%	8.878
Wood Deck	1988	240	C 100	1.519	Ava.	82%	100%	100%	1.246
<b>Outbuilding Total</b>									<b>10,124</b>

<b>Acpt Land</b>	0	<b>Accepted Bldg</b>	10,100	<b>Total</b>	10,100
------------------	---	----------------------	--------	--------------	--------

Pembroke 2023 Commitment Archive  
Name: MULLEAVEY, MICHAEL J  
MULLEAVEY, SHERRY  
Account: 947

**Valuation Report**

04/10/2024  
Page 632  
Map/Lot: 014-009-001-ON  
Location: 1 LEIGHTON POINT ROAD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	34,100	32,400	66,500	34,100	32,400	66,500
2	0	10,100	10,100	0	10,100	10,100
<b>TOTAL</b>	34,100	42,500	76,600	34,100	42,500	76,600



Name: MURPHY, JOHN

Page 633

MURPHY, DIANE

Map/Lot:

003-003

Account: 416 Card: 1 of 1

Location: 721 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/12/2018  
 Sale Price 45,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 COMPLETE?  
 Tran/Land/Bldg 8 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
40.00	Acres-Rear Land 1 =<100	500.00	20,000	100%		20,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 41.00					Land Total	41,000

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	864 Sqft	Grade C 100	Base	83,125
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-6,256
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	2,229
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	50%			Unfinished	-6,912

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2022	0	Modern	Modern	Average	Typical	72,186	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	90%	100%	61,719

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	2022	319	C 100	5.621	Ava.	95%	100%	100%		5,340
Outbuilding Total										5,340

**Acpt Land** 41,000 **Accepted Bldg** 67,100 **Total** 108,100

Account: 1030 Card: 1 of 1

Map/Lot:  
 Location:

011-016-A  
 229 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Sale Data	
Sale Date	08/01/1996
Sale Price	0
Sale Type	Buildings Only
Financing Verified	
Validity	Other Non Valid

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1  
 Reference 2 32X24 AD & 12X20 SHED  
 Tran/Land/Bldg 6 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,496 Sqft	Grade D 100	Base	65,469
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-9,227
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,453
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout			Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>			<b>Value(Rcnld)</b>
2011	0	Typical	Typical	Average	95%	100%	100%			53,789
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>								51,100
None		None								
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	2019	240	C 100	4.519	Ava.	95%	100%	100%	4,293	
							Outbuilding Total			4,293
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		55,400	<b>Total</b>		55,400	

Name: MURRAY, DALLAS K

Page 635

MURRAY, KENDRA H

Map/Lot:

011-016

Account: 746 Card: 1 of 1

Location:

229 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Sale Data	
Sale Date	02/14/2006
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	100%	Topography	15,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.00			Land Total			19,800

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	2022	120	C 100	3.832	Ava.	95%	100%	100%	3.640
Frame Garage	2022	120	C 100	3.832	Ava.	95%	100%	100%	3.640
						Outbuilding Total			7,280

<b>Acpt Land</b>	19,800	<b>Accepted Bldg</b>	7,300	<b>Total</b>	27,100
------------------	--------	----------------------	-------	--------------	--------

Name: MURRAY, SHEILA

Page 636

MURRAY, DAVID

Map/Lot:

008-001-002

Account: 635 Card: 1 of 1

Location:

101 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 LIFE ESTATE/SCOTT BREADY

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Homesite (Fract)	25,000.00	20,917	100%		20,917
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.70			Land Total			26,917

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	525 Sqft	Grade D 100	Base	48,474
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,233
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-291
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-291
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	0	Typical	Typical	Below Average	Typical	43,659	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	100%	100%	17,464

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1890	300	D 100	7.274	Ava-	40%	100%	100%	2,910
Unfin Basement	1890	300	D 100	4.670	Ava-	40%	100%	100%	1,868
Frame Shed	1890	208	D 100	3.331	Fair	30%	100%	100%	999
Wood Deck	1993	140	C 100	959	Ava.	85%	100%	100%	815
Frame Shed	1997	120	E 100	1.400	Ava.	87%	100%	100%	1,218
Outbuilding Total									7,810

<b>Acpt Land</b>	26,900	<b>Accepted Bldg</b>	25,300	<b>Total</b>	52,200
------------------	--------	----------------------	--------	--------------	--------

Name: MURRAY, WILLIAM JOSEPH

Page 637

MURRAY, MARY J

Map/Lot:

016-008

Account: 185 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
Topography Above Street  
Utilities NoneNone  
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1920	1240	D 100	14.610	Ava-	40%	100%	100%	5,844
Outbuilding Total									5,844
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		5,800	<b>Total</b>		5,800

Name: MURRAY, WILLIAM JOSEPH

Page 638

MURRAY, MARY J

Map/Lot:

016-009

Account: 186 Card: 1 of 1

Location:

70 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/01/1990  
 Sale Price 38,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 6 19 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90					Land Total	21,450

**Dwelling Description**

**Replacement Cost New**

Other	One Story	819 Sqft	Grade D 110	Base	49,141
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-6,699
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,118
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-443
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	1980	Typical	Typical	Average	Typical	38,881
<b>Functional Obsolescence</b>						<b>Value(Rcnd)</b>
None		None		50%	100%	19,440

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
One Storv Frame	1980	552	C 100	16.321	Ava.	78%	100%	100%		12,730
Outbuilding Total										12,730

**Acpt Land**

21,500

**Accepted Bldg**

32,200

**Total**

53,700

Account: 780 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 06/01/1993  
 Sale Price 3,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
34.00	Acres-Rear Land 1 =<100	500.00	17,000	100%		17,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.80	Acres-Rear Land 1 =<100	500.00	900	100%		900
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 37.80			Land Total			39,400

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,008 Sqft	Grade C 100	Base	61,560
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	917
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Modern	Modern	Average	Typical	63,727
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	60,541	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	2013	50	C 100	455	Ava.	95%	100%	100%	432
Encl Frame Porch	2013	204	C 100	3.976	Ava.	95%	100%	100%	3.777
Frame Shed	2013	96	E 100	1.229	Ava.	95%	80%	100%	934
Frame Garage	2019	600	C 100	9.827	Ava.	95%	100%	100%	9.336
Carport/Canopy	2019	300	C 100	3.185	Ava.	95%	100%	100%	3.026
Outbuilding Total									17,505

**Acpt Land** 39,400 **Accepted Bldg** 78,000 **Total** 117,400

Name: NADEAU, PAUL T

Page 640

NADEAU, SYLVIA V

Map/Lot:

011-051

Account: 783 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

Sale Date 12/17/2004  
 Sale Price 23,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	25%	Size/Shape	3,325
200 X 220	\$/FF -River Front	66.50	13,300	15%	Excess Frt	1,995
200 X 220	\$/FF -River Front	66.50	13,300	15%	Excess Frt	1,995
225 X 190	\$/FF -River Front	66.50	13,905	15%	Excess Frt	2,086
Total Acres 4.01			Land Total			9,401

**Accpt Land** 9,400 **Accepted Bldg** 0 **Total** 9,400



**Valuation Report**

Account: 999 Card: 1 of 3

Map/Lot:  
 Location:

Neighborhood 9 Centennial Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1993  
 Sale Price 135,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	5%	Restrictio	2,640	
0.00	Acres-Open Space	66.50	13,300	0%		0	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	66.50	13,905	5%	Restrictio	1,980	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	50.00	350	5%	Restrictio	1,320	
4.60	Acres-Open Space	320.00	1,472	5%	Restrictio	74	
Total Acres 7.63			Land Total			6,014	

**Acpt Land** 6,000 **Accepted Bldg** 0 **Total** 6,000

**Valuation Report**

Map/Lot:

006-031-001

Location:

CENTENNIAL RD.

Account: 999 Card: 2 of 3

Neighborhood 9 Centennial Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1993  
 Sale Price 135,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1 B1889P105 09/93

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	66.50	13,300	5%	Restrictio	2,473
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	66.50	13,905	5%	Restrictio	2,473
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	50.00	350	5%	Restrictio	2,473
0.00	Acres-Open Space	320.00	1,472	100%		0
Total Acres 15.15			Land Total			7,419

**Acpt Land** 7,400 **Accepted Bldg** 0 **Total** 7,400

**Valuation Report**

Map/Lot:

006-031-001

Location:

CENTENNIAL RD.

Account: 999 Card: 3 of 3

Neighborhood 9 Centennial Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1993  
 Sale Price 135,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1 B1889P105 09/93

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
999 X 220	\$/FF -Tidal Ocean	264.00	263,736	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	66.50	13,300	5%	Restrictio	1,978
0.00	Acres-Open Space	330.00	329,670	100%		0
Total Acres 5.05			Land Total			1,978

**Acpt Land** 2,000 **Accepted Bldg** 0 **Total** 2,000

**Valuation Report**

Account: 999

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	6,000	0	6,000	6,000	0	6,000
2	7,400	0	7,400	7,400	0	7,400
3	2,000	0	2,000	2,000	0	2,000
<b>TOTAL</b>	15,400	0	15,400	15,400	0	15,400

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	5%	Restrictio	3,300	
0.00	Acres-Open Space	66.50	13,300	0%		0	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	66.50	13,905	5%	Restrictio	2,475	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	50.00	350	5%	Restrictio	1,650	
Total Acres 3.03			Land Total			7,425	
<b>Acpt Land</b>		7,400	<b>Accepted Bldg</b>		0	<b>Total</b>	7,400

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B1167P269

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	66.50	13,300	5%	Restrictio	2,473
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	66.50	13,905	5%	Restrictio	2,473
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0
999 X 220	\$/FF -Tidal Ocean	50.00	350	5%	Restrictio	2,473
Total Acres 15.15			Land Total			7,419

**Acpt Land** 7,400 **Accepted Bldg** 0 **Total** 7,400

**Valuation Report**

Account: 537 Card: 3 of 3

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B1167P269

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
999 X 220	\$/FF -Tidal Ocean	330.00	329,670	15%	Excess Frt	0	
999 X 220	\$/FF -Tidal Ocean	66.50	13,300	5%	Restrictio	2,473	
30.00	Acres-Open Space	400.00	12,000	5%	Restrictio	600	
Total Acres 35.05			Land Total			3,073	
<b>Acpt Land</b>		3,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						3,100	

**Valuation Report**

Account: 537

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	7,400	0	7,400	7,400	0	7,400
2	7,400	0	7,400	7,400	0	7,400
3	3,100	0	3,100	3,100	0	3,100
<b>TOTAL</b>	17,900	0	17,900	17,900	0	17,900



NELSON, PAULINE M  
 Account: 955 Card: 1 of 1

Map/Lot: 011-025  
 Location: 369 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/01/1996  
 Sale Price 24,000  
 Sale Type Land Only  
 Financing Verified  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
400 X 220	\$/FF -River Front	66.50	26,600	50%	Excess Frt	13,300
073 X 220	\$/FF -River Front	66.50	4,855	35%	Excess Frt	1,699
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
3.99	Acres-Rear Land 1 =<100	350.00	1,397	100%		1,397
Total Acres 8.40			Land Total			43,871

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Log Home	One Story	1,416 Sqft	Grade B 100	Base		93,749
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-3,455
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	2	Half Baths	1	Plumbing		3,813
Attic	1/2 Finished			Attic		10,265
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-777
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	103,595
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	91%	100%	100%	94,271	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Storv Frame	1998	180	D 100	4.365	Ava.	88%	100%	100%	3.841
Wood Deck	1998	96	D 100	584	Ava.	88%	100%	100%	514
Frame Shed	1998	64	D 100	1.641	Ava.	88%	100%	100%	1.444
Frame Shed	2001			----- S O U N D V A L U E -----					13.100
Open Frame Porch	2004	24	B 100	574	Ava.	91%	100%	100%	522
Open Frame Porch	2004	416	B 100	5.750	Ava.	91%	100%	100%	5.232
Wood Deck	2004	208	B 100	1.635	Ava.	91%	100%	100%	1.488
Outbuilding Total									26,141

**Acpt Land** 43,900 **Accepted Bldg** 120,400 **Total** 164,300

**Valuation Report**

Account: 681 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/29/2021  
 Sale Price 60,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000	
23.34	Acres-Rear Land 2 = 101-200	350.00	8,169	100%		8,169	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
Total Acres 74.34			Land Total		40,169		
<b>Acpt Land</b>		40,200	<b>Accepted Bldg</b>		0	<b>Total</b>	
						40,200	

**Valuation Report**

Account: 248 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 11/01/2021  
 Sale Price 191,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 OPEN SPACE CLASSIFICATION  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		0	
200 X 220	\$/FF -Deep Ocean	350.00	8,169	80%	Restrictio	56,320	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	0	
200 X 220	\$/FF -Deep Ocean	66.50	4,855	80%	Restrictio	42,240	
150 X 220	\$/FF -Deep Ocean	352.00	52,800	50%	Excess Frt	0	
150 X 220	\$/FF -Deep Ocean	350.00	1,397	80%	Restrictio	21,120	
11.00	Acres-Rear Land 1 =<100	400.00	4,400	80%	Restrictio	3,520	
Total Acres 13.78			Land Total			123,200	

**Acpt Land** 123,200 **Accepted Bldg** 0 **Total** 123,200

**Valuation Report**

Account: 229 Card: 1 of 2

Location: 789 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/02/2016  
 Sale Price 120,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50					Land Total	31,250

Dwelling Description				Replacement Cost New	
Log Home	One Story	760 Sqft	Grade C 100	Base	52,270
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,520
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	5,790
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
2000	2007	Typical	Typical	Above Average	Typical		56,540
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		90%	100%	100%	50,886

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnd	
Wood Deck	2000	216	C 100	1.385	Ava.	89%	100%	100%	1,233	
Wood Deck	2007	160	C 100	1.071	Ava.	93%	100%	100%	996	
Frame Garage	2009	480	B 100	10.160	Ava.	94%	100%	100%	9,550	
One Storr Frame	2020	200	C 100	5.914	Ava.	95%	100%	100%	5,618	
Frame Shed	2020	288	B 100	6.350	Ava.	95%	100%	100%	6,032	
Frame Shed	2022	560	C 100	9.097	Ava.	95%	100%	100%	8,642	
Outbuilding Total									32,071	

**Acpt Land** 31,300 **Accepted Bldg** 83,000 **Total** 114,300

**Valuation Report**

Map/Lot:

001-016-001

Location:

789 LEIGHTON PT RD

Account: 229 Card: 2 of 2

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/02/2016  
 Sale Price 120,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 OPEN SPACE  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Restrictio	33,000	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	3,000.00	6,000	50%	Restrictio	24,750	
150 X 220	\$/FF -Tidal Ocean	330.00	49,500	50%	Excess Frt	0	
150 X 220	\$/FF -Tidal Ocean	352.00	52,800	50%	Restrictio	12,375	
30.20	Acres-Rear Land 1 =<100	500.00	15,100	50%	Restrictio	7,550	
Total Acres 32.98			Land Total			77,675	

**Acpt Land** 77,700 **Accepted Bldg** 0 **Total** 77,700

**Valuation Report**

Account: 229

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	31,300	83,000	114,300	31,300	83,000	114,300
2	77,700	0	77,700	77,700	0	77,700
<b>TOTAL</b>	109,000	83,000	192,000	109,000	83,000	192,000

Account: 263 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/24/2009  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	44,000
600 X 220	\$/FF -Deep Ocean	440.00	264,000	15%	Excess Frt	39,600
43.35	Acres-Rear Land 1 =<100	500.00	21,675	100%		21,675
Total Acres 49.41			Land Total			259,275

Dwelling Description				Replacement Cost New	
Conventional	One Story	384 Sqft	Grade E 100	Base	19,092
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-3,032
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,076
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	384	Insulation	-192
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1974	0	Obsolete	None	Poor	Inadeq.	13,854	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		No Electricity..		50%	38%	68%	1,777

**Acpt Land** 259,300 **Accepted Bldg** 1,800 **Total** 261,100

Account: 428 Card: 1 of 1

Location: 736 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/28/2009  
 Sale Price 180,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 3.00			Land Total			35,000

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	720 Sqft	Grade C 100	Base		69,049
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1982	0	Typical	Typical	Average	Typical		69,049
<b>Functional Obsolescence</b>							<b>Value(Rcnld)</b>
None		None		79%	100%	100%	54,549

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	1982	128	C 100	2.888	Ava.	79%	100%	100%	2.282	
Wood Deck	1982	96	C 100	713	Ava.	79%	100%	100%	563	
Frame Garage	1985	908	D 100	11.211	Ava.	80%	100%	100%	8.969	
Stable w/Loft	1994	2312	D 100	30.719	Ava.	85%	100%	100%	26.111	
Frame Shed	1994	816	E 100	6.381	Ava.	85%	100%	100%	5.424	
Coml Greenhouse	1999	3000	D 100	40.228	Ava.	88%	100%	100%	35.401	
Frame Shed	2018	560	B 100	11.099	Ava.	95%	100%	100%	10.544	
Open Frame Porch	2018	176	B 100	2.579	Ava.	95%	100%	100%	2.450	
Concrete Slab...	1999	600	B 100	4.690	Ava.	88%	100%	100%	4.127	
Outbuilding Total									95,871	

**Acpt Land** 35,000 **Accepted Bldg** 150,400 **Total** 185,400



Name: OGDEN, AUSTIN G

Page 657

OGDEN, LYNDA H

Map/Lot:

003-022-001

Account: 1129 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 06/06/2019  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	60%	Vacancy	42,240
061 X 220	\$/FF -Deep Ocean	352.00	21,472	75%	Excess Frt	0
061 X 220	\$/FF -Deep Ocean	3,000.00	9,000	60%	Vacancy	9,662
2.28	Acres-Rear Land 1 =<100	400.00	912	60%	Vacancy	547
2.00	# -Lot Improvements	2,400.00	4,800	100%		4,800
Total Acres 3.60			Land Total			57,249

Dwelling Description				Replacement Cost New	
Conventional	One Story	624 Sqft	Grade B 100	Base	57,554
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-7,717
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	982
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	3/4 Finished			Attic	8,389
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built 2020	Renovated 0	Kitchens Modern	Baths Modern	Condition Average	Typical		59,208
Functional Obsolescence	None	Economic Obsolescence	None	Phys. % 95%	Func. % 100%	Econ. % 100%	Value(Rcnld) 56,248

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Phy	Value Rcnld
Frame Garaæ	2019	624	B 100	12.354	Ava+	95%	11,736
						Percent Good	
						Func Econ	
						100% 100%	
						Outbuilding Total	11,736

**Acpt Land** 57,200 **Accepted Bldg** 68,000 **Total** 125,200

Name: OGDEN, JOSHUA D

Page 658

OGDEN, COURTNEY H

Map/Lot:

003-022-004

Account: 1132 Card: 1 of 1

Location:

ROGERS PT

Neighborhood 7 Garnet Head Rd

Sale Data	
Sale Date	06/06/2019
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Related Parties

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	60%	Vacancy	42,240
117 X 220	\$/FF -Deep Ocean	352.00	41,184	75%	Excess Frt	0
117 X 220	\$/FF -Deep Ocean	3,000.00	9,000	60%	Vacancy	18,533
0.20	Acres-Rear Land 1 =<100	400.00	80	60%	Vacancy	48
Total Acres 1.80			Land Total			60,821

**Acpt Land** 60,800 **Accepted Bldg** 0 **Total** 60,800

Account: 345 Card: 1 of 1

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.45	Acres-Homesite (Fract)	15,000.00	10,062	100%		10,062
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.45						Land Total 14,862

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	360 Sqft	Grade D 100	Base	43,415
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-3,477
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	75% Hot Water BB	Cooling	0% None	Heat	-35
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-517
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	1993	Typical	Typical	Average	Typical		39,386
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		50%	75%	100%	14,770

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1900	225	D 100	7.419	Ava.	50%	100%	100%	3,710
One Storv Frame	1993	64	D 100	1.553	Ava.	50%	100%	100%	776
Outbuilding Total									4,486

**Acpt Land** 14,900 **Accepted Bldg** 19,300 **Total** 34,200

Name: ONEIL, PAULINE

Page 660

BURNHAM, JOSEPH H

Map/Lot:

011-029

Account: 757 Card: 1 of 1

Location:

UPPER CROSS RD

Neighborhood 15 Cross Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
30.00	Acres-Rear Land 1 =<100	500.00	15,000	100%		15,000	
Total Acres 30.00					Land Total	15,000	
<b>Acpt Land</b>		15,000	<b>Accepted Bldg</b>		0	<b>Total</b>	15,000

Name: ONEIL, PAULINE

Page 661

BURNHAM, JOSEPH H

Map/Lot:

013-005

Account: 824 Card: 1 of 1

Location:

200 UPPER CROSS RD

Neighborhood 15 Cross Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled Well  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
4.50	Acres-Rear Land 1 =<100	500.00	2,250	100%		2,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 5.50						Land Total 19,500

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	336 Sqft	Grade D 110	Base	44,636
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-152
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-682
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,691
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-455
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Obsolete	Obsolete	Fair	Inadeq.	41,656	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		30%	77%	100%	9,623

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	1900	40	D 110	1.469	Fair	441
Encl Frame Porch	1900	55	D 110	1.663	Fair	499
One Storv Frame	1900	168	D 110	4.480	Fair	1,344
Frame Garage	1900	208	D 100	4.043	Fair	1,213
Frame Shed	1900	352	D 100	5.019	Fair	1,506
Outbuilding Total						5,003

<b>Acpt Land</b>	19,500	<b>Accepted Bldg</b>	14,600	<b>Total</b>	34,100
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug Well  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 7 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800
200 X 220	\$/FF -Deep Ocean	352.00	70,400	50%	Excess Frt	35,200
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
400 X 220	\$/FF -Tidal Ocean	264.00	105,600	15%	Excess Frt	15,840
9.00	Acres-Rear Land 1 =<100	400.00	3,600	100%		3,600
1.00	# -Lot Improvements	2,400.00	2,400	60%		1,440
Total Acres 18.60			Land Total			214,920

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	500 Sqft	Grade SC100	Base	39,859
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-3,333
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,393
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,238
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	875	Insulation	-578
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	0	Obsolete	None	Poor	Typical	32,317	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Dilapidation		None		20%	57%	%	0

<b>Acpt Land</b>	214,900	<b>Accepted Bldg</b>	0	<b>Total</b>	214,900
------------------	---------	----------------------	---	--------------	---------

**Valuation Report**

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug Well  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	20,000.00	20,000	100%		20,000
Total Acres 1.00					Land Total	20,000
<b>Accpt Land</b>		20,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						20,000

**Valuation Report**

Account: 423

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	214,900	0	214,900	214,900	0	214,900
2	20,000	0	20,000	20,000	0	20,000
<b>TOTAL</b>	234,900	0	234,900	234,900	0	234,900



**Valuation Report**

Account: 725 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 12/20/2013  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500	
Total Acres 10.00			Land Total		11,500		
<b>Acpt Land</b>		11,500	<b>Accepted Bldg</b>		0	<b>Total</b> 11,500	

Name: OWEN, MARVIN

Page 666

OWEN, MARY

Map/Lot:

010-023

Account: 722 Card: 1 of 1

Location:

300 AYERS JCT RD

Neighborhood 11 Route 214  
 Tree Growth 1997  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 OPEN SPACE  
 Reference 2  
 Tran/Land/Bldg 0 5 0  
 TG Update/Year.. 2007 Y Coordinate 0  
 Exemption(s) 1 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
71.00	Acres-Rear Land 1 =<100	500.00	35,500	55%	Restrictio	19,525
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 76.00			Land Total			42,525

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	456 Sqft	Grade C 100	Base		55,599
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-228
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	85% Hot Water BB	Cooling	0% None	Heat		221
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-410
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1890	1968	Typical	Typical	Average	Typical		55,182
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%	27,591

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1968	48	C 100	1.420	Ava.	50%	100%	100%	710
One Storv Frame	1968	288	C 100	8.516	Ava.	50%	100%	100%	4,258
Finished Attic	1968	144	C 100	7.610	Ava.	50%	100%	100%	3,805
Encl Frame Porch	1968	84	C 100	2.258	Ava.	50%	100%	100%	1,129
Encl Frame Porch	1968	36	C 100	1.572	Ava.	50%	100%	100%	786
Frame Garage	1968	768	C 100	11.924	Ava.	71%	100%	100%	8,466
Stable w/Loft	1968	850	C 100	16.134	Ava.	71%	100%	100%	11,455
Frame Shed	1968	176	D 100	2.955	Ava.	71%	100%	100%	2,098
Frame Shed	1991	680	C 100	10.815	Ava.	84%	90%	100%	8,176
Carport/Canopy	1997	250	D 100	2.367	Ava.	87%	100%	100%	2,059
Outbuilding Total									42,942

Acpt Land 42,500 Accepted Bldg 70,500 Total 113,000

Name: OWEN, ROBERT A

Page 667

OWEN, RUTH A

Map/Lot:

014-074-A

Account: 73 Card: 1 of 1

Location:

58 HARDY POINT RD

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1887P183  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 5 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Homesite (Fract)	15,000.00	14,230	100%		14,230
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.90			Land Total			20,230

Dwelling Description				Replacement Cost New		
Ranch	One Story	870 Sqft	Grade B 100	Base		68,796
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1986	0	Typical	Typical	Above Average	Typical	68,796
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	84%	100%	100%	57,789	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Res. Greenhouse	2003	247	B 100	11.430	Ava+	84%	100%	100%	9.601
Frame Garage	1986	624	B 100	12.354	Ava+	84%	100%	100%	10.377
Wood Deck	2006	240	B 100	1.854	Ava+	84%	100%	100%	1.557
Frame Shed	2006								1.200
----- S O U N D V A L U E -----									
Outbuilding Total									22,735

<b>Acpt Land</b>	20,200	<b>Accepted Bldg</b>	80,500	<b>Total</b>	100,700
------------------	--------	----------------------	--------	--------------	---------

Name: OWEN, ROBERT A

Page 668

OWEN, RUTH A

Map/Lot:

014-081

Account: 89 Card: 1 of 1

Location:

HARDY POINT RD

Neighborhood 20 Factory Rd

Zoning/Use Shore  
Topography Below Street  
Utilities NoneNone  
Street Semi-Improved

Reference 1 B1887P183

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
425 X 098	\$/FF -River Front	95.00	26,947	15%		4,042	
Total Acres 0.96					Land Total	4,042	
<b>Accpt Land</b>		4,000	<b>Accepted Bldg</b>		0	<b>Total</b>	4,000

Account: 587 Card: 1 of 1

Location: 129 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/26/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Homesite (Fract)	15,000.00	12,990	100%		12,990
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.75			Land Total			18,990

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	660 Sqft	Grade C 100	Base		65,992
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-990
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1945	0	Old Type	Old Type	Average	Typical	65,002
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	58%	90%	100%	33,931	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1945	80	C 100	2.202	Ava.	58%	100%	100%	1.277
Encl Frame Porch	1945	48	C 100	1.744	Ava.	58%	100%	100%	1.012
Frame Shed	1990	144	D 100	2.580	Ava.	83%	100%	100%	2.141
Outbuilding Total									4,430

<b>Acpt Land</b>	19,000	<b>Accepted Bldg</b>	38,400	<b>Total</b>	57,400
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
175 X 220	\$/FF -Tidal Ocean	330.00	57,750	100%		57,750
0.52	Acres-Rear Land 1 =<100	500.00	260	100%		260
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						Land Total 64,010

Dwelling Description				Replacement Cost New	
Ranch	One Story	768 Sqft	Grade C 100	Base	52,569
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-7,139
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,304
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-346
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1975	0	Old Type	Typical	Average	Typical	41,780	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
Incomplete		None		75%	90%	100%	28,202

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnd
Open Frame Porch	1975	192	C 100	2.288	Ava.	Phy 75% Func 100% Econ 100%	1.716
Frame Garae	1995	672	C 100	10.725	Ava.	Phy 75% Func 100% Econ 100%	8.044
Outbuilding Total							9,760

<b>Acpt Land</b>	64,000	<b>Accepted Bldg</b>	38,000	<b>Total</b>	102,000
------------------	--------	----------------------	--------	--------------	---------

Name: PARIS, ROBERT C

Page 671

PARIS, CYNTHIA E

Map/Lot:

009-023-001

Account: 1127 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Residential 1

Topography Level

Utilities

Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 7 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
4.91	Acres-Rear Land 1 =<100	500.00	2,455	100%		2,455	
Total Acres 5.91			Land Total				9,455
<b>Acpt Land</b>		9,500	<b>Accepted Bldg</b>		0	<b>Total</b>	9,500

**Valuation Report**

Account: 705 Card: 1 of 1

Neighborhood 14 County Rd

Sale Data	
Sale Date	11/10/2011
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
49.00	Acres-Rear Land 2 = 101-200	350.00	17,150	100%		17,150
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 100.00			Land Total			49,150
<b>Acpt Land</b>		49,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						49,200



**Valuation Report**

Map/Lot:

010-009

Location:

COUNTY RD

Account: 707 Card: 1 of 1

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 11/10/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000	
Total Acres 3.00			Land Total			8,000	
<b>Acpt Land</b>		8,000	<b>Accepted Bldg</b>		0	<b>Total</b>	8,000

**Valuation Report**

Account: 708 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/10/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
25.00	Acres-Rear Land 2 = 101-200	350.00	8,750	100%		8,750
Total Acres 75.00			Land Total			33,750
<b>Acpt Land</b>		33,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						33,800

**Valuation Report**

Account: 709 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/04/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Buyer  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500
Total Acres 15.00			Land Total			7,500
<b>Acpt Land</b>		7,500	<b>Accepted Bldg</b>		0	<b>Total</b> 7,500

**Valuation Report**

Map/Lot:

010-011

Location:

AYERS JCT RD

Account: 710 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/10/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
17.57	Acres-Rear Land 2 = 101-200	350.00	6,150	100%		6,150
Total Acres 67.57			Land Total			31,150
<b>Acpt Land</b>		31,200	<b>Accepted Bldg</b>		0	<b>Total</b>
						31,200

Account: 720 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/10/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
35.00	Acres-Rear Land 2 = 101-200	350.00	12,250	100%		12,250
Total Acres 85.00			Land Total			37,250
<b>Acpt Land</b>		37,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						37,300

**Valuation Report**

Account: 944 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/01/2000  
 Sale Price 20,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2412P090 02/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 49 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.12	Acres-Homesite (Fract)	15,000.00	5,196	100%		5,196
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.12					Land Total	9,996

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1950	738	C 100	21.822	Ava.	61%	100%	100%	13,311
Frame Shed	1938	350	C 100	6.093	Ava.	54%	100%	100%	3,290
Outbuilding Total									16,601

**Accpt Land**

10,000

**Bldg Override**

20,700

**Total**

30,700

**Valuation Report**

Account: 1085 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/01/2001  
 Sale Price 5,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1 B2489P164 01/01  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 49 0 0 Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.05	Acres-Baselot (Fract)	7,000.00	1,565	100%		1,565	
Total Acres 0.05			Land Total				1,565
<b>Acpt Land</b>		1,600	<b>Accepted Bldg</b>		0	<b>Total</b>	1,600

Account: 912 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Dug Well  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/2001  
 Sale Price 31,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2552P149 09/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 49 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Commercial Lot	28,000.00	28,000	100%		28,000
0.10	Acres-Rear Land 1 =<100	500.00	50	100%		50
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.10					Land Total	29,850

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	910 Sqft	Grade C 100	Base	85,675
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	2	Plumbing	625
Attic	Floor & Stairs			Attic	1,410
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1910	2002	None	Typical	Good	Typical	87,710	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		70%	90%	100%	55,257

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1910	42	C 100	1.658	Good	70%	100%	100%	1.161
2S Encl Fr Porch	1910	102	C 100	3.724	Good	70%	100%	100%	2.607
Two Storr Frame	1910	540	C 100	23.632	Good	70%	100%	100%	16.542
Frame Shed	1910	108	D 100	2.157	Fair	30%	100%	100%	647
Outbuilding Total									20,957

**Acpt Land**

29,900

**Accepted Bldg**

76,200

**Total**

106,100



**Valuation Report**

Account: 214 Card: 1 of 1

Location: 243 REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Sale Date 05/27/2016  
 Sale Price 175,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 205	\$/FF -Tidal Ocean	330.00	63,710	100%		63,710
020 X 205	\$/FF -Tidal Ocean	330.00	6,371	75%	Excess Frt	4,778
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.03					Land Total	74,488

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	576 Sqft	Grade C 110	Base	67,884
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-2,807
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,901
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1997	0	Typical	Typical	Good	Typical	63,176	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		91%	100%	100%	57,490

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Open Frame Porch	1997	198	C 110	2.589	Good	91%	100%	100%	2.356
Wood Deck	1997	144	C 110	1.079	Good	91%	100%	100%	982
One Storv Frame	2004	120	C 110	3.902	Good	91%	100%	100%	3.551
2S Frame Shed	2004	240	C 110	7.312	Good	93%	100%	100%	6.800
Outbuilding Total									13,689

**Acpt Land**

74,500 **Accepted Bldg**

71,200 **Total**

145,700

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
10.30	Acres-Rear Land 1 =<100	500.00	5,150	100%		5,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.30			Land Total			26,150
<b>Accpt Land</b>		26,200	<b>Bldg Override</b>		1,000,000	<b>Total</b>
						1,026,200

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Dug Well  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 44 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Baselot	7,000.00	28,000	200%		56,000
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 19.00			Land Total			65,300

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	2015	480	A 100	11.931	Ava.	95%	100%	100%	11.334
Wood Deck	2015	96	A 100	1.070	Ava.	95%	100%	100%	1.016
Frame Shed	0								500
----- S O U N D V A L U E -----									
Outbuilding Total									12,850
<b>Acpt Land</b>		65,300	<b>Accepted Bldg</b>		12,900	<b>Total</b>			78,200

Account: 422 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/10/2013  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 DONATED TO ME COAST HERITAGE TRUST  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 42 0 0 Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
100 X 220	\$/FF -Tidal Ocean	264.00	26,400	15%	Excess Frt	3,960
0.85	Acres-Rear Land 1 =<100	400.00	340	100%		340
Total Acres 4.39			Land Total			123,100

**Accpt Land** 123,100 **Accepted Bldg** 0 **Total** 123,100

Account: 1145 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 42 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.56	Acres-Commercial Lot	28,000.00	43,680	100%		43,680
2.00	# -Lot Improvements	3,000.00	6,000	50%	Restrictio	3,000
Total Acres 1.56			Land Total			46,680

<b>Commercial Description</b>						
Occupancy Type	Office.....					
Class & Quality	Frame.....Good					
# Dwelling Units	1					
Exterior	Aluminum/Vinyl					
Stories & Height	1 STORY @ 8'					
Heating/Cooling	Hot Water					
Built	1990					
Remodeled	2013					
Base Cost/Sqft			56.36			
Heat-Cool/Sqft	+		10.09			
Total			66.45			
Size Factor	X		0.979			
Adjusted Cost/Sqft			65.05			
Total Square Feet	X		2,000			
Replacement Cost			130,100			
Condition	Above Average					
% Good Physical	X		.80			
Functional	X		1.00			
Subtotal			104,080			
Economic Factor	X	1.00		Total Value		104,080

<b>Acpt Land</b>	46,700	<b>Accepted Bldg</b>	104,100	<b>Total</b>	150,800
------------------	--------	----------------------	---------	--------------	---------

Account: 821 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B2460P134 04/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
900 X 115	\$/FF -River Front	66.50	43,271	15%	Restrictio	6,491	
900 X 115	\$/FF -River Front	66.50	43,271	5%	View/Envir	2,164	
800 X 115	\$/FF -River Front	66.50	38,464	5%	View/Envir	1,923	
Total Acres 6.87			Land Total			10,578	
<b>Acpt Land</b>		10,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						10,600	

Neighborhood 7 Garnet Head Rd

Zoning/Use Vacant Shore .....  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2201P348 07/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
033 X 220	\$/FF -Deep Ocean	352.00	11,616	75%	Excess Frt	8,712	
1.00	Acres-Homesite (Fract)	12,000.00	12,000	100%		12,000	
4.50	Acres-Rear Land 1 =<100	400.00	1,800	100%		1,800	
2.00	# -Lot Improvements	2,400.00	4,800	100%		4,800	
Total Acres 6.68			Land Total			97,712	
<b>Accpt Land</b>		97,700	<b>Accepted Bldg</b>		0	<b>Total</b>	97,700

Account: 129 Card: 1 of 1

Location: 11 MASONIC LN

Neighborhood 12	Old Route 1	<b>Sale Data</b>
Zoning/Use	Residential 1	Sale Date 12/12/2021
Topography	Below Street	Sale Price 0
Utilities	Drilled WellSeptic System	Sale Type Land & Buildings
Street	Semi-Improved	Financing Unknown
		Verified Public Record
		Validity Arms Length Sale

Reference 1  
 Reference 2 OWNER  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total Fctr	Influence	Value
Units	Method - Description				
090 X 240	\$/FF -River Front	95.00	8,930	100%	8,930
2.00	# -Lot Improvements	3,000.00	6,000	100%	6,000
Total Acres 0.50			Land Total		14,930

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	616 Sqft	Grade C 100	Base	63,750
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-308
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-554
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>	<b>Total</b>	
1920	0	Typical	Typical	Average	Typical		62,888
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>		
None	None	50%	100%	100%			31,444

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1920	391	C 100	15.722	Ava.	Phy	Func	Econ	
Encl Frame Porch	1920	16	C 100	1.287	Ava.	50%	100%	100%	7.861
						50%	100%	100%	644
Outbuilding Total									8,505

<b>Acpt Land</b>	14,900	<b>Accepted Bldg</b>	39,900	<b>Total</b>	54,800
------------------	--------	----------------------	--------	--------------	--------



Account: 153 Card: 1 of 2

Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/28/2020  
 Sale Price 173,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
900 X 220	\$/FF -River Front	95.00	85,500	15%	Excess Frt	12,825
300 X 220	\$/FF -River Front	95.00	28,500	15%	Excess Frt	4,275
100.00	Acres-Rear Land 1 = <100	500.00	50,000	100%		50,000
88.90	Acres-Rear Land 2 = 101-200	350.00	31,115	100%		31,115
Total Acres 198.00			Land Total			140,965

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	744 Sqft	Grade C 100	Base		70,272
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Hot Water BB	Cooling	0% None	Heat		-1,166
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-670
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Typical	Typical	Average	Typical	68,436
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	66%	100%	100%	45,168	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
One Storv Frame	1960	176	C 100	5.204	Ava.	66%	100%	100%	3.435
Unfin Basement	1960	176	C 100	4.899	Ava.	66%	100%	100%	3.233
Unfinished Attic	1960	176	C 100	1.770	Ava.	66%	100%	100%	1.168
Frame Garage	1960	504	D 100	7.074	Fair	50%	100%	100%	3.537
Frame Garage	1960	437	D 100	6.388	Fair	50%	100%	100%	3.194
Outbuilding Total									14,567

**Acpt Land** 141,000 **Accepted Bldg** 59,700 **Total** 200,700

**Valuation Report**

Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/28/2020  
 Sale Price 173,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 0.00			Land Total		4,800		
<b>Acpt Land</b>		4,800	<b>Accepted Bldg</b>		0	<b>Total</b>	4,800

**Valuation Report**

Account: 153

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	141,000	59,700	200,700	141,000	59,700	200,700
2	4,800	0	4,800	4,800	0	4,800
<b>TOTAL</b>	145,800	59,700	205,500	145,800	59,700	205,500

Account: 154 Card: 1 of 1

Neighborhood 12 Old Route 1  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/28/2020  
 Sale Price 173,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.37	Acres-Homesite (Fract)	15,000.00	9,124	100%		9,124
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.37					Land Total	13,924

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	616 Sqft	Grade D 100	Base		52,275
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,137
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-758
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	0	Obsolete	Old Type	Below Average	Typical	50,380	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	86%	100%	17,331

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnld
One Storv Frame	1850	288	D 100	6.983	Ava-	40% 100% 100%	2.793
Frame Shed	1850	288	D 100	4.269	Ava-	40% 100% 100%	1.708
Stable w/Loft	1850	567	D 100	9.845	Fair	30% 100% 100%	2.954
Frame Shed	1850	260	E 100	2.402	Poor	20% 100% 100%	480
Frame Garaae	1850	352	D 100	5.519	Fair	30% 100% 100%	1.656
Outbuilding Total							9,591

**Acpt Land** 13,900 **Accepted Bldg** 26,900 **Total** 40,800

**Valuation Report**

Account: 332 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 06/16/2021  
 Sale Price 185,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.20	Acres-Rear Land 1 =<100	500.00	100	100%		100	
Total Acres 0.20			Land Total		100		
<b>Acpt Land</b>		100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						100	

