

PERRY
Name: ACKLEY,JASON & TOBBIE

Valuation Report

10/17/2017

Page 1

Map/Lot:

015-044

Account: 775 Card: 1 of 1

Location:

153 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 10/01/1995
Sale Price 27,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Related Parties

Reference 1
Reference 2 ADD BOX TRAILERS 2012
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
12.00	Acres-Rear Land 2	450.00	5,400	100%		5,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.00 Land Total						23,400

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,120 Sqft	Grade B 100	Base	175,665
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	4,060
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,400
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Typical	Typical	Average	Typical	193,625
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	94%	100%	100%	182,007	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Riding Arena	2008	8040	D 100	65,928	Avq.	94%	100%	100%	61,972
Wood Deck	2008	140	B 100	1,712	Avq.	94%	100%	100%	1,609
Wood Deck	2008	128	B 100	1,592	Avq.	94%	100%	100%	1,496
Frame Shed	2008	720	E 100	4,066	Poor	74%	50%	100%	1,504
Frame Shed	2008	360	E 100	2,227	Poor	74%	50%	100%	824
Frame Shed	2008	128	E 100	1,042	Poor	74%	50%	100%	386
Frame Shed	2008	64	E 100	714	Poor	74%	50%	100%	264
Frame Shed	2008	100	E 100	898	Poor	74%	50%	100%	332
Railroad Car/Box	1985	2	D 100	1,968	Avq.	86%	100%	100%	1,692

Outbuilding Total 70,079

Acpt Land

23,400

Accepted Bldg

252,100

Total

275,500

PERRY

Valuation Report

10/17/2017

Name: ADAMS,HERBERT RICHARD & CYNTHIA T

Page 2

Map/Lot:

015-002

Account: 2 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	30,000.00	21,213	100%		21,213
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50					Land Total	27,213

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	576 Sqft	Grade D 100	Base	78,557
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	-5,668
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,591
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-708
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	70,590
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	92%	85%	100%	55,201	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2003	160	D 100	1.960	Avq.	92%	85%	100%	1,533
Wood Deck	2003	178	D 100	1.373	Avq.	92%	85%	100%	1,074
Frame Shed	2003	72	E 100	756	Poor	72%	100%	100%	544
Outbuilding Total									3,151

Acpt Land

27,200

Accepted Bldg

58,400 Total

85,600

PERRY
Name: ADAMS,KELLY E

Valuation Report

10/17/2017

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Map/Lot:

005-021-002

Location:

MOUNTAIN RD

Account: 31 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	04/16/2004
Sale Price	40,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.40	Acres-Ocean -	75,000.00	116,190	90%	Unimproved	104,571
3.62	Acres-Rear Land 1	3,000.00	10,860	60%	Access	6,516
Total Acres 6.02					Land Total	111,087

Accpt Land	111,100	Accepted Bldg	0	Total	111,100
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PERRY
Name: ADAMS,KELLY E

Valuation Report

10/17/2017

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Map/Lot:

005-021-004

Location:

MOUNTAIN RD

Account: 170 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	04/16/2004
Sale Price	66,666
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean --	55,000.00	110,000	90%	Unimproved	99,000
34.97	Acres-Rear Land 1	3,000.00	104,910	60%	View/Envir	62,946
Total Acres 38.97					Land Total	161,946

Accpt Land

161,900

Accepted Bldg

0 **Total**

161,900

PERRY
Name: ADAMS,KELLY E

Valuation Report

10/17/2017

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Map/Lot:

005-021-001

Location:

MOUNTAIN RD

Account: 306 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	04/16/2004
Sale Price	40,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.86	Acres-Ocean -	75,000.00	126,837	90%	Unimproved	114,153
3.13	Acres-Rear Land 1	3,000.00	9,390	60%	View/Envir	5,634
Total Acres 5.99					Land Total	119,787

Accpt Land	119,800	Accepted Bldg	0	Total	119,800
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PERRY
Name: ADAMS,KELLY E

Valuation Report

10/17/2017
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005-021-007
MOUNTAIN RD

Account: 929 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Ocean --	55,000.00	86,963	90%	Unimproved	78,266
3.89	Acres-Rear Land 1	3,000.00	11,670	60%	View/Envir	7,002
Total Acres 6.39			Land Total			85,268
Accpt Land		85,300	Accepted Bldg	0	Total	85,300

PERRY
Name: ADAMS,KRISTIN L

Valuation Report

10/17/2017
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005-021-006
MOUNTAIN RD

Account: 928 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.66	Acres-Ocean --	55,000.00	70,863	90%	Unimproved	63,776
3.63	Acres-Rear Land 1	3,000.00	10,890	60%	View/Envir	6,534
Total Acres 5.29			Land Total			70,310
Accpt Land		70,300	Accepted Bldg	0	Total	70,300

PERRY
Name: ADAMS,KRISTIN L

Valuation Report

10/17/2017

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Map/Lot:

005-021-008

Location:

MOUNTAIN RD

Account: 930 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	06/28/2004
Sale Price	20,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.68	Acres-Ocean --	55,000.00	71,288	90%	Unimproved	64,159
3.39	Acres-Rear Land 1	3,000.00	10,170	60%	View/Envir	6,102
Total Acres 5.07					Land Total	70,261

Accpt Land

70,300

Accepted Bldg

0 **Total**

70,300

PERRY
Name: ADAMS,KURT W

Valuation Report

10/17/2017
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005-021-009
MOUNTAIN RD

Account: 931 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean --	55,000.00	67,361	90%	Unimproved	60,625
6.00	Acres-Rear Land 1	3,000.00	18,000	60%	View/Envir	10,800
Total Acres 7.50				Land Total		71,425
Accpt Land		71,400	Accepted Bldg	0	Total	71,400

PERRY
Name: ADAMS,RICHARD H

Valuation Report

10/17/2017

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Map/Lot:

015-028

Account: 1 Card: 1 of 1

Location:

10 LAKE RD

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
75.23	Acres-Rear Land 2	450.00	33,854	100%		33,854
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 76.23 Land Total						51,854

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	567 Sqft	Grade C 100	Base	96,409
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	-1,874
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-496
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1945	Typical	Typical	Above Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		70%	95%	100%
						Value(Rcnd)
						66,526

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
1 & 1/2 Story Fr	1900	247	C 100	7.094	Avq+	70%	95%	100%	4,718
Frame Shed	1900	323	C 100	4.076	Avq+	70%	95%	100%	2,710
Frame Garage	1900	672	C 100	15.417	Avq+	70%	95%	100%	10,252
Encl Frame Porch	1900	147	C 100	2.257	Avq+	70%	95%	100%	1,501
Outbuilding Total									19,181

Acpt Land

51,900

Accepted Bldg

85,700

Total

137,600

PERRY
Name: AIROLA,MICHAEL R & NANCY

Valuation Report

10/17/2017

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Map/Lot:

006-046

Account: 586 Card: 1 of 1

Location:

109 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	04/01/2002
Sale Price	29,000
Sale Type	Land & Buildings
Financing	Conventional
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Level
Utilities All PublicSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.50	Acres-Rear Land 2	450.00	225	100%		225
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50 Land Total						18,225

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	625 Sqft	Grade C 100	Base	99,144
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-62
					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	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1947	0	Typical	Typical	Average	Typical	99,082
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 71%	Func. % 100%	70,348

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1947	90	C 100	1,901	Avg.	71%	100%	100%	1,350
Wood Deck	1947	40	C 100	570	Avg.	71%	100%	100%	405
Wood Deck	1947	48	C 100	634	Avg.	71%	100%	100%	450
Outbuilding Total									2,205

Acpt Land

18,200

Accepted Bldg

72,600

Total

90,800

PERRY
Name: ALICANDRI,GREGORY J

Valuation Report

10/17/2017

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Map/Lot:

005-042

Account: 42 Card: 1 of 1

Location:

501 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	07/01/1996
Sale Price	15,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
0.20	Acres-Rear Land 1	3,000.00	600	60%	View/Envir	360
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.20						57,160

Dwelling Description

Replacement Cost New

Conventional	One Story	264 Sqft	Grade E 100	Base	23,047
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-1,782
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-296
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-132
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Obsolete	Obsolete	Poor	Inadeq.	17,837
Functional Obsolescence						Value(Rcnld)
Delapidation						5,594

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1950	288	E 100	1,277	Poor	49%	50%	100%	313
Frame Shed	2000	192	E 100	1,368	Poor	71%	100%	100%	971
Wood Deck	2000	202	E 100	933	Poor	71%	100%	100%	662
Outbuilding Total									1,946

Acpt Land

57,200

Accepted Bldg

7,500

Total

64,700

PERRY
Name: ALLARD,CAROL

Valuation Report

10/17/2017

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Map/Lot:

015-056-A

Account: 1116 Card: 1 of 1

Location:

65 POTTLE RD

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Double Wide	One Story	988 Sqft	Grade C 100	Base	70,672
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	-10,522
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	494
Unfin. Living Area	NONE			Unfinished	0

Built		Renovated	Kitchens	Baths		Condition		Layout			Total
2013		0	Typical	Typical		Average		Typical			66,644
Functional Obsolescence			Economic Obsolescence			Phys. %	Func. %	Econ. %	Value(Rcnld)		
None			None			95%	100%	100%	63,312		
Outbuildings/Additions/Improvements						Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld		
Open Frame Porch	2013	260	C 100	2.160	Ava.	95%	100%	100%	2.052		
Frame Garage	2013	480	C 100	12.155	Ava.	95%	100%	100%	11.547		
Outbuilding Total										13,599	
Acpt Land			0	Accepted Bldg			76,900	Total		76,900	

Valuation Report

10/17/2017

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Map/Lot:

015-055

Account: 125 Card: 1 of 1

Location:

78 POTTLE RD

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 06/01/1999
Sale Price 53,500
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2 COMPLETION
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
29.00	Acres-Rear Land 2	450.00	13,050	100%		13,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00						Land Total 31,050

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	927 Sqft	Grade C 100	Base	125,693
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-1,854
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,352
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	2001	Typical	Typical	Average	Typical	131,191
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	85,274	
Outbuildings/Additions/Improvements						Value Rcnld
Description	Year	Units	Grade	RCN	Cond	
Open Frame Porch	1875	240	C 100	2,005	Avq.	1,303
Open Frame Porch	1875	200	C 100	1,696	Avq.	1,102
One Story Frame	1875	256	C 100	5,407	Avq.	3,515
Two Story Frame	1875	160	C 100	5,002	Avq.	3,251
Frame Shed	1875	120	E 100	1,000	Avq.	650
Frame Shed	1875	600	D 100	5,664	Avq.	2,209
Frame Shed	1875	240	E 100	1,614	Avq.	1,049
Outbuilding Total						13,079

Acpt Land

31,100

Accepted Bldg

98,400

Total

129,500

PERRY

Valuation Report

10/17/2017

Name: ALLARD,STEPHANIE L & FRASER,SCOTT

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Map/Lot:

015-056

Account: 126 Card: 1 of 1

Location:

POTTLE RD

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 06/01/1999

Sale Price 53,500

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.34	Acres-Rear Land 2	450.00	1,053	100%		1,053
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.34					Land Total	19,053

Acpt Land

19,100

Accepted Bldg0 **Total**

19,100

PERRY

Valuation Report

10/17/2017

Name: ALLEN,JACK B & GAIL P

Page 16

LIFE ESTATE

Map/Lot:

010-041

Account: 110 Card: 1 of 1

Location:

25 ALLEN LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 09/17/2012
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Ocean	85,000.00	60,104	100%		60,104
1.40	Acres-Rear Land 1	3,000.00	4,200	100%		4,200
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.90						Land Total 67,304

Dwelling Description**Replacement Cost New**

Conventional	Two Story	800 Sqft	Grade D 100	Base	94,021
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	-7,872
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,073
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,312
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Typical	82,764
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100%	67,866

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1975	144	D 100	1,150	Avg.	82%	100%	943
Wood Deck	1975	64	D 100	625	Avg.	82%	100%	512
Outbuilding Total								1,455

Acpt Land

67,300

Accepted Bldg

69,300

Total

136,600

PERRY

Valuation Report

10/17/2017

Name: ALLEN,JACK B & GAIL P

Page 17

LIFE ESTATE

Map/Lot:

010-040

Account: 534 Card: 1 of 1

Location:

27 ALLEN LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 06/01/1994
 Sale Price 85,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Ocean	85,000.00	60,104	100%		60,104
1.40	Acres-Rear Land 1	3,000.00	4,200	100%		4,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90						70,304

Land Total

Dwelling Description**Replacement Cost New**

Conventional	One Story	952 Sqft	Grade D 110	Base		77,897
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 None	Basement		-2,980
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,357
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
1995	0	Typical	Typical	Average	Typical	73,560
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None		None		89%	100%	100%

Value(Rcnld)

65,468

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1995	200	D 110	1.669	Avq.	89%	100%	100%		1,485
Outbuilding Total										1,485

Acpt Land

70,300

Accepted Bldg

67,000

Total

137,300

PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRIS & LONGFELLOW,DALE E

Page 18

Map/Lot:

004-034

Account: 174 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 17 ROUTE 190

Sale Data

Sale Date	02/13/2013
Sale Price	61,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.60	Acres-Ocean	85,000.00	249,269	90%	Unimproved	0
8.60	Acres-Ocean	3,000.00	4,200	50%	Fract. Sha	112,171
1.40	Acres-Rear Land 1	3,000.00	4,200	50%	Fract. Sha	2,100
Total Acres 10.00					Land Total	114,271

Accpt Land

114,300

Accepted Bldg0 **Total**

114,300

PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRISTOHER,;KIRK

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MORANG,JUDITH,EMERY,VELERIE ET ALS

Map/Lot:

004-034

Account: 1093 Card: 1 of 1

Location:

Neighborhood 17 ROUTE 190

Zoning/Use Residential .
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.60	Acres-Ocean	85,000.00	249,269	90%	Unimproved	0
8.60	Acres-Ocean	3,000.00	4,200	50%	Fract. Sha	112,171
1.40	Acres-Rear Land 1	3,000.00	4,200	50%	Fract. Sha	2,100
Total Acres 10.00					Land Total	114,271
Accpt Land		114,300	Accepted Bldg	0	Total	114,300

PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRISTOPHER ET AL

Page 20

Map/Lot:

004-036

Account: 523 Card: 1 of 1

Location:

59 INDIAN RD

Neighborhood 17 ROUTE 190

Zoning/Use Rural.....
 Topography Above Street
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.30	Acres-Rear Land 2	450.00	585	100%		585
Total Acres 2.30						Land Total 20,585

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1980	14X66	C 100	24.985	Avg.	40%	100%	100%	9,994
Wood Deck	1980	80	C 100	890	Avg.	84%	100%	100%	748
Outbuilding Total									10,742
Accpt Land		20,600	Accepted Bldg		10,700	Total		31,300	

PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRISTOPHER ET AL

Page 21

Map/Lot:

004-036

Account: 523

Card: 1 of 1

Location:

59 INDIAN RD



Account: 11 Card: 1 of 1

Neighborhood 17 ROUTE 190

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00 Land Total						26,900

Dwelling Description

Replacement Cost New

Conventional	Two Story	546 Sqft	Grade C 100	Base	96,007
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	-1,820
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	-1,092
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1989	Typical	Typical	Average	Typical	93,095
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	95%	100%
						57,486

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	1900	192	C 100	1,786	Avq.	65%	95%	1,103
Outbuilding Total								1,103

Acpt Land

26,900

Accepted Bldg

58,600

Total

85,500

PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRISTOPHER ET ALS

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Map/Lot:

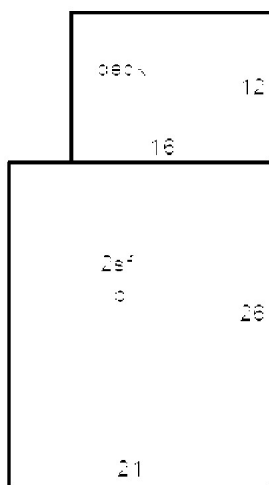
004-035

Account: 11

Card: 1 of 1

Location:

48 Indian Rd



PERRY

Valuation Report

10/17/2017

Name: ALTVATER,CHRISTOPHER

Page 24

JUDITH A & EMERY,VALERIE A

Map/Lot:

004-032

Account: 10 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 17 ROUTE 190

Sale Data

Sale Date 09/27/2005

Sale Price 0

Sale Type Land Only

Financing Conventional

Verified

Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
62.00	Acres-Rear Land 2	450.00	27,900	100%		27,900
Total Acres 63.00					Land Total	45,900

Accpt Land

45,900

Accepted Bldg0 **Total**

45,900

PERRY
Name: ALTVATER,DANA V & INES

Valuation Report

10/17/2017
Page 25
006-012-003
DAVIS RD

Account: 1055 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities None
Street Proposed

Sale Data
Sale Date 11/01/2002
Sale Price 8,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	9,000
12.00	Acres-Rear Land 2	450.00	5,400	100%		5,400
Total Acres 13.00				Land Total		14,400
Accpt Land		14,400	Accepted Bldg	0	Total	14,400

PERRY
Name: ALTVATER,DANA V & INES M

Valuation Report

10/17/2017

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Map/Lot:

006-012-004

Location:

9 DAVIS RD

Account: 1056 Card: 1 of 1

Neighborhood 13 OLD ROUTE 1

Sale Data	
Sale Date	04/01/1998
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Buyer
Validity	Related Parties

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
39.00	Acres-Rear Land 2	450.00	17,550	100%		17,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 40.00						35,550
Land Total						

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,147 Sqft	Grade C 110	Base	157,948
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	-1,612
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
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	Average	Typical	162,936
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	90%	100%	100%	146,642	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Open Frame Porch	1997	63	C 110	701	Avg.	90%	100%	100%	631
Frame Shed	1997	80	C 100	1,593	Avg.	90%	100%	100%	1,434
Outbuilding Total									2,065

Acpt Land

35,600

Accepted Bldg

148,700

Total

184,300

PERRY
Name: ALTVATER,KIRK JAY

Valuation Report

10/17/2017

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Map/Lot:

004-031

Account: 9 Card: 1 of 1

Location:

317 COUNTY RD

Neighborhood 17 ROUTE 190

Sale Data

Sale Date 09/01/1998
Sale Price 0
Sale Type
Financing
Verified
Validity

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean --	55,000.00	110,000	50%	Size/Shape	55,000
3.00	Acres-Rear Land 1	3,000.00	9,000	60%	View/Envir	5,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.00						Land Total 66,400

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,242 Sqft	Grade C 110	Base	115,917
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	1000 Sqft, Grade C	Basement Gar	None	Fin Bsmt	15,000
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,981
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Heavy			Insulation	683
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	0	Typical	Typical	Average	Typical	143,481
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 91%	Func. % 100%	130,568

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1SFr Overhang	1998	46	C 110	1.069	Avg.	91%	100%	100%	973
Wood Deck	1998	500	C 110	4.675	Avg.	91%	100%	100%	4,254
Frame Shed	1998	120	C 110	2.201	Avg.	91%	100%	100%	2,003
Outbuilding Total									7,230

Acpt Land

66,400

Accepted Bldg

137,800

Total

204,200

PERRY
Name: ALTVATER,KIRK JAY

Valuation Report

10/17/2017

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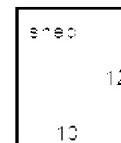
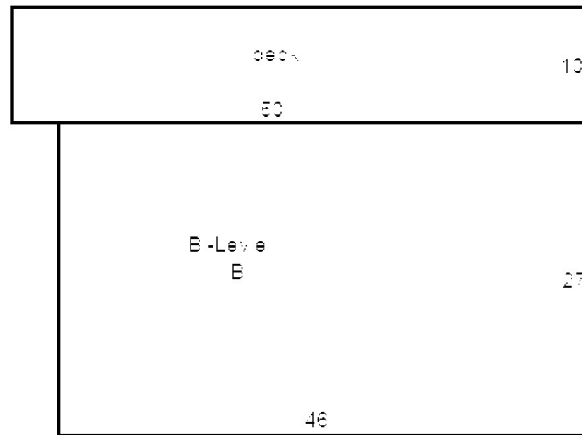
Map/Lot:

004-031

Location:

317 COUNTY RD

Account: 9 Card: 1 of 1



PERRY
Name: ALTVATER,MARK

Valuation Report

10/17/2017

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Map/Lot:

006-012

Account: 1070 Card: 1 of 1

Location:

MAHAR LN OFF

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
Topography Above Street
Utilities None
Street None

Sale Data	
Sale Date	12/01/1999
Sale Price	11,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Unimproved	9,000
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
13.00	Acres-Rear Land 3(>100)	300.00	3,900	100%		3,900
Total Acres 114.00			Land Total			57,900
Accpt Land		57,900	Accepted Bldg	0	Total	57,900

PERRY
Name: ALTVATER,MARK E

Valuation Report

10/17/2017

Page 30

005-046

Account: 7 Card: 1 of 1

Map/Lot:
Location:

US RTE ONE OFF

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data

Sale Date 01/06/2006
Sale Price 50,000
Sale Type
Financing
Verified
Validity

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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 2	450.00	22,500	100%		22,500
Total Acres 50.00				Land Total		22,500
Accpt Land		22,500	Accepted Bldg	0	Total	22,500

PERRY
Name: ALTVATER,WILLIAM

Valuation Report

10/17/2017

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Map/Lot:

006-012-001

Location:

50 DAVIS RD

Account: 5 Card: 1 of 1

Neighborhood 13 OLD ROUTE 1

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

Sale Data
Sale Date 07/25/2006
Sale Price 40,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	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	100%		3,000
Total Acres 1.00						18,000

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	400 Sqft	Grade C 100	Base	82,824
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	-1,106
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	81,718
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None		None		86%	100%	100%

Value(Rcnd)

70,277

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnd
One Story Frame	1985	384	C 100	8,110	Avq.	86%	100%	100%	100%	6,975
Outbuilding Total										6,975

Acpt Land

18,000

Accepted Bldg

77,300

Total

95,300

PERRY
Name: ALTVATER,WILLIAM S

Valuation Report

10/17/2017
Page 32
006-012-002
MAHAR LN OFF

Account: 1054 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities None
Street Proposed

Sale Data
Sale Date 09/14/2006
Sale Price 8,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	9,000
12.00	Acres-Rear Land 2	450.00	5,400	100%		5,400
Total Acres 13.00			Land Total			14,400
Accpt Land		14,400	Accepted Bldg		0	Total 14,400

PERRY
Name: APLEGATE,GEORGE

Valuation Report

10/17/2017

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Map/Lot:

002-005

Location:

LINCOLN COVE RD

Account: 181 Card: 1 of 1

Neighborhood 8 LINCOLN COVE RD

Sale Data	
Sale Date	03/27/2004
Sale Price	16,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Ocean/Cove	50,000.00	33,912	75%	Restrictio	25,434
Total Acres 0.46				Land Total		25,434
Accpt Land		25,400	Accepted Bldg		0	Total
						25,400

PERRY
Name: APT,ROYCE K & ELAINE J

Valuation Report

10/17/2017

Page 34

Map/Lot:

006-031

Account: 143 Card: 1 of 1

Location:

67 OLD EASTPORT RD

Neighborhood 14 MAHAR LN

Sale Data

Sale Date 03/01/2002
Sale Price 0
Sale Type
Financing
Verified
Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
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 12.00						Land Total 21,750

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,120 Sqft	Grade C 100	Base	76,480
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-11,928
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			
1999	0	Typical	Typical	Average	Typical	64,552			
Functional Obsolescence						Value(Rcnld)			
None		None		Phys. % 91%	Func. % 100%	58,742			
Economic Obsolescence									
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1999	64	E 100	714	Avg.	91%	100%	100%	650
Outbuilding Total									650
Acpt Land		21,800		Accepted Bldg		59,400		Total	81,200

PERRY

Valuation Report

10/17/2017

Name: ARCHIBALD,JAMES W

Page 35

Map/Lot:

014-006-00A

Account: 14 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 05/01/2001
 Sale Price 0
 Sale Type Land Only
 Financing
 Verified
 Validity

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	90%	Unimproved	101,823
Total Acres 2.00				Land Total		101,823

Accpt Land

101,800

Accepted Bldg

0

Total

101,800

PERRY

Valuation Report

10/17/2017

Name: ARMSTRONG,DENNIS R

Page 36

Map/Lot:

006-044+043-1

Account: 19 Card: 1 of 1

Location:

102 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 08/05/2005
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 4 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.92	Acres-Ocean ---	25,000.00	34,641	50%	Size/Shape	17,321
2.50	Acres-Rear Land 2	450.00	1,125	100%		1,125
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.42						Land Total 24,446

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
16Mobile Home	1992	16X73	B 100	35,048	Good	70%	100%	100%	24,464
Wood Deck	1992	128	B 100	1,592	Good	91%	100%	100%	1,449
Wood Deck	1992	64	B 100	952	Good	91%	100%	100%	866
Concrete Slab...	1992	1168	C 100	2,920	Avq.	88%	100%	100%	2,570
Frame Garage	2003	576	B 110	18,956	Good	93%	100%	100%	17,629
Outbuilding Total									46,978
Acpt Land		24,400	Accepted Bldg		47,000	Total		71,400	

PERRY
Name: ARNOLD, JEBB A CHRISTIAN M

Valuation Report

10/17/2017

Page 37

Map/Lot:

005-021-003

Account: 405 Card: 1 of 1

Location:

96 MOUNTAIN RD

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 07/15/2016
Sale Price 400,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
7.20	Acres-Ocean -	75,000.00	201,246	100%		201,246
20.00	Acres-Rear Land 1	3,000.00	60,000	100%		60,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 27.20						Land Total 267,246

Dwelling Description

Replacement Cost New

Contemporary	One & 3/4 Story	1,944 Sqft	Grade B 110	Base	300,907
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	1704 Sqft, Grade B	Basement Gar	None	Fin Bsmt	31,950
Heating	100% Hot Water BB	Cooling	0% None	Heat	6,783
Rooms	7				
Bedrooms	4	Add Fixtures	1		
Baths	3	Half Baths	0	Plumbing	19,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	2,339
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1995	0	Modern	Modern	Average	Typical	361,229
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		89%	100%	100%
						Value(Rcnld)
						321,494

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1995	326	B 110	3.929	Avq.	89%	100%	100%	3,497
Wood Deck	1995	176	B 110	2.279	Avq.	89%	100%	100%	2,028
Open Frame Porch	1995	326	B 110	3.672	Avq.	89%	100%	100%	3,268
Open Frame Porch	1995	176	B 110	2.077	Avq.	89%	100%	100%	1,849
1SFr Overhang	1995	70	B 110	2.033	Avq.	89%	100%	100%	1,809
1SFr Overhang	1995	70	B 110	2.033	Avq.	89%	100%	100%	1,809
Frame Garage	1995	936	B 110	27.367	Avq.	89%	100%	100%	24,357
Outbuilding Total									38,617

Acpt Land

267,200

Accepted Bldg

360,100

Total

627,300

PERRY

Name: ARNOLD, JEBB A CHRISTIAN M

Valuation Report

10/17/2017

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Map/Lot:

005-021-003

Account:

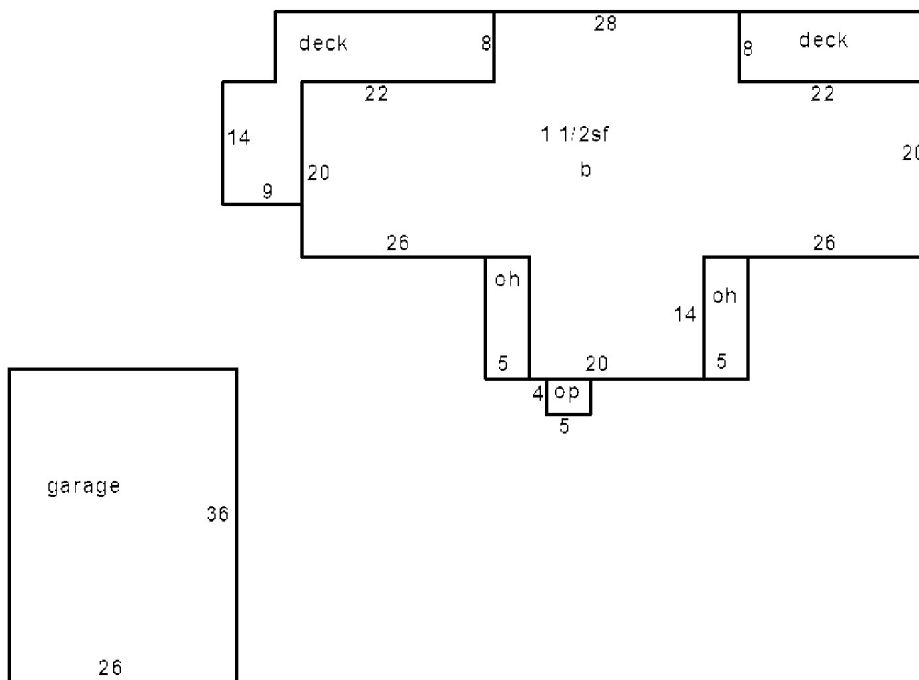
405

Card:

1 of 1

Location:

96 MOUNTAIN RD



PERRY
Name: ASANTE,NANCY O

Valuation Report

10/17/2017

Page 39

Map/Lot:

006-013

Account: 528 Card: 1 of 2

Location:

12 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
43.00	Acres-Rear Land 2	450.00	19,350	100%		19,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 44.00 Land Total						37,350

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	616 Sqft	Grade C 100	Base	100,395
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	-3,418
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	90% Forced Warm	Cooling	0% None	Heat	-314
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1888	1973	Typical	Typical	Good	Typical	105,663	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		75%	95%	100%	75,285

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1888	144	C 100	3,041	Good	75%	95%	100%	2,167
Wood Deck	1888	187	C 100	1,746	Good	75%	95%	100%	1,244
Wood Deck	1888	88	C 100	954	Good	75%	95%	100%	680
Frame Garage	1973	1440	C 100	28,466	Good	75%	95%	100%	20,282
Frame Garage	1973	710	C 100	16,063	Good	75%	95%	100%	11,445
Outbuilding Total									35,818

Acpt Land

37,400

Accepted Bldg

111,100

Total

148,500

PERRY
Name: ASANTE,NANCY O

Valuation Report

10/17/2017

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Map/Lot:

006-013

Account: 528 Card: 2 of 2

Location:

16 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

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

Reference 1 B2143P0351 REM ASANTE,NANCY O

Reference 2 LIFE ESTATE B2399P0289

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00				Land Total		18,000

Dwelling Description				Replacement Cost New	
Conventional	Two Story	704 Sqft	Grade C 100	Base	106,898
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	2,042
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,408
Unfin. Living Area	NONE			Unfinished	0

Unimproved Living Area			Dwelling Condition			Unimproved		0	
Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1900	0	Typical	Typical	Average	Typical	111,532			
Functional Obsolescence			Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcrid)	
None			None		65%	100%	100%	72,496	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1956	480	C 100	12,155	Avq.	75%	100%	100%	9,116
Encl Frame Porch	1956	136	C 100	2,145	Avq.	65%	100%	100%	1,394
Encl Frame Porch	1956	72	C 100	1,491	Avq.	65%	100%	100%	969
Outbuilding Total									11,479

Acpt Land	18,000	Accepted Bldg	84,000	Total	102,000
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PERRY
Name: ASANTE,NANCY O

Valuation Report

10/17/2017

Page 41

Map/Lot:

006-013

Account: 528

Location:

16 SOUTH MEADOW RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	37,400	111,100	148,500	37,400	111,100	148,500
2	18,000	84,000	102,000	18,000	84,000	102,000
TOTAL	55,400	195,100	250,500	55,400	195,100	250,500

PERRY
Name: ASHBY,SHELDON

Valuation Report

10/17/2017

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Map/Lot:

005-035

Account: 23 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 10.00			Land Total			33,050
Accpt Land		33,100	Accepted Bldg		0	Total
						33,100

PERRY
Name: AUBUCHON,JASON

Valuation Report

10/17/2017

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Map/Lot:

016-031

Location:

GIN COVE RD

Account: 410 Card: 1 of 1

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	03/18/2015
Sale Price	2,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Exempt Property

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 1.00				Land Total		18,000
Accpt Land		18,000	Accepted Bldg	0	Total	18,000

PERRY

Valuation Report

10/17/2017

Name: AVERY,KENNETH & IVIE

Page 44

Map/Lot:

015-054

Account: 28 Card: 1 of 1

Location:

49 POTTLE RD

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.52	Acres-Rear Land 2	450.00	684	100%		684
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.52					Land Total	26,684

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
12Mobile Home	1970	12X53	C 100	18,445	Avq.	40%	100%	100%	7,378
One Story Frame	1975	270	C 100	5,702	Avq.	82%	100%	100%	4,676
Open Frame Porch	1975	32	C 100	397	Avq.	82%	100%	100%	326
Encl Frame Porch	1975	120	C 100	1,981	Avq.	82%	100%	100%	1,624
Frame Shed	1980	48	E 100	633	Fair	72%	100%	100%	456
Frame Shed	1975	192	D 100	2,244	Avq.	82%	100%	100%	1,840
Frame Garage	1980	576	C 100	13,786	Avq.	84%	100%	100%	11,580
Outbuilding Total									27,880
Accpt Land		26,700	Accepted Bldg		27,900	Total			54,600

PERRY
Name: AVERY,LARRY J

Valuation Report

10/17/2017

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Map/Lot:

009-014

Account: 29 Card: 1 of 1

Location:

419 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00						Land Total 20,250

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
12Mobile Home	1965	12X46	D 100	14,140	Avg.	40%	100%	100%	5,656
A-Roof.....	1965	556	D 100	1,368	Avg.	78%	100%	100%	1,067
One Story Frame	1965	196	D 100	3,395	Fair	65%	100%	100%	2,207
Frame Shed	1965	70	E 100	745	Fair	65%	100%	100%	484
Outbuilding Total									9,414

Accpt Land

20,300

Accepted Bldg

9,400

Total

29,700

PERRY
Name: BABB,STEVEN

Valuation Report

10/17/2017

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Map/Lot:

004-005-1

Account: 1121 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	04/30/2014
Sale Price	29,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.05	Acres-Ocean --	55,000.00	56,358	50%	Unimproved	28,179
Total Acres 1.05				Land Total		28,179
Accpt Land		28,200	Accepted Bldg		0	Total
						28,200

PERRY

Valuation Report

10/17/2017

Name: BACA,GARY L & LOUISE M

Page 47

Map/Lot:

002-015-007

Account: 893 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	11/07/2005
Sale Price	148,000
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
14.10	Acres-Rear Land 1	3,000.00	42,300	100%		42,300
Total Acres 15.60					Land Total	135,993
Accpt Land		136,000	Accepted Bldg		0	Total
						136,000

PERRY
Name: BAINE,MICHAEL

Valuation Report

10/17/2017

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Map/Lot:

013-034

Account: 455 Card: 1 of 1

Location:

484 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 09/25/2015
Sale Price 23,565
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						Land Total 26,180

Dwelling Description

Replacement Cost New

Conventional	One Story	869 Sqft	Grade C 100	Base	83,431
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 3/4 Bmt	Basement	-921
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,260
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	
1970	0	Typical	Typical	Fair	Typical	83,770	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		68%	50%	100%	28,482

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1970	156	C 100	1,356	Fair	68%	50%	100%	461
Frame Garage	1970	384	C 100	10,524	Fair	68%	50%	100%	3,578
Frame Shed	1970	104	C 100	1,838	Fair	68%	50%	100%	625
Outbuilding Total									4,664

Acpt Land

26,200

Accepted Bldg

33,100

Total

59,300

PERRY
Name: BAINE,MICHAEL D

Valuation Report

10/17/2017

Page 49

Map/Lot:

013-035

Account: 34 Card: 1 of 1

Location:

478 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00 Land Total						26,450

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	768 Sqft	Grade C 100	Base	112,759
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 None	Basement	-3,704
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	672
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1985	0	Typical	Typical	Average	Typical	109,727	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		86%	95%	100%	89,647

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1985	344	C 100	3,002	Avg.	86%	95%	100%	2,453
Frame Shed	1985	144	E 100	1,124	Poor	64%	100%	100%	719
2S Frame Garage	1993	884	C 100	26,730	Avg.	89%	100%	100%	23,790
Outbuilding Total									26,962

Acpt Land

26,500

Accepted Bldg

116,600

Total

143,100

PERRY

Valuation Report

10/17/2017

Name: BAINE,MICHAEL D

Page 50

Map/Lot:

013-036

Account: 303 Card: 1 of 1

Location:

466 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	10/01/2000
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
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 5.00					Land Total	26,600

Acpt Land

26,600

Accepted Bldg

0 Total

26,600

PERRY
Name: BAIRD,RICHARD SHERMAN

Valuation Report

10/17/2017

Page 51

Map/Lot:

014-034

Account: 834 Card: 1 of 1

Location:

2 WOODMAN LN

Neighborhood 11 SOUTH MEADOW RD

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

Sale Data	
Sale Date	10/16/2009
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 2 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00						86,000

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1973	12X48	C 100	17,121	Avq.	40%	100%	100%	6,848
A-Roof.....	1973	576	C 100	1,728	Avq.	81%	100%	100%	1,400
Concrete Slab...	1973	576	C 100	1,440	Avq.	81%	100%	100%	1,166
One Story Frame	1995	320	C 100	6,758	Avq.	89%	100%	100%	6,015
One Story Frame	1995	256	C 100	5,407	Avq.	89%	100%	100%	4,812
Open Frame Porch	2011	110	C 100	1,000	Avq.	95%	100%	100%	950
Frame Shed	2012	160	D 100	1,976	Avq.	95%	100%	100%	1,877
Frame Shed	2012	96	D 100	1,440	Avq.	95%	100%	100%	1,368
Concrete Slab...	2012	384	C 100	960	Avq.	95%	100%	100%	912
Outbuilding Total									25,348

Accpt Land	86,000	Accepted Bldg	25,300	Total	111,300
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PERRY
Name: BAIRD,RICHARD SHERMAN

Valuation Report

10/17/2017

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Map/Lot:

014-025-008

Account: 1103 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	04/26/2011
Sale Price	500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.10	Acres-Baselot (Fract)	20,000.00	6,325	10%	Size/Shape	632
Total Acres 0.10					Land Total	632
Accpt Land		600	Accepted Bldg		0	Total
						600

PERRY
Name: BAKER,LUCY

Valuation Report

10/17/2017

Page 53

Map/Lot:

018-014

Account: 219 Card: 1 of 1

Location:

15 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Residential .
Topography Below Street
Utilities Public WaterSeptic System
Street Semi-Improved

Sale Data
Sale Date 06/01/1998
Sale Price 49,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.60	Acres-Misc (Fract)	12,000.00	9,295	100%		9,295
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.60 Land Total						15,295

Dwelling Description

Replacement Cost New

Conventional	One Story	850 Sqft	Grade C 100	Base	82,365
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	1,233
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	850	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1962	0	Typical	Typical	Average	Typical	83,598	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None			None	77%	100%	100%	64,370

Accpt Land

15,300

Accepted Bldg

64,400

Total

79,700

PERRY
Name: BAKIS,MATTHEW & JULIE

Valuation Report

10/17/2017

Page 54

Map/Lot:

014-007-011

Account: 1127 Card: 1 of 1

Location:

142 OTIS LANE

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	09/11/2015
Sale Price	135,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 HEMLOCK

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
1.50	Acres-Rear Land 2	450.00	675	100%		675
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 2.50 Land Total						85,175

Dwelling Description

Replacement Cost New

Conventional	One Story	992 Sqft	Grade D 100	Base	74,072
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-163
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-2,775
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,826
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-813
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	68,495
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		80%	100%	100%
Value(Rcnld)						54,796

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1970	284	D 100	2,068	Avq.	80%	100%	100%	1,654
Wood Deck	1970	80	D 100	730	Avq.	80%	100%	100%	584
Outbuilding Total									2,238

Acpt Land

85,200

Accepted Bldg

57,000

Total

142,200

PERRY
Name: BALARAN,ALAN L

Valuation Report

10/17/2017
Page 55
013-050-002
GIN COVE RD

Account: 366 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data
Sale Date 02/01/2001
Sale Price 59,000
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean	85,000.00	100,573	75%	Unimproved	75,430
Total Acres 1.40				Land Total		75,430
Accpt Land		75,400	Accepted Bldg	0	Total	75,400

PERRY

Valuation Report

10/17/2017

Name: BANGOR HYDRO-ELECTRIC CO

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EMERA MAINE

Map/Lot:

B.H.E.C.

Account: 919 Card: 1 of 1

Location:

POWER LINES, ETC

Neighborhood 25 PERRY TOWN LOCATIONS

Zoning/Use Utilities.....
 Topography
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1363.25	-----Utilities	1,000.00	1,363,250	100%		1,363,250
Total Acres 0.00				Land Total		1,363,250
Accpt Land	1,363,300	Accepted Bldg	0	Total		1,363,300

PERRY

Valuation Report

10/17/2017

Name: BANISZESKI,LARRY A & SHIRLEY

Page 57

Map/Lot:

005-022

Account: 37 Card: 1 of 1

Location:

150 MOUNTAIN RD

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean -	75,000.00	106,066	100%		106,066
0.80	Acres-Rear Land 1	3,000.00	2,400	60%	View/Envir	1,440
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.80					Land Total	110,506

Dwelling Description

Replacement Cost New

Conventional	Two Story	768 Sqft	Grade B 100	Base	142,893
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-96
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-3,670
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-4,310
Rooms	7				
Bedrooms	3	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	2,500
Attic	1/2 Finished			Attic	7,278
FirePlaces	1			Fireplace	6,250
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Typical	Typical	Average	Typical	150,845
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		no electricity..		76%	95%	86%
						Value
						Rcnld

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value
One Story Frame	1960	1032	B 100	27,245	Avq.	76%	95%	85%	16,819
Wood Deck	1960	373	B 100	4,042	Avq.	76%	95%	85%	2,495
Frame Shed	1960	48	E 100	633	Avq.	76%	100%	85%	411
Frame Garage	1960	1200	B 100	30,485	Avq.	76%	100%	85%	19,809
Outbuilding Total									39,534

Acpt Land

110,500

Accepted Bldg

132,700

Total

243,200

PERRY

Valuation Report

10/17/2017

Name: BANISZESKI,LARRY A & SHIRLEY

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Map/Lot:

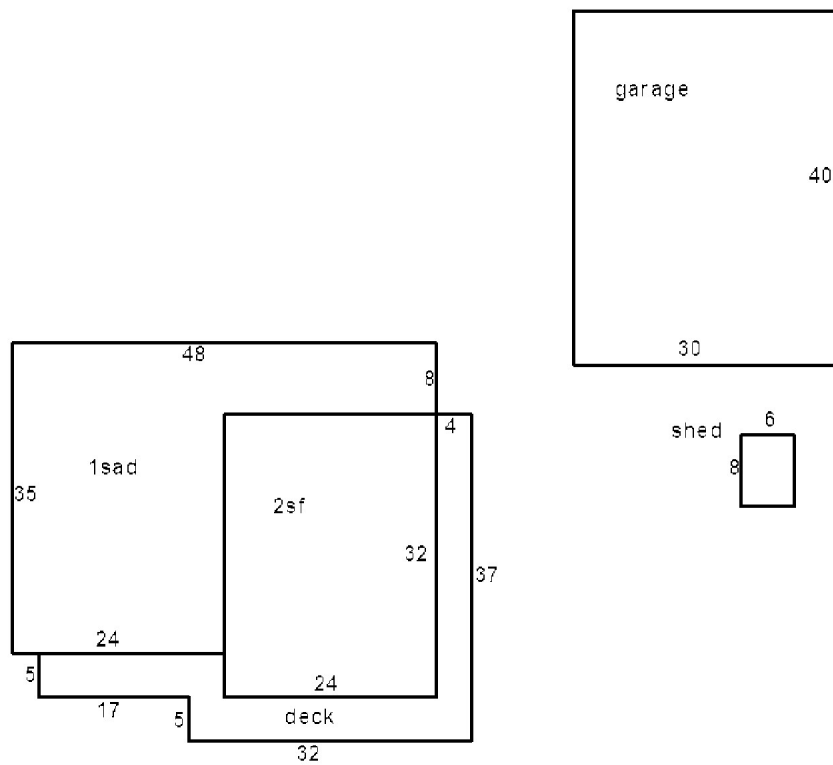
005-022

Account: 37

Card: 1 of 1

Location:

150 MOUNTAIN RD



PERRY

Valuation Report

10/17/2017

Name: BANISZESKI,LARRY A & SHIRLEY M

Page 59

Map/Lot:

005-023

Account: 36 Card: 1 of 1

Location:

140 MOUNTAIN RD

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean -	75,000.00	106,066	100%		106,066
0.80	Acres-Rear Land 1	3,000.00	2,400	60%	View/Envir	1,440
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.80						Land Total 109,306

Dwelling Description

Replacement Cost New

Conventional	One Story	728 Sqft	Grade D 100	Base	60,713
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	-7,164
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,340
Rooms	3				
Bedrooms	2	Add Fixtures	1		
Baths	0	Half Baths	0	Plumbing	-3,280
Attic	1/4 Finished			Attic	3,282
FirePlaces	1			Fireplace	4,100
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Typical	Obsolete	Average	Typical	56,311
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		no electricity..		76%	95%	36,591

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1960	170	D 100	2,944	Avq.	76%	95%	90%	1,912
Encl Frame Porch	1960	140	D 100	1,793	Avq.	76%	95%	90%	1,166
Frame Shed	1960	100	E 100	898	Avq.	76%	100%	90%	614
Outbuilding Total									3,692

Acpt Land

109,300

Accepted Bldg

40,300

Total

149,600

PERRY

Valuation Report

10/17/2017

Name: BANISZESKI,LARRY A & SHIRLEY M

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Map/Lot:

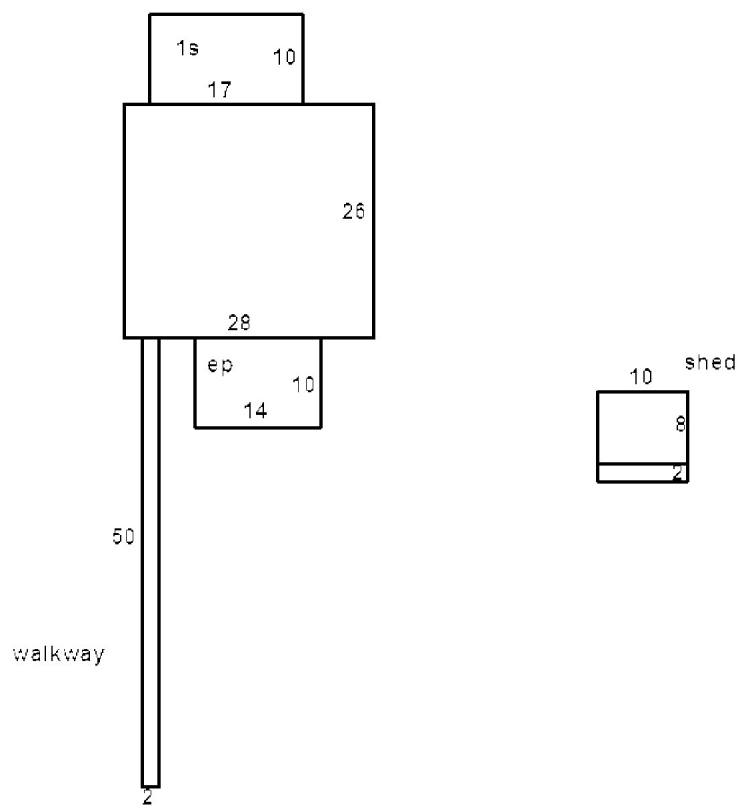
005-023

Account: 36

Card: 1 of 1

Location:

140 MOUNTAIN RD



PERRY
Name: BANISZESKI,LARRY A.& SHIRLEY

Valuation Report

10/17/2017
Page 61
005-022-001
MOUNTAIN RD

Account: 418 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Ocean -	75,000.00	35,969	75%	Restrictio	26,977
Total Acres 0.23				Land Total		26,977
Accpt Land		27,000	Accepted Bldg		0	Total
						27,000

PERRY
Name: BARD,LEONARD J

Valuation Report

10/17/2017

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Map/Lot:

013-040

Account: 433 Card: 1 of 1

Location:

445 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 08/23/2013
Sale Price 192,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 1 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
3.50	Acres-Rear Land 4	1,000.00	3,500	100%		3,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.50					Land Total	59,500

Dwelling Description

Replacement Cost New

Conventional	Two Story	896 Sqft	Grade C 110	Base	137,357
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 None	Basement	-4,497
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,858
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	11,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	986
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1997	0	Typical	Typical	Average	Typical	147,704
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	90%	100%	100%	132,934	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1997	384	C 110	8,921	Avq.	90%	100%	100%	8,029
Frame Garage	1997	784	C 110	19,052	Avq.	90%	100%	100%	17,147
Finished Attic	1997	784	C 100	9,596	Avq.	90%	100%	100%	8,636
Patio	1997	324	C 100	2,930	Avq.	90%	100%	100%	2,637
Wood Deck	1997	420	C 100	3,610	Avq.	85%	100%	100%	3,068
Frame Shed	1997	408	E 100	2,472	Fair	79%	100%	100%	1,953
Wood Deck	1997	192	C 110	1,965	Avq.	90%	100%	100%	1,769
Outbuilding Total									43,239

Acpt Land

59,500

Accepted Bldg

176,200

Total

235,700

PERRY

Valuation Report

10/17/2017

Name: BARRETT,JACOB T & SUZANNE SAUNDERS

Page 63

Map/Lot:

008-006

Account: 718 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 23 OLD COUNTY RD

Sale Data

Sale Date	07/13/2012
Sale Price	14,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Shoreland.....
Topography	Below Street
Utilities	NoneNone
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.02	Acres-Ocean ---	25,000.00	35,532	90%	Unimproved	31,979
Total Acres 2.02				Land Total		31,979

Accpt Land	32,000	Accepted Bldg	0	Total	32,000
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PERRY
Name: BARRY,RANDALL J & JAN L

Valuation Report

10/17/2017

Page 64

Map/Lot:

016-046

Account: 777 Card: 1 of 1

Location:

22 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

Sale Data

Sale Date 04/01/2001
Sale Price 0
Sale Type
Financing
Verified
Validity

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Misc (Fract)	12,000.00	8,485	100%		8,485
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50						Land Total 14,485

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	456 Sqft	Grade D 110	Base	78,816
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-1,430
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,997
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	1977	Obsolete	Obsolete	Poor	Typical	74,389
Functional Obsolescence						Value(Rcnld)
None		None		40%	90%	26,780

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1890	133	D 110	1.063	Poor	40%	90%	100%	383
Outbuilding Total									383

Acpt Land

14,500

Accepted Bldg

27,200

Total

41,700

PERRY

Valuation Report

10/17/2017

Name: BARSTOW,CHARLES E SR & ELEANOR A

Page 65

Map/Lot:

013-004

Account: 78 Card: 1 of 1

Location:

576 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 10/01/1997
 Sale Price 130,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
54.00	Acres-Rear Land 2	450.00	24,300	100%		24,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 75.00						Land Total 100,300

Dwelling Description**Replacement Cost New**

Conventional	Two Story	1,120 Sqft	Grade C 110	Base	154,585
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	3,573
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1968	0	Typical	Typical	Average	Typical	170,258
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		79%	100%	100%
						Value(Rcnld) 134,504

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1SFr Overhang	1968	40	C 110	930	Avq.	79%	100%	100%	735
Encl Frame Porch	1968	250	C 110	3,641	Avq.	79%	100%	100%	2,876
Frame Garage	1968	672	C 110	16,959	Avq.	74%	100%	100%	12,550
Stable w/Loft	1968	1536	C 100	18,672	Avq.	79%	100%	100%	14,751
Frame Shed	1968	480	C 100	5,681	Avq.	79%	100%	100%	4,488
Frame Shed	1968	168	E 100	1,246	Avq.	79%	100%	100%	984
Outbuilding Total									36,384

Acpt Land

100,300

Accepted Bldg

170,900

Total

271,200

PERRY

Valuation Report

10/17/2017

Name: BASSETT,AMKUWIPOSOHEHS & NATALIE D

Page 66

Map/Lot:

014-015-001

Account: 68 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	09/05/2013
Sale Price	12,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	50%	Restrictio	19,183
Total Acres 0.23				Land Total		19,183

Accpt Land

19,200

Accepted Bldg

0

Total

19,200

PERRY

Valuation Report

10/17/2017

Name: BASSETT,AMKUWIPOSOHEHS J & NATALIE D

Page 67

Map/Lot:

004-026

Account: 273 Card: 1 of 1

Location:

169 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 06/20/2012
 Sale Price 92,500
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
47.00	Acres-Rear Land 2	450.00	21,150	100%		21,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 48.00						Land Total 47,150

Dwelling Description**Replacement Cost New**

Conventional	Two Story	1,920 Sqft	Grade C 100	Base	205,212
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	5,568
Rooms	10				
Bedrooms	4	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	16,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,920
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	0	Typical	Typical	Average	Typical	228,700
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		91%	100%	208,117

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Bav Window	1998	74	C 100	3,377	Avq.	91%	100%	100%	3,073
Open Frame Porch	1998	736	C 100	5,839	Avq.	91%	100%	100%	5,313
Open Frame Porch	1998	108	E 100	492	Avq.	91%	100%	100%	448
Frame Shed	1998	70	E 100	745	Fair	80%	100%	100%	596
Outbuilding Total									9,430

Acpt Land

47,200

Accepted Bldg

217,500

Total

264,700

PERRY

Valuation Report

10/17/2017

Name: BASSETT,AMKUWIPOSOHEHS J & NATALIE D

Page 68

Map/Lot:

004-026

Account: 273

Card: 1 of 1

Location:

169 OLD EASTPORT RD

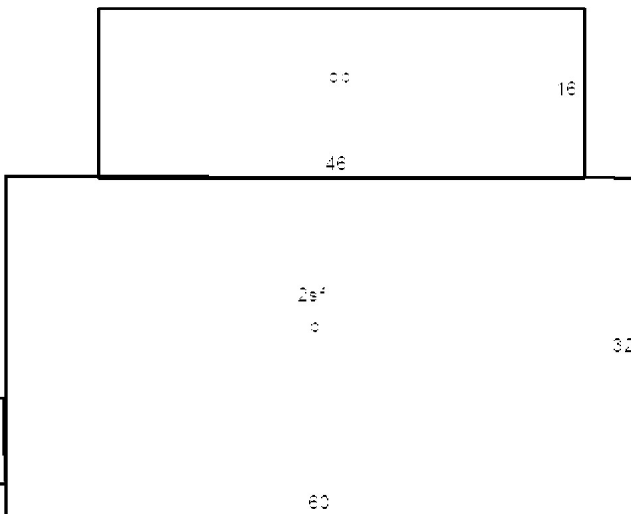
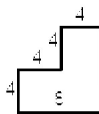
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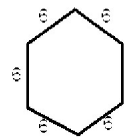
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Screen Polygon



PERRY
Name: BASSETT,GEORGE F

Valuation Report

10/17/2017

Page 69

Map/Lot:

010-010

Account: 766 Card: 1 of 1

Location:

1287 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	12/13/2011
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 1 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
9.20	Acres-Rear Land 2	450.00	4,140	100%		4,140
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.20 Land Total						30,140

Dwelling Description

Replacement Cost New

Ranch	One Story	936 Sqft	Grade B 100	Base	101,508
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	1,697
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	585
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1995	0	Typical	Typical	Average	Typical	103,790	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		89%	100%	100%	92,373

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Shed	1995	144	E 100	1,124	Avg.	89%	100% 100%	1,000
Wood Deck	1995	240	B 100	2,712	Avg.	89%	100% 100%	2,414
Outbuilding Total								3,414

Acpt Land

30,100

Accepted Bldg

95,800 **Total**

125,900

PERRY
Name: BASSETT,JOSEPH

Valuation Report

10/17/2017

Page 70

Map/Lot:

004-001-D

Account: 1114 Card: 1 of 1

Location:

206 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,092 Sqft	Grade C 100	Base	89,357
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	0% Not Heated	Cooling	0% None	Heat	-4,178
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	1,092	Insulation	0
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition					
Built	Renovated	Kitchens	Baths	Condition	Total
2005	0	Typical	Typical	Poor	85,179
Functional Obsolescence		Economic Obsolescence		Phys. %	Value(Rcndd)
Delapidation		None		73%	31,090
Accpt Land		0	Accepted Bldg		31,100
			Total		31,100

PERRY
Name: BATISTA,MANUEL JR

Valuation Report

10/17/2017
Page 71
015-020-001
US RTE ONE

Account: 43 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Sale Data	
Sale Date	07/01/1989
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Family Member
Validity	Related Parties

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 25.00			Land Total			28,800
Accpt Land		28,800	Accepted Bldg		0	Total 28,800

PERRY
Name: BAXTER,MARY D

Valuation Report

10/17/2017

Page 72

Map/Lot:

003-045

Account: 385 Card: 1 of 1

Location:

487 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	08/01/1995
Sale Price	35,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
29.00	Acres-Rear Land 2	450.00	13,050	100%		13,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00						34,050