Account: 344 Card: 1 of 1

Map/Lot:  
 Location:

017-051  
 FRONT ST

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/16/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Units		Method - Description	Price/Unit	Total Fctr	Influence	Value
0.29		Acres-Homesite (Fract)	15,000.00	8,078 100%		8,078
Total Acres 0.29				Land Total		8,078

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	902 Sqft	Grade D 100	Base	61,012
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-370
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-4,148
Rooms	9				
Bedrooms	5	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	1,353	Insulation	-1,109
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1900	0	Obsolete	None	Poor	Typical		53,847
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Fire Damage	None			20%	%	100%	0

**Acpt Land** 8,100 **Accepted Bldg** 0 **Total** 8,100

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/28/2022  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.80	Acres-Rear Land 1 =<100	500.00	400	100%		400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.80			Land Total			21,400

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Patio	2022	1050	C 100	11.725	Ava.	95%	100%	100%	11.139
Patio	2022	1050	C 100	11.725	Ava.	95%	100%	100%	11.139
Patio	2022	1050	C 100	11.725	Ava.	95%	100%	100%	11.139
Outbuilding Total									33,417
<b>Acpt Land</b>		21,400	<b>Accepted Bldg</b>		33,400	<b>Total</b>			54,800

Account: 920 Card: 1 of 5

Location: 13 LITTLE FALLS RD

Neighborhood 10 Route 1

Zoning/Use Commercial .....  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/04/2014  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 RESTAURANT BLDG  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	95.00	18,116	100%		18,116
180 X 200	\$/FF -River Front	95.00	16,304	80%	Excess Frt	13,043
200 X 050	\$/FF -River Front	95.00	9,058	50%	Excess Frt	4,529
077 X 050	\$/FF -River Front	95.00	3,487	15%	Excess Frt	523
5.00	# -Lot Improvements	3,000.00	15,000	100%		15,000
Total Acres 2.07			Land Total			51,211

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1930	2340	D 100	56.735	Ava.	50%	100%	100%	28.368	
Plumbina Fixture	1930	8	D 100	3.122	Ava.	50%	100%	100%	1.561	
Outbuilding Total									29,929	

<b>Acpt Land</b>	51,200	<b>Accepted Bldg</b>	29,900	<b>Total</b>	81,100
------------------	--------	----------------------	--------	--------------	--------



Account: 920 Card: 2 of 5 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Commercial .....  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/04/2014  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 COTTAGE  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	512 Sqft	Grade SC100	Base	28,366
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,720
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,674
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	512	Insulation	-338
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1920	0	Old Type	Old Type	Below Average	Inadeq.	21,634	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		40%	86%	100%	7,442
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		7,400	<b>Total</b>
						7,400	

Account: 920 Card: 3 of 5 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Commercial .....  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/04/2014  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Ranch	One Story	1,920 Sqft	Grade C 110	Base	105,296
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-15,013
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-2,112
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Layout</b>			<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>					
1982	0	Typical	Typical	Average	Typical					90,234
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>				<b>Value(Rcnld)</b>
None		None		79%	100%	100%				71,285
<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		Rcnld
Frame Shed	1982	400	E 100	3.405	Poor	55%	100%	100%		1,873
							<b>Outbuilding Total</b>			<b>1,873</b>
<b>Acpt Land</b>			<b>0</b>	<b>Accepted Bldg</b>			<b>73,200</b>	<b>Total</b>		<b>73,200</b>

Account: 920 Card: 4 of 5

Neighborhood 10 Route 1

Zoning/Use Commercial .....  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/04/2014  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
One Storv Frame	1965	1344	D 100	32.586	Ava-	61%	100%	100%	19.877
Plumbina Fixture	1965	6	D 100	2.342	Ava-	61%	100%	100%	1.429
Wood Deck	1965	818	D 100	3.900	Ava-	61%	100%	100%	2.379
<b>Outbuilding Total</b>									<b>23,685</b>
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		23,700	<b>Total</b>		23,700

Account: 920 Card: 5 of 5

Neighborhood 10 Route 1

Sale Data	
Sale Date	12/04/2014
Sale Price	185,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Commercial .....  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1970	1800	D 100	43.642	Ava-	64%	100%	100%	27.931
Plumbina Fixture	1970	6	E 100	1.428	Ava-	64%	100%	100%	914
Res. Greenhouse	2022	684	B 100	25.910	Ava.	95%	100%	100%	24.614
<b>Outbuilding Total</b>									<b>53,459</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		53,500	<b>Total</b>		53,500

**Valuation Report**

Account: 920

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	51,200	29,900	81,100	51,200	29,900	81,100
2	0	7,400	7,400	0	7,400	7,400
3	0	73,200	73,200	0	73,200	73,200
4	0	23,700	23,700	0	23,700	23,700
5	0	53,500	53,500	0	53,500	53,500
<b>TOTAL</b>	51,200	187,700	238,900	51,200	187,700	238,900

Account: 935 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/02/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60			Land Total			21,300

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	1920	176	C 100	5.204	Ava.	50%	100%	100%	2.602
Open Frame Porch	1920	315	C 100	3.619	Ava.	50%	100%	100%	1.810
Frame Shed	1920	240	C 100	4.519	Ava-	40%	90%	100%	1.627
One Storv Frame	1920	352	C 100	10.408	Ava.	50%	100%	100%	5.204
Finished Attic	1920	192	C 100	8.047	Ava.	50%	100%	100%	4.024
One Storv Frame	1920	252	C 100	7.451	Ava.	50%	100%	100%	3.726
1 & 1/2 Storv Fr	1920	624	C 100	25.089	Ava.	50%	100%	100%	12.544
1 & 1/2 Storv Fr	1920	364	C 100	14.636	Ava-	40%	100%	100%	5.854
Outbuilding Total									37,391
<b>Accpt Land</b>		21,300	<b>Bldg Override</b>		71,200	<b>Total</b>			92,500

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/09/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 140	\$/FF -River Front	66.50	10,610	100%		10,610
145 X 140	\$/FF -River Front	66.50	7,692	75%	Excess Frt	5,769
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 1.11						Land Total 19,739

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One & 1/2 Story	522 Sqft	Grade D 110	Base	53,183
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-235
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	911
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-706
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		<b>Total</b>
1900	0	Typical	Old Type	Average	Typical		53,153
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		50%	90%	100%	23,919

<b>Outbuildings/Additions/Improvements</b>							<b>Value</b>		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	1900	33	D 110	881	Ava.	50%	50%	100%	220
One Storv Frame	1900	220	D 110	5.867	Ava.	50%	50%	100%	1.467
Encl Frame Porch	1900	140	D 110	2.761	Ava.	50%	50%	100%	690
Frame Shed	1900								0
----- S O U N D V A L U E -----									
Outbuilding Total									2,377

<b>Acpt Land</b>	19,700	<b>Accepted Bldg</b>	26,300	<b>Total</b>	46,000
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/09/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
110 X 120	\$/FF -River Front	66.50	5,402	100%		5,402
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%		1,260
Total Acres 0.30						Land Total 8,762

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	522 Sqft	Grade D 100	Base	50,482
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 3/4 Bmt	Basement	-799
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,068
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-513
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	1,010	Insulation	-749
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Old Type	Old Type	Poor	Typical	45,353	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Dilapidation		None		20%	%	100%	0

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1900	380	E 100	3.248	Poor	Phy 20%	Func 0%	Econ 100%	0
One Storr Frame	1900	96	D 100	2.328	Poor	Phy 20%	Func 0%	Econ 100%	0
Outbuilding Total									0

**Acpt Land** 8,800 **Accepted Bldg** 0 **Total** 8,800



Account: 647 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellNone  
 Street Paved

**Sale Data**  
 Sale Date 02/27/2013  
 Sale Price 14,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.36	Acres-Rear Land 1 =<100	500.00	180	100%		180
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.36						Land Total 18,180

Dwelling Description				Replacement Cost New	
Conventional	One Story	786 Sqft	Grade SC100	Base	35,141
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-6,257
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,216
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-413
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-519
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1965	0	Old Type	None	Average	Typical	25,736
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	69%	86%	100%	15,272	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Open Frame Porch	1965	60	SC100	567	Ava.	69%	100%	100%	391
Frame Shed	1965	49	E 50	447	Poor	43%	100%	100%	192
Frame Shed	1992	144	D 100	2.580	Ava-	78%	100%	100%	2.012
Frame Garaae	2014	768	D 100	9.778	Ava.	95%	100%	100%	9.289
Frame Garaae	2017	448	D 100	6.502	Ava.	95%	100%	100%	6.177
Outbuilding Total									18,061

**Acpt Land** 18,200 **Accepted Bldg** 33,300 **Total** 51,500

PIETRZYKOWSKI, JAIME

Map/Lot:

001-028-001

Account: 249 Card: 1 of 1

Location:

964 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 11/09/2007  
 Sale Price 550,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
100 X 220	\$/FF -Deep Ocean	440.00	44,000	75%	Excess Frt	33,000
6.92	Acres-Rear Land 1 =<100	500.00	3,460	100%		3,460
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.44			Land Total			155,460

Dwelling Description				Replacement Cost New	
Log Home	Two Story	1,430 Sqft	Grade B 100	Base	139,695
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-13,273
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,175
Rooms	8				
Bedrooms	3	Add Fixtures	1		
Baths	3	Half Baths	0	Plumbing	5,338
Attic	1/2 Finished			Attic	10,333
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-1,570
Unfin. Living Area	5%			Unfinished	-1,396

Dwelling Condition					Layout		Total
Built 1996	Renovated 0	Kitchens Modern	Baths Modern	Condition Good	Typical		142,302
Functional Obsolescence None	Economic Obsolescence None	Phys. % 90%	Func. % 100%	Econ. % 100%	Value(Rcnld)		128,072

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1996	320	B 100	12.697	Good	Phy 90%	Func 100%	Econ 100%	11,427
Frame Garae	1996	864	B 100	17.611	Good	Phy 90%	Func 100%	Econ 100%	15,850
Outbuilding Total									27,277

<b>Acpt Land</b>	155,500	<b>Accepted Bldg</b>	155,300	<b>Total</b>	310,800
------------------	---------	----------------------	---------	--------------	---------

Neighborhood 9 Centennial Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities  
 Street Gravel

**Sale Data**  
 Sale Date 09/29/2010  
 Sale Price 25,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 066	\$/FF -Tidal Ocean	330.00	36,150	50%	Restrictio	18,075
049 X 066	\$/FF -Tidal Ocean	330.00	8,857	75%	Excess Frt	0
049 X 066	\$/FF -Tidal Ocean	500.00	3,460	50%	Restrictio	3,322
Total Acres 0.37						Land Total 21,397

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One & 1/2 Story	588 Sqft	Grade E 100	Base	31,162
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-3,899
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,823
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-938
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	882	Insulation	-441
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	None	Poor	Typical	24,061
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Dilapidation		None		20%	41%	100%
						<b>Value(Rcnld)</b>
						1,973

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good		Value
							Func	Econ	Rcnld
Frame Shed	1900			----	SOUND	VALUE	----		0
Frame Shed	1900			----	SOUND	VALUE	----		0
Frame Shed	1900			----	SOUND	VALUE	----		0
Outbuilding Total									0

**Acpt Land** 21,400 **Accepted Bldg** 2,000 **Total** 23,400

Account: 483 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 09/16/2004  
 Sale Price 170,000  
 Sale Type Land Only  
 Financing Cash Sale  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
175 X 220	\$/FF -Tidal Ocean	330.00	57,750	100%		57,750
30.12	Acres-Rear Land 1 =<100	500.00	15,060	100%		15,060
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 32.00			Land Total			93,810

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One Story	494 Sqft	Grade D 100	Base		34,690
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-5,739
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-810
Rooms	3					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>							<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
2003	0	Typical	Typical	Average	Typical		28,141
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		91%	100%	100%	25,608

<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Open Frame Porch	2003	28	D 100	420	Ava.	91%	100%	100%	382	
Encl Frame Porch	2003	56	D 100	1.523	Ava.	91%	100%	100%	1.386	
Frame Shed	2003	80	E 100	1.114	Ava.	91%	100%	100%	1.014	
Frame Shed	2003	64	E 100	1.000	Poor	70%	100%	100%	700	
Outbuilding Total									3,482	

**Acpt Land** 93,800 **Accepted Bldg** 29,100 **Total** 122,900

Account: 484 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/16/2004  
 Sale Price 170,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
24.00	Acres-Rear Land 1 =<100	500.00	12,000	100%		12,000	
Total Acres 24.00					Land Total	12,000	
<b>Acpt Land</b>		12,000	<b>Accepted Bldg</b>		0	<b>Total</b>	12,000

Name: PORTER, BLAINE W

Page 710

PORTER, KATHARINE A

Map/Lot:

003-019

Account: 432 Card: 1 of 1

Location:

434 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1982  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/04/2002  
 Sale Price 94,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
47.00	Acres-Rear Land 1 =<100	500.00	23,500	100%		23,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 49.01			Land Total			110,500

**Dwelling Description**

**Replacement Cost New**

Cape Cod	Two Story	800 Sqft	Grade C 100	Base	79,577
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	80,827
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		78%	100%	100%
						<b>Value(Rcnld)</b>
						63,045

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1980	299	C 100	8.841	Ava.	78%	100%	100%	6.896
Encl Frame Porch	1980	30	C 100	1.487	Ava.	78%	100%	100%	1.160
2S Frame Garaae	2015	768	B 100	18.222	Ava.	95%	100%	100%	17.311
Outbuilding Total									25,367

**Acpt Land**

110,500

**Accepted Bldg**

88,400

**Total**

198,900

KUNKLE, CHERYL E

Map/Lot:

006-007

Account: 551 Card: 1 of 1

Location:

12 LOON LN

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/10/2003  
 Sale Price 160,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
150 X 220	\$/FF -Tidal Ocean	330.00	49,500	75%	Excess Frt	0
150 X 220	\$/FF -Tidal Ocean	500.00	23,500	70%	Size/Shape	25,988
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.07	Acres-Rear Land 1 =<100	500.00	535	100%		535
Total Acres 2.84			Land Total			98,523

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	936 Sqft	Grade B 100	Base		97,665
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry 1/2 Bmt	Basement		-2,346
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,559
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,285
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)	
1991	0	Typical	Typical	Average	84%	100%	100%	100,451	
Functional Obsolescence		Economic Obsolescence						84,379	
None		None							

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1959	84	D 100	1.875	Ava-	Phy	Func	Econ	1,088
Patio	1993	208	D 100	2.365	Ava-	58%	100%	100%	1,868
Wood Deck	2008	220	D 100	1.154	Ava-	79%	100%	100%	1,016
Frame Shed	1993	160	D 100	2.766	Ava-	88%	100%	100%	2,185
Frame Garage	1995	352	D 100	5.519	Ava-	79%	100%	100%	3,753
Unfinished Attic	1995	300	D 100	1.665	Ava-	80%	85%	100%	1,132
Open Frame Porch	2010	144	B 100	2.157	Ava.	80%	100%	100%	1,812
Outbuilding Total									12,854

**Acpt Land** 98,500 **Accepted Bldg** 97,200 **Total** 195,700

Account: 355 Card: 1 of 1

Neighborhood 21 High Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/01/1993  
 Sale Price 37,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90						Land Total 21,450

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One Story	1,296 Sqft	Grade C 110	Base		79,583
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,750
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1973	0	Typical	Typical	Average	Typical	82,333
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	74%	100%	100%	60,926	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1989	364	C 110	7.567	Ava.	74%	100%	100%	5.600
Encl Frame Porch	2016	150	C 100	3.203	Ava.	95%	100%	100%	3.043
Frame Shed	1973								1.000
----- S O U N D V A L U E -----									1,000
Outbuilding Total									9,643

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	70,600	<b>Total</b>	92,100
------------------	--------	----------------------	--------	--------------	--------



Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/22/2021  
 Sale Price 72,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
2.10	Acres-Rear Land 1 =<100	500.00	1,050	100%		1,050
Total Acres 3.10			Land Total			20,850

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One & 3/4 Story	594 Sqft	Grade C 100	Base	65,393
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,560
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,040
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>				<b>Layout</b>			<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Typical</b>		
1947	0	Typical	Typical	Average			62,793
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>		
None	None	59%	100%	100%	37,048		

<b>Outbuildings/Additions/Improvements</b>							<b>Percent Good</b>			<b>Value</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	1947	66	C 100	2.002	Ava.	59%	100%	100%	1.181	
Frame Garage	1947	576	C 100	9.527	Ava.	59%	100%	100%	5.621	
Frame Shed	2009	200	D 100	3.237	Ava.	94%	100%	100%	3.043	
<b>Outbuilding Total</b>									<b>9,845</b>	

**Acpt Land** 20,900 **Accepted Bldg** 46,900 **Total** 67,800

**Valuation Report**

Map/Lot:

008-030

Location:

AYERS JCT RD

Account: 665 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 01/22/2021  
 Sale Price 28,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000	
1.90	Acres-Rear Land 2 = 101-200	350.00	665	100%		665	
12.00	Acres-Waste-Wet Land	50.00	600	100%		600	
Total Acres 63.90			Land Total		26,265		
<b>Acpt Land</b>		26,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						26,300	

Neighborhood 11 Route 214

Zoning/Use Commercial  
 Topography Below Street  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.40	Acres-Rear Land 1 =<100	500.00	2,700	100%		2,700
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 7.40			Land Total			18,200

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1952	2442	E 100	18.012	Ava-	53%	100%	100%	9,546
Frame Shed	1952	91	E 100	1.193	Fair	44%	100%	100%	525
Frame Shed	2002	4690	D 100	55.916	Ava.	90%	100%	100%	50,324
Frame Shed	2002	192	E 100	1.915	Ava.	90%	100%	100%	1,724
Concrete Slab...	2002	1608	D 100	8.371	Ava.	90%	100%	100%	7,534
						Outbuilding Total			69,653
<b>Acpt Land</b>		18,200	<b>Accepted Bldg</b>		69,700	<b>Total</b>		87,900	

Account: 1029 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/01/1999  
 Sale Price 22,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Renovations

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.17	Acres-Homesite (Fract)	15,000.00	6,185	100%		6,185
Total Acres 0.17			Land Total			6,185

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
2S Frame Shed	2011	2000	B 100	53.592	Ava+	95%	100%	100%	50,912	
							Outbuilding Total			50,912
<b>Acpt Land</b>		6,200	<b>Accepted Bldg</b>		50,900	<b>Total</b>		57,100		

**Valuation Report**

Account: 721 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/07/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.23	Acres-Rear Land 1 =<100	500.00	115	100%		115
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.23			Land Total			19,915
<b>Accpt Land</b>		19,900	<b>Accepted Bldg</b>		0	<b>Total</b>
						19,900

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1894P114  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
26.00	Acres-Rear Land 1 =<100	500.00	13,000	100%		13,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 27.00					Land Total	34,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,120 Sqft	Grade C 110	Base		72,331
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	1070 Sqft, Grade C	Basement Gar	None	Fin Bsmt		9,416
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,121
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,375
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		924
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1995	0	Typical	Typical	Average	Typical	85,167
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	86%	100%	100%	73,244	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	1995	50	C 100	455	Ava.	391
2S Open Fr Porch	1995	336	C 110	5.923	Ava.	5.094
Wood Deck	1995	120	C 110	932	Ava.	802
Frame Garage	2017	128	C 110	4.325	Ava.	4.109
Outbuilding Total						10,396

<b>Acpt Land</b>	34,000	<b>Accepted Bldg</b>	83,600	<b>Total</b>	117,600
------------------	--------	----------------------	--------	--------------	---------

**Valuation Report**

Map/Lot:

017-029+030

Location:

EAST RIVER RD

Account: 327 Card: 1 of 1

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/02/2010  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
21.00	Acres-Rear Land 1 =<100	500.00	10,500	100%		10,500
Total Acres 21.00			Land Total			10,500
<b>Acpt Land</b>		10,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						10,500

Name: PRESTON, DENNIS

Page 720

LEIGHTON, HEIDI

Map/Lot:

007-010-001

Account: 1031 Card: 1 of 1

Location:

OX COVE RD

Neighborhood 6 Ox Cove Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities NoneNone  
 Street Gravel

Sale Date 05/20/2009  
 Sale Price 20,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
34.00	Acres-Rear Land 1 =<100	500.00	17,000	100%	17,000
Total Acres 34.00			Land Total		17,000

**Acpt Land** 17,000 **Accepted Bldg** 0 **Total** 17,000



Account: 669 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/18/2015  
 Sale Price 2,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00			Land Total			21,500

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Garae	1991	560	C 100	9.327	Fair	71%	100%	100%	6.622	
14Mobile Home	1995	14X66	D 100	24.180	Fair	40%	100%	100%	9.672	
Frame Garae	1995			- - - - S O U N D V A L U E - - - -					300	
Wood Deck	2017	30	C 100	343	Ava.	95%	100%	100%	326	
							Outbuilding Total		16,920	
<b>Acpt Land</b>		21,500	<b>Accepted Bldg</b>		16,900	<b>Total</b>		38,400		

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/01/1999  
 Sale Price 14,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
29.00	Acres-Rear Land 1 =<100	500.00	14,500	100%		14,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 30.00						Land Total 34,300

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	320 Sqft	Grade D 100	Base		39,910
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement		-1,102
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-2,001
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,538
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-236
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1875	1950	Obsolete	Old Type	Poor	Typical		35,033
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	20%	49%	100%	3,433		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1920	200	D 100	6.594	Poor	20%	100%	100%	1,319
One Storv Frame	1920	60	D 100	1.455	Poor	20%	100%	100%	291
Frame Shed	1920	60	D 100	1.593	Fair	30%	100%	100%	478
Outbuilding Total									2,088

**Acpt Land** 34,300 **Accepted Bldg** 5,500 **Total** 39,800

Account: 337 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/13/2017  
 Sale Price 31,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Units		Method - Description	Price/Unit	Total Fctr	Influence	Value
0.17	Acres-Homesite (Fract)		15,000.00	6,185 100%		6,185
2.00	# -Lot Improvements		3,000.00	6,000 100%		6,000
Total Acres 0.17				Land Total		12,185

Dwelling Description				Replacement Cost New	
Conventional	Two Story	560 Sqft	Grade D 110	Base	59,776
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-4,546
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-606
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)		
1900	2004	Typical	Typical	Average	50%	100%	100%	54,624		
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>			
None		None		50%	100%	100%	27,312			
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	2004	20	D 110	1.211	Ava.	50%	100%	100%	606	
							Outbuilding Total			606
<b>Acpt Land</b>		12,200		<b>Accepted Bldg</b>		27,900		<b>Total</b>	40,100	

**Valuation Report**

Account: 339 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 22 Middle Street

Zoning/Use Rural  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/13/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.11	Acres-Homesite (Fract)	15,000.00	4,975	100%		4,975	
Total Acres 0.11			Land Total		4,975		
<b>Acpt Land</b>		5,000	<b>Accepted Bldg</b>		0	<b>Total</b>	5,000

**Valuation Report**

Account: 491 Card: 1 of 1 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd  
 Tree Growth 1997  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 12/01/1989  
 Sale Price 26,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
42.30	Acres-Softwood	135.00	4,797	100%		4,797	
68.60	Acres-Mixed Wood	165.00	9,508	100%		9,508	
42.30	Acres-Hardwood	130.00	4,619	100%		4,619	
9.10	Acres-Waste-Wet Land	50.00	455	100%		455	
Total Acres 162.30			Land Total		19,379		
<b>Accpt Land</b>		19,400	<b>Accepted Bldg</b>		0	<b>Total</b>	
						19,400	

Account: 600 Card: 1 of 1 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd  
 Tree Growth 1997  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
120.60	Acres-Softwood	135.00	13,676	100%		13,676	
100.40	Acres-Mixed Wood	165.00	13,915	100%		13,915	
125.10	Acres-Hardwood	130.00	13,661	100%		13,661	
18.50	Acres-Waste-Wet Land	50.00	925	100%		925	
10.00	Acres-Rear Land 1 =<100	500.00	5,000	100%		5,000	
Total Acres 374.60			Land Total			47,177	
<b>Accpt Land</b>		47,200	<b>Accepted Bldg</b>		0	<b>Total</b>	47,200

Account: 603 Card: 1 of 2

Neighborhood 6 Ox Cove Rd  
 Tree Growth 2018  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2021 Y Coordinate 0

Exemption(s) 24 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
7.00	Acres-Softwood	135.00	794	100%		794
6.40	Acres-Hardwood	130.00	699	100%		699
1.00	Acres-Waste-Wet Land	50.00	50	100%		50
255 X 256	\$/FF -Tidal Ocean	330.00	90,774	100%		90,774
2.00	# -Lot Improvements	3,000.00	6,000	90%		5,400
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
Total Acres 19.90			Land Total			99,717

Dwelling Description				Replacement Cost New		
Other	One & 1/2 Story	552 Sqft	Grade C 110	Base		66,539
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	552 Sqft, Grade C	Basement Gar	None	Fin Bsmt		5,343
Heating	100% Hot Water BB	Cooling	0% None	Heat		829
Rooms	9					
Bedrooms	3	Add Fixtures	1			
Baths	2	Half Baths	0	Plumbing		2,750
Attic	None			Attic		0
FirePlaces	2			Fireplace		4,950
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1970	Modern	Typical	Good	Typical	80,411
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	56,288	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1970	320	C 110	10.408	Good	70%	100%	100%	7.286
Unfin Basement	1970	320	C 110	6.406	Good	70%	100%	100%	4.484
1 & 1/2 Storv Fr	1970	432	C 110	19.107	Good	70%	100%	100%	13.375
Unfin Basement	1970	432	C 110	7.197	Good	70%	100%	100%	5.038
Encl Frame Porch	1996	300	C 100	5.349	Ava.	87%	100%	100%	4.654
2S Frame Garaae	1930	962	C 100	17.767	Ava.	50%	100%	100%	8.884
Frame Shed	1930	444	C 100	7.438	Ava.	50%	100%	100%	3.719
Plumbina Fixture	1970	3	C 100	1.428	Ava.	72%	100%	100%	1.028
One Storv Frame	2022	216	C 100	6.387	Ava.	95%	100%	100%	6.068
Wood Deck	2022	108	C 100	780	Ava.	95%	100%	100%	741
Outbuilding Total									55,277

**Acpt Land** 99,700 **Accepted Bldg** 111,600 **Total** 211,300

Account: 603 Card: 2 of 2 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2 EAST SECTION  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 24 19 0 Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
Frame Shed	2022	1120	C 100	17.109	Ava.	95%	100%	100%	16.254
Frame Shed	1970	1680	D 100	20.601	Poor	47%	0%	100%	0
2S Frame Garaae	1930	1400	C 100	24.157	Ava.	50%	100%	100%	12.078
Frame Shed	1930	840	C 100	13.104	Ava.	50%	90%	100%	5.897
<b>Outbuilding Total</b>									<b>34,229</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		34,200	<b>Total</b>		34,200



**Valuation Report**

Account: 603

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	99,700	111,600	211,300	99,700	111,600	211,300
2	0	34,200	34,200	0	34,200	34,200
<b>TOTAL</b>	99,700	145,800	245,500	99,700	145,800	245,500

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
29.00	Acres-Rear Land 1 =<100	500.00	14,500	100%		14,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00			Land Total			45,500

Dwelling Description				Replacement Cost New		
Raised Ranch	One Story	1,920 Sqft	Grade B 100	Base		122,621
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Electric	Cooling	0% None	Heat		-2,342
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,757
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1999	0	Typical	Typical	Average	Typical	122,036
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	88%	90%	100%	96,653	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	2008	64	D 100	1.617	Ava-	1.423
Wood Deck	2008	80	D 100	511	Ava-	450
Frame Garaae	1950	280	E 100	2.915	Fair	1.253
Frame Garaae	2010	816	C 120	15.028	Ava+	14.277
Outbuilding Total						17,403

<b>Acpt Land</b>	45,500	<b>Accepted Bldg</b>	114,100	<b>Total</b>	159,600
------------------	--------	----------------------	---------	--------------	---------

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Sites-Mobile Home Site	4,000.00	4,000	100%		4,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.00			Land Total			10,000
<b>Acpt Land</b>		10,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						10,000

**Valuation Report**

Account: 409

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	45,500	114,100	159,600	45,500	114,100	159,600
2	10,000	0	10,000	10,000	0	10,000
<b>TOTAL</b>	55,500	114,100	169,600	55,500	114,100	169,600

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	2002	864	B 100	16.010	Ava.	90%	100%	100%	14,409
<b>Outbuilding Total</b>									<b>14,409</b>
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		14,400	<b>Total</b>		14,400

Name: PULK, ALLAN H

Page 734

PULK, TAMMY L

Map/Lot:

011-047

Account: 777 Card: 1 of 1

Location:

268 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2330P099 04/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
2.00	Acres-Rear Land 1 =<100	350.00	700	100%		700
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 5.03			Land Total			34,825

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	832 Sqft	Grade C 100	Base		74,755
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	3					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout		Total
Built	Renovated	Kitchens	Baths	Condition					74,755
1980	0	Typical	Typical	Average					
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %			Value(Rcnld)
None		None		78%	100%	100%			58,309

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1981	32	C 100	556	Ava.	78%	100%	100%	434
Frame Garage	1999	736	C 100	11.525	Ava.	88%	100%	100%	10,142
Wood Deck	1993	256	C 100	1.609	Ava.	85%	100%	100%	1,368
Wood Deck	1999	50	C 100	455	Ava.	88%	100%	100%	400
Unfinished Attic	1999	736	C 100	2.946	Ava.	88%	100%	100%	2,592
Encl Frame Porch	1999	128	C 100	2.888	Ava.	88%	100%	100%	2,541
Outbuilding Total									17,477

Acpt Land 34,800 Accepted Bldg 75,800 Total 110,600

Account: 872 Card: 1 of 2

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/26/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 22 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
33.50	Acres-Rear Land 1 =<100	500.00	16,750	100%		16,750
4.00	# -Lot Improvements	3,000.00	12,000	100%		12,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 36.50			Land Total			73,750

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garaae	1930	576	E 100	4.763	Poor	20%	100%	100%	953
Frame Shed	1930	160	E 100	1.687	Poor	20%	90%	100%	303
Frame Garaae	1970	1536	D 100	17.643	Poor	47%	100%	100%	8.292
Frame Shed	1970	384	D 100	5.394	Poor	47%	90%	100%	2.282
26Mobile Home..	1988	26X52	C 110	67.126	Poor	20%	100%	100%	13.425
Frame Garaae	1996	768	D 100	9.778	Poor	65%	100%	100%	6.356
Unfinished Attic	1996	768	E 100	1.506	Ava-	81%	100%	100%	1.220
Wood Deck	1999	192	C 100	1.250	Ava.	88%	100%	100%	1.100
Wood Deck	1999	240	C 100	1.519	Ava.	88%	100%	100%	1.337
Concrete Slab...	1988	1352	C 100	8.593	Ava.	82%	100%	100%	7.046
Outbuilding Total									42,314

**Acpt Land** 73,800 **Accepted Bldg** 42,300 **Total** 116,100

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/26/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 THIRD TRAILER  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 22 0 Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
Total Acres 0.00			Land Total			3,000	

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1973	924	E 100	7.153	Poor	49%	100%	100%	3.505
Frame Garage	1999	768	D 100	9.778	Ava-	83%	100%	100%	8.116
14Mobile Home	1990	14X70	C 100	29.744	Ava.	40%	100%	100%	11.898
Wood Deck	2000	64	D 100	437	Ava.	89%	100%	100%	389
Frame Shed	2000	144	E 100	1.574	Poor	67%	90%	100%	950
Frame Shed	2007	1248	E 100	9.471	Fair	82%	100%	100%	7.766
<b>Outbuilding Total</b>									<b>32,624</b>
<b>Acpt Land</b>		3,000	<b>Accepted Bldg</b>		32,600	<b>Total</b>		35,600	



**Valuation Report**

Account: 872

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	73,800	42,300	116,100	73,800	42,300	116,100
2	3,000	32,600	35,600	3,000	32,600	35,600
<b>TOTAL</b>	76,800	74,900	151,700	76,800	74,900	151,700

Neighborhood 16 East River Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
45.00	Acres-Rear Land 1 =<100	500.00	22,500	100%		22,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 46.00						Land Total 42,300

Dwelling Description				Replacement Cost New		
Conventional	One Story	480 Sqft	Grade C 100	Base		41,781
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-240
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	75% Hot Water BB	Cooling	0% None	Heat		-32
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Full Finished			Attic		7,620
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-288
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	0	Old Type	Old Type	Below Average	Typical		48,841
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	40%	86%	100%	16,801		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	180	E 100	1.831	Poor	20%	100%	100%	366
Frame Shed	1900	900	E 50	3.490	Poor	20%	50%	100%	349
Encl Frame Porch	1970	75	C 100	2.131	Ava-	40%	100%	100%	852
Encl Frame Porch	1970	30	C 100	1.487	Ava-	40%	100%	100%	595
One Storv Frame	1970	228	C 100	6.741	Ava-	40%	100%	100%	2,696
2S Frame Garaae	2000	816	C 110	17.200	Ava.	89%	100%	100%	15,308
Outbuilding Total									20,166

<b>Acpt Land</b>	42,300	<b>Accepted Bldg</b>	37,000	<b>Total</b>	79,300
------------------	--------	----------------------	--------	--------------	--------

Name: PULLIAM, DEAYDRE LEA  
 PULLIAM, TIMOTHY JAMES

Account: 357 Card: 1 of 1

Map/Lot:  
 Location:

017-061-A  
 38 HIGH ST

Neighborhood 21 High Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug Well  
 Street Semi-Improved

Sale Date 11/05/2021  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.50	Acres-Homesite (Fract)	15,000.00	10,607 100%		10,607
1.00	# -Lot Improvements	3,000.00	3,000 60%		1,800
Total Acres 0.50			Land Total		12,407

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	352 Sqft	Grade D 100	Base	41,247
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-3,595
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-649
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-513
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-260
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Old Type	Old Type	Poor	Typical	36,230
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
Dilapidation		None		20%	9% 100%	652

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1920	186	D 100	4.509	Poor	Phy 20%	Func 10%	Econ 100%	90
Frame Shed	1920	70	E 100	1.043	Poor	20%	0%	100%	0
Outbuilding Total									90

**Acpt Land**

12,400

**Accepted Bldg**

700 **Total**

13,100

Name: PULLIAM, TIMOTHY J

Page 740

PULLIAM, DEAYDRE L

Map/Lot:

009-013

Account: 686 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 01/27/2021  
 Sale Price 109,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
550 X 220	\$/FF -Tidal Ocean	264.00	145,200	15%	Excess Frt	21,780
50.00	Acres-Rear Land 1 =<100	400.00	20,000	100%		20,000
14.20	Acres-Rear Land 2 = 101-200	280.00	3,976	100%		3,976
Total Acres 70.01			Land Total			164,556

**Acpt Land** 164,600 **Accepted Bldg** 0 **Total** 164,600

Name: PULSIFER, STEPHEN S

Page 741

PULSIFER, ANGELA

Map/Lot:

004-013

Account: 471 Card: 1 of 1

Location:

240 BRICKYARD RD

Neighborhood 8 Brickyard Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 01/15/2007  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
6.76	Acres-Rear Land 1 =<100	500.00	3,380	100%		3,380
Total Acres 7.76			Land Total			18,380

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phv	Func	Econ	
8Mobile Home	2000	8X29	D 100	7.612	Ava.	65%	100%	100%	4,929
						Outbuilding Total			4,929

**Acpt Land** 18,400 **Accepted Bldg** 4,900 **Total** 23,300

**Valuation Report**

Map/Lot:

001-017

Location:

LEIGHTON PT RD

Account: 231 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/01/1998  
 Sale Price 125,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800	
150 X 220	\$/FF -Deep Ocean	352.00	52,800	50%	Excess Frt	26,400	
13.20	Acres-Rear Land 1 =<100	400.00	5,280	100%		5,280	
Total Acres 15.98			Land Total			154,880	

**Acpt Land** 154,900 **Accepted Bldg** 0 **Total** 154,900

Account: 950 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/28/2021  
 Sale Price 450,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Commercial Lot	28,000.00	25,760	100%		25,760
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.92			Land Total			31,760

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phv	Func	Percent Good	Econ	Value Rcnld
Commercial.....	2022			----	SOUND	VALUE	----			708.000
Commercial.....	2022			----	SOUND	VALUE	----			26.000
Commercial.....	2022			----	SOUND	VALUE	----			43.000
Commercial.....	2022			----	SOUND	VALUE	----			130.000
Outbuilding Total										907,000

**Acpt Land** 31,800 **Accepted Bldg** 907,000 **Total** 938,800

Account: 951 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/11/2021  
 Sale Price 195,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Commercial Lot	28,000.00	56,000	100%		56,000
6.00	Acres-Rear Land 1 =<100	500.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
Total Acres 8.00			Land Total			68,600

<b>Outbuildings/Additions/Improvements</b>										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Commercial.....	1998									102,500
----- S O U N D V A L U E -----										
									Outbuilding Total	102,500
<b>Acpt Land</b>		68,600	<b>Accepted Bldg</b>		102,500	<b>Total</b>				171,100



Account: 1096 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 10/05/2021  
 Sale Price 120,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.74	Acres-Homesite (Fract)	15,000.00	12,903	100%		12,903
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.74			Land Total			18,903

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	945 Sqft	Grade D 110	Base	72,621
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-426
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,919
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-767
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1800	1950	Typical	Typical	Fair	Typical	69,509
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	30%	95%	100%	19,810	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Story Frame	1950	260	D 110	6.934	Fair	Phy 30%	Func 100%	Econ 100%	2,080
Encl Frame Porch	1950	30	E 100	743	Fair	43%	100%	100%	319
Frame Garage	2001	480	B 100	10.160	Ava.	89%	100%	100%	9,042
Frame Shed	2001	80	D 100	1.828	Ava.	89%	100%	100%	1,627
Outbuilding Total									13,068

**Acpt Land** 18,900 **Accepted Bldg** 32,900 **Total** 51,800

Name: RAMSDELL, JAMES

Page 746

BROOKS, TAMMY

Map/Lot:

014-035

Account: 3 Card: 1 of 1

Location: 184 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/28/2016  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.60	Acres-Rear Land 1 =<100	500.00	800	100%		800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.60						Land Total 21,800

Dwelling Description				Replacement Cost New	
Conventional	Two Story	578 Sqft	Grade D 110	Base	60,676
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-4,872
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,128
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-469
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1900	0	Old Type	Old Type	Below Average	Typical		56,463
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	90%	100%	20,327

Outbuildings/Additions/Improvements							Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
1 & 1/2 Storv Fr	1900	273	D 110	9.902	Ava-	40%	100%	100%	3.961	
Frame Shed	1900	273	D 110	4.501	Ava-	40%	90%	100%	1.620	
Unfin Basement	1980	546	D 110	6.563	Ava-	40%	100%	100%	2.625	
Frame Garage	1920	540	E 100	4.539	Poor	20%	100%	100%	908	
Frame Shed	1920	360	E 100	3.118	Poor	20%	90%	100%	562	
Frame Shed	1920	144	E 50	787	Poor	20%	100%	100%	157	
Frame Shed	1920	48	E 50	442	Poor	20%	100%	100%	88	
Outbuilding Total									9,921	

<b>Acpt Land</b>	21,800	<b>Accepted Bldg</b>	30,200	<b>Total</b>	52,000
------------------	--------	----------------------	--------	--------------	--------

Name: RAMSDELL, JAMES

Page 747

BROOKS, TAMMY

Map/Lot:

014-036

Account: 30 Card: 1 of 1

Location: 196 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.77	Acres-Homesite (Fract)	15,000.00	13,162	100%		13,162
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.77			Land Total			19,162

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	434 Sqft	Grade D 110	Base	51,307
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-686
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1900	1987	Typical	Typical	Average	Typical		50,621
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	100%	100%	25,310

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1980	700	D 110	12.579	Ava.	78%	95%	100%	9.321
Encl Frame Porch	1987	150	D 100	2.626	Ava-	75%	100%	100%	1.970
One Storv Frame	1987	341	D 110	9.096	Ava.	50%	100%	100%	4.548
Unfin Basement	1991	336	D 110	5.345	Ava.	50%	100%	100%	2.672
1 & 3/4 Storv Fr	1991	336	D 110	12.725	Ava.	50%	50%	100%	3.181
Wood Deck	2000	144	D 110	885	Ava.	50%	100%	100%	442
Outbuilding Total									22,134

<b>Acpt Land</b>	19,200	<b>Accepted Bldg</b>	47,400	<b>Total</b>	66,600
------------------	--------	----------------------	--------	--------------	--------

Name: RAMSDELL, JAMES

Page 748

BROOKS, TAMMY

Map/Lot:

016-026

Account: 208 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Paved

Sale Date 02/20/2013  
 Sale Price 20,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
Total Acres 10.00			Land Total			19,500

<b>Acpt Land</b>	19,500	<b>Accepted Bldg</b>	0	<b>Total</b>	19,500
------------------	--------	----------------------	---	--------------	--------

Name: RAMSDELL, JONATHAN R

Page 749

WILLIAMS-RAMSDELL, AMANDA J

Map/Lot:

014-033

Account: 28 Card: 1 of 1

Location:

170 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/24/2009  
 Sale Price 64,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70						Land Total 21,350

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	660 Sqft	Grade C 100	Base	68,904
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-330
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-693
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	1969	Typical	Typical	Average	Typical	67,881
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None		None		50%	100%	33,940

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1969	336	C 100	13.510	Ava.	50%	100%	100%	6.755
Wood Deck	1969	192	C 100	1.250	Ava.	50%	100%	100%	625
Frame Garage	2004	672	C 110	11.798	Ava.	91%	100%	100%	10.736
Unfinished Attic	1840	660	D 100	2.285	Ava.	50%	100%	100%	1.142
Wood Deck	1998	120	C 100	847	Ava.	50%	100%	100%	424
Concrete Slab...	1998	384	C 100	2.481	Ava.	50%	100%	100%	1.240
Outbuilding Total									20,922

**Acpt Land**

21,400

**Accepted Bldg**

54,900

**Total**

76,300

Name: RAMSDELL, TAMMY M SR

Page 750

RAMSDELL, JAMES R SR

Map/Lot:

016-001

Account: 180 Card: 1 of 1

Location:

19 TRIANGLE AVE

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/07/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
1.93	Acres-Rear Land 1 =<100	500.00	965	100%		965
Total Acres 3.93			Land Total			22,465

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,040 Sqft	Grade C 95	Base	59,620
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-8,242
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,781
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Typical	Below Average	Typical	53,159
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	76%	100%	100%	40,401	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1988	144	C 95	1.680	Ava-	76%	100%	100%	1.277
Encl Frame Porch	1988	84	C 95	2.145	Ava-	76%	100%	100%	1.630
Frame Garaae	1988	576	C 95	9.051	Ava-	76%	100%	100%	6.879
Outbuilding Total									9,786

**Acpt Land** 22,500 **Accepted Bldg** 50,200 **Total** 72,700

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1 B0781P105

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	50%	Excess Frt	35,200	
850 X 220	\$/FF -Deep Ocean	352.00	299,200	15%	Excess Frt	44,880	
0.20	Acres-Rear Land 1 =<100	400.00	80	100%		80	
Total Acres 7.52			Land Total			203,360	
<b>Accpt Land</b>		203,400	<b>Accepted Bldg</b>		0	<b>Total</b>	203,400

Account: 590 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/1995  
 Sale Price 0  
 Sale Type  
 Financing  
 Verified  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.24	Acres-Homesite (Fract)	15,000.00	7,348	100%		7,348
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.24					Land Total	13,348

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	1980	384	C 100	11.354	Ava-	71%	100%	100%	8.061
Frame Shed	1920	280	E 100	2.545	Poor	20%	100%	100%	509
Outbuilding Total									8,570
<b>Acpt Land</b>		13,300	<b>Accepted Bldg</b>		8,600	<b>Total</b>		21,900	



Account: 419 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
27.00	Acres-Rear Land 1 =<100	500.00	13,500	100%		13,500
Total Acres 27.00					Land Total	13,500
<b>Acpt Land</b>		13,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						13,500

Account: 58 Card: 1 of 1

Map/Lot: 014-059&059-001  
 Location: 186 HARDY POINT RD

Neighborhood 12 Old Route 1

Sale Data	
Sale Date	07/22/2020
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.50			Land Total			26,050

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good			Value
							Func	Econ	Rcnld	
28Mobile Home..	2018	28X64	B 100	89.670	Ava.	95%	100%	100%		85.186
Outbuilding Total										85,186
<b>Acpt Land</b>		26,100	<b>Accepted Bldg</b>		85,200	<b>Total</b>			111,300	

Account: 1056 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/22/2020  
 Sale Price 0  
 Sale Type Mobile Home  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				RCN	Cond	Percent Good			Value Rcnld
	Year	Units	Grade				Phy	Func	Econ	
14Mobile Home	1993	14X66	C 100		28.371	Ava.	46%	100%	100%	12.909
Frame Shed	2003	192	D 100		3.142	Ava.	91%	100%	100%	2.859
<b>Outbuilding Total</b>										<b>15,768</b>
<b>Acpt Land</b>				0	<b>Accepted Bldg</b>		15,800	<b>Total</b>		15,800

Neighborhood 11 Route 214  
 Tree Growth 1996  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2007 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
115.00	Acres-Softwood	135.00	13,041	100%		13,041
12.00	Acres-Mixed Wood	165.00	1,663	100%		1,663
Total Acres 127.00			Land Total			14,704
<b>Acpt Land</b>		14,700	<b>Accepted Bldg</b>		0	<b>Total</b>
						14,700

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/09/2009  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1  
 Reference 2 HOUSE U/C  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	66,000
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	44,000
366 X 220	\$/FF -Deep Ocean	440.00	161,040	15%	Excess Frt	24,156
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
28.41	Acres-Rear Land 1 =<100	500.00	14,205	100%		14,205
2.00	# -Lot Improvements	3,000.00	6,000	0%		0
Total Acres 34.29			Land Total			261,361

<b>Outbuildings/Additions/Improvements</b>					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1997	255	C 100	5.517	Fair	75%	100%	100%	4.138
Stable w/Loft	1886	1085	D 110	17.644	Fair	30%	100%	100%	5.293
Frame Garage	2017					---- S O U N D V A L U E ----			5.000
								Outbuilding Total	14,431

<b>Acpt Land</b>	261,400	<b>Accepted Bldg</b>	14,400	<b>Total</b>	275,800
------------------	---------	----------------------	--------	--------------	---------

Name: REED, CAROLYN A

Page 758

REED, DAN E

Map/Lot:

010-031

Account: 730 Card: 1 of 1

Location:

265 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 10/26/2007  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 STACEY CUSHING - TENANT  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 20.00			Land Total			29,300

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	540 Sqft	Grade D 110	Base	39,714
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1964	Old Type	Old Type	Fair	Typical	39,714
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	30%	86%	100%	10,246	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1900	240	D 110	6.402	Fair	30%	100%	100%	1,921
Wood Deck	1964	384	D 110	2.097	Fair	30%	100%	100%	629
Stable w/Loft	1900	864	E 50	4.085	Poor	20%	100%	100%	817
Outbuilding Total									3,367

**Acpt Land**

29,300

**Accepted Bldg**

13,600

**Total**

42,900

Name: REEDER, JANICE ANGELA

Page 759

REEDER, FREDERICK H

Map/Lot:

001-020

Account: 235 Card: 1 of 1

Location:

852 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 12/29/2016  
 Sale Price 179,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
116 X 220	\$/FF -Deep Ocean	440.00	51,040	75%	Excess Frt	38,280
6.10	Acres-Rear Land 1 =<100	500.00	3,050	100%		3,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.70						Land Total 135,330

**Dwelling Description**

**Replacement Cost New**

Split Level	One Story	1,120 Sqft	Grade C 110	Base	75,947
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof	1,047
					0
					0
Foundation	Concrete	Basement	Dry 1/4 Bmt	Basement	-3,291
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,121
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,375
Attic	1/4 Finished			Attic	5,588
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Above Average	Typical	81,787
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	66,247	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1979	369	C 110	2.465	Ava+	81%	100%	100%	1.997
Encl Frame Porch	1979	30	C 110	1.635	Ava+	81%	100%	100%	1.324
One Storv Frame	1979	240	C 110	7.806	Ava+	81%	100%	100%	6.323
Frame Shed	1979	56	C 110	2.075	Ava+	81%	100%	100%	1.681
Frame Shed	1979	121	E 100	1.408	Fair	63%	100%	100%	887
Frame Garage	1979	480	C 110	9.160	Ava+	81%	100%	100%	7.420
Outbuilding Total									19,632

**Acpt Land**

135,300

**Accepted Bldg**

85,900

**Total**

221,200

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.37	Acres-Homesite (Fract)	15,000.00	9,124	100%		9,124
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.37			Land Total			15,124

		Dwelling Description		Replacement Cost New	
Conventional	Two Story	340 Sqft	Grade D 100	Base	42,124
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,666
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,493
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-335
Unfin. Living Area	NONE			Unfinished	0

		Dwelling Condition		Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	34,630
1880	0	Old Type	Old Type	Poor		
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
Dilapidation	None	20%	18%	100%	1,247	

		Outbuildings/Additions/Improvements		Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Frame Shed	1900	254	E 50	1.179	Poor	20%	20%	100%	47
Frame Shed	1900	140	E 50	773	Poor	20%	20%	100%	31
Two Storv Frame	1900	224	D 100	8.039	Poor	20%	20%	100%	322
Outbuilding Total									400

<b>Acpt Land</b>	15,100	<b>Accepted Bldg</b>	1,600	<b>Total</b>	16,700
------------------	--------	----------------------	-------	--------------	--------



Account: 314 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/2000  
 Sale Price 23,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 HOUSE UC  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.80	Acres-Rear Land 1 =<100	500.00	400	100%		400
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.80			Land Total			20,200

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	1,056 Sqft	Grade B 100	Base	77,296
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof	1,932
					0
Foundation	Concrete	Basement	Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	1,662
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,056	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2022	0	Modern	Modern	Average	Typical	80,890	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		95%	70%	100%	53,792
<b>Acpt Land</b>		20,200	<b>Accepted Bldg</b>		53,800	<b>Total</b>	74,000

Account: 8 Card: 1 of 1

Map/Lot: 014-007  
 Location: LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 01/11/2023  
 Sale Price 28,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.20	Acres-Homesite (Fract)	25,000.00	11,180	100%		11,180
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.20						Land Total 15,980

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	456 Sqft	Grade D 100	Base		45,591
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement		-1,292
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-337
Unfin. Living Area	50%			Unfinished		-2,244

Dwelling Condition							Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>		
1900	1985	Typical	None	Fair	Typical		41,718
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>		
None	None	30%	86%	100%		10,763	

Outbuildings/Additions/Improvements							Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
1 & 3/4 Storv Fr	1900	255	D 100	8.779	Fair	30%	100%	100%	2.634	
One Storv Frame	1985	204	D 100	4.946	Fair	30%	100%	100%	1.484	
Open Frame Porch	1900	105	D 100	1.105	Fair	30%	100%	100%	332	
Frame Shed	2000								1.000	
----- S O U N D V A L U E -----									1,000	
Outbuilding Total									5,450	

**Acpt Land** 16,000 **Accepted Bldg** 16,200 **Total** 32,200

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/18/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.40	Acres-Homesite (Fract)	15,000.00	9,487	100%		9,487
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.40			Land Total			14,287

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Commercial.....	0							14,000
----- S O U N D V A L U E -----								
Outbuilding Total								14,000

<b>Accpt Land</b>	14,300	<b>Accepted Bldg</b>	14,000	<b>Total</b>	28,300
-------------------	--------	----------------------	--------	--------------	--------

Name: REYNOLDS, FRANCIS E

Page 764

REYNOLDS, LINDA J

Map/Lot:

010-025

Account: 724 Card: 1 of 1

Location:

291 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.50	Acres-Rear Land 1 =<100	500.00	5,750	100%		5,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.50						Land Total 26,750

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,188 Sqft	Grade C 110	Base		75,133
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	392 Sqft, Grade C	Basement Gar	None	Fin Bsmt		3,450
Heating	100% Gravity Warm	Cooling	0% None	Heat		-653
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Above Average	Typical	77,930
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	79%	100%	100%	61,565	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1975	956	C 110	15.698	Ava+	79%	90%	100%	11.161
Wood Deck	1975	260	C 110	1.795	Ava+	79%	100%	100%	1.418
2S Frame Shed	1975	336	D 100	7.119	Ava.	75%	100%	100%	5.339
Frame Shed	2000	880	D 100	11.215	Ava-	83%	100%	100%	9.308
Outbuilding Total									27,226

<b>Acpt Land</b>	26,800	<b>Accepted Bldg</b>	88,800	<b>Total</b>	115,600
------------------	--------	----------------------	--------	--------------	---------

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.38	Acres-Rear Land 1 =<100	500.00	190	100%		190
16.42	Acres-Rear Land 1 =<100	500.00	8,210	100%		8,210
Total Acres 17.80			Land Total			29,400

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Ranch	One Story	1,232 Sqft	Grade C 110	Base	76,946
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-8,501
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	110% Hot Water BB	Cooling	0% None	Heat	1,763
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,375
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,232	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2006	0	Modern	Modern	Average	Typical	71,583	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		92%	100%	100%	65,856
<b>Acpt Land</b>		29,400	<b>Accepted Bldg</b>		65,900	<b>Total</b>	95,300

Account: 1154 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New	
Conventional	One Story	672 Sqft	Grade C 100	Base	48,973
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-6,597
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,344
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1995	0	Typical	Typical	Below Average	Typical	41,032	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		80%	100%	100%	32,826

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1995	96	C 100	1.249	Ava-	80%	100%	100%	999
Encl Frame Porch	1995	72	C 100	2.087	Ava-	80%	100%	100%	1,670
Frame Shed	1988	140	E 100	1.544	Poor	59%	100%	100%	911
Outbuilding Total									3,580

<b>Acpt Land</b>	21,000	<b>Accepted Bldg</b>	36,400	<b>Total</b>	57,400
------------------	--------	----------------------	--------	--------------	--------

Account: 110 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Level  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2008  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Homesite (Fract)	15,000.00	7,500	100%		7,500
Total Acres 0.25			Land Total			7,500

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1996	600	D 100	7.930	Ava-	81%	100%	100%	6.423	
<b>Outbuilding Total</b>									<b>6,423</b>	
<b>Acpt Land</b>		7,500	<b>Accepted Bldg</b>		6,400	<b>Total</b>		13,900		

Account: 111 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
200 X 140	\$/FF -River Front	95.00	15,157 100%		15,157
005 X 120	\$/FF -River Front	95.00	351 75%	Excess Frt	263
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.65				Land Total	21,420

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	520 Sqft	Grade C 100	Base	61,456
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Damp 1/2 Bmt	Basement	-1,684
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-410
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1991	Typical	Typical	Excellent	Typical	60,612
<b>Functional Obsolescence</b>						<b>Value(Rcnd)</b>
None				80%	100%	48,490

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
Wood Deck	1992	60	C 100	511	Exc.	91%	100%	100%	465
1 & 3/4 Storv Fr	1991	400	C 110	18.474	Exc.	91%	100%	100%	16.811
Unfin Basement	1991	400	C 110	6.972	Ava.	84%	100%	100%	5.856
Frame Garage	1991	576	C 110	10.479	Ava.	84%	100%	100%	8.802
Wood Deck	1992	200	C 100	1.295	Ava.	84%	100%	100%	1.088
Wood Deck	1992	144	C 100	981	Ava.	84%	100%	100%	824
One Storv Frame	1992	300	C 100	8.870	Ava+	87%	100%	100%	7.717
Unfin Basement	1992	300	C 100	5.695	Ava.	84%	100%	100%	4.784
Outbuilding Total									46,347

**Acpt Land**

21,400

**Accepted Bldg**

94,800

**Total**

116,200



**Valuation Report**

Neighborhood 23 Mill Street

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/08/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
Total Acres 6.00			Land Total			17,500
<b>Acpt Land</b>		17,500	<b>Accepted Bldg</b>		0	<b>Total</b>
						17,500

Name: RIQUIER, PIERRE L

Page 770

RIQUIER, DANA C

Map/Lot:

010-030

Account: 729 Card: 1 of 1

Location:

217 AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 09/13/2006  
 Sale Price 81,729  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
7.60	Acres-Waste-Wet Land	50.00	380	100%		380
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.60					Land Total	21,380

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	500 Sqft	Grade C 100	Base	62,944
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet 3/4 Bmt	Basement	-700
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1977	0	Typical	Typical	Below Average	Inadeq.	62,244
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	69%	90%	100%	38,654	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1977	675	D 100	24.223	Ava-	69%	100%	100%	16,714
Unfinished Attic	1977	675	D 100	2.310	Ava-	69%	60%	100%	956
Unfin Basement	1977	675	D 100	6.646	Ava-	69%	100%	100%	4,586
Frame Shed	1977	25	D 100	1.183	Ava-	69%	100%	100%	816
Frame Shed	1977	81	E 100	1.123	Ava-	69%	100%	100%	775
Encl Frame Porch	1977	84	D 100	1.852	Ava-	69%	70%	100%	895
Wood Deck	2010	330	D 100	1.659	Ava-	89%	100%	100%	1,477
Frame Shed	1977	320	E 100	2.831	Fair	62%	100%	100%	1,755
Outbuilding Total									27,974

**Acpt Land**

21,400

**Accepted Bldg**

66,600

**Total**

88,000

Name: RIQUIER, PIERRE L

Page 771

RIQUIER, DANA C

Map/Lot:

011-001

Account: 731 Card: 1 of 1

Location:

3 MILLERS PL

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 08/14/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
24.00	Acres-Rear Land 3 = 201+	245.00	5,880	100%		5,880
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
2.00	# -Lot Improvements	3,000.00	6,000	30%		1,800
Total Acres 125.00			Land Total			66,680

**Acpt Land**

66,700

**Accepted Bldg**

0 **Total**

66,700

Name: RIQUIER, PIERRE L

Page 772

RIQUIER, DANA C

Map/Lot:

011-028

Account: 756 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 08/14/2019  
 Sale Price 175,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
11.00	Acres-Rear Land 3 = 201+	245.00	2,695	100%		2,695	
Total Acres 11.00					Land Total	2,695	
<b>Acpt Land</b>		2,700	<b>Accepted Bldg</b>		0	<b>Total</b>	2,700

Account: 749 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 2 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
13.00	Acres-Rear Land 1 =<100	500.00	6,500	100%		6,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	50%	Vacancy	3,000
Total Acres 14.00						Land Total 27,500

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One Story	884 Sqft	Grade D 110	Base	51,337
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/4 Bmt	Basement	-2,757
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-359
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,248
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-797
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Total</b>
Built	Renovated	Kitchens	Baths	Condition	Layout		
1819	0	Typical	Typical	Below Average	Typical		48,672
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete	None	40%	86%	100%	16,743		

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1985	630	D 100	8.281	Ava-	74%	100%	100%	6.128
One Storv Frame	1985	338	D 110	9.015	Ava.	80%	90%	100%	6.491
One Storv Frame	1985	168	D 110	4.480	Ava.	80%	90%	100%	3.226
Frame Shed	1998	100	D 100	2.064	Ava-	82%	90%	100%	1.523
Frame Shed	1992	620	D 100	8.163	Ava-	78%	90%	100%	5.730
Wood Deck	1998	294	E 100	910	Ava-	82%	100%	100%	746
Outbuilding Total									23,844

<b>Acpt Land</b>	27,500	<b>Accepted Bldg</b>	40,600	<b>Total</b>	68,100
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 13 Little Falls Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
36.00	Acres-Rear Land 1 =<100	500.00	18,000	100%		18,000	
11.00	Acres-Rear Land 2 = 101-200	350.00	3,850	100%		3,850	
Total Acres 47.00			Land Total			21,850	
<b>Acpt Land</b>		21,900	<b>Accepted Bldg</b>		0	<b>Total</b>	21,900

**Valuation Report**

Account: 117 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/18/2022  
 Sale Price 3,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.50	Acres-Homesite (Fract)	15,000.00	10,607	100%		10,607	
2.00	# -Lot Improvements	3,000.00	6,000	50%	Condition	3,000	
Total Acres 0.50			Land Total		13,607		
<b>Acpt Land</b>		13,600	<b>Accepted Bldg</b>		0	<b>Total</b>	13,600

Name: RITCHIE, ANTHONY

Page 776

RITCHIE, BOBBIE

Map/Lot:

015-028

Account: 138 Card: 1 of 1

Location:

67 MIDDLE ST

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/2002  
 Sale Price 24,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.60	Acres-Rear Land 1 =<100	500.00	1,300	100%		1,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.36	Acres-Rear Land 1 =<100	500.00	180	100%		180
Total Acres 3.96			Land Total			22,480

Dwelling Description				Replacement Cost New	
Cape Cod	One Story	960 Sqft	Grade C 100	Base	59,762
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,920
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	10,740
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)
1960	2004	Typical	Typical	Average				68,582
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %		Value(Rcnld)
None		None		66%	100%	100%		45,264

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	2003	120	E 100	1.400	Ava.	91%	100%	100%	1.274
Frame Shed	2017	320	C 100	5.663	Ava.	95%	50%	100%	2.690
Outbuilding Total									3,964

**Acpt Land** 22,500 **Accepted Bldg** 49,200 **Total** 71,700



Name: RIVELLO, MATTHEW

Page 777

RIVELLO, MINDY

Map/Lot:

016-023-001

Account: 205 Card: 1 of 1

Location:

580 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 05/18/2021  
 Sale Price 248,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.85	Acres-Rear Land 1 =<100	500.00	1,425	100%		1,425
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.85						Land Total 22,425

**Dwelling Description**

**Replacement Cost New**

Conventional	Two & 1/2 Story	702 Sqft	Grade B 110	Base	121,686
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,143
Rooms	5				
Bedrooms	3	Add Fixtures	1		
Baths	2	Half Baths	1	Plumbing	5,033
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	0	Typical	Modern	Good	Typical	128,862
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		88%	100%	100%
						<b>Value(Rcnld)</b>
						113,399

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1987	880	C 100	13.322	Ava.	82%	100%	100%	10.924
Finished Attic	1987	480	C 100	10.668	Ava.	82%	100%	100%	8.748
Frame Garage	1987	672	B 110	14.393	Good	88%	100%	100%	12.666
Encl Frame Porch	1987	36	B 110	2.110	Good	88%	100%	100%	1.857
Wood Deck	2004	144	B 110	1.317	Good	88%	100%	100%	1.159
Wood Deck	2004	392	B 110	3.181	Good	88%	100%	100%	2.799
Wood Deck	2004	204	B 110	1.768	Good	88%	100%	100%	1.556
Outbuilding Total									39,709

**Acpt Land**

22,400

**Accepted Bldg**

153,100

**Total**

175,500

Account: 572 Card: 1 of 1

Neighborhood 9 Centennial Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
250 X 220	\$/FF -Tidal Ocean	264.00	66,000	15%	Excess Frt	9,900
15.00	Acres-Rear Land 1 =<100	400.00	6,000	100%		6,000
Total Acres 23.84			Land Total			170,340
<b>Acpt Land</b>		170,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						170,300

Pembroke 2023 Commitment Archive  
 Name: ROBERT S MCEVOY & JANIS C MCEVOY  
 MCEVOY, THEODORE J & PAUL V (CO-  
 Account: 692 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 779  
 009-020-001  
 463 OLD COUNTY RD

Map/Lot:  
 Location:

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/2002  
 Sale Price 52,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00			Land Total			22,500

Dwelling Description				Replacement Cost New		
Conventional	Two Story	1,034 Sqft	Grade C 100	Base		92,550
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Crawl	Basement		-3,468
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Not Heated	Cooling	0% None	Heat		-6,204
Rooms	8					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,500
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1985	0	Typical	Typical	Average	Typical		87,253
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	80%	100%	100%	69,802		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1985	379	C 100	11.206	Ava.	80%	100%	100%	8.965
Encl Frame Porch	1985	170	C 100	3.489	Ava.	80%	100%	100%	2.791
Two Storv Frame	1976	300	C 100	13.129	Fair	61%	100%	100%	8.009
One Storv Frame	1976	360	C 100	10.644	Ava.	80%	100%	100%	8.515
Wood Deck	1985	180	C 100	1.183	Fair	67%	100%	100%	793
Wood Deck	1985	405	C 100	2.443	Ava.	80%	100%	100%	1.954
Wood Deck	1980	80	D 100	511	Fair	64%	100%	100%	327
Plumbina Fixture	1976	3	D 100	1.170	Fair	61%	100%	100%	714
Outbuilding Total									32,068

**Acpt Land** 22,500 **Accepted Bldg** 101,900 **Total** 124,400

Account: 834 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.06	Acres-Rear Land 1 =<100	500.00	30	100%		30
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.06			Land Total			21,030

Dwelling Description				Replacement Cost New		
Ranch	One Story	936 Sqft	Grade C 110	Base		64,749
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1978	0	Typical	Typical	Above Average	Typical	64,749
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	81%	100%	100%	52,447	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	1978	360	C 110	6.828	Ava+	81%	100%	100%	5.531
Frame Garaae	1978	336	C 100	6.530	Ava.	76%	100%	100%	4.963
Outbuilding Total									10,494

<b>Acpt Land</b>	21,000	<b>Accepted Bldg</b>	62,900	<b>Total</b>	83,900
------------------	--------	----------------------	--------	--------------	--------

Name: ROBINSON, JEFFREY A

Page 781

ROBINSON, JENNIFER

Map/Lot:

013-055-001

Account: 882 Card: 1 of 1

Location:

427 STATION RD

Neighborhood 18 Robbinston Ridge

**Sale Data**

Zoning/Use Residential 1  
 Topography Low  
 Utilities Drilled WellSeptic System  
 Street Gravel

Sale Date 12/01/1995  
 Sale Price 54,500  
 Sale Type Land & Buildings  
 Financing Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	90%		13,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			19,500

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	576 Sqft	Grade C 100	Base	61,713
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-6,054
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Old Type	Typical	Above Average	Typical	55,659
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
<b>Economic Obsolescence</b>						
None		None		85%	95%	100%
						44,945

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storr Frame	1988	100	C 100	2.957	Ava+	85%	100%	100%	2.513
Frame Shed	1988	192	C 100	3.832	Ava+	85%	100%	100%	3.257
Wood Deck	1990	284	SC100	1.165	Ava+	85%	100%	100%	990
One Storr Frame	1991	488	C 100	14.430	Ava+	85%	100%	100%	12.266
Frame Shed	1991	140	D 100	2.533	Ava-	78%	75%	100%	1.482
Concrete Slab...	1992	576	D 100	3.028	Fair	72%	100%	100%	2.180
2S Frame Garaae	2003	576	C 100	12.137	Ava.	91%	80%	100%	8.836
Frame Shed	2003	240	C 100	4.519	Ava.	91%	80%	100%	3.290
Outbuilding Total									34,814

**Acpt Land**

19,500

**Accepted Bldg**

79,800

**Total**

99,300

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.23	Acres-Rear Land 1 =<100	500.00	115	100%		115	
Total Acres 0.23			Land Total		115		
<b>Accpt Land</b>		100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						100	

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Septic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
190 X 220	\$/FF -River Front	66.50	12,635	100%		12,635
3.40	Acres-Rear Land 1 =<100	350.00	1,190	100%		1,190
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
Total Acres 4.36						Land Total 15,925

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	1,344 Sqft	Grade C 100	Base		100,839
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-7,048
Rooms	0					0
Bedrooms	0	Add Fixtures	0			0
Baths	0	Half Baths	0	Plumbing		-1,875
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-2,016
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1991	0	Obsolete	Obsolete	Average	Inadeq.	89,900	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		84%	46%	100%	34,737

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	1990	30	C 100	1.487	Ava-	1.145
Frame Shed	1994	48	D 100	1.453	Ava.	864
Outbuilding Total						2,009

<b>Acpt Land</b>	15,900	<b>Accepted Bldg</b>	36,700	<b>Total</b>	52,600
------------------	--------	----------------------	--------	--------------	--------

Account: 671 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/10/2012  
 Sale Price 38,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.00						Land Total 19,800

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	294 Sqft	Grade D 110	Base		42,706
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Wet 1/2 Bmt	Basement		-1,172
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-597
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-239
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1939	1955	Typical	Typical	Below Average	Typical		40,698
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %		Value(Rcnld)	
None	None	45%	95%	100%		17,398	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1955	168	D 110	4.480	Ava-	45%	100%	100%	2.016
One Storv Frame	1955	168	D 110	4.480	Ava-	45%	100%	100%	2.016
Encl Frame Porch	1955	128	D 110	2.605	Ava-	45%	100%	100%	1.172
Frame Shed	1939	240	D 100	3.706	Fair	36%	100%	100%	1.334
Frame Shed	1939	460	D 100	6.286	Ava.	55%	100%	100%	3.457
Frame Shed	1939	300	E 50	1.344	Poor	26%	100%	100%	349
Outbuilding Total									10,344

**Acpt Land** 19,800 **Accepted Bldg** 27,700 **Total** 47,500



Account: 839 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
1.00	Acres-Rear Land 1 =<100	350.00	350	100%		350
Total Acres 2.01			Land Total			13,650

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
8Mobile Home	1975	8X14	D 100	5.116	Ava-	35%	100%	100%	1.791
One Storv Frame	1975	128	D 100	3.102	Ava-	68%	100%	100%	2.109
						Outbuilding Total			3,900
<b>Acpt Land</b>		13,700	<b>Accepted Bldg</b>		3,900	<b>Total</b>		17,600	

Name: ROSE, APRIL L

Page 786

TROTT, MICHAEL P

Map/Lot:

002-038-002

Account: 407 Card: 1 of 1

Location:

509 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
21.50	Acres-Rear Land 1 =<100	500.00	10,750	100%		10,750
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 22.50			Land Total			40,550

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1976	12X60	D 100	19.154	Fair	28%	100%	100%	5.363
Frame Shed	2004	144	E 100	1.574	Ava.	91%	50%	100%	716
8Mobile Home	1976	8X20	D 100	6.114	Fair	28%	100%	100%	1.712
Frame Garaae	2011	672	D 100	8.795	Ava.	95%	100%	100%	8.355
						Outbuilding Total			16,146
<b>Acpt Land</b>		40,600	<b>Accepted Bldg</b>		16,100	<b>Total</b>			56,700

Account: 1052 Card: 1 of 1

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural

Topography

Utilities

Street Street Surface

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

<b>Outbuildings/Additions/Improvements</b>							Percent Good		Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	0								3,500
----- S O U N D V A L U E -----									
Outbuilding Total									3,500
<b>Accpt Land</b>			0	<b>Accepted Bldg</b>		3,500	<b>Total</b>		3,500

Name: ROSS, AMBROSIA ROSE

Page 788

ROSS, HOUSTON A

Map/Lot:

005-031-001

Account: 533 Card: 1 of 1

Location:

139 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/20/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
19.00	Acres-Rear Land 1 =<100	500.00	9,500	100%		9,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 20.00						Land Total 39,300

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	1,200 Sqft	Grade C 100	Base	93,503
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1983	0	Typical	Typical	Fair	Typical	95,378
<b>Functional Obsolescence</b>			<b>Economic Obsolescence</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Incomplete			None	66%	95%	100%
						<b>Value(Rcnld)</b>
						59,802

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garaae	1985	768	C 100	11.924	Ava-	74%	100%	100%	8.824
Unfinished Attic	1985	240	D 100	1.561	Ava-	74%	100%	100%	1.155
Open Frame Porch	1983	280	C 100	3.240	Fair	66%	100%	100%	2.138
Wood Deck	1983	298	C 100	1.844	Fair	66%	100%	100%	1.217
Frame Garaae	1990	650	C 100	10.451	Ava-	77%	90%	100%	7.242
Finished Attic	1995	650	C 100	12.215	Ava-	80%	100%	100%	9.772
Frame Garaae	1992	960	C 100	14.322	Ava-	78%	90%	100%	10.054
Outbuilding Total									40,402

**Acpt Land**

39,300

**Accepted Bldg**

100,200 **Total**

139,500

Name: ROSS, CARL

Page 789

ROSS, HEATHER

Map/Lot:

003-028

Account: 451 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1990  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2021 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
10.00	Acres-Softwood	135.00	1,134	100%		1,134	
Total Acres 10.00					Land Total	1,134	
<b>Acpt Land</b>		1,100	<b>Accepted Bldg</b>		0	<b>Total</b>	1,100

Name: ROSS, CARL E

Page 790

ROSS, HEATHER M

Map/Lot:

003-021

Account: 439 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1990  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
73.00	Acres-Mixed Wood	165.00	10,118	100%		10,118	
Total Acres 73.00				Land Total		10,118	
<b>Acpt Land</b>		10,100	<b>Accepted Bldg</b>		0	<b>Total</b>	10,100

Name: ROSS, CARL E

Page 791

ROSS, HEATHER M

Map/Lot:

003-024

Account: 442 Card: 1 of 1

Location: 634 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1990  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
61.00	Acres-Softwood	135.00	6,917	100%		6,917
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 62.00					Land Total	82,917

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	600 Sqft	Grade D 110	Base		56,768
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Crawl	Basement		-2,345
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-3,337
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	0	Half Baths	1	Plumbing		-564
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,255
Insulation	None			Insulation		-812
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1949	0	Old Type	Old Type	Below Average	Typical	51,965
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	51%	90%	100%	23,852	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	1949	576	D 100	7.648	Fair	3.212
Frame Garae	1949	300	D 100	4.985	Fair	2.094
Frame Shed	1949	42	E 100	843	Poor	270
Frame Garae	1949	70	D 110	2.894	Ava-	1.476
Frame Garae	1949	240	D 110	4.808	Ava-	2.452
Outbuilding Total						9,504

**Acpt Land** 82,900 **Accepted Bldg** 33,400 **Total** 116,300

Account: 444 Card: 1 of 1

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1990  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2 TREE GROWTH  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 218	\$/FF -Tidal Ocean	330.00	65,699	100%		65,699
11.00	Acres-Softwood	135.00	1,247	100%		1,247
Total Acres 12.00			Land Total			66,946

Dwelling Description				Replacement Cost New		
Cape Cod	One Story	464 Sqft	Grade SC100	Base		27,180
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-4,451
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-1,579
Rooms	5					
Bedrooms	4	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,238
Attic	Full Finished			Attic		4,961
FirePlaces	1			Fireplace		1,650
Insulation	None			Insulation		-306
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Obsolete	None	Below Average	Typical	26,217	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		No Electricity..		40%	81%	90%	7,645

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Finished Attic	1900	304	SC100	5.984	Ava-	40%	100%	90%	2,155
Open Frame Porch	1900	373	SC100	2.803	Ava-	40%	100%	90%	1,009
One Storv Frame	1900	439	SC100	8.568	Ava-	40%	100%	90%	3,084
Outbuilding Total									6,248

<b>Acpt Land</b>	66,900	<b>Accepted Bldg</b>	13,900	<b>Total</b>	80,800
------------------	--------	----------------------	--------	--------------	--------



Name: ROSS, SHERYL B JR

Page 793

ROSS, DONALD W JR

Map/Lot:

003-006-002

Account: 1118 Card: 1 of 1

Location:

75 CLARKSIDE RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/09/2008  
 Sale Price 1,000  
 Sale Type Land Only  
 Financing Cash Sale  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 2 14X40 SHED/CABINS ON SLABS  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Rear Land 1 =<100	500.00	500	5%	Restrictio	25
Total Acres 14.00						Land Total 27,025

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	520 Sqft	Grade B 100	Base		71,809
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,903
Rooms	5					
Bedrooms	3	Add Fixtures	1			
Baths	2	Half Baths	0	Plumbing		3,050
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2009	0	Modern	Modern	Above Average	Typical	72,956
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	No Electricity..	94%	100%	90%	61,721	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	2009	520	B 100	18.757	Ava+	94%	100%	90%	15.869
Unfin Basement	2009	520	B 100	8.673	Ava+	94%	100%	90%	7.338
Encl Frame Porch	2009	144	B 100	3.804	Ava+	94%	100%	90%	3.218
Encl Frame Porch	2009	192	C 100	3.804	Ava+	94%	100%	90%	3.218
Frame Garage	2009	840	B 100	15.644	Ava+	94%	100%	90%	13.234
One Storv Frame	2015	560	D 100	13.577	Ava.	95%	100%	90%	11.608
One Storv Frame	2015	560	D 100	13.577	Ava.	95%	100%	90%	11.608
Plumbina Fixture	2015	6	D 100	2.342	Ava.	95%	100%	90%	2.002
Frame Shed	2015	672	D 100	8.774	Ava.	95%	100%	90%	7.502
Coml Greenhouse	2015								4.000
----- S O U N D V A L U E -----									
Outbuilding Total									79,597

Acpt Land 27,000 Accepted Bldg 141,300 Total 168,300

Name: ROWLEY, WILLIAM H

Page 794

ROWLEY, MARY S

Map/Lot:

011-009&010

Account: 739 Card: 1 of 1

Location: 195 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/2007  
 Sale Price 134,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 6 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
100 X 220	\$/FF -River Front	66.50	6,650	15%	Excess Frt	998
1.00	Acres-Homesite (Fract)	10,500.00	10,500	100%		10,500
2.00	Acres-Rear Land 1 =<100	350.00	700	100%		700
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 6.54			Land Total			46,323

Dwelling Description				Replacement Cost New		
Conventional	Two Story	756 Sqft	Grade C 100	Base		77,137
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,376
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1910	2012	Modern	Modern	Good	Typical	79,763	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		70%	100%	100%	55,834

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
One Storv Frame	1910	288	C 100	8.516	Good	5.961
Unfin Basement	1910	288	C 100	5.618	Good	3.933
2S Frame Garage	2004	728	B 100	17.510	Ava.	15.934
Frame Shed	2012	624	B 100	12.215	Ava.	11.604
Outbuilding Total						37,432

**Acpt Land** 46,300 **Accepted Bldg** 93,300 **Total** 139,600

Account: 115 Card: 1 of 1

Location: 13 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1993  
 Sale Price 48,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1 B1866P318 06/93

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 24 19 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.60	Acres-Rear Land 1 =<100	500.00	1,300	100%		1,300
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 3.60						Land Total 21,100

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	432 Sqft	Grade D 110	Base	49,048
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-195
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1975	Typical	Typical	Average	Typical	Value(Rcnd)
None				50%	100%	24,426

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
One Storv Frame	1890	144	D 110	3.840	Ava.	50%	100%	100%	1.920
Frame Shed	1890	126	D 110	2.605	Ava.	50%	90%	100%	1.172
Wood Deck	1890	112	D 110	724	Ava.	50%	100%	100%	362
Frame Shed	1890	56	E 100	944	Fair	30%	90%	100%	255
Frame Garage	1975	540	D 110	8.187	Ava-	68%	100%	100%	5.567
Frame Shed	1975	270	D 100	4.057	Fair	60%	90%	100%	2.191
Frame Shed	1975	440	D 100	6.052	Fair	60%	100%	100%	3.631
Frame Shed	1975	168	E 50	872	Poor	50%	90%	100%	392
Frame Shed	1890	320	E 50	1.417	Poor	20%	100%	100%	283
Frame Shed	1890	96	E 50	615	Poor	20%	100%	100%	123
Outbuilding Total									15,896

**Acpt Land**

21,100

**Accepted Bldg**

40,300

**Total**

61,400

Name: RYAN, ALLAN J

Page 796

RYAN, CHARLOTTE L

Map/Lot:

011-021&022

Account: 751 Card: 1 of 2

Location: 268 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	10,500.00	10,500	100%		10,500
50.42	Acres-Rear Land 1 =<100	350.00	17,647	100%		17,647
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
000 X 000	\$/FF -River Front	3,000.00	3,000	100%		0
Total Acres 51.42						Land Total 32,347

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	775 Sqft	Grade C 100	Base		75,021
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Floor & Stairs			Attic		1,275
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-610
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1920	1980	Typical	Typical	Above Average	Typical		75,686
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	60%	100%	100%	45,412		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1920	532	C 100	21.391	Ava+	60%	100%	100%	12.835
Encl Frame Porch	1920	144	C 100	3.118	Ava+	60%	100%	100%	1.871
Frame Shed	1920	516	D 110	7.637	Ava-	40%	90%	100%	2.750
Frame Garage	1984	1216	C 100	17.518	Ava+	60%	100%	100%	10.511
Frame Shed	1980	80	D 110	2.012	Ava.	78%	100%	100%	1.569
Frame Garage	1991	480	C 100	8.327	Ava.	84%	100%	100%	6.995
Outbuilding Total									36,531