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1979	12X56	C 100	19.239	Avq.	40%	100%	100%	7.696
A-Roof.....	1979	1008	C 100	3.024	Avq.	83%	100%	100%	2.510
One Story Frame	1979	336	C 100	7.096	Avq.	83%	100%	100%	5.890
Frame Shed	1979	120	C 100	2.001	Avq.	83%	75%	100%	1.246
Frame Shed	1979	143	E 100	1.118	Poor	61%	50%	100%	341
Outbuilding Total									17,683
Acpt Land		34,100	Accepted Bldg		17,700	Total		51,800	

PERRY
Name: BAXTER,MARY D

Valuation Report

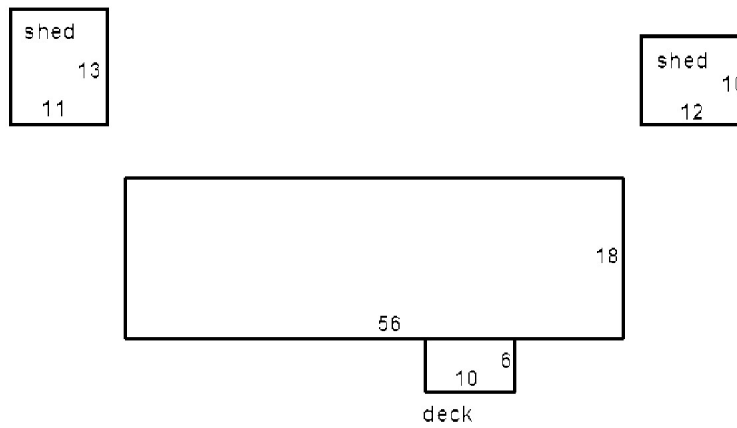
10/17/2017

Page 73

Account: 385 Card: 1 of 1

Map/Lot:
Location:

003-045
487 CANNON HILL RD



PERRY
Name: BEAL,ELISABETH

Valuation Report

10/17/2017

Page 74

Map/Lot:

008-012-001

Account: 1067 Card: 1 of 1

Location:

163 LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data	
Sale Date	06/29/2012
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1 3826-171 lein

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 20.00			Land Total			26,550

Dwelling Description

Replacement Cost New

Ranch	One Story	1,344 Sqft	Grade B 100	Base	128,155
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% Hot Water BB	Cooling	0% None	Heat	2,436
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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	Typical	Typical	Average	Typical	138,091			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		91%	100%	100%	125,663		
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Wood Deck	2000	128	B 100	1,592	Avq.	91%	100%	100%	1,449
Wood Deck	2000	128	B 100	1,592	Avq.	91%	100%	100%	1,449
Frame Shed	2000	100	E 100	898	Avq.	91%	100%	100%	817
Stable w/Loft	2000	980	E 100	6,439	Fair	81%	100%	100%	5,216
Outbuilding Total									8,931
Accpt Land		26,600		Accepted Bldg		134,600		Total	161,200

PERRY
Name: BEAL,FOREST

Valuation Report

10/17/2017

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014-009

Account: 660 Card: 1 of 1

Map/Lot:
Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 07/30/2015
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	50%	Restrictio	19,183
Total Acres 0.23				Land Total		19,183

Accpt Land	19,200	Accepted Bldg	0	Total	19,200
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PERRY
Name: BEAL,FOREST R

Valuation Report

10/17/2017

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Map/Lot:

008-012-003

Account: 1066 Card: 1 of 1

Location:

105 LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data	
Sale Date	07/30/2015
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 20.00						26,550
Land Total						

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,008 Sqft	Grade B 100	Base	167,633
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	3,654
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,260
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	180,047
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	169,244

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2006	288	B 100	2,970	Avq.	94%	100%	100%	2,792
Wood Deck	2006	217	B 100	2,482	Avq.	94%	100%	100%	2,333
Bulkhead	2006	35	B 100	1,391	Avq.	94%	100%	100%	1,308
Wood Deck	2006	128	B 100	1,592	Avq.	94%	100%	100%	1,496
Wood Deck	2006	40	B 100	712	Avq.	94%	100%	100%	669
Frame Garage	2006	288	C 100	8,893	Avq.	94%	100%	100%	8,359
Frame Shed	2006	192	E 100	1,368	Avq.	94%	75%	100%	964
Frame Shed	2006	96	E 100	878	Avq.	94%	100%	100%	825

Outbuilding Total 18,746

Acpt Land

26,600

Accepted Bldg

188,000

Total

214,600

PERRY
Name: BEAL,FORREST R

Valuation Report

10/17/2017

Page 77

Map/Lot:

014-008-1

Account: 1110 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	07/30/2015
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1 DIVORCE B4173P171

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.30	Acres-Rear Land 1	3,000.00	900	100%		900
Total Acres 0.30				Land Total		900
Accpt Land		900	Accepted Bldg	0	Total	900

PERRY
Name: BEAL,MARC I

Valuation Report

10/17/2017
Page 78
015-045-002
9 COTTAGE LN

Account: 927 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

			Land Description						
Units	Method - Description		Price/Unit	Total	Fctr	Influence			Value
1.00	Acres-Misc (Fract)		12,000.00	12,000	100%				12,000
0.63	Acres-Rear Land 2		450.00	284	100%				284
Total Acres 1.63					Land Total			12,284	
Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Story Frame	1910	308	D 100	5,334	Avg.	65%	100%	100%	3,467
Open Frame Porch	1910	70	D 100	567	Avg.	65%	100%	100%	369
						Outbuilding Total			3,836
Acpt Land		12,300	Accepted Bldg			3,800	Total		16,100

PERRY

Valuation Report

10/17/2017

Name: BECHARD,ERIC M & SUZANNE C

Page 79

Account: 396 Card: 1 of 1

Map/Lot:
Location:012-003-004+005
51 BECHARD LN

Neighborhood 12 GOLDING RD

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

Sale Data
 Sale Date 06/17/2015
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
8.18	Acres-Lake	80,000.00	228,806	90%		205,925
81.82	Acres-Rear Land 2	450.00	36,819	100%		36,819
Total Acres 110.00						Land Total 269,294

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	648 Sqft	Grade C 100	Base	101,577
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	1,409
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	-972
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1890	1980	Typical	Typical	Average	Typical	102,014			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	65%	100%	100%	66,309				
Outbuildings/Additions/Improvements					Percent Good	Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	120	C 100	2,534	Avg.	65%	100%	100%	1,647
Encl Frame Porch	1890	192	C 100	2,717	Avg.	65%	100%	100%	1,766
Wood Deck	1890	192	C 100	1,786	Avg.	65%	100%	100%	1,161
Stable w/Loft	1890	320	C 100	6,001	Avg.	65%	100%	100%	3,901
Frame Shed	1890	144	D 100	1,843	Avg.	65%	100%	100%	1,198
Outbuilding Total									9,673
Acpt Land		269,300	Accepted Bldg		76,000	Total		345,300	

PERRY

Valuation Report

10/17/2017

Name: BECHARD,TRUSTEES, ERIC

Page 80

BECHARD FAMILY COTTAGE TRUST

Map/Lot:

012-006

Account: 45 Card: 1 of 1

Location:

51 BECHARD LN

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
2.70	Acres-Rear Land 2	450.00	1,215	100%		1,215
Total Acres 3.70					Land Total	81,215

Dwelling Description

Replacement Cost New

Conventional	One Story	448 Sqft	Grade E 100	Base	29,906
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	-2,688
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-354
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
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	Obsolete	Obsolete	Average	Typical	23,864
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		90%	90%	100%
						Value(Rcnld)
						19,330

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1994	96	E 100	509	Avq-	84%	100%	100%	428
Wood Deck	1994	52	E 100	333	Avq-	84%	100%	100%	280
One Story Frame	1994	470	E 100	4,963	Avq-	84%	50%	100%	2,085
Outbuilding Total									2,793

Acpt Land

81,200

Accepted Bldg

22,100

Total

103,300

PERRY

Valuation Report

10/17/2017

Name: BEDARD,MARILYN FRANCIS

Page 81

Map/Lot:

004-030

Account: 155 Card: 1 of 1

Location:

285 COUNTY RD

Neighborhood 17 ROUTE 190

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	50%	Size/Shape	38,891
2.00	Acres-Rear Land 1	3,000.00	6,000	60%	View/Envir	3,600
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 48,491

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Shed	1986	112	E 100	960	Fair	75%	50% 100%	360
Outbuilding Total								360
Acpt Land		48,500	Accepted Bldg			400	Total	48,900

PERRY
Name: BELLEFLEUR,ANN

Valuation Report

10/17/2017

Page 82

Map/Lot:

013-022

Account: 305 Card: 1 of 1

Location:

793 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 08/16/2016
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

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.15	Acres-Rear Land 2	450.00	68	100%		68
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.15 Land Total						26,068

Dwelling Description

Replacement Cost New

Ranch	One Story	1,344 Sqft	Grade B 100	Base	128,155
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	2,436
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,344	Insulation	840
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	138,931
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
Value(Rcnd)						130,595

Acpt Land

26,100

Accepted Bldg

130,600

Total

156,700

PERRY

Valuation Report

10/17/2017

Name: BELLIVEAU,MIGDALIA

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Map/Lot:

003-001

Account: 908 Card: 1 of 1

Location:

BIRCH POINT RD

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 09/18/2006

Sale Price 90,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.10	Acres-Ocean/Cove	50,000.00	52,440	100%		52,440
3.90	Acres-Rear Land 1	3,000.00	11,700	100%		11,700
Total Acres 5.00				Land Total		64,140

Accpt Land

64,100

Accepted Bldg0 **Total**

64,100

PERRY

Valuation Report

10/17/2017

Name: BELMONT HILL SCHOOL INC

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Map/Lot:

001-003-001-009

Account: 255 Card: 1 of 1

Location:

BIRCH PT

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 12/05/2006

Sale Price 200,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.54	Acres-Ocean	85,000.00	105,482	90%	Unimproved	94,934
8.76	Acres-Rear Land 1	3,000.00	26,280	100%		26,280
Total Acres 10.30				Land Total		121,214

Accpt Land

121,200

Accepted Bldg0 **Total**

121,200

PERRY
Name: BENOINT,ROBERT & WENDY

Valuation Report

10/17/2017

Page 85

016-023

Account: 655 Card: 1 of 1

Map/Lot:

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	03/21/2016
Sale Price	3,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Ocean --	55,000.00	38,891	90%	Unimproved	35,002
0.60	Acres-Rear Land 4	1,000.00	600	100%		600
Total Acres 1.10				Land Total		35,602

Accpt Land	35,600	Accepted Bldg	0	Total	35,600
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PERRY

Valuation Report

10/17/2017

Name: BERBINE,ESTHER MEAD

Page 86

Map/Lot:

013-032

Account: 275 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 01/01/1990
 Sale Price 3,000
 Sale Type Land Only
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.52	Acres-Baselot (Fract)	20,000.00	14,422	50%	Restrictio	7,211
Total Acres 0.52				Land Total		7,211

Accpt Land

7,200

Accepted Bldg

0

Total

7,200

PERRY

Valuation Report

10/17/2017

Name: BERNARDINI,ANTHONY & LOREE

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Map/Lot:

002-010-001-001

Account: 48 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 07/01/1988
 Sale Price 15,000
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
Total Acres 2.00					Land Total	18,000

Accpt Land	18,000	Accepted Bldg	0	Total	18,000
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PERRY
Name: BESS,LISA

Valuation Report

10/17/2017

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Map/Lot:

003-006

Account: 441 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellNone
Street None

Sale Data
Sale Date 06/30/2009
Sale Price 25,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.29	Acres-Ocean ---	25,000.00	28,395	100%		28,395
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.29 Land Total						30,195

Dwelling Description

Replacement Cost New

Conventional	One Story	256 Sqft	Grade E 100	Base	24,521
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	-1,536
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-872
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	1/2 Finished			Attic	1,887
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	256	Insulation	-128
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Obsolete	Obsolete	Average	Inadeq.	20,872
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		no electricity..		95%	39%	86%
Value(Rcnld)						6,612

Accpt Land

30,200

Accepted Bldg

6,600

Total

36,800

PERRY

Valuation Report

10/17/2017

Name: BESS,LISA M & DIMAURO,JON F

Page 89

Map/Lot:

003-025-001

Account: 58 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
3.50	Acres-Rear Land 1	3,000.00	10,500	60%	View/Envir	6,300
Total Acres 4.50					Land Total	24,300

Accpt Land	24,300	Accepted Bldg	0	Total	24,300
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PERRY
Name: BISHOP,DANIEL

Valuation Report

10/17/2017

Page 90

Map/Lot:

015-019-004

Account: 964 Card: 1 of 1

Location:

1824 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	09/28/2004
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	90%	Unimproved	18,000
1.18	Acres-Rear Land 2	450.00	531	100%		531
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.18 Land Total						24,531

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	576 Sqft	Grade D 110	Base	80,482
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 None	Basement	-2,302
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,750
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	390
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2010	0	Typical	Typical	Average	Typical	76,820	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		95%	70%	100%	51,085

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Shed	2010	256	E 100	1.696	Avq.	95%	100% 100%	1.611
Frame Shed	2013	864	D 100	7.876	Avq.	95%	100% 100%	7.482
Outbuilding Total								9,093

Acpt Land

24,500

Accepted Bldg

60,200

Total

84,700

PERRY
Name: BISHOP,DANNY

Valuation Report

10/17/2017
Page 91
015-019-003
US RTE ONE

Account: 965 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Sale Data
Sale Date 06/18/2011
Sale Price 9,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.06	Acres-Rear Land 2	450.00	477	100%		477
Total Acres 2.06			Land Total			18,477
Accpt Land		18,500	Accepted Bldg		0	Total
						18,500

PERRY
Name: BISHOP,DWIGHT

Valuation Report

10/17/2017
Page 92
015-011
306 LAKE RD

Account: 50 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 4 LAKE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	18,000

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	920 Sqft	Grade C 110	Base	95,852
Exterior	Composition	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% Floor/Wall Unit	Cooling	0% None	Heat	-2,272
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			
1975	0	Typical	Typical	Below Average	Typical	93,580			
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnld)		
Delapidation		None		77%	86%	100%	61,969		
Outbuildings/Additions/Improvements							Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
1S Ma Overhanga	1975	40	C 110	1,514	Avq-	77%	86%	100%	1,003
Outbuilding Total									1,003
Acpt Land		18,000	Accepted Bldg		63,000	Total		81,000	

PERRY
Name: BISHOP,HARRY

Valuation Report

10/17/2017

Page 93

Map/Lot:

015-021-A

Account: 887 Card: 1 of 1

Location:

1824 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellCesspool
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1978	14X66	D 100	21,192	Poor	10%	100%	100%	2,119
Frame Shed	2010	144	E 100	1,124	Avq.	95%	100%	100%	1,068
Outbuilding Total									3,187
Acpt Land			0	Accepted Bldg			3,200	Total	3,200

PERRY

Valuation Report

10/17/2017

Name: BISHOP,HERBERT E & KATHRYN E

Page 94

LIFE ESTATE

Map/Lot:

015-010

Account: 53 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD
 Tree Growth 2007
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2017

Reference 1 LIFE ESTATE - TAMMY BISHOP B4038P51

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.00	Acres-Mixed Wood	167.00	1,336	100%		1,336
Total Acres 8.00				Land Total		1,336
Accpt Land		1,300	Accepted Bldg	0	Total	1,300

PERRY

Valuation Report

10/17/2017

Name: BISHOP,HERBERT E & KATHRYN E

Page 95

LIFE ESTATE

Map/Lot:

015-006

Account: 54 Card: 1 of 1

Location:

11 SAW MILL RD

Neighborhood 4 LAKE RD
 Tree Growth 2007
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2017

Reference 1 LIFE ESTATE - TAMMY BISHOP B4038P51

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
80.00	Acres-Softwood	145.00	11,600	100%		11,600
Total Acres 82.00						Land Total 32,050

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
2S Frame Shed	1992	961	E 100	7.828	Fair	77%	100%	100%		6,028
Outbuilding Total										6,028

Accpt Land

32,100

Accepted Bldg

6,000

Total

38,100

PERRY

Valuation Report

10/17/2017

Name: BISHOP,HERBERT E & KATHRYN E

Page 96

LIFE ESTATE

Map/Lot:

015-007

Account: 56

Card: 1 of 2

Location:

9 BISHOP LN

Neighborhood 4 LAKE RD
 Tree Growth 2007
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Semi-Improved
 TG RECERT YEAR 2007

Reference 1 LIFE ESTATE - TAMMY BISHOP B4038P51

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	100%		113,137
9.00	Acres-Mixed Wood	167.00	1,503	100%		1,503
16.98	Acres-Rear Land 2	450.00	7,641	100%		7,641
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
Total Acres 28.98						Land Total 161,281

Dwelling Description

Replacement Cost New

Ranch	One Story	1,816 Sqft	Grade B 100	Base	158,983
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	1 Sqft, Grade 0.00	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,292
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,135
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Typical	Typical	Average	Typical	168,410
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		95%	100% 100%	159,989

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2016	768	D 100	13,979	Avq-	90%	100%	100%	12,581
Frame Shed	2016	388	D 100	3,887	Avq-	90%	100%	100%	3,498
Frame Shed	2016	81	E 100	802	Poor	75%	100%	100%	602
Frame Shed	2016	80	D 100	1,306	Avq.	95%	100%	100%	1,241
Open Frame Porch	2016	30	D 100	313	Avq.	95%	100%	100%	297
Open Frame Porch	2016	96	B 100	1,115	Avq.	95%	100%	100%	1,059
One Story Frame	2016	408	B 100	10,771	Avq.	95%	100%	100%	10,232
Outbuilding Total									29,510

Acpt Land

161,300

Accepted Bldg

189,500

Total

350,800

PERRY

Valuation Report

10/17/2017

Name: BISHOP,HERBERT E & KATHRYN E

Page 97

LIFE ESTATE

Map/Lot:

015-007

Account: 56

Card: 2 of 2

Location:

43 BISHOP LN

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	576 Sqft	Grade C 100	Base	95,801
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	-6,134
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,365
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

Unimpr. Living Area		NONE		Dwelling Condition				Unimpr. Area		0	
Built	Renovated	Kitchens	Baths	Condition	Layout			Total			
1960	0	Typical	Typical	Average	Typical			88,302			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)				
None		None		76%	100%	100%	67,110				
Outbuildings/Additions/Improvements					Percent Good					Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld		
One Story Frame	1960	264	C 100	5,576	Avg.	76%	100%	100%	4,238		
One Story Frame	1960	196	C 100	4,140	Avg.	76%	100%	100%	3,146		
Wood Deck	1960	100	C 100	1,050	Avg.	76%	100%	100%	798		
Wood Deck	1960	60	C 100	730	Avg.	76%	100%	100%	555		
Open Frame Porch	1960	160	C 100	1,387	Avg.	76%	100%	100%	1,054		
Outbuilding Total									9,791		
Acpt Land		0		Accepted Bldg		76,900	Total		76,900		

PERRY

Valuation Report

10/17/2017

Name: BISHOP,HERBERT E & KATHRYN E

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LIFE ESTATE

Map/Lot:

015-007

Account: 56

Location:

43 BISHOP LN

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	161,300	189,500	350,800	161,300	189,500	350,800
2	0	76,900	76,900	0	76,900	76,900
TOTAL	161,300	266,400	427,700	161,300	266,400	427,700

PERRY

Valuation Report

10/17/2017

Name: BISHOP,SHELDON & SARAH

Page 99

BISHOP, CINDY L

Map/Lot:

018-013+013-1

Account: 1028 Card: 1 of 1

Location:

1 DAGGETT LN

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 11/01/1996
 Sale Price 1,000
 Sale Type Land Only
 Financing Unknown
 Verified Seller
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00					Land Total	22,500

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,328 Sqft	Grade B 100	Base	127,110
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	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	830
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Typical	Typical	Average	Typical	132,940
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	90%	100%	119,646

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1996	64	B 100	952	Avg.	90%	100%	100%	857
Frame Garage	1996	768	B 100	21,310	Avg.	90%	100%	100%	19,179
Outbuilding Total									20,036

Acpt Land

22,500

Accepted Bldg

139,700

Total

162,200

PERRY
Name: BITAR,NICHOLAS C & ANNE L

Valuation Report

10/17/2017

Page 100

Map/Lot:

009-027-001

Account: 879 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 09/24/2004
Sale Price 13,624
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
19.60	Acres-Rear Land 2	450.00	8,820	100%		8,820
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 20.60						26,820

Dwelling Description

Replacement Cost New

Ranch	One Story	1,904 Sqft	Grade B 100	Base	164,730
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	1904 Sqft, Grade C	Basement Gar	None	Fin Bsmt	28,560
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,451
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,190
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	205,431
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 94%	Func. % 100%	193,105

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	2006	336	B 100	3,672	Avq.	94%	100% 100%	3,452
Outbuilding Total								3,452

Acpt Land

26,800

Accepted Bldg

196,600

Total

223,400

PERRY
Name: BLANCHARD,BRENDA

Valuation Report

10/17/2017
Page 101
010-016-001
202 SHORE RD

Account: 959 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Reference 1
Reference 2 14 X 44 ADDITION 2012
Tran/Land/Bldg 1 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50.000	100%		50.000
6.80	Acres-Rear Land 4	1,000.00	6.800	100%		6.800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.80						Land Total 62,800

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1974	14X60	B 100	25.764	Avq.	40%	100%	100%	10,306
One Story Frame	1974	180	C 100	3.802	Avq.	82%	100%	100%	3,118
Wood Deck	1974	378	C 100	3.274	Avq.	82%	100%	100%	2,685
Concrete Slab...	1974	840	C 100	2.100	Avq.	82%	100%	100%	1,722
Frame Shed	1974	120	E 100	1.000	Avq.	77%	100%	100%	770
1 & 1/2 Story Fr	2011	616	C 100	17.692	Avq.	95%	50%	100%	8,404
Outbuilding Total									27,005
Acpt Land		62,800	Accepted Bldg		27,000	Total			89,800

PERRY

Valuation Report

10/17/2017

Name: BLANCHET,RICHARD G & VERA M

Page 102

Account: 759 Card: 1 of 1

Map/Lot:
Location:001-003-001-006
52 COBSCOOK DR

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 09/20/2005
 Sale Price 179,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Ocean	85,000.00	134,397	100%		134,397
8.10	Acres-Cranberry	5,000.00	40,500	100%		40,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.60					Land Total	180,897

Dwelling Description**Replacement Cost New**

Conventional	One Story	952 Sqft	Grade B 110	Base	121,120
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	-2,618
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt	5,363
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,924
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	655
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	131,944
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		no electricity..		94%	100%	86%
						Value Rcndd
						106,043

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
One Story Frame	2006	224	B 110	6,505	Avg.	94%	100%	85%	5,228
Wood Deck	2006	224	B 110	2,807	Avg.	94%	100%	85%	2,256
Outbuilding Total									7,484

Acpt Land

180,900

Accepted Bldg

113,500

Total

294,400

PERRY

Valuation Report

10/17/2017

Name: BLANCHET,RICHARD G & Verna M

Page 103

Map/Lot:

001-003-001-006

Account: 759

Card: 1 of 1

Location:

52 COBSCOOK DR

deck	8
28	
1s b	34
28	
1sad	8

PERRY
Name: BLATT,GREGORY

Valuation Report

10/17/2017

Page 104

Map/Lot:

015-016

Account: 619 Card: 1 of 1

Location:

719 GOLDING RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 02/01/1989
Sale Price 27,000
Sale Type Land Only
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
50.00	Acres-Rear Land 2	450.00	22,500	100%		22,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 51.00 Land Total						40,500

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	900 Sqft	Grade C 110	Base	133,972
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% Radiant Floor	Cooling	0% None	Heat	2,183
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
0	2002	Typical	Typical	Average	Typical	136,155
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
Incomplete	None			65%	75%	100%

Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Bulkhead	0	35	C 110	1,224	Avg.	65%	75%	100%	597
Frame Garage	0	420	E 100	5,568	Avg.	65%	100%	100%	3,619
Frame Shed	0	64	E 100	714	Avg.	65%	100%	100%	464
Outbuilding Total									4,680

Acpt Land	40,500	Accepted Bldg	71,100	Total	111,600
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PERRY

Valuation Report

10/17/2017

Name: BLEHEEN,LISA M & MAGNANO,JULIE

Page 105

Map/Lot:

005-070-001

Account: 416 Card: 1 of 1

Location:

LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 08/01/1998

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
4.00	Acres-Baselot (Fract)	15,000.00	30,000	60%	View/Envir	18,000
Total Acres 5.00					Land Total	36,000

Accpt Land

36,000

Accepted Bldg0 **Total**

36,000

PERRY
Name: BOKF,NA

Valuation Report

10/17/2017

Page 106

Map/Lot:

006-027

Account: 462 Card: 1 of 1

Location:

95 COUNTY RD

Neighborhood 17 ROUTE 190

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

Sale Data
Sale Date 01/14/2015
Sale Price 0
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.89	Acres-Baselot (Fract)	30,000.00	41,243	100%		41,243
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.89				Land Total		47,243

Commercial Description

Occupancy Type Restaurant.....
Class & Quality Frame.....Good
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling Wall/Floor Furn
Built 1985
Remodeled 2005

Base Cost/Sqft		78.18
Heat-Cool/Sqft	+	1.30
Total		79.48
Size Factor	X	1.082
Adjusted Cost/Sqft		86.00
Total Square Feet	X	1,690
Replacement Cost		145,340
Condition	Poor	
% Good Physical	X	.33
Functional	X	1.00
Subtotal		47,962

Economic Factor X 1.00 Total Value 47,962

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Finished Attic	1985	580	B 100	10,338	Avq.	86%	100%	100%	8,891
Open Frame Porch	1985	244	B 100	2,545	Avq.	86%	100%	100%	2,189
Wood Deck	1985	36	B 100	672	Avq.	86%	100%	100%	578
Outbuilding Total									11,658

Acpt Land

47,200

Accepted Bldg

59,600

Total

106,800

PERRY
Name: BOOKER,ROBERT

Valuation Report

10/17/2017

Page 107

Map/Lot:

003-022

Location:

LEACH POINT RD

Account: 781 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	01/24/2008
Sale Price	6,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Baselot (Fract)	15,000.00	11.325	90%	Unimproved	10,192
Total Acres 0.57						10,192
Accpt Land		10,200	Accepted Bldg		0	Total
						10,200

PERRY
Name: BOOKER,ROBERT & BRENDA

Valuation Report

10/17/2017

Page 108

Map/Lot:

003-035

Account: 156 Card: 1 of 1

Location:

LEACH PT RD

Neighborhood 9 LEACH PT RD

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

Sale Data
Sale Date 06/10/2003
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	90%	Access	27,000
5.46	Acres-Rear Land 1	3,000.00	16,380	100%		16,380
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.46						49,380

Dwelling Description				Replacement Cost New	
Raised Ranch	One Story	1,296 Sqft	Grade C 110	Base	119,282
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	972 Sqft, Grade C	Basement Gar	1 CAR	Fin Bsmt	17,220
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,067
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	13,200
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Heavy			Insulation	713
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition					Layout			Total
Built	Renovated	Kitchens	Baths	Condition				
2003	0	Typical	Typical	Average				157,982
Functional Obsolescence	Economic Obsolescence			Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		Location		92%	100%	90%	130,809	
Outbuildings/Additions/Improvements					Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ
Wood Deck	2003	288	C 110	2,809	Avq.	92%	100%	90%
Open Frame Porch	2004	144	C 110	1,389	Avq.	92%	100%	90%
2S Frame Garage	2004	832	C 110	28,061	Avq.	92%	100%	90%
1SFr Overhang	2003	45	C 110	1,045	Avq.	92%	100%	90%
Outbuilding Total							27,575	
Accpt Land		49,400	Accepted Bldg		158,400	Total		207,800

PERRY

Name: BOOKER,ROBERT & BRENDA

Valuation Report

10/17/2017

Page 109

Map/Lot:

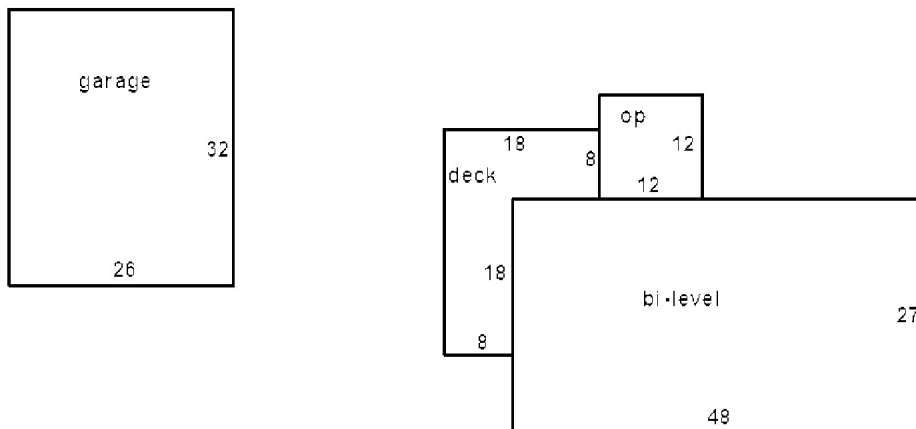
003-035

Account: 156

Card: 1 of 1

Location:

LEACH PT RD



PERRY
Name: BOONE,DAVID & MARY ELLEN

Valuation Report

10/17/2017

Page 110

Map/Lot:

013-030-001

Account: 577 Card: 1 of 1

Location:

685 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 04/01/2014
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						Land Total 26,180

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	864 Sqft	Grade B 100	Base	147,755
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-108
					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	2,741
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	945
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1989	0	Typical	Typical	Average	Typical	158,833	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None			None	87%	100%	100%	138,185

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1992	288	C 100	2,554	Avq.	88%	100%	100%	2,248
Frame Garage	2015	1350	B 100	33,670	Good	95%	85%	100%	27,188
Encl Frame Porch	2016	360	B 100	5,542	Avq.	95%	85%	100%	4,475
Patio	2016	112	C 100	1,340	Avq.	95%	100%	100%	1,273
Outbuilding Total									35,184

Accpt Land

26,200

Accepted Bldg

173,400

Total

199,600

PERRY

Valuation Report

10/17/2017

Name: BOTELHO,ROLAND J & ELIZABETH

Page 111

Map/Lot:

011-007

Account: 62 Card: 1 of 1

Location:

42 FOX FIELD LN

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
62.00	Acres-Rear Land 2	450.00	27,900	100%		27,900
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 63.00						Land Total 44,700

Dwelling Description

Replacement Cost New

Conventional	One Story	720 Sqft	Grade C 100	Base	73,600
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-72
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-2,840
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,138
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	1/4 Finished			Attic	3,980
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-720
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Typical	Typical	Average	Typical	78,810
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	74,869	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2016	147	C 100	1,426	Avq.	95%	100%	100%	1,355
Encl Frame Porch	2016	20	C 100	959	Avq.	95%	100%	100%	911
Wood Deck	2016	264	C 100	2,362	Avq.	95%	100%	100%	2,244
Frame Shed	2016	384	E 100	2,350	Poor	75%	50%	100%	881
One Story Frame	1960	552	E 110	6,412	Avq.	76%	100%	100%	4,873
Outbuilding Total									10,264

Acpt Land

44,700

Accepted Bldg

85,100

Total

129,800

PERRY

Valuation Report

10/17/2017

Name: BOWEN,BRENDA

Page 112

Map/Lot:

003-026-B

Account: 1044 Card: 1 of 1

Location:

284 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1968	12X56	C 100	19,239	Avq.	40%	100%	100%	7,696
A-Roof.....	1968	672	C 100	2,016	Avq.	79%	100%	100%	1,593
One Story Frame	1968	96	C 100	2,028	Avq.	79%	100%	100%	1,602
Encl Frame Porch	1968	80	C 100	1,573	Avq.	79%	100%	100%	1,243
Frame Shed	1968	160	E 100	1,205	Poor	57%	100%	100%	687
Drilled Well	1968	1	C 100	3,000	Avq.	79%	100%	100%	2,370
Septic System	1968	1	C 100	3,000	Avq.	79%	100%	100%	2,370
Outbuilding Total									17,561
Acpt Land			0	Accepted Bldg			17,600	Total	17,600

PERRY
Name: BOWEN,BRENDA

Valuation Report

10/17/2017

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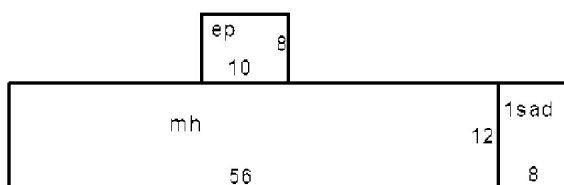
Account: 1044 Card: 1 of 1

Map/Lot:

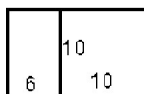
003-026-B

Location:

284 CANNON HILL RD



shed



PERRY
Name: BOWEN,BRIAN

Valuation Report

10/17/2017

Page 114

Map/Lot:

003-026-E

Account: 1134 Card: 1 of 1

Location:

270 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Residential .
Topography Rolling
Utilities
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1991	14X67	B 100	28,158	Avq.	53%	100%	100%	14,980
						Outbuilding Total			14,980
Accpt Land			0	Accepted Bldg		15,000	Total		15,000

PERRY
Name: BOWEN,DALE

Valuation Report

10/17/2017

Page 115

Map/Lot:

003-026-D

Account: 1051 Card: 1 of 1

Location:

12 KNOTA LN

Neighborhood 6 CANNON HILL RD

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

Sale Data	
Sale Date	04/01/2016
Sale Price	0
Sale Type	Mobile Home
Financing	Unknown
Verified	Seller
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1979	12X55	D 100	16,171	Avq.	40%	100%	100%	6,468
Concrete Slab...	1979	672	D 100	1,378	Avq.	83%	100%	100%	1,144
Encl Frame Porch	1979	48	D 100	1,022	Avq.	83%	100%	100%	848
Drilled Well	1979	1	C 100	3,000	Avq.	83%	100%	100%	2,490
Septic System	1979	1	C 100	3,000	Avq.	83%	100%	100%	2,490
Outbuilding Total									13,440
Accpt Land			0	Accepted Bldg			13,400	Total	13,400

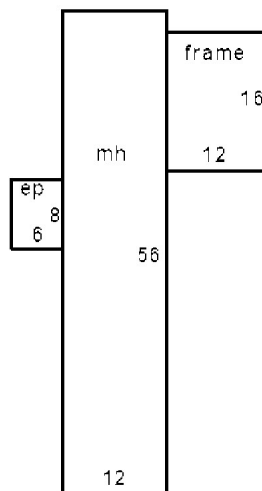
PERRY
Name: BOWEN,DALE

Valuation Report

10/17/2017
Page 116
003-026-D
12 KNOTA LN

Account: 1051 Card: 1 of 1

Map/Lot:
Location:



PERRY
Name: BOWEN,DANA ET AL

Valuation Report

10/17/2017

Page 117

Map/Lot:

003-026

Location:

CANNON HILL RD

Account: 65 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Misc (Fract)	12,000.00	20,785	100%		20,785
18.00	Acres-Rear Land 2	450.00	8,100	100%		8,100
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 21.00				Land Total		38,485
Acpt Land		38,500	Accepted Bldg	0	Total	38,500

PERRY
Name: BOWEN,RICHARD & RHONDA

Valuation Report

10/17/2017

Page 118

Map/Lot:

003-026-A

Account: 1087 Card: 1 of 1

Location:

270 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 14 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Double Wide	One Story	1,170 Sqft	Grade C 100	Base	78,680
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	-12,460
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	585
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Uniminished				0	
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
2016	0	Typical	Typical	Average	Typical			72,805	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		95%	100%	100%	69,165		
Outbuildings/Additions/Improvements				Percent Good				Value Rcnld	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Frame Shed	2000	240	E 100	1,614	Avq-	86%	100%	100%	1,388
Frame Shed	2000	168	E 100	1,246	Fair	81%	100%	100%	1,009
Outbuilding Total									2,397
Accpt Land			0	Accepted Bldg			71,600	Total	71,600

Name: BOWEN,RICHARD & RHONDA

10/17/2017

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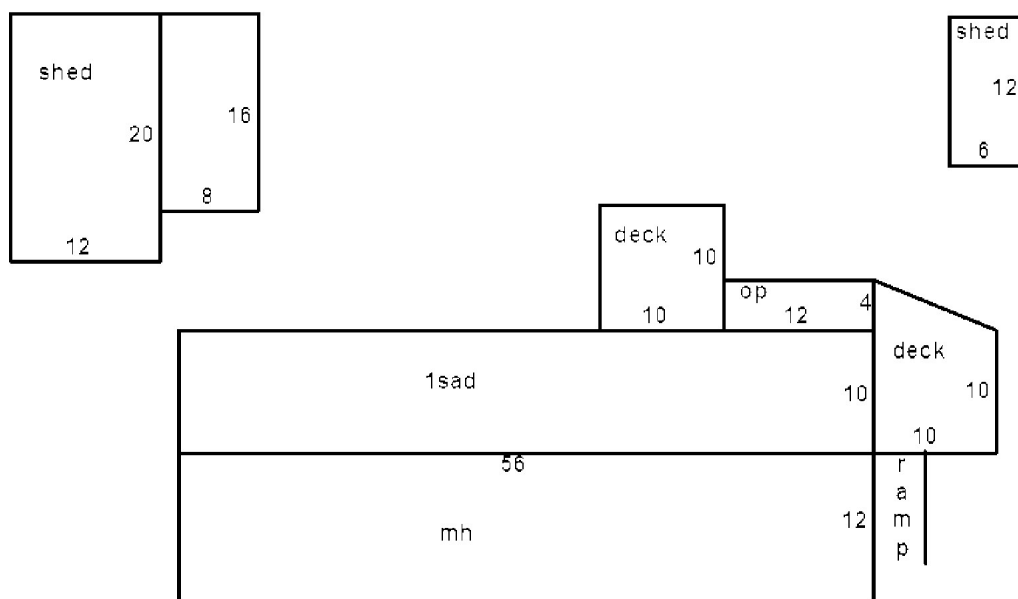
003-026-A

Account: 1087 Card: 1 of 1

Map/Lot:

Location:

270 CANNON HILL RD



PERRY

Valuation Report

10/17/2017

Name: BOYCE,BRUCE A & KATHLEEN M

Page 120

Map/Lot:

003-021

Account: 579 Card: 1 of 1

Location:

163 LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 08/01/2002

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2 HOUSE UNDER CONSTRUCTION

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean -	75,000.00	56,624	100%		56,624
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57						Land Total 62,624

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	1,240 Sqft	Grade B 100	Base	188,942
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	Heavy			Insulation	1,356
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Obsolete	Obsolete	Average	Typical	190,298
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		92%	54%	100%
						Value(Rcnld) 94,540

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2003	432	B 100	4,632	Avq.	92%	54%	100%	2,301
2S Frame Garage	2003	896	B 100	33,764	Avq.	92%	54%	100%	16,774
Finished Attic	2003	896	B 100	12,905	Avq.	92%	54%	100%	6,411
One Story Frame	2003	315	B 100	8,316	Avq.	92%	54%	100%	4,132
Outbuilding Total									29,618

Acpt Land

62,600

Accepted Bldg

124,200

Total

186,800

PERRY

Name: BOYCE, BRUCE A & KATHLEEN M

Valuation Report

10/17/2017

Page 121

Map/Lot:

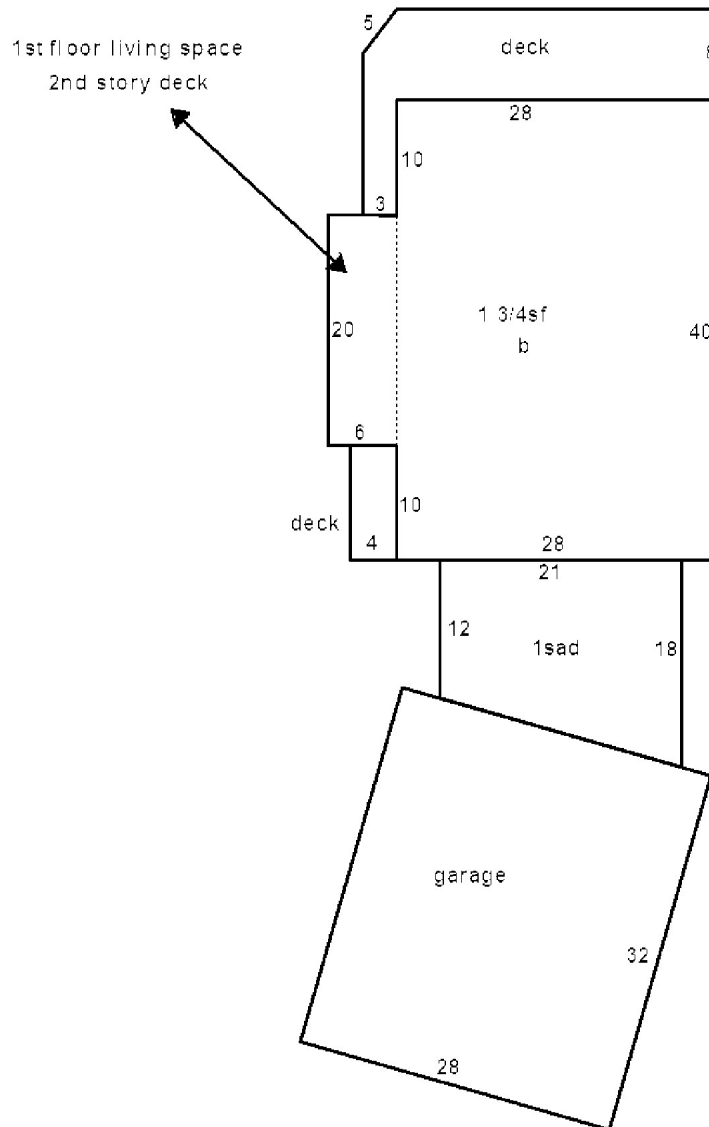
003-021

Account: 579

Card: 1 of 1

Location:

163 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: BOYCE,BRUCE A & KATHLEEN M

Page 122

Map/Lot:

003-020

Account: 580 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 08/01/2002

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean -	75,000.00	56,624	100%		56,624
Total Acres 0.57						Land Total 56,624

Dwelling Description**Replacement Cost New**

Post & Bean/Log	One Story	441 Sqft	Grade SC100	Base	40,394
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-3,929
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-460
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,960
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-291
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1965	0	Obsolete	Obsolete	Average	Typical	31,754
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		78%	90%	100%
Outbuildings/Additions/Improvements						Value(Rcnld)
Description						Value Rcnld
Open Frame Porch						596
Year 1965 Units 147 Grade SC100 RCN 849 Cond Ava.						596
Percent Good						Outbuilding Total
Phy 78% Func 90% Econ 100%						596
Accpt Land						Accepted Bldg
56,600						22,900
Total						79,500

PERRY
Name: BOYLE,PAULA JANE

Valuation Report

10/17/2017

Page 123

Map/Lot:

011-028

Account: 67 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2 NEW HOUSE 2010?

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
Total Acres 11.00				Land Total		15,300
Accpt Land		15,300	Accepted Bldg	0	Total	15,300

PERRY

Valuation Report

10/17/2017

Name: BRADSHAW,DEAN L & NAN J

Page 124

Map/Lot:

002-010-001

Account: 695 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 01/07/2005

Sale Price 149,900

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Ocean	85,000.00	57,650	90%	Unimproved	51,885
5.06	Acres-Rear Land 1	3,000.00	15,180	100%		15,180
Total Acres 5.52					Land Total	67,065

Accpt Land

67,100

Accepted Bldg0 **Total**

67,100

PERRY
Name: BRADY,SCOTT & RHONDA

Valuation Report

10/17/2017

Page 125

Map/Lot:

008-009

Location:

US RTE ONE

Account: 531 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	04/01/2014
Sale Price	2,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Level
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 1.00				Land Total		18,000
Accpt Land		18,000	Accepted Bldg	0	Total	18,000

PERRY

Valuation Report

10/17/2017

Name: BRAZEAU,TERESA & HEIDI

Page 126

Map/Lot:

003-028

Account: 208 Card: 1 of 1

Location:

197 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date	07/20/2016
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	50%	Unimproved	3,000
Total Acres 1.40					Land Total	15,180

Accpt Land

15,200

Accepted Bldg0 **Total**

15,200

PERRY
Name: BREWSTER, ANNE M

Valuation Report

10/17/2017
Page 127
012-015-001
JOHNSON RD

Account: 989 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 2 6
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
27.00	Acres-Rear Land 2	450.00	12,150	100%		12,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 28.00 Land Total						30,150

Dwelling Description

Replacement Cost New

Conventional	One Story	1,288 Sqft	Grade B 100	Base	133,671
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-161
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	3,000
Heating	100% Radiant Floor	Cooling	0% None	Heat	2,367
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	805
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	147,182
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		93%	100% 100%	136,879

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2004	392	B 100	4,232	Avq.	93%	100%	100%	3,936
Res. Greenhouse	2004	1248	D 100	21,411	Avq.	93%	100%	100%	19,912
Metal Garage	1999	2688	B 100	68,299	Good	92%	100%	100%	62,835
Frame Shed	2004	100	E 100	898	Avq.	93%	100%	100%	835
Outbuilding Total									87,518

Accpt Land	30,200	Accepted Bldg	224,400	Total	254,600
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PERRY
Name: BRICE,COLEMAN

Valuation Report

10/17/2017

Page 128

Map/Lot:

009-022

Account: 713 Card: 1 of 1

Location:

299 GOLDING RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 03/13/2015
Sale Price 10,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.83	Acres-Rear Land 2	450.00	374	100%		374
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.83 Land Total						18,374

Dwelling Description

Replacement Cost New

Ranch	One Story	1,032 Sqft	Grade D 100	Base	72,116
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	-836
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,227
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	
1955	0	Typical	Typical	Poor	Typical	72,507	
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnld)
Delapidation		None		51%	48%	100%	17,750

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Encl Frame Porch	1955	132	D 100	1,725	Poor	51%	48% 100%	422
Frame Garage	1955	280	E 100	4,378	Poor	51%	50% 100%	1,116
Outbuilding Total								1,538

Acpt Land

18,400

Accepted Bldg

19,300

Total

37,700

PERRY
Name: BRIDGES,JENNIFER

Valuation Report

10/17/2017

Page 129

Map/Lot:

006-047

Account: 452 Card: 1 of 1

Location:

MAHAR LN

Neighborhood 14 MAHAR LN

Sale Data	
Sale Date	09/11/2003
Sale Price	4,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Level
Utilities Dug Well
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
Total Acres 4.00					Land Total	15,750

Accpt Land	15,800	Accepted Bldg	0	Total	15,800
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PERRY

Valuation Report

10/17/2017

Name: BROOKS,JANE LESLIE & KENNETH L

Page 130

Map/Lot:

014-012

Account: 74 Card: 1 of 1

Location:

SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Lake	80,000.00	66,453	90%	Unimproved	59,808
Total Acres 0.69				Land Total		59,808
Accpt Land	59,800	Accepted Bldg	0	Total		59,800

PERRY

Valuation Report

10/17/2017

Name: BROOKS,KENNETH L & JANE

Page 131

Map/Lot:

014-013

Account: 75 Card: 1 of 1

Location:

34 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	05/01/1997
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Lake	80,000.00	66,453	100%		66,453
Total Acres 0.69						Land Total 66,453

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	266 Sqft	Grade E 50	Base	12,773
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-898
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-444
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	266	Insulation	-66
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1961	0	None	None	Fair	Inadeq.	9,865
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	no electricity..	64%	73%	90%	4,148	

Accpt Land

66,500

Accepted Bldg

4,100

Total

70,600

PERRY
Name: BROOKS,NELSON

Valuation Report

10/17/2017

Page 132

Map/Lot:

015-032

Account: 776 Card: 1 of 1

Location:

158 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 07/01/1996
Sale Price 35,000
Sale Type Land & Buildings
Financing Conventional
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Rear Land 1	3,000.00	33,000	100%		33,000
Total Acres 11.00						33,000

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	896 Sqft	Grade C 100	Base	123,171
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	-9,542
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,477
Rooms	5				
Bedrooms	3	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	2,000
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			
1991	0	Typical	Typical	Average	Typical	113,152			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	88%	100%	100%	99,574				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1991	256	C 100	5,407	Ava.	88%	100%	100%	4,758
Frame Shed	1991	36	E 100	572	Poor	67%	100%	100%	383
Outbuilding Total									5,141
Acpt Land		33,000		Accepted Bldg		104,700		Total	137,700

PERRY

Valuation Report

10/17/2017

Name: BROWN,BENJAMIN C & MITCHELL,BETHANY

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Map/Lot:

015-001

Account: 233 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date	10/06/2010
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	90%	Unimproved	27,000
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
12.75	Acres-Rear Land 3(>100)	300.00	3,825	100%		3,825
Total Acres 113.75					Land Total	75,825

Accpt Land

75,800

Accepted Bldg0 **Total**

75,800

PERRY
Name: BROWN,JANICE

Valuation Report

10/17/2017

Page 134

Map/Lot:

015-051

Account: 212 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Above Street
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
Total Acres 5.00				Land Total		19,800
Accpt Land		19,800	Accepted Bldg	0	Total	19,800

PERRY
Name: BROWN,JANICE

Valuation Report

10/17/2017

Page 135

Map/Lot:

015-052

Account: 214 Card: 1 of 1

Location:

30 POTTLE RD

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	04/01/1992
Sale Price	85,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
45.00	Acres-Rear Land 2	450.00	20,250	100%		20,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 46.00 Land Total						46,250

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	667 Sqft	Grade C 100	Base	104,543
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	-800
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,167
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1850	2007	Typical	Typical	Average	Typical	108,576	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		65%	95%	100%	67,046

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
1 & 3/4 Story Fr	1850	448	C 100	13,436	Avq.	65%	95% 100%	8,296
Frame Shed	1850	96	C 100	1,756	Avq.	65%	95% 100%	1,084
Outbuilding Total								9,380

Acpt Land

46,300

Accepted Bldg

76,400 **Total**

122,700

PERRY

Valuation Report

10/17/2017

Name: BROWN,JASON M & NATALIE R

Page 136

Map/Lot:

003-039

Account: 386 Card: 1 of 1

Location:

60 LEACH PT RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 07/23/2004
 Sale Price 53,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
Total Acres 25.00					Land Total	31,800

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	1,796 Sqft	Grade B 110	Base	270,025
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% Radiant Floor	Cooling	0% None	Heat	6,353
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	8,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	2,161
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	286,789
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		None		94%	80%	100%
						215,665

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2006	128	B 110	2,864	Avq.	94%	80%	100%	2,154
2S Encl Fr Porch	2013	180	B 110	5,280	Avq.	94%	80%	100%	3,970
2S Frame Garage	2013	957	B 110	39,107	Avq.	94%	80%	100%	29,409
Outbuilding Total									35,533

Acpt Land

31,800

Accepted Bldg

251,200

Total

283,000

PERRY

Valuation Report

10/17/2017

Name: BROWN,JASON M & NATALIE R

Page 137

Map/Lot:

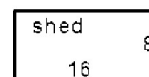
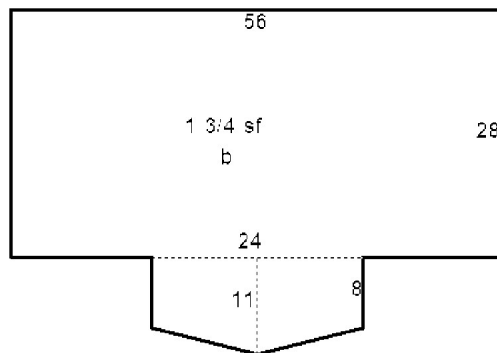
003-039

Account: 386

Card: 1 of 1

Location:

60 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: BROWN,KEVIN & MARY ANN

Page 138

Map/Lot:

006-015

Account: 729 Card: 1 of 1

Location:

MAHAR LN

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Access	10,800
31.00	Acres-Rear Land 2	450.00	13,950	100%		13,950
Total Acres 32.00			Land Total			24,750
Accpt Land		24,800	Accepted Bldg	0	Total	24,800

PERRY
Name: BROWN,MICHAEL & ELLEN

Valuation Report

10/17/2017

Page 139

Map/Lot:

010-043

Account: 84 Card: 1 of 2

Location:

442 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
13.00	Acres-Rear Land 4	1,000.00	13,000	100%		13,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 14.00 Land Total						69,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	814 Sqft	Grade C 100	Base	118,108
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	-2,516
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	6,000
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	1978	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None	None	None	65%	81%	100%
Value(Rcnld)						121,592

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1890	240	C 100	2,005	Avq.	65%	81%	100%	1,055
One Story Frame	1890	176	C 100	3,717	Avq.	65%	81%	100%	1,957
Wood Deck	1890	192	D 100	1,465	Avq.	65%	100%	100%	952
Frame Shed	1890	192	D 100	2,244	Avq.	65%	100%	100%	1,459
Wood Deck	1890	208	D 100	1,569	Avq.	65%	100%	100%	1,020
Frame Shed	1890	660	D 100	6,166	Avq.	65%	100%	100%	4,008
One Story Frame	1890	384	C 100	8,110	Avq.	65%	100%	100%	5,272
Frame Garage	1890	384	C 100	10,524	Avq.	65%	100%	100%	6,841
Outbuilding Total									22,564

Acpt Land

69,000

Accepted Bldg

86,600

Total

155,600

PERRY
Name: BROWN,MICHAEL & ELLEN

Valuation Report

10/17/2017

Page 140

Map/Lot:

010-043

Account: 84 Card: 2 of 2

Location:

444 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	100%		30,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00 Land Total						36,000

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	952 Sqft	Grade B 100	Base	157,456
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	100% None	Heat	2,588
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	893
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1998	0	Typical	Typical	Average	Typical	160,937			
Functional Obsolescence						Value(Rcnld)			
Incomplete									
Economic Obsolescence						117,162			
Location									
Outbuildings/Additions/Improvements						Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	1998	400	B 100	4,312	Avq.	91%	80%	100%	3,139
Outbuilding Total									3,139
Acpt Land		36,000	Accepted Bldg		120,300	Total		156,300	

PERRY
Name: BROWN,MICHAEL & ELLEN

Valuation Report

10/17/2017
Page 141
010-043
444 SHORE RD

Account: 84
Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	69,000	86,600	155,600	69,000	86,600	155,600
2	36,000	120,300	156,300	36,000	120,300	156,300
TOTAL	105,000	206,900	311,900	105,000	206,900	311,900

PERRY

Valuation Report

10/17/2017

Name: BROWN,PATRICIA ANN TRUSTEE

Page 142

PATRICIA ANN BROWN REVOCABLE TRUST

Map/Lot:

015-012-003

Account: 951

Card: 1 of 1

Location:

65 SUNSET COVE LN

Neighborhood 4 LAKE RD

Sale Data

Sale Date 11/09/2012
 Sale Price 298,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.08	Acres-Lake	80,000.00	83,138	100%		83,138
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 1.08						89,138

Land Total

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,837 Sqft	Grade B 110	Base		179,917
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		-26,901
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Radiant Floor	Cooling	0% None	Heat		3,713
Rooms	5					
Bedrooms	2	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		8,250
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,263
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2001	0	Typical	Typical	Average	Typical	166,242
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		92%	100%	152,943

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2001	1016	B 110	29,236	Avq.	92%	100%	100%	26,897
Frame Shed	2001	256	D 100	2,781	Avq.	92%	100%	100%	2,559
Wood Deck	2001	416	B 110	4,919	Avq.	92%	100%	100%	4,525
Open Frame Porch	2001	177	B 110	2,088	Avq.	92%	100%	100%	1,921
Encl Frame Porch	2001	187	B 110	3,665	Avq.	92%	100%	100%	3,372
Outbuilding Total									39,274

Acpt Land

89,100

Accepted Bldg

192,200

Total

281,300

PERRY
Name: BRYAN,CAROL P

Valuation Report

10/17/2017

Page 143

Map/Lot:

010-051

Location:

496 SHORE RD

Account: 249 Card: 1 of 1

Neighborhood 19 SHORE RD
Tree Growth 2004
Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2004

Sale Data	
Sale Date	09/01/1994
Sale Price	211,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
5.42	Acres-Rear Land 4	1,000.00	5,420	100%		5,420
11.00	Acres-Softwood	145.00	1,595	100%		1,595
27.00	Acres-Mixed Wood	167.00	4,509	100%		4,509
3.00	Acres-Wasteland	120.00	360	100%		360
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 47.42						Land Total 67,884

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,168 Sqft	Grade B 100	Base	181,621
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% Hot Water BB	Cooling	0% None	Heat	3,705
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,278
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	0	Typical	Typical	Average	Typical	199,104
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		86%	100%	100%
						Value(Rcnld) 171,229

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1987	140	B 100	3,696	Avq.	86%	100%	100%	3,179
Frame Shed	1987	192	C 100	2,737	Avq.	86%	100%	100%	2,354
2S Frame Garage	1987	884	B 100	33,412	Avq.	86%	100%	100%	28,734
Frame Shed	1987	286	D 100	3,032	Avq.	86%	100%	100%	2,608
Wood Deck	1987	140	B 100	1,712	Avq.	86%	100%	100%	1,472
Frame Shed	1987	48	E 100	633	Avq.	86%	100%	100%	544