Acpt Land 32,300 Accepted Bldg 81,900 Total 114,200

Name: RYAN, ALLAN J

Page 797

RYAN, CHARLOTTE L

Map/Lot:

011-021&022

Account: 751 Card: 2 of 2

Location: 268 LITTLE FALLS RD

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300	
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975	
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650	
070 X 220	\$/FF -River Front	66.50	4,655	15%	Excess Frt	698	
Total Acres 3.38			Land Total			30,623	
<b>Acpt Land</b>		30,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						30,600	

Pembroke 2023 Commitment Archive  
Name: RYAN, ALLAN J  
RYAN, CHARLOTTE L  
Account: 751

**Valuation Report**

04/10/2024  
Page 798  
Map/Lot: 011-021&022  
Location: 268 LITTLE FALLS RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	32,300	81,900	114,200	32,300	81,900	114,200
2	30,600	0	30,600	30,600	0	30,600
<b>TOTAL</b>	62,900	81,900	144,800	62,900	81,900	144,800

Name: RYAN, MICHAEL

Page 799

MCGILL, LINDA

Map/Lot:

007-005-002

Account: 1098 Card: 1 of 2

Location:

221 OX COVE RD

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	50%	Excess Frt	16,500
700 X 220	\$/FF -Tidal Ocean	330.00	231,000	15%	Excess Frt	34,650
2.94	Acres-Rear Land 1 =<100	500.00	1,470	100%		1,470
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.01			Land Total			174,120

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	352 Sqft	Grade C 100	Base		52,520
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		299
						0
Foundation	Brick &/or Stone	Basement	None	Basement		-4,384
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Electric	Cooling	0% None	Heat		-616
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1977	0	Typical	Typical	Good	Typical	47,819
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	84%	100%	100%	40,168	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1977	226	C 100	1.441	Good	84%	100%	100%	1,210
Frame Garage	1977	160	C 100	4.332	Ava-	69%	100%	100%	2,989
Frame Shed	1977	160	D 100	2.766	Ava-	69%	100%	100%	1,909
Frame Shed	1977	56	D 100	1.547	Fair	62%	100%	100%	959
One Storv Frame	1950	250	SC100	4.879	Ava.	61%	100%	100%	2,976
Wood Deck	1950	132	SC100	603	Ava.	61%	100%	100%	368
Outbuilding Total									10,411

<b>Acpt Land</b>	174,100	<b>Accepted Bldg</b>	50,600	<b>Total</b>	224,700
------------------	---------	----------------------	--------	--------------	---------

Name: RYAN, MICHAEL

Page 800

MCGILL, LINDA

Map/Lot:

007-005-002

Account: 1098 Card: 2 of 2

Location:

221 OX COVE RD

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2 NEW COTTAGE  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	965 Sqft	Grade AA100	Base	134,885
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	2,801
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,219
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,625
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
2016	0	Modern	Modern	Above Average	Typical		147,530
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %		Value(Rcnld)	
None	None	95%	100%	100%		140,154	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2016	150	AA100	7.207	Ava+	95%	100%	100%	6.847
Open Frame Porch	2016	50	AA100	1.688	Ava+	95%	100%	100%	1.604
Wood Deck	2016								4.500
----- S O U N D V A L U E -----									12,951
Outbuilding Total									12,951

<b>Acpt Land</b>	0	<b>Accepted Bldg</b>	153,100	<b>Total</b>	153,100
------------------	---	----------------------	---------	--------------	---------



Pembroke 2023 Commitment Archive  
Name: RYAN, MICHAEL  
MCGILL, LINDA  
Account: 1098

**Valuation Report**

Map/Lot:  
Location:

04/10/2024  
Page 801  
007-005-002  
221 OX COVE RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	174,100	50,600	224,700	174,100	50,600	224,700
2	0	153,100	153,100	0	153,100	153,100
<b>TOTAL</b>	174,100	203,700	377,800	174,100	203,700	377,800

Account: 74 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/01/1999  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B2331P105 04/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.60	Acres-Rear Land 1 =<100	500.00	1,300	100%		1,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.60					Land Total	22,300

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	66,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Crawl	Basement	-2,940
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-1,078
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	1,116
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1986	Typical	Typical	Good	Typical	63,661
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		70%	100% 100%	44,563

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1890	132	D 110	2.656	Good	70%	100%	100%	1.859
Encl Frame Porch	1986	264	D 110	4.360	Good	70%	100%	100%	3.052
Frame Garage	1986	528	C 100	8.926	Ava.	81%	100%	100%	7.230
Frame Shed	1986	96	D 100	2.016	Ava-	74%	100%	100%	1.492
Outbuilding Total									13,633

**Acpt Land**

22,300

**Accepted Bldg**

58,200

**Total**

80,500

Account: 201 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street None

**Sale Data**  
 Sale Date 04/01/1999  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B2331P105 04/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500	
Total Acres 15.00					Land Total	7,500	
<b>Acpt Land</b>		7,500	<b>Accepted Bldg</b>		0	<b>Total</b>	7,500

Name: SANBORN, ARTHUR C

Page 804

SANBORN, REBECCA A

Map/Lot:

001-024

Account: 242 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 06/03/2004  
 Sale Price 180,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
100 X 220	\$/FF -Deep Ocean	352.00	35,200	75%	Excess Frt	26,400	
4.66	Acres-Rear Land 1 =<100	400.00	1,864	100%		1,864	
Total Acres 6.18			Land Total			98,664	

**Acpt Land** 98,700 **Accepted Bldg** 0 **Total** 98,700

Name: SANBORN, ARTHUR C

Page 805

SANBORN, REBECCA A

Map/Lot:

001-024-A

Account: 243 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 11/22/2005  
 Sale Price 160,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
130 X 220	\$/FF -Deep Ocean	352.00	45,760	75%	Excess Frt	34,320
7.02	Acres-Rear Land 1 =<100	400.00	2,808	100%		2,808
Total Acres 8.69			Land Total			107,528

**Acpt Land** 107,500 **Accepted Bldg** 0 **Total** 107,500

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/17/2021  
 Sale Price 398,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
050 X 220	\$/FF -Tidal Ocean	330.00	16,500	75%	Excess Frt	12,375
180 X 220	\$/FF -Tidal Ocean	330.00	59,400	50%	Excess Frt	29,700
0.54	Acres-Rear Land 1 =<100	500.00	270	100%		270
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70						Land Total 48,345

Dwelling Description				Replacement Cost New	
Conventional	One Story	876 Sqft	Grade B 100	Base	69,070
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	5,379
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						Total
Built	Renovated	Kitchens	Baths	Condition	Layout	
2011	0	Modern	Modern	Above Average	Typical	74,449
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	70,727	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Frame Shed	2011	96	B 100	2.999	Ava+	95%	100%	100%	2.849
Open Frame Porch	2011	24	C 100	470	Ava+	95%	100%	100%	446
One Storv Frame	2022	240	B 100	8.658	Ava+	95%	100%	100%	8.225
Wood Deck	2022	200	B 100	1.579	Ava+	95%	100%	100%	1.500
Outbuilding Total									13,020

**Acpt Land** 48,300 **Accepted Bldg** 83,700 **Total** 132,000

Pembroke 2023 Commitment Archive  
 Name: SANFILIPPO, STEPHEN N  
 SANFILIPPO, SUSAN M  
 Account: 610 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 807  
 Map/Lot: 007-009-001  
 Location: 51 OX COVE RD

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/23/2006  
 Sale Price 227,000  
 Sale Type Land & Buildings  
 Financing Conventional  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 245	\$/FF -Tidal Ocean	330.00	69,649	100%		69,649
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
080 X 220	\$/FF -Tidal Ocean	330.00	26,400	15%	Excess Frt	3,960
1.70	Acres-Rear Land 1 =<100	500.00	850	100%		850
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 5.24			Land Total			161,759

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One Story	625 Sqft	Grade C 100	Base		47,213
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	3					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	1/4 Finished			Attic		3,719
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1964	1991	Typical	Typical	Average	Typical	50,932
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	69%	100%	100%	35,143	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1993	264	C 100	7.806	Ava.	85%	100%	100%	6.635
One Storv Frame	2000	168	C 100	4.967	Ava.	69%	100%	100%	3.427
Wood Deck	2000	286	C 100	1.777	Ava.	69%	100%	100%	1.226
Frame Garage	2000	440	C 100	7.827	Ava.	89%	100%	100%	6.966
One Storv Frame	2008	600	B 100	21.644	V.G.	94%	100%	100%	20.345
Plumbina Fixture	2008	3	B 100	1.742	Ava.	93%	100%	100%	1.620
Outbuilding Total									40,219

**Acpt Land** 161,800 **Accepted Bldg** 75,400 **Total** 237,200

Name: SARISH, LISA  
 SIMPSON, PAUL

Account: 360 Card: 1 of 1

Map/Lot:  
 Location:

017-064  
 5 HIGH ST

Neighborhood 21 High Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 05/04/2022  
 Sale Price 130,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.43	Acres-Homesite (Fract)	15,000.00	9,836 100%		9,836
2.00	# -Lot Improvements	3,000.00	6,000 100%		6,000
Total Acres 0.43			Land Total		15,836

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	520 Sqft	Grade C 100	Base	58,384
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-7,220
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,820
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	2020	Modern	Modern	Good	Typical	49,344	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		70%	100%	100%	34,541

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storr Frame	1950	160	C 100	4.731	Good	70%	100%	100%	3,312
Frame Garace	2000	480	C 100	8.327	Ava.	89%	100%	100%	7,411
Outbuilding Total									10,723

**Acpt Land**

15,800

**Accepted Bldg**

45,300 **Total**

61,100



Name: SARISH, LISA  
 SIMPSON, PAUL

Account: 1077 Card: 1 of 1

Map/Lot:  
 Location:

014-109  
 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 06/30/2021  
 Sale Price 30,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000	
070 X 220	\$/FF -River Front	95.00	6,650	75%	Excess Frt	4,988	
2.14	Acres-Rear Land 1 =<100	500.00	1,070	100%		1,070	
Total Acres 3.50			Land Total		25,058		
<b>Accpt Land</b>		25,100	<b>Accepted Bldg</b>		0	<b>Total</b>	25,100

Name: SAWTELLE, SHANE R

Page 810

SAWTELLE, CATHY J

Map/Lot:

016-004

Account: 182 Card: 1 of 1

Location:

444 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 06/28/2006  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
13.00	Acres-Rear Land 1 =<100	500.00	6,500	100%		6,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 14.00					Land Total	27,500

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	480 Sqft	Grade C 100	Base	41,781
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	437
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-216
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1945	0	Typical	Typical	Average	Typical	42,002
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	58%	100%	100%	24,361	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1950	240	C 100	7.097	Ava.	58%	100%	100%	4.116
One Storv Frame	1950	72	C 100	2.129	Ava.	58%	100%	100%	1.235
Frame Garage	1950	440	C 100	7.827	Ava-	52%	100%	100%	4.070
Frame Shed	1950	120	D 100	2.297	Ava-	52%	100%	100%	1.194
Frame Shed	1950	96	E 100	1.229	Fair	43%	100%	100%	528
Outbuilding Total									11,143

**Acpt Land**

27,500

**Accepted Bldg**

35,500

**Total**

63,000

Account: 43 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/16/2012  
 Sale Price 110,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.84	Acres-Homesite (Fract)	15,000.00	13,748	100%		13,748
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.84			Land Total			19,748

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	1,008 Sqft	Grade C 100	Base	87,415
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-504
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,605
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Minimal			Insulation	-1,058
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1861	0	Typical	Old Type	Good	Typical	89,958	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		70%	95%	100%	59,822

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	1940	480	D 100	6.828	Ava-	46%	100%	100%	3,141
2S Frame Shed	1861	400	C 100	10.037	Good	70%	100%	100%	7,026
Open Frame Porch	1998	102	C 100	1.313	Good	70%	100%	100%	919
2S Fr Bav Window	1861	15	C 100	1.418	Good	70%	100%	100%	993
Encl Frame Porch	1861	168	C 100	3.461	Good	70%	100%	100%	2,423
Outbuilding Total									14,502

**Acpt Land** 19,700 **Accepted Bldg** 74,300 **Total** 94,000

Account: 827 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/01/1999  
 Sale Price 10,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 B2564P168 10/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.70	Acres-Rear Land 1 =<100	500.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.70					Land Total	22,350

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	960 Sqft	Grade C 100	Base	59,762
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Crawl	Basement	-3,800
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1974	0	Typical	Typical	Below Average	Typical	55,962
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None		None		Phys. % 67%	Func. % 100%	37,495
				Econ. % 100%		

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1974	336	E 100	3.265	Poor	50%	100%	100%	1.632
Frame Shed	1974	128	E 100	1.459	Poor	50%	100%	100%	730
Outbuilding Total									2,362

**Acpt Land**

22,400

**Accepted Bldg**

39,900

**Total**

62,300

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50			Land Total			22,250

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,008 Sqft	Grade C 100	Base		61,560
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		756
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Average	Typical	62,316
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	84%	100%	100%	52,345	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1997	400	C 100	2.415	Ava.	87%	100%	100%		2,101
Outbuilding Total										2,101

<b>Acpt Land</b>	22,300	<b>Accepted Bldg</b>	54,400	<b>Total</b>	76,700
------------------	--------	----------------------	--------	--------------	--------

Account: 161 Card: 1 of 1

Map/Lot: 015-055  
 Location: 350 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			21,250

Dwelling Description				Replacement Cost New		
Conventional	Two & 1/2 Story	837 Sqft	Grade D 100	Base		81,860
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-343
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-2,573
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	0	Half Baths	1	Plumbing		-513
Attic	Floor & Stairs			Attic		1,096
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,715
Unfin. Living Area	10%			Unfinished		-1,372

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Obsolete	Obsolete	Fair	Typical	76,440
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	30%	77%	100%		17,658

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	1890	360	D 100	5.113	Fair	1,534
Unfinished Attic	1890	360	D 100	1.768	Fair	530
Open Frame Porch	1890	144	D 100	1.450	Fair	435
Wood Deck	2001	216	D 100	1.135	Fair	885
Outbuilding Total						3,384

**Acpt Land** 21,300 **Accepted Bldg** 21,000 **Total** 42,300

Neighborhood 15 Cross Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
51.00	Acres-Rear Land 1 =<100	500.00	25,500	100%		25,500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 52.00						Land Total 44,550

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	420 Sqft	Grade D 110	Base		48,496
Exterior	Composition	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement		-189
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-852
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1900	1974	Typical	Typical	Average	Typical		47,455
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete	None	50%	90%	100%	21,355		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1900	156	D 100	5.144	Ava.	50%	100%	100%	2.572
One Storv Frame	1974	96	D 100	2.328	Ava.	50%	100%	100%	1.164
Unfin Basement	1974	96	D 100	3.595	Ava.	50%	100%	100%	1.798
One Storv Frame	1974	96	D 100	2.328	Ava.	50%	100%	100%	1.164
Unfin Basement	1974	96	D 100	3.595	Ava.	50%	100%	100%	1.798
Frame Shed	1900	860	E 100	6.695	Poor	20%	100%	100%	1.339
Frame Shed	1900	182	E 100	1.845	Poor	20%	100%	100%	369
Outbuilding Total									10,204

<b>Acpt Land</b>	44,600	<b>Accepted Bldg</b>	31,600	<b>Total</b>	76,200
------------------	--------	----------------------	--------	--------------	--------

Neighborhood 15 Cross Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
5.83	Acres-Rear Land 2 = 101-200	350.00	2,041	100%		2,041
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
2.50	Acres-Gravel Pit	7,500.00	18,750	100%		18,750
Total Acres 59.33			Land Total			64,841

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	784 Sqft	Grade D 100	Base		59,294
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-321
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Hot Water BB	Cooling	0% None	Heat		-1,008
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1972	0	Old Type	Old Type	Below Average	Inadeq.	57,965	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		66%	86%	100%	32,901

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1972	304	D 100	7.370	Ava-	66%	100%	100%	4.864
Frame Garage	1972	560	D 100	7.648	Fair	58%	100%	100%	4.436
Stable w/Loft	1972	864	D 100	13.397	Ava-	66%	75%	100%	6.632
Frame Shed	1972	256	E 100	2.374	Poor	48%	75%	100%	855
Frame Shed	1990	288	E 100	2.603	Poor	61%	90%	100%	1.429
Encl Frame Porch	2011	300	D 100	4.386	Ava-	66%	100%	100%	2.895
Frame Shed	1972	80	E 50	557	Poor	48%	50%	100%	134
Frame Shed	1992	100	E 100	1.257	Poor	62%	100%	100%	779
Frame Shed	1992	80	E 100	1.114	Poor	62%	90%	100%	622
Frame Shed	1999	192	D 100	3.142	Ava-	83%	100%	100%	2.608
Outbuilding Total									25,254

<b>Acpt Land</b>	64,800	<b>Accepted Bldg</b>	58,200	<b>Total</b>	123,000
------------------	--------	----------------------	--------	--------------	---------



Account: 1091 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	7,000.00	7,000	75%	Vacancy	5,250
8.60	Acres-Rear Land 1 =<100	500.00	4,300	100%		4,300
Total Acres 9.60			Land Total			9,550
<b>Acpt Land</b>		9,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						9,600

Account: 677 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 16 East River Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot	7,000.00	7,000	50%	Access	3,500	
Total Acres 1.00			Land Total		3,500		
<b>Acpt Land</b>		3,500	<b>Accepted Bldg</b>		0	<b>Total</b>	3,500

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2684P141  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Homesite (Fract)	15,000.00	7,500	100%		7,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.25			Land Total			13,500

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	660 Sqft	Grade D 110	Base	62,151
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp 1/2 Bmt	Basement	-1,734
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,563
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,255
Insulation	Minimal			Insulation	-625
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1915	0	Typical	Typical	Poor	Typical	60,484	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		20%	100%	100%	12,097

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1915	252	D 110	6.720	Poor	20%	100%	100%	1,344
Encl Frame Porch	1915	84	D 110	2.037	Poor	20%	100%	100%	407
Frame Shed	1915	450	D 100	6.170	Fair	30%	100%	100%	1,851
Unfinished Attic	1915	450	D 100	1.924	Fair	30%	100%	100%	577
Outbuilding Total									4,179

<b>Acpt Land</b>	13,500	<b>Accepted Bldg</b>	16,300	<b>Total</b>	29,800
------------------	--------	----------------------	--------	--------------	--------

Account: 145 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1643P298  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	520 Sqft	Grade D 110	Base		55,434
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	85% Forced Warm	Cooling	0% None	Heat		-369
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-821
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Typical	Typical	Average	Typical	54,244
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	100%	100%
						27,122

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storr Frame	1987	190	D 110	5.068	Ava.	50%	100%	100%	2.534
One Storr Frame	1900	288	D 110	7.682	Ava.	50%	100%	100%	3.841
Open Frame Porch	1900	140	D 110	1.555	Ava.	50%	100%	100%	778
Frame Shed	1900	320	D 100	4.644	Ava-	40%	90%	100%	1.672
Frame Shed	1950	340	D 100	4.879	Fair	43%	100%	100%	2.098
Frame Shed	1950	256	D 100	3.893	Ava.	61%	100%	100%	2.375
Frame Shed	1900	64	E 100	1.000	Poor	20%	100%	100%	200
Frame Shed	1900	64	E 100	1.000	Poor	20%	100%	100%	200
Open Frame Porch	1995	144	D 110	1.596	Ava.	50%	100%	100%	798
Outbuilding Total									14,496

<b>Acpt Land</b>	21,000	<b>Accepted Bldg</b>	41,600	<b>Total</b>	62,600
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 599 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 10/29/2002  
 Sale Price 1,675  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1 B2684P140  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
33.00	Acres-Rear Land 1 =<100	500.00	16,500	100%		16,500	
Total Acres 33.00					Land Total	16,500	
<b>Acpt Land</b>		16,500	<b>Accepted Bldg</b>		0	<b>Total</b>	16,500

Account: 626 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/04/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
38.00	Acres-Rear Land 1 =<100	500.00	19,000	100%		19,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 39.00						Land Total 38,800

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	448 Sqft	Grade C 100	Base		57,627
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-224
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Gravity Warm	Cooling	0% None	Heat		-392
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	1	Plumbing		3,125
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical		Value(Rcnd)
1850	1987	Typical	Typical	Average			60,136
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	
None		None		50%	100%	100%	30,068

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
Two Storv Frame	1987	352	C 100	15.406	Ava.	82%	100%	100%	12.633
Unfin Basement	1987	352	C 100	6.030	Ava.	82%	100%	100%	4.945
1 & 3/4 Storv Fr	1947	308	C 100	12.932	Ava.	50%	100%	100%	6.466
Unfin Basement	1947	308	C 100	5.747	Ava.	50%	100%	100%	2.874
Encl Frame Porch	1947	75	C 100	2.131	Ava.	50%	100%	100%	1.066
Stable w/Loft	1947	480	D 100	8.803	Ava.	59%	100%	100%	5.194
Frame Garage	1850	336	E 100	3.265	Fair	30%	100%	100%	980
Frame Shed	1947	180	E 100	1.831	Ava-	50%	100%	100%	916
Frame Garage	2001	864	C 110	14.435	Ava.	89%	100%	100%	12.847
Frame Shed	2001	200	E 100	1.974	Ava-	84%	100%	100%	1.658
Outbuilding Total									49,579

**Acpt Land** 38,800 **Accepted Bldg** 79,600 **Total** 118,400

Account: 858 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1998  
 Sale Price 52,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2262P065 07/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	66.50	12,681	100%		12,681
200 X 200	\$/FF -River Front	66.50	12,681	75%	Excess Frt	9,511
100 X 200	\$/FF -River Front	66.50	6,341	50%	Excess Frt	3,170
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 2.30						Land Total 29,562

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	256 Sqft	Grade C 100	Base	33,390
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Dry Crawl	Basement	-2,040
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-512
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1935	0	Typical	Typical	Good	Typical	30,838
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		71%	100%	100%
						21,895

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1935	396	C 100	11.710	Good	71%	100%	100%	8.314
One Storv Frame	1935	90	C 100	2.661	Good	71%	100%	100%	1.889
One Storv Frame	1935	90	C 100	2.661	Good	71%	100%	100%	1.889
Open Frame Porch	1935	216	C 100	2.548	Good	71%	100%	100%	1.809
Frame Shed	1935	120	C 100	2.801	Good	71%	100%	100%	1.989
Frame Shed	1935	200	C 100	3.947	Good	71%	100%	100%	2.802
Frame Shed	1935	80	D 100	1.828	Ava-	43%	100%	100%	786
Carport/Canopv	2003	200	D 100	2.124	Ava.	91%	100%	100%	1.933
Encl Frame Porch	2005	252	C 100	4.662	Good	71%	100%	100%	3.310
Outbuilding Total									24,721

**Acpt Land**

29,600

**Accepted Bldg**

46,600 **Total**

76,200

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellNone  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.14	Acres-Homesite (Fract)	15,000.00	5,612	100%		5,612
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.14			Land Total			7,412

Dwelling Description				Replacement Cost New		
Other	One Story	482 Sqft	Grade SC100	Base		27,625
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-4,552
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-477
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		825
Attic	Full Finished			Attic		5,038
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-191
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Below Average	Typical	28,268
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	10,176	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1900	244	SC100	4.761	Ava-	40%	100%	100%	1,904
Wood Deck	2005	136	C 100	937	Ava.	92%	100%	100%	862
Outbuilding Total									2,766

<b>Acpt Land</b>	7,400	<b>Accepted Bldg</b>	12,900	<b>Total</b>	20,300
------------------	-------	----------------------	--------	--------------	--------



Account: 414 Card: 1 of 1

Location: 767 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 2020  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/18/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2020 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
11.00	Acres-Rear Land 1 =<100	500.00	5,500	100%		5,500
118.00	Acres-Softwood	135.00	13,381	100%		13,381
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 131.00			Land Total			49,181

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	884 Sqft	Grade C 100	Base		77,404
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-442
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-1,326
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1959	Old Type	Old Type	Average	Typical	75,636
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	90%	100%	34,036	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2017	480	B 100	9.703	Ava.	95%	100%	100%	9.218
Outhouse	1850			---- S O U N D V A L U E ----					300
Frame Shed	2019	75	A 100	3.238	Ava.	95%	100%	100%	3.076
Frame Shed	1850			---- S O U N D V A L U E ----					85.000
Outbuilding Total									97,594

**Acpt Land** 49,200 **Accepted Bldg** 131,600 **Total** 180,800

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	440.00	88,000	25%	Restrictio	22,000	
200 X 220	\$/FF -Deep Ocean	440.00	88,000	75%	Excess Frt	0	
200 X 220	\$/FF -Deep Ocean	500.00	5,500	25%	Restrictio	16,500	
200 X 220	\$/FF -Deep Ocean	440.00	88,000	50%	Excess Frt	0	
200 X 220	\$/FF -Deep Ocean	3,000.00	3,000	25%	Restrictio	11,000	
200 X 220	\$/FF -Deep Ocean	440.00	88,000	15%	Excess Frt	0	
200 X 220	\$/FF -Deep Ocean	3,000.00	3,000	25%	Restrictio	3,300	
Total Acres 4.04			Land Total			52,800	
<b>Acpt Land</b>		52,800	<b>Accepted Bldg</b>		0	<b>Total</b>	
						52,800	

Account: 430 Card: 2 of 2

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
18.00	Acres-Rear Land 1 =<100	500.00	9,000	25%	Restrictio	2,250	
Total Acres 18.00			Land Total		2,250		
<b>Acpt Land</b>		2,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						2,300	

**Valuation Report**

Account: 430

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	52,800	0	52,800	52,800	0	52,800
2	2,300	0	2,300	2,300	0	2,300
<b>TOTAL</b>	55,100	0	55,100	55,100	0	55,100

Account: 1120 Card: 1 of 1 Map/Lot: Location:

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography  
 Utilities  
 Street Street Surface

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Description	Outbuildings/Additions/Improvements			RCN	Cond	Percent Good			Value Rcnld
	Year	Units	Grade			Phy	Func	Econ	
28Mobile Home..	2011	28X57	C 100	67.963	Ava.	95%	100%	100%	64.565
Wood Deck	2011	48	C 100	444	Ava.	95%	100%	100%	422
Frame Shed	2009			- - - - S O U N D V A L U E - - - -					500
Wood Deck	2011	80	C 100	623	Ava.	95%	100%	100%	592
<b>Outbuilding Total</b>									<b>66,079</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		66,100	<b>Total</b>		66,100

Name: SEELEY, ROBERTA

Page 830

SEELEY, WAYNE

Map/Lot:

008-016-003

Account: 1168 Card: 1 of 1

Location:

283 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
48.00	Acres-Rear Land 1 =<100	500.00	24,000	100%		24,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 49.00			Land Total			43,800

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	460 Sqft	Grade C 100	Base		58,265
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-805
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1948	0	Typical	Typical	Below Average	Typical	57,460
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	51%	100%	100%	29,305	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	1948	160	C 100	4.731	Ava-	51%	100%	100%	2.413
Unfin Basement	1948	160	C 100	4.795	Ava-	51%	100%	100%	2.445
Stable w/Loft	1980	384	C 100	9.335	Ava-	71%	75%	100%	4.971
Outbuilding Total									9,829

**Acpt Land** 43,800 **Accepted Bldg** 39,100 **Total** 82,900

Name: SEELEY, ROBERTA A

Page 831

SEELEY, WAYNE L

Map/Lot:

015-017

Account: 131 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 01/01/1999  
 Sale Price 300  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 B2303P295 01/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 120	\$/FF -Miscellaneous	95.00	14,032	15%		2,105
050 X 120	\$/FF -Miscellaneous	95.00	3,508	15%	Excess Frt	526
Total Acres 0.69			Land Total			2,631

**Acpt Land** 2,600 **Accepted Bldg** 0 **Total** 2,600

Name: SEELEY, ROBIN HADLOCK

Page 832

SEELEY, THOMAS D

Map/Lot:

005-010-003

Account: 939 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Semi-Improved

Sale Date 11/16/2016  
 Sale Price 30,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.50	Acres-Rear Land 1 =<100	500.00	750	100%		750
Total Acres 2.50			Land Total			25,750

**Acpt Land** 25,800 **Accepted Bldg** 0 **Total** 25,800



Name: SEELEY, ROBIN HADLOCK

Page 833

SEELEY, THOMAS D

Map/Lot:

005-010-004

Account: 940 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 07/30/2021  
 Sale Price 56,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	10,000.00	10,000	100%		10,000
4.16	Acres-Rear Land 1 =<100	500.00	2,080	100%		2,080
Total Acres 5.16			Land Total			12,080

**Acpt Land** 12,100 **Accepted Bldg** 0 **Total** 12,100

Name: SEELEY, THOMAS D

Page 834

SEELEY, ROBIN H

Map/Lot:

005-009

Account: 506 Card: 1 of 3

Location: 292 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
010 X 220	\$/FF -Tidal Ocean	330.00	3,300	15%	Excess Frt	0
010 X 220	\$/FF -Tidal Ocean	3,000.00	3,000	25%	Restrictio	124
4.01	Acres-Rear Land 1 =<100	500.00	2,005	50%	Restrictio	1,003
Total Acres 5.76			Land Total			32,477

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	525 Sqft	Grade B 100	Base		75,301
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-2,242
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2012	0	Modern	Modern	Above Average	Typical	73,059
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	69,406	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	2012	150	B 100	2.237	Ava+	95%	100%	100%	2.125
Wood Deck	2012	100	B 100	896	Ava+	95%	100%	100%	851
2S Frame Garaae	2020	624	B 100	15.660	Ava+	95%	100%	100%	14.877
Finished Attic	2020	624	C 100	11.978	Ava+	95%	100%	100%	11.379
Outbuilding Total									29,232

Acpt Land 32,500 Accepted Bldg 98,600 Total 131,100

Name: SEELEY, THOMAS D

Page 835

SEELEY, ROBIN H

Map/Lot:

005-009

Account: 506 Card: 2 of 3

Location: 292 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 125	\$/FF -Tidal Ocean	330.00	49,749	75%	Excess Frt	0	
200 X 125	\$/FF -Tidal Ocean	500.00	350	50%	Restrictio	18,656	
024 X 125	\$/FF -Tidal Ocean	330.00	5,970	50%	Excess Frt	0	
024 X 125	\$/FF -Tidal Ocean	330.00	3,300	50%	Restrictio	1,493	
376 X 220	\$/FF -Tidal Ocean	330.00	124,080	50%	Excess Frt	0	
376 X 220	\$/FF -Tidal Ocean	500.00	2,005	50%	Restrictio	31,020	
Total Acres 2.54			Land Total			51,169	

**Accpt Land** 51,200 **Accepted Bldg** 0 **Total** 51,200

Name: SEELEY, THOMAS D

Page 836

SEELEY, ROBIN H

Map/Lot:

005-009

Account: 506 Card: 3 of 3

Location: 292 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
Topography Rolling  
Utilities Drilled WellSeptic System  
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 2

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
025 X 220	\$/FF -Tidal Ocean	330.00	8,250	15%	Excess Frt	0	
025 X 220	\$/FF -Tidal Ocean	500.00	350	50%	Restrictio	619	
Total Acres 0.13			Land Total			619	
<b>Acpt Land</b>		600	<b>Accepted Bldg</b>		0	<b>Total</b>	600

Pembroke 2023 Commitment Archive  
Name: SEELEY, THOMAS D  
SEELEY, ROBIN H  
Account: 506

**Valuation Report**

04/10/2024  
Page 837  
005-009  
292 LEIGHTON PT RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	32,500	98,600	131,100	32,500	98,600	131,100
2	51,200	0	51,200	51,200	0	51,200
3	600	0	600	600	0	600
<b>TOTAL</b>	<b>84,300</b>	<b>98,600</b>	<b>182,900</b>	<b>84,300</b>	<b>98,600</b>	<b>182,900</b>

Name: SEELEY, WAYNE L

Page 838

SEELEY, ROBERTA A

Map/Lot:

008-022

Account: 657 Card: 1 of 1

Location:

US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Sale Date 04/01/2000  
 Sale Price 6,000  
 Sale Type Other  
 Financing Unknown  
 Verified Other Source  
 Validity Other Non Valid

Reference 1 B2420P236 04/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.30	Acres-Rear Land 1 =<100	500.00	1,650	100%		1,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.30			Land Total			22,650

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1990	320	D 100	4.644	Fair	71%	100%	100%	3,297
Outbuilding Total									3,297

**Accpt Land**

22,700

**Accepted Bldg**

3,300

**Total**

26,000

Account: 122 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 03/01/2000  
 Sale Price 39,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2415P061 03/00

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 3.50						Land Total 21,050

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	473 Sqft	Grade C 100	Base	58,956
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-237
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-497
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1910	0	Old Type	Old Type	Below Average	Typical	58,222
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	20,960	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Stable w/Loft	1910	750	D 100	12.033	Ava-	40%	100%	100%	4.813
1 & 1/2 Storv Fr	1910	330	C 100	13.269	Ava-	40%	100%	100%	5.308
One Storv Frame	1910	308	C 100	9.107	Ava-	40%	100%	100%	3.643
Wood Deck	1910	70	C 100	567	Ava-	40%	100%	100%	227
Encl Frame Porch	1910	16	C 100	1.287	Ava-	40%	100%	100%	515
Unfin Basement	1910	330	C 100	5.888	Ava-	40%	100%	100%	2.355
Outbuilding Total									16,861

**Acpt Land**

21,100

**Accepted Bldg**

37,800

**Total**

58,900

Account: 554 Card: 1 of 2 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
175 X 220	\$/FF -Tidal Ocean	330.00	57,750	100%		57,750
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.78						Land Total 64,200

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	828 Sqft	Grade C 110	Base	85,624
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	Dry Crawl	Basement	-4,864
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,450
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,750
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Typical	Above Average	Typical	84,960
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	72,216	

Outbuildings/Additions/Improvements							Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
One Storv Frame	2001	288	C 110	9.367	Ava+	85%	100%	100%	7.962	
Wood Deck	1988	384	C 110	2.558	Ava+	85%	100%	100%	2.174	
Frame Garaae	1988	576	C 110	10.480	Ava+	85%	100%	100%	8.908	
Finished Attic	1988	576	C 110	12.695	Ava+	85%	100%	100%	10.791	
Wood Deck	1990	170	C 110	1.240	Ava+	85%	100%	100%	1.054	
Frame Shed	1990	240	C 110	4.971	Ava+	85%	100%	100%	4.225	
2S Frame Garaae	1996	1344	C 110	25.673	Ava+	85%	100%	100%	21.822	
Finished Attic	2000	1344	C 110	20.384	Ava+	85%	100%	100%	17.326	
Frame Shed	2001	135	C 100	3.017	Ava.	89%	100%	100%	2.685	
Outbuilding Total									76,947	

**Acpt Land** 64,200 **Accepted Bldg** 149,200 **Total** 213,400



Account: 554 Card: 2 of 2 Map/Lot: Location:

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B2666P123 09/02  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Outbuildings/Additions/Improvements				Percent Good			Value Rcnld	
	Year	Units	Grade	RCN	Cond	Phy	Func		Econ
One Storv Frame	2006	288	C 100	8.516	Ava.	92%	100%	100%	7.835
Unfin Basement	2006	288	C 100	5.618	Ava.	92%	100%	100%	5.169
<b>Outbuilding Total</b>								<b>13,004</b>	
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		13,000	<b>Total</b>		13,000

Account: 554

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	64,200	149,200	213,400	64,200	149,200	213,400
2	0	13,000	13,000	0	13,000	13,000
<b>TOTAL</b>	64,200	162,200	226,400	64,200	162,200	226,400

Account: 406 Card: 1 of 1

Location: 515 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Septic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/18/2022  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
22.50	Acres-Rear Land 1 =<100	500.00	11,250	100%		11,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 23.50						Land Total 39,250

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	500 Sqft	Grade C 100	Base	57,841
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-250
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-338
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-625
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	0	Old Type	Old Type	Below Average	Typical	56,628
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	20,386	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1850	216	D 100	3.424	Fair	30%	100%	100%	1.027
Unfinished Attic	1850	216	D 100	1.520	Fair	30%	100%	100%	456
Frame Garage	1991	440	C 100	7.827	Ava.	84%	100%	100%	6.575
Outbuilding Total									8,058

**Acpt Land** 39,300 **Accepted Bldg** 28,400 **Total** 67,700

Name: SGRITTA, THOMAS A

Page 844

SGRITTA, MARGARET A

Map/Lot:

001-010

Account: 222 Card: 1 of 1

Location:

REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 200	\$/FF -Tidal Ocean	264.00	50,343	50%	Restrictio	25,171	
125 X 200	\$/FF -Tidal Ocean	264.00	31,464	75%	Excess Frt	0	
125 X 200	\$/FF -Tidal Ocean	3,000.00	3,000	50%	Restrictio	11,799	
Total Acres 1.49			Land Total			36,970	
<b>Acpt Land</b>		37,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						37,000	

Name: SGRITTA, THOMAS A

Page 845

SGRITTA, MARGARET A

Map/Lot:

001-010-A

Account: 223 Card: 1 of 1

Location:

REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural  
Topography Rolling  
Utilities NoneNone  
Street Gravel

Reference 1 B1243P016

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.00	Acres-Rear Land 1 =<100	500.00	6,000	100%		6,000	
Total Acres 12.00				Land Total		6,000	
<b>Acpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						6,000	

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled Well  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
020 X 220	\$/FF -River Front	66.50	1,330	75%	Excess Frt	998
1.90	Acres-Rear Land 1 =<100	350.00	665	100%		665
Total Acres 3.01					Land Total	14,963

Dwelling Description				Replacement Cost New	
Conventional	One Story	300 Sqft	Grade D 100	Base	28,731
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,834
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,558
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,538
Attic	1/4 Finished			Attic	2,317
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-246
Unfin. Living Area	85%			Unfinished	-1,673

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Obsolete	None	Average	Inadeq.	22,199
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		No Electricity..		66%	77%	90%
						Value(Rcnld)
						10,153

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnld
Frame Shed	1960	80	E 110	1.226	Ava-	58% 100% 90%	640
One Storv Frame	1960	100	D 100	2.425	Ava.	66% 100% 90%	1,440
						Outbuilding Total	2,080

<b>Acpt Land</b>	15,000	<b>Accepted Bldg</b>	12,200	<b>Total</b>	27,200
------------------	--------	----------------------	--------	--------------	--------

Account: 666 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 08/04/2010  
 Sale Price 42,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 1 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 21,500

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Other	One Story	768 Sqft	Grade C 100	Base	52,569
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	699
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-346
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1941	0	Typical	Typical	Average	Typical	52,922
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	56%	100%	100%	29,636	

<b>Outbuildings/Additions/Improvements</b>						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	1941	144	C 100	981	Ava.	549
Frame Garage	1941	480	C 100	8.327	Ava.	4.663
Frame Shed	1941	224	D 100	3.517	Ava-	1.456
Frame Shed	1941	104	E 100	1.287	Poor	347
Frame Shed	1941	48	E 100	886	Poor	239
Outbuilding Total						7,254

**Acpt Land** 21,500 **Accepted Bldg** 36,900 **Total** 58,400

Account: 667 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 04/01/2015  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.00						Land Total 20,300

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	500 Sqft	Grade D 110	Base		54,474
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-789
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1885	1930	Old Type	Old Type	Below Average	Typical		53,685
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	40%	90%	100%	19,327		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1930	180	D 110	4.802	Ava-	40%	100%	100%	1,921
Wood Deck	1930	140	D 110	865	Ava-	40%	100%	100%	346
Stable w/Loft	1930	340	D 100	7.127	Fair	30%	100%	100%	2,138
Frame Shed	1930	240	D 100	3.706	Fair	30%	100%	100%	1,112
Frame Shed	1930	96	E 100	1.229	Poor	20%	100%	100%	246
Frame Shed	1930	30	E 100	757	Poor	20%	100%	100%	151
Outbuilding Total									5,914

**Acpt Land** 20,300 **Accepted Bldg** 25,200 **Total** 45,500



**Valuation Report**

Map/Lot:

014-104

Location:

57 LEIGHTON PT RD

Account: 103 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/20/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 200	\$/FF -River Front	95.00	18,116	100%		18,116	
200 X 040	\$/FF -River Front	95.00	8,102	15%	Excess Frt	1,215	
Total Acres 1.10			Land Total				19,331
<b>Acpt Land</b>		19,300	<b>Accepted Bldg</b>		0	<b>Total</b>	19,300

Name: SHORT, FRANK L

Page 850

SHORT, TRACY L

Map/Lot:

006-008

Account: 552 Card: 1 of 1

Location:

289 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/01/1992  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Homesite (Fract)	15,000.00	12,550	100%		12,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.70			Land Total			18,550

Dwelling Description				Replacement Cost New		
Cape Cod	One & 3/4 Story	957 Sqft	Grade B 100	Base		103,336
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,860
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,525
Attic	None			Attic		0
FirePlaces	1			Fireplace		3,050
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1974	0	Typical	Typical	Average	Typical	109,771
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	74%	100%	100%	81,231	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1974	63	B 100	1.088	Ava.	74%	100%	100%	805
Encl Frame Porch	1974	180	B 100	4.432	Ava.	74%	100%	100%	3,280
Wood Deck	1974	144	B 100	1.197	Ava.	74%	100%	100%	886
Frame Garage	1974	576	B 100	11.623	Ava.	74%	90%	100%	7,741
Outbuilding Total									12,712

**Acpt Land** 18,600 **Accepted Bldg** 93,900 **Total** 112,500

Name: SHORT, FRANK L

Page 851

SHORT, TRACY L

Map/Lot:

006-013

Account: 558 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/1997  
 Sale Price 26,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Renovations

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
18.00	Acres-Rear Land 1 =<100	500.00	9,000	100%		9,000	
Total Acres 18.00			Land Total		9,000		

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1	384	E 100	3.564	Poor	20%	100%	100%	713
Frame Shed	2000	208	C 100	4.061	Ava.	89%	100%	100%	3,614
Open Frame Porch	2000	130	E 100	809	Ava.	89%	100%	100%	720
Outbuilding Total								5,047	

<b>Acpt Land</b>	9,000	<b>Accepted Bldg</b>	5,000	<b>Total</b>	14,000
------------------	-------	----------------------	-------	--------------	--------

Account: 485 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 01/07/2023  
 Sale Price 10  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%	Access	7,500
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
Total Acres 6.00			Land Total			10,000

<b>Outbuildings/Additions/Improvements</b>							Value									
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good Func Econ	Rcnld								
Outhouse	1979			----	S	O	U	N	D	V	A	L	U	E	----	300
							Outbuilding Total	300								
<b>Accpt Land</b>		10,000	<b>Accepted Bldg</b>		300	<b>Total</b>	10,300									

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1 B2126P127

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
6.00	Acres-Rear Land 2 = 101-200	350.00	2,100	100%		2,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 57.00			Land Total			58,100

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Cape Cod	One & 1/2 Story	936 Sqft	Grade D 110	Base	68,597
Exterior	Asbestos Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-422
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-4,701
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,266
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	0	Obsolete	Obsolete	Below Average	Typical	62,208
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	81%	100%	20,155	

<b>Outbuildings/Additions/Improvements</b>										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
One Storv Frame	1875	144	D 110	3.840	Ava-	40%	100%	100%		1,536
Outbuilding Total										1,536

<b>Acpt Land</b>	58,100	<b>Accepted Bldg</b>	21,700	<b>Total</b>	79,800
------------------	--------	----------------------	--------	--------------	--------

Account: 518 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1 B2126P127

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
090 X 120	\$/FF -Tidal Ocean	264.00	17,548	100%		17,548	
Total Acres 0.25					Land Total	17,548	
<b>Accpt Land</b>		17,500	<b>Accepted Bldg</b>		0	<b>Total</b>	17,500

Name: SIMPSON, KERRY L

Page 855

SIMPSON, DEBORAH L

Map/Lot:

010-001

Account: 698 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 14 County Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 02/14/2006  
 Sale Price 102,500  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
79.00	Acres-Rear Land 3 = 201+	245.00	19,355	100%	19,355
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%	7,000
Total Acres 80.00			Land Total		26,355

**Acpt Land** 26,400 **Accepted Bldg** 0 **Total** 26,400

Name: SIMS, SYLVIA ALICE

Page 856

MANCINI, CONTESSA LEIGH

Map/Lot:

012-003

Account: 790 Card: 1 of 1

Location:

591 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/16/2004  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 5.00						Land Total 21,800

Dwelling Description				Replacement Cost New	
Conventional	One Story	625 Sqft	Grade D 100	Base	38,714
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Crawl	Basement	-2,429
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,025
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-308
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				
1940	0	Obsolete	Old Type	Fair				34,952
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		None		36%	86%	100%	10,821	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garae	2001	480	D 110	7.511	Ava.	89%	75%	100%	5,014
Outbuilding Total									5,014

**Acpt Land** 21,800 **Accepted Bldg** 15,800 **Total** 37,600



Name: SKEATES, XIUQING

Page 857

SKEATES, RUSSELL T III

Map/Lot:

013-044

Account: 869 Card: 1 of 1

Location:

ROBBINSTON RIDGE RD

Neighborhood 18 Robbinston Ridge  
 Tree Growth 2021  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/16/2021  
 Sale Price 210,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2021 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
68.00	Acres-Mixed Wood	165.00	9,425	100%		9,425	
4.00	Acres-Waste-Wet Land	50.00	200	100%		200	
40.00	Acres-Rear Land 1 =<100	500.00	20,000	100%		20,000	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
Total Acres 113.00			Land Total		44,625		

**Acpt Land** 44,600 **Accepted Bldg** 0 **Total** 44,600

Name: SMALL, JANICE

Page 858

MENDOZA, MICCO

Map/Lot:

015-042

Account: 150 Card: 1 of 1

Location:

60 FRONT ST

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Shore  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 07/05/2017  
 Sale Price 64,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
140 X 070	\$/FF -River Front	95.00	7,502	100%		7,502
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.22			Land Total			10,502

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	468 Sqft	Grade C 100	Base	58,690
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,906
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-819
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1992	Typical	Typical	Good	Inadeq.	52,965
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnld)</b>
None		None		70%	95% 100%	35,222

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1890	120	C 100	1.509	Good	70%	100%	100%	1.056
Two Story Frame	1890	50	C 100	2.188	Good	70%	100%	100%	1.532
Wood Deck	1992	288	C 100	1.788	Good	70%	100%	100%	1.252
Frame Garage	2001	400	C 110	8.061	Ava.	89%	100%	100%	7.174
Outbuilding Total									11,014

**Acpt Land**

10,500

**Accepted Bldg**

46,200 **Total**

56,700

Name: SMALL, KIM A

Page 859

CHENEY, LEON M

Map/Lot:

016-011-A

Account: 1023 Card: 1 of 1

Location:

185 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities  
 Street Paved

Reference 1  
 Reference 2 DUP ML NUMBER - UNF ADDITION  
 Tran/Land/Bldg 1 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70			Land Total			21,350

Dwelling Description				Replacement Cost New	
Conventional	One Story	768 Sqft	Grade B 100	Base	64,135
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,874
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,288
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Modern	Modern	Average	Typical	64,549
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	93%	95%	100%	57,029	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	2008	50	C 100	455	Ava.	423
Frame Shed	1995	144	E 100	1.574	Fair	1.165
One Storv Frame	2011	320	B 100	11.543	Ava.	10.198
Unfin Basement	2011	320	B 100	7.105	Ava.	6.608
Wood Deck	2008	368	C 100	2.236	Ava.	2.079
Wood Deck	2008	50	C 100	455	Ava.	423
Outbuilding Total						20,896

<b>Acpt Land</b>	21,400	<b>Accepted Bldg</b>	77,900	<b>Total</b>	99,300
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 809 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 03/01/1998  
 Sale Price 12,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
23.00	Acres-Waste-Wet Land	50.00	1,150	100%		1,150	
Total Acres 23.00			Land Total		1,150		
<b>Acpt Land</b>		1,200	<b>Accepted Bldg</b>		0	<b>Total</b>	
						1,200	

**Valuation Report**

Map/Lot:

012-031

Location:

AYERS JCT RD

Account: 819 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 03/01/1998  
 Sale Price 12,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B2228P337 03/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500	
15.00	Acres-Waste-Wet Land	50.00	750	100%		750	
Total Acres 30.00			Land Total		8,250		
<b>Acpt Land</b>		8,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						8,300	

Account: 820 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 03/01/1998  
 Sale Price 12,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1 B2228P339 03/98

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
10.00	Acres-Rear Land 2 = 101-200	350.00	3,500	100%		3,500	
28.00	Acres-Rear Land 3 = 201+	245.00	6,860	100%		6,860	
38.00	Acres-Waste-Wet Land	50.00	1,900	100%		1,900	
Total Acres 76.00			Land Total		12,260		
<b>Acpt Land</b>		12,300	<b>Accepted Bldg</b>		0	<b>Total</b> 12,300	

Name: SMALL, MELANIE L JR

Page 863

SMALL, ROLLIN H JR

Map/Lot:

012-027

Account: 814 Card: 1 of 1

Location:

792 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Level  
 Utilities Dug Well  
 Street Paved

**Sale Data**  
 Sale Date 06/10/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.37	Acres-Rear Land 1 =<100	500.00	185	100%		185
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.37						Land Total 16,985

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	480 Sqft	Grade D 100	Base	32,547
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	0 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-4,067
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-787
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-2,050
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	None	Below Average	Typical	25,643
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Incomplete		None		76%	72%	100%
						14,032

<b>Outbuildings/Additions/Improvements</b>										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1950	252	E 50	1.173	Poor	33%	100%	100%		387
Outbuilding Total										387

**Acpt Land** 17,000 **Accepted Bldg** 14,400 **Total** 31,400

Name: SMALL, MELISSA

Page 864

SMALL, SHAUN

Map/Lot:

012-013

Account: 800 Card: 1 of 1

Location:

RT 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Sale Date 01/23/2013  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
25.00	Acres-Rear Land 3 = 201+	245.00	6,125	100%	6,125
Total Acres 25.00			Land Total		6,125

**Acpt Land** 6,100 **Accepted Bldg** 0 **Total** 6,100



Name: SMALL, MELISSA

Page 865

SMALL, SHAUN

Map/Lot:

012-013-001

Account: 801 Card: 1 of 1

Location:

AYERS JUNCTION

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/15/2010  
 Sale Price 22,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
24.00	Acres-Rear Land 1 =<100	500.00	12,000	100%		12,000
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 25.00			Land Total			19,000

Dwelling Description				Replacement Cost New		
Other	One & 1/2 Story	672 Sqft	Grade E 80	Base		26,641
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Piers	Basement	None	Basement		-2,800
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Not Heated	Cooling	0% None	Heat		-1,210
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-750
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal	SFLA	1,008	Insulation		-242
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2012	0	None	None	Average	Typical	21,639	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		95%	81%	100%	16,651

**Acpt Land** 19,000 **Accepted Bldg** 16,700 **Total** 35,700

Name: SMALL, PRISCILLA (L/E)

Page 866

HOLLAND, DONALD

Map/Lot:

011-038

Account: 766 Card: 1 of 1

Location:

366 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 11/04/2008  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
050 X 220	\$/FF -River Front	66.50	3,325	75%	Excess Frt	2,494
2.91	Acres-Rear Land 1 =<100	350.00	1,019	100%		1,019
2.00	# -Lot Improvements	2,100.00	4,200	100%		4,200
Total Acres 4.17			Land Total			21,013

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Skvline M/H	1986	14X76	B 100	36.140	Ava.	40%	100%	100%	14.456
Wood Deck	1990	100	C 100	735	Ava.	83%	100%	100%	610
Wood Deck	1990	256	C 100	1.609	Ava.	83%	100%	100%	1.335
Outbuilding Total									16,401

**Acpt Land**

21,000

**Accepted Bldg**

16,400

**Total**

37,400

**Valuation Report**

Account: 1049 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B2673P261

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.75	Acres-Rear Land 1 =<100	500.00	375	100%		375	
Total Acres 0.75			Land Total		375		
<b>Accpt Land</b>		400	<b>Accepted Bldg</b>		0	<b>Total</b>	
						400	

Name: SMITH, BRYAN

Page 868

SMITH, ERIC

Map/Lot:

013-036

Account: 860 Card: 1 of 1

Location:

RIDGE RD

Neighborhood 18 Robbinston Ridge

Zoning/Use Shore  
Topography Rolling  
Utilities None  
Street Semi-Improved

Reference 1 B1381P349

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
550 X 128	\$/FF -River Front	95.00	39,855	15%	Restrictio	5,978	
Total Acres 1.62					Land Total	5,978	
<b>Accpt Land</b>		6,000	<b>Accepted Bldg</b>		0	<b>Total</b>	6,000

Name: SMITH, EDWARD W

Page 869

SMITH, LISA

Map/Lot:

005-017

Account: 515 Card: 1 of 1

Location: 240 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/01/2017  
 Sale Price 95,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
100 X 193	\$/FF -Tidal Ocean	330.00	30,909	70%	Excess Frt	21,636
0.00	Acres-Rear Land 1 =<100	350.00	1,019	100%		0
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.45			Land Total			93,636

Dwelling Description				Replacement Cost New	
Conventional	One Story	384 Sqft	Grade C 100	Base	38,185
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement	-192
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			37,993
1958	2017	Modern	Modern	Average	Phys. %	Func. %	Econ. %	Value(Rcnld)
None				65%	100%	100%		24,695

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Story Frame	2017	75	C 100	2.218	Ava.	65%	100%	100%	1,442
Wood Deck	2017	240	C 100	1.519	Ava.	65%	100%	100%	987
Wood Deck	2017	48	C 100	444	Ava.	65%	100%	100%	289
Outbuilding Total									2,718

**Acpt Land** 93,600 **Accepted Bldg** 27,400 **Total** 121,000

Neighborhood 6 Ox Cove Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 03/11/2021  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
26.50	Acres-Rear Land 1 =<100	500.00	13,250	100%		13,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
5.51	Acres-Rear Land 1 =<100	500.00	2,755	100%		2,755
Total Acres 33.01			Land Total			35,805

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,364 Sqft	Grade C 100	Base		74,895
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry 3/4 Bmt	Basement		-1,218
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-2,728
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			70,949
1955	1998	Typical	Typical	Good	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None	None	78%	100%	100%		55,340

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1850	750	D 100	12.033	Ava-	40%	100%	100%	4,813
Frame Garage	1850	336	D 100	5.354	Ava-	40%	100%	100%	2,142
Wood Deck	1998	96	C 100	713	Good	78%	100%	100%	556
Outbuilding Total									7,511

**Acpt Land** 35,800 **Accepted Bldg** 62,900 **Total** 98,700

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/10/2023  
 Sale Price 105,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
158 X 176	\$/FF -River Front	66.50	9,398	100%		9,398
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	60%	Condition	1,260
Total Acres 0.64					Land Total	12,758

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	Two Story	391 Sqft	Grade C 100	Base	56,901
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	Wet Full Bmt	Basement	-196
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	1975	Typical	Typical	Fair	Typical	56,705
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	95%	100%
						<b>Value(Rcnd)</b>
						16,161

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
One Storv Frame	1975	870	C 100	25.724	Fair	Phy 30%	Func 100%	Econ 100%	7.717
Unfin Basement	1975	870	C 100	9.358	Fair	30%	100%	100%	2.807
Outbuilding Total									10,524

<b>Acpt Land</b>	12,800	<b>Accepted Bldg</b>	26,700	<b>Total</b>	39,500
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Map/Lot:

002-017

Account: 385 Card: 1 of 1

Location:

306 YOUNGS COVE RD

Neighborhood 24 Youngs Cove Rd  
 Tree Growth 2020  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 03/24/2018  
 Sale Price 57,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2020 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
42.00	Acres-Mixed Wood	165.00	5,821	100%		5,821	
7.00	BlueB-Blueberry Cropland	1,700.00	11,900	100%		11,900	
Total Acres 50.00			Land Total		32,721		
<b>Acpt Land</b>		32,700	<b>Accepted Bldg</b>		0	<b>Total</b>	
						32,700	



Account: 142 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 2 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Homesite (Fract)	15,000.00	11,325	100%		11,325
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57			Land Total			17,325

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	667 Sqft	Grade D 110	Base	62,487
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-301
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-4,060
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,053
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	0	Old Type	Obsolete	Below Average	Typical	57,073
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	81%	100%	18,492	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1875	720	D 110	10.214	Ava-	40%	100%	100%	4.086
Stable w/Loft	1875	660	D 100	10.956	Fair	30%	100%	100%	3.287
Encl Frame Porch	1875	203	D 110	3.574	Ava-	40%	100%	100%	1.430
Encl Frame Porch	1875	32	D 110	1.366	Ava-	40%	100%	100%	546
1 & 1/2 Storv Fr	1875	527	D 110	19.113	Ava-	40%	100%	100%	7.645
Outbuilding Total									16,994

<b>Acpt Land</b>	17,300	<b>Accepted Bldg</b>	35,500	<b>Total</b>	52,800
------------------	--------	----------------------	--------	--------------	--------

Account: 151 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Shore  
 Topography Level  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
060 X 100	\$/FF -River Front	95.00	3,843	15%	Restrictio	576	
Total Acres 0.14			Land Total			576	

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1950	280	D 100	4.175	Ava.	61%	100%	100%	2,547
						Outbuilding Total			2,547
<b>Accpt Land</b>		600	<b>Accepted Bldg</b>		2,500	<b>Total</b>		3,100	

Neighborhood 23 Mill Street

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Homesite (Fract)	15,000.00	13,416	100%		13,416
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.80			Land Total			16,416

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
2S Frame Shed	1900	759	D 100	14.466	Poor	20%	100%	100%	2,893	
						Outbuilding Total			2,893	
<b>Acpt Land</b>		16,400	<b>Accepted Bldg</b>		2,900	<b>Total</b>		19,300		

Account: 474 Card: 1 of 1 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1833P274

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
46.00	Acres-Rear Land 1 =<100	500.00	23,000	100%		23,000	
Total Acres 46.00					Land Total	23,000	
<b>Acpt Land</b>		23,000	<b>Accepted Bldg</b>		0	<b>Total</b>	23,000

Name: SNOW, DARLENE M

Page 877

PRESTON, DONALD E; RITCHIE, BOBBIE J

Map/Lot:

015-001-B

Account: 114 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.62	Acres-Baselot (Fract)	7,000.00	5,512	50%	Restrictio	2,756	
Total Acres 0.62			Land Total		2,756		
<b>Acpt Land</b>		2,800	<b>Accepted Bldg</b>		0	<b>Total</b>	2,800

Name: SNOW, DARLENE M

Page 878

PRESTON, DONALD E; RITCHIE, BOBBIE J

Map/Lot:

009-024

Account: 696 Card: 1 of 1

Location:

32 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.90	Acres-Rear Land 1 =<100	500.00	2,450	100%		2,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.90						Land Total 23,450

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,152 Sqft	Grade C 90	Base		60,259
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		943
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,125
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	62,327
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	92%	100%	100%	57,341	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2004	784	C 100	12.124	Ava.	91%	100%	100%	11.033
Unfinished Attic	2004	784	C 100	3.046	Ava.	91%	100%	100%	2.772
Wood Deck	2006	336	C 90	1.851	Ava.	92%	100%	100%	1.703
Outbuilding Total									15,508

<b>Acpt Land</b>	23,500	<b>Accepted Bldg</b>	72,800	<b>Total</b>	96,300
------------------	--------	----------------------	--------	--------------	--------

Name: SOARES, MARCELO

Page 879

REYES, CARLO

Map/Lot:

013-054

Account: 880 Card: 1 of 1

Location:

1137 RIDGE RD

Neighborhood 18 Robbinston Ridge

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 07/21/2021  
 Sale Price 230,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	320 Sqft	Grade C 85	Base	45,020
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1981	0	Typical	Typical	Below Average	Inadeq.	45,020
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None						30,366

<b>Outbuildings/Additions/Improvements</b>				Percent Good						Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storr Frame	1981	320	C 85	8.042	Ava-	71%	100%	100%	5.710	
Unfin Basement	1981	320	C 85	4.950	Ava-	71%	100%	100%	3.514	
One Storr Frame	1984	120	C 85	3.016	Ava-	71%	100%	100%	2.141	
Encl Frame Porch	1984	108	C 85	2.212	Ava-	71%	90%	100%	1.414	
Frame Garage	1984	576	C 85	8.098	Ava-	71%	100%	100%	5.750	
Unfinished Attic	1984	480	C 85	2.047	Ava-	71%	100%	100%	1.453	
2S Encl Fr Porch	1991	110	C 85	3.310	Ava-	71%	75%	100%	1.762	
Frame Shed	1995	144	C 85	2.674	Ava-	71%	100%	100%	1.899	
Wood Deck	1995	180	C 85	1.005	Poor	64%	100%	100%	643	
Outbuilding Total									24,286	

**Acpt Land**

21,000

**Accepted Bldg**

54,700

**Total**

75,700

Name: SOARES, MARCELO

Page 880

REYES, CARLO

Map/Lot:

013-055&056

Account: 883 Card: 1 of 1

Location:

STATION RD

Neighborhood 19 South Meadow Rd  
 Tree Growth 2019  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 06/28/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2022 Y Coordinate 2022

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
21.10	Acres-Softwood	135.00	2,393	100%		2,393	
31.50	Acres-Mixed Wood	165.00	4,366	100%		4,366	
21.00	Acres-Waste-Wet Land	50.00	1,050	100%		1,050	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
Total Acres 74.60			Land Total		22,809		

**Acpt Land** 22,800 **Accepted Bldg** 0 **Total** 22,800



Name: SOSA, JAMES C

Page 881

SOSA, RUBY H

Map/Lot:

006-023

Account: 568 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 2005  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/01/2000  
 Sale Price 48,800  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2016 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite	15,000.00	15,000	100%		15,000
6.00	Acres-Softwood	135.00	680	100%		680
35.00	Acres-Mixed Wood	165.00	4,851	100%		4,851
1.00	Acres-Waste-Wet Land	50.00	50	100%		50
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
3.00	Acres-Hardwood	130.00	328	100%		328
Total Acres 50.00			Land Total			22,909

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Garaae	2004	1040	C 100	15.320	Ava.	91%	100%	100%	13,941	
							Outbuilding Total			13,941
<b>Acpt Land</b>		22,900	<b>Accepted Bldg</b>		13,900	<b>Total</b>		36,800		

Name: SOSA, JAMES C

Page 882

SOSA, RUBY H

Map/Lot:

006-040

Account: 588 Card: 1 of 1

Location: 132 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 05/15/2012  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 2 19 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.73	Acres-Homesite (Fract)	15,000.00	12,816	100%		12,816
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.73			Land Total			18,816

**Dwelling Description**

**Replacement Cost New**

Conventional	Two Story	773 Sqft	Grade C 110	Base	85,888
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,548
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,701
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1947	2017	Modern	Modern	Above Average	Typical	87,798
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		67%	100%	100%
						<b>Value(Rcnld)</b>
						58,825

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Storv Frame	2017	258	C 110	8.392	Ava+	67%	100%	100%	5.623
Encl Frame Porch	2017	651	C 110	11.409	Ava+	67%	100%	100%	7.644
Wood Deck	2017	112	C 110	882	Ava+	67%	100%	100%	591
Outbuilding Total									13,858

**Acpt Land**

18,800

**Accepted Bldg**

72,700

**Total**

91,500

Account: 121 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/01/2001  
 Sale Price 25,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.65	Acres-Homesite (Fract)	15,000.00	12,093	100%		12,093
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.65					Land Total	18,093

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Fleetwood M/H	1991	14X68	B 100	33.020	Ava.	40%	100%	100%	13.208
Encl Frame Porch	1963	54	C 100	1.830	Ava-	60%	100%	100%	1.098
Wood Deck	1992	200	C 100	1.295	Ava.	84%	100%	100%	1.088
Frame Garage	1963	247	D 100	4.442	Ava-	60%	100%	100%	2.665
<b>Outbuilding Total</b>									<b>18,059</b>

<b>Accpt Land</b>	18,100	<b>Accepted Bldg</b>	18,100	<b>Total</b>	36,200
-------------------	--------	----------------------	--------	--------------	--------

Account: 640 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2 WHY ARE TAXES SO HIGH  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
9.00	Acres-Rear Land 2 = 101-200	350.00	3,150	100%		3,150
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 60.00			Land Total			57,950

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	696 Sqft	Grade D 110	Base	63,878
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-5,351
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,099
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		57,428
1890	0	Typical	Typical	Fair			
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None	None			30%	100%	100%	17,228

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1890	392	D 100	9.505	Fair	Phy	Func	Econ	2,852
Unfin Basement	1890	392	D 100	5.155	Fair	30%	100%	100%	1,546
Unfinished Attic	1890	392	E 100	1.112	Poor	20%	100%	100%	222
One Storv Frame	1976	70	D 100	1.697	Fair	61%	100%	100%	1,035
Frame Garage	2001	576	D 110	8.593	Ava.	89%	100%	100%	7,648
Unfinished Attic	2001	576	D 110	2.353	Ava.	89%	100%	100%	2,094
Outbuilding Total									15,397

<b>Acpt Land</b>	58,000	<b>Accepted Bldg</b>	32,600	<b>Total</b>	90,600
------------------	--------	----------------------	--------	--------------	--------

Account: 148 Card: 1 of 1

Neighborhood 22 Middle Street

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/26/2014  
 Sale Price 45,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.20	Acres-Homesite (Fract)	15,000.00	6,708	100%		6,708
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.20					Land Total	12,708

Dwelling Description				Replacement Cost New	
Conventional	One Story	450 Sqft	Grade C 100	Base	40,657
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	Crawl	Basement	-4,325
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Floor/Wall Unit	Cooling	0% None	Heat	-2,350
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1935	2012	Typical	Typical	Above Average	Typical	33,982	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		62%	100%	100%	21,069

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Wood Deck	2012	56	C 100	489	Ava.	95%	100%	100%	465
One Storv Frame	2012	256	C 100	7.570	Ava.	95%	100%	100%	7.192
Frame Garae	2012	280	C 100	5.830	Ava.	95%	100%	100%	5.538
Outbuilding Total									13,195

<b>Acpt Land</b>	12,700	<b>Accepted Bldg</b>	34,300	<b>Total</b>	47,000
------------------	--------	----------------------	--------	--------------	--------

SARGENT REALTY LLC

Map/Lot:

011-026

Account: 913 Card: 1 of 1

Location:

LITTLE FALLS RD

Neighborhood 13 Little Falls Rd  
 Tree Growth 1983  
 Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Data	
Sale Date	12/22/2009
Sale Price	945,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2011 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
28.00	Acres-Softwood	135.00	3,175	100%		3,175
48.00	Acres-Mixed Wood	165.00	6,653	100%		6,653
16.00	Acres-Hardwood	130.00	1,747	100%		1,747
27.00	Acres-Gravel Pit	7,500.00	202,500	100%		202,500
0.00	Acres-Rear Land 2 = 101-200	3,000.00	3,000	100%		0
Total Acres 119.00			Land Total			214,075

<b>Accpt Land</b>	214,100	<b>Accepted Bldg</b>	0	<b>Total</b>	214,100
-------------------	---------	----------------------	---	--------------	---------

Name: STANHOPE, KEVIN E

Page 887

STANHOPE, PAULA M

Map/Lot:

014-078

Account: 76 Card: 1 of 1

Location:

91 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Gravel

Sale Date 06/20/2005  
 Sale Price 65,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 REPLACE DECK W/13X20 ENCL PORCH 4/21  
 Tran/Land/Bldg 4 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Homesite (Fract)	15,000.00	12,550	95%		11,922
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.70					Land Total	16,722

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	66,563
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Crawl	Basement	-2,940
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1983	Typical	Typical	Average	Typical	65,498
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
<b>Economic Obsolescence</b>		<b>Phys. %</b>		<b>Func. %</b>	<b>Econ. %</b>	
None		None		50%	100%	32,749

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1983	208	C 100	8.364	Ava.	50%	100%	100%	4.182
Wood Deck	1983	296	C 100	1.833	Ava.	50%	100%	100%	916
Frame Shed	1983	210	D 100	3.353	Fair	66%	100%	100%	2.213
Frame Garage	1992	672	C 100	10.725	Ava.	84%	100%	100%	9.009
Unfinished Attic	1992	672	C 100	2.811	Ava.	84%	100%	100%	2.361
Wood Deck	2002	77	C 100	606	Ava.	50%	100%	100%	303
One Storv Frame	2016	576	C 100	17.031	Ava.	50%	100%	100%	8.516
Outbuilding Total									27,500

**Acpt Land**

16,700

**Accepted Bldg**

60,200

**Total**

76,900

Name: STANHOPE, KEVIN E

Page 888

STANHOPE, PAULA M

Map/Lot:

008-031-001

Account: 1069 Card: 1 of 1

Location:

AYERS JCT RD

Neighborhood 11 Route 214

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities None  
 Street Paved

Sale Date 05/01/1999  
 Sale Price 10,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2338P060 05/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
11.40	Acres-Rear Land 1 =<100	500.00	5,700	100%		5,700
Total Acres 12.40			Land Total			20,700

**Acpt Land** 20,700 **Accepted Bldg** 0 **Total** 20,700



Name: STANHOPE, MARK S

Page 889

STANHOPE, MICHELLE W

Map/Lot:

013-047-001

Account: 1041 Card: 1 of 1

Location:

1361 RIDGE RD

Neighborhood 18 Robbinston Ridge

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 09/01/1997  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
16.00	Acres-Rear Land 1 =<100	500.00	8,000	100%		8,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.00			Land Total			29,000

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1	144	D 100	2.580	Ava.	50%	100%	100%	1.290
Fleetwood M/H	1993	14X66	B 100	32.240	Ava.	46%	100%	100%	14.669
One Storv Frame	2001	600	B 100	21.644	Ava.	89%	60%	100%	11.558
Frame Shed	2001	192	E 100	1.915	Poor	68%	100%	100%	1.302
Frame Shed	2001	192	E 100	1.915	Poor	68%	50%	100%	651
One Storv Frame	1970	550	E 100	8.131	Ava-	64%	100%	100%	5.204
Frame Garaae	2013	1120	D 100	13.383	Ava.	95%	100%	100%	12.714
Outbuilding Total									47,388

**Accpt Land** 29,000 **Accepted Bldg** 47,400 **Total** 76,400

STANHOPE, GREGORY S & DIANE S BAILEY

Map/Lot:

013-047

Account: 873 Card: 1 of 1

Location:

1353 RIDGE RD

Neighborhood 18 Robbinston Ridge

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
29.00	Acres-Rear Land 1 =<100	500.00	14,500	100%		14,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00			Land Total			35,500

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,352 Sqft	Grade C 110	Base		81,891
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,353
Rooms	4					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,063
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,115
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Typical	Typical	Average	Typical	86,422
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	75,187	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1876	360	D 100	5.113	Ava.	50%	100%	100%	2.556
Open Frame Porch	1996	132	C 110	1.802	Ava.	87%	100%	100%	1.568
Frame Garae	1996	484	C 110	9.215	Ava.	87%	90%	100%	7.215
Outbuilding Total									11,339

<b>Acpt Land</b>	35,500	<b>Accepted Bldg</b>	86,500	<b>Total</b>	122,000
------------------	--------	----------------------	--------	--------------	---------

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1602P037

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
Total Acres 21.23			Land Total			261,360	
<b>Acpt Land</b>		261,400	<b>Accepted Bldg</b>		0	<b>Total</b>	261,400

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1602P037

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
450 X 220	\$/FF -Tidal Ocean	330.00	148,500	15%	Excess Frt	22,275	
1.30	Acres-Rear Land 1 =<100	500.00	650	100%		650	
Total Acres 21.77			Land Total			201,125	

<b>Acpt Land</b>	201,100	<b>Accepted Bldg</b>	0	<b>Total</b>	201,100
------------------	---------	----------------------	---	--------------	---------

**Valuation Report**

Account: 886

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	261,400	0	261,400	261,400	0	261,400
2	201,100	0	201,100	201,100	0	201,100
<b>TOTAL</b>	462,500	0	462,500	462,500	0	462,500

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1602P037

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
118.00	Acres-Rear Land 3 = 201+	245.00	28,910	100%		28,910
Total Acres 218.00			Land Total			71,410
<b>Acpt Land</b>		71,400	<b>Accepted Bldg</b>		0	<b>Total</b>
						71,400

Neighborhood 3 Island

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B1114P145

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	100%		44,497	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	75%	Excess Frt	33,373	
100 X 100	\$/FF -Tidal Ocean	330.00	22,249	50%	Excess Frt	11,124	
Total Acres 1.15			Land Total			88,994	
<b>Acpt Land</b>		89,000	<b>Accepted Bldg</b>		0	<b>Total</b>	89,000

Neighborhood 3 Island

Zoning/Use Shore  
 Topography Swampy  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	100%		44,497	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	75%	Excess Frt	33,373	
Total Acres 0.92			Land Total			77,870	
<b>Acpt Land</b>		77,900	<b>Accepted Bldg</b>		0	<b>Total</b>	77,900



Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.10	Acres-Homesite (Fract)	15,000.00	4,743	100%		4,743	
Total Acres 0.10					Land Total	4,743	
<b>Acpt Land</b>		4,700	<b>Accepted Bldg</b>		0	<b>Total</b>	4,700

Neighborhood 16 East River Rd

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 190	\$/FF -River Front	95.00	17,657	100%		17,657	
200 X 190	\$/FF -River Front	95.00	17,657	75%	Excess Frt	13,243	
200 X 190	\$/FF -River Front	95.00	17,657	50%	Excess Frt	8,829	
400 X 190	\$/FF -River Front	95.00	35,314	15%	Excess Frt	5,297	
Total Acres 4.35			Land Total			45,026	
<b>Acpt Land</b>		45,000	<b>Accepted Bldg</b>		0	<b>Total</b>	45,000

Neighborhood 16 East River Rd

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 110	\$/FF -River Front	95.00	13,435	100%		13,435	
200 X 110	\$/FF -River Front	95.00	13,435	75%	Excess Frt	10,076	
200 X 110	\$/FF -River Front	95.00	13,435	50%	Excess Frt	6,718	
400 X 110	\$/FF -River Front	95.00	26,870	15%	Excess Frt	4,031	
Total Acres 2.54			Land Total			34,260	
<b>Accpt Land</b>		34,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						34,300	

Account: 1033 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 17 Mount Tom Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/01/1997  
 Sale Price 30,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Exempt Property

Reference 1 B2149P205 03/97

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Lake Front	66.50	13,300	100%		13,300	
200 X 220	\$/FF -Lake Front	66.50	13,300	15%	Excess Frt	1,995	
200 X 220	\$/FF -Lake Front	66.50	13,300	15%	Excess Frt	1,995	
876 X 220	\$/FF -Lake Front	66.50	58,254	15%	Excess Frt	8,738	
22.55	Acres-Rear Land 1 =<100	350.00	7,893	100%		7,893	
Total Acres 30.00			Land Total			33,921	

**Accpt Land** 33,900 **Accepted Bldg** 0 **Total** 33,900

Account: 1152 Card: 1 of 1

Neighborhood 3 Island

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	100%		44,497	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	75%	Excess Frt	33,373	
100 X 100	\$/FF -Tidal Ocean	330.00	22,249	50%	Excess Frt	11,124	
Total Acres 1.15			Land Total			88,994	
<b>Acpt Land</b>		89,000	<b>Accepted Bldg</b>		0	<b>Total</b>	89,000

Name: STEVENS, DENNIS L

Page 902

STEVENS, JOAN L

Map/Lot:

008-020

Account: 655 Card: 1 of 1

Location:

247 US RTE 1

Neighborhood 10 Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

Sale Date 12/01/1992  
 Sale Price 20,600  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.68	Acres-Homesite (Fract)	15,000.00	12,369	100%		12,369
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.68					Land Total	17,169

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	308 Sqft	Grade D 100	Base	39,409
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof	379
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-3,723
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	75% Forced Warm	Cooling	0% None	Heat	-284
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	1980	Old Type	Old Type	Below Average	Inadeq.	35,781
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
Incomplete		None		52%	64%	100%
						11,908

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1980	154	D 100	3.734	Ava-	52%	100%	100%	1.942
Frame Shed	1980	64	D 100	1.641	Ava-	52%	100%	100%	853
One Storv Frame	1996	256	D 100	6.208	Fair	75%	100%	100%	4.656
Frame Garage	2009	896	D 100	11.088	Ava.	94%	100%	100%	10.423
Outbuilding Total									17,874

**Acpt Land**

17,200

**Accepted Bldg**

29,800

**Total**

47,000

Account: 615 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/23/2023  
 Sale Price 85,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 1 =<100	500.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00			Land Total			22,000

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	588 Sqft	Grade C 110	Base		71,581
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,698
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1920	1985	Typical	Typical	Good	Typical		69,883
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	70%	100%	100%	48,918		

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1985	504	C 110	16.391	Good	70%	100%	100%	11.474	
Wood Deck	1985	159	C 110	1.172	Good	70%	100%	100%	820	
Frame Shed	1920	81	E 100	1.123	Fair	30%	100%	100%	337	
Frame Shed	1920	64	E 100	1.000	Fair	30%	100%	100%	300	
Frame Garage	1990	480	C 100	8.327	Ava.	83%	100%	100%	6,911	
Frame Shed	2000	240	E 100	2.260	Poor	67%	75%	100%	1,136	
Outbuilding Total									20,978	

**Acpt Land** 22,000 **Accepted Bldg** 69,900 **Total** 91,900

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90						Land Total 21,450

Dwelling Description				Replacement Cost New		
Raised Ranch	One Story	1,320 Sqft	Grade B 100	Base		89,138
Exterior	Single Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,465
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,208
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1990	0	Obsolete	Obsolete	Average	Typical	91,811	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		83%	77%	100%	58,676

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Wood Deck	1995	670	B 100	4.791	Ava.	3.977
Frame Shed	1974	288	D 100	4.269	Ava.	3.159
1SFr Overhans	1990	88	B 100	3.175	Ava.	2.635
Outbuilding Total						9,771

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	68,400	<b>Total</b>	89,900
------------------	--------	----------------------	--------	--------------	--------



**Valuation Report**

Map/Lot:

015-057

Location:

OLD COUNTY RD

Account: 165 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street None

**Sale Data**  
 Sale Date 11/01/1994  
 Sale Price 5,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
12.30	Acres-Rear Land 1 =<100	500.00	6,150	100%		6,150	
Total Acres 12.30					Land Total	6,150	
<b>Acpt Land</b>		6,200	<b>Accepted Bldg</b>		0	<b>Total</b>	6,200

Pembroke 2023 Commitment Archive  
 Name: STEVENS, RHONDA L & TRAVIS L (L/E)  
 ARMSTRONG, NICOLE  
 Account: 82 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 906  
 014-084  
 19 HARDY POINT RD

Map/Lot:  
 Location:

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 04/01/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000	
010 X 220	\$/FF -River Front	95.00	950	75%	Excess Frt	713	
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000	
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800	
Total Acres 1.06			Land Total			24,513	
<b>Accpt Land</b>		24,500	<b>Accepted Bldg</b>		0	<b>Total</b>	24,500

Account: 614 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 02/06/2021  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 2 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.30	Acres-Rear Land 1 =<100	500.00	650	100%		650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.30			Land Total			21,650

Dwelling Description				Replacement Cost New		
Conventional	One Story	1,000 Sqft	Grade B 100	Base		74,737
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Slab	Basement	None	Basement		-10,309
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,110
Rooms	2					
Bedrooms	1	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	1/4 Finished			Attic		5,795
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2022	0	Modern	Modern	Average	Typical	71,333
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	67,766	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
Frame Garae	2022	864	B 100	16.010	Ava.	95%	100%	100%		15,210
Outbuilding Total										15,210

**Acpt Land** 21,700 **Accepted Bldg** 83,000 **Total** 104,700

Name: STEVENS, TRAVIS L

Page 908

STEVENS, RHONDA L

Map/Lot:

004-011

Account: 469 Card: 1 of 1

Location:

BRICKYARD RD

Neighborhood 8 Brickyard Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 04/01/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.60	Acres-Baselot	7,000.00	4,200	100%	4,200
Total Acres 0.60			Land Total		4,200

**Acpt Land** 4,200 **Accepted Bldg** 0 **Total** 4,200

Name: STEVENS, VIRGINIA A

Page 909

TAPIA, JOHN

Map/Lot:

014-051

Account: 46 Card: 1 of 1

Location: 215 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/10/2014  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.20	Acres-Rear Land 1 =<100	500.00	2,100	100%		2,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.20						Land Total 23,100

Dwelling Description				Replacement Cost New		
Conventional	Two & 1/2 Story	910 Sqft	Grade C 100	Base		104,778
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement		-455
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		2,070
Rooms	12					
Bedrooms	8	Add Fixtures	0			
Baths	2	Half Baths	1	Plumbing		3,125
Attic	None			Attic		0
FirePlaces	1			Fireplace		2,500
Insulation	Minimal			Insulation		-1,365
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical			110,653
1900	1989	Old Type	Old Type	Good	Func. %	Econ. %	Value(Rcnld)	
None		None		70%	90%	100%	69,711	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Two Storv Frame	1930	570	C 100	24.945	Good	70%	100%	100%	17.462
Encl Frame Porch	1930	32	C 100	1.515	Good	70%	100%	100%	1.060
Encl Frame Porch	1930	132	C 100	2.946	Good	70%	100%	100%	2.062
Encl Frame Porch	1930	24	C 100	1.400	Good	70%	100%	100%	980
2S Frame Shed	1900	320	D 110	7.524	Ava.	50%	100%	100%	3.762
2S Frame Garaae	1992	600	D 110	11.263	Ava.	84%	90%	100%	8.515
Frame Shed	1900	352	D 100	5.019	Ava-	40%	90%	100%	1.807
Outbuilding Total									35,648

<b>Acpt Land</b>	23,100	<b>Accepted Bldg</b>	105,400	<b>Total</b>	128,500
------------------	--------	----------------------	---------	--------------	---------

**Valuation Report**

Map/Lot:  
 Location:

Neighborhood 8 Brickyard Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled Well  
 Street Gravel

**Sale Data**  
 Sale Date 06/25/2014  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.20	Acres-Rear Land 1 =<100	500.00	1,100	100%		1,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.20			Land Total			22,100

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,120 Sqft	Grade C 100	Base		65,755
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Crawl	Basement		-4,200
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-2,240
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Modern	Modern	Average	Typical	59,315
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	89%	100%	100%	52,790	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	1976	24	E 100	714	Poor	Phy	Func	Econ	364
Wood Deck	2020	72	C 100	578	Ava.	89%	100%	100%	514
Frame Shed	2020	320	C 100	5.663	Ava.	95%	100%	100%	5,380
Outbuilding Total									6,258

<b>Acpt Land</b>	22,100	<b>Accepted Bldg</b>	59,000	<b>Total</b>	81,100
------------------	--------	----------------------	--------	--------------	--------

Account: 758 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/25/2019  
 Sale Price 5,000  
 Sale Type Land & Buildings  
 Financing Seller Financed  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Homesite (Fract)	15,000.00	14,230	100%		14,230
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.90						Land Total 19,030

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	432 Sqft	Grade C 95	Base		51,658
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		349
						0
Foundation	Concrete	Basement	Damp Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-616
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1885	0	Typical	Typical	Poor	Typical	51,391
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	20%	100%	100%	10,278	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Stable w/Loft	1889						----- S O U N D V A L U E -----			0
Encl Frame Porch	1889	133	C 95	2.811	Poor	20%	100%	100%		562
One Storv Frame	1889	209	C 95	5.870	Poor	20%	100%	100%		1,174
Outbuilding Total										1,736

**Acpt Land** 19,000 **Accepted Bldg** 12,000 **Total** 31,000

Name: STOREY, JOSEPH G

Page 912

STOREY, VALERIE

Map/Lot:

013-008-001

Account: 828 Card: 1 of 1

Location:

4 STOREY LN

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1112P265  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Homesite (Fract)	15,000.00	11,325	100%		11,325
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57			Land Total			17,325

Dwelling Description				Replacement Cost New		
Ranch	One Story	960 Sqft	Grade C 100	Base		59,762
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement		-480
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1980	0	Typical	Typical	Fair	Typical	59,282	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		64%	85%	100%	32,249

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1980	320	E 100	2.831	Fair	64%	100%	100%	1.812
Frame Shed	1990	340	E 100	2.975	Poor	61%	90%	100%	1.634
Outbuilding Total									3,446

**Acpt Land** 17,300 **Accepted Bldg** 35,700 **Total** 53,000



Name: STUBBINS, HUGH A III

Page 913

GRODEN, EDITH C

Map/Lot:

014-107

Account: 105 Card: 1 of 1

Location:

94 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/02/2005  
 Sale Price 167,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
015 X 220	\$/FF -River Front	95.00	1,425	75%	Excess Frt	1,069
0.42	Acres-Rear Land 1 =<100	500.00	210	100%		210
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.51			Land Total			26,279

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	378 Sqft	Grade C 100	Base	51,625
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	1997	Typical	Typical	Average	Typical	51,625
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	66%	100%	100%	34,072	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1960	210	C 100	6.209	Ava.	66%	100%	100%	4.098
Encl Frame Porch	1995	90	C 100	2.345	Ava.	66%	100%	100%	1.548
Open Frame Porch	1995	42	C 100	665	Ava.	66%	100%	100%	439
Outbuilding Total									6,085

**Acpt Land**

26,300

**Accepted Bldg**

40,200

**Total**

66,500

Account: 604 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
135 X 200	\$/FF -River Front	95.00	12,228	75%	Excess Frt	9,171
2.84	Acres-Rear Land 1 =<100	500.00	1,420	100%		1,420
Total Acres 4.47			Land Total			29,591
<b>Acpt Land</b>		29,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						29,600

**Valuation Report**

Account: 876 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Sale Data	
Sale Date	10/28/2020
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit			
1.29	Acres-Rear Land 3 = 201+	245.00	316	100%	316
Total Acres	1.29			Land Total	316
<b>Acpt Land</b>	300	<b>Accepted Bldg</b>	0	<b>Total</b>	300

Account: 877 Card: 1 of 1

Neighborhood 18 Robbinston Ridge

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/28/2020  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000	
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500	
52.00	Acres-Rear Land 3 = 201+	245.00	12,740	100%		12,740	
46.00	Acres-Waste-Wet Land	50.00	2,300	100%		2,300	
Total Acres 198.00			Land Total			57,540	
<b>Accpt Land</b>		57,500	<b>Accepted Bldg</b>		0	<b>Total</b>	57,500

Name: SULLIVAN, FREDRICK B

Page 917

SULLIVAN, TAMMY

Map/Lot:

001-021+024-001

Account: 1036 Card: 1 of 1

Location:

39 COTTAGE LN

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/12/2022  
 Sale Price 432,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
155 X 220	\$/FF -Deep Ocean	440.00	68,200	100%		68,200
2.95	Acres-Rear Land 1 =<100	500.00	1,475	100%		1,475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.73					Land Total	75,675

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	832 Sqft	Grade B 100	Base	91,201
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,142
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1997	0	Typical	Typical	Good	Typical	92,343	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
None		None		91%	100%	100%	84,032

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
Wood Deck	1997	596	B 100	4.285	Good	91%	100%	100%	3.899
Open Frame Porch	1997	260	B 100	3.689	Good	91%	100%	100%	3.357
Frame Garage	1999	896	B 100	16.498	Good	91%	90%	100%	13.512
Unfinished Attic	1999	896	B 100	4.004	Good	91%	100%	100%	3.644
Frame Shed	1999	144	E 100	1.574	Ava.	88%	100%	100%	1.385
Frame Shed	1999	80	E 100	1.114	Ava.	88%	100%	100%	980
One Storv Frame	2004	448	B 100	16.162	Good	93%	100%	100%	15.031
Wood Deck	2004	476	B 100	3.465	Good	93%	100%	100%	3.222
Frame Shed	2004	224	B 100	5.233	Good	93%	100%	100%	4.867
Frame Garage	2008	560	B 100	11.379	V.G.	94%	100%	100%	10.696
<b>Outbuilding Total</b>									<b>60,593</b>

**Acpt Land**

75,700

**Accepted Bldg**

144,600

**Total**

220,300

Account: 202 Card: 1 of 2

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 05/18/2022  
 Sale Price 248,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
14.70	Acres-Rear Land 1 =<100	500.00	7,350	100%		7,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.70			Land Total			28,350

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,528 Sqft	Grade C 100	Base	81,039
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-11,433
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-3,056
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	1999	Typical	Typical	Average	Typical	Value(Rcnld)
None				88%	100%	59,664
					100%	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Frame Shed	2000	224	E 100	2.145	Fair	1.652
Finished Attic	1998	616	C 100	11.906	Ava.	10.477
Frame Shed	2000	100	C 90	2.264	Fair	1.743
Frame Shed	2000	192	C 90	3.450	Poor	2.312
Outbuilding Total						16,184

**Acpt Land** 28,400 **Accepted Bldg** 75,800 **Total** 104,200

Account: 202 Card: 2 of 2

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 05/18/2022  
 Sale Price 248,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	Two Story	960 Sqft	Grade C 100	Base	92,870
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	2 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-8,224
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-3,840
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>							<b>Total</b>
Built	Renovated	Kitchens	Baths	Condition	Layout		
1998	2008	Typical	Typical	Average	Typical		83,306
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		88%	100%	100%	73,309

<b>Outbuildings/Additions/Improvements</b>						<b>Percent Good</b>			<b>Value Rcnld</b>
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
One Storv Frame	2008	342	C 100	10.112	Ava.	88%	100%	100%	8.899
Wood Deck	2015	382	C 100	2.314	Ava.	88%	100%	100%	2.036
Open Frame Porch	2008	90	C 100	1.184	Ava.	88%	100%	100%	1.042
Frame Garae	1998	384	C 100	7.129	Ava-	82%	100%	100%	5.846
<b>Outbuilding Total</b>									<b>17,823</b>

<b>Acpt Land</b>	0	<b>Accepted Bldg</b>	91,100	<b>Total</b>	91,100
------------------	---	----------------------	--------	--------------	--------

**Valuation Report**

Account: 202

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	28,400	75,800	104,200	28,400	75,800	104,200
2	0	91,100	91,100	0	91,100	91,100
<b>TOTAL</b>	28,400	166,900	195,300	28,400	166,900	195,300



Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Above Street  
 Utilities Dug WellNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/20/2017  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100 X 150	\$/FF -River Front	95.00	7,844	100%		7,844
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
Total Acres 0.34			Land Total			11,444

Dwelling Description				Replacement Cost New	
Conventional	Two & 1/2 Story	744 Sqft	Grade C 100	Base	93,523
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,693
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1998	Typical	Typical	Average	Typical	97,091
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	48,546	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	400	C 100	2.415	Ava.	92%	100%	100%	2,222
Outbuilding Total									2,222

<b>Acpt Land</b>	11,400	<b>Accepted Bldg</b>	50,800	<b>Total</b>	62,200
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 93 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 11/20/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
0.30	Acres-Homesite (Fract)	15,000.00	8,216	100%		8,216	
Total Acres 0.30			Land Total			8,216	
<b>Acpt Land</b>		8,200	<b>Accepted Bldg</b>		0	<b>Total</b>	8,200

**Valuation Report**

Account: 998 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

<b>Sale Data</b>	
Sale Date	03/08/2022
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
073 X 220	\$/FF -Deep Ocean	352.00	25,696	75%	Excess Frt	19,272	
5.90	Acres-Rear Land 1 =<100	400.00	2,360	100%		2,360	
Total Acres 7.28			Land Total			92,032	
<b>Acpt Land</b>		92,000	<b>Accepted Bldg</b>		0	<b>Total</b>	92,000

Account: 586 Card: 1 of 1

Neighborhood 9 Centennial Rd  
 Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/16/2004  
 Sale Price 215,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00			Land Total			21,750

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	567 Sqft	Grade D 110	Base	55,251
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/4 Bmt	Basement	-2,156
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-345
Rooms	7				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,691
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-767
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						Total
Built	Renovated	Kitchens	Baths	Condition	Layout	
1875	1930	Old Type	Old Type	Average	Typical	53,674
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	50%	86%	100%	23,080	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1875	308	D 110	11.171	Ava.	50%	100%	100%	5.586
Unfin Basement	1875	308	D 110	5.184	Ava.	50%	100%	100%	2.592
Encl Frame Porch	1875	198	D 110	3.510	Ava.	50%	100%	100%	1.755
Frame Shed	1875	88	D 100	1.922	Ava-	40%	100%	100%	769
Stable w/Loft	1875	432	D 100	8.229	Fair	30%	100%	100%	2.469
Frame Shed	1875	180	E 100	1.831	Fair	30%	100%	100%	549
One Storv Frame	2015	320	B 100	11.543	Good	95%	100%	100%	10.966
Outbuilding Total									24,686

<b>Acpt Land</b>	21,800	<b>Accepted Bldg</b>	47,800	<b>Total</b>	69,600
------------------	--------	----------------------	--------	--------------	--------

Account: 632 Card: 1 of 1

Neighborhood 25 Mahars Lane  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/01/2002  
 Sale Price 40,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
22.00	Acres-Rear Land 1 =<100	500.00	11,000	100%		11,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.23	Acres-Rear Land 1 =<100	500.00	1,115	100%		1,115
Total Acres 25.23			Land Total			33,115

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Holiday Manor MH	1967	12X54	B 100	23.613	Ava.	40%	100%	100%	9.445
One Story Frame	1975	160	C 100	4.731	Ava.	75%	100%	100%	3.548
A-Roof.....	1975	648	C 100	1.225	Ava.	75%	100%	100%	919
Open Frame Porch	1975	32	C 100	556	Ava.	75%	100%	100%	417
Frame Shed	1975	128	D 100	2.391	Fair	60%	100%	100%	1.435
Frame Shed	1975	112	E 100	1.344	Fair	60%	90%	100%	725
Frame Shed	1975	168	D 100	2.860	Ava.	75%	100%	100%	2.145
2S Frame Shed	1900	440	D 100	8.925	Ava-	40%	100%	100%	3.570
2S Frame Garage	2009	1008	D 100	15.119	Ava+	94%	100%	100%	14.212
Frame Shed	1900	200	D 100	3.237	Ava-	40%	100%	100%	1.295
Outbuilding Total									37,711
<b>Accpt Land</b>		33,100	<b>Accepted Bldg</b>		37,700	<b>Total</b>			70,800

**Valuation Report**

Map/Lot:

013-017-001

Location:

PORTERS LANDING RD

Account: 1149 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Sale Data	
Sale Date	07/29/2021
Sale Price	16,800
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
0.75	Acres-Rear Land 1 =<100	500.00	375	100%		375	
Total Acres 1.75			Land Total		15,375		

<b>Acpt Land</b>	15,400	<b>Accepted Bldg</b>	0	<b>Total</b>	15,400
------------------	--------	----------------------	---	--------------	--------

Name: TABOR, HARLAND G

Page 927

TABOR, MORIN & SANDRA TABOR

Map/Lot:

008-028

Account: 925 Card: 1 of 1

Location:

FIFTH AVE

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000
38.00	Acres-Rear Land 2 = 101-200	350.00	13,300	100%		13,300
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 89.00			Land Total			45,300
<b>Acpt Land</b>		45,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						45,300

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/01/1991  
 Sale Price 110,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 2 19 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
037 X 220	\$/FF -Tidal Ocean	330.00	12,210	75%	Excess Frt	9,158
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.92	Acres-Rear Land 1 =<100	500.00	460	100%		460
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.12			Land Total			96,618

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	904 Sqft	Grade C 100	Base	78,423
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-452
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,234
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1889	1984	Typical	Typical	Good	Typical		83,580
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	70%	100%	100%	58,506		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1984	648	C 100	27.208	Ava+	83%	100%	100%	22,583
One Storv Frame	1984	175	C 100	5.174	Ava.	80%	100%	100%	4,139
Frame Garage	1889	580	D 100	7.853	Fair	30%	100%	100%	2,356
Frame Shed	1992	48	E 100	886	Ava.	84%	100%	100%	744
Frame Shed	1992	36	E 100	801	Poor	62%	100%	100%	497
Frame Shed	1994	512	C 100	8.411	Ava.	85%	100%	100%	7,149
Frame Garage	1995	624	C 100	10.126	Ava.	86%	100%	100%	8,708
Frame Shed	1995	260	C 100	4.805	Ava.	86%	90%	100%	3,719
Unfinished Attic	1995	624	C 100	2.710	Ava.	86%	100%	100%	2,331
Encl Frame Porch	1995	88	C 100	2.316	Ava.	86%	100%	100%	1,992
Outbuilding Total									54,218

<b>Acpt Land</b>	96,600	<b>Accepted Bldg</b>	112,700	<b>Total</b>	209,300
------------------	--------	----------------------	---------	--------------	---------



Account: 831 Card: 1 of 1

Neighborhood 17 Mount Tom Rd  
 Tree Growth 1990  
 Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 2013 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
18.00	Acres-Rear Land 1 =<100	500.00	9,000	100%		9,000
71.00	Acres-Mixed Wood	165.00	9,841	100%		9,841
5.00	Acres-Waste-Wet Land	50.00	250	100%		250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
3.00	Acres-Gravel Pit	7,500.00	22,500	50%	Condition	11,250
Total Acres 98.00			Land Total			51,341

Dwelling Description				Replacement Cost New		
Cape Cod	One Story	1,120 Sqft	Grade C 110	Base		72,331
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete Block	Basement	Dry None	Basement		-8,624
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,121
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Full Finished			Attic		12,958
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Above Average	Typical	77,786
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	63,007	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1980	48	C 110	489	Ava+	81%	100%	100%	396
Frame Shed	1900	884	E 100	6.866	Poor	20%	100%	100%	1.373
Frame Shed	1900	96	E 100	1.229	Poor	20%	100%	100%	246
Frame Shed	1900	375	E 100	3.226	Poor	20%	100%	100%	645
Encl Frame Porch	2001	144	D 100	2.556	Ava.	89%	100%	100%	2.275
Frame Shed	2001	144	D 100	2.580	Ava.	89%	100%	100%	2.296
Outbuilding Total									7,231

**Acpt Land** 51,300 **Accepted Bldg** 70,200 **Total** 121,500

Name: TAYLOR, ROBERT

Page 930

TAYLOR, STEPHEN

Map/Lot:

013-052

Account: 878 Card: 1 of 1

Location:

RIDGE RD

Neighborhood 18 Robbinston Ridge  
 Tree Growth 1990  
 Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 6 0

TG Update/Year.. 2011 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
8.00	Acres-Softwood	135.00	907	100%		907	
80.00	Acres-Mixed Wood	165.00	11,088	100%		11,088	
47.00	Acres-Hardwood	130.00	5,132	100%		5,132	
35.00	Acres-Waste-Wet Land	50.00	1,750	100%		1,750	
Total Acres 170.00			Land Total		18,877		
<b>Acpt Land</b>		18,900	<b>Accepted Bldg</b>		0	<b>Total</b>	
						18,900	

Account: 832 Card: 1 of 1

Neighborhood 17 Mount Tom Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Septic System  
 Street Semi-Improved

Reference 1 B0966P077

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 1 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.00			Land Total			3,000

Dwelling Description				Replacement Cost New	
Cape Cod	One Story	783 Sqft	Grade C 100	Base	53,131
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	None	Basement	-5,932
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,349
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,875
Attic	Full Finished			Attic	9,590
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	783	Insulation	-783
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1986	0	None	None	Average	Inadeq.	50,782	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		None		81%	46%	100%	18,921

**Acpt Land** 3,000 **Accepted Bldg** 18,900 **Total** 21,900

Account: 592 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 09/06/2017  
 Sale Price 57,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.32	Acres-Homesite (Fract)	15,000.00	8,485	100%		8,485
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.32			Land Total			14,485

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	442 Sqft	Grade D 100	Base	45,006
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Crawl	Basement	-1,873
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1940	1983	Typical	Typical	Average	Typical	43,133	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		55%	100%	100%	23,723

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
Two Storr Frame	1983	144	C 100	6.301	Ava.	79%	100%	100%	4.978
One Storr Frame	1983	380	C 100	11.236	Ava.	79%	100%	100%	8.876
Frame Shed	1940	120	D 100	2.297	Ava-	46%	100%	100%	1.057
Outbuilding Total									14,911

**Acpt Land** 14,500 **Accepted Bldg** 38,600 **Total** 53,100

Account: 101 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/05/2015  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.01			Land Total			25,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	396 Sqft	Grade D 110	Base		34,848
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Wet 1/4 Bmt	Basement		-1,654
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-1,974
Rooms	2					
Bedrooms	1	Add Fixtures	0			
Baths	0	Half Baths	0	Plumbing		-1,691
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Below Average	Inadeq.	29,529
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		68%	90%	100%
						<b>Value(Rcnld)</b>
						18,072

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	460	D 100	11.152	Ava-	68%	100%	100%	7.583
Wood Deck	1975	272	D 100	1.393	Ava.	75%	100%	100%	1.045
Outbuilding Total									8,628

**Acpt Land** 25,000 **Accepted Bldg** 26,700 **Total** 51,700

Account: 181 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 07/17/2018  
 Sale Price 70,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.40	Acres-Rear Land 1 =<100	500.00	700	100%		700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.40			Land Total			21,700

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	936 Sqft	Grade C 100	Base		80,053
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet 1/4 Bmt	Basement		-3,166
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	85% Hot Water BB	Cooling	0% None	Heat		454
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-632
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1850	1950	Typical	Typical	Above Average	Typical		76,709
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		60%	95%	100%	43,724

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
One Storv Frame	1850	446	C 100	13.188	Ava+	60%	100%	100%	7.913
Frame Shed	1850	465	C 100	7.738	Ava+	60%	100%	100%	4.643
Stable w/Loft	1850	1440	D 100	20.286	Fair	30%	100%	100%	6.086
Frame Garage	1950	576	C 110	10.479	Ava.	61%	100%	100%	6.392
Outbuilding Total									25,034

**Acpt Land** 21,700 **Accepted Bldg** 68,800 **Total** 90,500

**Valuation Report**

Account: 42 Card: 1 of 1 Map/Lot: Location:

Neighborhood 20 Factory Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

**Sale Data**  
 Sale Date 10/01/1988  
 Sale Price 35,500  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1 B2355P035 06/99  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 262	\$/FF -Tidal Ocean	264.00	57,620	100%		0	
200 X 262	\$/FF -Tidal Ocean	500.00	700	60%	Size/Shape	34,572	
126 X 227	\$/FF -Tidal Ocean	264.00	33,789	75%	Excess Frt	0	
126 X 227	\$/FF -Tidal Ocean	50.00	1,750	60%	Size/Shape	15,205	
Total Acres 1.86			Land Total		49,777		
<b>Accpt Land</b>		49,800	<b>Accepted Bldg</b>		0	<b>Total</b> 49,800	

Account: 759 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/04/2011  
 Sale Price 14,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.62	Acres-Rear Land 1 =<100	500.00	310	100%		310
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.62						Land Total 21,310

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	475 Sqft	Grade D 110	Base	51,024
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-214
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-385
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	1970	Old Type	Typical	Below Average	Typical	50,425	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Fire Damage		None		40%	90%	100%	18,153

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1925	176	D 110	4.694	Ava-	40%	75%	100%	1.409
One Storv Frame	1925	35	D 110	934	Ava-	40%	100%	100%	374
Frame Shed	1925	60	D 110	1.753	Ava-	40%	90%	100%	631
2S Frame Garaae	2000	720	C 100	14.237	Ava.	89%	100%	100%	12.671
Outbuilding Total									15,085

**Acpt Land** 21,300 **Accepted Bldg** 33,200 **Total** 54,500



Account: 1020 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 11/11/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 30X24 SCREENHOUSE W/2BATHROOMS  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
3.48	Acres-Rear Land 1 =<100	500.00	1,740	100%		1,740
Total Acres 4.48			Land Total			22,740

<b>Outbuildings/Additions/Improvements</b>						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Storv Frame	2022	720	C 100	21.288	Ava.	95%	100%	100%	20.224
Plumbing Fixture	2022	6	C 100	2.856	Ava.	95%	100%	100%	2.713
<b>Outbuilding Total</b>									<b>22,937</b>
<b>Acpt Land</b>		22,700	<b>Accepted Bldg</b>		22,900	<b>Total</b>		<b>45,600</b>	

Name: THORNTON, WILLIAM R

Page 938

THORNTON, JAMIE

Map/Lot:

001-027

Account: 1163 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities  
 Street Paved

Sale Date 08/16/2021  
 Sale Price 150,000  
 Sale Type Land Only  
 Financing  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400
1.00	Acres-Homesite (Fract)	20,000.00	20,000	100%		20,000
4.59	Acres-Rear Land 1 =<100	400.00	1,836	100%		1,836
Total Acres 6.60			Land Total			92,236

**Accpt Land** 92,200 **Accepted Bldg** 0 **Total** 92,200

Pembroke 2023 Commitment Archive  
 Name: TILTON, LISA A & GLENN H  
 FOSS, LEONARD G & DAWNY L  
 Account: 368 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 939  
 002-006-001  
 470 YOUNGS COVE RD

Map/Lot:  
 Location:

Neighborhood 24 Youngs Cove Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
0.23	Acres-Homesite (Fract)	15,000.00	7,194	95%		6,834	
Total Acres 0.23			Land Total			6,834	
<b>Acpt Land</b>		6,800	<b>Accepted Bldg</b>		0	<b>Total</b>	6,800

Pembroke 2023 Commitment Archive  
 Name: TILTON, LISA A & GLENN H  
 FOSS, LEONARD G & DAWNY L  
 Account: 370 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 940  
 002-006-002  
 YOUNGS COVE RD

Map/Lot:  
 Location:

Neighborhood 24 Youngs Cove Rd

Sale Data	
Sale Date	07/08/2021
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
100 X 060	\$/FF -Tidal Ocean	330.00	17,234	15%	Size/Shape	2,585	
Total Acres 0.14			Land Total		2,585		
<b>Acpt Land</b>		2,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						2,600	

Name: TONIZZO, LUIS G

Page 941

TONIZZO, JEANNE M

Map/Lot:

005-028

Account: 528 Card: 1 of 1

Location:

20 BRICKYARD RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Rural  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 08/05/2012  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 2 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
7.00	Acres-Rear Land 1 =<100	500.00	3,500	100%		3,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.00						Land Total 24,500

**Dwelling Description**

**Replacement Cost New**

Cape Cod	One & 1/2 Story	1,680 Sqft	Grade C 100	Base	117,957
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-12,292
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	85% Forced Warm	Cooling	0% None	Heat	-1,134
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,890
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1994	0	Typical	Typical	Average	Typical	107,671
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. % Econ. %</b>	<b>Value(Rcnd)</b>
Incomplete		None		85%	90% 100%	82,368

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
						Phy	Func	Econ	
Frame Shed	1994	80	D 100	1.828	Fair	73%	100%	100%	1.334
Frame Shed	1994	144	D 100	2.580	Fair	73%	100%	100%	1.883
Wood Deck	2000	296	C 100	1.833	Ava.	89%	100%	100%	1.631
Frame Shed	1	80	E 100	1.114	Poor	20%	50%	100%	112
Outbuilding Total									4,960

**Acpt Land**

24,500 **Accepted Bldg**

87,300 **Total**

111,800

Name: TOOTHAKER, JOHN L

Page 942

TOOTHAKER, KRISTINA M

Map/Lot:

014-086

Account: 83 Card: 1 of 1

Location:

1 HARDY POINT RD

Neighborhood 20 Factory Rd

**Sale Data**

Zoning/Use Shore  
 Topography Below Street  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Sale Date 07/24/2020  
 Sale Price 139,900  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
175 X 155	\$/FF -River Front	95.00	13,955 100%		13,955
1.00	# -Lot Improvements	3,000.00	3,000 60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000 100%		3,000
Total Acres 0.62				Land Total	18,755

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	588 Sqft	Grade D 110	Base	58,696
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-4,912
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-557
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	1940	Typical	Typical	Good	Typical	53,227	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		70%	100%	100%	37,259

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1992	384	C 100	6.551	Ava.	84%	100%	100%	5.503
Unfin Basement	1992	384	C 100	6.236	Ava.	84%	100%	100%	5.238
Frame Garage	1992	352	C 100	6.730	Ava.	84%	100%	100%	5.653
Wood Deck	1998	144	C 100	981	Ava.	88%	100%	100%	863
Encl Frame Porch	2007	90	D 110	2.115	Ava.	93%	0%	100%	0
Outbuilding Total									17,257

**Acpt Land**

18,800

**Accepted Bldg**

54,500

**Total**

73,300

Neighborhood 1 Revers Falls Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities NoneNone  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	50%	Excess Frt	35,200	
990 X 220	\$/FF -Deep Ocean	352.00	348,480	15%	Excess Frt	52,272	
990 X 220	\$/FF -Deep Ocean	352.00	348,480	15%	Excess Frt	52,272	
890 X 220	\$/FF -Deep Ocean	352.00	313,280	15%	Excess Frt	46,992	
14.50	Acres-Rear Land 1 =<100	400.00	5,800	100%		5,800	
Total Acres 32.02			Land Total			315,736	
<b>Acpt Land</b>		315,700	<b>Accepted Bldg</b>		0	<b>Total</b>	315,700

**Valuation Report**

Map/Lot:

013-007-001

Location:

LITTLE FALLS RD

Account: 894 Card: 1 of 1

Neighborhood 13 Little Falls Rd

Zoning/Use Commercial  
 Topography Level  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 1.00					Land Total	15,000
<b>Acpt Land</b>		15,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,000



Account: 896 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
8.00	Acres-Rear Land 1 =<100	500.00	4,000	100%		4,000	
Total Acres 8.00					Land Total	4,000	
<b>Acpt Land</b>		4,000	<b>Accepted Bldg</b>		0	<b>Total</b>	4,000

Neighborhood 20 Factory Rd

Zoning/Use Commercial  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

Reference 1 B1503P234

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
0.50	Acres-Rear Land 1 =<100	500.00	250	100%		250
Total Acres 1.51			Land Total			19,250
<b>Acpt Land</b>		19,300	<b>Accepted Bldg</b>		0	<b>Total</b>
						19,300

FIRE STATION

Map/Lot:

015-026

Account: 902 Card: 1 of 1

Location:

HIGH ST

Neighborhood 21 High Street

Zoning/Use Commercial  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
0.10	Acres-Rear Land 1 =<100	500.00	50	100%		50
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.10					Land Total	20,300

<b>Commercial Description</b>						
Occupancy Type	Volunt.Fire Sta.					
Class & Quality	Frame.....Avg.					
# Dwelling Units	0					
Exterior	Aluminum/Vinyl					
Stories & Height	2 STORY @ 14'					
Heating/Cooling	Hot Water					
Built	1998					
Remodeled	0					
Base Cost/Sqft	29.97					
Heat-Cool/Sqft	+	10.09				
Total	40.06					
Size Factor	X	1.070				
Adjusted Cost/Sqft	42.86					
Total Square Feet	X	7,440				
Replacement Cost	318,878					
Condition	Good					
% Good Physical	X	.84				
Functional	X	1.00				
Subtotal	267,858					
Economic Factor	X	1.00	Total Value		267,858	

<b>Acpt Land</b>	20,300	<b>Bldg Override</b>	230,000	<b>Total</b>	250,300
------------------	--------	----------------------	---------	--------------	---------

Account: 903 Card: 1 of 1

Neighborhood 21 High Street

Zoning/Use Commercial  
 Topography Above Street  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250	
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500	
Total Acres 4.00					Land Total	15,750	
<b>Acpt Land</b>		15,800	<b>Accepted Bldg</b>		0	<b>Total</b>	15,800

Account: 535 Card: 1 of 1

Location: 142 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1992  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
110 X 220	\$/FF -Tidal Ocean	330.00	36,300	75%	Excess Frt	27,225
Total Acres 3.57			Land Total			124,725

Dwelling Description				Replacement Cost New	
Ranch	One Story	660 Sqft	Grade C 100	Base	48,524
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	601
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout		Total
Built	Renovated	Kitchens	Baths	Condition					49,125
1980	0	Typical	Typical	Average					
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>			<b>Value(Rcnld)</b>
None	None			78%	100%	100%			38,318

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
One Storv Frame	1980	720	C 100	21.288	Ava.	Phy	Func	Econ	16.605
Encl Frame Porch	1980	40	C 100	1.630	Ava.	78%	100%	100%	1.271
Wood Deck	1980	702	E 100	2.052	Poor	54%	100%	100%	1.108
Frame Shed	2010	240	B 100	5.513	Ava.	78%	100%	100%	4.300
Frame Shed	2015	200	C 100	3.947	Ava.	95%	100%	100%	3.750
Outbuilding Total									27,034

**Acpt Land** 124,700 **Accepted Bldg** 65,400 **Total** 190,100

Name: TOWNSEND, HEATHER L

Page 950

TOWNSEND, AUSTIN E

Map/Lot:

009-006-002

Account: 678 Card: 1 of 1

Location:

31 EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 10/23/2017  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.70	Acres-Rear Land 1 =<100	500.00	350	100%		350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.36	Acres-Rear Land 1 =<100	500.00	180	100%		180
Total Acres 2.06			Land Total			21,530

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1990	144	D 100	2.580	Ava.	83%	100%	100%	2.141
Wood Deck	1994	324	D 100	1.631	Poor	63%	100%	100%	1.028
8Mobile Home	1991	28X52	C 110	70.398	Ava-	35%	70%	100%	17.248
Concrete Slab...	1991	1404	C 100	8.921	Ava.	84%	100%	100%	7.494
						Outbuilding Total			27,911

**Acpt Land** 21,500 **Accepted Bldg** 27,900 **Total** 49,400

Account: 811 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/01/2006  
 Sale Price 33,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	66%		9,900
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.00			Land Total			16,400

<b>Dwelling Description</b>				<b>Replacement Cost New</b>	
Conventional	One Story	600 Sqft	Grade C 100	Base	46,276
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-5,500
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,200
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Typical	Typical	Below Average	Typical	39,576
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	77%	100%	100%	30,474	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1980	36	E 100	801	Fair	64%	100%	100%	513
Encl Frame Porch	1991	400	C 100	6.780	Ava-	77%	100%	100%	5,221
Frame Garaae	1991	560	C 110	10.259	Ava.	84%	100%	100%	8,618
Outbuilding Total									14,352

**Acpt Land** 16,400 **Accepted Bldg** 44,800 **Total** 61,200

Account: 54 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/15/2015  
 Sale Price 25,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.80	Acres-Rear Land 1 =<100	500.00	1,400	100%		1,400
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 3.80			Land Total			21,200

Dwelling Description				Replacement Cost New	
Conventional	Two Story	868 Sqft	Grade C 100	Base	83,347
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-434
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	9				
Bedrooms	6	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				82,913
1900	1920	Old Type	Old Type	Fair		Typical		
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		None		30%	90%	100%	22,387	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Storv Frame	1900	320	C 100	14.004	Fair	30%	100%	100%	4,201
Frame Shed	1900	80	E 100	1.114	Fair	30%	100%	100%	334
Outbuilding Total									4,535

**Acpt Land** 21,200 **Accepted Bldg** 26,900 **Total** 48,100



Name: TOWNSEND, MARIA E

Page 953

ELLINWOOD, BRENT A

Map/Lot:

014-063

Account: 62 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Rural  
 Topography Above Street  
 Utilities NoneNone  
 Street Semi-Improved

Sale Date 02/07/2014  
 Sale Price 600  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
0.65	Acres-Baselot (Fract)	7,000.00	5,644 80%	Restrictio	0
0.65	Acres-Baselot (Fract)	500.00	1,400 50%	Restrictio	2,258
Total Acres 0.65			Land Total		2,258

**Acpt Land** 2,300 **Accepted Bldg** 0 **Total** 2,300

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1  
 Reference 2 DIED 4/3/23  
 Tran/Land/Bldg 3 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.13	Acres-Rear Land 1 =<100	500.00	65	100%		65
2.00	# -Lot Improvements	3,000.00	6,000	90%	Restrictio	5,400
Total Acres 1.13					Land Total	20,465

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	609 Sqft	Grade C 100	Base		66,191
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement		-1,835
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Capped Only			Insulation		-480
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1863	1976	Typical	Typical	Above Average	Typical	63,876	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		60%	100%	100%	38,326

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1976	210	C 100	6.209	Ava+	60%	100%	100%	3.725
Encl Frame Porch	1976	168	C 100	3.461	Ava+	60%	100%	100%	2.077
Encl Frame Porch	1976	126	C 100	2.860	Ava+	60%	100%	100%	1.716
Frame Shed	1976	194	C 100	3.861	Ava+	60%	100%	100%	2.317
Outbuilding Total									9,835

<b>Acpt Land</b>	20,500	<b>Accepted Bldg</b>	48,200	<b>Total</b>	68,700
------------------	--------	----------------------	--------	--------------	--------

Account: 119 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 12 Old Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	50%		7,500	
4.80	Acres-Rear Land 1 =<100	500.00	2,400	100%		2,400	
Total Acres 5.80			Land Total			9,900	
<b>Acpt Land</b>		9,900	<b>Accepted Bldg</b>		0	<b>Total</b>	9,900

Name: TREIBER, DAVID C

Page 956

TREIBER, SUSAN M

Map/Lot:

006-015

Account: 560 Card: 1 of 1

Location: 237 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/27/2007  
 Sale Price 250,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 2 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 220	\$/FF -Tidal Ocean	330.00	49,500	100%		49,500
0.57	Acres-Rear Land 1 =<100	500.00	285	100%		285
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.33					Land Total	55,785

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	700 Sqft	Grade C 110	Base	55,024
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	6,105
FirePlaces	1			Fireplace	2,750
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1970	0	Typical	Typical	Good	Typical	63,879	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		82%	95%	100%	49,762

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1970	300	C 110	9.758	Good	82%	100%	100%	8.002
Encl Frame Porch	1993	200	C 110	4.311	Good	82%	100%	100%	3.535
Encl Frame Porch	1970	84	C 110	2.484	Good	82%	100%	100%	2.037
Encl Frame Porch	1970	56	C 110	2.044	Good	82%	100%	100%	1.676
Frame Garage	1970	440	C 100	7.827	Ava-	64%	100%	100%	5.009
Frame Shed	1970	192	D 100	3.142	Ava-	64%	100%	100%	2.011
Outbuilding Total									22,270

**Acpt Land**

55,800

**Accepted Bldg**

72,000

**Total**

127,800

Pembroke 2023 Commitment Archive  
 Name: TRUE, JAMES H (PR)  
 TRUE, HEIRS OF RICHARD W  
 Account: 644 Card: 1 of 1

**Valuation Report**

04/10/2024  
 Page 957  
 Map/Lot: 008-010  
 Location: 385 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
20.00	Acres-Rear Land 1 =<100	500.00	10,000	100%		10,000
Total Acres 22.00			Land Total			31,500

Dwelling Description				Replacement Cost New	
Conventional	One Story	576 Sqft	Grade C 90	Base	40,839
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Floor/Wall Unit	Cooling	0% None	Heat	-2,455
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	0	Typical	Typical	Poor	Typical	38,384
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	58%	100%	100%	22,263	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1987	168	E 50	872	Fair	69%	100%	100%	602
Outbuilding Total									602

**Acpt Land** 31,500 **Accepted Bldg** 22,900 **Total** 54,400

Name: TUFTS, KENNETH R

Page 958

TUFTS, WENDY J

Map/Lot:

006-010

Account: 555 Card: 1 of 1

Location:

17 TABOR LN

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1 B1870P227

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	100%		0
200 X 100	\$/FF -Tidal Ocean	500.00	500	60%	Size/Shape	26,698
030 X 100	\$/FF -Tidal Ocean	330.00	6,675	75%	Excess Frt	0
030 X 100	\$/FF -Tidal Ocean	500.00	10,000	60%	Size/Shape	3,004
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.53			Land Total			35,702

Dwelling Description				Replacement Cost New	
Conventional	One Story	520 Sqft	Grade SC100	Base	28,564
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Posts/Rock	Basement	None	Basement	-4,765
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,690
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-413
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-343
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Inadeq.		21,353
1930	0	Old Type	Old Type	Fair			
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		30%	86%	100%	5,509

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Open Frame Porch	1930	104	SC100	882	Fair	Phy	Func	Econ	
Frame Garae	1930	320	E 100	3.164	Poor	30%	100%	100%	265
						20%	100%	100%	633
Outbuilding Total									898

<b>Acpt Land</b>	35,700	<b>Accepted Bldg</b>	6,400	<b>Total</b>	42,100
------------------	--------	----------------------	-------	--------------	--------

Neighborhood 24 Youngs Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B1818P175 & B1818P177

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400	
175 X 220	\$/FF -Tidal Ocean	264.00	46,200	15%	Excess Frt	6,930	
22.10	Acres-Rear Land 1 =<100	400.00	8,840	100%		8,840	
Total Acres 26.01			Land Total			134,570	
<b>Accpt Land</b>		134,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						134,600	

Account: 1039 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Level  
 Utilities All PublicNone  
 Street Paved

**Sale Data**  
 Sale Date 09/20/2021  
 Sale Price 170,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Commercial Lot	17,000.00	17,000	100%		17,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.66	Acres-Rear Land 1 =<100	500.00	830	100%		830
Total Acres 2.66			Land Total			23,830