Outbuilding Total 38,891

Acpt Land

67,900

Accepted Bldg

210,100

Total

278,000

PERRY

Valuation Report

10/17/2017

Name: BUBIER, DONNA

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LOZIER ET AL, EDWARD

Map/Lot:

013-023

Account: 471 Card: 1 of 1

Location:

785 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Baselot (Fract)	20,000.00	16,733	100%		16,733
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.70						Land Total 22,733

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1975	14X66	D 100	21.192	Poor	10%	100%	100%	2,119
A-Roof.....	1975	924	D 100	2.273	Poor	60%	100%	100%	1,364
Frame Garage	1983	480	C 100	12.155	Ava.	85%	100%	100%	10,332
Outbuilding Total									13,815
Acpt Land		22,700	Accepted Bldg		13,800	Total		36,500	

PERRY
Name: BUBIER,DONNA R

Valuation Report

10/17/2017

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Map/Lot:

013-024

Account: 86 Card: 1 of 1

Location:

767 SHORE RD

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	01/26/2013
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						26,900

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1990	720	D 100	13,311	Poor	66%	100%	100%	8,785
14Mobile Home	1970	12X56	D 100	16,397	Poor	10%	100%	100%	1,640
Outbuilding Total									10,425
Acpt Land		26,900	Accepted Bldg		10,400	Total		37,300	

PERRY
Name: BUBIER,THOMAS

Valuation Report

10/17/2017

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Map/Lot:

004-015-001

Location:

2 SMALL LN

Account: 149 Card: 1 of 1

Neighborhood 16 OLD EASTPORT RD

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

Sale Data
Sale Date 07/08/2015
Sale Price 9,900
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.33	Acres-Misc (Fract)	12,000.00	6,893	100%		6,893
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.33					Land Total	12,893

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	638 Sqft	Grade D 100	Base	82,148
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 None	Basement	-3,241
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,446
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,920
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	1984	Old Type	Old Type	Poor	Typical	82,381
Functional Obsolescence						Value(Rcnld)
Delapidation		None		53%	22%	9,606

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1960	232	E 100	2,450	Poor	53%	50%	100%	649
Open Frame Porch	1960	108	E 100	492	Poor	53%	50%	100%	130
Frame Shed	1960	336	E 100	2,104	Poor	53%	50%	100%	558
Outbuilding Total									1,337

Acpt Land

12,900

Accepted Bldg

10,900

Total

23,800

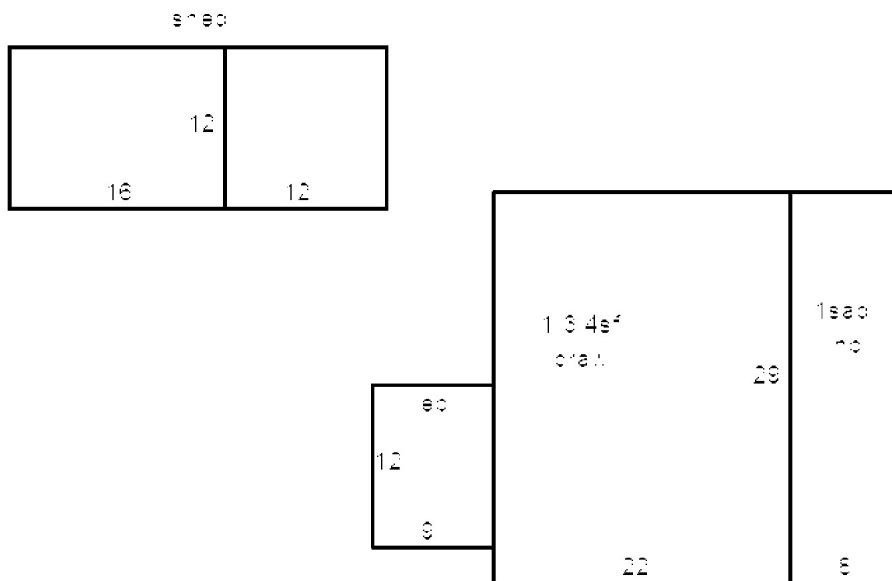
PERRY
Name: BUBIER,THOMAS

Valuation Report

10/17/2017
Page 147
004-015-001
2 SMALL LN

Account: 149 Card: 1 of 1

Map/Lot:
Location:



PERRY

Valuation Report

10/17/2017

Name: BUCKLIN,FRED W

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TRUSTEE OF SHORE ROAD REALTY TRUST

Map/Lot:

010-059

Account: 103 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 09/01/1998

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
Total Acres 25.00					Land Total	66,800

Accpt Land

66,800

Accepted Bldg0 **Total**

66,800

PERRY

Valuation Report

10/17/2017

Name: BUDZIK,TIMOTHY M;MITCHELL,TAMARA

Page 149

Account: 89 Card: 1 of 1

Map/Lot:

014-015

Location:

22 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities LakeSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Lake	80,000.00	66,453	100%		66,453
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
					Land Total	70,953

Dwelling Description

Replacement Cost New

Conventional	One Story	543 Sqft	Grade D 110	Base	58,758
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 1/2 Bmt	Basement	-1,799
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-774
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
1975	1999	Typical	Typical	Average	Typical	56,185
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100%	46,072

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Open Frame Porch	1975	168	D 110	1,307	Avq.	82%	100%	1,072
Outbuilding Total								1,072

Acpt Land

71,000

Accepted Bldg

47,100

Total

118,100

PERRY
Name: BULMER,JOHN SR

Valuation Report

10/17/2017
Page 150
006-011-003
115 MAHAR LN

Account: 92 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 13 OLD ROUTE 1

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 7 50 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.38	Acres-Rear Land 2	450.00	1,971	100%		1,971
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 5.38 Land Total						18,771

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade D 110	Base	74,379
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	-10,391
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,944
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	Fair	Typical	62,044			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete		None		79%	80%	100%	39,212		
Outbuildings/Additions/Improvements						Percent Good	Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Encl Frame Porch	1997	130	D 110	1.880	Fair	79%	80%	100%	1,188
Frame Shed	1997	144	D 110	2.027	Fair	79%	80%	100%	1,281
Frame Garage	1997	1008	D 110	19.055	Fair	79%	80%	100%	12,042
Outbuilding Total									14,511
Accpt Land		18,800	Accepted Bldg		53,700	Total			72,500

Name: BURLINGAME,KENYON & MARJORIE

Valuation Report

10/17/2017

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Map/Lot:

013-030-002

Location:

GIN COVE RD

Account: 942 Card: 1 of 1

Neighborhood 20 GIN COVE RD

Zoning/Use	Residential .
Topography	Rolling
Utilities	Drilled Well
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	2
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baselot (Fract)	20,000.00	19,183	90%	Unimproved	17,265
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.92				Land Total		20,265

Accpt Land	20,300	Accepted Bldg	0	Total	20,300
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PERRY
Name: C AND S BROWN LLC

Valuation Report

10/17/2017
Page 152
012-008-001
63 SLEIGHT LN

Account: 82 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 08/01/1996
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.73	Acres-Lake	80,000.00	68,352	100%		68,352
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres 0.73 Land Total						69,852

Dwelling Description

Replacement Cost New

Post & Bean/Log	Two Story	285 Sqft	Grade E 100	Base	38,359
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-1,924
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,329
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-285
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1895	0	Obsolete	Obsolete	Fair	Typical	34,321	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	90%	100%	15,444

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1895	136	E 100	1.436	Fair	50%	90%	100%	646
Open Frame Porch	1895	447	E 100	1.802	Fair	50%	90%	100%	811
Frame Shed	2012	160	D 100	1.976	Avg.	95%	100%	100%	1,877
Frame Shed	1895	120	E 100	1.000	Avg.	65%	100%	100%	650
Outbuilding Total									3,984

Acpt Land	69,900	Accepted Bldg	19,400	Total	89,300
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PERRY

Valuation Report

10/17/2017

Name: CABRAL,WAYNE S & ANGELA M

Page 153

Map/Lot:

002-015-001

Account: 679 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD
 Tree Growth 2015
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Sale Data
 Sale Date 02/14/2005
 Sale Price 145,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	90%	Unimproved	76,500
1.00	Acres-Rear Land 4	1,000.00	1,000	100%		1,000
7.00	Acres-Softwood	145.00	1,015	100%		1,015
6.50	Acres-Hardwood	127.00	826	100%		826
Total Acres 15.50					Land Total	79,341

Acpt Land

79,300

Accepted Bldg0 **Total**

79,300

PERRY
Name: CADO ENTERPRISES INC

Valuation Report

10/17/2017

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Map/Lot:

016-001

Account: 55 Card: 1 of 1

Location:

1883 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	03/06/2008
Sale Price	90,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.93	Acres-Baselot (Fract)	20,000.00	19,287	100%		19,287
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.93			Land Total			25,287

Commercial Description

Occupancy Type Convenience....
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling Forced Warm Air
Built 1981
Remodeled 0

Base Cost/Sqft		30.36
Heat-Cool/Sqft	+	3.10
Total		33.46
Size Factor	X	1.050
Adjusted Cost/Sqft		35.13
Total Square Feet	X	1,625
Replacement Cost		57,086
Condition	Good	
% Good Physical	X	.74
Functional	X	1.00
Subtotal		42,244

Economic Factor X 1.00 Total Value 42,244

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
U/G Tank /00Gal	1985	20	B 100	3,259	Good	89%	100%	100%	2,901
U/G Tank /00Gal	1985	30	B 100	3,829	Good	89%	100%	100%	3,408
Open Frame Porch	1985	215	B 100	2,265	Good	89%	100%	100%	2,016
Outbuilding Total									8,325

Acpt Land

25,300

Accepted Bldg

50,600

Total

75,900

PERRY
Name: CALDER,LISA M

Valuation Report

10/17/2017

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Map/Lot:

011-029-002

Account: 1061 Card: 1 of 1

Location:

826 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	09/12/2012
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
3.14	Acres-Rear Land 2	450.00	1,413	100%		1,413
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.14						19,413
Land Total						

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,904 Sqft	Grade C 100	Base	110,976
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	-20,278
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	6,000
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
1999	0	Typical	Typical	Average	Typical	96,698
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	91%	100%	100%	87,995	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
2S Frame Garage	2000	864	C 100	26,261	Avq.	91%	100% 100%	23,898
Outbuilding Total								23,898

Acpt Land

19,400

Accepted Bldg

111,900

Total

131,300

PERRY
Name: CALDER,STEPHEN & STARR

Valuation Report

10/17/2017

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Map/Lot:

006-001

Location:

US RTE ONE

Account: 739 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	12/20/2013
Sale Price	17,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
Total Acres 20.00				Land Total		26,550

Accpt Land	26,600	Accepted Bldg	0	Total	26,600
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PERRY
Name: CALDER,STEPHEN & STARR

Valuation Report

10/17/2017

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Map/Lot:

006-003

Location:

US RTE ONE

Account: 740 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	12/20/2013
Sale Price	17,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00					Land Total	11,250

Accpt Land	11,300	Accepted Bldg	0	Total	11,300
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PERRY

Valuation Report

10/17/2017

Name: CALDER,STEPHEN L & STARR M

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Map/Lot:

006-003-00A

Account: 96 Card: 1 of 1

Location:

661 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 12/01/1997
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

Zoning/Use Residential .
 Topography Level
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00					Land Total	27,350

Dwelling Description

Replacement Cost New

Ranch	One Story	1,600 Sqft	Grade B 100	Base	144,875
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	2,900
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,000
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Average	Typical	156,275
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		94%	100%	146,898

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Open Frame Porch	2007	128	B 100	1,424	Avq.	94%	100%	100%	1,339
Frame Shed	2007	72	E 100	756	Fair	84%	100%	100%	635
Bulkhead	2007	50	B 100	1,582	Avq.	94%	100%	100%	1,487
Frame Garage	2007	576	C 100	13,786	Avq.	94%	100%	100%	12,959
Outbuilding Total									16,420

Acpt Land

27,400

Accepted Bldg

163,300

Total

190,700

PERRY

Valuation Report

10/17/2017

Name: CANDELMO,ANTHONY E

Page 159

Map/Lot:

009-031-001

Account: 670 Card: 1 of 1

Location:

10 RICKS WAY

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 05/16/2013
 Sale Price 1,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Misc (Fract)	12,000.00	9,060	100%		9,060
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57					Land Total	15,060

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	500 Sqft	Grade E 110	Base	50,027
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	-3,300
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-760
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	-481
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1977	0	Typical	Typical	Average	Typical	45,486
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		83%	100%	100%
Value(Rcnld)						37,753
Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Phy
Frame Shed	1977	96	D 100	1,440	Avq.	83%
Percent Good						Value
Func Econ						Rcnld
100% 100%						1,195
Outbuilding Total						1,195
Acpt Land		15,100	Accepted Bldg		38,900	Total
						54,000

PERRY

Valuation Report

10/17/2017

Name: CANDELMO,PASQUALE N & GLORIA

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Map/Lot:

002-019

Account: 105 Card: 1 of 1

Location:

536 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities Public WaterSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%	Unimproved	3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00					Land Total	94,000

Dwelling Description

Replacement Cost New

Conventional	One Story	976 Sqft	Grade D 100	Base	71,898
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	-9,604
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,265
Rooms	3				
Bedrooms	1	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	1,640
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1945	0	Typical	Typical	Average	Typical	66,769
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	71%	100%	100%	47,406	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	1945	90	D 100	795	Avq.	71%	100%	100%	564
2S Frame Garage	1945	896	C 100	27,011	Avq.	71%	100%	100%	19,178
Frame Shed	1945	280	E 100	1,818	Fair	57%	100%	100%	1,036
Frame Shed	1945	80	E 100	796	Poor	47%	100%	100%	374
Outbuilding Total									21,152

Acpt Land

94,000

Accepted Bldg

68,600

Total

162,600

PERRY
Name: CANDELMO,PASQUALE N & GLORIA

Valuation Report

10/17/2017

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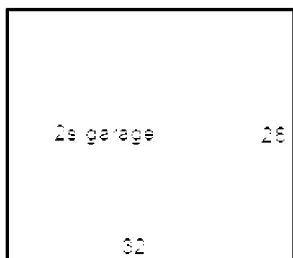
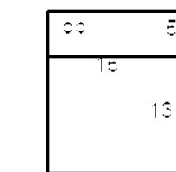
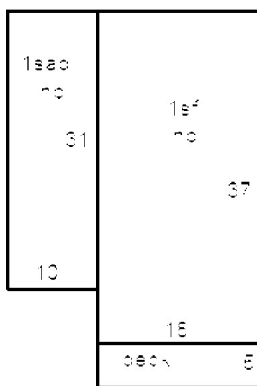
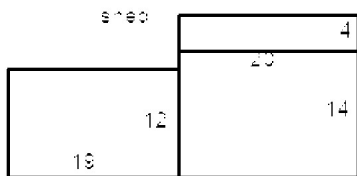
Account: 105 Card: 1 of 1

Map/Lot:

002-019

Location:

536 OLD EASTPORT RD



PERRY
Name: CANTWELL,WALTON & JUDITH

Valuation Report

10/17/2017

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Map/Lot:

008-020-001

Location:

US RTE ONE OFF

Account: 970 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	03/15/2016
Sale Price	2,017
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
10.50	Acres-Rear Land 2	450.00	4,725	100%		4,725
Total Acres	10.50			Land Total		4,725
Accpt Land		4,700	Accepted Bldg	0	Total	4,700

PERRY

Valuation Report

10/17/2017

Name: CANTWELL,WALTON & JUDITH

Page 163

Map/Lot:

008-022

Account: 1106 Card: 1 of 1

Location:

EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	50%	Unimproved	6,000
4.50	Acres-Rear Land 2	450.00	2,025	100%		2,025
Total Acres 5.50						Land Total 8,025

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
One Story Frame	2012	320	E 100	3,379	Avq.	95%	50% 100%	1.605
Outbuilding Total								1,605
Accpt Land		8,000	Accepted Bldg			1,600	Total	9,600

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 164

Map/Lot:

002-015-014

Account: 881 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
8.40	Acres-Rear Land 2	450.00	3,780	100%		3,780
Total Acres 9.40					Land Total	17,280
Accpt Land		17,300	Accepted Bldg		0	Total
						17,300

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 165

Map/Lot:

002-015-013

Account: 882 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2010
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
7.40	Acres-Rear Land 2	450.00	3,330	100%		3,330
Total Acres 8.40					Land Total	16,830

Accpt Land

16,800

Accepted Bldg0 **Total**

16,800

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 166

Map/Lot:

002-015-012

Account: 883 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
8.80	Acres-Rear Land 2	450.00	3,960	100%		3,960
Total Acres 9.80					Land Total	17,460

Accpt Land

17,500

Accepted Bldg0 **Total**

17,500

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

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Map/Lot:

002-015-011

Account: 885 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/16/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
7.80	Acres-Rear Land 2	450.00	3,510	100%		3,510
Total Acres 8.80					Land Total	17,010

Accpt Land

17,000

Accepted Bldg0 **Total**

17,000

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

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Map/Lot:

002-015-009

Account: 890 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%		13,500
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
Total Acres 7.00				Land Total		16,200

Accpt Land

16,200

Accepted Bldg0 **Total**

16,200

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 169

Map/Lot:

002-015-010

Account: 891 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
8.30	Acres-Rear Land 2	450.00	3,735	100%		3,735
Total Acres 9.30					Land Total	18,735
Accpt Land		18,700	Accepted Bldg		0	Total
						18,700

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

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Map/Lot:

002-015-008

Account: 892 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 05/19/2016
 Sale Price 250,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Partial Interest

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	90%	Unimproved	76,500
4.80	Acres-Rear Land 1	3,000.00	14,400	100%		14,400
Total Acres 5.80					Land Total	90,900
Accpt Land		90,900	Accepted Bldg		0	Total
						90,900

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

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Map/Lot:

002-015-005

Account: 895 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	90%	Unimproved	76,500
9.00	Acres-Rear Land 1	3,000.00	27,000	100%		27,000
Total Acres 10.00				Land Total		103,500
Accpt Land		103,500	Accepted Bldg	0	Total	103,500

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 172

Map/Lot:

002-015-004

Account: 896 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/19/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
11.80	Acres-Rear Land 1	3,000.00	35,400	100%		35,400
Total Acres 13.30					Land Total	129,093
Accpt Land		129,100	Accepted Bldg		0	Total
						129,100

PERRY

Valuation Report

10/17/2017

Name: CARLE,KENNETH F III

Page 173

Map/Lot:

002-015-003

Account: 904 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/09/2016
Sale Price	250,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
10.40	Acres-Rear Land 1	3,000.00	31,200	100%		31,200
Total Acres 11.90						Land Total 124,893

Accpt Land

124,900

Accepted Bldg0 **Total**

124,900

PERRY
Name: CARSON, BERNARD G

Valuation Report

10/17/2017
Page 174
016-014-001
GIN COVE RD

Account: 1097 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Residential .
Topography Level
Utilities None
Street Paved

Sale Data	
Sale Date	09/30/2008
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
5.16	Acres-Rear Land 2	450.00	2,322	100%		2,322
Total Acres 6.16			Land Total			13,122
Accpt Land		13,100	Accepted Bldg		0	Total 13,100

PERRY

Valuation Report

10/17/2017

Name: CARSON,PAUL ET ALS

Page 175

Map/Lot:

016-042

Account: 109 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
31.00	Acres-Rear Land 2	450.00	13,950	100%		13,950
Total Acres 32.00					Land Total	31,950
Accpt Land		32,000	Accepted Bldg		0	Total
						32,000

PERRY

Valuation Report

10/17/2017

Name: CARTER (L/E),FORREST & JUANITA

Page 176

BEAL, TIFFANY

Map/Lot:

008-016-001

Account: 1072 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
Total Acres 15.00					Land Total	17,100

Accpt Land	17,100	Accepted Bldg	0	Total	17,100
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PERRY

Valuation Report

10/17/2017

Name: CARTER,FOREST G & JUANITA A

Page 177

Map/Lot:

008-012-002

Account: 269 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
29.00	Acres-Rear Land 2	450.00	13,050	100%		13,050
Total Acres 30.00				Land Total		23,850
Accpt Land		23,900	Accepted Bldg	0	Total	23,900

PERRY

Valuation Report

10/17/2017

Name: CARTER,FOREST L/E

Page 178

POTTLE,THOMAS R & JOYCE M

Map/Lot:

008-016-002

Account: 1141 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data

Sale Date	08/19/2016
Sale Price	1,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Rural.....
Topography	Rolling
Utilities	
Street	None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
7.10	Acres-Rear Land 2	450.00	3,195	100%		3,195
Total Acres 7.10				Land Total		3,195

Accpt Land

3,200

Accepted Bldg

0

Total

3,200

PERRY

Valuation Report

10/17/2017

Name: CARTER,FORREST & JUANITA LIFE ESTATE

Page 179

Map/Lot:

008-016

Account: 535 Card: 1 of 1

Location:

235 LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 1 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
57.25	Acres-Rear Land 2	450.00	25,763	100%		25,763
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	43,763

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade C 110	Base	92,520
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	1,531
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	528
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1994	0	Typical	Typical	Average	Typical	94,579
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	89%	100%	100%	84,175	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1994	224	D 110	4,267	Avq.	89%	100%	100%	3,798
Encl Frame Porch	1994	144	D 100	1,826	Avq.	89%	100%	100%	1,625
Frame Garage	1994	704	C 100	15,961	Avq.	89%	85%	100%	12,074
Stable w/Loft	1994	320	E 100	3,000	Fair	78%	100%	100%	2,340
Frame Shed	1994	320	E 100	2,022	Fair	78%	100%	100%	1,577
Frame Shed	1994	320	E 100	2,022	Fair	78%	100%	100%	1,577
Frame Shed	1993	384	E 100	2,350	Fair	78%	50%	100%	916
Outbuilding Total									23,907

Acpt Land

43,800

Accepted Bldg

108,100

Total

151,900

PERRY

Valuation Report

10/17/2017

Name: CARVER SHELLFISH,INC

Page 180

Map/Lot:

008-007+008

Account: 760 Card: 1 of 1

Location:

81 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 12/31/2014
 Sale Price 85,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Buyer
 Validity Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	30,000.00	42,426	100%		42,426
4.50	Acres-Rear Land 2	450.00	2,025	100%		2,025
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.50						50,451

Land Total

Commercial Description

Occupancy Type	Laboratory.....	Stor.Warehouse..
Class & Quality	Frame.....Good	Steel Frame Good
# Dwelling Units	1	0
Exterior	Wood Siding	Aluminum/Vinyl
Stories & Height	1 STORY @ 8'	1 STORY @ 14'
Heating/Cooling	Forced Warm Air	Forced Warm Air
Built	1987	2004
Remodeled	2004	0
Base Cost/Sqft	91.93	37.55
Heat-Cool/Sqft	+	3.17
Total	94.98	40.72
Size Factor	X	1.288
Adjusted Cost/Sqft	97.73	52.45
Total Square Feet	X	1,500
Replacement Cost	175,914	78,675
Condition	Good	Good
% Good Physical	X	.82
Functional	X	1.00
Subtotal	144,249	72,381
Economic Factor	X 1.00	Total Value 216,630

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Finished Attic	1991	720	C 100	9,180	Good	90%	100% 100%	8,262
Open Frame Porch	1991	96	C 100	892	Good	90%	100% 100%	803
Outbuilding Total								9,065

Acpt Land

50,500

Accepted Bldg

225,700

Total

276,200

PERRY
Name: CHADWICK,JEREMY CLARK

Valuation Report

10/17/2017

Page 181

Map/Lot:

010-006

Location:

US RTE ONE

Account: 802 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 03/01/2000

Sale Price 4,500

Sale Type

Financing

Verified

Validity

Zoning/Use Rural.....

Topography Rolling

Utilities None

Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.54	Acres-Rear Land 2	450.00	693	100%		693
Total Acres 2.54				Land Total		18,693

Accpt Land

18,700

Accepted Bldg

0 **Total**

18,700

PERRY
Name: CHAMBERS,JERRY J & LOIS A

Valuation Report

10/17/2017

Page 182

Map/Lot:

015-042

Account: 960 Card: 1 of 1

Location:

181 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data	
Sale Date	09/01/1992
Sale Price	5,000
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 14 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.70	Acres-Rear Land 2	450.00	2,115	100%		2,115
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.70						20,115
Land Total						20,115

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,056 Sqft	Grade C 100	Base	73,664
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	-11,246
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	528
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Typical	Typical	Average	Typical	68,946
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	95%	100%	100%	65,499	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	2013	320	C 100	2,810	Avg.	95%	100%	100%	2,669
Frame Shed	2013	168	E 100	1,246	Avg.	95%	100%	100%	1,184
Outbuilding Total									3,853

Acpt Land

20,100

Accepted Bldg

69,400

Total

89,500

PERRY
Name: CHAMPAGNE, BEVERLY

Valuation Report

10/17/2017
Page 183
015-019-002
12 SPRUCE LN

Account: 966 Card: 1 of 2
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 09/01/1992
Sale Price 12,000
Sale Type Land Only
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.69	Acres-Rear Land 2	450.00	1,211	100%		1,211
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.69 Land Total						27,211

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade C 100	Base	84,109
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	-1,952
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	
1993	0	Typical	Typical	Average	Typical	82,157	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		89%	100%	100%	73,120

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1993	176	C 100	1.658	Avq.	89%	100% 100%	1,476
Outbuilding Total								1,476

Acpt Land

27,200

Accepted Bldg

74,600

Total

101,800

PERRY
Name: CHAMPAGNE,BEVERLY

Valuation Report

10/17/2017
Page 184
015-019-002
12 SPRUCE LN

Account: 966 Card: 2 of 2
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 09/01/1992
Sale Price 12,000
Sale Type Land Only
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00				Land Total		26,000

Dwelling Description

Replacement Cost New

Ranch	One Story	1,248 Sqft	Grade C 100	Base	99,458
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 None	Basement	-3,896
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	4,000
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	Average	Typical	99,562	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		90%	100%	100%	89,606

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1997	168	C 100	1,594	Avq.	90%	100%	100%	1,435
Outbuilding Total									1,435

Acpt Land	26,000	Accepted Bldg	91,000	Total	117,000
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PERRY
Name: CHAMPAGNE,BEVERLY

Valuation Report

10/17/2017
Page 185
015-019-002
12 SPRUCE LN

Account: 966

Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	27,200	74,600	101,800	27,200	74,600	101,800
2	26,000	91,000	117,000	26,000	91,000	117,000
TOTAL	53,200	165,600	218,800	53,200	165,600	218,800

PERRY
Name: CHAPPAIS,DAVID CHARLES

Valuation Report

10/17/2017

Page 186

Map/Lot:

005-004-2

Account: 1135 Card: 1 of 1

Location:

76 SWEET HAVEN LN

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	08/26/2016
Sale Price	130,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	100%		20,000
0.70	Acres-Rear Land 1	3,000.00	2,100	100%		2,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.70						Land Total 28,100

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	1,215 Sqft	Grade C 110	Base	116,519
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-134
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-4,213
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	100% Warm & Cool	Heat	1,337
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	1/4 Finished			Attic	5,875
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-668
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2005	0	Typical	Typical	Average	Typical	125,316
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		93%	100%	100%
						Value(Rcnld) 116,544

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Unfinished Attic	2005	56	C 110	1,192	Avg.	93%	100%	100%	1,109
Wood Deck	2005	372	C 110	3,549	Avg.	93%	100%	100%	3,301
Outbuilding Total									4,410

Acpt Land

28,100

Accepted Bldg

121,000

Total

149,100

PERRY
Name: CHESAUX,LISA CANNEY

Valuation Report

10/17/2017

Page 187

Map/Lot:

012-008-A

Account: 251 Card: 1 of 1

Location:

101 SLEIGHT LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres	0.00			Land Total		1,500

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	340 Sqft	Grade E 100	Base	38,434
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-2,295
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,242
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-255
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1905	0	Obsolete	Obsolete	Below Average	Typical	34,142			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		60%	90%	100%	18,437		
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
One Story Frame	1905	200	E 100	2,112	Avq-	60%	90%	100%	1,140
Open Frame Porch	1905	120	E 100	539	Avq-	60%	90%	100%	291
Frame Garage	1905	252	E 110	4,555	Poor	40%	50%	100%	911
Outbuilding Total									2,342
Acpt Land		1,500	Accepted Bldg		20,800	Total			22,300

PERRY

Valuation Report

10/17/2017

Name: CHOLMONDELEY TRUST

Page 188

Map/Lot:

008-011-001

Account: 761 Card: 1 of 1

Location:

82 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	12/12/2012
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
21.00	Acres-Rear Land 2	450.00	9,450	100%		9,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 22.00						Land Total 35,450

Dwelling Description

Replacement Cost New

Conventional	Two Story	768 Sqft	Grade D 110	Base	101,090
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	-7,378
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,189
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,536	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Typical	Typical	Below Average	Inadeq.	96,935
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	85%	95%	100%	78,275	

Acpt Land

35,500

Accepted Bldg

78,300 Total

113,800

PERRY
Name: CIANCE,PAUL A JR

Valuation Report

10/17/2017
Page 189
015-001-00A
LAKE RD

Account: 115 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 4 LAKE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.15	Acres-Misc (Fract)	12,000.00	4,648	90%	Unimproved	4,183
Total Acres 0.15				Land Total		4,183
Accpt Land		4,200	Accepted Bldg		0	Total
						4,200

PERRY

Valuation Report

10/17/2017

Name: CIANCHETTE,JAMES A

Page 190

Map/Lot:

013-050-001

Account: 753 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 05/01/1993

Sale Price 50,000

Sale Type Land Only

Financing Unknown

Verified

Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.60	Acres-Ocean	85,000.00	107,517	75%	Unimproved	80,638
Total Acres 1.60				Land Total		80,638

Accpt Land

80,600

Accepted Bldg

0

Total

80,600

PERRY

Valuation Report

10/17/2017

Name: CIANCHETTE,JAMES A

Page 191

Map/Lot:

013-050-013

Account: 1065 Card: 1 of 1

Location:

SUNRISE SHORE ROAD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date	08/01/1999
Sale Price	4,000
Sale Type	Land Only
Financing	Cash Sale
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1 THIS LOT HAS DEED RESTRICTION

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.94	Acres-Baselot (Fract)	50,000.00	69,642	50%	Restrictio	34,821
Total Acres 1.94				Land Total		34,821
Accpt Land	34,800	Accepted Bldg	0	Total		34,800

PERRY
Name: CLARK,ALLEN H

Valuation Report

10/17/2017

Page 192

Map/Lot:

009-032

Account: 675 Card: 1 of 1

Location:

115 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Residential .
Topography RollingBelow Street
Utilities Drilled WellSeptic System
Street Semi-Improved

Sale Data
Sale Date 09/01/1999
Sale Price 22,750
Sale Type Land & Buildings
Financing Unknown
Verified Family Member
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40 Land Total						18,180

Dwelling Description

Replacement Cost New

Conventional	One Story	832 Sqft	Grade E 110	Base	44,745
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	-4,873
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-723
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
1983	0	Typical	Typical	Average	Typical	39,149
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 85%	100%	
					Econ. % 100%	33,277

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Frame Shed	1982	160	E 100	1,205	Avg.	85%	100%	1,024
Frame Shed	1983	120	E 100	1,000	Avg.	85%	100%	850
Outbuilding Total								1,874

Acpt Land

18,200

Accepted Bldg

35,200 **Total**

53,400

PERRY
Name: CLARK,ALYCIA

Valuation Report

10/17/2017

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Map/Lot:

013-012

Account: 304 Card: 1 of 1

Location:

679 SHORE RD

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	02/01/2007
Sale Price	35,000
Sale Type	Mobile Home
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Baselot (Fract)	20,000.00	17,321	100%		17,321
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.75						Land Total 23,321

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1987	14X66	C 100	24.985	Avq.	44%	100%	100%	11,093
Wood Deck	1987	63	E 100	377	Poor	65%	100%	100%	245
Outbuilding Total									11,338

Acpt Land

23,300

Accepted Bldg

11,300

Total

34,600

PERRY
Name: CLARK,DANA

Valuation Report

10/17/2017

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Map/Lot:

010-003

Location:

US RTE ONE

Account: 118 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	10/17/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
0.72	Acres-Rear Land 2	450.00	324	100%		324
Total Acres 1.72				Land Total		18,324

Accpt Land	18,300	Accepted Bldg	0	Total	18,300
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PERRY
Name: CLARK,DENNIS & DEBRA

Valuation Report

10/17/2017

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Map/Lot:

001-003-002

Location:

BIRCH PT RD

Account: 99 Card: 1 of 1

Neighborhood 7 BIRCH PT RD
Tree Growth 2005
Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel
TG RECERT YEAR 2024

Sale Data	
Sale Date	12/06/2013
Sale Price	60,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2014 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
63.00	Acres-Mixed Wood	167.00	10,521	100%		10,521
6.00	Acres-Wasteland	120.00	720	100%		720
1.00	Acres-Ocean/Cove	50,000.00	50,000	90%	Size/Shape	45,000
Total Acres 70.00					Land Total	56,241

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	320 Sqft	Grade D 100	Base	44,453
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Raised Seam Metal	Roof	131
					0
					0
Foundation	Piers	Basement	None	Basement	-3,149
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,584
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-262
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Obsolete	Obsolete	Average	Typical	34,669
Functional Obsolescence				Phys. %	Econ. %	Value(Rcnld)
Incomplete		None		95%	100%	17,785

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2016	80	D 100	630	Avq.	95%	54%	100%	323
Wood Deck	2016	32	D 100	415	Avq.	95%	54%	100%	213
Outbuilding Total									536

Acpt Land

56,200

Accepted Bldg

18,300

Total

74,500

PERRY

Valuation Report

10/17/2017

Name: CLARK,RICHARD W & TAMMY B

Page 196

Map/Lot:

006-022

Account: 188 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 08/06/2010

Sale Price 5,890

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Reference 1

Reference 2 LIEN REL B3542P9+9.1 AC TRAN B3681P6

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
34.90	Acres-Rear Land 2	450.00	15,705	100%		15,705
Total Acres 35.90					Land Total	33,705

Accpt Land

33,700

Accepted Bldg0 **Total**

33,700

PERRY

Valuation Report

10/17/2017

Name: CLARONI,TRACE CALDER

Page 197

Map/Lot:

005-055

Account: 95 Card: 1 of 1

Location:

520 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 01/23/2006

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.82	Acres-Misc (Fract)	12,000.00	10,866	100%		10,866
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.82						Land Total 16,866

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
12Mobile Home	1975	12X56	D 100	16,397	Poor	10%	25%	100%		410
Frame Garage	1975	384	D 100	8,630	Poor	60%	50%	100%		2,589
Outbuilding Total										2,999

Acpt Land

16,900

Accepted Bldg

3,000

Total

19,900

PERRY
Name: CLARONI,TRACE CALDER

Valuation Report

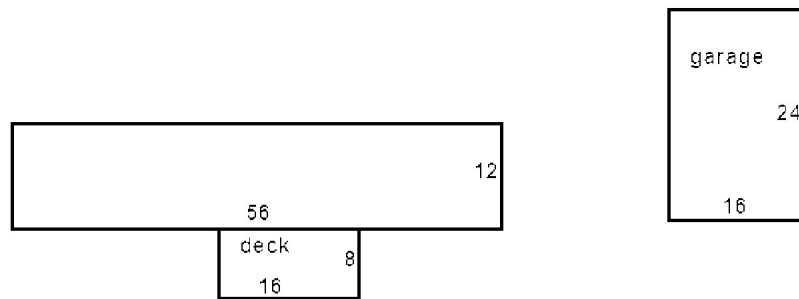
10/17/2017

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Account: 95 Card: 1 of 1

Map/Lot:
Location:

005-055
520 CANNON HILL RD



PERRY
Name: CLARONI,TRACI CALDER

Valuation Report

10/17/2017

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Map/Lot:

018-011-00A

Account: 216 Card: 1 of 1

Location:

39 GOLDING RD

Neighborhood 12 GOLDING RD

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

Sale Data
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.17	Acres-Rear Land 2	450.00	77	100%		77
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.17						Land Total 18,077

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,144 Sqft	Grade B 100	Base	179,181
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 3/4 Bmt	Basement	-1,358
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,629
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,251
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Average	Typical	190,203
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 87%	Func. % 100%	165,477

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1992	352	B 100	3,832	Avg.	87%	100%	100%	3,334
Encl Frame Porch	1992	120	B 100	2,476	Avg.	87%	100%	100%	2,154
Wood Deck	1989	32	B 100	632	Avg.	87%	100%	100%	550
Outbuilding Total									6,038

Acpt Land

18,100

Accepted Bldg

171,500

Total

189,600

PERRY
Name: CLOSSEY,ROBERT W

Valuation Report

10/17/2017

Page 200

Map/Lot:

004-009

Account: 721 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	01/01/1996
Sale Price	13,000
Sale Type	Land Only
Financing	Unknown
Verified	Buyer
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
55.00	Acres-Rear Land 2	450.00	24,750	100%		24,750
Total Acres 56.00					Land Total	42,750

Accpt Land	42,800	Accepted Bldg	0	Total	42,800
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PERRY
Name: CLOSSEY,WAYNE

Valuation Report

10/17/2017

Page 201

Map/Lot:

016-003

Account: 200 Card: 1 of 1

Location:

1873 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	03/18/2016
Sale Price	15,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
9.25	Acres-Rear Land 2	450.00	4,163	100%		4,163
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
Total Acres 10.25						27,763

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	525 Sqft	Grade D 100	Base	75,202
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	-4,735
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	-646
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	0	Typical	Typical	Average	Typical	69,821
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	45,384

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1850	147	D 100	1.055	Avg.	65%	100%	100%	686
Encl Frame Porch	1850	189	D 100	2.203	Avg.	65%	100%	100%	1,432
Wood Deck	1850	90	D 100	795	Avg.	65%	100%	100%	517
Open Frame Porch	1850	175	D 100	1.232	Avg.	65%	100%	100%	801
Frame Shed	1850	280	E 100	1.818	Avg.	65%	100%	100%	1,182
Frame Shed	1850	672	E 100	3.822	Poor	40%	100%	100%	1,529
1 & 1/2 Story Fr	1850	294	D 100	6.924	Avg.	65%	100%	100%	4,501

Outbuilding Total 10,648

Acpt Land

27,800

Accepted Bldg

56,000

Total

83,800

PERRY
Name: COFFEE,CAROL LINCOLN

Valuation Report

10/17/2017

Page 202

Map/Lot:

005-045

Location:

US RTE ONE

Account: 376 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Below Street
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
3.30	Acres-Rear Land 2	450.00	1,485	100%		1,485
Total Acres 4.30				Land Total		19,485
Accpt Land		19,500	Accepted Bldg	0	Total	19,500

PERRY

Valuation Report

10/17/2017

Name: COLLARD, JOSEPH E

Page 203

COLLARD, MICHELLE L

Map/Lot:

002-015-006

Account: 894 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 08/26/2005
 Sale Price 144,000
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
14.60	Acres-Rear Land 1	3,000.00	43,800	100%		43,800
Total Acres 16.10					Land Total	137,493

Accpt Land

137,500

Accepted Bldg0 **Total**

137,500

PERRY
Name: COLOMBO,DEAN MARIO

Valuation Report

10/17/2017

Page 204

Map/Lot: 001-003-001-008
Location: 84 COBSCOOK DR

Account: 22 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 06/15/2004
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.80	Acres-Ocean	85,000.00	114,040	100%		114,039
9.10	Acres-Rear Land 1	3,000.00	27,300	100%		27,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.90						Land Total 147,339

Dwelling Description

Replacement Cost New

Contemporary	Two Story	1,123 Sqft	Grade A 100	Base	226,154
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	4,885
Rooms	9				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	15,000
Attic	None			Attic	0
FirePlaces	2			Fireplace	12,750
Insulation	Heavy			Insulation	1,685
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Modern	Modern	Average	Typical	260,474
Functional Obsolescence						Value(Rcnld)
None		no electricity..		Phys. % 94%	Func. % 100%	209,343

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	132	A 100	1,959	Avq.	94%	100%	85%	1,574
Wood Deck	2006	84	A 100	1,383	Avq.	94%	100%	85%	1,111
Patio	2006	84	A 100	1,695	Avq.	94%	100%	85%	1,362
Wood Deck	2006	44	A 100	903	Avq.	94%	100%	85%	726
Open Frame Porch	2006	66	A 100	990	Avq.	94%	100%	85%	796
Frame Garage	2006	484	A 100	18,334	Avq.	94%	100%	85%	14,735
Frame Shed	2006	100	A 100	2,696	Avq.	94%	100%	85%	2,167
Frame Shed	2006	24	A 100	1,530	Avq.	94%	100%	85%	1,229

Outbuilding Total 23,700

Acpt Land	147,300	Accepted Bldg	233,000	Total	380,300
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PERRY
Name: COLOMBO,DEAN MARIO

Valuation Report

10/17/2017

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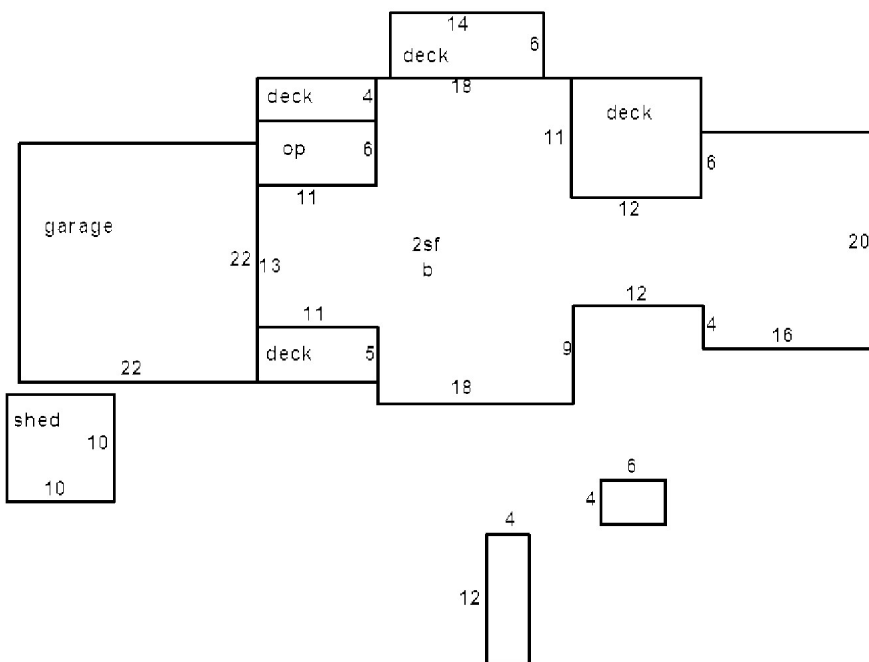
Account: 22 Card: 1 of 1

Map/Lot:

001-003-001-008

Location:

84 COBSCOOK DR



PERRY

Valuation Report

10/17/2017

Name: COMPTON,GUY & JUTTA

Page 206

Map/Lot:

005-004-1

Account: 880 Card: 1 of 1

Location:

80 SWEET HAVEN LN

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	37,350

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,419 Sqft	Grade B 105	Base	214,500
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-186
					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	4,050
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,875
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,397
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Modern	Modern	Average	Typical	227,636
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	213,978

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2007	190	B 105	5,267	Avq.	94%	100%	100%	4,951
Unfin Basement	2007	190	B 105	4,677	Avq.	94%	100%	100%	4,396
Frame Garage	2007	900	B 105	25,320	Avq.	94%	100%	100%	23,801
Wood Deck	2007	320	B 105	3,688	Avq.	94%	100%	100%	3,467
Outbuilding Total									36,615
Acpt Land		37,400		Accepted Bldg		250,600		Total	288,000

PERRY
Name: CONGREGATIONAL CHURCH

Valuation Report

10/17/2017

Page 207

Map/Lot:

018-038

Account: 900 Card: 1 of 1

Location:

64 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Commercial
Topography Above Street
Utilities Septic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.74	Acres-Baselot (Fract)	20,000.00	17,205	100%		17,205
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.74				Land Total		20,205

Commercial Description

Occupancy Type Church.....
Class & Quality Masonry.....Avg.
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 10'
Heating/Cooling Forced Warm Air
Built 1920
Remodeled 0

Base Cost/Sqft		53.01
Heat-Cool/Sqft	+	5.89
Total		58.90
Size Factor	X	0.993
Adjusted Cost/Sqft		58.49
Total Square Feet	X	2,140
Replacement Cost		125,169
Condition	Good	
% Good Physical	X	.70
Functional	X	1.00
Subtotal		87,618

Economic Factor X 1.00 Total Value 87,618

Acpt Land

20,200

Accepted Bldg

87,600

Total

107,800

PERRY

Valuation Report

10/17/2017

Name: CONSTANT,JOHN & KAREN

Page 208

Map/Lot:

009-016

Account: 127 Card: 1 of 1

Location:

555 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.12	Acres-Rear Land 2	450.00	954	100%		954
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 3.12 Land Total						17,754

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	480 Sqft	Grade C 100	Base	87,580
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-2,360
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	4,000
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	89,220
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	57,993	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	288	C 100	6,083	Avq.	65%	100%	100%	3,954
Two Story Frame	1890	400	C 100	12,504	Avq.	65%	100%	100%	8,128
Unfin Basement	1890	400	C 100	4,527	Avq.	65%	100%	100%	2,943
Wood Deck	1890	100	C 100	1,050	Avq.	65%	100%	100%	683
Encl Frame Porch	1890	288	C 100	3,698	Avq.	65%	100%	100%	2,404
2S Frame Shed	1890	400	D 110	6,467	Avq.	65%	100%	100%	4,204
Frame Shed	1890	240	D 110	2,912	Avq.	65%	100%	100%	1,893
Refrigeration	1890	144	D 100	6,462	Avq.	65%	100%	100%	4,200
Bulkhead	1890	36	C 100	1,123	Avq.	65%	100%	100%	730
Frame Shed	2013	468	D 100	4,558	Avq.	95%	100%	100%	4,330
Outbuilding Total									33,469

Acpt Land

17,800

Accepted Bldg

91,500 Total

109,300

PERRY

Valuation Report

10/17/2017

Name: COOK,CHRIS & NANCY

Page 209

Map/Lot:

005-062

Account: 131 Card: 1 of 1

Location:

504 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 02/20/2004
 Sale Price 14,500
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.33	Acres-Rear Land 1	3,000.00	990	100%		990
2.00	# -Lot Improvements	3,000.00	6,000	100%	Fract. Sha	6,000
Total Acres 1.33					Land Total	18,990

Dwelling Description**Replacement Cost New**

Double Wide	One Story	1,568 Sqft	Grade D 110	Base	86,765
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-15,063
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	5,412
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	Average	Typical	77,114
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		93%	100%	71,716

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Wood Deck	2004	168	D 110	1,438	Avq.	93%	100%	1,337
Frame Shed	2004	396	D 100	3,954	Avq.	93%	100%	3,677
Outbuilding Total								5,014

Acpt Land

19,000

Accepted Bldg

76,700

Total

95,700

PERRY
Name: COOK,CHRIS & NANCY

Valuation Report

10/17/2017

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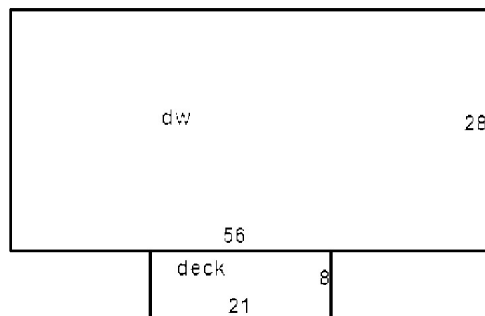
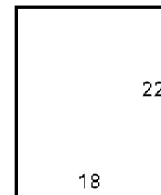
Map/Lot:

005-062

Account: 131 Card: 1 of 1

Location:

504 CANNON HILL RD



PERRY

Valuation Report

10/17/2017

Name: COOK,JOHN J & SHARON M

Page 211

Map/Lot:

013-043

Account: 439 Card: 1 of 1

Location:

391 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 09/24/2011
 Sale Price 270,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
86.00	Acres-Rear Land 2	450.00	38,700	100%		38,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 87.00						Land Total 74,700

Dwelling Description**Replacement Cost New**

Conventional	Two Story	1,120 Sqft	Grade B 100	Base	179,178
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	4,060
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,400
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1986	0	Typical	Typical	Average	Typical	197,138
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		86%	100%	169,539

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1986	180	B 100	4,752	Avq.	86%	100%	100%	4,087
Unfin Basement	1986	180	B 100	4,396	Avq.	86%	100%	100%	3,781
Open Frame Porch	1986	320	B 100	3,280	Avq.	86%	100%	100%	2,821
Encl Frame Porch	1986	160	B 100	2,988	Avq.	86%	100%	100%	2,570
Frame Garage	1986	676	C 110	17,034	Avq.	86%	100%	100%	14,649
Outbuilding Total									27,908

Acpt Land

74,700

Accepted Bldg

197,400

Total

272,100

PERRY
Name: COOK,KATHERINE

Valuation Report

10/17/2017

Page 212

Map/Lot:

007-002

Account: 667 Card: 1 of 1

Location:

187 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2021

Sale Data
Sale Date 08/13/2010
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
X Coordinate 0000 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	80,000.00	80,000	100%		80,000
4.00	Acres-Rear Land 1	3,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00 Land Total						98,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,368 Sqft	Grade B 100	Base	204,743
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% Radiant Floor	Cooling	0% None	Heat	5,027
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,710
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	223,980
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		92%	100% 100%	206,062

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2003	128	B 100	1,424	Avq.	92%	100%	100%	1,310
Wood Deck	2003	128	B 100	1,592	Avq.	92%	100%	100%	1,465
Wood Deck	2003	156	B 100	1,872	Avq.	92%	100%	100%	1,722
Open Frame Porch	2003	40	B 100	574	Avq.	92%	100%	100%	528
Wood Deck	2003	32	B 100	632	Avq.	92%	100%	100%	581
Frame Garage	2003	864	B 100	23,349	Avq.	92%	100%	100%	21,481
Outbuilding Total									27,087

Acpt Land

98,000

Accepted Bldg

233,100

Total

331,100

PERRY
Name: COOK,KATHERINE

Valuation Report

10/17/2017
Page 213
007-002-001
SHORE RD

Account: 1108 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 19 SHORE RD
Tree Growth 2006
Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2011 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	80,000.00	80,000	90%	Unimproved	72,000
18.00	Acres-Mixed Wood	167.00	3,006	100%		3,006
1.00	Acres-Class 1 Rds	2,200.00	2,200	100%		2,200
1.00	Acres-Class 2 Rds	1,200.00	1,200	100%		1,200
9.00	Acres-Rear Land 1	3,000.00	27,000	100%		27,000
Total Acres 30.00			Land Total			105,406
Acpt Land		105,400	Accepted Bldg	0	Total	105,400

PERRY

Valuation Report

10/17/2017

Name: COOK,ROBERT N & JANE T

Page 214

Map/Lot:

005-071

Account: 417 Card: 1 of 1

Location:

38 BOAT LANDING RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.50	Acres-Ocean --	55,000.00	102,896	100%		102,896
4.50	Acres-Rear Land 1	3,000.00	13,500	60%	View/Envir	8,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.00					Land Total	116,996

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,092 Sqft	Grade B 100	Base	173,893
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 None	Basement	-4,480
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	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,194
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1982	0	Modern	Modern	Average	Typical	183,107
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	155,641	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1982	242	B 100	6,389	Avq.	85%	100%	100%	5,431
One Story Frame	1982	120	C 100	2,534	Avq.	85%	100%	100%	2,154
Frame Garage	1984	664	B 100	19,101	Avq.	85%	100%	100%	16,236
Finished Attic	1984	784	B 100	11,995	Avq.	85%	100%	100%	10,196
Open Frame Porch	1982	44	B 100	612	Avq.	85%	100%	100%	520
Patio	1982	616	B 100	6,400	Avq.	85%	100%	100%	5,440
Wood Deck	1982	30	B 100	612	Avq.	85%	100%	100%	520
Wood Deck	1982	794	B 100	8,252	Avq.	85%	100%	100%	7,014
Frame Shed	1984	240	C 100	3,228	Avq.	85%	100%	100%	2,744
Outbuilding Total									50,255

Acpt Land

117,000

Accepted Bldg

205,900

Total

322,900

PERRY

Valuation Report

10/17/2017

Name: COOLEY,CYNTHIA S & JOHN R

Page 215

Map/Lot:

014-011

Account: 406 Card: 1 of 1

Location:

42 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 02/07/2008
 Sale Price 82,250
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Other Non Valid

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Lake	80,000.00	66,453	100%		66,453
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.69						Land Total 72,453

Dwelling Description**Replacement Cost New**

Conventional	One Story	722 Sqft	Grade D 100	Base	61,651
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-7,104
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
2002	0	Typical	Typical	Average	Inadeq.	54,547
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	95%	100%
						Value(Rcnld)
						47,674

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2002	240	D 100	4,157	Avq.	92%	95%	100%	3,633
Wood Deck	2002	227	D 100	1,694	Avq.	92%	95%	100%	1,480
Frame Shed	2002	240	E 100	1,614	Poor	72%	100%	100%	1,162
1 & 1/2 Story Fr	2002	180	E 100	2,585	Poor	72%	100%	100%	1,861
Outbuilding Total									8,136

Acpt Land

72,500

Accepted Bldg

55,800

Total

128,300

PERRY
Name: COON,PHYLLIS V

Valuation Report

10/17/2017

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Map/Lot:

006-046-001

Account: 132 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Misc (Fract)	12,000.00	10,733	90%	Unimproved	9,660
Total Acres 0.80				Land Total		9,660
Accpt Land		9,700	Accepted Bldg	0	Total	9,700

PERRY
Name: CORBETT, AI T

Valuation Report

10/17/2017
Page 217
006-004-001
US RTE ONE

Account: 134 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1
Tree Growth 2010
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved
TG RECERT YEAR 2020

Reference 1
Reference 2
Tran/Land/Bldg 0 2 6
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
41.00	Acres-Softwood	145.00	5,945	100%		5,945
1.00	Acres-Wasteland	120.00	120	100%		120
Total Acres 42.00			Land Total			6,065
Accpt Land		6,100	Accepted Bldg		0	Total
						6,100

PERRY
Name: CORBETT, AI T

Valuation Report

10/17/2017

Page 218

Map/Lot:

005-030

Location:

US RTE ONE OFF

Account: 136 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT
Tree Growth 1994
Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None
TG RECERT YEAR 2018

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 1

			Land Description			
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
20.00	Acres-Softwood	145.00	2,900	100%		2,900
8.00	Acres-Mixed Wood	167.00	1,336	100%		1,336
5.00	Acres-Wasteland	120.00	600	100%		600
Total Acres 33.00			Land Total			4,836
Accpt Land		4,800	Accepted Bldg		0	Total
						4,800

PERRY
Name: CORBETT, AI T

Valuation Report

10/17/2017

Page 219

Map/Lot:

005-049

Account: 141 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.98	Acres-Rear Land 1	3,000.00	8,940	100%		8,940
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.98 Land Total						34,940

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	720 Sqft	Grade C 100	Base	99,986
Exterior	Asbestos/T111 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	-1,440
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	-1,080
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1937	0	Typical	Typical	Average	Typical	97,466	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None			None	68%	100%	100%	66,277

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1937	128	C 100	2,703	Avg.	68%	100%	100%	1,838
Encl Frame Porch	1937	240	C 100	3,208	Avg.	68%	100%	100%	2,181
Encl Frame Porch	1937	80	C 100	1,573	Avg.	68%	100%	100%	1,070
Frame Shed	1937	520	E 100	3,044	Poor	43%	50%	100%	654
Outbuilding Total									5,743

Accpt Land

34,900

Accepted Bldg

72,000

Total

106,900

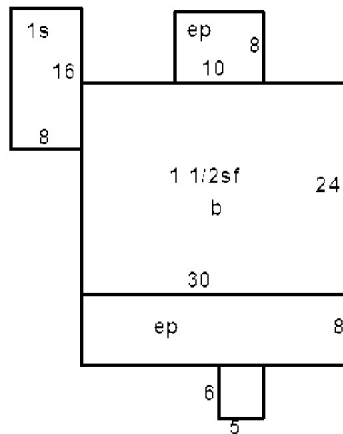
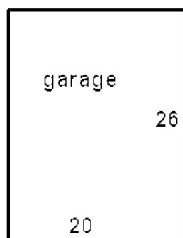
PERRY
Name: CORBETT, AI T

Valuation Report

10/17/2017
Page 220
005-049
US RTE ONE

Account: 141 Card: 1 of 1

Map/Lot:
Location:



PERRY

Valuation Report

10/17/2017

Name: CORBETT, AI TAKAHASHI

Page 221

Map/Lot:

005-048-050-1+051

Account: 1139 Card: 1 of 1

Location:

1 US RTE ONE

Neighborhood 5 ROUTE 1
 Tree Growth 1994
 Zoning/Use Residential .
 Topography Above Street
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Softwood	145.00	870	100%		870
190.00	Acres-Mixed Wood	167.00	31,730	100%		31,730
15.00	Acres-Hardwood	127.00	1,905	100%		1,905
6.00	Acres-Wasteland	120.00	720	100%		720
Total Acres 217.00					Land Total	35,225
Accpt Land		35,200	Accepted Bldg		0	Total
						35,200

PERRY
Name: COSTA,ROBERT

Valuation Report

10/17/2017

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Map/Lot:

014-006

Account: 1002 Card: 1 of 2

Location: 953 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1992
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2021

Sale Data
Sale Date 07/30/2003
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2011 Y Coordinate 0
Exemption(s) 50 5 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.00	Acres-Baselot (Fract)	80,000.00	80,000	90%	Access	72,000
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
2.00	Acres-Class 2 Rds	1,200.00	2,400	100%		2,400
19.00	Acres-Softwood	145.00	2,755	100%		2,755
59.00	Acres-Mixed Wood	167.00	9,853	100%		9,853
1.00	Acres-Wasteland	120.00	120	100%		120
Total Acres 97.00			Land Total			113,428

Dwelling Description

Replacement Cost New

Conventional	One Story	720 Sqft	Grade D 110	Base	67,715
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-7,793
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	1		
Baths	1	Half Baths	0	Plumbing	1,804
Attic	3/4 Finished			Attic	6,657
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	Average	Typical	68,383
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		86%	100%	100%
						58,809

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1987	180	D 110	3,430	Avq.	86%	100%	100%	2,950
Wood Deck	1987	128	D 110	1,150	Avq.	86%	100%	100%	989
Wood Deck	1987	88	D 110	860	Avq.	86%	100%	100%	740
Frame Shed	1987	256	E 100	1,696	Avq.	86%	100%	100%	1,459
Frame Shed	1987	280	C 100	3,637	Avq.	86%	100%	100%	3,128
Frame Shed	1987	352	E 100	2,186	Avq-	81%	100%	100%	1,771
Outbuilding Total									11,037

Acpt Land

113,400

Accepted Bldg

69,800 **Total**

183,200

Map/Lot:

014-006

Account: 1002 Card: 2 of 2

Location:

169 LOON COVE RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

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

Sale Date	07/30/2003
Sale Price	0
Sale Type	
Financing	
Verified	
Validity	

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	1
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	# -Lot Improvements	3,000.00	12,000	100%		12,000
Total Acres	0.00				Land Total	12,000

Dwelling Description

Conventional	One Story	384 Sqft	Grade E 110	Base	30,922
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-2,534
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,165
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-211
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Dwelling Condition										Total Value(Rcnl'd)
Built 1008	Renovated 0	Kitchens Obsolete	Baths Obsolete	Condition Average		Layout Typical				
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %				
None		None		65%	90%	100%				
Outbuildings/Additions/Improvements										Value Rcnl'd
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ		
Wood Deck	1008	192	E 110	982	Avg.	65%	90%	100%	574	
Outbuilding Total									574	
Acpt Land		12,000	Accepted Bldg			16,400	Total		28,400	

PERRY
Name: COSTA,ROBERT

Valuation Report

10/17/2017

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Map/Lot:

014-006

Location:

169 LOON COVE RD

Account: 1002

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	113,400	69,800	183,200	113,400	69,800	183,200
2	12,000	16,400	28,400	12,000	16,400	28,400
TOTAL	125,400	86,200	211,600	125,400	86,200	211,600

PERRY
Name: CRAIG,TERESA M

Valuation Report

10/17/2017

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Map/Lot:

010-019

Location:

SHORE RD

Account: 597 Card: 1 of 1

Neighborhood 19 SHORE RD

Sale Data

Sale Date 03/01/2003

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
42.00	Acres-Rear Land 4	1,000.00	42,000	100%		42,000
Total Acres 43.00				Land Total		87,000

Accpt Land

87,000

Accepted Bldg

0 **Total**

87,000

PERRY

Valuation Report

10/17/2017

Name: CRAMER,JULIE CROCKER & DALE

Page 226

Map/Lot:

006-043-002

Account: 863 Card: 1 of 1

Location:

84 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 06/30/2016
 Sale Price 79,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	50%	Size/Shape	25,000
7.30	Acres-Rear Land 2	450.00	3,285	100%		3,285
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.30						Land Total 34,285

Dwelling Description**Replacement Cost New**

Conventional	One Story	748 Sqft	Grade C 100	Base	76,643
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 1/4 Bmt	Basement	-3,145
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
1949	0	Typical	Typical	Average	Typical	73,498
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		72%	100% 100%	52,919

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Shed	1949	600	C 100	6.907	Avq.	72%	100% 100%	4,973
Outbuilding Total								4,973

Acpt Land

34,300

Accepted Bldg

57,900

Total

92,200

PERRY

Valuation Report

10/17/2017

Name: CROHN JR, FRANK T

Page 227

Account: 145 Card: 1 of 2

Map/Lot:

014-007-004+005

Location:

21 SUMMER LN/CRANBERRY

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2 CRANBERRY COTTAGE

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.30	Acres-Lake	80,000.00	121,326	100%		121,326
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.30					Land Total	127,326

Dwelling Description

Replacement Cost New

Conventional	One Story	1,630 Sqft	Grade D 110	Base	113,763
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-17,643
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,323
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	None			Attic	0
FirePlaces	2			Fireplace	7,667
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1940	0	Typical	Typical	Good	Typical	106,876
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	78%	100%	100%	83,363	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1940	582	D 110	4,425	Good	78%	100%	100%	3,452
Wood Deck	1940	144	D 110	1,265	Good	78%	100%	100%	987
Wood Deck	1940	314	D 110	2,492	Good	78%	100%	100%	1,944
Wood Deck	1940	92	D 110	890	Good	78%	100%	100%	694
Open Frame Porch	1940	150	D 110	1,181	Good	78%	100%	100%	921
Outbuilding Total									7,998

Acpt Land

127,300

Accepted Bldg

91,400 Total

218,700

PERRY

Valuation Report

10/17/2017

Name: CROHN JR, FRANK T

Page 228

Account: 145 Card: 2 of 2

Map/Lot:

014-007-004+005

Location:

7 SUMMER LN/BOATHOUSE

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 ADDS LOT E TO D IN 2009

Reference 2 BOATHOUSE COTTAGE

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	804 Sqft	Grade C 100	Base	79,784
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	-1,608
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	2,400
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,166
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

Built		Renovated	Kitchens		Baths		Condition		Layout			Total
1989		1997	Typical		Typical		Average		Typical			81,742
Functional Obsolescence			Economic Obsolescence			Phys. %		Func. %	Econ. %	Value(Rcnld)		
None			None			87%		100%	100%	71,116		
Outbuildings/Additions/Improvements						Percent Good				Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld			
One Story Frame	1989	288	C 100	6,083	Avq.	87%	100%	100%	5,292			
Wood Deck	1989	128	C 100	1,274	Avq.	87%	100%	100%	1,108			
Wood Deck	1989	48	C 100	634	Avq.	87%	100%	100%	552			
Frame Shed	1989	48	E 100	633	Avq.	87%	100%	100%	551			
Outbuilding Total									7,503			
Acpt Land			0	Accepted Bldg			78,600	Total		78,600		

PERRY
Name: CROHN JR, FRANK T

Valuation Report

10/17/2017

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Map/Lot:

014-007-004+005

Location:

7 SUMMER LN/BOATHOUSE

Account: 145

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	127,300	91,400	218,700	127,300	91,400	218,700
2	0	78,600	78,600	0	78,600	78,600
TOTAL	127,300	170,000	297,300	127,300	170,000	297,300

PERRY
Name: CROHN,FRANK T JR

Valuation Report

10/17/2017
Page 230
014-007-007
OTIS LANE

Account: 1123 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities
Street Gravel

Sale Data	
Sale Date	11/24/2014
Sale Price	50,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	90%	Unimproved	72,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00			Land Total			72,450
Accpt Land		72,500	Accepted Bldg		0	Total 72,500

PERRY

Valuation Report

10/17/2017

Name: CROHN,FRANK T JR & DAVIS,CAROL LYNN

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Map/Lot:

011-037

Account: 331 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	10/25/2012
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
10.00	Acres-Lake	80,000.00	252,982	90%	Unimproved	227,684
72.40	Acres-Rear Land 2	450.00	32,580	100%		32,580
Total Acres 82.40			Land Total			260,264

Dwelling Description

Replacement Cost New

Conventional	One Story	480 Sqft	Grade E 100	Base	30,804
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-3,240
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,198
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	480	Insulation	-240
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Obsolete	Obsolete	Poor	Inadeq.	23,126
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	no electricity..	49%	77%	81%	7,068	

Acct Land

260,300

Accepted Bldg

7,100

Total

267,400

PERRY

Valuation Report

10/17/2017

Name: CROHN,FRANK T JR & DAVIS,CAROL LYNN

Page 232

Map/Lot:

011-042

Account: 519 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 1990
 Zoning/Use Shoreland.....
 Topography
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2018

Sale Data	
Sale Date	10/25/2012
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

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Softwood	145.00	145	100%		145
10.00	Acres-Mixed Wood	167.00	1,670	100%		1,670
9.00	Acres-Hardwood	127.00	1,143	100%		1,143
41.00	Acres-Wasteland	120.00	4,920	100%		4,920
Total Acres 61.00			Land Total			7,878

Acpt Land

7,900

Accepted Bldg

0

Total

7,900

PERRY

Valuation Report

10/17/2017

Name: CROHN,FRANK T JR & DAVIS,CAROLE LYNN

Page 233

Map/Lot:

011-041

Account: 510 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 2008
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2018

Sale Data	
Sale Date	10/25/2012
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

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
44.00	Acres-Mixed Wood	167.00	7,348	100%		7,348
10.00	Acres-Hardwood	127.00	1,270	100%		1,270
10.00	Acres-Wasteland	120.00	1,200	100%		1,200
Total Acres 64.00					Land Total	9,818

Accpt Land

9,800

Accepted Bldg

0

Total

9,800

PERRY
Name: CROSS, CECIL L & LANA D

Valuation Report

10/17/2017

Page 234

Map/Lot:

006-016

Account: 665 Card: 1 of 1

Location:

214 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Sale Data
Sale Date 05/21/2013
Sale Price 169,000
Sale Type Land & Buildings
Financing Conventional
Verified Seller
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.77	Acres-Rear Land 2	450.00	797	100%		797
Total Acres 2.77						Land Total 18,797

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	864 Sqft	Grade B 100	Base	150,710
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	2,741
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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
1989	0	Typical	Typical	Average	Typical	160,951
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	87%	100%	100%	140,027	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1989	192	B 100	5,069	Avq.	87%	100%	100%	4,410
Encl Frame Porch	1989	56	B 100	1,659	Avq.	87%	100%	100%	1,443
Wood Deck	1989	453	B 100	4,842	Avq.	87%	100%	100%	4,213
2S Frame Garage	1989	864	C 100	26,261	Avq.	87%	100%	100%	22,847
Outbuilding Total									32,913

Accpt Land

18,800

Accepted Bldg

172,900

Total

191,700

PERRY
Name: CUMMINGS, CELIA D

Valuation Report

10/17/2017
Page 235
006-022-001
US RTE ONE

Account: 1102 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
8.10	Acres-Rear Land 2	450.00	3,645	100%		3,645
Total Acres 9.10					Land Total	21,645
Accpt Land		21,600	Accepted Bldg		0	Total
						21,600

PERRY
Name: CUMMINGS,MELANIE

Valuation Report

10/17/2017
Page 236
015-019-001
US RTE ONE

Account: 201 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Sale Data
Sale Date 04/01/2001
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 1.00				Land Total		18,000
Accpt Land		18,000	Accepted Bldg	0	Total	18,000

PERRY
Name: CURRY,DOUGLAS & EILEEN

Valuation Report

10/17/2017

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Map/Lot:

010-017

Location:

213 SHORE RD

Account: 683 Card: 1 of 1

Neighborhood 19 SHORE RD
Tree Growth 1998
Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved
TG RECERT YEAR 2021

Sale Data
Sale Date 03/01/1992
Sale Price 110,097
Sale Type Land Only
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2011 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	80,000.00	80,000	100%		80,000
18.00	Acres-Rear Land 1	3,000.00	54,000	100%		54,000
7.00	Acres-Softwood	145.00	1,015	100%		1,015
14.00	Acres-Mixed Wood	167.00	2,338	100%		2,338
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 40.00						Land Total 143,353

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,080 Sqft	Grade B 100	Base	171,623
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-135
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-14,377
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,915
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,350
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1999	0	Typical	Typical	Average	Typical	169,876
Functional Obsolescence						Value(Rcnld)
None						
Economic Obsolescence						154,587
None						
Phys. %						91%
Func. %						100%
Econ. %						100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1999	398	B 100	10,508	Avq.	91%	100%	100%	9,562
One Story Frame	1999	88	B 100	2,324	Avq.	91%	100%	100%	2,115
Open Frame Porch	1999	288	B 100	2,970	Avq.	91%	100%	100%	2,703
Wood Deck	1999	133	B 100	1,642	Avq.	91%	100%	100%	1,494
Stable w/Loft	2016	2400	C 100	27,675	Avq.	95%	60%	100%	15,775
Concrete Slab...	2016	480	C 100	1,200	Avq.	95%	100%	100%	1,140

Outbuilding Total 32,789

Acpt Land

143,400

Accepted Bldg

187,400

Total

330,800

PERRY
Name: CURTIS,CHARLES P

Valuation Report

10/17/2017

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Map/Lot:

014-025-004

Location:

SOUTH MEADOW RD

Account: 129 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	03/10/2011
Sale Price	15,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.40	Acres-Rear Land 2	450.00	1,080	100%		1,080
Total Acres 3.40					Land Total	21,080

Accpt Land	21,100	Accepted Bldg	0	Total	21,100
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PERRY
Name: CURTIS,JILL M & COREY L

Valuation Report

10/17/2017

Page 239

Map/Lot: 009-012

Account: 284 Card: 1 of 1

Location: 376 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	10/01/1998
Sale Price	15,600
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2 CHECK COMPLETION OF GARAGE 2013
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.00 Land Total						20,700

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	768 Sqft	Grade C 110	Base	140,673
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	8 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,002
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	15,400
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-634
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
2001	0	Typical	Typical	Average	Typical	153,437		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		
Incomplete		None		92%	80%	100%		
Value(Rcnld)						112,930		
Outbuildings/Additions/Improvements				Percent Good		Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy		
Open Frame Porch	2001	256	C 110	2,342	Avq.	92%		
Open Frame Porch	2001	256	C 110	2,342	Avq.	92%		
Wood Deck	2001	320	C 110	3,091	Avq.	92%		
Stable w/Loft	2001	600	D 100	7,314	Avq.	92%		
Frame Shed	2001	360	D 100	3,652	Avq.	92%		
Frame Shed	2001	120	D 100	1,641	Avq.	92%		
Railroad Car/Box	2001	1	D 100	984	Avq.	92%		
Frame Garage	2012	480	D 100	9,967	Avq.	95%		
Outbuilding Total						25,129		

Acpt Land

20,700

Accepted Bldg

138,100

Total

158,800

PERRY
Name: CURTIS,MYRON L

Valuation Report

10/17/2017

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008-004

Map/Lot:

Location:

US RTE ONE

Account: 700 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 11/01/2000

Sale Price 11,500

Sale Type

Financing

Verified

Validity

Zoning/Use Residential .
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
18.00	Acres-Rear Land 2	450.00	8,100	100%		8,100
Total Acres 19.00						Land Total 28,100

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
One Story Frame	1980	600	E 100	6.336	Avg-	79%	100% 100%	5.005
Railroad Car/Box	1980	1	C 100	1.200	Avg.	84%	100% 100%	1.008
Outbuilding Total								6.013

Acpt Land

28,100

Accepted Bldg

6,000

Total

34,100

PERRY

Valuation Report

10/17/2017

Name: D & N HOLDINGS,LLC

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Map/Lot:

017-006

Account: 654 Card: 1 of 1

Location:

6 RAYE LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Sale Data
 Sale Date 05/29/2012
 Sale Price 124,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
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 1.00 Land Total						84,500

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	560 Sqft	Grade C 100	Base	94,517
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-56
					0
Foundation	Concrete	Basement	Dry None	Basement	-2,520
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,444
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-6,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	None			Insulation	-840
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Obsolete	Obsolete	Average	Typical	86,657
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
Incomplete		None		95%	54% 100%	44,455

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2016	624	C 100	4,974	Avq.	95%	54%	100%	2,552
Frame Shed	1940	320	D 100	3,317	Avq-	64%	100%	100%	2,123
Outbuilding Total									4,675

Acpt Land

84,500

Accepted Bldg

49,100

Total

133,600

PERRY

Valuation Report

10/17/2017

Name: DANA WOODLANDS LLC

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Map/Lot:

015-023

Account: 806 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	05/05/2006
Sale Price	55,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
53.61	Acres-Rear Land 2	450.00	24,125	100%		24,125
Total Acres 54.61					Land Total	42,125

Accpt Land

42,100

Accepted Bldg0 **Total**

42,100

PERRY
Name: DANA,CANDI

Valuation Report

10/17/2017

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Map/Lot:

008-001-A

Account: 906 Card: 1 of 1

Location:

550 OLD COUNTY RD

Neighborhood 23 OLD COUNTY RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,400 Sqft	Grade C 110	Base	115,995
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	2,233
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	770
Unfin. Living Area	NONE			Unfinished	0

Built		Renovated	Kitchens	Baths	Condition		Layout			Total
2004		0	Typical	Typical	Average		Typical			125,598
Functional Obsolescence			Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None			None		93%	100%	100%	116,806		
Outbuildings/Additions/Improvements					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Wood Deck	2004	144	C 110	1,542	Avq.	93%	100%	100%	1,434	
Frame Shed	2004	100	E 100	898	Poor	72%	50%	100%	324	
Concrete Slab...	2004	484	D 100	992	Avq.	93%	100%	100%	923	
Outbuilding Total									2,681	
Acpt Land			0	Accepted Bldg		119,500	Total		119,500	

PERRY
Name: DANA,DONNELL

Valuation Report

10/17/2017
Page 244
008-002-A
18 US RT ONE

Account: 1084 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Railroad Car/Box	2007	1	C 100	1,200	Avq.	94%	100%	100%	1,128
Unfin Basement	2007	960	C 100	7,097	Avq.	94%	100%	100%	6,671
Plumbing fixture	2007	4	C 100	6,000	Avq.	94%	100%	100%	5,640
Outbuilding Total									13,439
Acpt Land			0	Accepted Bldg			13,400	Total	13,400

PERRY

Valuation Report

10/17/2017

Name: DARLING,MICHAEL & LEMA LINDA D

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Map/Lot:

016-009

Account: 701 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 04/01/1999
 Sale Price 50,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
28.00	Acres-Rear Land 4	1,000.00	28,000	100%		28,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 29.00					Land Total	84,000

Dwelling Description**Replacement Cost New**

Conventional	Two Story	1,148 Sqft	Grade B 110	Base	200,271
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	4,578
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	13,750
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	1,579
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Modern	Modern	Average	Typical	227,053
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	100%	100%
						Value(Rcnld)
						208,889

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2002	80	B 110	1.056	Avg.	92%	100%	100%	972
Wood Deck	2002	210	B 110	2.653	Avg.	92%	100%	100%	2,441
Frame Garage	2002	768	C 100	17.048	Avg.	92%	100%	100%	15,684
Outbuilding Total									19,097

Acpt Land

84,000

Accepted Bldg

228,000

Total

312,000

PERRY

Valuation Report

10/17/2017

Name: DAVID,WORTH E & LAURA E A

Page 246

Account: 108 Card: 1 of 1

Map/Lot:

016-014+016

Location:

197 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.95	Acres-Rear Land 2	450.00	2,228	100%		2,228
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.95					Land Total	20,228

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	672 Sqft	Grade D 110	Base	94,665
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 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
1940	0	Old Type	Old Type	Below Average	Typical	94,665
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		64%	94%	100%
						Value(Rcnld)
						56,950

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1940	80	D 110	693	Avq-	64%	94%	100%	417
Wood Deck	1940	50	D 110	586	Avq-	64%	94%	100%	352
Frame Shed	1940	264	E 100	1,736	Fair	54%	100%	100%	937
Wood Deck	1940	224	D 110	1,841	Avq-	64%	94%	100%	1,107
Outbuilding Total									2,813

Accpt Land

20,200

Accepted Bldg

59,800

Total

80,000

PERRY
Name: DAVIS SR,DANIEL D

Valuation Report

10/17/2017

Page 247

Map/Lot:

008-010

Account: 532 Card: 1 of 1

Location:

3 LITTLE EGYPT RD

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Sale Data
Sale Date 04/01/1999
Sale Price 3,500
Sale Type Land Only
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%	Unimproved	12,000
0.10	Acres-Rear Land 2	450.00	45	100%		45
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.10						18,045

Dwelling Description				Replacement Cost New	
Raised Ranch	One Story	1,200 Sqft	Grade C 100	Base	105,060
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	75% Radiant Floor	Cooling	0% None	Heat	450
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	600
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						Layout				Total
Built	Renovated	Kitchens	Baths	Condition						
2002	0	Typical	Typical	Below Average		Typical			106,110	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %			Value(Rcnld)	
Incomplete		None		87%	70%	100%			64,621	
Outbuildings/Additions/Improvements						Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Wood Deck	2002	168	C 100	1,594	Avq-	87%	70%	100%	971	
						Outbuilding Total			971	
Acpt Land		18,000		Accepted Bldg		65,600		Total	83,600	

PERRY
Name: DAVIS,CAROLE

Valuation Report

10/17/2017

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Map/Lot:

014-007-002

Account: 148 Card: 1 of 1

Location:

12 SUMMER LN/COURT

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Lake	80,000.00	126,491	100%		126,491
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50 Land Total						132,491

Dwelling Description

Replacement Cost New

Conventional	One Story	1,580 Sqft	Grade D 110	Base	111,233
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	-17,102
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,252
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,510
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1969	0	Typical	Typical	Average	Typical	101,801	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		80%	100%	100%	81,441

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1969	424	D 110	3,285	Avq.	80%	100%	100%	2,628
Wood Deck	1969	280	D 110	2,246	Avq.	80%	100%	100%	1,797
Frame Shed	1969	120	D 110	1,805	Avq.	80%	100%	100%	1,444
Wood Deck	1969	192	C 100	1,786	Avq.	80%	100%	100%	1,429
Tennis Court	1969	4536	C 100	12,701	Avq.	80%	100%	100%	10,161
Outbuilding Total									17,459

Acpt Land

132,500

Accepted Bldg

98,900

Total

231,400

PERRY
Name: DAVIS,MARGARET

Valuation Report

10/17/2017
Page 249
012-015
US RTE ONE

Account: 631 Card: 1 of 1

Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
83.00	Acres-Rear Land 2	450.00	37,350	100%		37,350
8.00	Acres-Rear Land 3(>100)	300.00	2,400	100%		2,400
Total Acres 92.00			Land Total			57,750
Accpt Land		57,800	Accepted Bldg	0	Total	57,800

PERRY
Name: DAVIS,ROBERT & MARGARET

Valuation Report

10/17/2017
Page 250
010-018-001
249 SHORE RD

Account: 159 Card: 1 of 1 Map/Lot: Location:

Neighborhood 19 SHORE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
9.24	Acres-Rear Land 1	3,000.00	27,720	100%		27,720
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.24						Land Total 118,720

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	884 Sqft	Grade C 100	Base	122,195
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	2,243
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
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	128,438
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	109,172	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1984	340	C 100	2,970	Avq.	85%	100%	100%	2,524
Encl Frame Porch	1984	70	C 100	1,470	Avq.	85%	100%	100%	1,249
2S Frame Garage	1993	672	C 100	21,758	Avq.	85%	100%	100%	18,494
Frame Shed	1993	336	E 100	2,104	Avq.	89%	100%	100%	1,873
Outbuilding Total									24,140

Acpt Land	118,700	Accepted Bldg	133,300	Total	252,000
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PERRY

Valuation Report

10/17/2017

Name: DEAN,JAMES L & JUDITH ANN

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Map/Lot:

016-021

Account: 161 Card: 1 of 1

Location:

112 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.90	Acres-Ocean --	55,000.00	75,812	100%		75,812
3.62	Acres-Rear Land 4	1,000.00	3,620	100%		3,620
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	85,432

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,622 Sqft	Grade C 100	Base	126,906
Exterior	Composition	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	2,352
Rooms	4				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1974	0	Typical	Typical	Poor	Typical	134,258
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Delapidation		None		59%	50%	100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
2S Frame Garage	1974	1400	C 100	38,830	Fair	69%	100% 100%	26,793
Outbuilding Total								26,793

Acpt Land

85,400

Accepted Bldg

66,400

Total

151,800

PERRY

Valuation Report

10/17/2017

Name: DEAN,JAMES L III & JUDITH A

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Map/Lot:

006-051

Account: 244 Card: 1 of 1

Location:

733 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 07/01/1994
 Sale Price 89,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
11.60	Acres-Rear Land 2	450.00	5,220	100%		5,220
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.60						Land Total 31,220

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	924 Sqft	Grade B 100	Base		154,648
Exterior	Wood Siding	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Wood Shingles	Roof		982
						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	1			Fireplace		6,250
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	161,880
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	82%	100%	132,742

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1976	306	B 100	8,079	Avq.	82%	100%	100%	6,625
Unfin Basement	1976	306	B 100	5,120	Avq.	82%	100%	100%	4,198
Wood Deck	1976	160	B 100	1,912	Avq.	82%	100%	100%	1,568
Frame Shed	1976	120	C 100	2,001	Avq.	82%	100%	100%	1,641
Frame Shed	1976	144	C 100	2,247	Avq.	82%	100%	100%	1,843
Outbuilding Total									15,875

Acpt Land

31,200

Accepted Bldg

148,600

Total

179,800

Valuation Report

10/17/2017

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Map/Lot: 012-031-032-034+
Location: 1754 US RTE 1

Account: 614 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Sale Data
Sale Date 04/17/2004
Sale Price 20,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Partial Interest

Reference 1 LOT32 B3789P315 LOT 34
Reference 2 LOT31 B3310P198 MAP15LOT18 B3033P140
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
18.21	Acres-Rear Land 2	450.00	8,195	100%		8,195
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
63.00	Acres-Rear Land 2	450.00	28,350	100%		28,350
2.65	Acres-Rear Land 2	450.00	1,193	100%		1,193
16.14	Acres-Rear Land 2	450.00	7,263	100%		7,263
27.86	Acres-Rear Land 3(>100)	300.00	8,358	100%		8,358
Total Acres 128.86						Land Total 79,359

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	1,144 Sqft	Grade B 100	Base	179,181
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% Radiant Floor	Cooling	0% None	Heat	3,679
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Heavy			Insulation	1,251
Unfin. Living Area	NONE			Unfinished	0

Unimproved Living Area			Dwelling Condition			Unimproved		0
Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
2005	0	Typical	Typical	Average	Typical	197,861		
Functional Obsolescence			Economic Obsolescence		Phys. %	Func. %	Econ. %	
None			None		93%	100%	100%	
						Value(Rcndd)		
						184,011		

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
One Story Frame	2005	352	B 100	9,292	Avq.	93%	100%	100%	8,642
Unfin Basement	2005	352	B 100	5,384	Avq.	93%	100%	100%	5,007
Open Frame Porch	2005	96	B 100	1,115	Avq.	93%	100%	100%	1,037
2S Frame Garage	2005	896	B 100	33,764	Avq.	93%	100%	100%	31,401
Wood Deck	2005	360	B 100	3,912	Avq.	93%	100%	100%	3,638
Bulkhead	2005	36	B 100	1,404	Avq.	93%	100%	100%	1,306
Frame Shed	2005	384	E 100	2,350	Avq.	93%	100%	100%	2,186
Frame Shed	2005	100	C 100	1,797	Avq.	93%	100%	100%	1,671
Frame Shed	2005	192	C 100	2,737	Avq.	93%	100%	100%	2,545
Wood Deck	2005	48	B 100	792	Avq.	93%	100%	100%	737
Outbuilding Total									58,170

Acpt Land 79,400 **Accepted Bldg** 242,200 **Total** 321,600

PERRY

Valuation Report

10/17/2017

Name: DEGEN,PATRICIA ANN

Page 254

Map/Lot:

006-045

Account: 215 Card: 1 of 1

Location:

MAHAR LN

Neighborhood 14 MAHAR LN

Sale Data	
Sale Date	08/10/2015
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.10	Acres-Rear Land 2	450.00	945	100%		945
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.10						Land Total 18,945

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Frame Shed	1986	352	E 100	2,186	Poor	65%	50% 100%	Rcnld 710
Outbuilding Total								710
Acpt Land		18,900	Accepted Bldg		700	Total		19,600

PERRY
Name: DEMEREST,TINA L

Valuation Report

10/17/2017

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Map/Lot:

014-021

Account: 638 Card: 1 of 1

Location:

23 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	10/01/1987
Sale Price	10,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.23						44,367

Dwelling Description

Replacement Cost New

Conventional	One Story	768 Sqft	Grade D 100	Base	62,517
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood	Basement	None	Basement	-6,927
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-995
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-630
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	2010	Typical	Typical	Average	Typical	53,965
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		82%	100%	100%

Value(Rcnld) 44,251

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1975	280	D 100	2.042	Avq.	82%	100%	100%	1,674

Outbuilding Total 1,674

Acpt Land

44,400

Accepted Bldg

45,900

Total

90,300

PERRY

Valuation Report

10/17/2017

Name: DEUTSCHE BANK NATIONAL TRUST, TRUSTEE

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SOUNDVIEW HOME LOAN TRUST 2006-0OPT3

Map/Lot:

018-005+006

Account: 763

Card: 1 of 1

Location:

40 MARSHALL LN

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 03/13/2006
 Sale Price 163,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Above Street
 Utilities Public WaterSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
12.70	Acres-Rear Land 2	450.00	5,715	100%		5,715
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.70						Land Total 23,715

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	896 Sqft	Grade B 100	Base	153,964
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	2,842
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	980
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Typical	Typical	Below Average	Typical	157,786
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		83%	100%	100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Stable w/Loft	1989	864	C 100	11,670	Avq.	87%	100%	100%	10,153
Open Frame Porch	1989	120	C 100	1,078	Avq.	87%	100%	100%	938
Wood Deck	1991	396	B 100	4,272	Avq-	83%	100%	100%	3,546
Wood Deck	1991	112	B 100	1,432	Avq-	83%	100%	100%	1,189
Bulkhead	1991	24	B 100	1,250	Avq-	83%	100%	100%	1,037
Frame Shed	1991	320	C 100	4,045	Avq.	88%	100%	100%	3,560

Outbuilding Total 20,423

Acpt Land

23,700

Accepted Bldg

151,400

Total

175,100

PERRY

Valuation Report

10/17/2017

Name: DEWAR,WILLIAM & LEHNEN,SUSAN

Page 257

Map/Lot:

009-026

Account: 1042 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 07/17/2015
 Sale Price 122,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Residential .
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
99.00	Acres-Rear Land 2	450.00	44,550	100%		44,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 100.00						62,550

Land Total

Dwelling Description**Replacement Cost New**

Conventional	One Story	648 Sqft	Grade D 100	Base	54,250
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-7,173
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-840
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
2009	0	Typical	Typical	Average	Typical	46,237
Functional Obsolescence				Phys. %	Func. %	Econ. %
Incomplete		generator only		95%	85%	90%

Value(Rcnld)

33,696

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2010	120	D 100	884	Avq.	95%	85%	90%	644
One Story Frame	2010	288	D 100	4,988	Avq.	95%	85%	90%	3,635
Outbuilding Total									4,279

Acpt Land

62,600

Accepted Bldg

38,000

Total

100,600

PERRY

Valuation Report

10/17/2017

Name: DEWITT,DAVID W SR

Page 258

Map/Lot:

003-043-001

Account: 436 Card: 1 of 1

Location:

459 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 11/01/1996
 Sale Price 28,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
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 10.00						Land Total 23,850

Dwelling Description**Replacement Cost New**

Seasonal	One Story	1,178 Sqft	Grade E 110	Base	47,108
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-7,775
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,455
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	2,882
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	Old Type	Old Type	Fair	Typical	40,760
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		72%	94%	100%
						27,586

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1980	126	E 110	1,135	Fair	72%	94%	100%	768
Frame Shed	1980	54	E 110	730	Fair	72%	94%	100%	494
Outbuilding Total									1,262

Acpt Land

23,900

Accepted Bldg

28,800

Total

52,700

PERRY

Name: DEWITT, DAVID W SR

Valuation Report

10/17/2017

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Map/Lot:

003-043-001

Account:

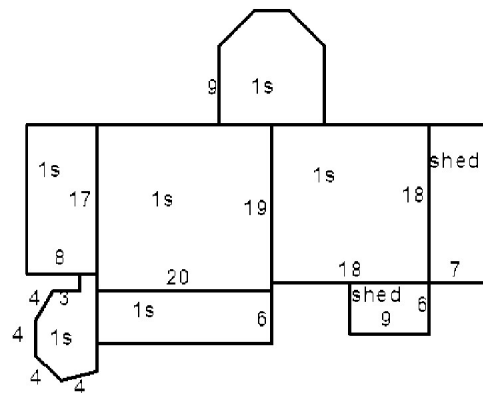
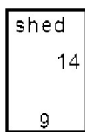
436

Card:

1 of 1

Location:

459 CANNON HILL RD



PERRY
Name: DIECKMANN FAMILY TRUST

Valuation Report

10/17/2017

Page 260

Map/Lot:

003-035-008

Location:

LEACH POINT RD

Account: 855 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	09/01/2000
Sale Price	28,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	100%		75,000
0.48	Acres-Rear Land 1	3,000.00	1,440	100%		1,440
Total Acres 1.48				Land Total		76,440

Accpt Land	76,400	Accepted Bldg	0	Total	76,400
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PERRY

Valuation Report

10/17/2017

Name: DIECKMANN FAMILY TRUST,TRUSEES

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Map/Lot:

003-035-001

Account: 872 Card: 1 of 1

Location:

LEACH PT RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date	06/11/2004
Sale Price	20,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.94	Acres-Ocean -	75,000.00	72,715	90%	Unimproved	65,444
1.06	Acres-Rear Land 1	3,000.00	3,180	100%		3,180
Total Acres 2.00					Land Total	68,624

Accpt Land

68,600

Accepted Bldg0 **Total**

68,600

PERRY

Valuation Report

10/17/2017

Name: DIECKMANN,JOAN,WHITE,MAX E &

Page 262

Map/Lot:

003-001-001-004

Account: 936 Card: 1 of 1

Location:

BIRCH POINT RD

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date	10/01/2002
Sale Price	49,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.95	Acres-Ocean/Cove	50,000.00	48,734	100%		48,734
Total Acres 0.95				Land Total		48,734

Accpt Land

48,700

Accepted Bldg

0

Total

48,700

PERRY

Valuation Report

10/17/2017

Name: DIFFIN, RONALD C & IRENE C

Page 263

Map/Lot:

016-002

Account: 163 Card: 1 of 1

Location:

1877 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.27	Acres-Rear Land 2	450.00	122	100%		122
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.27						Land Total 26,122

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1980	14X52	B 100	23.028	Avq.	40%	100%	100%	9,211
Frame Garage	1980	480	C 100	12.155	Avq.	84%	100%	100%	10,210
Wood Deck	1980	180	C 100	1.690	Avq.	84%	100%	100%	1,420
Outbuilding Total									20,841
Accpt Land		26,100	Accepted Bldg		20,800	Total			46,900

PERRY

Valuation Report

10/17/2017

Name: DIKES,JULIE A & HUCKABY,DANELL MARIE

Page 264

Map/Lot:

016-029

Account: 807 Card: 1 of 1

Location:

55 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
 Sale Date 04/22/2008
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

Reference 1

Reference 2 BONNIE WASHBURN HAS KEY

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baslot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	26,000

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	576 Sqft	Grade D 100	Base	78,094
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-5,030
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	100% None	Heat	-1,306
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	1,008	Insulation	-827
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Average	Typical	70,931
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		92%	65%	100%
Accpt Land						26,000
Accepted Bldg						42,400
Total						68,400

Value(Rcnd)

68,400

PERRY

Valuation Report

10/17/2017

Name: DIKES,JULIE M & HUCKABY,DANELL MARIE

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Map/Lot:

016-032

Account: 423 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	05/01/2002
Sale Price	1,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Rear Land 2	450.00	59	100%		58
Total Acres 0.13				Land Total		58

Accpt Land

100

Accepted Bldg

0

Total

100

PERRY

Valuation Report

10/17/2017

Name: DIKES,JULIE M & HUCKABY,DANELL MARIE

Page 266

Map/Lot:

016-030

Account: 426 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	05/01/2002
Sale Price	1,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.50	Acres-Rear Land 2	450.00	225	100%		225
Total Acres 1.50				Land Total		11,025
Accpt Land		11,000	Accepted Bldg		0	Total
						11,000

PERRY
Name: DIMAURO,JON

Valuation Report

10/17/2017

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Map/Lot:

003-007

Location:

LEACH POINT RD

Account: 743 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	08/15/2009
Sale Price	26,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Ocean ---	25,000.00	20,917	100%		20,917
Total Acres 0.70				Land Total		20,917

Accpt Land	20,900	Accepted Bldg	0	Total	20,900
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PERRY
Name: DIMAURO,JON F

Valuation Report

10/17/2017

Page 268

Map/Lot:

003-009

Location:

LEACH POINT RD OFF

Account: 693 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	12/05/2012
Sale Price	23,900
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.89	Acres-Ocean ---	25,000.00	23,585	100%		23,585
Total Acres 0.89					Land Total	23,585

Accpt Land	23,600	Accepted Bldg	0	Total	23,600
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PERRY
Name: DIMAURO,JON F

Valuation Report

10/17/2017

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Map/Lot:

003-011

Account: 830 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	06/20/1009
Sale Price	10,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Ocean ---	25,000.00	23,717	100%		23,717
Total Acres 0.90				Land Total		23,717
Accpt Land		23,700	Accepted Bldg	0	Total	23,700

PERRY
Name: DIMAURO,JON F & BESS,LISA

Valuation Report

10/17/2017

Page 270

Map/Lot:

003-012

Account: 322 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean ---	25,000.00	25,000	100%		25,000
Total Acres 1.00				Land Total		25,000
Accpt Land		25,000	Accepted Bldg	0	Total	25,000

PERRY

Valuation Report

10/17/2017

Name: DIMAURO,JON F & BESS,LISA M

Page 271

Map/Lot:

003-010

Account: 61 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Ocean ---	25,000.00	22,361	100%		22,361
Total Acres 0.80				Land Total		22,361
Accpt Land	22,400	Accepted Bldg	0	Total		22,400

PERRY

Valuation Report

10/17/2017

Name: DIMAURO,JON F & BESS,LISA M

Page 272

Map/Lot:

003-008

Account: 835 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Ocean ---	25,000.00	23,717	100%		23,717
Total Acres 0.90				Land Total		23,717
Accpt Land	23,700	Accepted Bldg	0	Total		23,700

PERRY
Name: DONAHUE,SARAH E

Valuation Report

10/17/2017

Page 273

Map/Lot:

015-053

Account: 413 Card: 1 of 1

Location:

31 POTTLE RD

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.50	Acres-Rear Land 2	450.00	675	100%		675
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50 Land Total						26,675

Dwelling Description

Replacement Cost New

Ranch	One Story	1,456 Sqft	Grade B 100	Base	135,470
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	2,639
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	910
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	146,519
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 93%	100%	136,263

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	2004	288	B 100	3,192	Avq.	93%	100%	2,969
Outbuilding Total								2,969

Acpt Land

26,700

Accepted Bldg

139,200

Total

165,900

PERRY

Valuation Report

10/17/2017

Name: DORE,CLIV (LIFE ESTATE)

Page 274

DORE,FRANCES

Map/Lot:

004-019

Account: 169 Card: 1 of 1

Location:

274 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 22 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
4.15	Acres-Rear Land 1	3,000.00	12,450	60%	View/Envir	7,470
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	33,470

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,148 Sqft	Grade B 100	Base	182,065
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	4,162
Rooms	7				
Bedrooms	3	Add Fixtures	1		
Baths	2	Half Baths	0	Plumbing	10,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,435
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Modern	Modern	Average	Typical	197,662
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	173,943

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1991	724	B 100	7,184	Avq.	88%	100%	100%	6,322
2S Frame Garage	2004	616	B 100	25,556	Avq.	88%	75%	100%	16,867
Finished Attic	2004	616	B 100	10,630	Avq.	88%	75%	100%	7,016
Encl Frame Porch	2004	48	B 100	1,558	Avq.	88%	100%	100%	1,371
Outbuilding Total									31,576

Accpt Land

33,500

Accepted Bldg

205,500

Total

239,000

PERRY

Valuation Report

10/17/2017

Name: DORE,CLIV (LIFE ESTATE)

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DORE,FRANCES

Map/Lot:

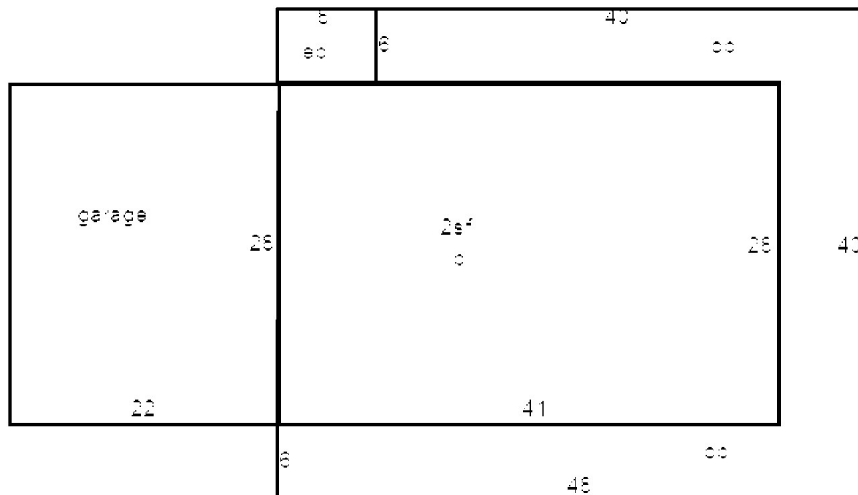
004-019

Account: 169

Card: 1 of 1

Location:

274 OLD EASTPORT RD



PERRY

Valuation Report

10/17/2017

Name: DORE,DAMAR & STACEY

Page 276

Map/Lot:

013-033

Account: 87 Card: 1 of 1

Location:

477 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 09/17/2003
 Sale Price 65,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.00						Land Total 28,700

Dwelling Description**Replacement Cost New**

Conventional	Two Story	960 Sqft	Grade C 100	Base	127,596
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-10,224
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,784
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	960
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Average	Typical	127,116
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	88%	100%	111,862

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1992	120	E 100	1,000	Poor	67%	100%	100%	670
Frame Shed	1992	64	E 100	714	Avq-	83%	100%	100%	593
Outbuilding Total									1,263

Acpt Land

28,700

Accepted Bldg

113,100

Total

141,800

PERRY
Name: DORE,ROBERT

Valuation Report

10/17/2017

Page 277

Map/Lot:

004-021-001-001

Account: 301 Card: 1 of 1

Location:

236 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	20,000.00	28,284	100%		28,284
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
Total Acres 4.00						Land Total 35,184

Commercial Description

Occupancy Type Manufacturing...
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling Steam No Boiler
Built 1986
Remodeled 0

Base Cost/Sqft 15.15
Heat-Cool/Sqft + 4.31
Total 19.46
Size Factor X 0.925
Adjusted Cost/Sqft 18.00
Total Square Feet X 4,050
Replacement Cost 72,900
Condition Average
% Good Physical X .64
Functional X 1.00
Subtotal 46,656

Economic Factor X 1.00 Total Value 46,656

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Unfin Basement	1986	4050	C 100	21,280	Poor	65%	100%	100%		13,832
Outbuilding Total										13,832

Acpt Land

35,200

Accepted Bldg

60,500

Total

95,700

PERRY
Name: DORE,ROBERT

Valuation Report

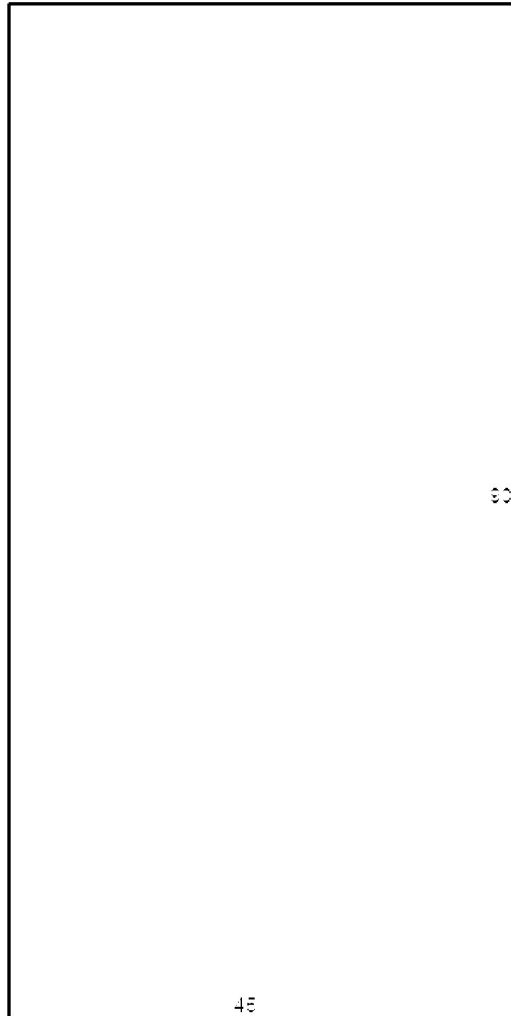
10/17/2017

Page 278

Account: 301 Card: 1 of 1

Map/Lot:
Location:

004-021-001-001
236 OLD EASTPORT RD



PERRY

Valuation Report

10/17/2017

Name: DORE,ROBERT S & BARBARA

Page 279

Map/Lot:

004-020-002

Account: 167 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
6.60	Acres-Rear Land 2	450.00	2,970	100%		2,970
Total Acres 7.60				Land Total		13,770
Accpt Land		13,800	Accepted Bldg		0	Total
						13,800

PERRY
Name: DORE,ROBERT S & BARBARA

Valuation Report

10/17/2017

Page 280

Map/Lot:

004-020

Account: 903 Card: 1 of 1

Location:

243 Old Eastport Rd

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.20	Acres-Rear Land 2	450.00	540	100%		540
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.20 Land Total						26,540

Dwelling Description

Replacement Cost New

Ranch	One Story	1,280 Sqft	Grade B 100	Base	123,975
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	936 Sqft, Grade E	Basement Gar	None	Fin Bsmt	4,563
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,320
Rooms	5				
Bedrooms	3	Add Fixtures	1		
Baths	2	Half Baths	0	Plumbing	10,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	800
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1995	0	Typical	Typical	Average	Typical	141,658
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Value(Rcnld)
Incomplete		None		89%	85%	107,164

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Frame Shed	1993	144	D 100	1,843	Avq.	89%	100% 100%	1,640
Outbuilding Total								1,640

Acpt Land

26,500

Accepted Bldg

108,800

Total

135,300

PERRY

Name: DORE,ROBERT S & BARBARA

Valuation Report

10/17/2017

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Account: 903

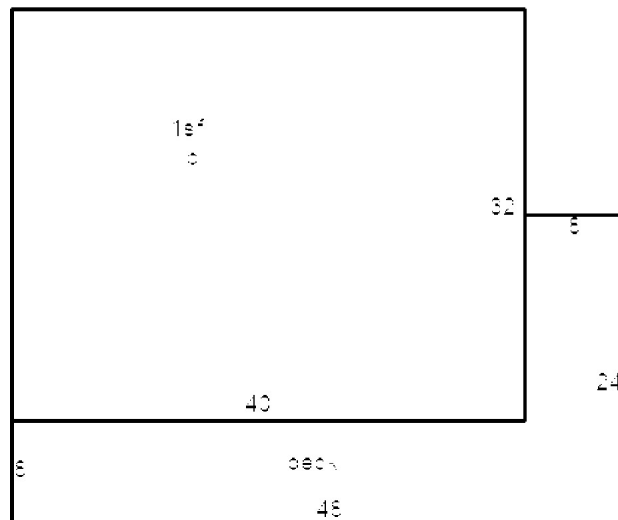
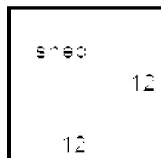
Card: 1 of 1

Map/Lot:

004-020

Location:

243 Old Eastport Rd



PERRY
Name: DORE,ROBERT S & BARBARA A

Valuation Report

10/17/2017

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Map/Lot:

004-023

Account: 71 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	12/28/2016
Sale Price	33,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	50%	Size/Shape	25,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 25.00				Land Total		35,800

Accpt Land	35,800	Accepted Bldg	0	Total	35,800
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PERRY

Valuation Report

10/17/2017

Name: DORE,ROBERT S & BARBARA A

Page 283

Map/Lot:

004-020-001

Account: 902 Card: 1 of 1

Location:

265 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.20	Acres-Rear Land 2	450.00	90	100%		90
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.20				Land Total		18,090
Accpt Land		18,100	Accepted Bldg	0	Total	18,100

PERRY

Name: DORE,ROBERT S & BARBARA A

Valuation Report

10/17/2017

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Map/Lot:

004-020-001

Account:

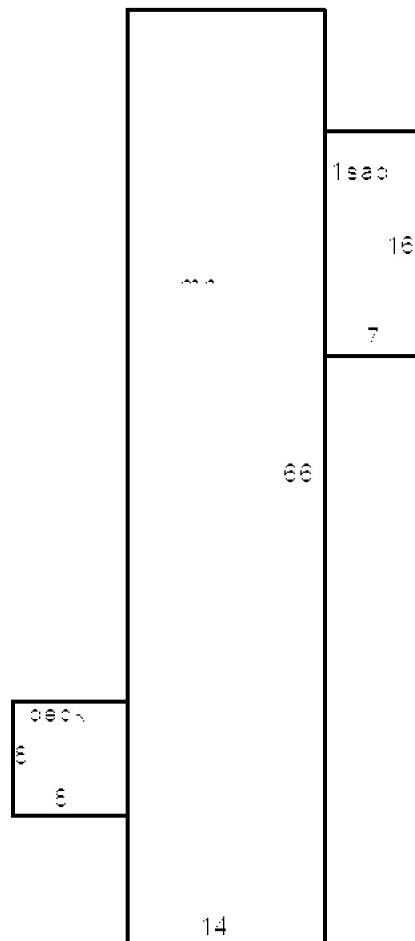
902

Card:

1 of 1

Location:

265 OLD EASTPORT RD



PERRY
Name: DOTEN, JUDD

Valuation Report

10/17/2017

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Map/Lot:

018-002-B

Location:

866 US RTE ONE

Account: 921 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,040 Sqft	Grade B 100	Base	108,300
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	-13,845
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,911
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,040	Insulation	650
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition					
Built	Renovated	Kitchens	Baths	Condition	Layout
2010	0	Typical	Typical	Average	Typical
Functional Obsolescence				Phys. %	Econ. %
None				95%	100%
Economic Obsolescence				100%	100%
None					
Accpt Land				92,200	Total
0 Accepted Bldg					92,200

PERRY
Name: DOUGHERTY,RUTH AVERI

Valuation Report

10/17/2017

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Map/Lot:

010-034-001

Account: 796 Card: 1 of 1

Location:

369 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 09/15/2014
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.31	Acres-Ocean	85,000.00	47,326	100%		47,326
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.31 Land Total						53,326

Dwelling Description

Replacement Cost New

Conventional	One Story	1,008 Sqft	Grade D 110	Base	82,288
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	-2,537
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,437
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
1977	0	Typical	Typical	Average	Typical	78,314
Functional Obsolescence						Value(Rcnld)
None						
Economic Obsolescence						65,001
None						
Phys. %						83%
Func. %						100%
Econ. %						100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1977	344	D 110	2,708	Avq.	83%	100%	100%	2,248
Encl Frame Porch	1977	40	D 110	1,049	Avq.	83%	100%	100%	871
Frame Shed	1977	192	D 100	2,244	Avq-	78%	100%	100%	1,750
Frame Shed	1977	376	D 100	3,787	Avq.	83%	100%	100%	3,143
Outbuilding Total									8,012

Acpt Land

53,300

Accepted Bldg

73,000

Total

126,300

PERRY

Valuation Report

10/17/2017

Name: DOUGHERTY,RUTH AVERILL &

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Map/Lot:

013-008

Account: 395 Card: 1 of 1

Location:

602 SHORE RD

Neighborhood 19 SHORE RD
 Tree Growth 2012
 Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Semi-Improved

Sale Data
 Sale Date 08/31/2016
 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

X Coordinate 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)	50,000.00	50,000	100%		50,000
13.00	Acres-Softwood	145.00	1,885	100%		1,885
8.00	Acres-Mixed Wood	167.00	1,336	100%		1,336
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 22.00						Land Total 59,221

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	567 Sqft	Grade D 110	Base	86,961
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-2,358
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	4,510
Insulation	Minimal			Insulation	-895
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	1920	Typical	Typical	Below Average	Typical	88,218
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	60%	95%	100%	50,284	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1840	175	D 110	1.355	Avq-	60%	95%	100%	772
Open Frame Porch	1840	175	D 110	1.355	Avq-	60%	95%	100%	772
One Story Frame	1840	150	D 110	2.858	Avq-	60%	95%	100%	1,629
Frame Garage	1840	240	D 100	6.624	Fair	50%	100%	100%	3,312
Outbuilding Total									6,485

Acpt Land

59,200

Accepted Bldg

56,800

Total

116,000

PERRY

Valuation Report

10/17/2017

Name: DOUGHERTY, WILLIAM & RHODA

Page 288

Map/Lot:

010-060

Account: 171 Card: 1 of 1

Location:

535 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Ocean	85,000.00	147,224	100%		147,224
7.00	Acres-Rear Land 1	3,000.00	21,000	100%		21,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00					Land Total	174,224

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	828 Sqft	Grade C 110	Base	129,404
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-91
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	276 Sqft, Grade E	Basement Gar	None	Fin Bsmt	2,070
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,311
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	17,600
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Heavy			Insulation	797
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	1996	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		84%	100%	100%
						Value(Rcnld)
						132,376

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1996	1152	C 110	26,763	Avq.	84%	100%	100%	22,481
Wood Deck	1996	292	C 110	2,845	Avq.	84%	100%	100%	2,390
Open Frame Porch	1996	60	C 110	675	Avq.	84%	100%	100%	567
2S Frame Garage	1980	896	C 100	27,011	Avq.	84%	100%	100%	22,689
Finished Attic	1980	896	D 100	8,466	Avq.	84%	100%	100%	7,111
Outbuilding Total									55,238

Acpt Land

174,200

Accepted Bldg

187,600

Total

361,800

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value
8Mobile Home	0			----	SOUND	VALUE----			200
Outbuilding Total									200
Acpt Land		13,800	Accepted Bldg				200	Total	14,000

PERRY
Name: DPJP,LLC

Valuation Report

10/17/2017

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Map/Lot:

015-012-004

Account: 952 Card: 1 of 1

Location:

SUNSET COVE LN

Neighborhood 4 LAKE RD

Sale Data

Sale Date 02/01/2012

Sale Price 75,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Gravel

Reference 1 CHANGED TO LLC B 3820 P296 3 LOTS

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.80	Acres-Lake	80,000.00	133,866	50%	Restrictio	66,933
Total Acres 2.80				Land Total		66,933

Accpt Land

66,900

Accepted Bldg

0 **Total**

66,900

PERRY
Name: DPJP,LLC

Valuation Report

10/17/2017

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Map/Lot:

015-012-005

Location:

SUNSET COVE LN

Account: 953 Card: 1 of 1

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.51	Acres-Lake	80,000.00	126,744	50%	Unimproved	63,372
Total Acres 2.51				Land Total		63,372

Accpt Land	63,400	Accepted Bldg	0	Total	63,400
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PERRY
Name: DPJP,LLC

Valuation Report

10/17/2017

Page 292

Map/Lot:

015-012-006

Location:

SUNSET COVE LN

Account: 954 Card: 1 of 1

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.55	Acres-Lake	80,000.00	127,750	90%	Unimproved	114,975
Total Acres 2.55				Land Total		114,975

Accpt Land	115,000	Accepted Bldg	0	Total	115,000
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PERRY

Valuation Report

10/17/2017

Name: DROGHEO,JOSEPH E & SARA C

Page 293

Map/Lot:

003-018

Account: 176 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean -	75,000.00	56,624	90%	Unimproved	50,961
Total Acres 0.57				Land Total		50,961
Accpt Land	51,000	Accepted Bldg	0	Total		51,000

PERRY

Valuation Report

10/17/2017

Name: DUFFY,BRIAN & CARROLL SUSANNE

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Map/Lot:

013-037-00B

Account: 390 Card: 1 of 1

Location:

471 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date	07/23/2003
Sale Price	38,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 1	3,000.00	6,000	100%		6,000
Total Acres 3.00					Land Total	26,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1995	14X56	C 100	21.896	Avg.	62%	100%	100%	13,576
Wood Deck	1995	128	C 100	1.274	Avg.	89%	100%	100%	1,134
Frame Shed	1995	192	D 100	2,244	Avg.	89%	100%	100%	1,997
Outbuilding Total									16,707

Acpt Land

26,000

Accepted Bldg

16,700

Total

42,700

PERRY

Valuation Report

10/17/2017

Name: DUFFY,SUSANNE D & BRIAN M

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Map/Lot:

013-007

Account: 472 Card: 1 of 1

Location:

594 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/01/2001

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
9.00	Acres-Rear Land 4	1,000.00	9,000	100%		9,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 65,000

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	690 Sqft	Grade C 100	Base	104,946
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	-3,008
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	3	Half Baths	0	Plumbing	12,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	518
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1855	2006	Typical	Typical	Average	Typical	114,456
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						Value(Rcnld) 74,396

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2006	986	C 110	22,907	Avq.	94%	100%	100%	21,533
Open Frame Porch	1855	180	C 100	1,541	Avq.	65%	100%	100%	1,002
Frame Garage	1855	322	D 100	7,766	Avq.	65%	100%	100%	5,048
Frame Shed	1855	184	D 100	2,177	Avq.	65%	100%	100%	1,415
Outbuilding Total									28,998

Acpt Land

65,000

Accepted Bldg

103,400

Total

168,400

PERRY
Name: DUMONT,DARREN M

Valuation Report

10/17/2017
Page 296
016-012-001
GIN COVE RD

Account: 1098 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	02/01/2002
Sale Price	89,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.15	Acres-Ocean	85,000.00	91,152	100%		91,152
4.20	Acres-Rear Land 2	450.00	1,890	100%		1,890
Total Acres 5.35			Land Total			93,042
Accpt Land		93,000	Accepted Bldg		0	Total 93,000

PERRY

Valuation Report

10/17/2017

Name: DUNBAR,DONALD R JR

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Map/Lot:

006-054

Account: 168 Card: 1 of 1

Location:

139 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 08/01/1995
 Sale Price 43,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
13.00	Acres-Rear Land 2	450.00	5,850	100%		5,850
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 14.00					Land Total	31,850

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	1,008 Sqft	Grade D 110	Base	117,672
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	90% Forced Warm	Cooling	0% None	Heat	-397
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

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Average	Typical	117,275
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	95% 100%	72,417

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1930	12	D 110	219	Avq.	65%	95%	100%	135
Open Frame Porch	1930	160	D 110	1,251	Avq.	65%	95%	100%	772
Frame Garage	1930	600	D 110	12,803	Avq.	65%	95%	100%	7,906
Outbuilding Total									8,813

Acpt Land

31,900

Accepted Bldg

81,200

Total

113,100

PERRY
Name: DUNN,FLYNN

Valuation Report

10/17/2017

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Map/Lot: 011-011

Account: 243 Card: 1 of 1

Location: 19 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.40	Acres-Lake	80,000.00	50,596	90%	Unimproved	45,537
1.58	Acres-Rear Land 2	450.00	711	100%		711
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.98						Land Total 52,248

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	768 Sqft	Grade B 100	Base	139,005
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	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,275
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	720
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition						Total	
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2011	0	Typical	Typical	Good	Inadeq.	144,950	
Functional Obsolescence				Economic Obsolescence	Phys. %	Func. %	Econ. %
None				None	95%	95%	100%
						Value 130,817	

Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ
Open Frame Porch	2011	192	B 100	2,042	Good	95%	95%	100%	1,843
Wood Deck	2011	300	B 100	3,312	Good	95%	95%	100%	2,989
Outbuilding Total									4,832

Acpt Land	52,200	Accepted Bldg	135,600	Total	187,800
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PERRY
Name: DUNNE,NONA-KERRY

Valuation Report

10/17/2017

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Map/Lot:

003-036

Account: 848 Card: 1 of 1

Location:

LEACH PT RD

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 10/16/2016
Sale Price 168,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00 Land Total						64,000

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	720 Sqft	Grade B 100	Base	131,560
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	-9,585
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,985
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	675
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2009	0	Typical	Typical	Average	Typical	132,135
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		95%	100% 100%	125,528

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2009	48	B 100	1,268	Avq.	95%	100%	100%	1,205
Open Frame Porch	2009	48	B 100	651	Avq.	95%	100%	100%	618
Frame Shed	2009	80	B 100	1,991	Avq.	95%	100%	100%	1,891
Open Frame Porch	2009	32	B 100	496	Avq.	95%	100%	100%	471
Open Frame Porch	2009	64	B 100	806	Avq.	95%	100%	100%	766
Patio	2009	140	B 100	1,938	Avq.	95%	100%	100%	1,841

Outbuilding Total 6,792

Acpt Land	64,000	Accepted Bldg	132,300	Total	196,300
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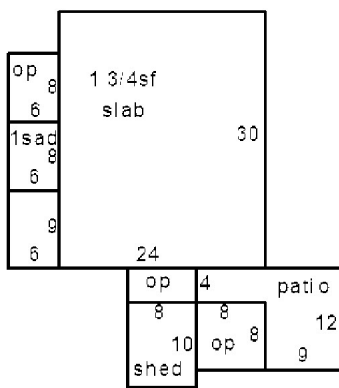
PERRY
Name: DUNNE,NONA-KERRY

Valuation Report

10/17/2017
Page 300
003-036
LEACH PT RD

Account: 848 Card: 1 of 1

Map/Lot:
Location:



PERRY

Valuation Report

10/17/2017

Name: DYER,BRENTON P & BETTY H

Page 301

Map/Lot:

009-028+029

Account: 182 Card: 1 of 1

Location:

167 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
54.00	Acres-Rear Land 2	450.00	24,300	100%		24,300
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 55.00						Land Total 41,100

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	988 Sqft	Grade B 100	Base	163,319
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	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1978	0	Typical	Typical	Average	Typical	177,069
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	83%	100%	100%	146,967	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1978	228	B 100	3,856	Avq.	83%	100%	100%	3,200
Open Frame Porch	1978	48	B 100	651	Avq.	83%	100%	100%	540
Frame Garage	1978	552	B 100	16,722	Avq.	83%	100%	100%	13,879
Wood Deck	1978	216	B 100	2,472	Avq.	83%	100%	100%	2,052
Stable w/Loft	1978	1500	C 100	18,297	Avq.	83%	100%	100%	15,187
Frame Shed	1978	600	D 100	5,664	Avq.	83%	75%	100%	3,526
Riding Arena	1978	8640	D 100	70,848	Avq.	83%	100%	100%	58,804
Outbuilding Total									97,188

Acpt Land

41,100

Accepted Bldg

244,200

Total

285,300

PERRY

Valuation Report

10/17/2017

Name: DYER,BRENTON P & BETTY HUMPHRIES

Page 302

Map/Lot:

009-026-001+002

Account: 327 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 01/01/1999

Sale Price 4,000

Sale Type

Financing

Verified

Validity

Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled Well
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
Total Acres 5.00				Land Total		12,600

Accpt Land

12,600

Accepted Bldg0 **Total**

12,600

PERRY
Name: EARLEY,CHARLES

Valuation Report

10/17/2017

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Map/Lot:

011-021

Account: 4 Card: 1 of 1

Location:

ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.73	Acres-Lake	80,000.00	68,352	90%	Unimproved	61,517
Total Acres 0.73				Land Total		61,517
Accpt Land		61,500	Accepted Bldg		0	Total
						61,500

PERRY
Name: EARLEY,CHARLES

Valuation Report

10/17/2017

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Map/Lot:

011-033

Account: 30 Card: 1 of 1

Location:

810 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 10/01/1997
Sale Price 22,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.20	Acres-Rear Land 2	450.00	90	100%		90
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.20						Land Total 18,090

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
14Mobile Home	1977	14X60	B 100	25.764	Avg.	40%	100%	100%	10,306
Encl Frame Porch	1990	200	C 100	2.799	Avg.	88%	100%	100%	2,463
Outbuilding Total									12,769

Acpt Land

18,100

Accepted Bldg

12,800

Total

30,900

PERRY
Name: EARLEY,CHARLES

Valuation Report

10/17/2017

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Map/Lot:

018-025

Account: 594 Card: 1 of 1

Location:

35 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 09/01/2001
Sale Price 8,500
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.34	Acres-Misc (Fract)	12,000.00	6,997	100%		6,997
Total Acres 0.34						6,997

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1970	800	C 100	17,592	Avq.	80%	100%	100%	14,074
Outbuilding Total									14,074

Accpt Land	7,000	Accepted Bldg	14,100	Total	21,100
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PERRY
Name: EARLEY,CHARLES

Valuation Report

10/17/2017

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Map/Lot:

003-005

Location:

ISLAND

Account: 744 Card: 1 of 1

Neighborhood 22 ISLAND

Sale Data	
Sale Date	12/01/1996
Sale Price	40,000
Sale Type	Land Only
Financing	Unknown
Verified	Buyer
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	75%	Access	53,033
0.70	Acres-Rear Land 1	3,000.00	2,100	100%		2,100
Total Acres 2.70						55,133

Land Total

Dwelling Description

Replacement Cost New

Conventional	One Story	196 Sqft	Grade SC100	Base	30,146
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 None	Basement	-1,183
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-290
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,960
Attic	3/4 Finished			Attic	3,055
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	Average	Typical	27,768
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		generator only		90%	100%	90%
Value(Rcnld)						22,555
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN	Cond	Phy
Open Frame Porch	1997	70	SC100	456	Avq.	90%
Outbuilding Total						370
Acpt Land						55,100
Accepted Bldg						22,900
Total						78,000

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017

Page 307

Map/Lot:

011-019+020

Account: 185 Card: 1 of 1

Location:

20 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Lake	80,000.00	94,657	100%		94,657
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40 Land Total						100,657

Dwelling Description

Replacement Cost New

Post & Bean/Log	Two Story	589 Sqft	Grade B 100	Base	128,174
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	Capped Only			Insulation	-736
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	127,438
Functional Obsolescence						Value(Rcnld)
None						
Economic Obsolescence						107,048
None						
Phys. %						84%
Func. %						100%
Econ. %						100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1980	228	B 100	2,592	Avq.	84%	100%	100%	2,177
2S Frame Garage	1980	936	C 100	27,949	Avq.	84%	100%	100%	23,477
Finished Attic	1980	936	C 100	10,584	Avq.	84%	100%	100%	8,891
Outbuilding Total									34,545

Acpt Land

100,700

Accepted Bldg

141,600

Total

242,300

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 308
011-009-020
ROYS WAY

Account: 963 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%		10,800
9.50	Acres-Rear Land 2	450.00	4,275	100%		4,275
Total Acres 10.50				Land Total		15,075
Accpt Land		15,100	Accepted Bldg	0	Total	15,100

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 309
011-009-022
ROYS WAY

Account: 973 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
9.20	Acres-Rear Land 2	450.00	4,140	100%		4,140
Total Acres 10.20				Land Total		14,940
Accpt Land		14,900	Accepted Bldg	0	Total	14,900

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 310
011-009-023
ROYS WAY

Account: 974 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
9.20	Acres-Rear Land 2	450.00	4,140	100%		4,140
Total Acres 10.20				Land Total		14,940
Accpt Land		14,900	Accepted Bldg	0	Total	14,900

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 311
011-009-024
ROYS WAY

Account: 975 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
9.30	Acres-Rear Land 2	450.00	4,185	100%		4,185
Total Acres 10.30				Land Total		14,985
Accpt Land		15,000	Accepted Bldg		0	Total
						15,000

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 312
011-009-025
ROYS WAY

Account: 976 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
9.30	Acres-Rear Land 2	450.00	4,185	100%		4,185
Total Acres 10.30				Land Total		14,985
Accpt Land		15,000	Accepted Bldg	0	Total	15,000

PERRY
Name: EARLEY,CHARLES T

Valuation Report

10/17/2017
Page 313
011-009-026
ROYS WAY

Account: 977 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
5.90	Acres-Rear Land 2	450.00	2,655	100%		2,655
Total Acres 6.90				Land Total		13,455
Accpt Land		13,500	Accepted Bldg	0	Total	13,500

PERRY
Name: EARLEY,JOHN M

Valuation Report

10/17/2017

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Map/Lot:

009-040

Account: 393 Card: 1 of 1

Location:

1244 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 08/27/2010
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
15.25	Acres-Rear Land 2	450.00	6,863	100%		6,863
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 16.25						Land Total 32,863

Dwelling Description

Replacement Cost New

Conventional	One Story	1,092 Sqft	Grade D 100	Base	77,129
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 1/2 Bmt	Basement	-3,521
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,298
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	-448
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Below Average	Typical	74,458
Functional Obsolescence						Value(Rcnd)
None						
Economic Obsolescence						48,100
None						
				Phys. % 68%	Func. % 95%	100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Frame Shed	1960	432	E 100	2,595	Fair	63%	100% 100%	1,635
Frame Shed	1960	64	E 100	714	Poor	53%	50% 100%	189
Outbuilding Total								1,824

Acpt Land

32,900

Accepted Bldg

49,900

Total

82,800

PERRY
Name: EASTERN MAINE ELECTRIC COOP

Valuation Report

10/17/2017
Page 315
E.M.E.C.
POWER LINES

Account: 918 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 25 PERRY TOWN LOCATIONS

Zoning/Use Utilities.....
Topography
Utilities None
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
188.60	-----Utilities	1,000.00	188,600	100%		188,600
Total Acres 0.00				Land Total		188,600
Accpt Land		188,600	Accepted Bldg	0	Total	188,600

PERRY
Name: EAVES,MRS THOMAS

Valuation Report

10/17/2017
Page 316
006-053
US RTE ONE

Account: 187 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00				Land Total		18,450
Accpt Land		18,500	Accepted Bldg		0	Total
						18,500

PERRY
Name: ELLINGSON,SHIRLEY

Valuation Report

10/17/2017

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Map/Lot:

016-005

Account: 747 Card: 1 of 1

Location:

1853 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 07/01/1998
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

X Coordinate 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)	20,000.00	20,000	100%		20,000
8.46	Acres-Rear Land 2	450.00	3,807	100%		3,807
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.46						Land Total 29,807

Dwelling Description

Replacement Cost New

Double Wide	Two Story	960 Sqft	Grade B 100	Base	130,148
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	3,480
Rooms	8				
Bedrooms	6	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
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
1963	1985	Typical	Typical	Average	Typical	146,128
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		77%	100% 100%	112,519

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1963	672	B 100	17,741	Avq.	77%	100%	100%	13,661
Unfinished Attic	1963	672	B 100	2,510	Avq.	77%	100%	100%	1,933
Open Frame Porch	1963	143	B 100	1,569	Avq.	77%	100%	100%	1,208
Wood Deck	1963	690	B 100	7,212	Avq.	77%	100%	100%	5,553
Open Frame Porch	1963	120	B 100	1,348	Avq.	77%	100%	100%	1,038
Frame Garage	1963	840	C 100	18,272	Avq.	72%	100%	100%	13,156
Frame Shed	1963	77	E 100	781	Avq.	77%	100%	100%	601
Frame Shed	1963	324	E 100	2,043	Avq.	77%	100%	100%	1,573
Riding Arena	1963	4800	D 100	39,360	Avq.	77%	100%	100%	30,307
Outbuilding Total									69,030

Acpt Land

29,800

Accepted Bldg

181,500

Total

211,300

PERRY
Name: ERAMAIN,RICHARD

Valuation Report

10/17/2017

Page 318

Map/Lot:

012-010

Account: 189 Card: 1 of 1

Location:

639 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
Total Acres 12.00			Land Total			15,750
Accpt Land		15,800	Accepted Bldg		0	Total
						15,800

PERRY
Name: FAIRPOINT COMMUNICATIONS

Valuation Report

10/17/2017

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Map/Lot:

005-048-001

Location:

US RTE ONE

Account: 511 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Level
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 1.00				Land Total		18,000
Accpt Land	18,000	Accepted Bldg	0	Total		18,000

PERRY

Valuation Report

10/17/2017

Name: FARRELL,EDWARD C & VICKI E

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Map/Lot:

011-012

Account: 194 Card: 1 of 1

Location:

15 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 12/01/1988
 Sale Price 11,000
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.87	Acres-Lake	80,000.00	74,619	90%	Restrictio	67,157
0.98	Acres-Rear Land 2	450.00	441	100%		441
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.85						Land Total 73,598

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	520 Sqft	Grade C 100	Base	92,585
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	3	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
1990	0	Typical	Typical	Average	Typical	92,130
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		None		88%	85%	100%
						Value Rcndd 68,913

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
Encl Frame Porch	1990	260	C 100	3,412	Avq.	88%	85%	100%	2,553
Wood Deck	1990	80	C 100	890	Avq.	88%	85%	100%	666
Outbuilding Total									3,219

Acpt Land

73,600

Accepted Bldg

72,100

Total

145,700

PERRY
Name: FARRIS,JEAN (LIFE ESTATE)

Valuation Report

10/17/2017

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Map/Lot:

007-014

Account: 177 Card: 1 of 1

Location:

53 GLEASON RD

Neighborhood 18 GLEASON PT RD
Tree Growth 2015
Zoning/Use Shoreland.....
Topography Below Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1 LIFE ESTATE PER WILL

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baslot (Fract)	50,000.00	50,000	100%		50,000
4.00	Acres-Rear Land 1	3,000.00	12,000	100%		12,000
22.00	Acres-Mixed Wood	167.00	3,674	100%		3,674
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 27.00						Land Total 71,674

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	573 Sqft	Grade C 100	Base	95,560
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Wet 1/2 Bmt	Basement	-1,488
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	None			Insulation	-860
Unfin. Living Area	10%			Unfinished	-516

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Average	Typical	92,696
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	95%	100%	57,240	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
One Story Frame	1930	220	C 100	4,646	Avq.	65%	95%	100%		2,869
Frame Garaqe	1930	600	C 100	14,194	Avq-	60%	100%	100%		8,516
Outbuilding Total										11,385

Acpt Land

71,700

Accepted Bldg

68,600

Total

140,300

PERRY
Name: FARRIS,SABRINA

Valuation Report

10/17/2017

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Map/Lot:

015-045-001

Location:

43 LAKE RD

Account: 464 Card: 1 of 1

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 03/01/1991
Sale Price 26,000
Sale Type Land & Buildings
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.80	Acres-Rear Land 2	450.00	810	100%		810
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 2.80						Land Total 17,610

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,237 Sqft	Grade D 100	Base	123,746
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	None	Basement	-11,158
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,805
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
1900	1996	Typical	Typical	Fair	Typical	109,783
Functional Obsolescence						Value(Rcnld)
None						54,892

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1900	180	D 100	1,386	Fair	50%	100%	100%	693
Frame Garage	1900	720	D 100	13,311	Fair	50%	100%	100%	6,656
Outbuilding Total									7,349

Acpt Land

17,600

Accepted Bldg

62,200

Total

79,800

PERRY
Name: FATULA,GEORGE & REBECCA

Valuation Report

10/17/2017

Page 323

Map/Lot:

016-047+043-2

Location:

53 DEVEREUX RD

Account: 195 Card: 1 of 1

Neighborhood 21 DEVEREUX RD
Tree Growth 1992
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel
TG RECERT YEAR 2012

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2012 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
32.00	Acres-Softwood	145.00	4,640	100%		4,640
9.00	Acres-Mixed Wood	167.00	1,503	100%		1,503
13.00	Acres-Rear Land 2	450.00	5,850	100%		5,850
2.00	Acres-Misc (Fract)	12,000.00	16,971	100%		16,971
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 56.00						Land Total 34,964

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,056 Sqft	Grade C 100	Base	126,840
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-4,149
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,848	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	1987	Obsolete	Obsolete	Fair	Typical	122,691
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Incomplete			None	75%	59%	100%
						Value(Rcnd)
						54,291

Acpt Land

35,000

Accepted Bldg

54,300

Total

89,300

PERRY
Name: FENNELL,GEORGE & NANCY

Valuation Report

10/17/2017

Page 324

Map/Lot:

014-036

Location:

RIDGE RD

Account: 321 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Rear Land 2	450.00	225	100%		225
Total Acres 0.50				Land Total		225

Accpt Land	200	Accepted Bldg	0	Total	200
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Name: FENNELL,GEORGE & NANCY

Valuation Report

10/17/2017

Page 325

Map/Lot:

014-035

Location:

RIDGE RD

Account: 884 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
--------------	---	--------------	---

Exemption(s)	Land Schedule	1
--------------	---------------	---

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
6.50	Acres-Rear Land 2	450.00	2,925	100%		2,925
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.50					Land Total	20,925

Accpt Land	20,900	Accepted Bldg	0	Total	20,900
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PERRY

Valuation Report

10/17/2017

Name: FENTON,PRINCESS L & DAVID J

Page 326

Map/Lot:

005-031

Account: 197 Card: 1 of 1

Location:

US RTE ONE OFF

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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 2	450.00	8,550	100%		8,550
Total Acres 19.00				Land Total		8,550
Accpt Land	8,600	Accepted Bldg	0	Total		8,600

PERRY
Name: FICKETT,DANA & SHARON

Valuation Report

10/17/2017

Page 327

Map/Lot:

015-008

Account: 790 Card: 1 of 1

Location:

39 BISHOP LN

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Sale Data
Sale Date 09/01/1993
Sale Price 28,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.06	Acres-Lake	80,000.00	19,596	100%		19,596
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 0.06						24,096

Dwelling Description				Replacement Cost New	
Conventional	One Story	702 Sqft	Grade E 110	Base	39,936
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	-4,633
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-610
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

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Average	Typical	34,307
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	65%	100%	22,300
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN	Cond	Rcnld
Wood Deck	1930	360	E 110	1,722	Avq.	1,119
Outbuilding Total						1,119
Acpt Land		24,100	Accepted Bldg		23,400	Total
						47,500

PERRY

Valuation Report

10/17/2017

Name: FICKETT,DANA W & SHARON R

Page 328

Map/Lot:

010-020

Account: 203 Card: 1 of 1

Location:

289 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	36,000

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,512 Sqft	Grade C 100	Base	93,728
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	Damp Full Bmt	Basement	-1,512
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	4,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
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	101,216
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	100%	100%	82,997	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	325	C 100	6,864	Avq.	82%	100%	100%	5,628
Unfin Basement	1975	325	C 100	4,183	Avq.	82%	100%	100%	3,430
Wood Deck	1975	200	C 100	1,850	Avq.	82%	100%	100%	1,517
Wood Deck	1975	56	C 100	698	Avq.	82%	100%	100%	572
Frame Garage	1975	440	C 100	11,476	Avq.	82%	100%	100%	9,410
Frame Shed	1975	56	E 100	674	Avq.	82%	100%	100%	553
Frame Shed	1975	56	E 100	674	Avq.	82%	100%	100%	553
Bulkhead	1975	40	C 100	1,164	Avq.	82%	100%	100%	954
Outbuilding Total									22,617

Acpt Land

36,000

Accepted Bldg

105,600

Total

141,600

PERRY
Name: FISCHER,DANIEL L & NANCY L

Valuation Report

10/17/2017

Page 329

Map/Lot:

014-006-002

Account: 845 Card: 1 of 1

Location:

166 KINGFISHER TRAIL

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	11/08/2008
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00						87,800

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,369 Sqft	Grade B 105	Base	209,236
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	3	Half Baths	0	Plumbing	15,750
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,348
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Average	Typical	226,334
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	212,754

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2007	852	B 105	8,841	Avq.	94%	100%	100%	8,311
Wood Deck	2007	120	B 105	1,588	Avq.	94%	100%	100%	1,493
Wood Deck	2007	120	B 105	1,588	Avq.	94%	100%	100%	1,493
Encl Frame Porch	2007	64	B 105	1,849	Avq.	94%	100%	100%	1,738
Outbuilding Total									13,035

Acpt Land

87,800

Accepted Bldg

225,800

Total

313,600

PERRY

Valuation Report

10/17/2017

Name: FISHBEIN,MICHAEL

Page 330

BRYAN, CAROL P

Map/Lot:

013-049-001

Account: 943 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 09/01/2002

Sale Price 0

Sale Type Land Only

Financing Unknown

Verified Other Source

Validity Related Parties

Zoning/Use Residential .
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
40.30	Acres-Rear Land 2	450.00	18,135	100%		18,135
Total Acres 41.30					Land Total	63,135

Accpt Land

63,100

Accepted Bldg0 **Total**

63,100

PERRY

Valuation Report

10/17/2017

Name: FITZGERALD,WILLIAM J JR & PATRICIA

Page 331

LIFE ESTATE

Map/Lot:

007-009

Account: 206 Card: 1 of 1

Location:

133 LAMOND LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.35	Acres-Ocean	85,000.00	50,287	100%		50,287
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
					Land Total	54,187

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	864 Sqft	Grade C 100	Base	118,905
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 None	Basement	-3,128
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,048
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
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	124,729
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		82%	100%	102,278

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Open Frame Porch	1975	192	C 100	1.634	Avg.	82%	100%	1,340
Wood Deck	1975	220	C 100	2.010	Avg.	82%	100%	1,648
Outbuilding Total								2,988

Acpt Land

54,200

Accepted Bldg

105,300 Total

159,500

PERRY

Valuation Report

10/17/2017

Name: FITZSIMMONS, MERLE R

Page 332

ROBERT D & FRANCES M

Map/Lot:

014-025-003

Account: 935 Card: 1 of 1

Location:

26 COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 10/01/2001
 Sale Price 70,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

Reference 1 JACQUELYN DECEASED REMOVED 2016

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.84	Acres-Rear Land 2	450.00	828	100%		828
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.84					Land Total	26,828

Dwelling Description**Replacement Cost New**

Ranch	One Story	960 Sqft	Grade C 100	Base		84,109
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		2,400
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		480
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Typical	Typical	Average	Typical	86,989
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		88%	100%	100%
						76,550
Outbuildings/Additions/Improvements						Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy
Wood Deck	1990	64	C 100	762	Avq.	88%
						100%
						100%
Outbuilding Total						671
Acpt Land		26,800	Accepted Bldg		77,200	Total
						104,000

PERRY

Valuation Report

10/17/2017

Name: FLETCHER,KAREN T & RUSSELL S

Page 333

Map/Lot:

016-010

Account: 162 Card: 1 of 1

Location:

254 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	09/05/2013
Sale Price	195,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.33	Acres-Ocean	85,000.00	98,027	100%		98,027
5.00	Acres-Rear Land 1	3,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.33						Land Total 119,027

Dwelling Description

Replacement Cost New

Ranch	One Story	1,800 Sqft	Grade B 110	Base	177,206
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	3,589
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	22,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1968	0	Typical	Typical	Average	Typical	209,670
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	79%	100%	100%	165,639	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1968	92	B 110	1,184	Avq.	79%	100%	100%	935
Frame Garage	1968	725	B 110	22,438	Avq.	79%	100%	100%	17,726
Outbuilding Total									18,661

Acpt Land

119,000

Accepted Bldg

184,300 Total

303,300

PERRY

Valuation Report

10/17/2017

Name: FLETCHER,RUSSELL S & KAREN T

Page 334

Map/Lot:

016-011

Account: 116 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 08/31/2016
 Sale Price 115,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.20	Acres-Ocean	85,000.00	93,113	90%		83,802
5.83	Acres-Rear Land 1	3,000.00	17,490	100%		17,490
Total Acres 7.03					Land Total	101,292

Accpt Land

101,300

Accepted Bldg0 **Total**

101,300

PERRY
Name: FOGGIA,MICHAEL C

Valuation Report

10/17/2017

Page 335

Map/Lot:

013-044

Account: 207 Card: 1 of 1

Location:

354 GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.90	Acres-Ocean	85,000.00	144,750	90%	Unimproved	130,275
2.87	Acres-Rear Land 1	3,000.00	8,610	100%		8,610
Total Acres 5.77			Land Total			138,885
Accpt Land		138,900	Accepted Bldg		0	Total
						138,900

PERRY

Valuation Report

10/17/2017

Name: FORTY-FIVE NORTH,LLC

Page 336

Account: 561 Card: 1 of 1

Map/Lot:
Location:001-003-001-005
44 COBSCOOK DR

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	07/29/2016
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	100%		104,103
8.96	Acres-Rear Land 1	3,000.00	26,880	100%	Excess Frt	26,880
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.46					Land Total	136,983

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	333 Sqft	Grade C 100	Base	77,374
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-3,996
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-921
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	292
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	72,749
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	no electricity..	94%	100%	86%	58,468	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	2006	80	C 100	1,690	Avq.	94%	100%	85%	1,359
Open Frame Porch	2006	222	C 100	1,866	Avq.	94%	100%	85%	1,500
One Story Frame	2006	168	C 100	3,548	Avq.	94%	100%	85%	2,851
Frame Shed	2006	144	C 100	2,247	Avq.	94%	100%	85%	1,806
Outbuilding Total									7,516

Acpt Land

137,000

Accepted Bldg

66,000

Total

203,000

Name: FORTY-FIVE NORTH,LLC

Valuation Report

10/17/2017

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Map/Lot:

001-003-001-005

Account:

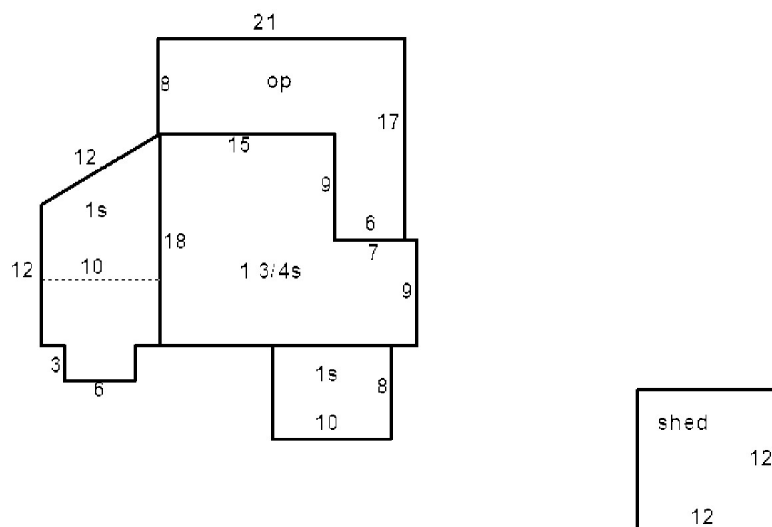
561

Card:

1 of 1

Location:

44 COBSCOOK DR



PERRY
Name: FOUNTAIN,ALICE CHRISTINE & SUSAN

Valuation Report

10/17/2017

Page 338

Map/Lot:

007-006

Account: 357 Card: 1 of 1

Location:

91 LAMOND LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 05/01/1998
Sale Price 0
Sale Type
Financing
Verified
Validity

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled Well
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	100%		104,103
20.00	Acres-Rear Land 1	3,000.00	60,000	100%		60,000
24.50	Acres-Rear Land 2	450.00	11,025	100%		11,025
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 46.00						Land Total 178,128

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	713 Sqft	Grade E 100	Base	54,142
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-4,813
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,316
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-624
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1800	0	Obsolete	Obsolete	Poor	Inadeq.	43,389
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Delapidation	None	40%	43%	100%	7,463	
Outbuildings/Additions/Improvements					Value Rcnld	
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	Value Rcnld
Frame Shed	1800	560	E 100	3,249 Poor	40% 43% 100%	559
One Story Frame	1800			---- SOUND VALUE ----		300
One Story Frame	1800			---- SOUND VALUE ----		300
Frame Garage	1800	240	E 100	4,039 Poor	40% 43% 100%	695
Outbuilding Total						1,854
Acpt Land		178,100	Accepted Bldg		9,300	Total 187,400

PERRY

Valuation Report

10/17/2017

Name: FRADETTE,ROBERT R & PATRICIA B

Page 339

Map/Lot:

002-011

Account: 756 Card: 1 of 2

Location:

91 LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
4.00	Acres-Rear Land 1	3,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00					Land Total	48,000

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade B 100	Base	105,137
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-120
					0
					0
Foundation	Concrete	Basement	Dry 3/4 Bmt	Basement	-1,220
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,740
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
1984	0	Typical	Typical	Average	Typical	105,537
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	85%	100%	100%	89,706	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Unfin Basement	1984	192	B 100	4,465	Avq.	85%	100%	100%	3,795
Wood Deck	1984	384	B 100	4,152	Avq.	85%	100%	100%	3,529
Patio	1984	90	B 100	1,469	Avq.	85%	100%	100%	1,249
Wood Deck	1984	168	B 100	1,992	Avq.	85%	100%	100%	1,693
Bulkhead	1984	128	B 100	2,579	Avq.	85%	100%	100%	2,192
Open Frame Porch	1984	192	B 100	2,042	Avq.	85%	100%	100%	1,736
Frame Shed	1984	96	D 100	1,440	Avq.	85%	100%	100%	1,224
Outbuilding Total									15,418

Acpt Land

48,000

Accepted Bldg

105,100

Total

153,100

PERRY

Valuation Report

10/17/2017

Name: FRADETTE,ROBERT R & PATRICIA B

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Map/Lot:

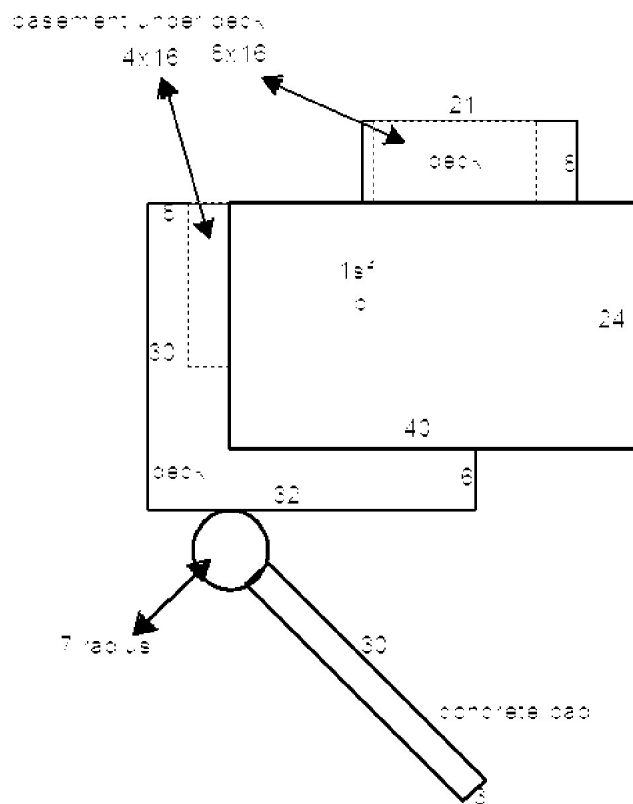
002-011

Account: 756

Card: 1 of 2

Location:

91 LINCOLN COVE RD



PERRY

Valuation Report

10/17/2017

Name: FRADETTE,ROBERT R & PATRICIA B

Page 341

Map/Lot:

002-011

Account: 756 Card: 2 of 2

Location:

91 Lincoln Cove Rd

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	576 Sqft	Grade C 110	Base	70,008
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	-1,267
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt	4,290
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,001
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
1984	0	Typical	Typical	Average	Typical
Functional Obsolescence				Phys. %	Econ. %
None				85%	100%
Economic Obsolescence				100%	100%
None					
Outbuildings/Additions/Improvements				Percent Good	
Description	Year	Units	Grade	Phy	Func
Wood Deck	1984	192	C 110	85%	100%
				Econ	
				100%	
				Outbuilding Total	
				1,670	
Acpt Land				62,900	Total
0 Accepted Bldg				62,900	

PERRY

Valuation Report

10/17/2017

Name: FRADETTE,ROBERT R & PATRICIA B

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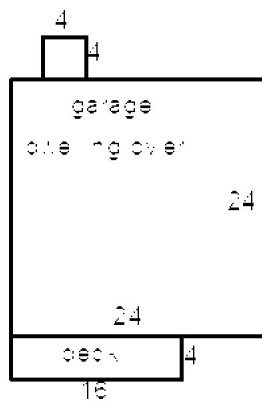
Map/Lot:

002-011

Account: 756 Card: 2 of 2

Location:

91 Lincoln Cove Rd



PERRY
Name: FRADETTE,ROBERT R & PATRICIA B

Valuation Report

10/17/2017

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Map/Lot:

002-011

Account: 756

Location:

91 Lincoln Cove Rd

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	48,000	105,100	153,100	48,000	105,100	153,100
2	0	62,900	62,900	0	62,900	62,900
TOTAL	48,000	168,000	216,000	48,000	168,000	216,000

PERRY
Name: FRANCIS,DOROTHY A

Valuation Report

10/17/2017

Page 344

Map/Lot:

003-038

Account: 70 Card: 1 of 1

Location:

12 LEACH PT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 01/01/2010
Sale Price 40,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 25,050

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	320 Sqft	Grade D 110	Base	67,888
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	-3,074
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-684
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	Average	Typical	64,130
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		86%	100% 100%	55,152

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1995	156	D 110	2,972	Avq.	86%	100%	100%	2,556
Unfin Basement	1995	156	D 110	3,073	Avq.	86%	100%	100%	2,643
One Story Frame	1995	78	D 110	1,486	Avq.	86%	100%	100%	1,278
One Story Frame	1987	240	D 110	4,573	Avq.	86%	100%	100%	3,933
Open Frame Porch	1995	128	D 110	1,027	Avq.	86%	100%	100%	883
Frame Shed	1995	143	D 100	1,834	Avq-	84%	100%	100%	1,541
One Story Frame	1973	314	D 100	5,438	Avq-	76%	100%	100%	4,133

Outbuilding Total 16,967

Acpt Land

25,100

Accepted Bldg

72,100

Total

97,200

PERRY

Name: FRANCIS,DOROTHY A

Valuation Report

10/17/2017

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Map/Lot:

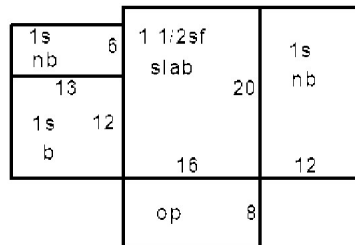
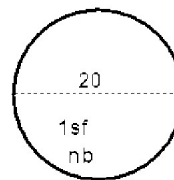
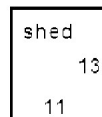
003-038

Account: 70

Card: 1 of 1

Location:

12 LEACH PT RD



PERRY
Name: FRANCIS,MARY E

Valuation Report

10/17/2017

Page 346

Map/Lot:

006-050-A

Account: 1005 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	880 Sqft	Grade D 100	Base	65,473
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	-8,659
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,046
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,624
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Built		Renovated	Kitchens	Baths	Condition		Layout			Total
2000		0	Typical	Typical	Average		Typical		61,484	
Functional Obsolescence			Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None			Location		91%	100%	90%	50,355		
Outbuildings/Additions/Improvements					Percent Good					
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld	
Frame Shed	2011	112	E 100	960	Avq.	95%	100%	90%	821	
Frame Shed	2012	96	D 100	1,440	Fair	85%	100%	90%	1,102	
Outbuilding Total									1,923	
Acpt Land			0	Accepted Bldg		52,300	Total		52,300	

PERRY
Name: FRANKLAND,BRENT & SHANNON

Valuation Report

10/17/2017

Page 347

Map/Lot:

003-027-001

Location:

CANNON HILL RD

Account: 1059 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	07/24/2014
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
3.80	Acres-Rear Land 2	450.00	1,710	100%		1,710
Total Acres 4.80				Land Total		19,710

Accpt Land	19,700	Accepted Bldg	0	Total	19,700
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PERRY

Valuation Report

10/17/2017

Name: FRANKLAND,JEFFREY

Page 348

Map/Lot:

003-027-001

Account: 1050 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Residential .
 Topography Rolling
 Utilities
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 1 1 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
3.80	Acres-Rear Land 2	450.00	1,710	100%		1,710
Total Acres 4.80				Land Total		19,710
Accpt Land		19,700	Accepted Bldg	0	Total	19,700

PERRY

Valuation Report

10/17/2017

Name: FRANKLIN,JOHN E & ELIZA V

Page 349

Map/Lot:

006-043

Account: 21 Card: 1 of 1

Location:

94 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	10/05/2015
Sale Price	54,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Residential .
Topography	Rolling
Utilities	Dug WellCesspool
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	50%	Size/Shape	35,355
3.30	Acres-Rear Land 2	450.00	1,485	100%		1,485
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
Total Acres 5.30					Land Total	40,440

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	525 Sqft	Grade C 100	Base	92,992
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-2,063
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-919
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	2001	Old Type	Obsolete	Below Average	Typical	84,010
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None			60%	55%	100%
						27,723

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1900	182	C 100	3,844	Avq-	60%	55%	100%	1,268
Unfin Basement	1900	182	C 100	3,526	Avq-	60%	55%	100%	1,164
Wood Deck	1900	88	C 100	954	Avq-	60%	55%	100%	315
Frame Shed	1900	224	C 100	3,064	Avq.	65%	100%	100%	1,992
Outbuilding Total									4,739

Acpt Land

40,400

Accepted Bldg

32,500

Total

72,900

PERRY
Name: FRANKLIN,JOHN E & ELIZA V

Valuation Report

10/17/2017

Page 350

Map/Lot:

006-032

Account: 73 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	06/13/2013
Sale Price	19,000
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
Total Acres 12.00				Land Total		15,750

Accpt Land	15,800	Accepted Bldg	0	Total	15,800
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PERRY
Name: FREDETTE,JOSEPH

Valuation Report

10/17/2017

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Map/Lot: 011-040

Account: 991 Card: 1 of 1

Location: 622 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
90.50	Acres-Rear Land 2	450.00	40,725	100%		40,725
Total Acres 91.50				Land Total		51,525
Accpt Land		51,500	Accepted Bldg	0	Total	51,500

PERRY
Name: FRENCH,JOHN A

Valuation Report

10/17/2017

Page 352

Map/Lot:

003-035-003

Location:

LEACH POINT RD

Account: 850 Card: 1 of 1

Neighborhood 8 LINCOLN COVE RD

Sale Data	
Sale Date	03/27/2007
Sale Price	80,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.92	Acres-Ocean --	55,000.00	76,210	100%		76,210
Total Acres 1.92				Land Total		76,210

Accpt Land	76,200	Accepted Bldg	0	Total	76,200
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PERRY
Name: FROST,GENEVA DUNCAN-

Valuation Report

10/17/2017

Page 353

Map/Lot:

004-002-003

Account: 223 Card: 1 of 1

Location:

463 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00 Land Total						30,500

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,120 Sqft	Grade B 100	Base	176,741
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	3,553
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
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
1990	0	Typical	Typical	Average	Typical	185,294
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	163,059

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1990	192	B 100	5.069	Avq.	88%	100%	100%	4,461
Open Frame Porch	1990	320	B 100	3.280	Avq.	88%	100%	100%	2,886
Frame Garage	1990	624	B 100	18.252	Avq.	88%	100%	100%	16,062
Frame Shed	1990	420	E 100	2.534	Avq.	88%	50%	100%	1,115
Metal Garage	1990	1800	B 110	52.308	Good	90%	110%	100%	51,785
Outbuilding Total									76,309

Acpt Land

30,500

Accepted Bldg

239,400

Total

269,900

PERRY
Name: FROST,GENEVA DUNCAN-

Valuation Report

10/17/2017

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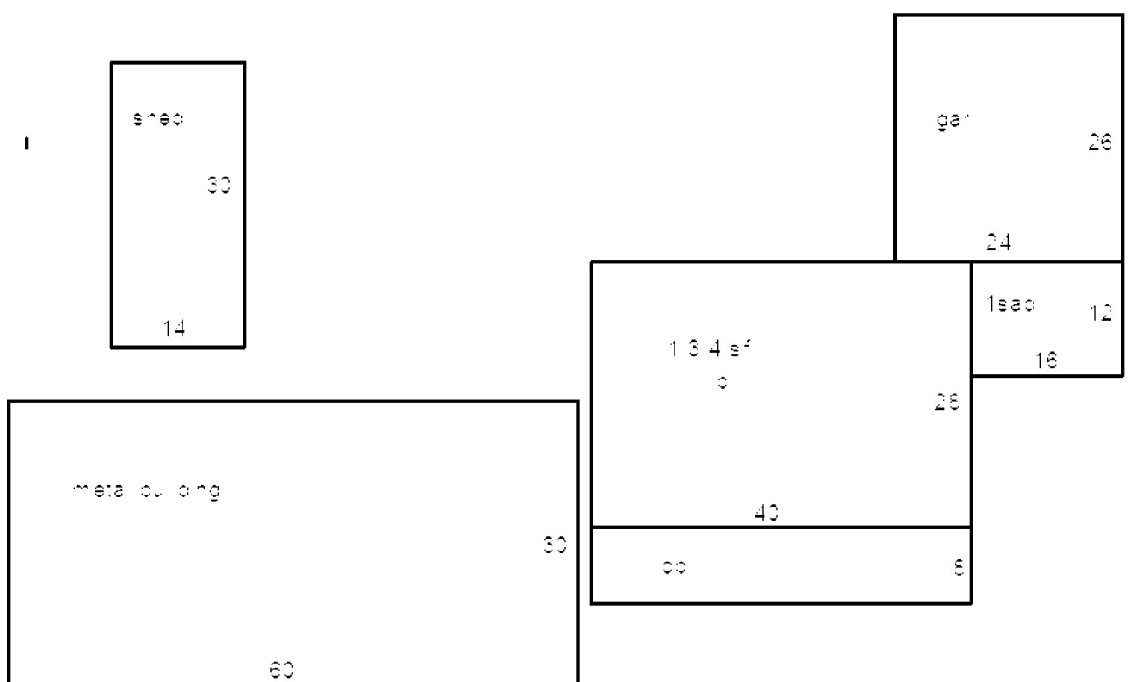
Account: 223 Card: 1 of 1

Map/Lot:

004-002-003

Location:

463 OLD EASTPORT RD



PERRY
Name: FROST,GENEVA DUNCAN-

Valuation Report

10/17/2017

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Map/Lot:

003-003

Location:

BIRCH POINT RD

Account: 224 Card: 1 of 1

Neighborhood 7 BIRCH PT RD
Tree Growth 1996
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None
TG RECERT YEAR 2006

Sale Data	
Sale Date	04/03/2012
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

X Coordinate 2006 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
66.00	Acres-Softwood	145.00	9,570	100%		9,570
72.00	Acres-Mixed Wood	167.00	12,024	100%		12,024
Total Acres 138.00				Land Total		21,594

Accpt Land

21,600

Accepted Bldg

0 **Total**

21,600

PERRY
Name: FROST,GENEVA DUNCAN-

Valuation Report

10/17/2017

Page 356

Map/Lot:

002-002

Location:

CANNON HILL RD

Account: 225 Card: 1 of 1

Neighborhood 6 CANNON HILL RD
Tree Growth 1996
Zoning/Use Rural.....
Topography Above Street
Utilities NoneNone
Street Gravel
TG RECERT YEAR 2006

Sale Data	
Sale Date	04/03/2012
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

X Coordinate 2006 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
15.00	Acres-Mixed Wood	167.00	2,505	100%		2,505
7.00	Acres-Hardwood	127.00	889	100%		889
Total Acres 29.00					Land Total	16,894

Accpt Land

16,900

Accepted Bldg

0

Total

16,900

PERRY
Name: FROST,GENEVA DUNCAN-

Valuation Report

10/17/2017

Page 357

Map/Lot:

004-003

Location:

OLD EASTPORT RD

Account: 461 Card: 1 of 1

Neighborhood 16 OLD EASTPORT RD
Tree Growth 1996
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	04/03/2012
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

X Coordinate 2014 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
7.00	Acres-Rear Land 1	3,000.00	21,000	60%	View/Envir	12,600
12.00	Acres-Mixed Wood	167.00	2,004	100%		2,004
Total Acres 19.00					Land Total	14,604

Accpt Land	14,600	Accepted Bldg	0	Total	14,600
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PERRY

Valuation Report

10/17/2017

Name: FROST,KENNETH JR & SUSAN 1/2 &

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DIANE 1/2

Map/Lot:

005-050

Account: 230

Card: 1 of 1

Location:

THOMPSON STORE RD

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 09/30/2006

Sale Price 19,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean --	55,000.00	110,000	100%		110,000
2.20	Acres-Rear Land 1	3,000.00	6,600	60%	View/Envir	3,960
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.20						Land Total 119,960

Dwelling Description**Replacement Cost New**

Conventional	One Story	880 Sqft	Grade B 100	Base	105,060
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	8,250
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,738
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	1/4 Finished			Attic	5,525
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	550
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Good	Typical	125,147
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None			94%	90%	100%
						Value Rcndd

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
Open Frame Porch	2007	800	B 100	7,918	Good	94%	90%	100%	6,699
Wood Deck	2007	120	B 100	1,512	Good	94%	90%	100%	1,279
Wood Deck	2007	240	B 100	2,712	Good	94%	90%	100%	2,294
Outbuilding Total									10,272

Acpt Land

120,000

Accepted Bldg

116,100

Total

236,100

PERRY

Valuation Report

10/17/2017

Name: FROST,KENNETH JR & SUSAN 1/2 &

Page 359

DIANE 1/2

Map/Lot:

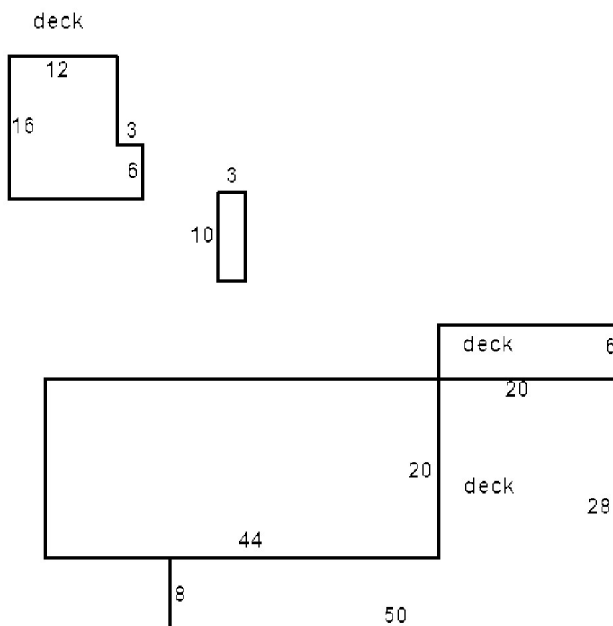
005-050

Account: 230

Card: 1 of 1

Location:

THOMPSON STORE RD



PERRY
Name: FROST,PAULA

Valuation Report

10/17/2017

Page 360

Map/Lot:

004-002-00D

Account: 941 Card: 1 of 1

Location:

451 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 21,450

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
14Mobile Home	1990	14X66	B 100	27.816	Good	67%	100%	100%	18,637
Frame Garage	1981	384	D 100	8,630	Ava-	79%	100%	100%	6,818
One Story Frame	2006	560	B 100	14,784	Good	94%	100%	100%	13,897
Open Frame Porch	2006	120	B 100	1,348	Good	94%	100%	100%	1,267
Open Frame Porch	2015	240	C 100	2,005	Ava.	95%	100%	100%	1,905
Outbuilding Total									42,524
Acpt Land		21,500	Accepted Bldg		42,500	Total			64,000

PERRY
Name: FROST,PAULA

Valuation Report

10/17/2017

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Map/Lot:

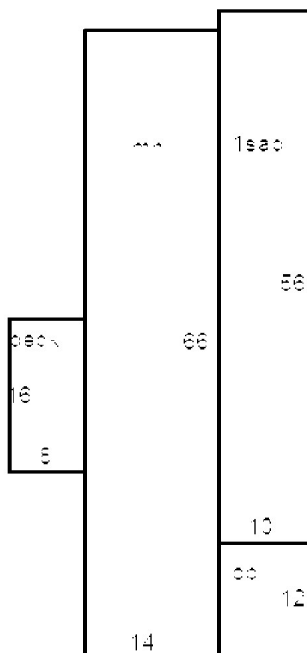
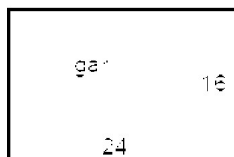
004-002-00D

Location:

451 OLD EASTPORT RD

Account: 941

Card: 1 of 1



PERRY
Name: FTOREK, TESSA C

Valuation Report

10/17/2017

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Map/Lot:

014-014

Account: 231 Card: 1 of 1

Location:

28 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.28	Acres-Lake	80,000.00	42,332	100%		42,332
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 0.28 Land Total						46,832

Dwelling Description

Replacement Cost New

Conventional	One Story	618 Sqft	Grade D 100	Base	56,867
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-6,841
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-801
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-507
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1956	0	Typical	Typical	Average	Typical	48,718
Functional Obsolescence				Phys. %	Func. %	Econ. %
Incomplete		None		75%	90%	100%
						32,885

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1956	91	E 100	842	Avq.	75%	100%	100%	632
Frame Shed	1956	120	E 100	1,000	Avq.	75%	100%	100%	750
Frame Shed	1956	63	E 100	710	Fair	61%	100%	100%	433
Outbuilding Total									1,815

Acpt Land

46,800

Accepted Bldg

34,700

Total

81,500

PERRY
Name: GANEM,PAUL F

Valuation Report

10/17/2017

Page 363

Map/Lot:

006-037

Account: 234 Card: 1 of 1

Location:

COUNTY RD OFF

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Ocean/Cove	50,000.00	122,475	90%	Unimproved	110,227
8.00	Acres-Rear Land 1	3,000.00	24,000	60%	View/Envir	14,400
Total Acres 14.00			Land Total			124,627
Accpt Land		124,600	Accepted Bldg		0	Total
						124,600

PERRY

Valuation Report

10/17/2017

Name: GARRIOTT,JERALD N

Page 364

Map/Lot:

015-009

Account: 239 Card: 1 of 1

Location:

41 BISHOP LN

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities LakeSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
					Land Total	42,867

Dwelling Description

Replacement Cost New

Conventional	One Story	576 Sqft	Grade D 110	Base	60,428
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	-6,235
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-821
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	4,559
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	57,931
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	87%	100%	100%	50,400	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1988	144	D 110	2,743	Avq.	87%	100%	100%	2,386
Wood Deck	1988	320	D 110	2,534	Avq.	87%	100%	100%	2,205
Frame Shed	1988	56	D 110	1,216	Avq.	87%	100%	100%	1,058
Open Frame Porch	1988	21	D 110	282	Avq.	87%	100%	100%	245
Outbuilding Total									5,894

Acpt Land

42,900

Accepted Bldg

56,300

Total

99,200

PERRY
Name: GAUG,JASON

Valuation Report

10/17/2017

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Map/Lot:

011-009-019

Account: 506 Card: 1 of 1

Location:

41 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	05/01/2001
Sale Price	36,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
9.60	Acres-Rear Land 2	450.00	4,320	100%		4,320
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.60 Land Total						22,320

Dwelling Description

Replacement Cost New

Conventional	One Story	1,008 Sqft	Grade C 100	Base	91,229
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-101
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	2,400
Heating	100% Floor/Wall	Cooling	0%	Heat	-1,593
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	4,772
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1982	2001	Typical	Typical	Below Average	Typical	96,707	
Functional	Obsolescence		Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		80%	85%	100%	65,761

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1982	112	C 100	1,146	Avq-	80%	85%	100%		779
Outbuilding Total										779

Acpt Land

22,300

Accepted Bldg

66,500

Total

88,800

PERRY
Name: GAWE,DONNA A

Valuation Report

10/17/2017

Page 366

Map/Lot:

003-035-002

Account: 849 Card: 1 of 1

Location:

91 LEACH PT RD

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data	
Sale Date	07/01/1997
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.60	Acres-Ocean --	55,000.00	69,570	100%		69,570
1.33	Acres-Rear Land 1	3,000.00	3,990	100%		3,990
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.93						79,560
Land Total						

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	971 Sqft	Grade B 100	Base	159,361
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	2,639
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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	Average	Typical	169,500
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	90%	100%	100%	152,550	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1997	15	B 100	332	Avq.	90%	100%	100%	299
Wood Deck	1997	50	B 100	812	Avq.	90%	100%	100%	731
Frame Garage	1997	231	B 100	9,906	Avq.	90%	100%	100%	8,915
Wood Deck	1997	96	B 100	1,272	Avq.	90%	100%	100%	1,145
Outbuilding Total									11,090

Acpt Land

79,600

Accepted Bldg

163,600

Total

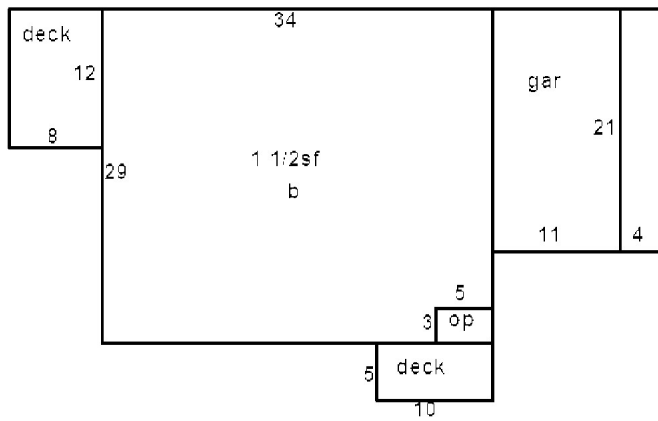
243,200

PERRY
Name: GAWE,DONNA A

Valuation Report

10/17/2017
Page 367
003-035-002
91 LEACH PT RD

Account: 849 Card: 1 of 1 Map/Lot:
Location:



PERRY
Name: GEEL,FRANCIS

Valuation Report

10/17/2017
Page 368
008-001-00N
27 US RTE ONE

Account: 1009 Card: 1 of 1

Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,040 Sqft	Grade C 100	Base	86,640
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	Dry None	Basement	-5,196
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	110% Hot Water BB	Cooling	0% None	Heat	1,961
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	520
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition			Unimpr. Area			0
Built	Renovated	Kitchens	Baths	Condition	Layout			Total		
2010	0	Typical	Typical	Below Average	Typical			83,925		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
None		None		90%	100%	100%	75,533			
Outbuildings/Additions/Improvements				Percent Good			Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Frame Shed	2010	240	E 100	1,614	Poor	75%	100%	100%	1,210	
Outbuilding Total									1,210	
Acpt Land			0	Accepted Bldg			76,700	Total	76,700	

PERRY

Valuation Report

10/17/2017

Name: GEORGE,VINCENT & DARLA

Page 369

Map/Lot:

003-033

Account: 135 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD
 Tree Growth 1994
 Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel
 TG RECERT YEAR 2008

Sale Data	
Sale Date	08/06/2015
Sale Price	20,000
Sale Type	Land Only
Financing	Conventional
Verified	Buyer
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2016 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
20.00	Acres-Softwood	145.00	2,900	100%		2,900
23.00	Acres-Mixed Wood	167.00	3,841	100%		3,841
Total Acres 43.00					Land Total	6,741
Accpt Land		6,700	Accepted Bldg		0	Total
						6,700

PERRY

Valuation Report

10/17/2017

Name: GEORGE,VINCENT D & DARLA J

Page 370

Map/Lot:

003-041

Account: 222 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD
 Tree Growth 2016
 Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Sale Data	
Sale Date	10/15/2015
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
20.00	Acres-Softwood	145.00	2,900	100%		2,900
20.00	Acres-Mixed Wood	167.00	3,340	100%		3,340
Total Acres 40.00					Land Total	6,240

Accpt Land

6,200

Accepted Bldg0 **Total**

6,200

PERRY

Valuation Report

10/17/2017

Name: GEORGE,VINCENT Z & DARLA J

Page 371

Map/Lot:

003-032

Account: 39 Card: 1 of 1

Location:

CANNON HILL RD.