**Commercial Description**

Occupancy Type Equipment Shed..  
 Class & Quality Frame.....Avg.  
 # Dwelling Units 0  
 Exterior Aluminum/Vinyl  
 Stories & Height 1 STORY @ 10'  
 Heating/Cooling Space Heaters...  
 Built 1998  
 Remodeled 0  
 Base Cost/Sqft 8.85  
 Heat-Cool/Sqft + 1.30  
 Total 10.15  
 Size Factor X 0.913  
 Adjusted Cost/Sqft 9.27  
 Total Square Feet X 9,250  
 Replacement Cost 85,748  
 Condition Above Average  
 % Good Physical X .65  
 Functional X 1.00  
 Subtotal 55,736  
 Economic Factor X 1.00

Total Value 55,736

**Acpt Land** 23,800 **Accepted Bldg** 55,700 **Total** 79,500



**Valuation Report**

Map/Lot:

002-025+026

Location:

MIDDLE CROSS RD

Account: 392 Card: 1 of 1

Neighborhood 24 Youngs Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
24.83	Acres-Rear Land 1 =<100	500.00	12,415	100%		12,415
Total Acres 26.85					Land Total	127,915

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,023 Sqft	Grade B 100	Base		75,788
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt		1,220
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,136
Rooms	3					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	1/2 Finished			Attic		8,347
FirePlaces	1			Fireplace		3,050
Insulation	Capped Only			Insulation		-562
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1985	0	Typical	Typical	Good	Typical	88,979
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	77,412	

Outbuildings/Additions/Improvements										
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1985	908	B 100	6.418	Good	87%	100%	100%		5,584
Outbuilding Total										5,584

<b>Acpt Land</b>	127,900	<b>Accepted Bldg</b>	83,000	<b>Total</b>	210,900
------------------	---------	----------------------	--------	--------------	---------

**Valuation Report**

Account: 466 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 04/01/1993  
 Sale Price 90,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Exempt Property

Reference 1 B1840P290 & B1840P293  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
282 X 200	\$/FF -Tidal Ocean	264.00	70,983	15%	Excess Frt	10,648
9.08	Acres-Rear Land 1 =<100	400.00	3,632	100%		3,632
Total Acres 17.95			Land Total			168,720

**Acpt Land** 168,700 **Accepted Bldg** 0 **Total** 168,700

**Valuation Report**

Account: 479 Card: 1 of 1

Location: ISLAND OX COVE RD

Neighborhood 3	Island					<b>Sale Data</b>
Zoning/Use	Resource Protect			Sale Date		10/01/1993
Topography	Rolling			Sale Price		8,700
Utilities	None			Sale Type		Land Only
Street	None			Financing		Unknown
				Verified		.....
				Validity		Exempt Property

Reference 1 B1936P037  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 050	\$/FF -Tidal Ocean	330.00	31,464	15%	Restrictio	4,720	
100 X 050	\$/FF -Tidal Ocean	330.00	15,732	15%	Restrictio	2,360	
Total Acres 0.34			Land Total		7,080		

<b>Acpt Land</b>	7,100	<b>Accepted Bldg</b>	0	<b>Total</b>	7,100
------------------	-------	----------------------	---	--------------	-------

**Valuation Report**

Account: 217 Card: 1 of 1

Neighborhood 3 Island

Sale Data	
Sale Date	04/01/2001
Sale Price	90,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Exempt Property

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B2506P219 04/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 190	\$/FF -Tidal Ocean	264.00	49,068	15%	Size/Shape	0
200 X 190	\$/FF -Tidal Ocean	330.00	15,732	55%	Restrictio	4,048
900 X 190	\$/FF -Tidal Ocean	264.00	220,807	15%	Excess Frt	0
900 X 190	\$/FF -Tidal Ocean	264.00	237,600	55%	Restrictio	18,217
900 X 190	\$/FF -Tidal Ocean	264.00	220,807	15%	Excess Frt	0
900 X 190	\$/FF -Tidal Ocean	400.00	3,632	55%	Restrictio	18,217
0.00	Acres-Open Space	400.00	5,800	100%		0
Total Acres 8.73			Land Total			40,482

<b>Acpt Land</b>	40,500	<b>Accepted Bldg</b>	0	<b>Total</b>	40,500
------------------	--------	----------------------	---	--------------	--------

Pembroke 2023 Commitment Archive  
 Name: UNITED STATES OF AMERICA  
 US FISH & WILDLIFE SERVICE

**Valuation Report**

04/10/2024  
 Page 965  
 002-003  
 CLARKSIDE RD

Account: 364 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 4 Lower Cross Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/17/2011  
 Sale Price 32,000  
 Sale Type Land Only  
 Financing Cash Sale  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 7 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
20.10	Acres-Rear Land 1 =<100	500.00	10,050	100%		10,050
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 21.10			Land Total			17,050
<b>Acpt Land</b>		17,100	<b>Accepted Bldg</b>		0	<b>Total</b> 17,100

**Valuation Report**

Account: 366 Card: 1 of 2

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1999  
 Sale Price 19,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1 B2379P061 09/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 200	\$/FF -Tidal Ocean	330.00	62,929	100%		0	
200 X 200	\$/FF -Tidal Ocean	7,000.00	7,000	85%	Vacancy	53,490	
200 X 185	\$/FF -Tidal Ocean	330.00	60,523	75%	Excess Frt	0	
200 X 185	\$/FF -Tidal Ocean	264.00	237,600	85%	Vacancy	38,583	
200 X 110	\$/FF -Tidal Ocean	330.00	46,669	50%	Excess Frt	0	
200 X 110	\$/FF -Tidal Ocean	400.00	3,632	85%	Vacancy	19,835	
Total Acres 2.28			Land Total			111,908	

**Acpt Land** 111,900 **Accepted Bldg** 0 **Total** 111,900

**Valuation Report**

Account: 366 Card: 2 of 2

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1999  
 Sale Price 19,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1 B2379P061 09/99

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 050	\$/FF -Tidal Ocean	330.00	31,464	15%		0	
200 X 050	\$/FF -Tidal Ocean	7,000.00	7,000	85%	Vacancy	4,012	
Total Acres 0.23			Land Total		4,012		
<b>Acpt Land</b>		4,000	<b>Accepted Bldg</b>		0	<b>Total</b> 4,000	

**Valuation Report**

Account: 366

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	111,900	0	111,900	111,900	0	111,900
2	4,000	0	4,000	4,000	0	4,000
<b>TOTAL</b>	115,900	0	115,900	115,900	0	115,900



Account: 394 Card: 1 of 1

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/2001  
 Sale Price 100,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2553P240 09/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 229	\$/FF -Tidal Ocean	330.00	50,502	100%		50,502
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.79					Land Total	56,502

**Dwelling Description**

**Replacement Cost New**

Ranch	One Story	768 Sqft	Grade B 100	Base	64,135
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1984	0	Typical	Typical	Above Average	Typical	64,135	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		83%	100%	100%	53,232

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1986	384	C 100	6.551	Ava+	84%	100%	100%	5.503
Unfin Basement	1986	384	C 100	6.236	Ava.	81%	100%	100%	5.051
Frame Garaae	1991	528	B 100	10.891	Ava.	84%	100%	100%	9.148
Outbuilding Total									19,702

**Acpt Land**

56,500

**Accepted Bldg**

72,900

**Total**

129,400

Account: 399 Card: 1 of 1

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/2002  
 Sale Price 95,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1 B2660P238 09/02

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	50%	Excess Frt	33,000
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	15%	Excess Frt	4,950
21.50	Acres-Rear Land 1 =<100	500.00	10,750	100%		10,750
Total Acres 25.04			Land Total			164,200

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Unfin Basement	1989	1192	C 100	11.427	Ava-	76%	100%	100%		8,685
Outbuilding Total										8,685

**Acpt Land** 164,200 **Accepted Bldg** 8,700 **Total** 172,900

**Valuation Report**

Account: 400 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 12/01/1993  
 Sale Price 50,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Exempt Property

Reference 1 B1896P244 & B1896P246  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000	
195 X 220	\$/FF -Tidal Ocean	330.00	64,350	75%	Excess Frt	48,263	
8.74	Acres-Rear Land 1 =<100	500.00	4,370	100%		4,370	
Total Acres 10.73			Land Total			118,633	
<b>Acpt Land</b>		118,600	<b>Accepted Bldg</b>		0	<b>Total</b>	
						118,600	

Account: 461 Card: 1 of 2 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1 B2380P190 & B2380P192  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640	
72.92	Acres-Rear Land 1 =<100	400.00	29,168	100%		29,168	
Total Acres 89.60			Land Total			254,888	
<b>Acpt Land</b>		254,900	<b>Accepted Bldg</b>		0	<b>Total</b>	254,900

Account: 461 Card: 2 of 2 Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
568 X 220	\$/FF -Tidal Ocean	330.00	187,440	15%	Excess Frt	28,116	
Total Acres 25.62			Land Total			250,866	
<b>Acpt Land</b>		250,900	<b>Accepted Bldg</b>		0	<b>Total</b>	250,900

**Valuation Report**

Account: 461

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	254,900	0	254,900	254,900	0	254,900
2	250,900	0	250,900	250,900	0	250,900
<b>TOTAL</b>	505,800	0	505,800	505,800	0	505,800

**Valuation Report**

Account: 465 Card: 1 of 2

Map/Lot:  
 Location:

004-007-001  
 527 OX COVE RD

Neighborhood 6 Ox Cove Rd

Sale Data	
Sale Date	01/12/2012
Sale Price	76,000
Sale Type	Land Only
Financing	Cash Sale
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 7 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
155 X 220	\$/FF -Tidal Ocean	264.00	40,920	50%	Excess Frt	20,460
Total Acres 2.80			Land Total			112,860
<b>Acpt Land</b>		112,900	<b>Accepted Bldg</b>		0	<b>Total</b>
						112,900

Pembroke 2023 Commitment Archive  
 Name: UNITED STATES OF AMERICA  
 US FISH & WILDLIFE SERVICE

**Valuation Report**

04/10/2024  
 Page 976  
 004-007-001  
 OX COVE RD

Account: 465 Card: 2 of 2

Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Sale Data	
Sale Date	01/12/2012
Sale Price	76,000
Sale Type	Land Only
Financing	Cash Sale
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Dug Well  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 7 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	12,000.00	12,000	100%		12,000
0.44	Acres-Rear Land 1 =<100	400.00	176	100%		176
1.00	# -Lot Improvements	2,400.00	2,400	60%		1,440
Total Acres 1.44			Land Total			13,616
<b>Acpt Land</b>		13,600	<b>Accepted Bldg</b>		0	<b>Total</b>
						13,600



Pembroke 2023 Commitment Archive  
Name: UNITED STATES OF AMERICA  
US FISH & WILDLIFE SERVICE  
Account: 465

**Valuation Report**

Map/Lot:  
Location:

04/10/2024  
Page 977  
004-007-001  
OX COVE RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	112,900	0	112,900	112,900	0	112,900
2	13,600	0	13,600	13,600	0	13,600
<b>TOTAL</b>	126,500	0	126,500	126,500	0	126,500

**Valuation Report**

Account: 473 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 12/01/1993  
 Sale Price 47,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Exempt Property

Reference 1 B1896P324 & B1896P326  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800	
140 X 220	\$/FF -Tidal Ocean	264.00	36,960	75%	Excess Frt	27,720	
2.12	Acres-Rear Land 1 =<100	400.00	848	100%		848	
Total Acres 3.84			Land Total			81,368	
<b>Acpt Land</b>		81,400	<b>Accepted Bldg</b>		0	<b>Total</b>	81,400

Neighborhood 3 Island

Zoning/Use Resource Protect  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B1861P339 & B1861P342

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	15%	Restrictio	6,675	
200 X 100	\$/FF -Tidal Ocean	330.00	44,497	15%	Restrictio	6,675	
Total Acres 0.92			Land Total			13,350	
<b>Acpt Land</b>		13,400	<b>Accepted Bldg</b>		0	<b>Total</b>	13,400

**Valuation Report**

Account: 481 Card: 1 of 2  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd  
 Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/01/1993  
 Sale Price 535,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Exempt Property

Reference 1 B1861P339 & B1861P142  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Shorefront Amenity Lot	56,000.00	56,000	95%		53,200	
1.00	Acres-Shorefront Amenity Lot	56,000.00	56,000	95%		53,200	
5.00	Acres-Rear Land 1 =<100	400.00	2,000	100%		2,000	
90.00	Acres-Rear Land 1 =<100	400.00	36,000	100%		36,000	
5.00	Acres-Rear Land 1 =<100	400.00	2,000	100%		2,000	
1.00	Acres-Shorefront Amenity Lot	56,000.00	56,000	100%		56,000	
1.00	Acres-Shorefront Amenity Lot	56,000.00	56,000	100%		56,000	
Total Acres 104.00			Land Total			258,400	

**Acpt Land** 258,400 **Accepted Bldg** 0 **Total** 258,400

Account: 481 Card: 2 of 2  
 Map/Lot: Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 07/01/1993  
 Sale Price 535,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Exempt Property

Reference 1 B1861P339 & B1861P142  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
900 X 220	\$/FF -Tidal Ocean	330.00	297,000	15%	Excess Frt	44,550	
500 X 220	\$/FF -Tidal Ocean	330.00	165,000	15%	Excess Frt	24,750	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 25.28			Land Total			253,500	

**Acpt Land** 253,500 **Accepted Bldg** 0 **Total** 253,500

**Valuation Report**

Account: 481

Map/Lot:  
Location:

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	258,400	0	258,400	258,400	0	258,400
2	253,500	0	253,500	253,500	0	253,500
<b>TOTAL</b>	511,900	0	511,900	511,900	0	511,900

Account: 486 Card: 1 of 1

Location: 387 OX COVE RD

Neighborhood 6 Ox Cove Rd  
 Tree Growth 1985  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/05/2022  
 Sale Price 340,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 3800' SF PER DEED  
 Tran/Land/Bldg 2 6 0  
 TG Update/Year.. 2012 Y Coordinate 0  
 Exemption(s) 40 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Shorefront Amenity Lot	70,000.00	70,000	100%		70,000
3.00	Acres-Rear Land 1 =<100	500.00	1,500	100%		1,500
9.00	Acres-Softwood	135.00	1,021	100%		1,021
12.00	Acres-Mixed Wood	165.00	1,663	100%		1,663
17.00	Acres-Hardwood	130.00	1,856	100%		1,856
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 42.00			Land Total			82,040

Dwelling Description				Replacement Cost New		
Contemporary	One & 1/2 Story	784 Sqft	Grade C 110	Base		83,517
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	784 Sqft, Grade C	Basement Gar	None	Fin Bsmt		6,899
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,177
Rooms	5					
Bedrooms	3	Add Fixtures	1			
Baths	2	Half Baths	1	Plumbing		4,125
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1984	0	Typical	Typical	Good	Typical	95,718
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	87%	100%	100%	83,275	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnd
Open Frame Porch	1984	192	C 110	2.516	Good	87%	100%	100%	2.189
One Storv Frame	1984	192	C 110	6.244	Good	87%	100%	100%	5.432
Unfin Basement	1984	192	C 110	5.501	Good	87%	100%	100%	4.786
One Storv Frame	1984	320	C 110	10.408	Good	87%	100%	100%	9.055
Stable w/Loft	1984	336	C 100	8.635	Ava.	80%	100%	100%	6.908
Frame Shed	1984	120	E 50	700	Poor	56%	100%	100%	392
Frame Garage	1984	768	C 100	11.924	Ava.	80%	100%	100%	9.539
Frame Shed	1984	64	D 100	1.641	Ava-	73%	100%	100%	1.198
Outbuilding Total									39,499

**Acpt Land** 82,000 **Accepted Bldg** 122,800 **Total** 204,800

Account: 1086 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 6 Ox Cove Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Data	
Sale Date	01/01/2001
Sale Price	32,320
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Exempt Property

Reference 1 B2483P009 01/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Excess Frt	7,920
4.00	Acres-Rear Land 1 =<100	400.00	1,600	100%		1,600
Total Acres 8.04			Land Total			128,320

<b>Accpt Land</b>	128,300	<b>Accepted Bldg</b>	0	<b>Total</b>	128,300
-------------------	---------	----------------------	---	--------------	---------



Account: 1151 Card: 1 of 1

Neighborhood 3 Island

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street None

Reference 1 B2506P219 04/01

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 40 0 0 Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total Fctr	Influence		Value	
0.25	Acres-Baselot (Fract)	5,600.00	2,800	100%		2,800	
Total Acres 0.25			Land Total			2,800	
<b>Acpt Land</b>		2,800	<b>Accepted Bldg</b>		0	<b>Total</b>	2,800

**Valuation Report**

Map/Lot:

006-003-001

Account: 541 Card: 1 of 1

Location:

GARNET HEAD RD SIPPS BAY

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
172 X 220	\$/FF -Tidal Ocean	330.00	56,760	100%		0	
172 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	39,732	
0.76	Acres-Rear Land 1 =<100	500.00	380	100%		380	
Total Acres 1.63			Land Total		40,112		
<b>Acpt Land</b>		40,100	<b>Accepted Bldg</b>		0	<b>Total</b>	
						40,100	

**Valuation Report**

Map/Lot:

006-003-002

Location:

GARNET HEAD RD SIPPS BAY

Account: 542 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1998  
 Sale Price 60,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		0	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	46,200	
003 X 220	\$/FF -Tidal Ocean	330.00	990	75%	Excess Frt	0	
003 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	520	
1.61	Acres-Rear Land 1 =<100	500.00	805	100%		805	
Total Acres 2.64			Land Total			47,525	
<b>Accpt Land</b>		47,500	<b>Accepted Bldg</b>		0	<b>Total</b>	47,500

**Valuation Report**

Account: 543 Card: 1 of 1

Map/Lot:  
 Location:

GARNET HEAD RD SIPPS BAY

Neighborhood 7 Garnet Head Rd

Sale Data	
Sale Date	09/01/1998
Sale Price	60,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description							
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		0	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	46,200	
015 X 220	\$/FF -Tidal Ocean	330.00	4,950	75%	Excess Frt	0	
015 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	2,599	
2.02	Acres-Rear Land 1 =<100	500.00	1,010	100%		1,010	
Total Acres 3.11			Land Total			49,809	
<b>Accpt Land</b>		49,800	<b>Accepted Bldg</b>		0	<b>Total</b>	49,800

**Valuation Report**

Account: 544 Card: 1 of 1

Map/Lot:

Location:

GARNET HEAD RD SIPPS BAY

Neighborhood 7 Garnet Head Rd

Sale Data	
Sale Date	09/01/1998
Sale Price	60,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
187 X 220	\$/FF -Tidal Ocean	330.00	61,710	100%		0
187 X 220	\$/FF -Tidal Ocean	264.00	52,800	70%	Vacancy	43,197
1.59	Acres-Rear Land 1 =<100	500.00	795	100%		795
Total Acres 2.53			Land Total			43,992
<b>Acpt Land</b>		44,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						44,000

**Valuation Report**

Account: 545 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 09/01/1998  
 Sale Price 60,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0	
1.00	Acres-Homesite (Fract)	264.00	52,800	70%	Vacancy	10,500	
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300	
Total Acres 1.60			Land Total		10,800		
<b>Acpt Land</b>		10,800	<b>Accepted Bldg</b>		0	<b>Total</b>	
						10,800	

**Valuation Report**

Map/Lot:

006-003-006

Location:

GARNET HEAD RD

Account: 546 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

**Sale Data**  
 Sale Date 11/13/2002  
 Sale Price 3,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		0
1.00	Acres-Homesite (Fract)	264.00	52,800	70%	Vacancy	10,500
0.60	Acres-Rear Land 1 =<100	500.00	300	100%		300
Total Acres 1.60			Land Total			10,800
<b>Acpt Land</b>		10,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						10,800

**Valuation Report**

Account: 1057 Card: 1 of 1

Location: 448 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/01/1998  
 Sale Price 12,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
3.77	Acres-Rear Land 1 =<100	500.00	1,885	100%		1,885
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.77						Land Total 22,885

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	806 Sqft	Grade D 100	Base		62,869
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet 3/4 Bmt	Basement		-1,055
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	8					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		1,538
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-694
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1848	2001	Typical	Typical	Below Average	Typical	62,658	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		40%	95%	100%	23,810

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnd
One Storv Frame	1848	282	D 100	6.838	Ava-	Phy 40% Func 95% Econ 100%	2.598
2S Frame Garage	2001	768	C 110	16.430	Ava.	89% 100% 100%	14.623
Frame Shed	2001	384	C 110	7.237	Ava.	89% 100% 100%	6.441
Frame Shed	2012	448	D 100	6.146	Ava.	95% 100% 100%	5.839
Outbuilding Total							29,501

**Acpt Land** 22,900 **Accepted Bldg** 53,300 **Total** 76,200



**Valuation Report**

Map/Lot:

014-034-001

Location:

OLD COUNTY RD

Account: 1153 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/10/2015  
 Sale Price 6,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.60	Acres-Baselot (Fract)	7,000.00	8,854	100%		8,854	
Total Acres 1.60			Land Total				8,854
<b>Acpt Land</b>		8,900	<b>Accepted Bldg</b>		0	<b>Total</b>	8,900

Account: 1122 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Sale Data	
Sale Date	10/16/2012
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
900 X 220	\$/FF -Tidal Ocean	264.00	237,600	15%	Excess Frt	35,640
070 X 220	\$/FF -Tidal Ocean	264.00	18,480	15%	Excess Frt	2,772
1.93	Acres-Rear Land 1 =<100	400.00	772	100%		772
Total Acres 9.86			Land Total			157,984

<b>Acpt Land</b>	158,000	<b>Accepted Bldg</b>	0	<b>Total</b>	158,000
------------------	---------	----------------------	---	--------------	---------

**Valuation Report**

Map/Lot:

003-011-001

Location:

LEIGHTON PT RD

Account: 395 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/10/2014  
 Sale Price 7,600  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
34.00	Acres-Rear Land 1 =<100	500.00	17,000	100%		17,000	
Total Acres 34.00					Land Total	17,000	
<b>Acpt Land</b>		17,000	<b>Accepted Bldg</b>		0	<b>Total</b>	17,000

Name: VARNEY, WILLIAM L

Page 996

VARNEY, BRENDA J

Map/Lot:

005-002-003

Account: 401 Card: 1 of 1

Location:

416 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 08/08/2011  
 Sale Price 698,780  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1  
 Reference 2

Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 115	\$/FF -Deep Ocean	440.00	63,624	100%		63,624
175 X 115	\$/FF -Deep Ocean	440.00	55,671	75%	Excess Frt	41,753
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.99					Land Total	111,377

**Dwelling Description**

**Replacement Cost New**

Contemporary	One Story	2,608 Sqft	Grade A 100	Base	191,356
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	880 Sqft, Grade B	Basement Gar	None	Fin Bsmt	9,448
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,560
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	4,688
Attic	None			Attic	0
FirePlaces	1			Fireplace	3,750
Insulation	Heavy			Insulation	2,934
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	2001	Modern	Modern	Good	Typical	215,736
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	88%	100%	100%	189,848	

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	2002	320	A 100	14.192	Good	88%	100%	100%	12.489
One Storv Frame	2002	210	A 100	9.313	Good	88%	100%	100%	8.195
Frame Garage	2002	1008	A 100	22.382	Good	88%	100%	100%	19.696
Encl Frame Porch	2002	288	A 100	7.766	Good	88%	100%	100%	6.834
Open Frame Porch	2002	48	A 100	1.095	Good	88%	100%	100%	964
Stable w/Loft	2002	344	A 100	13.126	Good	88%	100%	100%	11.551
Wood Deck	2002	99	A 100	1.095	Good	88%	100%	100%	964
Open Frame Porch	2002	72	A 100	1.484	Good	88%	100%	100%	1.306
Outbuilding Total									61,999

Acpt Land

111,400

Accepted Bldg

251,800

Total

363,200

**Valuation Report**

Account: 420 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 04/12/2011  
 Sale Price 0  
 Sale Type Other  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
56.57	Acres-Rear Land 1 =<100	500.00	28,285	100%		28,285
Total Acres 57.57			Land Total			53,285

<b>Acpt Land</b>	53,300	<b>Accepted Bldg</b>	0	<b>Total</b>	53,300
------------------	--------	----------------------	---	--------------	--------

**Valuation Report**

Account: 424 Card: 1 of 1

Location: 636 LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/12/2014  
 Sale Price 200,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Deep Ocean	440.00	88,000	100%		88,000
1.29	Acres-Rear Land 1 =<100	500.00	645	100%		645
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.30					Land Total	94,645

Dwelling Description				Replacement Cost New		
Conventional	Two & 1/2 Story	1,024 Sqft	Grade B 112	Base		153,731
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		3,183
Rooms	12					
Bedrooms	5	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,708
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
2006	0	Modern	Modern	Average	Typical		158,622
<b>Functional Obsolescence</b>							<b>Value(Rcnld)</b>
None		None		92%	100%	100%	145,932

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	2006	672	B 112	38.552	Ava.	92%	100%	100%	35.468
Unfin Basement	2006	672	B 112	11.049	Ava.	92%	100%	100%	10.165
Open Frame Porch	2006	224	B 112	3.601	Ava.	92%	100%	100%	3.313
Open Frame Porch	2006	1020	B 112	15.371	Ava.	92%	100%	100%	14.141
Open Frame Porch	2006	64	B 112	1.233	Ava.	92%	100%	100%	1.134
Concrete Slab...	2006	1200	B 100	9.311	Ava.	92%	100%	100%	8.566
Frame Shed	2010	700	B 100	13.542	Ava.	92%	100%	100%	12.459
Carnport/Canopy	2010	600	B 100	6.063	Ava.	92%	100%	100%	5.578
Outbuilding Total									90,824

**Acpt Land** 94,600 **Accepted Bldg** 236,800 **Total** 331,400

Name: VARNEY, WILLIAM L

Page 999

VARNEY, BRENDA J

Map/Lot:

005-001

Account: 492 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 08/08/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
025 X 220	\$/FF -Tidal Ocean	264.00	6,600	75%	Excess Frt	4,950	
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	0	
200 X 220	\$/FF -Tidal Ocean	3,000.00	6,000	50%	Topography	13,200	
136 X 220	\$/FF -Tidal Ocean	264.00	35,904	15%	Excess Frt	0	
136 X 220	\$/FF -Tidal Ocean	264.00	18,480	50%	Topography	2,693	
1.17	Acres-Rear Land 1 =<100	400.00	468	100%		468	
Total Acres 3.00			Land Total			21,311	

**Accpt Land** 21,300 **Accepted Bldg** 0 **Total** 21,300

Name: VARNEY, WILLIAM L

Page 1000

VARNEY, BRENDA J

Map/Lot:

005-002

Account: 494 Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 08/08/2011  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
19.40	Acres-Rear Land 2 = 101-200	350.00	6,790	100%		6,790
Total Acres 69.40			Land Total			31,790

**Acpt Land** 31,800 **Accepted Bldg** 0 **Total** 31,800



Name: VARNEY, WILLIAM L

Page 1001

VARNEY, BRENDA J

Map/Lot:

005-002-001

Account: 495 Card: 1 of 2

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
45.00	Acres-Rear Land 1 =<100	500.00	22,500	100%		22,500
Total Acres 45.00			Land Total			22,500

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	2002	1280	A 100	27.476	Good	92%	100%	100%	25.278
Stable w/Loft	2012	1548	AA100	59.210	Good	95%	100%	100%	56.250
Open Frame Porch	2012	360	AA100	9.239	Good	95%	100%	100%	8.777
						Outbuilding Total			90,305

<b>Acpt Land</b>	22,500	<b>Accepted Bldg</b>	90,300	<b>Total</b>	112,800
------------------	--------	----------------------	--------	--------------	---------

Name: VARNEY, WILLIAM L

Page 1002

VARNEY, BRENDA J

Map/Lot:

005-002-001

Account: 495 Card: 2 of 2

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Commercial Description**

Occupancy Type	Equipment Shed..		
Class & Quality	Rigid Frame.Good		
# Dwelling Units	0		
Exterior	Steel		
Stories & Height	1 STORY @ 18'		
Heating/Cooling	Space Heaters...		
Built	2013		
Remodeled	0		
Base Cost/Sqft		12.57	
Heat-Cool/Sqft	+	1.32	
Total		13.89	
Size Factor	X	1.128	
Adjusted Cost/Sqft		15.67	
Total Square Feet	X	3,200	
Replacement Cost		50,144	
Condition	Average		
% Good Physical	X	.95	
Functional	X	1.00	
Subtotal		47,637	
Economic Factor	X 1.00		
		Total Value	47,637

<b>Acpt Land</b>	0	<b>Accepted Bldg</b>	47,600	<b>Total</b>	47,600
------------------	---	----------------------	--------	--------------	--------

Pembroke 2023 Commitment Archive  
Name: VARNEY, WILLIAM L  
VARNEY, BRENDA J  
Account: 495

**Valuation Report**

04/10/2024  
Page 1003  
005-002-001  
LEIGHTON PT RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	22,500	90,300	112,800	22,500	90,300	112,800
2	0	47,600	47,600	0	47,600	47,600
<b>TOTAL</b>	22,500	137,900	160,400	22,500	137,900	160,400

**Valuation Report**

Map/Lot:

005-001-0A1

Location:

LEIGHTON PT RD

Account: 1121 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Sale Data	
Sale Date	12/10/2009
Sale Price	100,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	75%	Excess Frt	39,600
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	50%	Excess Frt	26,400
162 X 220	\$/FF -Tidal Ocean	264.00	42,768	15%	Excess Frt	6,415
5.88	Acres-Rear Land 1 =<100	400.00	2,352	100%		2,352
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	15%	Excess Frt	7,920
Total Acres 10.74			Land Total			135,487

<b>Accpt Land</b>	135,500	<b>Accepted Bldg</b>	0	<b>Total</b>	135,500
-------------------	---------	----------------------	---	--------------	---------

Account: 1143 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	100%		70,400	
200 X 220	\$/FF -Deep Ocean	352.00	70,400	75%	Excess Frt	52,800	
080 X 220	\$/FF -Deep Ocean	352.00	28,160	50%	Excess Frt	14,080	
12.71	Acres-Rear Land 1 =<100	400.00	5,084	100%		5,084	
Total Acres 15.13			Land Total			142,364	
<b>Acpt Land</b>		142,400	<b>Accepted Bldg</b>		0	<b>Total</b>	142,400

Name: VEADER, DONALD E

Page 1006

VEADER, NANCY

Map/Lot:

006-012

Account: 557 Card: 1 of 1

Location:

271 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
173 X 220	\$/FF -Tidal Ocean	330.00	57,090	100%		57,090
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.96	Acres-Rear Land 1 =<100	500.00	480	100%		480
Total Acres 1.83					Land Total	63,570

Dwelling Description				Replacement Cost New		
Ranch	One Story	624 Sqft	Grade C 100	Base		47,175
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		568
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	50%			Unfinished		-2,496

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1960	0	Typical	Typical	Below Average	Typical	45,247	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		58%	100%	100%	26,243

Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Percent Good	Value Rcnd
Wood Deck	1960	456	C 100	2.729	Ava-	Phy 58% Func 100% Econ 100%	1.583
Encl Frame Porch	1960	48	D 100	1.431	Fair	50% 100% 100%	716
One Storv Frame	1990	960	C 100	28.385	Ava-	58% 100% 100%	16.463
Unfin Basement	1990	960	C 100	9.936	Ava-	58% 100% 100%	5.763
						Outbuilding Total	24,525

<b>Acpt Land</b>	63,600	<b>Accepted Bldg</b>	50,800	<b>Total</b>	114,400
------------------	--------	----------------------	--------	--------------	---------

Name: VELAZQUEZ, GILBERTO

Page 1007

VELAZQUEZ, DAYANIS

Map/Lot:

017-049

Account: 915 Card: 1 of 1

Location:

21 FRONT ST

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Septic System  
 Street Semi-Improved

Sale Date 05/14/2021  
 Sale Price 109,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.40	Acres-Homesite (Fract)	15,000.00	9,487	100%		9,487
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.40			Land Total			12,487

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	528 Sqft	Grade C 100	Base	61,882
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-264
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Modern	Modern	Good	Typical	61,618
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None						
<b>Economic Obsolescence</b>			<b>Phys. %</b>		<b>Func. %</b>	<b>Econ. %</b>
None			70%		100%	100%
						43,133

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
1 & 1/2 Storv Fr	1900	247	C 100	9.932	Good	70%	100%	100%	6.952
One Storv Frame	1900	56	C 100	1.656	Good	70%	100%	100%	1.159
Frame Garage	1900	480	C 100	8.327	Ava-	40%	100%	100%	3.331
Outbuilding Total									11,442

**Acpt Land**

12,500 **Accepted Bldg**

54,600 **Total**

67,100

Account: 47 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 05/29/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2 DOLLAR GENERAL STORE  
 Tran/Land/Bldg 0 2 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.80	Acres-Rear Land 1 =<100	500.00	900	100%		900
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.80			Land Total			21,900

Commercial Description						
Occupancy Type	Retail Store...					
Class & Quality	Steel Frame Good					
# Dwelling Units	0					
Exterior	Stucco					
Stories & Height	1 STORY @ 18'					
Heating/Cooling	Warm/Cool Air					
Built	2016					
Remodeled	0					
Base Cost/Sqft	65.39					
Heat-Cool/Sqft	+	9.13				
Total	74.52					
Size Factor	X	1.056				
Adjusted Cost/Sqft	78.69					
Total Square Feet	X	9,100				
Replacement Cost	716,079					
Condition	Average					
% Good Physical	X	.95				
Functional	X	1.00				
Subtotal	680,275					
Economic Factor	X	1.00	Total Value		680,275	

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Concrete Slab...	2016	500	B 100	3.920	Ava.	95%	100%	100%	3,724
Outbuilding Total									3,724

**Acpt Land** 21,900 **Accepted Bldg** 684,000 **Total** 705,900



Name: VERGE, JOHN A

Page 1009

VERGE, VICKI A

Map/Lot:

016-024-001

Account: 206 Card: 1 of 1

Location:

637 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 01/01/1999  
 Sale Price 54,590  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00			Land Total			23,000

Dwelling Description				Replacement Cost New		
Raised Ranch	One Story	1,248 Sqft	Grade C 110	Base		81,485
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,249
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		Total
1979	0	Typical	Typical	Good	Typical		82,734
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	85%	100%	100%	70,324		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1979	48	C 110	489	Good	85%	100%	100%	416
Frame Shed	1979	192	D 100	3.142	Fair	63%	75%	100%	1.484
One Storv Frame	2010	462	C 110	15.026	Good	85%	100%	100%	12.772
Unfin Basement	2010	462	C 110	7.410	Good	85%	100%	100%	6.298
One Storv Frame	2010	170	C 110	5.529	Good	85%	100%	100%	4.700
Frame Garage	2010	462	C 110	8.914	Good	85%	100%	100%	7.577
Wood Deck	2010	208	C 110	1.474	Good	85%	100%	100%	1.253
Outbuilding Total									34,500

<b>Acpt Land</b>	23,000	<b>Accepted Bldg</b>	104,800	<b>Total</b>	127,800
------------------	--------	----------------------	---------	--------------	---------

Neighborhood 16 East River Rd

Zoning/Use Resource Protect  
Topography Rolling  
Utilities None  
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

---

**Acpt Land**

0 **Accepted Bldg**

0 **Total**

0

**Valuation Report**

Account: 930 Card: 1 of 1

Neighborhood 23 Mill Street

Zoning/Use Commercial .....  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved  
 NAME CODE 1..... 2002

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 200	\$/FF -River Front	95.00	18,116	100%		18,116
2.58	Acres-Rear Land 1 =<100	500.00	1,290	100%		1,290
Total Acres 3.50			Land Total			19,406
<b>Acpt Land</b>		19,400	<b>Accepted Bldg</b>		0	<b>Total</b>
						19,400

Account: 933 Card: 1 of 1 Map/Lot: Location: DISTRIBUTION

---

Neighborhood 1 Revers Falls Rd

Zoning/Use Rural

Topography

Utilities

Street Street Surface

Reference 1 DISTRIBUTION

Reference 2 100%

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

---

<b>Land</b>	2,118,500	<b>Accepted Bldg</b>	0	<b>Total</b>	2,118,500
-------------	-----------	----------------------	---	--------------	-----------

**Valuation Report**

Account: 822 Card: 1 of 1

Neighborhood 15 Cross Rd

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 02/18/2022  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
2.00	Acres-Gravel Pit	7,500.00	15,000	100%		15,000	
50.00	Acres-Rear Land 1 =<100	500.00	25,000	100%		25,000	
28.50	Acres-Rear Land 2 = 101-200	350.00	9,975	100%		9,975	
Total Acres 80.50			Land Total		49,975		
<b>Accpt Land</b>		50,000	<b>Accepted Bldg</b>		0	<b>Total</b>	
						50,000	

Neighborhood 15 Cross Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Septic System  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	95%		14,250
3.50	Acres-Rear Land 1 =<100	500.00	1,750	100%		1,750
1.00	# -Lot Improvements	3,000.00	3,000	50%	Vacancy	1,500
Total Acres 4.50			Land Total			17,500

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
12Mobile Home	1974	12X60	D 100	19.154	Poor	20%	0%	100%	0	
Frame Shed	1991	120	E 100	1.400	Fair	71%	0%	100%	0	
						Outbuilding Total			0	
<b>Acpt Land</b>		17,500	<b>Accepted Bldg</b>		0	<b>Total</b>		17,500		

Account: 1165 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 12/06/2021  
 Sale Price 239,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

NAME CODE 2..... 2

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total	Fctr	Influence	Value
Units	Method - Description					
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
40.00	Acres-Rear Land 3 = 201+	245.00	9,800	100%		9,800
Total Acres 141.00			Land Total			73,300

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	720 Sqft	Grade D 110	Base		65,030
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement		-1,826
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	75% Forced Warm	Cooling	0% None	Heat		-852
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-682
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Typical		61,670
1875	1970	Typical	Typical	Average			
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
None	None		50%	100%	100%	30,835	

Outbuildings/Additions/Improvements				Percent Good			Value
Description	Year	Units	Grade	Phy	Func	Econ	Rcnld
1 & 1/2 Storv Fr	1875	160	D 110	50%	100%	100%	2,902
Unfin Basement	1875	160	D 110	50%	100%	100%	2,162
Stable w/Loft	1875	2574	D 100	40%	50%	100%	6,770
Frame Garaae	1990	720	D 100	77%	70%	100%	5,005
Outbuilding Total							16,839

**Acpt Land** 73,300 **Accepted Bldg** 47,700 **Total** 121,000

Neighborhood 2 Leighton Pt Rd

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/01/1999  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	95.00	19,000	100%		19,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
050 X 220	\$/FF -River Front	95.00	4,750	50%	Excess Frt	2,375
4.70	Acres-Rear Land 1 =<100	500.00	2,350	100%		2,350
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 6.97			Land Total			42,775

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	639 Sqft	Grade C 100	Base		67,786
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-671
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	1999	Typical	Typical	Good	Typical	67,115	
<b>Functional Obsolescence</b>				<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete			None	70%	100%	100%	46,980

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 1/2 Storv Fr	1900	308	C 100	12.384	Good	70%	100%	100%	8.669
Unfin Basement	1900	308	C 100	5.747	Good	70%	100%	100%	4.023
Frame Shed	1991	192	E 100	1.915	Ava.	84%	100%	100%	1.609
Wood Deck	2002	176	C 100	1.161	Good	70%	100%	100%	813
Frame Garaae	2002	672	C 110	11.798	Ava.	90%	100%	100%	10.618
Outbuilding Total									25,732

**Acpt Land** 42,800 **Accepted Bldg** 72,700 **Total** 115,500



Name: WALLACE, CHRIS A

Page 1017

WALLACE, THERESA M

Map/Lot:

014-064

Account: 59 Card: 1 of 1

Location:

171 OLD COUNTY RD

Neighborhood 12 Old Route 1

**Sale Data**

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 08/28/2006  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.80	Acres-Rear Land 1 =<100	500.00	2,400	100%		2,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.80						Land Total 23,400

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 3/4 Story	572 Sqft	Grade D 100	Base	52,662
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Crawl	Basement	-2,321
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-1,231
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,025
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-492
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Old Type	Old Type	Fair	Typical	49,643	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		30%	90%	100%	13,404

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1900	130	D 100	4.476	Fair	30%	100%	100%	1.343
Unfin Basement	1900	130	D 100	3.774	Fair	30%	100%	100%	1.132
Frame Shed	1900	377	D 100	5.313	Fair	30%	90%	100%	1.435
Unfinished Attic	1900	377	D 100	1.798	Fair	30%	100%	100%	539
Outbuilding Total									4,449

**Acpt Land**

23,400

**Accepted Bldg**

17,900

**Total**

41,300

**Valuation Report**

Map/Lot:

015-040

Location:

47 FRONT ST

Account: 149 Card: 1 of 1

Neighborhood 23 Mill Street

**Sale Data**

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 04/21/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.18	Acres-Homesite (Fract)	15,000.00	6,364	100%		6,364
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.18			Land Total			12,364

<b>Acpt Land</b>	12,400	<b>Accepted Bldg</b>	0	<b>Total</b>	12,400
------------------	--------	----------------------	---	--------------	--------

Account: 993 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 05/01/1996  
 Sale Price 5,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified .....  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00			Land Total			25,500

<b>Outbuildings/Additions/Improvements</b>					Percent Good				Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1987	14X60	C 100	26.312	Ava.	40%	100%	100%	10.525
Wood Deck	1987			---- S O U N D V A L U E ----				200	
Frame Garaae	2017	672	C 100	10.725	Ava.	95%	100%	100%	10.189
Frame Shed	1987			---- S O U N D V A L U E ----				300	
Frame Shed	1987			---- S O U N D V A L U E ----				200	
Outbuilding Total									21,414
<b>Acpt Land</b>		25,500	<b>Accepted Bldg</b>		21,400	<b>Total</b>			46,900

Account: 398 Card: 1 of 1

Neighborhood 5 Middle Cross Rd

Zoning/Use Rural  
 Topography Level  
 Utilities None  
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	70%	Vacancy	10,500
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
Total Acres 2.00			Land Total			11,000
<b>Acpt Land</b>		11,000	<b>Accepted Bldg</b>		0	<b>Total</b>
						11,000

Account: 72 Card: 1 of 1

Neighborhood 20 Factory Rd

Zoning/Use Rural  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
2.50	Acres-Rear Land 1 =<100	500.00	1,250	100%		1,250	
Total Acres 2.50					Land Total	1,250	
<b>Acpt Land</b>		1,300	<b>Accepted Bldg</b>		0	<b>Total</b>	1,300

Name: WARD, BARBARA P

Page 1022

JOHNSON, LYDIA V

Map/Lot:

014-073-001

Account: 1021 Card: 1 of 1

Location:

40 HARDY POINT RD

Neighborhood 20 Factory Rd

Zoning/Use Rural  
 Topography Below Street  
 Utilities NoneNone  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/01/1995  
 Sale Price 3,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.50	Acres-Rear Land 1 =<100	500.00	750	100%		750
Total Acres 2.50			Land Total			15,750
<b>Acpt Land</b>		15,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						15,800

Neighborhood 11 Route 214

Zoning/Use Rural  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

Reference 1 B1178P008  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 5.00			Land Total			21,800

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	600 Sqft	Grade C 110	Base		72,283
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,733
Rooms	4					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1976	0	Typical	Typical	Average	Typical	70,550	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete		None		75%	90%	100%	47,621

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1976	24	C 110	340	Ava.	75%	100%	100%	255
Frame Garaae	1984	600	C 110	10.809	Ava.	75%	100%	100%	8.107
Outbuilding Total									8,362

<b>Acpt Land</b>	21,800	<b>Accepted Bldg</b>	56,000	<b>Total</b>	77,800
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Map/Lot:

006-041-002

Location:

GARNET HEAD RD

Account: 1032 Card: 1 of 1

Neighborhood 7 Garnet Head Rd

**Sale Data**  
 Sale Date 05/01/1995  
 Sale Price 0  
 Sale Type Land Only  
 Financing  
 Verified  
 Validity Related Parties

Zoning/Use Shore  
 Topography Below Street  
 Utilities NoneNone  
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
100 X 250	\$/FF -Tidal Ocean	330.00	35,178	15%	View/Envir	5,277	
Total Acres 0.57			Land Total		5,277		
<b>Accpt Land</b>		5,300	<b>Accepted Bldg</b>		0	<b>Total</b>	
						5,300	



Name: WARD, LYNDA M JR

Page 1025

WARD, JOHN C JR

Map/Lot:

006-046-001

Account: 377 Card: 1 of 1

Location:

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Shore & Residential 1  
 Topography Rolling  
 Utilities None  
 Street Semi-Improved

Sale Date 07/22/2004  
 Sale Price 100  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.20	Acres-Rear Land 1 =<100	500.00	600	100%		600
Total Acres 1.20			Land Total			600

**Acpt Land**

600

**Accepted Bldg**

0

**Total**

600

Name: WARD, LYNDA M JR

Page 1026

WARD, JOHN C JR

Map/Lot:

006-041-001

Account: 514 Card: 1 of 1

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
Topography Below Street  
Utilities None  
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
5.50	Acres-Rear Land 1 =<100	500.00	2,750	100%		2,750	
Total Acres 5.50					Land Total	2,750	
<b>Acpt Land</b>		2,800	<b>Accepted Bldg</b>		0	<b>Total</b>	
						2,800	

Name: WARD, LYNDA M JR

Page 1027

WARD, JOHN C JR

Map/Lot:

006-041

Account: 589 Card: 1 of 1

Location:

124 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/24/2019  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			21,000

Dwelling Description				Replacement Cost New		
Cape Cod	One & 1/2 Story	960 Sqft	Grade D 110	Base		73,311
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Wet Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	50% Forced Warm	Cooling	0% None	Heat		-1,948
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Phys. %	Func. %	Econ. %	Value(Rcnld)		
1979	0	Typical	Typical	Fair	63%	67%	100%	71,363		
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>						<b>Value(Rcnld)</b>		
Incomplete		None			63%	67%	100%	30,122		
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Garae	1979	720	D 100	9.286	Ava-	70%	75%	100%	4,875	
							Outbuilding Total		4,875	
<b>Acpt Land</b>		21,000	<b>Accepted Bldg</b>		35,000	<b>Total</b>		56,000		

Account: 718 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities None  
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
32.00	Acres-Rear Land 1 =<100	500.00	16,000	100%		16,000	
Total Acres 32.00					Land Total	16,000	
<b>Acpt Land</b>		16,000	<b>Accepted Bldg</b>		0	<b>Total</b>	16,000

Name: WATSON, LAURA

Page 1029

WATSON, LAURA REVOCABLE TRUST

Map/Lot:

001-004

Account: 216 Card: 1 of 1

Location:

BAR ISLAND #79-068

Neighborhood 3 Island

**Sale Data**

Zoning/Use Resource Protect  
Topography LevelSwampy  
Utilities NoneNone  
Street None

Sale Date 07/31/2007  
Sale Price 0  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Split/Assemblage

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
150 X 070	\$/FF -Tidal Ocean	330.00	27,922	15%	Restrictio	4,188
Total Acres 0.24			Land Total			4,188

<b>Acpt Land</b>	4,200	<b>Accepted Bldg</b>	0	<b>Total</b>	4,200
------------------	-------	----------------------	---	--------------	-------

Name: WATSON, LAURA

Page 1030

WATSON, LAURA REVOCABLE TRUST

Map/Lot:

001-002-001

Account: 1092 Card: 1 of 1

Location:

REVERSING FALLS RD

Neighborhood 1 Revers Falls Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
004 X 220	\$/FF -Tidal Ocean	330.00	1,320	75%	Excess Frt	990
0.47	Acres-Rear Land 1 =<100	500.00	235	100%		235
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50			Land Total			73,225

Dwelling Description				Replacement Cost New		
Contemporary	One & 1/2 Story	736 Sqft	Grade A 100	Base		110,036
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof		1,656
						0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,507
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	1	Plumbing		1,875
Attic	None			Attic		0
FirePlaces	1			Fireplace		3,750
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2009	0	Modern	Modern	Above Average	Typical	118,824
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	94%	100%	100%		111,695

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2009	300	A 100	2.783	Ava+	94%	100%	100%	2.616
Encl Frame Porch	2009	334	A 100	8.753	Ava+	94%	100%	100%	8.228
Open Frame Porch	2009	150	A 100	2.751	Ava+	94%	100%	100%	2.586
Frame Shed	2011	80	A 100	3.346	Ava+	94%	100%	100%	3.145
Outbuilding Total									16,575

<b>Acpt Land</b>	73,200	<b>Accepted Bldg</b>	128,300	<b>Total</b>	201,500
------------------	--------	----------------------	---------	--------------	---------

Account: 404 Card: 1 of 1

Neighborhood 2 Leighton Pt Rd  
 Tree Growth 2011  
 Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 11/12/2020  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1 TREE GROWTH  
 Reference 2  
 Tran/Land/Bldg 0 6 0  
 TG Update/Year.. 2021 Y Coordinate 2021  
 Exemption(s) 19 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	25,000.00	25,000	100%		25,000
15.00	Acres-Rear Land 1 =<100	500.00	7,500	100%		7,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
19.00	Acres-Softwood	135.00	2,155	100%		2,155
1.00	Acres-Waste-Wet Land	50.00	50	100%		50
0.00	Acres-Rear Land 1 =<100	3,000.00	3,000	100%		0
Total Acres 36.00			Land Total			40,705

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	720 Sqft	Grade C 100	Base		72,095
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement		-2,024
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	Floor & Stairs			Attic		1,220
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1880	0	Typical	Typical	Good	Typical	71,291
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	70%	100%	100%	49,904	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Shed	2013	144	E 100	1.574	Ava.	95%	100%	100%	1,495
Outbuilding Total									1,495

**Acpt Land** 40,700 **Accepted Bldg** 51,400 **Total** 92,100

Name: WEICKERS, ALLEN C

Page 1032

WEICKERS, LEONA F

Map/Lot:

012-003-00A

Account: 791 Card: 1 of 1

Location:

597 AYERS JCT RD

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 10/01/1987  
 Sale Price 12,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified  
 Validity Split/Assemblage

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 6 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00			Land Total			23,000

Dwelling Description				Replacement Cost New		
Ranch	One Story	1,740 Sqft	Grade C 110	Base		97,878
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,063
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Typical	Average	Typical	99,941
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	100%	100%	81,952	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
Encl Frame Porch	1988	60	C 110	2.107	Ava.	1.728
Encl Frame Porch	1988	78	C 110	2.390	Ava.	1.960
Open Frame Porch	1988	96	C 110	1.373	Ava.	1.126
Frame Garage	1988	768	C 110	13.117	Ava.	10.756
Outbuilding Total						15,570

**Acpt Land** 23,000 **Accepted Bldg** 97,500 **Total** 120,500



Name: WELCH, R DAVID & BETTY E

Page 1033

WELCH FAMILY REVOCABLE TRUST

Map/Lot:

006-019

Account: 564 Card: 1 of 2

Location:

211 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

**Sale Data**

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Sale Date 06/18/2003  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	75%	Excess Frt	49,500
111 X 220	\$/FF -Tidal Ocean	330.00	36,630	50%	Excess Frt	18,315
0.59	Acres-Rear Land 1 =<100	500.00	295	100%		295
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 4.17			Land Total			155,110

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garaæ	2012	960	B 110	19.221	Good	95%	100%	100%		18,260
Outbuilding Total										18,260

**Acpt Land**

155,100

**Accepted Bldg**

18,300 **Total**

173,400

WELCH FAMILY REVOCABLE TRUST

Map/Lot:

006-019

Account: 564 Card: 2 of 2

Location:

211 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 06/18/2003  
 Sale Price 135,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified  
 Validity Arms Length Sale

Reference 1 B2650P234 06/02  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	840 Sqft	Grade B 110	Base	105,318
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,795
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,516
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,480
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Modern	Modern	Good	Typical	111,109
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	93%	100%	100%	103,331	

Outbuildings/Additions/Improvements						Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
2S Frame Garage	2003	576	B 110	16.288	Good	93%	100%	100%	15.148
Open Frame Porch	2003	224	B 110	3.536	Good	93%	100%	100%	3.288
Finished Attic	2003	576	B 110	15.490	Good	93%	100%	100%	14.406
Finished Attic	2003	224	B 110	11.190	Good	93%	100%	100%	10.407
Outbuilding Total									43,249

**Acpt Land** 0 **Accepted Bldg** 146,600 **Total** 146,600

Pembroke 2023 Commitment Archive  
Name: WELCH, R DAVID & BETTY E  
WELCH FAMILY REVOCABLE TRUST  
Account: 564

**Valuation Report**

04/10/2024  
Page 1035  
006-019  
211 GARNET HEAD RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	155,100	18,300	173,400	155,100	18,300	173,400
2	0	146,600	146,600	0	146,600	146,600
<b>TOTAL</b>	155,100	164,900	320,000	155,100	164,900	320,000

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 02/05/2014  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1 =<100	500.00	500	100%		500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00			Land Total			21,500

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	600 Sqft	Grade D 110	Base		59,272
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Poor	Typical	59,272
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
Dilapidation		None		20%	50%	100%
						5,927

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Frame Garage	1930	384	D 100	5.845	Fair	Phy 30%	Func 100%	Econ 100%	1.754
Frame Shed	1930	221	E 100	2.124	Fair	30%	100%	100%	637
Outbuilding Total									2,391

<b>Acpt Land</b>	21,500	<b>Accepted Bldg</b>	8,300	<b>Total</b>	29,800
------------------	--------	----------------------	-------	--------------	--------

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2 HOUSE U/C  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	1,080 Sqft	Grade C 117	Base	102,245
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Crawl	Basement	-4,165
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,725
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,194
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Layout</b>	
2009	0	Modern	Modern	Above Average	Typical	101,999
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
Incomplete	None		94%	90%	100%	86,291

Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Dua Well	2004	1	C 100	2.240	Ava.	91%	100%	100%	2.038
Septic	2004	1	C 100	3.500	Ava.	91%	100%	100%	3.185
Encl Frame Porch	2009	80	C 117	2.576	Ava+	94%	100%	100%	2.421
Open Frame Porch	2009	32	C 117	650	Ava+	94%	100%	100%	611
<b>Outbuilding Total</b>									<b>8,255</b>

<b>Accpt Land</b>	0	<b>Accepted Bldg</b>	94,500	<b>Total</b>	94,500
-------------------	---	----------------------	--------	--------------	--------

Account: 685 Card: 1 of 2

Map/Lot: 009-012  
 Location: 542 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
6.50	Acres-Rear Land 1 =<100	500.00	3,250	100%		3,250
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
Total Acres 8.50			Land Total			39,250

Dwelling Description				Replacement Cost New		
Conventional	One Story	400 Sqft	Grade D 100	Base		31,803
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Wood Posts/Rock	Basement	None	Basement		-5,084
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	0% Not Heated	Cooling	0% None	Heat		-1,804
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	1/2 Finished			Attic		3,567
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-328
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition				Layout			Total
Built	Renovated	Kitchens	Baths	Condition	Inadeq.		28,154
1920	0	Old Type	Old Type	Fair			
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		30%	%	100%	0

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Storv Frame	1920	425	D 100	10.304	Poor	20%	100%	100%	2,061	
One Storv Frame	1920	204	D 100	4.946	Poor	20%	100%	100%	989	
Frame Shed	1920	200	E 50	987	Poor	20%	100%	100%	197	
Frame Garaae	2006	1080	D 100	12.972	Ava.	92%	100%	100%	11,934	
Frame Garaae	2011	1120	D 100	13.383	Ava.	95%	100%	100%	12,714	
Outbuilding Total									27,895	

**Acpt Land** 39,300 **Accepted Bldg** 27,900 **Total** 67,200

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,008 Sqft	Grade C 110	Base	67,716
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof	1,663
					0
					0
Foundation	Concrete	Basement	Crawl	Basement	-3,758
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,009
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	2,063
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition							Layout			Total
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>	<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>			<b>Value(Rcnld)</b>
2011	0	Modern	Modern	Average	95%	95%	100%			68,693
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>								
Incomplete		None								61,995
Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Encl Frame Porch	2011	64	C 110	2.170	Ava.	95%	100%	100%	2.062	
Open Frame Porch	2011	32	C 110	612	Ava.	95%	100%	100%	581	
							<b>Outbuilding Total</b>			<b>2,643</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>			64,600	<b>Total</b>		64,600

**Valuation Report**

Account: 685

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	39,300	27,900	67,200	39,300	27,900	67,200
2	0	64,600	64,600	0	64,600	64,600
<b>TOTAL</b>	39,300	92,500	131,800	39,300	92,500	131,800



Account: 561 Card: 1 of 1

Location: 264 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd  
 Tree Growth 1976  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 03/04/2016  
 Sale Price 178,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2018 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
100 X 220	\$/FF -Tidal Ocean	330.00	33,000	75%	Excess Frt	24,750
1.48	Acres-Rear Land 1 =<100	500.00	740	100%		740
52.00	Acres-Mixed Wood	165.00	7,207	100%		7,207
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 55.00			Land Total			104,697

Dwelling Description				Replacement Cost New		
Contemporary	One & 3/4 Story	1,026 Sqft	Grade B 100	Base		113,205
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		1,064
						0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Electric	Cooling	0% None	Heat		-2,191
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition							Total
Built	Renovated	Kitchens	Baths	Condition	Layout		
1974	0	Typical	Typical	Above Average	Typical		114,366
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None	None	79%	100%	100%	90,349		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	1974	550	B 100	11.227	Ava+	79%	90%	100%	7.982
Wood Deck	1974	396	B 100	2.919	Ava+	79%	100%	100%	2.306
Frame Garage	1974	576	C 100	9.527	Ava.	74%	100%	100%	7.050
Frame Shed	1974	56	C 100	1.886	Ava-	67%	100%	100%	1.264
Outbuilding Total									18,602

**Acpt Land** 104,700 **Accepted Bldg** 109,000 **Total** 213,700

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/19/2012  
 Sale Price 122,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
0.90	Acres-Rear Land 1 =<100	500.00	450	100%		450
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.90						Land Total 21,450

<b>Dwelling Description</b>				<b>Replacement Cost New</b>		
Conventional	One & 3/4 Story	936 Sqft	Grade B 100	Base		101,973
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		2,288
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

<b>Dwelling Condition</b>					<b>Layout</b>			<b>Total</b>
<b>Built</b>	<b>Renovated</b>	<b>Kitchens</b>	<b>Baths</b>	<b>Condition</b>				
2006	0	Modern	Modern	Average	Typical			104,261
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>	
None		None		92%	100%	100%	95,920	

<b>Outbuildings/Additions/Improvements</b>									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Wood Deck	2006	256	B 100	1.963	Ava.	92%	100%	100%	1.806
Encl Frame Porch	2006	80	B 100	2.687	Ava.	92%	100%	100%	2.472
Frame Shed	2006	40	C 100	1.658	Ava.	92%	100%	100%	1.525
Frame Garae	2008	480	B 100	10.160	Ava.	92%	100%	100%	9.347
Outbuilding Total									15,150

**Acpt Land** 21,500 **Accepted Bldg** 111,100 **Total** 132,600

Name: WILSON, DANIEL

Page 1043

WILSON, MARCIA

Map/Lot:

008-018

Account: 653 Card: 1 of 1

Location:

265 US RTE 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Level  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 06/29/2022  
 Sale Price 250,000  
 Sale Type Land Only  
 Financing Conventional  
 Verified Buyer  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
1.42	Acres-Rear Land 1 =<100	500.00	710	100%		710
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.42			Land Total			20,510

Dwelling Description				Replacement Cost New		
Conventional	Two Story	1,560 Sqft	Grade C 100	Base		121,712
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Concrete	Basement	Dry Full Bmt	Basement		0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		2,839
Rooms	7					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	1/4 Finished			Attic		6,290
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		2,340
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built 1985	Renovated 1999	Kitchens Typical	Baths Typical	Condition Average	Phys. %	Func. %	Econ. %	Value(Rcnld)
None				80%	100%	100%		133,181
								106,545

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Encl Frame Porch	1985	30	C 100	1.487	Ava.	80%	100%	100%	1.190
Encl Frame Porch	2001	200	C 100	3.919	Ava.	80%	100%	100%	3.135
Wood Deck	2001	90	C 100	679	Ava.	80%	100%	100%	543
Wood Deck	2001	850	C 100	4.935	Ava.	80%	100%	100%	3.948
Frame Shed	2001	120	E 100	1.400	Ava-	84%	100%	100%	1.176
2S Frame Garage	2006	1040	C 100	18.904	Ava.	80%	100%	100%	15.123
Encl Frame Porch	2006	196	C 100	3.861	Ava.	80%	100%	100%	3.089
Outbuilding Total									28,204

**Acpt Land** 20,500 **Accepted Bldg** 134,700 **Total** 155,200

WILSON, KATHLEEN C

Map/Lot:

006-002

Account: 539 Card: 1 of 1

Location:

375 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Level  
 Utilities Drilled WellCesspool  
 Street Semi-Improved

**Sale Data**  
 Sale Date 07/18/2014  
 Sale Price 60,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
18.00	Acres-Rear Land 1 =<100	500.00	9,000	100%		9,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 19.00						Land Total 30,000

**Dwelling Description**

**Replacement Cost New**

Conventional	One & 1/2 Story	682 Sqft	Grade C 100	Base	67,113
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-5,869
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	931
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	1,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,023
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	2019	Modern	Modern	Above Average	Typical	63,027
<b>Functional Obsolescence</b>						<b>Value(Rcnld)</b>
None		None		60%	100%	37,816

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Storv Frame	1840	468	C 100	13.838	Ava+	60%	100%	100%	8.303
Frame Shed	1840	465	D 100	6.345	Fair	30%	90%	100%	1.714
Unfin Basement	1840	468	C 100	6.775	Ava+	60%	100%	100%	4.065
Finished Attic	1840	468	C 100	10.559	Ava+	60%	100%	100%	6.335
Frame Garaae	1840	378	D 100	5.783	Poor	20%	100%	100%	1.157
Frame Shed	1840	294	D 100	4.340	Poor	20%	90%	100%	781
1 & 1/2 Storv Fr	1840	264	D 100	8.704	Poor	20%	100%	100%	1.741
Fireplace #	1840	1	E 100	2.800	Poor	20%	100%	100%	560
Frame Garaae	2016	1200	D 100	14.202	Ava.	95%	100%	100%	13.492
Outbuilding Total									38,148

**Acpt Land** 30,000 **Accepted Bldg** 76,000 **Total** 106,000

Name: WILSON, GUY J

Page 1045

WILSON, SALLY A

Map/Lot:

014-097

Account: 88 Card: 1 of 1

Location: 97 OLD COUNTY RD

Neighborhood 12 Old Route 1

Zoning/Use Shore  
 Topography Below Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/01/2011  
 Sale Price 50,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2 TOTAL REHAB  
 Tran/Land/Bldg 0 1 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description		Price/Unit	Total	Fctr	Influence	Value
Units	Method - Description					
060 X 220	\$/FF -Miscellaneous	95.00	5,700	100%		5,700
0.30	Acres-Rear Land 1 =<100	500.00	150	100%		150
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
0.08	Acres-Rear Land 1 =<100	500.00	40	100%		40
Total Acres 0.68			Land Total			14,890

Dwelling Description				Replacement Cost New	
Conventional	Two Story	480 Sqft	Grade C 100	Base	61,836
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-240
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	61,596
1900	2020	Modern	Modern	Average		
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	50%	100%	100%	30,798	

Outbuildings/Additions/Improvements				Percent Good			Value
Description	Year	Units	Grade	Phy	Func	Econ	Rcnld
One Storv Frame	2022	240	C 100	7.097	Ava.	95%	6.742
Two Storv Frame	1999	600	C 100	26.258	Ava.	88%	23.107
Plumbina Fixture	1999	3	C 100	1.428	Ava.	88%	1.257
Unfin Basement	1999	600	C 100	7.623	Ava.	88%	6.708
Outbuilding Total							37,814

**Acpt Land** 14,900 **Accepted Bldg** 68,600 **Total** 83,500

Neighborhood 13 Little Falls Rd

Zoning/Use Shore  
 Topography Below Street  
 Utilities None  
 Street Semi-Improved

**Sale Data**  
 Sale Date 05/11/2020  
 Sale Price 110,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	100%		13,300
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
600 X 220	\$/FF -River Front	66.50	39,900	15%	Excess Frt	5,985
5.00	Acres-Rear Land 1 =<100	350.00	1,750	100%		1,750
Total Acres 11.06			Land Total			37,660

Dwelling Description				Replacement Cost New	
Conventional	One Story	576 Sqft	Grade D 100	Base	37,209
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	0 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-5,248
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-945
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	-513
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-472
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout		Total
Built	Renovated	Kitchens	Baths	Condition	Typical	30,031
1994	0	Obsolete	Obsolete	Average		
<b>Functional Obsolescence</b>	<b>Economic Obsolescence</b>			<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None	None			85%	81%	100%
						20,676

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value
						Phy	Func	Econ	Rcnld
Encl Frame Porch	1994	288	D 100	4.245	Ava.	85%	81%	100%	2,922
Frame Shed	2015	480	C 100	7.953	Ava.	95%	100%	100%	7,555
Outbuilding Total									10,477

<b>Acpt Land</b>	37,700	<b>Accepted Bldg</b>	31,200	<b>Total</b>	68,900
------------------	--------	----------------------	--------	--------------	--------

**Valuation Report**

Account: 862 Card: 1 of 1

Map/Lot:  
 Location:

013-038  
 508 EAST RIVER RD

Neighborhood 16 East River Rd

Zoning/Use Shore  
 Topography LevelLow  
 Utilities Cesspool  
 Street Gravel

**Sale Data**  
 Sale Date 08/10/2011  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -River Front	66.50	13,300	90%	Restrictio	11,970
200 X 220	\$/FF -River Front	66.50	13,300	75%	Excess Frt	9,975
200 X 220	\$/FF -River Front	66.50	13,300	50%	Excess Frt	6,650
1.00	Acres-Homesite (Fract)	10,500.00	10,500	50%	Restrictio	5,250
5.00	Acres-Rear Land 1 =<100	350.00	1,750	100%		1,750
1.00	# -Lot Improvements	2,100.00	2,100	100%		2,100
1.00	# -Lot Improvements	2,100.00	2,100	30%	Restrictio	630
Total Acres 9.03			Land Total			38,325

Dwelling Description				Replacement Cost New		
Conventional	One & 1/2 Story	546 Sqft	Grade D 100	Base		49,351
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
						0
Foundation	Brick &/or Stone	Basement	Wet Crawl	Basement		-2,267
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,343
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Minimal			Insulation		-403
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Fair	Typical	45,338
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>
None		None		30%	86%	100%
						<b>Value(Rcnld)</b>
						11,697

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	70	E 50	521	Poor	20%	100%	100%	104
One Storv Frame	1900	366	E 110	5.953	Fair	30%	100%	100%	1,786
Frame Shed	1900	105	E 100	1.294	Fair	30%	90%	100%	349
Encl Frame Porch	1900	133	E 110	1.628	Fair	30%	100%	100%	488
Outbuilding Total									2,727

**Acpt Land** 38,300 **Accepted Bldg** 14,400 **Total** 52,700

Name: WINTERS, ERVIN J

Page 1048

BARETTA, MARTINE

Map/Lot:

006-033

Account: 579 Card: 1 of 1

Location:

119 HERSEY RD

Neighborhood 9 Centennial Rd  
 Zoning/Use Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/31/2016  
 Sale Price 185,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	330.00	66,000	100%		66,000
200 X 220	\$/FF -River Front	95.00	19,000	75%	Excess Frt	14,250
200 X 220	\$/FF -River Front	95.00	19,000	50%	Excess Frt	9,500
100 X 220	\$/FF -River Front	95.00	9,500	15%	Excess Frt	1,425
5.00	Acres-Rear Land 1 =<100	500.00	2,500	100%		2,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.54			Land Total			99,675

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,456 Sqft	Grade C 110	Base	86,176
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,457
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	1,375
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,201
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1997	0	Typical	Typical	Average	Typical	90,209
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	78,482	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
Encl Frame Porch	1997	168	C 110	3.807	Ava.	87%	100%	100%	3,312
Frame Garage	1997	576	C 100	9.527	Ava.	87%	100%	100%	8,288
Wood Deck	1997	144	C 110	1.079	Ava.	87%	100%	100%	939
Outbuilding Total									12,539

**Acpt Land** 99,700 **Accepted Bldg** 91,000 **Total** 190,700



Name: WISE, RUDOLPH JR

Page 1049

WISE, VIVIAN K

Map/Lot:

013-041

Account: 865 Card: 1 of 1

Location:

EAST RIVER RD

Neighborhood 16 East River Rd

**Sale Data**

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

Sale Date 06/02/2022  
 Sale Price 65,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
79.00	Acres-Rear Land 1 =<100	500.00	39,500	100%		39,500
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000
Total Acres 80.00			Land Total			46,500

**Acpt Land** 46,500 **Accepted Bldg** 0 **Total** 46,500

**Valuation Report**

Map/Lot:

015-050-001

Location:

306 OLD COUNTY RD

Account: 155 Card: 1 of 1

Neighborhood 12 Old Route 1

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 12/01/1995  
 Sale Price 17,500  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000	
Total Acres 1.00					Land Total	15,000	
<b>Acpt Land</b>		15,000	<b>Accepted Bldg</b>		0	<b>Total</b>	15,000

Account: 645 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Dug WellSeptic System  
 Street Paved

**Sale Data**  
 Sale Date 09/01/1991  
 Sale Price 35,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Other Source  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
13.60	Acres-Rear Land 1 =<100	500.00	6,800	100%		6,800
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 14.60						Land Total 26,600

Dwelling Description				Replacement Cost New		
Conventional	One & 3/4 Story	432 Sqft	Grade C 100	Base		56,775
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement		-216
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	6					0
Bedrooms	3	Add Fixtures	0			0
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	None			Insulation		-756
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				
1920	2000	Old Type	Old Type	Average	Typical			55,803
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)			
None	None	50%	86%	100%	23,995			

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
1 & 3/4 Storv Fr	1920	400	C 100	16.794	Ava.	50%	100%	100%	8.397
Encl Frame Porch	1920	40	E 100	815	Poor	20%	100%	100%	163
Encl Frame Porch	2000	96	C 100	2.430	Ava.	50%	100%	100%	1.215
Open Frame Porch	2000	96	C 100	1.249	Ava.	50%	100%	100%	624
Frame Garae	2010	400	B 100	8.942	Ava.	94%	100%	100%	8.405
Outbuilding Total									18,804

**Acpt Land** 26,600 **Accepted Bldg** 42,800 **Total** 69,400

**Valuation Report**

Account: 706 Card: 1 of 1  
 Map/Lot: Location:

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 06/07/2021  
 Sale Price 10,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
99.00	Acres-Rear Land 1 =<100	500.00	49,500	100%		49,500	
1.00	Acres-Baselot (Fract)	7,000.00	7,000	100%		7,000	
Total Acres 100.00			Land Total			56,500	
<b>Acpt Land</b>		56,500	<b>Accepted Bldg</b>		0	<b>Total</b>	56,500

**Valuation Report**

Account: 1062 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 07/28/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

NAME CODE 2..... 9

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.00	Acres-Baselot	7,000.00	7,000	100%		7,000	
9.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		4,500	
Total Acres 10.00					Land Total	11,500	
<b>Acpt Land</b>		11,500	<b>Accepted Bldg</b>		0	<b>Total</b>	11,500

Account: 16 Card: 1 of 1

Neighborhood 11 Route 214

Zoning/Use Residential 1  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 11/23/2009  
 Sale Price 0  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

<b>Land Description</b>						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.86	Acres-Homesite (Fract)	15,000.00	13,910	100%		13,910
0.00	Acres-Rear Land 1 =<100	500.00	4,500	100%		0
Total Acres 0.86			Land Total			13,910

<b>Outbuildings/Additions/Improvements</b>							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	1993	1236	C 100	18.770	Ava.	85%	100%	100%	15.954	
<b>Outbuilding Total</b>									<b>15,954</b>	
<b>Accpt Land</b>		13,900	<b>Accepted Bldg</b>		16,000	<b>Total</b>		29,900		

Name: WOODS, MAHAN

Page 1055

BENNETT, TONY (TIC)

Map/Lot:

002-044

Account: 413

Card: 1 of 1

Location:

LEIGHTON PT RD

Neighborhood 2 Leighton Pt Rd

**Sale Data**

Zoning/Use Vacant Shore  
Topography Rolling  
Utilities None  
Street Semi-Improved

Sale Date 05/31/2022  
Sale Price 69,000  
Sale Type Land Only  
Financing Unknown  
Verified Public Record  
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 2

**Land Description**

Units	Method - Description	Price/Unit	Total Fctr	Influence	Value
182 X 208	\$/FF -Tidal Ocean	264.00	46,719	100%	46,719
Total Acres 0.87			Land Total		46,719

<b>Acpt Land</b>	46,700	<b>Accepted Bldg</b>	0	<b>Total</b>	46,700
------------------	--------	----------------------	---	--------------	--------

**Valuation Report**

Account: 616 Card: 1 of 1

Map/Lot:  
 Location:

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street Gravel

**Sale Data**  
 Sale Date 07/14/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
50.00	Acres-Rear Land 1 = <100	500.00	25,000	100%		25,000
50.00	Acres-Rear Land 2 = 101-200	350.00	17,500	100%		17,500
38.00	Acres-Rear Land 3 = 201+	245.00	9,310	100%		9,310
Total Acres 138.00			Land Total			51,810
<b>Acpt Land</b>		51,800	<b>Accepted Bldg</b>		0	<b>Total</b>
						51,800



**Valuation Report**

Account: 699 Card: 1 of 1 Map/Lot:  
 Location:

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 04/14/2017  
 Sale Price 0  
 Sale Type Land Only  
 Financing Conventional  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
250.00	Acres-Rear Land 3 = 201+	245.00	61,250	100%		61,250	
Total Acres 250.00					Land Total	61,250	
<b>Acpt Land</b>		61,300	<b>Accepted Bldg</b>		0	<b>Total</b>	61,300

**Valuation Report**

Account: 700 Card: 1 of 1

Neighborhood 14 County Rd

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 04/07/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
150.00	Acres-Rear Land 3 = 201+	245.00	36,750	100%		36,750	
Total Acres 150.00					Land Total	36,750	
<b>Acpt Land</b>		36,800	<b>Accepted Bldg</b>		0	<b>Total</b>	36,800

**Valuation Report**

Map/Lot:

012-011

Location:

RT 1

Account: 798 Card: 1 of 1

Neighborhood 10 Route 1

Zoning/Use Rural  
 Topography Rolling  
 Utilities None  
 Street None

**Sale Data**  
 Sale Date 04/07/2021  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
50.00	Acres-Rear Land 3 = 201+	245.00	12,250	100%		12,250	
Total Acres 50.00					Land Total	12,250	
<b>Acpt Land</b>		12,300	<b>Accepted Bldg</b>		0	<b>Total</b>	12,300

**Valuation Report**

Account: 914 Card: 1 of 1 Map/Lot: Location:

Neighborhood 11 Route 214  
 Tree Growth 1972  
 Zoning/Use Commercial  
 Topography Rolling  
 Utilities None  
 Street Paved

**Sale Data**  
 Sale Date 11/18/2019  
 Sale Price 0  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Other Non Valid

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 2013 Y Coordinate 0  
 Exemption(s) Land Schedule 1

		<b>Land Description</b>					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
0.00	Acres-Softwood	245.00	12,250	100%		0	
111.00	Acres-Mixed Wood	165.00	15,385	100%		15,385	
0.00	Acres-Hardwood	245.00	9,310	100%		0	
17.00	Acres-Waste-Wet Land	50.00	850	100%		850	
0.00	Acres-Class 2 Roads	500.00	2,500	100%		0	
Total Acres 128.00			Land Total		16,235		
<b>Accpt Land</b>		16,200	<b>Accepted Bldg</b>		0	<b>Total</b> 16,200	

Name: WRUBEL, ROBERTA H

Page 1061

WRUBEL, ROGER P

Map/Lot:

006-025

Account: 570 Card: 1 of 1

Location:

291 HERSEY RD

Neighborhood 9 Centennial Rd

Zoning/Use Vacant Shore  
 Topography Rolling  
 Utilities Drilled WellSeptic System  
 Street Gravel

**Sale Data**  
 Sale Date 08/05/2021  
 Sale Price 55,000  
 Sale Type Land Only  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

TG Update/Year.. 0 Y Coordinate 0

Exemption(s) Land Schedule 1

**Land Description**

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
200 X 220	\$/FF -Tidal Ocean	264.00	52,800	100%		52,800
1.80	Acres-Rear Land 1 =<100	400.00	720	100%		720
2.00	# -Lot Improvements	2,400.00	4,800	100%		4,800
Total Acres 2.81					Land Total	58,320

**Dwelling Description**

**Replacement Cost New**

Conventional	One Story	904 Sqft	Grade AA100	Base	129,744
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Good Metal	Roof	3,051
					0
Foundation	Concrete Slab	Basement	None	Basement	-17,792
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Heat Pump	Cooling	0% None	Heat	2,624
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,219
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

**Dwelling Condition**

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2022	0	Modern	Modern	Average	Typical	121,846	
<b>Functional Obsolescence</b>		<b>Economic Obsolescence</b>		<b>Phys. %</b>	<b>Func. %</b>	<b>Econ. %</b>	<b>Value(Rcnld)</b>
None		None		95%	100%	100%	115,754

**Outbuildings/Additions/Improvements**

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	202	96	AA100	5.468	Ava.	95%	100%	100%		5,195
Outbuilding Total										5,195

**Acpt Land**

58,300

**Accepted Bldg**

120,900

**Total**

179,200

HAPPNIE-YODER, REBECCA

Map/Lot:

003-018

Account: 431 Card: 1 of 2

Location:

420 GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/04/2021  
 Sale Price 153,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) 19 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Homesite (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1 =<100	500.00	2,000	75%		1,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00						Land Total 22,500

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,040 Sqft	Grade C 110	Base	69,034
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,041
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1982	0	Typical	Typical	Average	Typical	70,075
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	79%	100%	100%	55,359	

Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Value Rcnld
One Storv Frame	1982	144	C 110	4.683	Ava.	3.700
Wood Deck	1982	424	C 110	2.804	Ava.	2.215
Frame Shed	1982	256	C 100	4.747	Ava.	3.750
Frame Shed	1982	120	E 100	1.400	Fair	910
Frame Garaae	1982	576	C 100	9.527	Ava.	7.526
Outbuilding Total						18,101

**Acpt Land** 22,500 **Accepted Bldg** 73,500 **Total** 96,000

Name: YODER, JORDAN A

Page 1063

HAPPNIE-YODER, REBECCA

Map/Lot:

003-018

Account: 431 Card: 2 of 2

Location:

GARNET HEAD RD

Neighborhood 7 Garnet Head Rd

Zoning/Use Residential 1  
 Topography Above Street  
 Utilities Drilled WellSeptic System  
 Street Semi-Improved

**Sale Data**  
 Sale Date 10/04/2021  
 Sale Price 153,000  
 Sale Type Land & Buildings  
 Financing Unknown  
 Verified Public Record  
 Validity Arms Length Sale

Reference 1  
 Reference 2  
 Tran/Land/Bldg 0 0 0  
 TG Update/Year.. 0 Y Coordinate 0  
 Exemption(s) Land Schedule 1

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Walk-In Cooler	1983	196	D 100	12.614	Ava-	73%	100%	100%	9.208
Frame Shed	1983	560	C 100	9.097	Ava-	73%	100%	100%	6.641
Frame Shed	1983	220	D 100	3.471	Fair	66%	100%	100%	2.291
Frame Shed	1983	108	D 100	2.157	Fair	66%	90%	100%	1.282
Loadina Dock	1983	288	D 100	2.465	Ava-	73%	100%	100%	1.799
<b>Outbuilding Total</b>									<b>21,221</b>
<b>Acpt Land</b>			0	<b>Accepted Bldg</b>		21,200	<b>Total</b>		21,200

Pembroke 2023 Commitment Archive  
Name: YODER, JORDAN A  
HAPPNIE-YODER, REBECCA  
Account: 431

**Valuation Report**

04/10/2024  
Page 1064  
003-018  
GARNET HEAD RD

<b>Card</b>	<b>Land</b>	<b>Calculated Building</b>	<b>Calc. Total</b>	<b>Land</b>	<b>Correlated Building</b>	<b>Total</b>
1	22,500	73,500	96,000	22,500	73,500	96,000
2	0	21,200	21,200	0	21,200	21,200
<b>TOTAL</b>	22,500	94,700	117,200	22,500	94,700	117,200