Neighborhood 6 CANNON HILL RD
 Tree Growth 2016
 Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Sale Data	
Sale Date	08/07/2014
Sale Price	14,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
15.00	Acres-Softwood	145.00	2,175	100%		2,175
14.00	Acres-Mixed Wood	167.00	2,338	100%		2,338
Total Acres 29.00					Land Total	4,513

Accpt Land

4,500

Accepted Bldg0 **Total**

4,500

PERRY

Valuation Report

10/17/2017

Name: GEORGE,VINCENT Z & DARLA J

Page 372

Map/Lot:

003-040

Account: 697 Card: 1 of 1

Location:

427 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	11/21/2016
Sale Price	150,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
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 10.00						Land Total 23,850

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	480 Sqft	Grade C 100	Base	89,332
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	Dry None	Basement	-3,800
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,235
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	420
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Average	Typical	91,187
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	87%	90%	100%	71,399	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1989	80	C 100	768	Avq.	87%	90%	100%	601
One Story Frame	1989	80	C 100	1,690	Avq.	87%	90%	100%	1,323
Wood Deck	1989	336	C 100	2,938	Avq.	87%	90%	100%	2,300
Open Frame Porch	1989	88	C 100	830	Avq.	87%	90%	100%	650
Frame Shed	1989	168	E 100	1,246	Avq.	87%	100%	100%	1,084
Finished Attic	1989	480	C 100	7,620	Avq.	87%	90%	100%	5,966
Frame Shed	1989	350	D 100	3,569	Avq.	87%	100%	100%	3,105
One Story Frame	1989	240	C 100	5,069	Avq.	87%	90%	100%	3,969
Frame Garage	1989	576	C 100	13,786	Avq.	87%	100%	100%	11,994
Frame Shed	1989	616	E 100	3,536	Poor	66%	100%	100%	2,334
Outbuilding Total									33,326

Acpt Land

23,900

Accepted Bldg

104,700

Total

128,600

PERRY

Valuation Report

10/17/2017

Name: GEORGE,VINCENT Z & DARLA J

Page 373

Map/Lot:

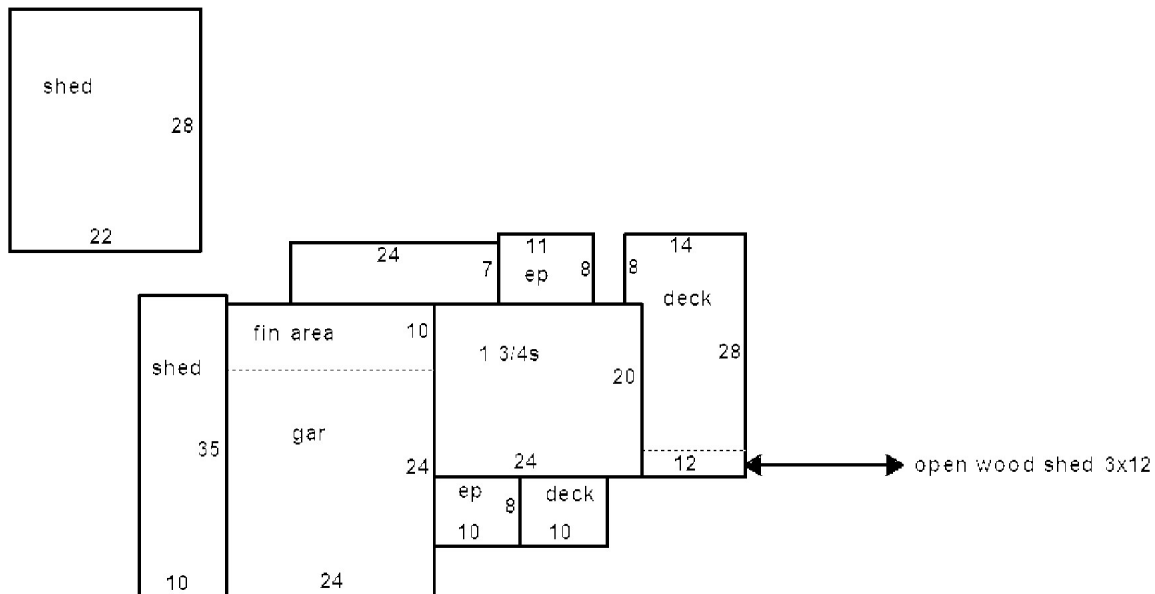
003-040

Account: 697

Card: 1 of 1

Location:

427 CANNON HILL RD



PERRY

Valuation Report

10/17/2017

Name: GIERO,RICHARD A & PATRICIA

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Map/Lot:

005-004-1

Account: 1117 Card: 1 of 1

Location:

183 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 07/17/2003
 Sale Price 175,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
Total Acres 5.00					Land Total	27,800

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,056 Sqft	Grade C 110	Base	98,148
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	1,684
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
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	104,232
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None		None		80%	100%	100%
						83,386

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1970	296	C 110	2,880	Avq.	80%	100%	100%		2,304
Outbuilding Total										2,304

Acpt Land

27,800

Accepted Bldg

85,700

Total

113,500

PERRY

Valuation Report

10/17/2017

Name: GIERO,RICHARD A & PATRICIA 1

Page 375

Map/Lot:

005-004

Account: 374 Card: 1 of 1

Location:

73 SWEET HAVEN LN

Neighborhood 5 ROUTE 1
 Tree Growth 2000
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Paved
 TG RECERT YEAR 2018

Sale Data
 Sale Date 07/17/2003
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	50,000.00	70,711	100%		70,711
11.00	Acres-Mixed Wood	167.00	1,837	100%		1,837
22.00	Acres-Hardwood	127.00	2,794	100%		2,794
2.00	Acres-Class 1 Rds	2,200.00	4,400	100%		4,400
3.00	Acres-Wasteland	120.00	360	100%		360
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.50	Acres-Rear Land 2	450.00	675	100%		675
Total Acres 41.50					Land Total	86,777

Dwelling Description

Replacement Cost New

Post & Bean/Log	Two Story	1,400 Sqft	Grade B 110	Base	235,711
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-192
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1330 Sqft, Grade A	Basement Gar	None	Fin Bsmt	29,925
Heating	100% Radiant Floor	Cooling	100% Central AC	Heat	9,510
Rooms	10				
Bedrooms	5	Add Fixtures	0		
Baths	4	Half Baths	0	Plumbing	24,750
Attic	None			Attic	0
FirePlaces	2			Fireplace	11,688
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	311,392
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
						292,708

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2006	584	B 110	16,960	Avq.	94%	100%	100%	15,942
Unfin Basement	2006	584	B 110	7,386	Avq.	94%	100%	100%	6,943
One Story Frame	2006	100	B 110	2,904	Avq.	94%	100%	100%	2,730
Open Frame Porch	2006	96	B 110	1,226	Avq.	94%	100%	100%	1,152
Wood Deck	2006	750	B 110	8,593	Avq.	94%	100%	100%	8,077
Patio	2006	256	B 110	3,328	Avq.	94%	100%	100%	3,128
Frame Garage	2006	1040	B 110	29,797	Avq.	94%	100%	100%	28,009
Patio	2006	750	B 110	8,422	Avq.	94%	100%	100%	7,917
Frame Shed	2006	96	B 110	2,414	Avq.	94%	100%	100%	2,269
Outbuilding Total									76,167

Acpt Land

86,800

Accepted Bldg

368,900

Total

455,700

PERRY

Valuation Report

10/17/2017

Name: GIUNTA, ROBERT & ISGRO, ROSE ANN

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Map/Lot:

005-041

Account: 153 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 12/17/2003

Sale Price 70,500

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean --	55,000.00	67,361	90%	Unimproved	60,625
1.50	Acres-Rear Land 1	3,000.00	4,500	60%	View/Envir	2,700
Total Acres 3.00					Land Total	63,325

Accpt Land

63,300

Accepted Bldg0 **Total**

63,300

PERRY

Valuation Report

10/17/2017

Name: GLEASON,WILLIAM & CINQUE,JENNIFER L

Page 377

Map/Lot:

009-013

Account: 283 Card: 1 of 1

Location:

375 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	09/26/2014
Sale Price	50,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
26.00	Acres-Rear Land 2	450.00	11,700	100%		11,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 27.00						Land Total 29,700

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	952 Sqft	Grade C 110	Base	138,561
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% Hot Water BB	Cooling	0% None	Heat	2,278
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	785
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1988	0	Typical	Typical	Below Average	Typical	148,224
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	100%	100%	121,544	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Garage	1988	896	C 110	21,145	Avq-	82%	100% 100%	17,339
Outbuilding Total								17,339

Acpt Land

29,700

Accepted Bldg

138,900

Total

168,600

PERRY
Name: GOLDING FARM

Valuation Report

10/17/2017

Page 378

Map/Lot:

012-009

Account: 399 Card: 1 of 1

Location:

675 GOLDING RD

Neighborhood 12 GOLDING RD
Tree Growth 2002
Zoning/Use Residential .
Topography Rolling
Utilities Dug WellSeptic System
Street Gravel
TG RECERT YEAR 2012

Sale Data
Sale Date 06/01/1993
Sale Price 47,800
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2012 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
36.00	Acres-Softwood	145.00	5,220	100%		5,220
34.00	Acres-Mixed Wood	167.00	5,678	100%		5,678
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 77.00						Land Total 30,398

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	450 Sqft	Grade D 100	Base	71,251
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	Damp Full Bmt	Basement	-738
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,451
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-646
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	Obsolete	Average	Typical	63,496
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 65%	Func. % 90%	37,145

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Stable w/Loft	1900	1100	C 100	14,129	Avq.	65%	100%	100%	9,184
Frame Shed	1900	300	E 100	1,920	Avq.	60%	100%	100%	1,152
Open Frame Porch	1900	168	D 100	1,188	Avq.	65%	90%	100%	695
1 & 1/2 Story Fr	1900	399	D 100	9,396	Avq.	65%	90%	100%	5,496
Frame Shed	1900	91	D 100	1,398	Avq.	65%	90%	100%	818
Frame Shed	1900	300	D 100	3,150	Fair	50%	100%	100%	1,575
Outbuilding Total									18,920

Acpt Land

30,400

Accepted Bldg

56,100

Total

86,500

PERRY

Valuation Report

10/17/2017

Name: GOODWIN,DON FIELDING & SUSAN NEED

Page 379

CO-TRUSTEES OF DS GOODWIN REVOCABLE

Map/Lot:

002-010-002-002

Account: 247

Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 01/01/1989
 Sale Price 60,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
3.50	Acres-Rear Land 1	3,000.00	10,500	100%		10,500
Total Acres 5.00				Land Total		104,193

Accpt Land

104,200

Accepted Bldg0 **Total**

104,200

PERRY

Valuation Report

10/17/2017

Name: GOVE,JOYCE H

Page 380

PERSONAL REPRESENTATIVE

Map/Lot:

004-013

Account: 250 Card: 1 of 1

Location:

340 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 09/18/2010
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Misc (Fract)	12,000.00	4,327	100%		4,327
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.13					Land Total	10,327

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	528 Sqft	Grade D 100	Base	73,921
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-2,014
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
1945	0	Old Type	Old Type	Below Average	Typical	71,907
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		66%	94%	100%
						44,611

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1945	32	D 100	887	Avq-	66%	94%	100%	550
Frame Shed	1945	80	E 100	796	Avq-	66%	100%	100%	525
Frame Shed	1945	48	E 100	633	Avq-	66%	100%	100%	418
One Story Frame	1945	192	D 100	3,325	Avq-	66%	94%	100%	2,063
Outbuilding Total									3,556

Acpt Land

10,300

Accepted Bldg48,200 **Total**

58,500

1 of 1

Location:

340 OLD EASTPORT RD

PERRY
Name: GRANGE

Valuation Report

10/17/2017

Page 382

Map/Lot:

018-009

Account: 289 Card: 1 of 1

Location:

163 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Commercial
Topography Level
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 44 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.14	Acres-Misc (Fract)	12,000.00	4,490	100%		4,490
Total Acres 0.14				Land Total		4,490

Commercial Description

Occupancy Type Fraternal Bldg..
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 2 STORY @ 22'
Heating/Cooling Forced Warm Air
Built 1900
Remodeled 0

Base Cost/Sqft		35.66
Heat-Cool/Sqft	+	5.84
Total		41.50
Size Factor	X	1.325
Adjusted Cost/Sqft		54.99
Total Square Feet	X	3,120
Replacement Cost		171,569
Condition	Average	
% Good Physical	X	.50
Functional	X	1.00
Subtotal		85,784

Economic Factor	X	1.00	Total Value	85,784
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Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnld
							Func		
Encl Frame Porch	1900	98	D 100	1,441	Avg.	65%	100%	100%	937
Outbuilding Total									937

Acpt Land	4,500	Accepted Bldg	86,700	Total	91,200
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PERRY

Valuation Report

10/17/2017

Name: GRAY,ALFRED & DOROTHY

Page 383

Map/Lot:

006-029

Account: 731 Card: 1 of 1

Location:

921 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	12/01/2000
Sale Price	25,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
25.00	Acres-Rear Land 2	450.00	11,250	100%		11,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 26.00						Land Total 29,250

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1987	14X75	B 100	30.894	Good	63%	100%	100%	19,401
Railroad Car/Box	1987	1	C 100	1.200	Avq.	86%	100%	100%	1,032
Concrete Slab...	1987	1050	C 100	2.625	Avq.	86%	100%	100%	2,258
Outbuilding Total									22,691
Accpt Land		29,300	Accepted Bldg		22,700	Total			52,000

PERRY

Valuation Report

10/17/2017

Name: GREENBERG,REBECCA

Page 384

Map/Lot:

008-013-001

Account: 151 Card: 1 of 1

Location:

188 LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data

Sale Date	01/01/1993
Sale Price	14,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Arms Length Sale

Zoning/Use	Rural.....
Topography	Rolling
Utilities	NoneNone
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
21.00	Acres-Rear Land 2	450.00	9,450	100%		9,450
Total Acres 22.00						Land Total 21,450

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
One Story Frame	1950	320	E 100	3.379	Avq.	73%	100%	100%	2,467
Frame Shed	1950	136	E 100	1.082	Poor	49%	100%	100%	530
Outbuilding Total									2,997
Acpt Land		21,500	Accepted Bldg		3,000	Total		24,500	

PERRY
Name: GREENLAW,CHRISTINA

Valuation Report

10/17/2017

Page 385

Map/Lot:

009-041

Location:

US RTE ONE

Account: 767 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	04/01/1997
Sale Price	10,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
9.70	Acres-Rear Land 2	450.00	4,365	100%		4,365
Total Acres 10.70				Land Total		22,365

Accpt Land	22,400	Accepted Bldg	0	Total	22,400
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PERRY

Valuation Report

10/17/2017

Name: GREENLAW,COREY E & GRUNDY,ELIZABETH

Page 386

Map/Lot:

011-040-001

Account: 220

Card: 1 of 1

Location:

622 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 01/21/2017
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
7.50	Acres-Rear Land 2	450.00	3,375	100%		3,375
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.50						21,375

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	896 Sqft	Grade D 100	Base	99,020
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	0% Not Heated	Cooling	0% None	Heat	-4,562
Rooms	8				
Bedrooms	4	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
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	Obsolete	Obsolete	Poor	Typical	89,538
Functional Obsolescence				Phys. %	Econ. %	Value(Rcnd)
Delapidation		None		65%	45%	26,190

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Open Frame Porch	1988	834	D 100	5,410	Poor	65%	45%	100%	1,583
Frame Garage	1988	176	D 100	5,732	Poor	65%	45%	100%	1,677
Frame Shed	1988	196	E 100	1,389	Poor	65%	100%	100%	903
Outbuilding Total									4,163

Acpt Land

21,400

Accepted Bldg

30,400 Total

51,800

PERRY

Valuation Report

10/17/2017

Name: GRENIER,ERIC & MELVIN

Page 387

Map/Lot:

008-003-B

Account: 1086 Card: 1 of 1

Location:

82 LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Residential .
 Topography Rolling
 Utilities
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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
12Mobile Home	1980	12X56	D 100	16,397	Poor	10%	50%	100%	820
						Outbuilding Total			820
Accpt Land			0	Accepted Bldg			800	Total	800

PERRY
Name: GRIFFIN,JEFFREY

Valuation Report

10/17/2017

Page 388

Map/Lot:

008-011

Account: 338 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data	
Sale Date	11/01/1989
Sale Price	3,000
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
33.00	Acres-Rear Land 2	450.00	14,850	100%		14,850
Total Acres 34.00					Land Total	25,650

Accpt Land	25,700	Accepted Bldg	0	Total	25,700
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PERRY
Name: GRIMSHAW,PAUL

Valuation Report

10/17/2017
Page 389
014-025-002
COOK RD

Account: 934 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	07/01/2014
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
6.42	Acres-Rear Land 2	450.00	2,889	100%		2,889
Total Acres 7.42				Land Total		13,689

Accpt Land	13,700	Accepted Bldg	0	Total	13,700
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PERRY
Name: GRIMSHAW,W PAUL

Valuation Report

10/17/2017

Page 390

Map/Lot:

010-008

Account: 238 Card: 1 of 1

Location:

1359 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Below Street
Utilities Septic System
Street Paved

Sale Data
Sale Date 10/26/2007
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

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.03	Acres-Rear Land 1	3,000.00	3,090	100%		3,090
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.03 Land Total						29,090

Dwelling Description

Replacement Cost New

Seasonal	Two Story	1,500 Sqft	Grade B 100	Base	185,598
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	-19,969
Fin. Basement Area	None	Basement Gar	3 CAR	Fin Bsmt	6,750
Heating	100% Floor/Wall	Cooling	0% None	Heat	-5,925
Rooms	4				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,500	Insulation	0
Unfin. Living Area	50%			Unfinished	-11,250

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Modern	Modern	Above Average	Typical	155,204
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
Value(Rcnd)						145,892

Acpt Land

29,100

Accepted Bldg

145,900

Total

175,000

PERRY
Name: GRIMSHAW,W PAUL

Valuation Report

10/17/2017

Page 391

Map/Lot:

014-020

Account: 335 Card: 1 of 1

Location:

21 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	05/21/2004
Sale Price	28,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.11	Acres-Lake	80,000.00	26,533	100%		26,533
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.11						32,533

Dwelling Description

Replacement Cost New

Seasonal	One Story	600 Sqft	Grade E 110	Base	31,949
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	-3,630
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-521
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	2,833
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-330
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1985	0	Typical	Typical	Average	Typical	30,301
Functional Obsolescence						Value(Rcnld)
None		None		86%	100%	26,059

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1985	180	E 110	930	Avq.	86%	100%	100%	800
Wood Deck	1985	328	E 110	1,581	Avq.	86%	100%	100%	1,360
Frame Shed	1985	24	E 100	510	Avq.	86%	100%	100%	439
Outbuilding Total									2,599

Acpt Land

32,500 **Accepted Bldg**

28,700 **Total**

61,200

PERRY
Name: GRIMSHAW,W PAUL

Valuation Report

10/17/2017

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Map/Lot:

014-023

Account: 764 Card: 1 of 1

Location:

27 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 12/02/2007
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
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.23 Land Total						44,367

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	683 Sqft	Grade C 100	Base	105,845
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	-6,147
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,888
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	1995	Typical	Typical	Average	Typical	103,810
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
Incomplete		None		82%	100% 100%	85,124

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Patio	2012	702	C 100	5.765	Avq.	82%	100%	100%	4,727
Frame Shed	2000	192	C 100	2.737	Avq.	82%	100%	100%	2,244
Frame Shed	2000	56	C 100	1.347	Avq.	82%	100%	100%	1,105
Outbuilding Total									8,076

Acpt Land

44,400

Accepted Bldg

93,200

Total

137,600

PERRY
Name: GROSS,LESLIE

Valuation Report

10/17/2017

Page 393

Map/Lot:

002-018

Account: 204 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	09/12/2016
Sale Price	6,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Level
Utilities NoneNone
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Misc (Fract)	12,000.00	8,485	75%	Unimproved	6,364
Total Acres 0.50				Land Total		6,364
Accpt Land		6,400	Accepted Bldg		0	Total
						6,400

PERRY
Name: GROSS,LESLIE W

Valuation Report

10/17/2017

Page 394

Map/Lot:

002-017

Account: 699 Card: 1 of 1

Location:

520 Old Eastport Rd

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	04/01/2011
Sale Price	142,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1 HELEN ROMANO DECEASED 11-10-2011

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
0.96	Acres-Rear Land 1	3,000.00	2,880	100%		2,880
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.96 Land Total						93,880

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	630 Sqft	Grade C 100	Base	100,133
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 3/4 Bmt	Basement	-2,038
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-2,126
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
1890	1995	Typical	Typical	Good	Typical	95,969
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		75%	100%	100%

Outbuildings/Additions/Improvements				Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Rcnld
Wood Deck	1890	120	C 100	1,210	Good	75%	908
Frame Garaqe	1890	480	D 100	9,967	Avq-	60%	5,980
Outbuilding Total							6,888

Acpt Land

93,900

Accepted Bldg

78,900

Total

172,800

PERRY
Name: GROSS,LESLIE W

Valuation Report

10/17/2017

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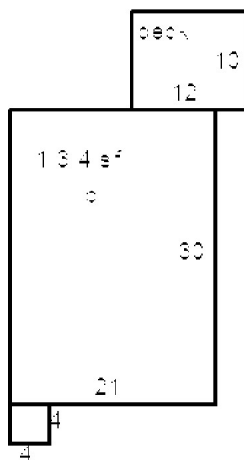
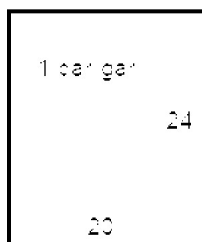
Map/Lot:

002-017

Location:

520 Old Eastport Rd

Account: 699 Card: 1 of 1



PERRY

Valuation Report

10/17/2017

Name: GUILMETTE,RAYMOND A & PATRICIA K,

Page 396

GUILMETTE LIVING TRUST

Map/Lot:

013-050-007

Account: 649 Card: 1 of 1

Location:

13 SUNRISE SHORES DR NORTH

Neighborhood 20 GIN COVE RD

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

Sale Data
 Sale Date 11/07/2003
 Sale Price 150,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean	85,000.00	100,573	100%		100,573
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40					Land Total	106,573

Dwelling Description

Replacement Cost New

Ranch	One Story	2,000 Sqft	Grade B 100	Base		171,000
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	1280 Sqft, Grade B	Basement Gar	None	Fin Bsmt		24,000
Heating	100% Hot Water BB	Cooling	0% None	Heat		3,625
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	1	Plumbing		12,500
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,250
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2012	0	Typical	Typical	Average	Typical	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	201,756	
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN	Cond	Rcnld
Open Frame Porch	2012	192	B 100	2.042	Avq.	1,940
Wood Deck	2012	496	B 100	5.272	Avq.	5,008
Patio	2012	688	B 100	7.075	Avq.	6,721
Encl Frame Porch	2012	100	B 100	2.221	Avq.	2,110
Frame Garage	2012	864	B 100	23.349	Avq.	22,182
Open Frame Porch	2012	448	B 100	4.516	Avq.	4,290
Frame Shed	2016	192	E 100	1.368	Avq.	1,300
Outbuilding Total						43,551
Acpt Land		106,600	Accepted Bldg		245,300	Total
						351,900

PERRY

Valuation Report

10/17/2017

Name: GUILMETTE,RAYMOND A & PATRICIA

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GUILMETTE LIVING TRUST

Map/Lot:

013-050-006

Account: 645 Card: 1 of 1

Location:

SUNRISE SHORES DR NORTH

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 11/07/2003

Sale Price 150,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean	85,000.00	100,573	75%	Unimproved	75,430
Total Acres 1.40				Land Total		75,430

Accpt Land

75,400

Accepted Bldg

0

Total

75,400

PERRY

Valuation Report

10/17/2017

Name: GUILMETTE,RAYMOND A & PATRICIA

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GUILMETTE LIVING TRUST

Map/Lot:

013-050-014

Account: 1077 Card: 1 of 1

Location:

SUNRISE SHORES DR NORTH

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 11/07/2003
 Sale Price 150,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Partial Interest

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

Reference 1 THIS LOT HAS COVENANT IN DEED NO BLDG

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.49	Acres-Baselot (Fract)	30,000.00	36,620	50%	Restrictio	18,310
Total Acres 1.49				Land Total		18,310

Accpt Land

18,300

Accepted Bldg0 **Total**

18,300

PERRY

Valuation Report

10/17/2017

Name: GUISSINGER,GARY LEE & JEANNE ARTMAN

Page 399

Map/Lot:

013-021

Account: 256 Card: 1 of 1

Location:

815 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	34,550

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	629 Sqft	Grade C 100	Base	101,452
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 3/4 Bmt	Basement	-777
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,740
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
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	102,935
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	100%	100%	84,407	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1976	192	C 100	2,717	Avq.	82%	100%	100%	2,228
Open Frame Porch	1976	64	C 100	645	Avq.	82%	100%	100%	529
Wood Deck	1976	128	C 100	1,274	Avq.	82%	100%	100%	1,045
One Story Frame	1976	752	C 100	15,882	Avq.	82%	100%	100%	13,023
Unfin Basement	1976	752	C 100	6,143	Avq.	82%	100%	100%	5,037
Frame Shed	1976	240	D 100	2,647	Avq.	82%	100%	100%	2,171
Outbuilding Total									24,033

Acpt Land

34,600

Accepted Bldg

108,400

Total

143,000

PERRY

Valuation Report

10/17/2017

Name: GUNDRY,ELIZABETH L

Page 400

Map/Lot:

013-048

Account: 340 Card: 1 of 1

Location:

8 BERGER FARM RD

Neighborhood 20 GIN COVE RD

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

Sale Data
 Sale Date 04/19/2016
 Sale Price 102,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
2.39	Acres-Rear Land 2	450.00	1,076	100%		1,076
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.39						Land Total 92,076

Dwelling Description

Replacement Cost New

Conventional	Two Story	832 Sqft	Grade C 115	Base	137,531
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	2,775
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,600
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	144,906
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		85%	100%	123,170

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1982	240	C 115	2,496	Avq.	85%	100%	100%	2,122
Wood Deck	1982	144	C 115	1,612	Avq.	85%	100%	100%	1,370
Frame Garage	1982	672	C 115	17,730	Avq.	85%	100%	100%	15,070
Carport/Canopy	1982	240	E 100	1,010	Avq.	85%	100%	100%	858
Frame Shed	1982	150	E 100	1,154	Avq.	85%	100%	100%	981
Outbuilding Total									20,401

Acpt Land

92,100

Accepted Bldg

143,600

Total

235,700

PERRY
Name: GUNDRY,ELIZABETH L

Valuation Report

10/17/2017

Page 401

Map/Lot:

013-030

Account: 456 Card: 1 of 1

Location:

695 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 08/06/2010
Sale Price 90,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.68	Acres-Baselot (Fract)	20,000.00	16,492	100%		16,492
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.68				Land Total		22,492

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,160 Sqft	Grade C 110	Base	155,991
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	Heavy	SFLA	2,030	Insulation	1,117
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	2000	Typical	Typical	Average	Typical	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None			None	87%	100%	100%
						Value(Rcnld)
						136,684

Acpt Land

22,500

Accepted Bldg

136,700

Total

159,200

PERRY

Valuation Report

10/17/2017

Name: HAMBLIN, DANIEL P

Page 402

SHIELDS, VICKI A

Map/Lot:

018-039&040

Account: 76

Card: 1 of 1

Location:

86 SHORE RD

Neighborhood 19 SHORE RD
 Tree Growth 2006
 Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Semi-Improved
 TG RECERT YEAR 2016

Sale Data
 Sale Date 06/07/2004
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
16.00	Acres-Mixed Wood	167.00	2,672	100%		2,672
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Wasteland	120.00	120	100%		120
Total Acres 18.00						Land Total 28,792

Dwelling Description

Replacement Cost New

Conventional	One Story	1,012 Sqft	Grade C 100	Base	91,453
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-10,778
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	5,000
Insulation	Heavy			Insulation	506
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1955	2004	Typical	Typical	Average	Typical	86,181
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		74%	100%	100%
						Value(Rcnld) 63,774

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1955	252	D 100	2,747	Avq.	74%	100%	100%	2,033
Open Frame Porch	1955	128	C 100	1,139	Avq.	74%	100%	100%	843
Frame Shed	1955	972	C 100	10,709	Avq.	74%	100%	100%	7,925
Outbuilding Total									10,801

Acpt Land

28,800

Accepted Bldg

74,600

Total

103,400

PERRY

Valuation Report

10/17/2017

Name: HARDING,WILLIAM E & ELIZABETH V

Page 403

Map/Lot:

005-044-001

Account: 1032 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Above Street
 Utilities
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
3.46	Acres-Rear Land 2	450.00	1,557	100%		1,557
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.46						Land Total 21,057

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Concrete Slab...	2016	1120	C 100	2,800	Avg.	95%	100% 100%	2,660
Outbuilding Total								2,660
Acpt Land		21,100	Accepted Bldg			2,700	Total	23,800

PERRY
Name: HARDY,CARROLL E

Valuation Report

10/17/2017

Page 404

Map/Lot:

018-029

Account: 133 Card: 1 of 1

Location:

972 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	06/01/2006
Sale Price	25,000
Sale Type	Mobile Home
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.16	Acres-Baselot (Fract)	30,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.16				Land Total		18,000

Commercial Description

Occupancy Type Post Office.....
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Aluminum/Vinyl
Stories & Height 1 STORY @ 8'
Heating/Cooling Forced Warm Air
Built 1958
Remodeled 0

Base Cost/Sqft		50.41
Heat-Cool/Sqft	+	3.05
Total		53.46
Size Factor	X	1.213
Adjusted Cost/Sqft		64.85
Total Square Feet	X	694
Replacement Cost		45,006
Condition	Very Good	
% Good Physical	X	.80
Functional	X	1.00
Subtotal		36,005

Economic Factor	X	1.00	Total Value	36,005
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Acpt Land

18,000

Accepted Bldg

36,000

Total

54,000

PERRY
Name: HARGADON, SYLVIA J D

Valuation Report

10/17/2017

Page 405

Map/Lot:

013-002

Account: 310 Card: 1 of 1

Location:

1531 US RTE ONE

Neighborhood 5 ROUTE 1
Tree Growth 2003
Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved
TG RECERT YEAR 2017

Sale Data	
Sale Date	09/21/2006
Sale Price	120,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1
Reference 2 TGRECERT 2013
Tran/Land/Bldg 0 0 0
X Coordinate 2007 Y Coordinate 0
Exemption(s) 50 24 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
14.00	Acres-Softwood	145.00	2,030	100%		2,030
22.00	Acres-Mixed Wood	167.00	3,674	100%		3,674
4.00	Acres-Hardwood	127.00	508	100%		508
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 45.00 Land Total						34,012

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	886 Sqft	Grade C 100	Base	119,959
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-89
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 3/4 Bmt	Basement	-2,704
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	1	Plumbing	10,000
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
1926	1970	Typical	Typical	Average	Typical	127,166
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	82,658	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1926	266	C 100	2,206	Avq.	65%	100%	100%	1,434
One Story Frame	1926	416	C 100	8,786	Avq.	65%	100%	100%	5,711
Encl Frame Porch	1926	56	C 100	1,327	Avq.	65%	100%	100%	863
Frame Garage	1926	574	C 100	13,752	Avq.	65%	100%	100%	8,939
Frame Garage	1926	396	D 100	8,797	Poor	40%	100%	100%	3,519
Stable w/Loft	1926	616	D 100	7,450	Avq.	65%	100%	100%	4,842
2S Frame Shed	1926	768	D 100	10,444	Avq.	65%	100%	100%	6,789
Frame Shed	1926	384	E 100	2,350	Avq-	60%	100%	100%	1,410
Frame Shed	1926	504	E 100	2,963	Avq-	60%	100%	100%	1,778

Outbuilding Total 35,285

Accept Land

34,000

Accepted Bldg

117,900

Total

151,900

PERRY

Valuation Report

10/17/2017

Name: HARKINS,JASON & BURKE,LESLIE

Page 406

Map/Lot:

006-005

Account: 768 Card: 1 of 1

Location:

135 MAHAR LN

Neighborhood 13 OLD ROUTE 1

Sale Data

Sale Date 04/27/2016
 Sale Price 89,900
 Sale Type Land & Buildings
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.82	Acres-Rear Land 2	450.00	369	100%		369
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.82						Land Total 17,169

Dwelling Description**Replacement Cost New**

Conventional	Two Story	900 Sqft	Grade C 100	Base	125,200
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 3/4 Bmt	Basement	-940
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	2	Half Baths	0	Plumbing	6,000
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	Average	Typical	130,260
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		None		82%	80%	100%
						Value Rcndd 85,451

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
Wood Deck	1975	72	C 100	826	Avq.	82%	80%	100%	542
Wood Deck	1975	48	C 100	634	Avq.	82%	80%	100%	416
Wood Deck	1975	120	C 100	1,210	Avq.	82%	80%	100%	794
Frame Shed	1975	96	E 100	878	Fair	70%	100%	100%	615
Outbuilding Total									2,367

Accpt Land

17,200

Accepted Bldg

87,800

Total

105,000

PERRY

Valuation Report

10/17/2017

Name: HARRIMAN,PHILIP E

Page 407

CLIFFORD,BETH E

Map/Lot:

003-016-001

Account: 434 Card: 1 of 1

Location:

181 Leach Pt Rd

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 09/08/2003
 Sale Price 34,500
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.52	Acres-Ocean -	75,000.00	54,083	100%		54,083
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.52					Land Total	60,083

Dwelling Description**Replacement Cost New**

Ranch	One Story	2,061 Sqft	Grade B 110	Base		192,482
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	324 Sqft, Grade B	Basement Gar	None	Fin Bsmt		6,075
Heating	100% Forced Warm	Cooling	0% None	Heat		0
Rooms	4					
Bedrooms	2	Add Fixtures	1			
Baths	1	Half Baths	0	Plumbing		2,750
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,417
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	202,724
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100% 100%	190,561

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	216	B 110	2,719	Avq.	94%	100%	100%	2,556
Open Frame Porch	2006	144	B 110	1,737	Avq.	94%	100%	100%	1,633
Frame Garage	2015	982	B 110	28,440	Avq.	94%	100%	100%	26,734
Unfinished Attic	2015	982	B 110	3,400	Avq.	94%	100%	100%	3,196
Outbuilding Total									34,119

Acpt Land

60,100

Accepted Bldg

224,700

Total

284,800

PERRY

Valuation Report

10/17/2017

Name: HARRIMAN,PHILIP E

Page 408

CLIFFORD,BETH E

Map/Lot:

003-016-001

Account:

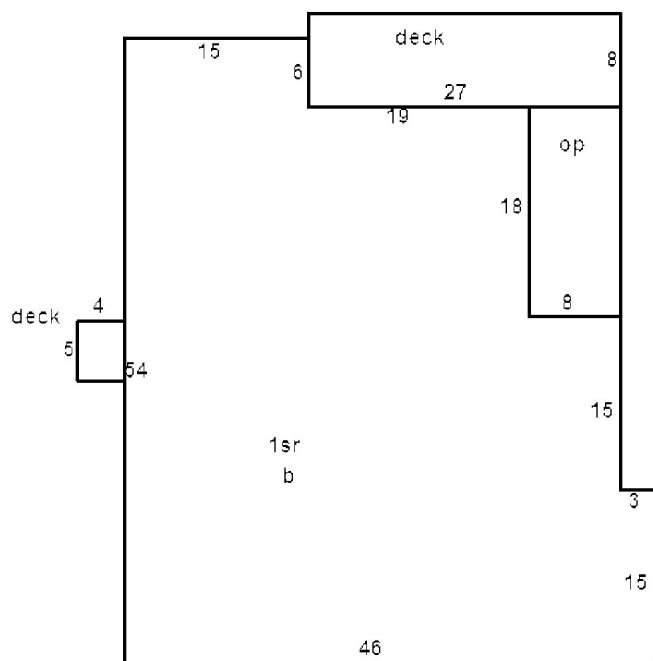
434

Card:

1 of 1

Location:

181 Leach Pt Rd



PERRY
Name: HARRINGTON,GEORGE K

Valuation Report

10/17/2017
Page 409
013-011-001
665 SHORE RD

Account: 260 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 04/01/1998
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	80,000.00	80,000	50%	Size/Shape	40,000
1.65	Acres-Rear Land 1	3,000.00	4,950	50%	Access	2,475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.65						Land Total 48,475

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	783 Sqft	Grade D 100	Base	92,174
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 3/4 Bmt	Basement	-1,997
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	-963
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1900	0	Old Type	Old Type	Poor	Typical	89,214	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	89%	100%	31,760

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	1900	180	E 100	2,585	Poor	40%	100%	100%	1,034
Stable w/Loft	1900	780	D 100	8,851	Poor	40%	50%	100%	1,770
Outbuilding Total									2,804

Acpt Land

48,500

Accepted Bldg

34,600

Total

83,100

PERRY

Valuation Report

10/17/2017

Name: HARRIS,GEORGE JR & JANNA

Page 410

Map/Lot:

015-041-001

Account: 112 Card: 1 of 1

Location:

181 LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date	06/29/2012
Sale Price	12,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Unimproved	9,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
Total Acres 3.00						Land Total 9,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Unfin Basement	2004	1728	D 100	8,711	Avg.	93%	90%	100%		7,291
Carport/Canopy	2016	648	E 100	1,877	Avg.	95%	100%	100%		1,783
Outbuilding Total										9,074
Accpt Land		9,900		Accepted Bldg		9,100		Total		19,000

PERRY
Name: HARRIS,GEORGE JR & JANNA

Valuation Report

10/17/2017

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Map/Lot:

011-014

Account: 800 Card: 1 of 1

Location:

3 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	01/01/1998
Sale Price	19,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Lake	80,000.00	56,569	90%	Unimproved	50,912
Total Acres 0.50				Land Total		50,912
Accpt Land		50,900	Accepted Bldg		0	Total
						50,900

PERRY
Name: HARRIS,GEORGE JR & JANNA

Valuation Report

10/17/2017

Page 412

Map/Lot:

015-012-001

Account: 949 Card: 1 of 1

Location:

SUNSET COVE LN

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 02/09/2012
Sale Price 175,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 1 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.25	Acres-Lake	80,000.00	120,000	100%		120,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.25 Land Total						126,000

Dwelling Description

Replacement Cost New

Conventional	One Story	1,250 Sqft	Grade B 100	Base	131,006
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-5,797
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-1,562
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Obsolete	Obsolete	Good	Typical	116,147
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		95%	45%	100%

Value(Rcnld)

49,653

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2004	784	A 110	28,578	Avq.	93%	100%	100%	26,578
Unfin Basement	2004	784	B 100	7,862	Avq.	93%	100%	100%	7,312
One Story Frame	2004	200	B 100	5,280	Avq.	93%	95%	100%	4,665
Open Frame Porch	2004	80	B 100	960	Avq.	93%	100%	100%	893
Unfin Basement	2004	280	B 100	4,970	Avq.	93%	100%	100%	4,622

Outbuilding Total 44,070

Acpt Land

126,000

Accepted Bldg

93,700

Total

219,700

PERRY

Valuation Report

10/17/2017

Name: HARRIS,GEORGE S JR & JANNA C

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Map/Lot:

011-015

Account: 662 Card: 1 of 1

Location:

1 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 11/01/1991
 Sale Price 16,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.61	Acres-Lake	80,000.00	62,482	100%		62,482
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.61					Land Total	68,482

Dwelling Description**Replacement Cost New**

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	784 Sqft	Grade C 100	Base	112,487
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 3/4 Bmt	Basement	-870
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	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	588
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1994	0	Typical	Typical	Average	Typical	112,205
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		89%	100%	99,862

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1994	496	C 100	4,218	Avq.	89%	100%	100%	3,754
Outbuilding Total									3,754

Acpt Land

68,500

Accepted Bldg

103,600

Total

172,100

PERRY
Name: HARRIS, GLORIA

Valuation Report

10/17/2017
Page 414
012-011
GOLDING RD

Account: 610 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD
Tree Growth 1997
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel
TG RECERT YEAR 2019

Sale Data
Sale Date 11/01/2001
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2016 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
25.00	Acres-Softwood	145.00	3,625	100%		3,625
17.00	Acres-Mixed Wood	167.00	2,839	100%		2,839
6.00	Acres-Wasteland	120.00	720	100%		720
Total Acres 48.00			Land Total			7,184
Accpt Land		7,200	Accepted Bldg		0	Total
						7,200

PERRY

Valuation Report

10/17/2017

Name: HARRIS, GLORIA J & LEE

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Map/Lot:

010-031

Account: 611 Card: 1 of 1

Location:

356 SHORE RD

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	03/23/2005
Sale Price	54,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00			Land Total			56,000

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,008 Sqft	Grade B 100	Base	162,110
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	3,197
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Heavy			Insulation	1,103
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Typical	Typical	Average	Typical	180,160
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
						Value(Rcnld)
						169,350

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2008	480	B 100	12.672	Avq.	94%	100%	100%	11,912
Open Frame Porch	2008	140	B 100	1.540	Avq.	94%	100%	100%	1,448
2S Frame Garage	2008	896	B 100	33.764	Avq.	94%	100%	100%	31,738
Frame Shed	1880	396	D 100	3.954	Avq-	60%	100%	100%	2,372
Frame Shed	1880	897	D 100	8.152	Avq.	65%	100%	100%	5,299
Outbuilding Total									52,769

Acpt Land

56,000

Accepted Bldg

222,100

Total

278,100

PERRY

Valuation Report

10/17/2017

Name: HARRIS,LEE & GLORIA

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Map/Lot:

010-030

Account: 878 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	03/23/2005
Sale Price	54,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Residential .
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
37.00	Acres-Rear Land 4	1,000.00	37,000	100%		37,000
Total Acres 38.00					Land Total	82,000

Accpt Land

82,000

Accepted Bldg0 **Total**

82,000

PERRY

Valuation Report

10/17/2017

Name: HARRIS,LEE M & GLORIA J

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Map/Lot:

010-035

Account: 262 Card: 1 of 1

Location:

382 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
1.00	Acres-Rear Land 4	1,000.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						57,000

Land Total

Dwelling Description

Replacement Cost New

Ranch	One Story	1,344 Sqft	Grade C 110	Base	112,776
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	-1,478
Fin. Basement Area	924 Sqft, Grade C	Basement Gar	None	Fin Bsmt	13,860
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,144
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
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	132,802
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		84%	100%	111,554

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	1980	128	C 110	1,401	Avq.	84%	100%	100%	1,177
Encl Frame Porch	1980	48	C 110	1,371	Avq.	84%	100%	100%	1,152
Wood Deck	1980	528	C 110	4,921	Avq.	84%	100%	100%	4,134
2S Frame Garage	1980	768	C 100	24,010	Avq.	84%	100%	100%	20,168
Outbuilding Total									26,631

Acpt Land

57,000

Accepted Bldg

138,200

Total

195,200

PERRY
Name: HARRIS,SHAWN & DENISE

Valuation Report

10/17/2017

Page 418

Map/Lot:

007-001

Account: 101 Card: 1 of 1

Location:

194 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data
Sale Date 04/01/2002
Sale Price 49,000
Sale Type Land Only
Financing Unknown
Verified Buyer
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
12.00	Acres-Rear Land 4	1,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.00						Land Total 48,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,120 Sqft	Grade B 110	Base	193,232
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	280 Sqft, Grade B	Basement Gar	None	Fin Bsmt	5,250
Heating	100% Radiant Floor	Cooling	0% None	Heat	4,528
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	13,750
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	1,540
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Average	Typical	225,175
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		92%	100% 100%	207,161

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2002	168	B 110	4,878	Avq.	92%	100%	100%	4,488
Open Frame Porch	2002	36	B 110	588	Avq.	92%	100%	100%	541
Open Frame Porch	2002	48	B 110	716	Avq.	92%	100%	100%	659
Open Frame Porch	2002	280	B 110	3,181	Avq.	92%	100%	100%	2,927
One Story Frame	2002	168	B 110	4,878	Avq.	92%	100%	100%	4,488
Wood Deck	2002	376	B 110	4,479	Avq.	92%	100%	100%	4,121
One Story Frame	2002	84	B 110	2,440	Avq.	92%	100%	100%	2,245
Bulkhead	2002	30	B 110	1,461	Avq.	92%	100%	100%	1,344
Frame Garage	2002	812	B 110	24,470	Avq.	92%	100%	100%	22,512
Frame Shed	2002	128	C 100	2,083	Good	93%	100%	100%	1,937

Outbuilding Total 45,262

Acpt Land

48,000

Accepted Bldg

252,400 Total

300,400

PERRY

Valuation Report

10/17/2017

Name: HARRIS,SHAWN & DENISE F

Page 419

Map/Lot:

010-028

Account: 38 Card: 1 of 1

Location:

345 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Semi-Improved

Sale Data
 Sale Date 09/14/2014
 Sale Price 200,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.34	Acres-Ocean	85,000.00	49,563	100%		49,563
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.34					Land Total	55,563

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	784 Sqft	Grade C 100	Base	112,487
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 None	Basement	-2,968
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	6,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
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	120,519		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		
None		None		87%	100%	100%		
Value(Rcnld)						104,852		
Outbuildings/Additions/Improvements						Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ
One Story Frame	1988	360	C 100	7,603	Avq.	87%	100%	100%
Encl Frame Porch	1988	224	C 100	3,044	Avq.	87%	100%	100%
Frame Shed	1988	48	E 100	633	Avq.	87%	100%	100%
Frame Shed	1988	96	E 100	878	Avq.	87%	100%	100%
Wood Deck	1988	216	C 100	1,978	Avq.	87%	100%	100%
Wood Deck	1988	48	C 100	634	Avq.	87%	100%	100%
Outbuilding Total						12,851		

Acpt Land

55,600

Accepted Bldg

117,700

Total

173,300

PERRY

Valuation Report

10/17/2017

Name: HARRISON,ANN S & SLEIGHT,ELIZABETH

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Map/Lot:

012-008

Account: 13 Card: 1 of 2

Location:

69 SLEIGHT LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.50	Acres-Lake	80,000.00	233,238	100%		233,238
51.50	Acres-Rear Land 2	450.00	23,175	100%		23,175
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
					Land Total	257,913

Dwelling Description

Replacement Cost New

Conventional	One Story	224 Sqft	Grade E 100	Base	23,623
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-1,512
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-251
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-112
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1905	0	Obsolete	Obsolete	Below Average	Typical	21,248
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	90%	100%
						Value(Rcnld)
						11,474

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1905	72	E 100	760	Avq-	60%	90%	100%	410
Open Frame Porch	1905	286	E 100	1,180	Avq-	60%	90%	100%	637
Frame Shed	1905	120	E 100	1,000	Avq-	60%	90%	100%	540
2S Frame Garage	1905	576	C 100	19,507	Avq.	65%	100%	100%	12,680
Plumbing fixture	1905	3	C 100	4,500	Avq.	65%	100%	100%	2,925
Outbuilding Total									17,192

Acpt Land

257,900

Accepted Bldg

28,700

Total

286,600

PERRY

Valuation Report

10/17/2017

Name: HARRISON,ANN S & SLEIGHT,ELIZABETH

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Map/Lot:

012-008

Account: 13 Card: 2 of 2

Location:

72 SLEIGHT LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	400 Sqft	Grade E 100	Base	40,841
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	-2,400
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-474
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-1,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-300
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition					
Built	Renovated	Kitchens	Baths	Condition	Layout
1905	0	Old Type	Old Type	Average	Typical
Functional Obsolescence				Phys. %	Econ. %
None				65%	94%
Economic Obsolescence				None	100%
None					
Outbuildings/Additions/Improvements				Percent Good	
Description	Year	Units	Grade	RCN	Cond
Open Frame Porch	1905	320	E 100	1.312	Avq.
				Phy	Func
				65%	94%
				Econ	100%
				Outbuilding Total	
				802	
Acpt Land				24,700	Total
0 Accepted Bldg				24,700	

PERRY

Valuation Report

10/17/2017

Name: HARRISON,ANN S & SLEIGHT,ELIZABETH

Page 422

Map/Lot:

012-008

Account: 13

Location:

72 SLEIGHT LN

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	257,900	28,700	286,600	257,900	28,700	286,600
2	0	24,700	24,700	0	24,700	24,700
TOTAL	257,900	53,400	311,300	257,900	53,400	311,300

PERRY
Name: HARTMAN,PATRICIA W

Valuation Report

10/17/2017

Page 423

Map/Lot:

003-035-007

Account: 854 Card: 1 of 1

Location:

151 LEACH PT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 09/01/2000
Sale Price 28,500
Sale Type
Financing
Verified
Validity

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	90%	Access	67,500
0.55	Acres-Rear Land 1	3,000.00	1,650	100%		1,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.55						Land Total 75,150

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,080 Sqft	Grade B 100	Base	169,288
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-135
					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	3,426
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,181
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	181,260
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		Location		92%	100%	150,083

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2003	324	B 100	3,319	Avq.	92%	100%	90%	2,748
Wood Deck	2003	390	B 100	4,212	Avq.	92%	100%	90%	3,488
Frame Garage	2003	768	B 100	21,310	Avq.	92%	100%	90%	17,645
Outbuilding Total									23,881

Acpt Land

75,200

Accepted Bldg

174,000

Total

249,200

PERRY

Name: HARTMAN,PATRICIA W

Valuation Report

10/17/2017

Page 424

Account:

854

Card:

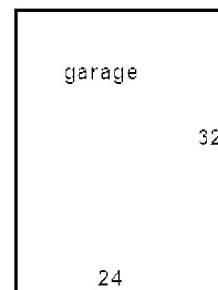
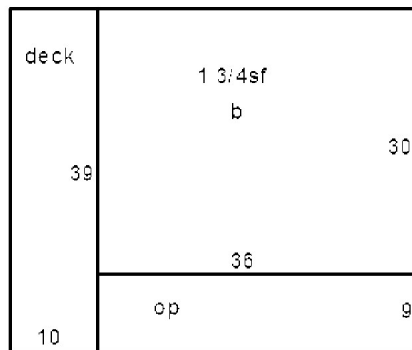
1 of 1

Map/Lot:

Location:

003-035-007

151 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: HASTINGS,GREGORY A

Page 425

Map/Lot:

009-013-001

Account: 264 Card: 1 of 1

Location:

343 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 01/01/1998
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	18,000

Dwelling Description

Replacement Cost New

Conventional	One Story	1,664 Sqft	Grade B 100	Base	160,038
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-208
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	668 Sqft, Grade E	Basement Gar	None	Fin Bsmt	5,010
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,016
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	15,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,040
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Average	Typical	183,896
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	94%	95%	100%	164,219	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2007	1136	B 100	11,164	Avq.	94%	95%	100%	9,969
Frame Garage	2007	672	C 100	15,417	Avq.	94%	100%	100%	14,492
Unfinished Attic	2007	672	C 100	2,008	Avq.	94%	65%	100%	1,227
Frame Garage	2007	480	C 100	12,155	Avq.	94%	90%	100%	10,283
Frame Shed	2007	240	C 100	3,228	Avq.	94%	100%	100%	3,034
Outbuilding Total									39,005

Acpt Land

18,000

Accepted Bldg

203,200

Total

221,200

PERRY
Name: HAYWARD,HAZEN C

Valuation Report

10/17/2017

Page 426

Map/Lot:

011-016

Account: 268 Card: 1 of 1

Location:

ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.67	Acres-Lake	80,000.00	65,483	90%	Unimproved	58,935
Total Acres 0.67				Land Total		58,935
Accpt Land		58,900	Accepted Bldg		0	Total
						58,900

PERRY
Name: HAYWARD,TOMMY

Valuation Report

10/17/2017

Page 427

Map/Lot:

011-017

Account: 266 Card: 1 of 1

Location:

10 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	11/22/2006
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.71	Acres-Lake	80,000.00	67,409	100%		67,409
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 0.71 Land Total						71,909

Dwelling Description

Replacement Cost New

Conventional	One Story	616 Sqft	Grade D 100	Base	55,662
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	-6,061
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-798
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
1970	2009	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None	80%	85%	100%		
Value(Rcnd)						48,803

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	2009	198	D 100	3,429	Avq.	80%	85%	100%	2,332
Frame Shed	1970	96	E 100	878	Avq.	80%	100%	100%	702
Frame Shed	1970	64	E 100	714	Avq.	80%	100%	100%	571
Outbuilding Total									3,605

Acpt Land

71,900

Accepted Bldg

36,800

Total

108,700

PERRY

Valuation Report

10/17/2017

Name: HEDLUND,WESLEY H & JOYCE B

Page 428

Map/Lot:

013-047-001

Account: 702 Card: 1 of 1

Location:

325 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 07/15/2011
 Sale Price 218,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						Land Total 56,900

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	840 Sqft	Grade C 115	Base	134,527
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% Hot Water BB	Cooling	0% None	Heat	2,101
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	13,800
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	725
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2005	0	Typical	Typical	Average	Typical	151,153
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		93%	100%	140,572

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2005	220	C 115	5,343	Avq.	93%	100%	100%	4,969
Frame Garage	2005	390	C 115	12,220	Avq.	93%	100%	100%	11,365
Wood Deck	2005	60	C 115	840	Avq.	93%	100%	100%	781
Open Frame Porch	2005	292	C 115	2,768	Avq.	93%	100%	100%	2,574
Outbuilding Total									19,689

Accpt Land

56,900

Accepted Bldg

160,300

Total

217,200

PERRY

Valuation Report

10/17/2017

Name: HENNEQUIN,MARSHALL & DONNA

Page 429

Map/Lot:

013-019

Account: 205 Card: 1 of 1

Location:

1781 US RTE ONE

Neighborhood 5 ROUTE 1
 Tree Growth 1998
 Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled Well
 Street Paved
 TG RECERT YEAR 2018

Sale Data
 Sale Date 10/01/1997
 Sale Price 32,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
42.00	Acres-Softwood	145.00	6,090	100%		6,090
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 47.00						Land Total 33,890

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	864 Sqft	Grade C 100	Base	116,574
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-3,128
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,048
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	648
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Fair	Inadeq.	112,046
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		76%	95%	100%
						80,897

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1989	112	C 100	1,146	Fair	76%	100%	100%	871
Outbuilding Total									871

Acpt Land

33,900

Accepted Bldg

81,800

Total

115,700

PERRY

Valuation Report

10/17/2017

Name: HIBBARD,BETTY JEAN

Page 430

Map/Lot:

007-003

Account: 144 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	90%	Unimproved	27,000
13.00	Acres-Rear Land 4	1,000.00	13,000	100%		13,000
Total Acres 14.00				Land Total		40,000
Accpt Land		40,000	Accepted Bldg	0	Total	40,000

PERRY
Name: HIBBARD,NEAL

Valuation Report

10/17/2017
Page 431
006-028-001
COUNTY RD

Account: 271 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 17 ROUTE 190

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Sale Data	
Sale Date	02/12/2007
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
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
Total Acres 6.00			Land Total			20,250
Accpt Land		20,300	Accepted Bldg		0	Total 20,300

PERRY

Valuation Report

10/17/2017

Name: HILDERBRAND II,LARRY W & TIFFANY A

Page 432

Map/Lot:

011-029

Account: 41 Card: 1 of 1

Location:

848 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
41.72	Acres-Rear Land 2	450.00	18,774	100%		18,774
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 42.72					Land Total	36,774

Dwelling Description

Replacement Cost New

Ranch	One Story	1,080 Sqft	Grade B 100	Base	110,913
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood	Basement	Dry Full Bmt	Basement	-2,700
Fin. Basement Area	None	Basement Gar	3 CAR	Fin Bsmt	6,750
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	675
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2009	0	Typical	Typical	Average	Typical	115,638	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete	None	95%	90%	100%			98,870

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
One Story Frame	2009	84	B 100	2,218	Avg.	95%	90%	100%		1,896
Wood Deck	2009	552	B 100	5,832	Avg.	95%	90%	100%		4,986
Outbuilding Total										6,882

Acpt Land

36,800

Accepted Bldg

105,800 Total

142,600

PERRY
Name: HILDERBRAND,NIKI & LARRY

Valuation Report

10/17/2017

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Map/Lot:

004-022

Account: 274 Card: 1 of 1

Location:

208 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Residential .
Topography Level
Utilities All PublicSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.40	Acres-Rear Land 1	3,000.00	1,200	60%		720
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						Land Total 26,720

Dwelling Description

Replacement Cost New

Ranch	One Story	1,008 Sqft	Grade B 100	Base	106,210
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	1,827
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	1,008	Insulation	630
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1978	0	Typical	Typical	Average	Typical	108,667
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	83%	100%	100%	90,194	

Acpt Land

26,700

Accepted Bldg

90,200

Total

116,900

PERRY

Name: HILDERBRAND,NIKI & LARRY

Valuation Report

10/17/2017

Page 434

Map/Lot:

004-022

Account:

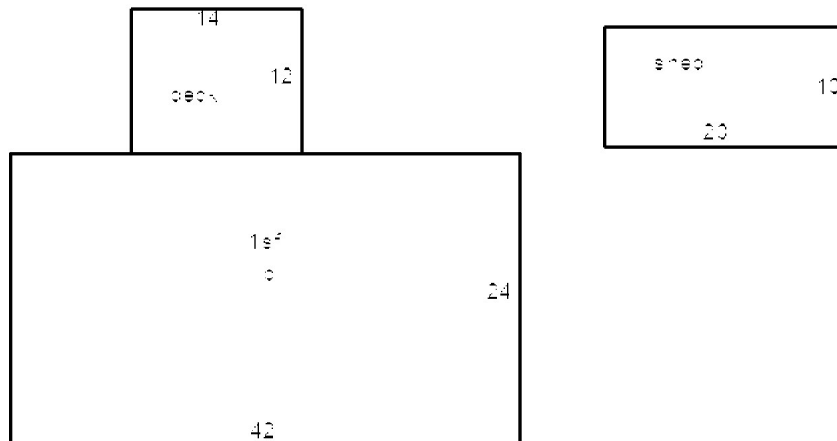
274

Card:

1 of 1

Location:

208 OLD EASTPORT RD



PERRY
Name: HINCHEY,ROBBIE

Valuation Report

10/17/2017

Page 435

Map/Lot:

006-052

Location:

749 US RTE ONE

Account: 639 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	10/01/1992
Sale Price	22,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00					Land Total	26,900

Accpt Land	26,900	Accepted Bldg	0	Total	26,900
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PERRY

Valuation Report

10/17/2017

Name: HINTLIAN,VARNEY TRUSTEE

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STRONG-TURNER FAMILY TRUST

Map/Lot:

017-013

Account: 791 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date	01/31/2012
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	90%	Unimproved	101,823
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
Total Acres 21.00					Land Total	110,373
Accpt Land		110,400	Accepted Bldg		0	Total
						110,400

PERRY

Valuation Report

10/17/2017

Name: HINTLIAN,VARNEY TRUSTEE

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STRONG-TURNER FAMILY TRUST

Map/Lot:

015-039

Account: 792 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date 01/31/2012
 Sale Price 0
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
15.00	Acres-Rear Land 2	450.00	6,750	100%		6,750
Total Acres 16.00					Land Total	17,550

Accpt Land

17,600

Accepted Bldg0 **Total**

17,600

PERRY

Valuation Report

10/17/2017

Name: HINTLIAN,VARNEY TRUSTEE

Page 438

STRONG-TURNER FAMILY TRUST

Map/Lot:

015-014

Account: 793 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	01/31/2012
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
Total Acres 8.00					Land Total	13,950

Accpt Land

14,000

Accepted Bldg0 **Total**

14,000

PERRY

Valuation Report

10/17/2017

Name: HINTLIAN,VARNEY TRUSTEE

Page 439

STRONG-TURNER FAMILY TRUST

Map/Lot:

015-013

Account: 794 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date	01/31/2012
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
3.80	Acres-Rear Land 2	450.00	1,710	100%		1,710
Total Acres 4.80					Land Total	12,510
Accpt Land		12,500	Accepted Bldg		0	Total
						12,500

PERRY

Valuation Report

10/17/2017

Name: HINTLIAN,VARNEY TRUSTEE

Page 440

STRONG-TURNER FAMILY TRUST

Map/Lot:

015-040

Account: 889 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date	01/31/2012
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Rear Land 2	450.00	113	100%		113
Total Acres 0.25				Land Total		113

Accpt Land

100

Accepted Bldg

0

Total

100

PERRY
Name: HOCHER,ERIC H & WANDA J

Valuation Report

10/17/2017

Page 441

Map/Lot:

013-049

Account: 365 Card: 1 of 1

Location:

293 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 06/03/2016
Sale Price 20,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
28.40	Acres-Rear Land 2	450.00	12,780	100%		12,780
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 29.40					Land Total	68,780

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,232 Sqft	Grade B 100	Base	181,896
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 1/2 Bmt	Basement	-2,848
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,350
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,155
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Typical	Typical	Average	Typical	191,053
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	95%	100%	181,500

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2016	352	B 100	3,589	Avg.	95%	100%	100%	3,410
Wood Deck	2016	192	B 100	2,232	Avg.	95%	100%	100%	2,120
Frame Garage	2016	672	B 100	19,271	Avg.	95%	100%	100%	18,307
Outbuilding Total									23,837

Acpt Land

68,800

Accepted Bldg

205,300

Total

274,100

PERRY

Valuation Report

10/17/2017

Name: HODGSON,JAMES A & BARBARA R

Page 442

Map/Lot:

001-003-00A-014

Account: 827 Card: 1 of 1

Location:

CEDAR LN

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 08/02/2004
 Sale Price 45,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2 CHECK INTERIOR 2013

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean/Cove	50,000.00	61,237	100%		61,237
9.00	Acres-Rear Land 1	3,000.00	27,000	60%	View/Envir	16,200
Total Acres 10.50					Land Total	77,437

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	400 Sqft	Grade D 100	Base	62,382
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-3,936
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	25% Floor/Wall Unit	Cooling	0% None	Heat	-1,268
Rooms	1				
Bedrooms	1	Add Fixtures	1		
Baths	0	Half Baths	1	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	246
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2009	0	Obsolete	Obsolete	Average	Typical	57,424
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		no electricity..		95%	54%	81%
						23,861

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2009	240	D 100	1,779	Avq.	95%	54%	81%	740
Frame Shed	2009	100	E 100	898	Avq.	95%	50%	81%	345
Wood Deck	2009	240	D 100	1,779	Avq.	95%	54%	81%	740
Outbuilding Total									1,825

Acpt Land

77,400

Accepted Bldg

25,700

Total

103,100

PERRY

Name: HODGSON,JAMES A & BARBARA R

Valuation Report

10/17/2017

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Account: 827

Card: 1 of 1

Map/Lot:

001-003-00A-014

Location:

CEDAR LN

prlv 5
3

shed 10
10

deck	12
20	
1sf posts	20

PERRY
Name: HOFFMAN,HENRY THEODORE

Valuation Report

10/17/2017

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Map/Lot:

005-033

Location:

US RTE ONE

Account: 351 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	06/09/2011
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1 NORMA O HOLLMAN DECEASED 6/13/2010

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.00	Acres-Ocean --	55,000.00	122,984	90%	Unimproved	110,685
9.00	Acres-Rear Land 1	3,000.00	27,000	60%	View/Envir	16,200
Total Acres 14.00					Land Total	126,885

Accpt Land	126,900	Accepted Bldg	0	Total	126,900
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PERRY
Name: HOGAN,JOHN GEORGE

Valuation Report

10/17/2017

Page 445

Map/Lot:

010-052+052-1

Location:

487 SHORE RD

Account: 370 Card: 1 of 1

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	08/23/2013
Sale Price	674,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
3.00	Acres-Rear Land 1	3,000.00	9,000	100%		9,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 100,000

Dwelling Description

Replacement Cost New

Contemporary	One & 3/4 Story	1,512 Sqft	Grade A 100	Base	272,915
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	5,755
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	15,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,985
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2006	0	Modern	Modern	Good	Typical	295,655	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		94%	100%	100%	277,916

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	288	A 100	3,831	Good	94%	100%	100%	3,601
Wood Deck	2006	168	A 100	2,391	Good	94%	100%	100%	2,248
Open Frame Porch	2006	72	A 100	1,060	Good	94%	100%	100%	996
Bulkhead	2006	36	A 100	1,684	Good	94%	100%	100%	1,583
Frame Garage	2006	720	A 100	24,350	Good	94%	100%	100%	22,889
One Story Frame	2006	220	A 100	6,969	Good	94%	100%	100%	6,551
Wood Deck	2006	135	A 100	1,995	Good	94%	100%	100%	1,875
Frame Shed	2006	180	C 100	2,615	Avq.	94%	100%	100%	2,458
Outbuilding Total									42,201

Acpt Land

100,000

Accepted Bldg

320,100

Total

420,100

PERRY
Name: HOLLOWAY,BRITANI

Valuation Report

10/17/2017

Page 446

Map/Lot:

009-049

Account: 916 Card: 1 of 1

Location:

1362 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 06/13/2014
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Baselot (Fract)	30,000.00	47,434	100%		47,434
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50				Land Total		53,434

Commercial Description

Occupancy Type Discount Store..
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 10'
Heating/Cooling Hot Water
Built 1955
Remodeled 0

Base Cost/Sqft 20.09
Heat-Cool/Sqft + 5.67
Total 25.76
Size Factor X 0.959
Adjusted Cost/Sqft 24.70
Total Square Feet X 5,214
Replacement Cost 128,786
Condition Average
% Good Physical X .50
Functional X 1.00
Subtotal 64,393

Economic Factor X 1.00 Total Value 64,393

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1960	50	D 100	440	Avq.	50%	100%	100%	220
Open Frame Porch	1960	752	D 100	4,890	Avq.	50%	100%	100%	2,445
Frame Shed	1999	280	C 100	3,637	Avq.	91%	100%	100%	3,310
Frame Garage	2011	816	B 100	22,330	Avq.	95%	100%	100%	21,214
Outbuilding Total									27,189

Acct Land

53,400

Accepted Bldg

91,600

Total

145,000

PERRY
Name: HOLMES,MARIE JONES

Valuation Report

10/17/2017
Page 447
012-012
GOLDING RD

Account: 278 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
40.00	Acres-Rear Land 3(>100)	300.00	12,000	100%		12,000
Total Acres 141.00			Land Total			67,800
Accpt Land		67,800	Accepted Bldg	0	Total	67,800

PERRY
Name: HOLT,DAVID C & CORINNE L

Valuation Report

10/17/2017

Page 448

Map/Lot:

001-003-001-003

Location:

BIRCH PT

Account: 114 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	09/01/2001
Sale Price	55,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Distressed Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
9.10	Acres-Rear Land 1	3,000.00	27,300	100%		27,300
Total Acres 10.60				Land Total		120,993

Accpt Land	121,000	Accepted Bldg	0	Total	121,000
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PERRY
Name: HOOD,ROBERT & SARAH

Valuation Report

10/17/2017

Page 449

Map/Lot:

010-025

Account: 317 Card: 1 of 1

Location:

9 FROST COVE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 08/01/1987
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baslot (Fract)	80,000.00	56,569	75%	Unimproved	42,426
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
Total Acres 0.50						Land Total 46,326

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,148 Sqft	Grade C 100	Base	100,054
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-115
					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	1,665
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1973	0	Typical	Typical	Below Average	Typical	106,604	
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)
None			None	76%	100%	100%	81,019

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Wood Deck	1973	432	C 100	3,706	Avq-	76%	100% 100%	2,817
Outbuilding Total								2,817

Acpt Land

46,300

Accepted Bldg

83,800

Total

130,100

PERRY

Valuation Report

10/17/2017

Name: HOOPER,ELEANOR & STATZ,PHYLLIS

Page 450

Map/Lot:

015-003

Account: 574 Card: 1 of 1

Location:

441 LAKE RD

Neighborhood 4 LAKE RD

Zoning/Use Rural.....
 Topography Above Street
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	30,000.00	21,213	100%		21,213
Total Acres 0.50				Land Total		21,213

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	252 Sqft	Grade E 100	Base	25,141
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-1,701
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-867
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-126
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1950	0	Obsolete	Obsolete	Poor	Typical	19,447			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	49%	90%	100%	8,576				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1950	84	E 100	400	Poor	49%	100%	100%	196
Outbuilding Total									196
Acpt Land		21,200	Accepted Bldg		8,800	Total		30,000	

PERRY
Name: HOWARD,WILLIAM

Valuation Report

10/17/2017

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Map/Lot:

016-006

Location:

US RTE ONE

Account: 409 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	06/23/2011
Sale Price	35,000
Sale Type	Land Only
Financing	Conventional
Verified	Buyer
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
82.61	Acres-Rear Land 2	450.00	37,175	100%		37,175
Total Acres 83.61				Land Total		55,175

Accpt Land

55,200

Accepted Bldg

0 **Total**

55,200

PERRY
Name: HOWARD,WILLIAM W III

Valuation Report

10/17/2017

Page 452

Map/Lot:

015-041

Location:

LAKE RD

Account: 1122 Card: 1 of 1

Neighborhood 4 LAKE RD

Sale Data	
Sale Date	07/02/2014
Sale Price	40,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
51.80	Acres-Rear Land 3(>100)	300.00	15,540	100%		15,540
Total Acres 151.80				Land Total		60,540

Accpt Land	60,500	Accepted Bldg	0	Total	60,500
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PERRY
Name: HUDSON,DANIEL & DONNA

Valuation Report

10/17/2017

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Map/Lot:

001-003

Account: 213 Card: 1 of 1

Location:

303 BIRCH PT RD

Neighborhood 7 BIRCH PT RD
Tree Growth 2015
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 12/09/2004
Sale Price 650,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	100%		120,208
24.00	Acres-Softwood	145.00	3,480	100%		3,480
10.00	Acres-Mixed Wood	167.00	1,670	100%		1,670
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Wasteland	120.00	120	100%		120
Total Acres 37.00						Land Total 131,478

Dwelling Description

Replacement Cost New

Contemporary	One & 3/4 Story	1,115 Sqft	Grade B 110	Base	203,548
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 None	Basement	-4,991
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-4,239
Rooms	5				
Bedrooms	2	Add Fixtures	1		
Baths	2	Half Baths	1	Plumbing	16,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,341
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Modern	Modern	Average	Typical	212,159
Functional Obsolescence						Value(Rcnd)
None						159,628

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1990	240	B 110	6,970	Avq.	88%	95%	90%	5,245
Unfinished Attic	1990	240	B 110	1,870	Avq.	88%	95%	90%	1,408
One Story Frame	1990	176	B 110	5,111	Avq.	88%	95%	90%	3,846
Encl Frame Porch	1990	107	B 110	2,542	Avq.	88%	95%	90%	1,913
Frame Garage	1990	506	B 110	17,321	Avq.	88%	95%	90%	13,032
Wood Deck	1990	481	B 110	5,634	Avq.	88%	95%	90%	4,239
Open Frame Porch	1990	28	B 110	504	Avq.	88%	95%	90%	380
Stable w/Loft	1990	1224	B 110	21,204	Avq.	88%	95%	90%	15,954
Open Frame Porch	1990	396	B 110	4,415	Avq.	88%	95%	90%	3,322
Outbuilding Total									49,339

Acpt Land

131,500

Accepted Bldg

209,000 **Total**

340,500

PERRY

Name: HUDSON,DANIEL & DONNA

Valuation Report

10/17/2017

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Map/Lot:

001-003

Account:

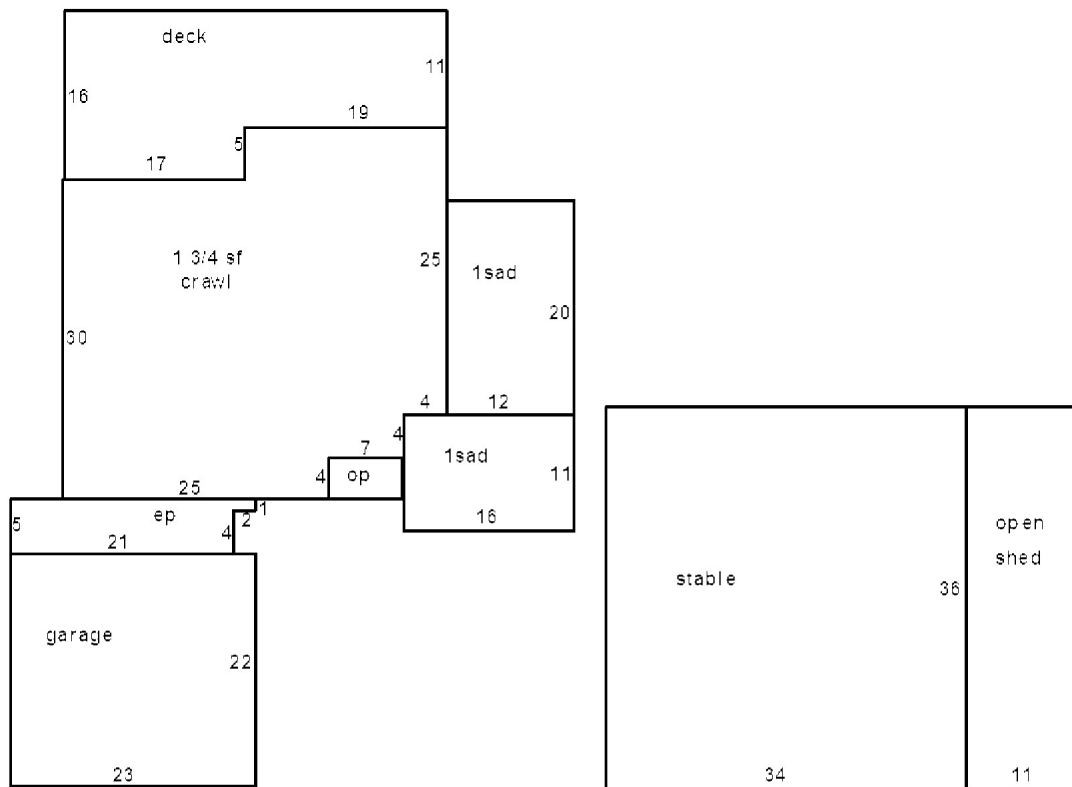
213

Card:

1 of 1

Location:

303 BIRCH PT RD



PERRY

Valuation Report

10/17/2017

Name: HUDSON,J MORGAN;HUDSON,JAMES F &

Page 455

Map/Lot:

005-011

Account: 922 Card: 1 of 1

Location:

ISLAND IN SIPP BAY

Neighborhood 22 ISLAND

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.74	Acres-Ocean/Cove	50,000.00	43,012	25%	Restrictio	10,753
Total Acres 0.74				Land Total		10,753
Accpt Land	10,800	Accepted Bldg	0	Total		10,800

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

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Map/Lot:

007-005+010

Account: 832 Card: 1 of 5

Location:

63 NASH LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean	85,000.00	170,000	100%		170,000
41.00	Acres-Rear Land 1	3,000.00	123,000	100%		123,000
9.00	# -Lot Improvements	3,000.00	27,000	100%		27,000
Total Acres 45.00						Land Total 320,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
2S Frame Garage	1880	1287	C 100	36,180	Avg.	65%	100%	100%	23,517
Outbuilding Total									23,517
Acpt Land		320,000	Accepted Bldg			23,500	Total		343,500

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

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Map/Lot:

007-005+010

Account: 832 Card: 2 of 5

Location:

75 NASH LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	899 Sqft	Grade B 110	Base	169,696
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	3,136
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	8,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Uniminished					0
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
1988	0	Typical	Typical	Average	Typical			181,082	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		87%	100%	100%	157,541		
Outbuildings/Additions/Improvements					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
One Story Frame	1988	180	B 110	5,227	Avq.	87%	100%	100%	4,547
Wood Deck	1988	869	B 110	9,902	Avq.	87%	100%	100%	8,615
Open Frame Porch	1988	54	B 110	780	Avq.	87%	100%	100%	679
Frame Garage	1988	400	B 110	14,844	Avq.	87%	100%	100%	12,914
Patio	1988	115	B 110	1,872	Avq.	87%	100%	100%	1,629
Frame Shed	1988	56	E 100	674	Avq.	87%	100%	100%	586
Outbuilding Total									28,970
Acpt Land		0	Accepted Bldg		186,500	Total		186,500	

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

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Map/Lot:

007-005+010

Account: 832 Card: 3 of 5

Location:

136 NASH LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Post & Bean/Log	One Story	878 Sqft	Grade D 100	Base	70,892
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	-8,640
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,915
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	None	SFLA	878	Insulation	-720
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition					
Built	Renovated	Kitchens	Baths	Condition	Layout
1950	0	Typical	Typical	Average	Inadeq.
Functional Obsolescence	Economic Obsolescence		Phys. %	Func. %	Econ. %
None	None		73%	95%	100%
Accpt Land		0	Accepted Bldg	43,500	Total
					43,500

Total
62,717Value(Rcnd)
43,494

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

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Account: 832 Card: 4 of 5

Map/Lot:

007-005+010

Location:

135 NASH LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One Story	825 Sqft	Grade D 110	Base	73,028
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	-8,930
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-1,674
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	3,608
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition				Unimpr. Area			0
Built	Renovated	Kitchens		Baths		Condition		Layout		Total	
1960	0	Typical		Typical		Average		Typical		66,032	
Functional Obsolescence		Economic Obsolescence		Phys. %		Func. %	Econ. %	Value(Rcnld)			
None		None		76%		100%	100%	50,184			
Outbuildings/Additions/Improvements											
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld		
Open Frame Porch	1960	624	D 110	4,487	Ava.	76%	100%	100%	3,410		
Frame Shed	1960	48	E 100	633	Ava.	76%	100%	100%	481		
Outbuilding Total									3,891		
Acpt Land			0	Accepted Bldg			54,100	Total		54,100	

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

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Account: 832 Card: 5 of 5

Map/Lot:

007-005+010

Location:

63 NASH LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 THE PALACE

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One & 1/2 Story	274 Sqft	Grade D 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	Piers	Basement	None	Basement	-2,696
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-532
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				Unfinished				0	
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
2002	0	Typical	Typical	Average	Typical			55,462	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		92%	100%	100%	51,025		
Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	2002	66	D 100	638	Avg.	92%	100%	100%	587
Outbuilding Total									587
Accpt Land			0	Accepted Bldg			51,600	Total	51,600

PERRY

Valuation Report

10/17/2017

Name: HUGHES PERRY PROPERTIES LLC ET ALS

Page 461

Map/Lot:

007-005+010

Account: 832

Location:

63 NASH LN

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	320,000	23,500	343,500	320,000	23,500	343,500
2	0	186,500	186,500	0	186,500	186,500
3	0	43,500	43,500	0	43,500	43,500
4	0	54,100	54,100	0	54,100	54,100
5	0	51,600	51,600	0	51,600	51,600
TOTAL	320,000	359,200	679,200	320,000	359,200	679,200

PERRY

Valuation Report

10/17/2017

Name: HUMPHRIES,ROBERT L & FLORA S

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Map/Lot:

006-017-002

Account: 285 Card: 1 of 1

Location:

20 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.00	Acres-Rear Land 2	450.00	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
Total Acres 6.00						Land Total 19,050

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	720 Sqft	Grade C 100	Base	107,353
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-1,440
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	Minimal			Insulation	-1,080
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	1950	Old Type	Old Type	Average	Typical	104,833
Functional Obsolescence						Value(Rcnld)
None						64,053

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	1840	192	C 100	1,634	Avq.	65%	94%	100%	998
One Story Frame	1840	77	C 100	1,626	Avq.	65%	94%	100%	994
Frame Shed	1840	154	C 100	2,349	Avq.	65%	94%	100%	1,435
Frame Garage	1840	340	D 100	8,017	Avq-	60%	100%	100%	4,810
Frame Garage	1840	960	C 100	20,310	Avq-	60%	100%	100%	12,186
Outbuilding Total									20,423

Acpt Land	19,100	Accepted Bldg	84,500	Total	103,600
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PERRY

Valuation Report

10/17/2017

Name: INGALLS,JOYCE I & INGALLS,E PALMER JR

Page 463

TRUSTEES

Map/Lot:

017-004

Account: 290

Card: 1 of 2

Location:

35 LUPINE WAY

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	07/19/2012
Sale Price	0

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	Dug WellSeptic System
Street	Gravel

Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.30	Acres-Lake	80,000.00	91,214	100%		91,214
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.30				Land Total		97,214

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	976 Sqft	Grade D 100	Base	75,536
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	-8,804
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,797
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	Minimal			Insulation	-800
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Old Type	Old Type	Below Average	Typical	68,235
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	60%	94%	100%	38,485	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1920	126	D 100	922	Avq-	60%	94%	100%	520
Wood Deck	1920	138	D 100	1,110	Avq-	60%	94%	100%	626
Frame Garage	1920	384	D 100	8,630	Avq-	60%	100%	100%	5,178
Frame Shed	1920	120	E 100	1,000	Avq.	65%	100%	100%	650
									Outbuilding Total 6,974

Acpt Land

97,200

Accepted Bldg

45,500 Total

142,700

PERRY

Valuation Report

10/17/2017

Name: INGALLS,JOYCE I & INGALLS,E PALMER JR

Page 464

TRUSTEES

Map/Lot:

017-004

Account: 290

Card: 2 of 2

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Date 07/19/2012

Sale Price 0

Sale Type Land & Buildings

Financing Unknown

Verified Public Record

Validity Related Parties

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 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

Conventional	One Story	912 Sqft	Grade D 100	Base	70,391
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-8,974
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,182
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,697
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	Below Average	Typical	63,932			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	81%	100%	100%	51,785				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1987	192	D 100	1,340	Avg-	81%	100%	100%	1,085
Outbuilding Total									1,085
Acpt Land		3,000	Accepted Bldg		52,900	Total		55,900	

PERRY

Valuation Report

10/17/2017

Name: INGALLS,JOYCE I & INGALLS,E PALMER JR

Page 465

TRUSTEES

Map/Lot:

017-004

Account: 290

Location:

GOLDING RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	97,200	45,500	142,700	97,200	45,500	142,700
2	3,000	52,900	55,900	3,000	52,900	55,900
TOTAL	100,200	98,400	198,600	100,200	98,400	198,600

PERRY
Name: INGERSOLL,JOHN & REBECCA

Valuation Report

10/17/2017

Page 466

Map/Lot:

015-026

Account: 291 Card: 1 of 1

Location:

1880 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	20,000.00	28,284	100%		28,284
1.56	Acres-Rear Land 2	450.00	702	100%		702
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.56						Land Total 34,986

Dwelling Description

Replacement Cost New

Ranch	One Story	1,144 Sqft	Grade C 110	Base	101,281
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	1,825
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
1973	0	Typical	Typical	Average	Typical	103,106
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	81%	100%	100%	83,516	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1973	288	C 110	2,809	Avq.	81%	100%	100%	2,275
Frame Shed	1973	144	C 110	2,472	Avq.	81%	100%	100%	2,002
Frame Garage	1973	616	C 110	15,913	Avq.	81%	100%	100%	12,890
Metal Garage	1993	1080	A 100	36,878	Good	91%	100%	100%	33,559
Outbuilding Total									50,726

Accpt Land

35,000

Accepted Bldg

134,200

Total

169,200

PERRY

Valuation Report

10/17/2017

Name: ISAACSON,TRUSTEE JOELS

Page 467

CROHN,A L & L JANELLI 1997 TRUST

Map/Lot:

014-007-003

Account: 146 Card: 1 of 1

Location:

14 SUMMER LN/BLUEBERRY

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 03/01/1997
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 BLUEBERRY COTTAGE

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.40	Acres-Lake	80,000.00	123,936	100%		123,935
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 2.40						Land Total 126,935

Dwelling Description

Replacement Cost New

Conventional	One Story	1,079 Sqft	Grade D 110	Base	85,881
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-11,679
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,538
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	1/4 Finished			Attic	4,480
FirePlaces	1			Fireplace	4,510
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	2007	Typical	Typical	Average	Typical	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	73%	100%	100%	63,558	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1950	174	D 110	1,481	Avq.	73%	100%	100%	1,081
Frame Shed	1950	144	D 110	2,027	Avq.	73%	100%	100%	1,480
Wood Deck	1950	88	B 100	1,192	Avq.	73%	100%	100%	870
Outbuilding Total									3,431

Acpt Land

126,900

Accepted Bldg

67,000

Total

193,900

PERRY
Name: JACKSON,MARTHA C

Valuation Report

10/17/2017

Page 468

Map/Lot:

003-017

Account: 750 Card: 1 of 1

Location:

169 LEACH PT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data
Sale Date 09/10/2004
Sale Price 47,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean/Cove	50,000.00	37,749	100%		37,749
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57					Land Total	43,749

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Double Wide	One Story	1,344 Sqft	Grade C 100	Base	86,336
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-14,314
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	6,000
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	78,022
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100% 100%	73,341

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2006	170	C 100	3,590	Avq.	94%	100%	100%	3,375
Open Frame Porch	2006	110	C 100	1,000	Avq.	94%	100%	100%	940
Wood Deck	2006	590	C 100	4,970	Avq.	94%	100%	100%	4,672
Frame Shed	2006	96	D 100	1,440	Avq.	94%	100%	100%	1,354
Outbuilding Total									10,341

Accpt Land

43,700

Accepted Bldg

83,700

Total

127,400

PERRY
Name: JACKSON,MARTHA C

Valuation Report

10/17/2017

Page 469

Map/Lot:

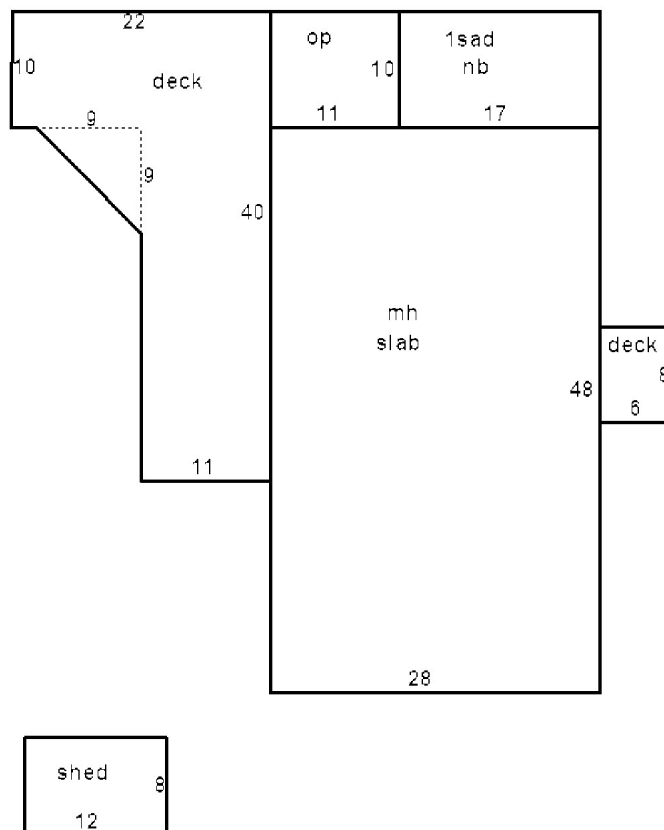
003-017

Account: 750

Card: 1 of 1

Location:

169 LEACH PT RD



PERRY
Name: JACOBS,JAMES M & MARCIA L

Valuation Report

10/17/2017

Page 470

Map/Lot:

003-034

Account: 157 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data	
Sale Date	08/01/2000
Sale Price	15,000
Sale Type	Land Only
Financing	Unknown
Verified	
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
39.54	Acres-Rear Land 2	450.00	17,793	100%		17,793
Total Acres 40.54					Land Total	28,593

Accpt Land	28,600	Accepted Bldg	0	Total	28,600
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PERRY
Name: JACOBS,JOYCE JACOBS

Valuation Report

10/17/2017

Page 471

Map/Lot:

005-034

Location:

US RTE ONE

Account: 352 Card: 1 of 1

Neighborhood 5 ROUTE 1
Tree Growth 1994
Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved
TG RECERT YEAR 2010

Sale Data	
Sale Date	03/07/2013
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

X Coordinate 2013 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
148.00	Acres-Softwood	145.00	21,460	100%		21,460
90.00	Acres-Mixed Wood	167.00	15,030	100%		15,030
Total Acres 238.00				Land Total		36,490

Accpt Land	36,500	Accepted Bldg	0	Total	36,500
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PERRY

Valuation Report

10/17/2017

Name: JAMIESON,KRISTINA

Page 472

Map/Lot:

004-002-005-A

Account: 1132 Card: 1 of 1

Location:

479 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Residential .
 Topography Rolling
 Utilities
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1995	14X70	C 100	26,221	Avq.	62%	100%	100%	16,257
						Outbuilding Total			16,257
Accpt Land			0	Accepted Bldg		16,300	Total		16,300

PERRY
Name: JENSEN,WAYNE F & DONNA L

Valuation Report

10/17/2017

Page 473

Map/Lot:

015-004

Account: 705 Card: 1 of 1

Location:

420 LAKE RD

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Below Street
Utilities Dug WellSeptic System
Street Semi-Improved

Sale Data	
Sale Date	05/07/2004
Sale Price	16,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
0.69	Acres-Cranberry	5,000.00	3,450	50%		1,725
Total Acres 1.69						86,525

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	480 Sqft	Grade D 110	Base	77,908
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-43
					0
					0
Foundation	Concrete	Basement	Damp 3/4 Bmt	Basement	-621
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,026
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	325
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total				
2005	0	Typical	Typical	Average	Typical	76,543				
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
Incomplete		None		93%	90%	100%	64,066			
Outbuildings/Additions/Improvements						Percent Good	Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Open Frame Porch	2005	192	D 110	1,474	Avg.	93%	90%	100%	1,234	
						Outbuilding Total		1,234		
Acpt Land		86,500		Accepted Bldg		65,300		Total		151,800

PERRY
Name: JOHNSON JR,SETH

Valuation Report

10/17/2017

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Map/Lot:

009-043

Account: 311 Card: 1 of 1

Location:

1306 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.98	Acres-Baselot (Fract)	20,000.00	19,799	100%		19,799
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 0.98 Land Total						24,599

Dwelling Description

Replacement Cost New

Double Wide	One Story	960 Sqft	Grade C 100	Base	69,440
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	-10,224
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	480
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2007	0	Typical	Typical	Average	Typical	65,696	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		94%	100%	100%	61,754

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	2007	240	C 100	2,170	Avg.	94%	100% 100%	2,040
Frame Shed	1993	352	E 100	2,186	Avg.	89%	100% 100%	1,946
Outbuilding Total								3,986

Acpt Land

24,600

Accepted Bldg

65,700

Total

90,300

PERRY
Name: JOHNSON,DAVID & BETTY

Valuation Report

10/17/2017

Page 475

Map/Lot:

015-006-001

Location:

283 LAKE RD

Account: 294 Card: 1 of 1

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00 Land Total						18,900

Dwelling Description

Replacement Cost New

Ranch	One Story	880 Sqft	Grade C 110	Base	87,830
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-97
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	660 Sqft, Grade C	Basement Gar	None	Fin Bsmt	9,900
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,404
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	Average	Typical	99,037
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		86%	100%	100%
						Value(Rcnld)
						85,172

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1986	1010	C 110	9.163	Avq.	86%	100%	100%	7,880
Frame Garage	1986	576	C 110	15.165	Avq.	86%	100%	100%	13,042
Frame Garage	1986	640	C 110	16.361	Avq.	86%	100%	100%	14,070
Unfinished Attic	1986	640	C 110	2.156	Avq.	86%	100%	100%	1,854
Frame Shed	1986	288	C 110	4.090	Avq.	86%	100%	100%	3,517
Outbuilding Total									40,363

Acpt Land

18,900

Accepted Bldg

125,500

Total

144,400

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A 1/2 & 1/2, TRUSTEE

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FERNE E A JOHNSON LIVING TRUST

Map/Lot:

010-049

Account: 299 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	11/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Ocean	85,000.00	147,224	90%	Unimproved	132,502
9.00	Acres-Rear Land 1	3,000.00	27,000	100%		27,000
Total Acres 12.00				Land Total		159,502

Accpt Land

159,500

Accepted Bldg0 **Total**

159,500

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A HEIRS

Page 477

FERNE E A JOHNSON LIVING TRUST

Map/Lot:

018-003

Account: 300 Card: 1 of 1

Location:

934 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled Well/Septic System
 Street Paved

Sale Data
 Sale Date 11/22/2013
 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

X Coordinate 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)	20,000.00	20,000	100%		20,000
3.80	Acres-Rear Land 2	450.00	1,710	100%		1,710
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.80					Land Total	27,710

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,352 Sqft	Grade C 100	Base	159,289
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	-2,704
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,921
Rooms	9				
Bedrooms	5	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	1960	Typical	Typical	Average	Typical	166,506
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	95% 100%	102,817

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1945	338	C 100	4,229	Avq.	65%	95%	100%	2,612
Stable w/Loft	1900	630	D 100	7,569	Poor	40%	50%	100%	1,514
Frame Shed	1900	252	D 100	2,747	Poor	40%	50%	100%	550
Frame Shed	1900	160	E 50	602	Poor	40%	100%	100%	241
Frame Garage	1900	400	D 100	8,853	Fair	50%	100%	100%	4,426
Frame Shed	1900	324	D 100	3,351	Poor	40%	100%	100%	1,340
Frame Shed	1900	72	D 100	1,239	Avq-	60%	100%	100%	743
Encl Frame Porch	1990	160	E 100	1,195	Fair	76%	100%	100%	908
Unfinished Attic	1900	400	D 100	1,312	Fair	50%	100%	100%	656
Outbuilding Total									12,990

Acpt Land

27,700

Accepted Bldg

115,800

Total

143,500

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A, TRUSTEE

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FERNE E A JOHNSON LIVING TRUST

Map/Lot:

012-028

Account: 295 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	11/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%		18,000
33.00	Acres-Rear Land 2	450.00	14,850	100%		14,850
Total Acres 34.00					Land Total	32,850

Accpt Land

32,900

Accepted Bldg0 **Total**

32,900

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A, TRUSTEE

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FERNE E A JOHNSON LIVING TRUST

Map/Lot:

012-022

Account: 296 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	11/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Rear Land 1	3,000.00	3,000	90%	Unimproved	2,700
42.00	Acres-Rear Land 2	450.00	18,900	100%		18,900
Total Acres 43.00					Land Total	21,600

Accpt Land

21,600

Accepted Bldg0 **Total**

21,600

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A, TRUSTEE

Page 480

FERNE E A JOHNSON LIVING TRUST

Map/Lot:

012-018

Account: 297 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	11/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
17.00	Acres-Rear Land 2	450.00	7,650	100%		7,650
Total Acres 18.00					Land Total	18,450

Accpt Land	18,500	Accepted Bldg	0	Total	18,500
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PERRY

Valuation Report

10/17/2017

Name: JOHNSON, FERNE E A, TRUSTEE

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FERNE EA JOHNSON LIVING TRUST

Map/Lot:

010-050

Account: 298 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	11/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 45.00					Land Total	75,800

Accpt Land

75,800

Accepted Bldg0 **Total**

75,800

PERRY

Valuation Report

10/17/2017

Name: JOHNSON,GRACE (L/E)

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JOHNSON,FRED

Map/Lot:

012-029

Account: 312 Card: 1 of 1

Location:

1706 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 04/24/2008
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 21 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
23.92	Acres-Rear Land 2	450.00	10,764	100%		10,764
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 24.92						Land Total 36,764

Dwelling Description**Replacement Cost New**

Conventional	One Story	540 Sqft	Grade D 110	Base	58,607
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-49
					0
					0
Foundation	Concrete Block	Basement	Dry 1/2 Bmt	Basement	-1,793
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
1940	0	Typical	Typical	Average	Typical	56,765
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		69%	100%	39,168

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1940	300	D 110	2,390	Avq.	69%	100%	1,649
Frame Shed	1940	224	D 100	2,512	Fair	54%	100%	1,356
Outbuilding Total								3,005

Acpt Land

36,800

Accepted Bldg

42,200

Total

79,000

PERRY

Valuation Report

10/17/2017

Name: JOHNSON,GREGORY & BOBBI KIM

Page 483

Map/Lot:

012-005-001

Account: 57 Card: 1 of 1

Location:

BECHARD LN

Neighborhood 12 GOLDING RD

Sale Data

Sale Date	06/24/2015
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	90%	Unimproved	72,000
3.50	Acres-Rear Land 2	450.00	1,575	100%		1,575
Total Acres 4.50				Land Total		73,575

Accpt Land	73,600	Accepted Bldg	0	Total	73,600
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PERRY
Name: JOHNSON,HOWARD II & AMY

Valuation Report

10/17/2017

Page 484

Map/Lot:

018-026

Account: 758 Card: 1 of 1

Location:

27 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 10/01/2001
Sale Price 35,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.50	Acres-Rear Land 2	450.00	225	100%		225
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						17,025

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	520 Sqft	Grade C 100	Base	92,585
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	-1,040
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	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-910
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1973	Typical	Typical	Average	Typical	94,635
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						61,513

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	364	C 100	7.688	Avg.	65%	100%	100%	4,997
Unfinished Attic	1890	364	C 100	1.546	Avg.	65%	100%	100%	1,005
Frame Garage	1890	576	D 100	11.305	Poor	40%	100%	100%	4,522
Outbuilding Total									10,524

Accpt Land

17,000

Accepted Bldg

72,000

Total

89,000

PERRY

Valuation Report

10/17/2017

Name: JOHNSON,JOSEPH E II & LINDA R

Page 485

LIFE ESTATE

Map/Lot:

016-051

Account: 509 Card: 1 of 1

Location:

2126 US ROUTE 1

Neighborhood 21 DEVEREUX RD
 Tree Growth 2012
 Zoning/Use Rural.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 L/E JOHNSON ME COAST HERITAGE TRUST

Reference 2 GARAGE EXTERIOR FINISH

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 5 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	100%		120,208
6.00	Acres-Blueberry	1,500.00	9,000	100%		9,000
13.00	Acres-Softwood	145.00	1,885	100%		1,885
20.00	Acres-Mixed Wood	167.00	3,340	100%		3,340
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 41.00 Land Total						140,433

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	936 Sqft	Grade B 100	Base	155,851
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-117
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-12,460
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,773
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	878
Unfin. Living Area	50%			Unfinished	-5,265

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	136,114
Functional Obsolescence Economic Obsolescence Phys. % Func. % Econ. % Value(Rcnld)						
None		None		94%	100%	127,947

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2006	260	B 100	2,700	Avq.	94%	100%	100%	2,538
Frame Shed	2006	96	B 100	2,195	Avq.	94%	100%	100%	2,063
Open Frame Porch	2006	48	B 100	651	Avq.	94%	100%	100%	612
Frame Garage	2006	1440	B 100	35,582	Avq.	94%	100%	100%	33,447
Outbuilding Total									38,660

Accpt Land

140,400

Accepted Bldg

166,600

Total

307,000

PERRY

Valuation Report

10/17/2017

Name: JOHNSON,MILLARD T

Page 486

Map/Lot:

013-038

Account: 263 Card: 1 of 1

Location:

453 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 02/01/2000
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1 B3870P199 LEIN RELEASE

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.60	Acres-Rear Land 2	450.00	270	100%		270
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.60						Land Total 26,270

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
14Mobile Home	1988	14X66	C 100	24,985	Avg.	47%	100%	100%		11,643
Frame Garage	1998	720	C 100	16,233	Avg.	91%	100%	100%		14,772
Wood Deck	1988	80	C 100	890	Avg.	87%	100%	100%		774
Frame Shed	1988	80	E 100	796	Avg.	87%	100%	100%		693
Outbuilding Total										27,882
Acpt Land		26,300	Accepted Bldg		27,900	Total		54,200		

PERRY

Valuation Report

10/17/2017

Name: JOHNSON,NANCY

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LIFE ESTATE

Map/Lot:

009-031

Account: 666 Card: 1 of 1

Location:

7 RICKS WAY

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 06/22/2005
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1 LIFE ESTATE

Reference 2 ANTHONY CANDELMO

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
21.00	Acres-Rear Land 2	450.00	9,450	100%		9,450
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 22.00						Land Total 26,250

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	706 Sqft	Grade E 100	Base	38,258
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-4,765
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-558
Rooms	4				
Bedrooms	2	Add Fixtures	1		
Baths	0	Half Baths	0	Plumbing	-2,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	2,500
Insulation	None			Insulation	-353
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1935	0	Old Type	Obsolete	Average	Typical	33,082
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		67%	92%	100%
						20,392

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1935	100	D 100	1,474	Avq.	67%	100%	100%	988
Frame Shed	1935	160	D 100	1,976	Avq.	67%	100%	100%	1,324
Outbuilding Total									2,312

Acpt Land

26,300

Accepted Bldg

22,700

Total

49,000

PERRY
Name: JOHNSON,RICHARD & WINNIE

Valuation Report

10/17/2017
Page 488
015-007-002
35 BISHOP LN

Account: 838 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Sale Data
Sale Date 06/20/2007
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.08	Acres-Lake	80,000.00	22,627	100%		22,627
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 0.08 Land Total						27,127

Dwelling Description

Replacement Cost New

Conventional	One Story	578 Sqft	Grade E 110	Base	36,908
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-4,292
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,475
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal	SFLA	578	Insulation	-318
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1957	0	Old Type	Old Type	Average	Inadeq.	30,823
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		75%	89%	100%
Value(Rcnd)						20,574

Acpt Land

27,100

Accepted Bldg

20,600

Total

47,700

PERRY
Name: JOHNSON, RONALD & DIXIE

Valuation Report

10/17/2017

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Map/Lot:

012-026

Account: 307 Card: 1 of 1

Location:

1531 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 04/01/2001

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Rural.....

Topography Rolling

Utilities None

Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
63.70	Acres-Rear Land 2	450.00	28,665	100%		28,665
Total Acres 64.70				Land Total		48,665

Accpt Land

48,700

Accepted Bldg

0 **Total**

48,700

PERRY

Valuation Report

10/17/2017

Name: JOHNSON, RONALD C & DIXIE

Page 490

Map/Lot:

012-019

Account: 308 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
35.00	Acres-Rear Land 2	450.00	15,750	100%		15,750
Total Acres 36.00					Land Total	26,550
Accpt Land		26,600	Accepted Bldg		0	Total
						26,600

PERRY
Name: JOHNSON,WINNIE & RICHARD

Valuation Report

10/17/2017
Page 491
015-007-006
LAKE RD

Account: 710 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.73	Acres-Lake	80,000.00	68,352	90%	Unimproved	61,517
Total Acres 0.73				Land Total		61,517
Accpt Land		61,500	Accepted Bldg		0	Total
						61,500

PERRY
Name: JOLLOTTA,DALE & PATRICIA

Valuation Report

10/17/2017

Page 492

Map/Lot:

016-008

Account: 617 Card: 1 of 1

Location:

1783 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
47.76	Acres-Rear Land 2	450.00	21,492	100%		21,492
Total Acres 48.76			Land Total			41,492

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,008 Sqft	Grade C 100	Base	132,282
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 Full Bmt	Basement	-1,008
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,558
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,764	Insulation	882
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1993	0	Typical	Typical	Fair	Typical	134,714	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		78%	75%	100%	78,808
Accpt Land		41,500	Accepted Bldg		78,800	Total	120,300

PERRY
Name: JOLLOTTA,DAVID

Valuation Report

10/17/2017

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Map/Lot:

014-033

Account: 314 Card: 1 of 1

Location:

WOODMAN LN

Neighborhood 23 OLD COUNTY RD

Sale Data	
Sale Date	03/29/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.14	Acres-Lake	80,000.00	29,933	50%	Restrictio	14,967
Total Acres 0.14						14,967

Dwelling Description

Replacement Cost New

Conventional	One Story	272 Sqft	Grade E 50	Base	11,628
Exterior	Asbestos/T111 Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-14
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-918
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-448
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-1,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	272	Insulation	-68
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	None	Poor	Inadeq.	8,680
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
Fire Damage	no electricity..	40%	%	90%		0

Accpt Land

15,000

Accepted Bldg

0 **Total**

15,000

PERRY

Valuation Report

10/17/2017

Name: JONES,SCOTT F & MARY

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Map/Lot:

006-021

Account: 66

Card: 1 of 2

Location:

1038 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 05/01/1995
 Sale Price 138,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Seller
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
8.89	Acres-Rear Land 2	450.00	4,001	100%		4,001
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.89					Land Total	30,001

Dwelling Description**Replacement Cost New**

Conventional	One Story	1,288 Sqft	Grade C 110	Base	115,324
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	2,054
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1940	1950	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		69%	100%	100%
						Value(Rcnld)
						87,822

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1940	84	C 110	1,774	Avq.	69%	100%	100%	1,224
Patio	1940	48	C 110	946	Avq.	69%	100%	100%	653
Wood Deck	1940	396	C 110	3,760	Avq.	69%	100%	100%	2,594
Bulkhead	1940	30	C 110	1,168	Avq.	69%	100%	100%	806
Open Frame Porch	1940	26	C 110	386	Avq.	69%	100%	100%	266
Frame Garage	1940	675	C 110	17,015	Avq.	69%	100%	100%	11,740
Frame Shed	1940	144	E 100	1,124	Avq.	69%	100%	100%	776
Outbuilding Total									18,059

Acpt Land

30,000

Accepted Bldg

105,900

Total

135,900

PERRY

Valuation Report

10/17/2017

Name: JONES,SCOTT F & MARY

Page 495

Map/Lot:

006-021

Account: 66 Card: 2 of 2

Location:

1044 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	05/01/1995
Sale Price	138,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Seller
Validity	Arms Length Sale

Zoning/Use	Commercial
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
Total Acres 1.00				Land Total		20,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
One Story Frame	1920	1278	D 100	22.133	Fair	50%	100%	100%		11.066
Outbuilding Total										11.066

Accpt Land

20,000

Accepted Bldg

11,100

Total

31,100

PERRY
Name: JONES,SCOTT F & MARY

Valuation Report

10/17/2017

Page 496

Map/Lot:

006-021

Location:

1044 US RTE ONE

Account: 66

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	30,000	105,900	135,900	30,000	105,900	135,900
2	20,000	11,100	31,100	20,000	11,100	31,100
TOTAL	50,000	117,000	167,000	50,000	117,000	167,000

PERRY

Valuation Report

10/17/2017

Name: JOO,HELEN H 1/2 & 1/2

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Map/Lot:

003-003-001-012

Account: 1031 Card: 1 of 1

Location:

BIRCH POINT RD

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	11/19/2013
Sale Price	12,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Ocean/Cove	50,000.00	122,475	90%	Unimproved	110,227
6.40	Acres-Rear Land 1	3,000.00	19,200	60%	View/Envir	11,520
Total Acres 12.40					Land Total	121,747

Accpt Land

121,700

Accepted Bldg0 **Total**

121,700

PERRY
Name: JURANTY,WALTER J

Valuation Report

10/17/2017

Page 498

Map/Lot:

016-012

Account: 245 Card: 1 of 1

Location:

224 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 03/01/2002
Sale Price 87,000
Sale Type Land Only
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.30	Acres-Ocean	85,000.00	96,915	100%		96,915
4.40	Acres-Rear Land 1	3,000.00	13,200	100%		13,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.70						Land Total 116,115

Dwelling Description

Replacement Cost New

Conventional	One Story	1,412 Sqft	Grade B 110	Base	156,603
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	700 Sqft, Grade B	Basement Gar	None	Fin Bsmt	13,125
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,815
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	8,250
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	971
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	188,639
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnd)
None			None	92%	100%	173,548

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	2003	364	B 110	4,347	Avq.	92%	100%	100%	3,999
Frame Garage	2003	672	B 110	21,198	Avq.	92%	100%	100%	19,502
Outbuilding Total									23,501

Acpt Land

116,100

Accepted Bldg

197,000

Total

313,100

PERRY
Name: JUREWICZ,JOHN L & LAURA J

Valuation Report

10/17/2017

Page 499

Map/Lot:

006-021-001

Account: 164 Card: 1 of 1

Location:

1106 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Sale Data
Sale Date 09/01/1994
Sale Price 50,500
Sale Type Land & Buildings
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
5.13	Acres-Rear Land 2	450.00	2,309	100%		2,309
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.13					Land Total	28,309

Dwelling Description

Replacement Cost New

Conventional	One Story	920 Sqft	Grade C 100	Base	84,600
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 None	Basement	-4,160
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,334
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	
1991	0	Typical	Typical	Average	Typical	87,774	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete	None			88%	90%	100%	69,517

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Story Fr	1991	576	C 100	17,274	Avq.	88%	90%	100%	13,681
Unfin Basement	1991	576	C 100	5,335	Avq.	88%	90%	100%	4,226
Wood Deck	1991	144	C 100	1,402	Avq.	88%	90%	100%	1,111
Wood Deck	1991	64	C 100	762	Avq.	88%	90%	100%	604
Wood Deck	1991	64	C 100	762	Avq.	88%	90%	100%	604
Frame Shed	1991	216	E 100	1,492	Avq.	88%	100%	100%	1,313
Outbuilding Total									21,539

Acpt Land

28,300

Accepted Bldg

91,100

Total

119,400

PERRY
Name: JUREWICZ,JOHN L & LAURA J

Valuation Report

10/17/2017
Page 500
006-021-002
US RTE ONE

Account: 968 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Sale Data
Sale Date 10/01/1993
Sale Price 12,000
Sale Type Land Only
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
3.30	Acres-Rear Land 2	450.00	1,485	100%		1,485
Total Acres 4.30				Land Total		19,485
Accpt Land		19,500	Accepted Bldg	0	Total	19,500

PERRY

Valuation Report

10/17/2017

Name: KANGAS,CORA M (LIFE ESTATE/6WK)

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RITCHIE,GRAYDON JR & CYNTHIA M

Map/Lot:

010-025

Account: 123 Card: 1 of 1

Location:

11 FROST COVE RD

Neighborhood 19 SHORE RD

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

Reference 1 NO WATER FRONT AND 1/3 ACRE SEND
 Reference 2 LIFE ESTATE/GRAYDON JR & CYNTHIA M
 Tran/Land/Bldg 0 0 0
 X Coordinate 0 Y Coordinate 0
 Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.33	Acres-Baselot (Fract)	80,000.00	45,957	75%	Access	34,467
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
Total Acres 0.33						Land Total 38,367

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	468 Sqft	Grade C 100	Base	87,137
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	Minimal			Insulation	-702
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
1900	1950	Typical	Typical	Average	Typical			
Functional Obsolescence				Phys. %	Func. %	Econ. %		
None				65%	100%	100%		
Economic Obsolescence						Value(Rcnld)		
None						56,183		
Outbuildings/Additions/Improvements						Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ
Encl Frame Porch	1950	108	C 100	1,859	Avq.	65%	100%	100%
Outbuilding Total						1,208		

Acpt Land

38,400

Accepted Bldg

57,400

Total

95,800

PERRY

Valuation Report

10/17/2017

Name: KATRIN,MONA I & LOVE,WILLIAM D

Page 502

Account: 320 Card: 1 of 1

Map/Lot:

014-014-001

Location:

26 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Lake	80,000.00	54,259	100%		54,259
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
8.59	Acres-Rear Land 2	450.00	3,866	100%		3,866
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.05						Land Total 76,125

Dwelling Description

Replacement Cost New

Conventional	One Story	1,188 Sqft	Grade D 110	Base	91,397
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	-12,859
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,693
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	3/4 Finished			Attic	8,873
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	1994	Typical	Typical	Average	Typical	85,718
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100% 100%	70,289

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1975	234	D 110	2,838	Avq.	82%	100%	100%	2,327
Wood Deck	1975	72	D 110	745	Avq.	82%	100%	100%	611
Wood Deck	1975	315	D 110	2,498	Avq.	82%	100%	100%	2,048
Wood Deck	1975	272	D 110	2,188	Avq.	82%	100%	100%	1,794
Frame Shed	1983	100	D 100	1,474	Avq.	85%	100%	100%	1,253
Outbuilding Total									8,033

Acpt Land

76,100

Accepted Bldg

78,300

Total

154,400

PERRY

Valuation Report

10/17/2017

Name: KEELER,PHILIP T & MARY LOUISE

Page 503

Map/Lot:

003-043

Account: 323 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
Total Acres 10.00					Land Total	17,550
Accpt Land		17,600	Accepted Bldg	0	Total	17,600

PERRY

Valuation Report

10/17/2017

Name: KEEZER,ELIZABETH CHRISTINE

Page 504

Map/Lot:

011-034

Account: 324 Card: 1 of 1

Location:

8 BRYANT FIELD LN

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 07/01/1988
 Sale Price 10,000
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
16.00	Acres-Rear Land 2	450.00	7,200	100%		7,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.00						Land Total 25,200

Dwelling Description**Replacement Cost New**

Double Wide	One Story	1,496 Sqft	Grade C 100	Base	93,024
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	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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
1992	0	Typical	Typical	Average	Typical	99,024
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		88%	100%	87,141

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	1992	72	C 100	1,491	Avq.	88%	100%	100%	1,312
Wood Deck	1992	60	C 100	730	Avq.	88%	100%	100%	642
Wood Deck	1992	144	C 100	1,402	Avq.	88%	100%	100%	1,234
Outbuilding Total									3,188

Acpt Land

25,200

Accepted Bldg

90,300

Total

115,500

PERRY
Name: KEEZER,ROGER R & GAIL

Valuation Report

10/17/2017

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Map/Lot:

015-035

Account: 470 Card: 1 of 1

Location:

184 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 10/20/2005
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
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00 Land Total						20,250

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,248 Sqft	Grade C 100	Base	82,112
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	-13,291
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	624
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Typical	Typical	Average	Typical	75,445
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100% 100%	70,918

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2008	120	E 100	1,000	Poor	74%	50%	100%	370
Frame Shed	2000	168	E 100	1,246	Avq.	91%	100%	100%	1,134
Encl Frame Porch	2010	312	C 100	3,944	Avq.	95%	100%	100%	3,747
Railroad Car/Box	2000	1	C 100	1,200	Avq.	91%	100%	100%	1,092
Outbuilding Total									6,343

Accpt Land

20,300

Accepted Bldg

77,300

Total

97,600

PERRY
Name: KELLER,MICHAEL & ANGELA

Valuation Report

10/17/2017

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Map/Lot:

002-013-001

Location:

LINCOLN COVE RD

Account: 945 Card: 1 of 1

Neighborhood 8 LINCOLN COVE RD

Sale Data	
Sale Date	04/01/2002
Sale Price	90,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1 B2622P118

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
8.24	Acres-Rear Land 1	3,000.00	24,720	100%		24,720
Total Acres 9.74					Land Total	118,413

Accpt Land	118,400	Accepted Bldg	0	Total	118,400
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PERRY

Valuation Report

10/17/2017

Name: KELLEY,KATHARINE & THOMAS

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Map/Lot:

016-027

Account: 241 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 08/01/1995
 Sale Price 13,500
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Below Street
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.99	Acres-Ocean --	55,000.00	54,724	100%		54,724
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.99						Land Total 60,724

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1994	14X56	B 100	24.396	Avg.	60%	100%	100%	14,589
Wood Deck	1994	120	C 100	1.210	Avg.	89%	100%	100%	1,077
Wood Deck	1994	48	C 100	634	Avg.	89%	100%	100%	564
Outbuilding Total									16,230
Acpt Land		60,700	Accepted Bldg		16,200	Total		76,900	

PERRY

Valuation Report

10/17/2017

Name: KELLY,DARCY O & SEAN

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Map/Lot:

005-005-001-003

Account: 874 Card: 1 of 1

Location:

OGDEN DRIVE

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.40	Acres-Ocean/Cove	50,000.00	92,195	50%	Unimproved	46,098
Total Acres 3.40				Land Total		46,098
Accpt Land	46,100	Accepted Bldg	0	Total		46,100

PERRY

Valuation Report

10/17/2017

Name: KEMPER,BRYAN P & HONG,KEUM PYO

Page 509

Map/Lot:

003-003-001-011

Account: 1030 Card: 1 of 1

Location:

BIRCH POINT RD

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean/Cove	50,000.00	100,000	90%	Unimproved	90,000
6.50	Acres-Rear Land 1	3,000.00	19,500	60%	View/Envir	11,700
Total Acres 10.50						Land Total 101,700
Accpt Land		101,700	Accepted Bldg	0	Total	101,700

PERRY

Valuation Report

10/17/2017

Name: KENDALL,DAVID & ANDREA G

Page 510

Map/Lot:

006-055

Account: 325 Card: 1 of 1

Location:

144 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 10/01/2001
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean/Cove	50,000.00	100,000	100%		100,000
14.11	Acres-Rear Land 2	450.00	6,350	100%		6,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 18.11					Land Total	112,350

Dwelling Description**Replacement Cost New**

Conventional	Two Story	852 Sqft	Grade C 110	Base	133,366
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-94
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	90% Forced Warm	Cooling	0% None	Heat	-545
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Minimal			Insulation	-1,874
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1925	0	Typical	Typical	Average	Typical	140,753
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100%	91,489

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1925	108	C 110	1.084	Avq.	65%	100%	100%	705
Frame Shed	1925	200	D 100	2.312	Fair	50%	100%	100%	1,156
Frame Shed	1925	120	E 100	1.000	Poor	40%	50%	100%	200
Frame Shed	1925	799	E 100	4.470	Poor	40%	50%	100%	894
2S Frame Shed	1986	528	E 100	4.553	Poor	65%	50%	100%	1,480
Outbuilding Total									4,435

Acpt Land

112,400

Accepted Bldg

95,900

Total

208,300

PERRY
Name: KENDALL,DAVID J

Valuation Report

10/17/2017

Page 511

Map/Lot:

006-054-001

Account: 333 Card: 1 of 1

Location:

131 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 07/01/1999
Sale Price 13,600
Sale Type
Financing
Verified
Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.07	Acres-Rear Land 2	450.00	32	100%		32
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.07						Land Total 18,032

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1985	198	D 100	3,429	Avg.	86%	100%	100%	2,949
Frame Shed	1985	64	E 100	714	Poor	64%	50%	100%	228
Outbuilding Total									3,177
Acpt Land		18,000	Accepted Bldg		3,200	Total			21,200

PERRY
Name: KENDALL,GEORGIANA

Valuation Report

10/17/2017

Page 512

Map/Lot:

016-037

Account: 616 Card: 1 of 1

Location:

1881 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 08/01/1990
Sale Price 15,000
Sale Type Land & Buildings
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Zoning/Use Rural.....
Topography Level
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	20,000.00	14,142	100%		14,142
Total Acres 0.50				Land Total		14,142

Commercial Description

Occupancy Type Retail Store....
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling NONE
Built 1900
Remodeled 0

Base Cost/Sqft		24.38
Heat-Cool/Sqft	+	0.00
Total		24.38
Size Factor	X	1.287
Adjusted Cost/Sqft		31.38
Total Square Feet	X	690
Replacement Cost		21,652
Condition	Average	
% Good Physical	X	.50
Functional	X	1.00
Subtotal		10,826

Economic Factor X 1.00 Total Value 10,826

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Unfinished Attic	1900	414	D 100	1,329	Poor	40%	100%	100%		532
Outbuilding Total										532

Acpt Land

14,100

Accepted Bldg

11,400

Total

25,500

PERRY
Name: KENDALL,GEORGIANA J

Valuation Report

10/17/2017

Page 513

Map/Lot:

017-010

Account: 328 Card: 1 of 1

Location:

20 KENDALL LN

Neighborhood 12 GOLDING RD
Tree Growth 1999
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel
TG RECERT YEAR 2008

Sale Data
Sale Date 11/20/2007
Sale Price 0
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1 TREE GROWTH
Reference 2 FARM HOUSE
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
7.00	Acres-Softwood	145.00	1,015	100%		1,015
5.00	Acres-Hardwood	127.00	635	100%		635
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 24.00 Land Total						42,600

Dwelling Description

Replacement Cost New

Conventional	One Story	666 Sqft	Grade C 100	Base	72,043
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 3/4 Bmt	Basement	-2,132
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,052
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,832
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-666
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1825	2008	Typical	Typical	Average	Typical	
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnld)
None				65%	100% 100%	46,816

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1825	159	C 100	3,358	Avq.	65%	100%	100%	2,183
Wood Deck	1825	192	C 100	1,786	Avq.	65%	100%	100%	1,161
Wood Deck	1825	376	C 100	3,258	Avq.	65%	100%	100%	2,118
Frame Shed	1825	198	D 100	2,295	Avq.	65%	100%	100%	1,492
Frame Shed	1825	216	D 100	2,446	Avq.	65%	100%	100%	1,590
Stable w/Loft	1825	1271	C 100	15,910	Good	75%	100%	100%	11,932
Frame Shed	2010	756	C 100	8,501	Avq.	95%	100%	100%	8,076

Outbuilding Total 28,552

Acpt Land

42,600

Accepted Bldg

75,400

Total

118,000

PERRY
Name: KENDALL,GEORGIANA J

Valuation Report

10/17/2017

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015-015

Map/Lot:

Location:

GOLDING RD

Account: 329 Card: 1 of 1

Neighborhood 12 GOLDING RD
Tree Growth 1999
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel
TG RECERT YEAR 2006

Sale Data	
Sale Date	12/20/2007
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

X Coordinate 2016 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Rear Land 2	450.00	450	100%		450
19.00	Acres-Mixed Wood	167.00	3,173	100%		3,173
Total Acres 20.00					Land Total	3,623

Accpt Land	3,600	Accepted Bldg	0	Total	3,600
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PERRY
Name: KENDALL,GEORGIANA J

Valuation Report

10/17/2017
Page 515
017-009+011
41 KENDALL LN

Account: 334 Card: 1 of 2
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 WATERCRESS & WILDFLOWER

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	100%		113,137
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	50%		3,000
Total Acres 2.00 Land Total						122,137

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	475 Sqft	Grade D 100	Base	72,918
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-5,258
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,530
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	-681
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1910	0	Typical	Typical	Average	Typical	65,449
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
Value(Rcnld)						42,542

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1910	114	D 100	1,574	Avq.	65%	100%	100%	1,023
Open Frame Porch	1910	64	D 100	529	Avq.	65%	100%	100%	344
Frame Shed	1910	187	D 100	2,203	Avq.	65%	100%	100%	1,432
Outbuilding Total									2,799

Acpt Land	122,100	Accepted Bldg	45,300	Total	167,400
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PERRY

Valuation Report

10/17/2017

Name: KENDALL,GEORGIANA J

Page 516

Map/Lot:

017-009+011

Account: 334 Card: 2 of 2

Location:

41 KENDALL LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities LakeSeptic System
 Street Gravel

Reference 1 WATERCRESS & WILDFLOWER

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	360 Sqft	Grade D 100	Base	44,998
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	-3,542
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,679
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	5,609
FirePlaces	1			Fireplace	4,100
Insulation	None			Insulation	-295
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition			Uniminished			0
Built	Renovated	Kitchens	Baths	Condition	Layout			Total		
1927	1987	Old Type	Old Type	Average	Typical			49,191		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
None		None		65%	94%	100%	30,056			
Outbuildings/Additions/Improvements					Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Story Frame	1927	320	D 100	5,542	Ava.	65%	94%	100%	3,386	
Encl Frame Porch	1927	272	D 100	2,899	Ava.	65%	94%	100%	1,771	
One Story Frame	1927	336	D 100	5,819	Ava.	65%	94%	100%	3,555	
Wood Deck	1927	136	D 100	1,097	Ava.	65%	94%	100%	670	
Outbuilding Total									9,382	
Acpt Land			0	Accepted Bldg			39,400	Total	39,400	

PERRY
Name: KENDALL,GEORGIANA J

Valuation Report

10/17/2017
Page 517
017-009+011
41 KENDALL LN

Account: 334

Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	122,100	45,300	167,400	122,100	45,300	167,400
2	0	39,400	39,400	0	39,400	39,400
TOTAL	122,100	84,700	206,800	122,100	84,700	206,800

PERRY

Valuation Report

10/17/2017

Name: KENDALL,GERALDINE M

Page 518

Map/Lot:

004-025

Account: 332 Card: 1 of 1

Location:

149 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Residential .
 Topography Rolling
 Utilities All PublicSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
29.00	Acres-Rear Land 2	450.00	13,050	100%		13,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 30.00					Land Total	39,050

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	836 Sqft	Grade C 100	Base	115,971
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-2,574
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	-1,463
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1860	2005	Typical	Typical	Average	Typical	111,934	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		65%	100%	100%	72,757

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	1860	80	C 100	1,573	Avq.	65%	100%	100%		1,022
Frame Shed	1860	64	E 100	714	Avq.	65%	50%	100%		232
Outbuilding Total										1,254

Acpt Land

39,100

Accepted Bldg

74,000 Total

113,100

PERRY

Name: KENDALL,GERALDINE M

Valuation Report

10/17/2017

Page 519

Map/Lot:

004-025

Account:

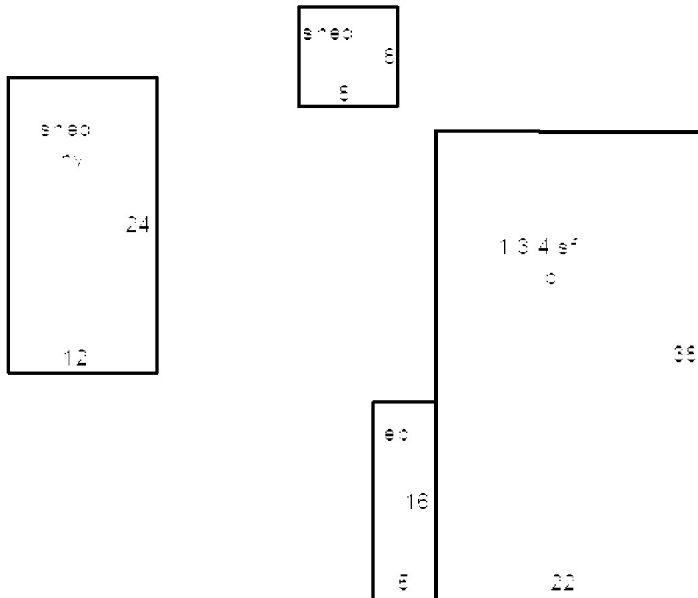
332

Card:

1 of 1

Location:

149 OLD EASTPORT RD



PERRY

Valuation Report

10/17/2017

Name: KENDALL,GERALDINE M.

Page 520

Map/Lot:

004-024

Account: 330 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
 Topography RollingRolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.65	Acres-Ocean --	55,000.00	89,534	50%	Size/Shape	44,767
18.35	Acres-Rear Land 2	450.00	8,258	100%		8,258
Total Acres 21.00					Land Total	53,025
Accpt Land		53,000	Accepted Bldg		0	Total
						53,000

PERRY

Valuation Report

10/17/2017

Name: KENDALL,WILLIAM E (LIFE ESTATE)

Page 521

Map/Lot:

013-011

Account: 615 Card: 1 of 1

Location:

38 KINGSBURY RD

Neighborhood 19 SHORE RD
 Tree Growth 1999
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Semi-Improved
 TG RECERT YEAR 2016

Sale Data
 Sale Date 04/01/1993
 Sale Price 40,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Related Parties

Reference 1 LIFE ESTATE - GEORGIANA KENDALL

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2016 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	80,000.00	113,137	100%		113,137
5.00	Acres-Rear Land 1	3,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
3.00	Acres-Softwood	145.00	435	100%		435
7.00	Acres-Hardwood	127.00	889	100%		889
Total Acres 17.00						Land Total 135,461

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	875 Sqft	Grade D 110	Base	108,048
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Damp None	Basement	-2,841
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-2,657
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,510
Insulation	None			Insulation	-1,183
Unfin. Living Area	90%			Unfinished	-6,390

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	1994	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	64,667

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1920	143	D 110	2,724	Avq.	65%	100%	100%	1,771
Unfin Basement	1920	143	D 110	3,020	Avq.	65%	100%	100%	1,963
Wood Deck	1920	340	D 110	2,678	Avq.	65%	100%	100%	1,741
Frame Shed	1920	276	D 110	3,244	Avq.	65%	100%	100%	2,109
Frame Shed	1920	437	D 110	4,728	Avq.	65%	100%	100%	3,073
Frame Shed	1920	640	D 100	5,999	Avq.	65%	100%	100%	3,899
Frame Shed	1920	200	D 100	2,312	Avq.	65%	100%	100%	1,503
Frame Shed	1920	144	D 100	1,843	Avq.	65%	100%	100%	1,198
Frame Shed	1920	220	D 100	2,479	Avq.	65%	100%	100%	1,611
Outbuilding Total									18,868

Acpt Land

135,500

Accepted Bldg

83,500

Total

219,000

PERRY

Valuation Report

10/17/2017

Name: KERBY,LONNIE D BUSH

Page 522

Map/Lot:

015-029

Account: 474 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date	08/03/2010
Sale Price	17,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
1.00	Acres-Rear Land 2	450.00	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 2.00					Land Total	16,050

Accpt Land

16,100

Accepted Bldg0 **Total**

16,100

PERRY
Name: KERBY,LONNIE DALE

Valuation Report

10/17/2017

Page 523

Map/Lot:

014-028

Account: 658 Card: 1 of 1

Location:

22 WOODMAN LN

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Septic System
Street Gravel

Sale Data
Sale Date 07/07/2011
Sale Price 45,001
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.55	Acres-Lake	80,000.00	59,330	75%	Access	44,497
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.55						Land Total 47,497

Dwelling Description

Replacement Cost New

Conventional	One Story	800 Sqft	Grade E 100	Base	39,780
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-80
					0
					0
Foundation	Piers	Basement	None	Basement	-4,800
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,664
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-400
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1928	0	Obsolete	Obsolete	Poor	Typical	29,836
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		40%	90%	100%

Value(Rcnld) 10,741

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1928	60	E 100	684	Poor	40%	90%	100%	247
Outbuilding Total									247

Acpt Land

47,500

Accepted Bldg

11,000

Total

58,500

PERRY
Name: KIELB,STANLEY R

Valuation Report

10/17/2017

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Map/Lot: 011-027

Account: 32 Card: 1 of 1

Location: 851 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	12/06/2005
Sale Price	6,000
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
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						Land Total 18,180

Dwelling Description

Replacement Cost New

Ranch	One Story	1,400 Sqft	Grade B 100	Base	131,813
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	2,538
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	875
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	142,726
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		94%	100%	134,162

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	2006	192	B 100	5.069	Avq.	94%	100%	100%	4,765
Wood Deck	2006	196	B 100	2.272	Avq.	94%	100%	100%	2,136
Frame Garage	2006	864	B 100	23.349	Avq.	94%	100%	100%	21,948
Frame Shed	2006	240	D 100	2.647	Avq.	94%	100%	100%	2,488
Outbuilding Total									31,337

Accpt Land	18,200	Accepted Bldg	165,500	Total	183,700
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PERRY
Name: KINNEY,DENNIS

Valuation Report

10/17/2017

Page 525

Map/Lot:

009-045

Account: 337 Card: 1 of 1

Location:

1313 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	26,000

Dwelling Description

Replacement Cost New

Conventional	One Story	1,092 Sqft	Grade C 110	Base	105,535
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	Dry Full Bmt	Basement	-1,201
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,742
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
1979	0	Typical	Typical	Average	Typical	106,076
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	83%	100%	100%	88,043	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1979	336	C 110	3,022	Avq.	83%	100%	100%	2,508
Wood Deck	1979	96	C 110	1,120	Avq.	83%	100%	100%	930
2S Frame Garage	2004	896	C 100	27,011	Avq.	93%	100%	100%	25,120
Frame Shed	1979	100	D 100	1,474	Avq.	83%	100%	100%	1,223
Outbuilding Total									29,781

Accpt Land

26,000

Accepted Bldg

117,800

Total

143,800

PERRY

Valuation Report

10/17/2017

Name: KINNEY,LINDA S & JOHN E

Page 526

Map/Lot:

018-015

Account: 282 Card: 1 of 1

Location:

7 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Residential .
 Topography Above Street
 Utilities Public WaterSeptic System
 Street Semi-Improved

Sale Data
 Sale Date 11/06/2014
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 19,350

Dwelling Description

Replacement Cost New

Ranch	One Story	1,200 Sqft	Grade B 100	Base	121,125
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	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	1			Fireplace	6,250
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1951	0	Typical	Typical	Good	Typical	127,375
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	80%	100%	101,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2009	480	B 100	12,672	Good	80%	100%	100%	10,138
Stable w/Loft	1951	480	D 100	6,288	Avg.	73%	100%	100%	4,590
Frame Garage	1951	768	D 100	13,979	Avg.	73%	100%	100%	10,205
Wood Deck	2000	808	B 100	8,392	Good	80%	100%	100%	6,714
Outbuilding Total									31,647

Acpt Land

19,400

Accepted Bldg

133,500

Total

152,900

PERRY
Name: KINNEY,TERRY L

Valuation Report

10/17/2017

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Map/Lot:

016-043-001

Account: 563 Card: 1 of 1

Location:

32 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

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

Sale Data
Sale Date 09/01/1994
Sale Price 34,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00						Land Total 18,000

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade C 110	Base	92,520
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	1,531
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	2003	Typical	Typical	Average	Typical	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	84%	100%	100%	79,003	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1980	145	C 110	3,368	Avq.	84%	100%	100%	2,829
Bulkhead	1980	25	C 110	1,111	Avq.	84%	100%	100%	933

Outbuilding Total 3,762

Acpt Land

18,000

Accepted Bldg

82,800

Total

100,800

PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017

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Map/Lot:

005-008

Location:

BURBY RD

Account: 343 Card: 1 of 1

Neighborhood 10 BURBY RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
Total Acres 15.00				Land Total		24,300
Accpt Land		24,300	Accepted Bldg	0	Total	24,300

PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017
Page 529
005-013-001
BURBY RD

Account: 344 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 10 BURBY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	90%	Unimproved	49,500
4.70	Acres-Rear Land 1	3,000.00	14,100	60%	View/Envir	8,460
Total Acres 5.70				Land Total		57,960
Accpt Land		58,000	Accepted Bldg		0	Total
						58,000

PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017

Page 530

Map/Lot:

005-014-001

Account: 345 Card: 1 of 1

Location:

311 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.75	Acres-Rear Land 2	450.00	1,238	100%		1,238
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.75 Land Total						27,238

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	494 Sqft	Grade C 100	Base	89,223
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	-988
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	-741
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	0	Typical	Typical	Average	Typical	87,494
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	56,871

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1840	648	C 100	13,686	Avq.	65%	100%	100%	8,896
One Story Frame	1840	245	C 100	5,174	Avq.	65%	100%	100%	3,363
Unfin Basement	1840	245	C 100	3,816	Avq.	65%	100%	100%	2,480
Open Frame Porch	1840	64	C 100	645	Avq.	65%	100%	100%	419
Frame Garage	1840	1890	D 100	29,611	Fair	50%	100%	100%	14,806
Stable w/Loft	1840	1891	D 100	18,344	Poor	40%	100%	100%	7,338
Frame Shed	1840	372	D 100	3,753	Poor	40%	100%	100%	1,501
Frame Shed	1840	646	E 100	3,688	Fair	50%	100%	100%	1,844
Frame Shed	1840	391	D 100	3,912	Fair	50%	100%	100%	1,956

Outbuilding Total 42,603

Acpt Land

27,200

Accepted Bldg

99,500

Total

126,700

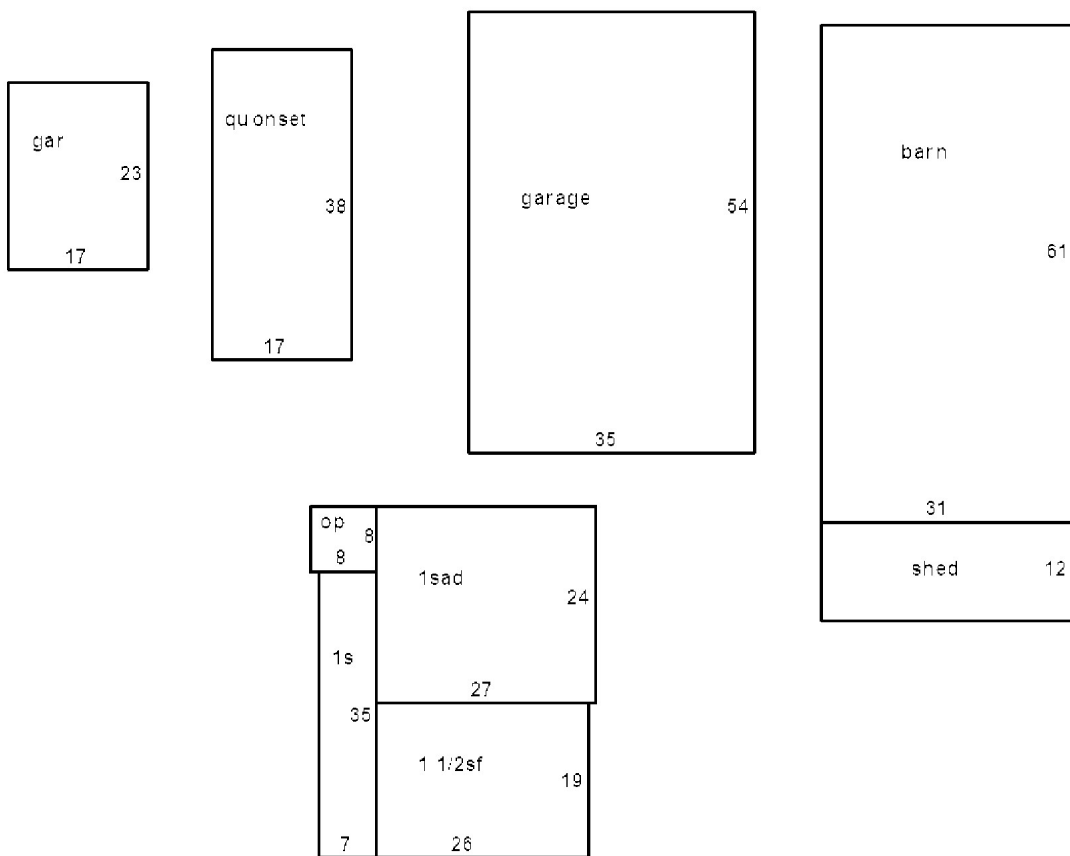
PERRY
Name: KNOWLTON,JOHN

Valuation Report

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311 US RTE ONE

Account: 345 Card: 1 of 1

Map/Lot:
Location:



PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017

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Map/Lot:

005-016

Location:

US RTE ONE

Account: 349 Card: 1 of 1

Neighborhood 5 ROUTE 1
Tree Growth 1991
Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved
TG RECERT YEAR 2021

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2011 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
48.00	Acres-Softwood	145.00	6,960	100%		6,960
23.00	Acres-Mixed Wood	167.00	3,841	100%		3,841
Total Acres 71.00					Land Total	10,801

Accpt Land	10,800	Accepted Bldg	0	Total	10,800
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PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017
Page 533
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US RTE ONE

Account: 353 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
Total Acres 8.00					Land Total	23,150

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
2S Frame Shed	1900	600	D 100	8,360	Avq-	60%	100%	100%	5,016
Frame Shed	1900	420	D 100	4,155	Avq-	60%	100%	100%	2,493
Frame Shed	1900	576	E 100	3,331	Fair	50%	100%	100%	1,666
Frame Shed	1900	600	E 100	3,454	Poor	40%	100%	100%	1,382
Outbuilding Total									10,557

Accpt Land	23,200	Accepted Bldg	10,600	Total	33,800
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PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017
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US RTE ONE

Account: 353 Card: 1 of 1

Map/Lot:
Location:

shed 16
33

open
wood
shed

quonset 15
40

shed 12
35

shed 20
30

op shed 24
24

PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017

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Map/Lot:

005-007

Account: 575 Card: 1 of 1

Location:

303 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Sale Data
Sale Date 06/13/2006
Sale Price 50,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 1	3,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00 Land Total						32,000

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	650 Sqft	Grade D 100	Base	84,591
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% Hot Water BB	Cooling	0% None	Heat	1,353
Rooms	7				
Bedrooms	4	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	1,640
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
1942	1960	Typical	Typical	Poor	Typical	
Functional Obsolescence						Value(Rcnld)
Delapidation		None		45%	48%	18,918

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Story Fr	1960	325	D 100	7,993	Poor	45%	48%	100%	1,727
Encl Frame Porch	1960	128	D 100	1,692	Poor	45%	48%	100%	365
Frame Garage	1942	952	C 100	20,174	Ava.	70%	100%	100%	14,122
Outbuilding Total									16,214

Acpt Land

32,000

Accepted Bldg

35,100

Total

67,100

PERRY
Name: KNOWLTON,JOHN

Valuation Report

10/17/2017

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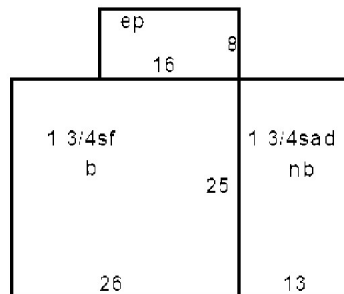
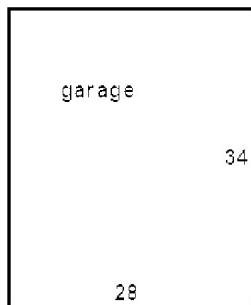
Map/Lot:

005-007

Account: 575 Card: 1 of 1

Location:

303 US RTE ONE



PERRY
Name: KNOWLTON,JOHN E

Valuation Report

10/17/2017

Page 537

Map/Lot:

005-019

Account: 350 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
21.00	Acres-Rear Land 1	3,000.00	63,000	60%	View/Envir	37,800
Total Acres 22.00				Land Total		55,800
Accpt Land		55,800	Accepted Bldg	0	Total	55,800

PERRY

Valuation Report

10/17/2017

Name: KNOWLTON,JOHN E & TAYLOR,TERRI L.

Page 538

Map/Lot:

005-015

Account: 339 Card: 1 of 1

Location:

317 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	12/01/1997
Sale Price	12,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
 Topography Level
 Utilities NoneSeptic System
 Street Paved

Reference 1

Reference 2 REVIEW FOR COMPLETION 2014

Tran/Land/Bldg 3 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Baslot (Fract)	20,000.00	19,183	100%		19,183
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.92					Land Total	25,183

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	800 Sqft	Grade B 100	Base	141,375
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	2,538
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	875
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
2012	0	Typical	Typical	Average	Typical	137,288			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
Incomplete	None	95%	100%	100%	130,424				
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1966	460	C 100	11,815	Avq.	79%	100%	100%	9,334
Open Frame Porch	2012	40	B 100	574	Avq.	95%	100%	100%	545
Wood Deck	2012	384	B 100	4,152	Avq.	95%	100%	100%	3,944
Outbuilding Total									13,823

Acpt Land

25,200

Accepted Bldg

144,200

Total

169,400

PERRY

Valuation Report

10/17/2017

Name: KNOWLTON,JOHN E & TAYLOR,TERRI L.

Page 539

Map/Lot:

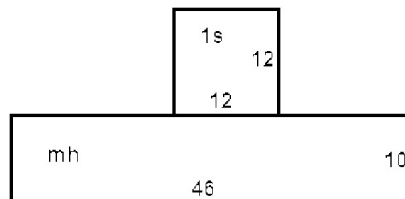
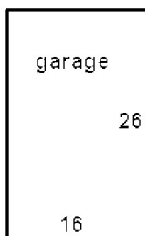
005-015

Account: 339

Card: 1 of 1

Location:

317 US RTE ONE



PERRY
Name: KNOWLTON,KATHLEEN A

Valuation Report

10/17/2017

Page 540

Map/Lot:

005-014

Account: 346 Card: 1 of 1

Location:

335 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 03/01/1999
Sale Price 0
Sale Type
Financing
Verified
Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baslot (Fract)	20,000.00	20,000	100%		20,000
2.75	Acres-Rear Land 2	450.00	1,238	100%		1,238
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.75						Land Total 27,238

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	624 Sqft	Grade C 100	Base	99,064
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 None	Basement	-2,648
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,583
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
1915	2004	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	95%	100%
						Value(Rcnld) 60,514

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1915	80	C 100	768	Avq.	65%	95%	100%	474
One Story Frame	1915	64	C 100	1,352	Avq.	65%	95%	100%	835
Frame Shed	1915	64	C 100	1,429	Avq.	65%	95%	100%	883
Frame Garage	1915	952	C 100	20,174	Avq.	65%	110%	100%	14,424
Frame Shed	1915	264	D 100	2,848	Avq.	65%	100%	100%	1,851
Outbuilding Total									18,467

Acpt Land

27,200

Accepted Bldg

79,000

Total

106,200

PERRY
Name: KNOWLTON,KATHLEEN A

Valuation Report

10/17/2017

Page 541

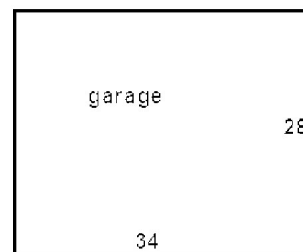
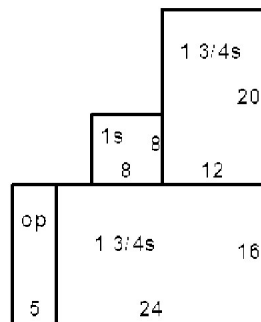
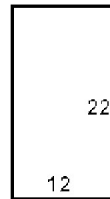
Map/Lot:

005-014

Location:

335 US RTE ONE

Account: 346 Card: 1 of 1



PERRY

Valuation Report

10/17/2017

Name: KRANT,PATRICE M

Page 542

Map/Lot:

007-011-001

Account: 862 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.10	Acres-Ocean	85,000.00	89,149	90%	Unimproved	80,234
9.70	Acres-Rear Land 1	3,000.00	29,100	100%		29,100
Total Acres 10.80				Land Total		109,334
Accpt Land		109,300	Accepted Bldg		0	Total
						109,300

PERRY
Name: KYLE,BRUCE & MARCIA

Valuation Report

10/17/2017

Page 543

Map/Lot:

018-048

Account: 355 Card: 1 of 1

Location:

29 SHORE RD

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	07/01/1987
Sale Price	59,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Renovations

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Ocean ---	25,000.00	43,301	100%		43,301
2.43	Acres-Rear Land 2	450.00	1,094	100%		1,094
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
Total Acres 6.43			Land Total			70,395

Dwelling Description

Replacement Cost New

Conventional	Two Story	520 Sqft	Grade C 100	Base	93,862
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-1,040
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	4,000
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	0	Typical	Typical	Average	Typical	96,822	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		65%	100%	100%	62,934

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Story Frame	1890	544	C 100	17.005	Avq.	65%	100%	100%	11,053
Encl Frame Porch	1890	32	C 100	1.082	Avq.	65%	100%	100%	703
Encl Frame Porch	1890	28	C 100	1.041	Avq.	65%	100%	100%	677
Outbuilding Total									12,433

Accpt Land

70,400

Accepted Bldg

75,400

Total

145,800

PERRY
Name: LACOUTE,FRANCES

Valuation Report

10/17/2017

Page 544

Map/Lot:

014-018

Account: 367 Card: 1 of 1

Location:

13 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 10/01/2001
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
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Lake	80,000.00	28,844	100%		28,844
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.13					Land Total	34,844

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,232 Sqft	Grade C 110	Base	162,307
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	3,439
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	13,200
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
1996	0	Typical	Typical	Average	Typical	180,132
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		90%	100%	162,119

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1996	160	C 110	1.683	Avq.	90%	100%	100%	1,515
Frame Garage	1996	480	B 100	15.194	Avq.	90%	100%	100%	13,675
Open Frame Porch	1996	120	C 100	1.078	Avq.	90%	100%	100%	970
Frame Shed	1996	225	C 100	3.074	Avq.	90%	100%	100%	2,767
Outbuilding Total									18,927

Accpt Land

34,800

Accepted Bldg

181,000

Total

215,800

PERRY
Name: LACOUTE,TONY

Valuation Report

10/17/2017

Page 545

Map/Lot:

008-003-A

Account: 1053 Card: 1 of 1

Location:

64 LITTLE EGYPT RD

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data
Sale Date 04/01/2012
Sale Price 0
Sale Type Land & Buildings
Financing Unknown
Verified Seller
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One Story	888 Sqft	Grade C 100	Base	82,840
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 None	Basement	-4,064
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,288
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Unimproved Living Area		NONE		Dwelling Condition			Unimproved			0
Built	Renovated	Kitchens	Baths	Condition	Layout			Total		
2006	0	Typical	Typical	Average	Typical			86,064		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
None		None		94%	100%	100%	80,900			
Outbuildings/Additions/Improvements				Percent Good			Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
1 & 1/2 Story Fr	2006	511	C 100	14.676	Avq.	94%	100%	100%	13.795	
Wood Deck	2006	194	C 100	1.802	Avq.	94%	100%	100%	1.694	
Wood Deck	2006	102	C 100	1.066	Avq.	94%	100%	100%	1.002	
Frame Shed	2006	24	C 100	1.020	Avq.	94%	100%	100%	959	
Frame Garage	2006	525	C 100	12.920	Avq.	94%	100%	100%	12.145	
Outbuilding Total									29,595	
Acpt Land		0		Accepted Bldg		110,500	Total		110,500	

PERRY

Valuation Report

10/17/2017

Name: LADRIGAN,DANIEL W & MARCIA ANNE

Page 546

Account: 27 Card: 1 of 1

Map/Lot: 003-035-001-001
Location: 11 Fiddler's Green

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data	
Sale Date	10/24/2003
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean -	75,000.00	91,856	100%		91,856
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50						97,856

Dwelling Description				Replacement Cost New	
Conventional	One Story	642 Sqft	Grade D 100	Base	56,834
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-6,317
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,182
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	None			Insulation	-526
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total		
Built	Renovated	Kitchens	Baths	Condition					
1989	0	Old Type	Old Type	Average			47,989		
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete				87%	56%	100%	23,380		
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Wood Deck	1989	120	D 100	992	Avq.	87%	56%	100%	483
Frame Shed	1989	182	D 100	2,161	Avq.	82%	100%	100%	1,772
Frame Shed	1989	50	E 100	643	Avq.	87%	100%	100%	559
One Story Frame	1989	64	D 100	1,109	Avq.	87%	56%	100%	540
Open Frame Porch	1989	54	D 100	465	Avq.	87%	56%	100%	227
Outbuilding Total									3,581
Acpt Land		97,900	Accepted Bldg		27,000	Total			124,900

PERRY

Valuation Report

10/17/2017

Name: LADRIGAN,DANIEL W & MARCIA ANNE

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Map/Lot:

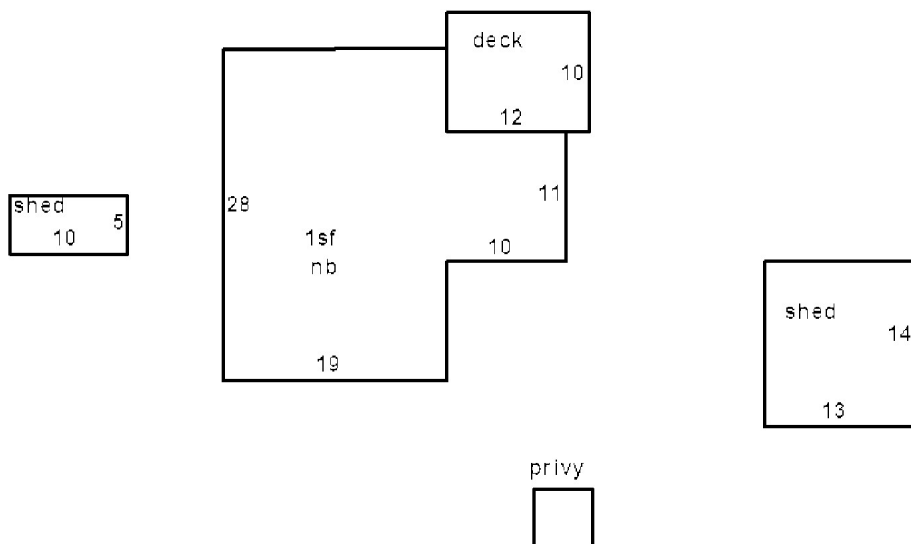
003-035-001-001

Account: 27

Card: 1 of 1

Location:

11 Fiddler's Green



PERRY

Valuation Report

10/17/2017

Name: LADRIGAN,DANIEL W & MARCIA ANNE

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Map/Lot:

003-036-001

Account: 871 Card: 1 of 1

Location:

LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 06/11/2004

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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Baselot (Fract)	15,000.00	7,500	50%	Size/Shape	3,750
Total Acres 0.25				Land Total		3,750

Accpt Land

3,800

Accepted Bldg

0

Total

3,800

PERRY
Name: LAGANA,LAURA

Valuation Report

10/17/2017

Page 549

Map/Lot:

010-007

Account: 111 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.03	Acres-Rear Land 2	450.00	464	100%		464
Total Acres 2.03			Land Total			18,464
Accpt Land		18,500	Accepted Bldg		0	Total
						18,500

PERRY

Valuation Report

10/17/2017

Name: LALANDE,LINDA L & RAYMOND G

Page 550

Map/Lot:

009-037-001

Account: 1013 Card: 1 of 1

Location:

1144 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 07/01/2001
 Sale Price 26,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

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

Reference 1

Reference 2 MINI GOLF

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Baselot (Fract)	30,000.00	42,426	100%		42,426
27.74	Acres-Rear Land 2	450.00	12,483	100%		12,483
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 29.74						Land Total 60,909

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
12Mobile Home	1960	12X48	D 100	14.592	Avq.	40%	100%	100%	5.837
Mini-Golf/per hold	2003	18	C 100	9.500	Avq.	92%	100%	100%	8.740
Open Frame Porch	2003	228	C 100	1.912	Avq.	92%	100%	100%	1.759
Frame Shed	2003	48	C 100	1.266	Avq.	92%	100%	100%	1.165
Outbuilding Total									17,501

Acpt Land

60,900

Accepted Bldg

17,500

Total

78,400

PERRY

Valuation Report

10/17/2017

Name: LAMOND JR,JOHN F & ELLEN LAMOND

Page 551

WAKELEY,KATHERINE

Map/Lot:

007-008

Account: 356 Card: 1 of 1

Location:

140 LAMOND LN

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.35	Acres-Ocean	85,000.00	50,287	100%		50,287
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
					Land Total	54,187

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	768 Sqft	Grade C 100	Base	111,204
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 None	Basement	-2,936
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,820
Rooms	5				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
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	111,448
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100%	91,387

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Open Frame Porch	1975	192	C 100	1.634	Avg.	82%	100%	1,340
Frame Shed	1975	144	C 100	2.247	Avg.	82%	100%	1,843
Outbuilding Total								3,183

Acpt Land

54,200

Accepted Bldg

94,600 Total

148,800

PERRY

Valuation Report

10/17/2017

Name: LAMPRON,DONNA & DENNIS K

Page 552

Map/Lot:

014-027

Account: 158 Card: 1 of 1

Location: 1282 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Zoning/Use Residential .
 Topography Above Street
 Utilities Dug Well
 Street Semi-Improved

Sale Date 04/01/1994
 Sale Price 1,500
 Sale Type Land & Buildings
 Financing Private Finance
 Verified Public Record
 Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.84	Acres-Rear Land 2	450.00	378	100%		378
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.84					Land Total	14,178

Acpt Land

14,200

Accepted Bldg0 **Total**

14,200

PERRY

Valuation Report

10/17/2017

Name: LANDRAU,KIMBERLY A

Page 553

Map/Lot:

016-048

Account: 804 Card: 1 of 1

Location:

40 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

Sale Data	
Sale Date	04/03/2014
Sale Price	25,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Misc (Fract)	12,000.00	8,485	95%		8,061
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	12,861

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	448 Sqft	Grade D 100	Base	70,136
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-1,283
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	0			Fireplace	0
Insulation	None			Insulation	-551
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	Obsolete	Poor	Typical	68,302
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	90%	100%	24,589	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	192	D 100	3,325	Poor	40%	90%	100%	1,197
Frame Shed	1900	156	D 100	1,943	Poor	40%	90%	100%	699
Outbuilding Total									1,896

Acpt Land

12,900

Accepted Bldg

26,500

Total

39,400

PERRY
Name: LANK,MERRILL F & NATALIE J

Valuation Report

10/17/2017

Page 554

Map/Lot:

005-028

Account: 179 Card: 1 of 1

Location:

380 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 09/01/1992
Sale Price 26,000
Sale Type Land & Buildings
Financing Unknown
Verified Other Source
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
Total Acres 2.00					Land Total	29,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	546 Sqft	Grade C 100	Base	96,007
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	-1,092
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,583
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	1993	Typical	Typical	Average	Typical	102,498
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100%	66,624

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Story Fr	1920	252	C 100	7,557	Avg.	65%	100%	100%	4,912
Wood Deck	1920	516	C 100	4,378	Avg.	65%	100%	100%	2,846
Wood Deck	1920	312	C 100	2,746	Avg.	65%	100%	100%	1,785
Outbuilding Total									9,543

Accpt Land

29,000

Accepted Bldg

76,200

Total

105,200

PERRY

Valuation Report

10/17/2017

Name: LAPLANTE,ALICE M & BRANDEN E

Page 555

Map/Lot:

006-048

Account: 787 Card: 1 of 1

Location:

22 MAHAR LN

Neighborhood 14 MAHAR LN

Sale Data	
Sale Date	10/08/2015
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Misc (Fract)	12,000.00	8,139	100%		8,139
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.46					Land Total	14,139

Dwelling Description

Replacement Cost New

Ranch	One Story	988 Sqft	Grade C 100	Base	85,601
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-10,522
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,433
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	988	Insulation	494
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Fair	Typical	77,006
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Delapidation	None	76%	75%	100%	43,893	

Acpt Land

14,100

Accepted Bldg

43,900

Total

58,000

PERRY

Valuation Report

10/17/2017

Name: LAROCHELLE,PHILLIP H

Page 556

Account: 876 Card: 1 of 1

Map/Lot:

005-005-001-005

Location:

OGDEN DRIVE

Neighborhood 23 OLD COUNTY RD

Sale Data

Sale Date 02/09/2006
 Sale Price 50,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	50%	Unimproved	35,355
Total Acres 2.00				Land Total		35,355
Accpt Land	35,400	Accepted Bldg	0	Total		35,400

PERRY
Name: LARSON,GLEN G & FREDERICK A

Valuation Report

10/17/2017

Page 557

Map/Lot:

005-012-1

Location:

BURBY RD

Account: 358 Card: 1 of 1

Neighborhood 10 BURBY RD

Sale Data	
Sale Date	01/01/1996
Sale Price	4,200
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Ocean/Cove	50,000.00	23,979	50%	Restrictio	11,990
Total Acres 0.23					Land Total	11,990

Accpt Land	12,000	Accepted Bldg	0	Total	12,000
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PERRY
Name: LARSON,GLEN GARY

Valuation Report

10/17/2017

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Map/Lot:

005-012

Location:

ISLAND

Account: 359 Card: 1 of 1

Neighborhood 22 ISLAND

Zoning/Use Shoreland.....
Topography Level
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.10	Acres-Ocean/Cove	50,000.00	52,440	25%	Access	13,110
Total Acres 1.10				Land Total		13,110
Accpt Land	13,100	Accepted Bldg	0	Total		13,100

PERRY

Valuation Report

10/17/2017

Name: LASALLE,CATHERINE M

Page 559

Map/Lot:

005-044

Account: 746 Card: 1 of 1

Location:

506 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 08/31/2007
 Sale Price 139,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.20	Acres-Rear Land 2	450.00	990	100%		990
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.20					Land Total	26,990

Dwelling Description**Replacement Cost New**

Ranch	One Story	912 Sqft	Grade C 100	Base		79,952
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	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
1975	0	Typical	Typical	Average	Typical	79,952
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100% 100%	65,561

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	192	C 100	4.055	Avq.	82%	100%	100%	3,325
Wood Deck	1975	104	C 100	1.082	Avq.	82%	100%	100%	887
Frame Shed	1975	48	C 100	1.266	Avq.	82%	100%	100%	1,038
Wood Deck	1975	48	C 100	634	Avq.	82%	100%	100%	520
Outbuilding Total									5,770

Accpt Land

27,000

Accepted Bldg

71,300

Total

98,300

PERRY

Valuation Report

10/17/2017

Name: LAWRENCE,WILLIAM & KATHERINE

Page 560

Map/Lot:

014-016

Account: 361 Card: 1 of 1

Location:

6 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.97	Acres-Lake	80,000.00	78,791	100%		78,791
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 0.97					Land Total	83,591

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	572 Sqft	Grade D 110	Base	87,327
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	-6,191
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	0	Half Baths	1	Plumbing	-1,804
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
1991	0	Typical	Typical	Average	Typical	79,332
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	69,812

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Shed	1991	128	E 100	1.042	Poor	67%	100%	698
Frame Shed	2012	192	D 100	2.244	Avg-	90%	100%	2,020
Outbuilding Total								2,718

Acpt Land

83,600

Accepted Bldg

72,500 Total

156,100

PERRY
Name: LEATHERMAN,ROBERT CARL

Valuation Report

10/17/2017

Page 561

Map/Lot:

011-003

Location:

SOUTH MEADOW RD

Account: 24 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	01/17/2017
Sale Price	220,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
102.00	Acres-Rear Land 3(>100)	300.00	30,600	100%		30,600
Total Acres 202.00				Land Total		75,600

Accpt Land	75,600	Accepted Bldg	0	Total	75,600
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PERRY
Name: LEATHERMAN,ROBERT CARL

Valuation Report

10/17/2017

Page 562

Map/Lot:

008-015

Account: 85 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data	
Sale Date	01/17/2017
Sale Price	220,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	9,000
50.00	Acres-Rear Land 2	450.00	22,500	100%		22,500
Total Acres 51.00					Land Total	31,500

Accpt Land

31,500

Accepted Bldg

0 **Total**

31,500

PERRY

Valuation Report

10/17/2017

Name: LEATHERMAN,ROBERT CARL

Page 563

Map/Lot:

011-002

Account: 336 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	01/17/2017
Sale Price	220,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
Total Acres 100.00				Land Total		45,000
Accpt Land	45,000	Accepted Bldg	0	Total		45,000

PERRY
Name: LEATHERMAN,ROBERT CARL

Valuation Report

10/17/2017

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Map/Lot:

011-004

Location:

144 BRYANT FIELD RD

Account: 348 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	01/17/2017
Sale Price	220,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
143.00	Acres-Rear Land 3(>100)	300.00	42,900	100%		42,900
Total Acres 243.00				Land Total		87,900

Accpt Land	87,900	Accepted Bldg	0	Total	87,900
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PERRY

Valuation Report

10/17/2017

Name: LEATHERMAN,ROBERT CARL

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Map/Lot:

011-001

Account: 621 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data

Sale Date 01/17/2017
 Sale Price 220,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Distressed Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
Total Acres 100.00				Land Total		45,000

Accpt Land

45,000

Accepted Bldg

0

Total

45,000

PERRY
Name: LEATHERMAN,ROBERT CARL

Valuation Report

10/17/2017

Page 566

011-005&006

Account: 815 Card: 1 of 1

Map/Lot:
Location:

SOUTH MEADOW RD OFF

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None

Sale Data	
Sale Date	01/17/2017
Sale Price	220,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Reference 1
Reference 2 WITHDRAWN FROM TG FOR 2009
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
110.00	Acres-Rear Land 3(>100)	300.00	33,000	100%		33,000
Total Acres 210.00				Land Total		78,000
Accpt Land		78,000	Accepted Bldg	0	Total	78,000

PERRY
Name: LEDDY,MICHAEL E

Valuation Report

10/17/2017

Page 567

Map/Lot:

009-047

Account: 363 Card: 1 of 1

Location:

1348 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 01/01/2013
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
18.00	Acres-Rear Land 2	450.00	8,100	100%		8,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 19.00 Land Total						34,100

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	998 Sqft	Grade D 110	Base	122,796
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	2 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-1,800
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	7,216
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,350
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1810	1920	Typical	Modern	Below Average	Typical	126,862
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	95%	100%
						72,311

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	2010	96	C 100	2.028	Good	95%	100%	100%	1.927
One Story Frame	1993	528	C 110	12.266	Avg.	89%	100%	100%	10.917
Unfin Basement	1993	528	C 110	5.626	Avg.	89%	100%	100%	5.007
Stable w/Loft	1810	1064	D 100	11.278	Fair	50%	100%	100%	5.639
Frame Shed	1810	625	E 100	3.581	Poor	40%	100%	100%	1.432
Outbuilding Total									24,922

Acpt Land

34,100

Accepted Bldg

97,200

Total

131,300

PERRY
Name: LEIGHTON SR,DOUGLAS G

Valuation Report

10/17/2017

Page 568

Map/Lot:

014-032

Account: 626 Card: 1 of 1

Location:

16 WOODMAN LN

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 09/21/2007
Sale Price 3,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1
Reference 2 CHECK RENOVATION
Tran/Land/Bldg 5 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	75%	Access	28,775
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.23						Land Total 34,775

Dwelling Description

Replacement Cost New

Conventional	One Story	616 Sqft	Grade C 100	Base	69,238
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,383
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
2010	0	Typical	Typical	Average	Typical	67,855
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		95%	70%	100%
						Value(Rcnld) 45,124

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2010	180	C 100	1,690	Avq.	95%	70%	100%	1,123
8Mobile Home	2010								1,500
Frame Shed	2010	48	E 100	633	Avq.	95%	100%	100%	601
Frame Shed	2010	80	E 100	796	Fair	85%	100%	100%	677
Outbuilding Total									3,901

Acpt Land

34,800

Accepted Bldg

49,000

Total

83,800

PERRY

Valuation Report

10/17/2017

Name: LEIGHTON, GERTRUDE

Page 569

Map/Lot:

010-044

Account: 368 Card: 1 of 1

Location:

452 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	100%		30,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00						Land Total 36,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1985	14X66	C 100	24.985	Avg.	40%	100%	100%	9,994
Frame Shed	1985	72	D 100	1,239	Fair	74%	100%	100%	917
Frame Garage	1985	1200	C 100	24,388	Avg.	86%	100%	100%	20,974
Outbuilding Total									31,885
Acpt Land		36,000	Accepted Bldg		31,900	Total			67,900

PERRY

Valuation Report

10/17/2017

Name: LEITER,SUSAN S & EDWARD H

Page 570

SUSAN A LEITER LIVING TRUST

Map/Lot:

016-025

Account: 716 Card: 1 of 1

Location:

12 HORSE LANDING RD

Neighborhood 20 GIN COVE RD

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

Sale Data
 Sale Date 12/01/1998
 Sale Price 160,000
 Sale Type Land & Buildings
 Financing Conventional
 Verified Buyer
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
1.00	Acres-Rear Land 4	1,000.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						Land Total 84,782

Dwelling Description

Replacement Cost New

Conventional	One Story	672 Sqft	Grade B 100	Base	90,474
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% Hot Water BB	Cooling	0% None	Heat	1,218
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	11,085
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	420
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	0	Typical	Typical	Average	Typical	103,197
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		86%	100% 100%	88,749

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1991	240	B 100	2,506	Avq.	86%	100%	100%	2,155
Wood Deck	1991	378	B 100	4,092	Avq.	86%	100%	100%	3,519
Frame Shed	1991	96	D 100	1,440	Avq.	88%	100%	100%	1,267
2S Frame Garage	1992	576	C 100	19,507	Avq.	88%	100%	100%	17,166
Finished Attic	1992	576	C 100	8,244	Avq.	88%	100%	100%	7,255
Wood Deck	1987	64	C 100	762	Avq.	86%	100%	100%	655
Outbuilding Total									32,017

Acpt Land

84,800

Accepted Bldg

120,800

Total

205,600

PERRY

Valuation Report

10/17/2017

Name: LELAND (L/E),KENNETH A & LORRAINE M

Page 571

COMBS ET AL,BEVERLY A

Map/Lot:

010-053

Account: 369 Card: 1 of 1

Location:

491 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Ocean	85,000.00	60,104	100%		60,104
1.50	Acres-Rear Land 1	3,000.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00					Land Total	70,604

Dwelling Description

Replacement Cost New

Conventional	One Story	768 Sqft	Grade C 100	Base	77,765
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 3/4 Bmt	Basement	-861
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	1/2 Finished			Attic	5,822
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-768
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	1989	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		76%	100%	100%
						Value(Rcnld)
						62,288

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1960	224	C 100	4,731	Avq.	76%	100%	100%	3,596
Unfin Basement	1960	224	C 100	3,719	Avq.	76%	100%	100%	2,826
Encl Frame Porch	1960	64	C 100	1,409	Avq.	76%	100%	100%	1,071
Wood Deck	1960	560	C 100	4,730	Avq.	76%	100%	100%	3,595
Frame Shed	1960	120	D 100	1,641	Poor	53%	100%	100%	870
Frame Garage	1960	638	C 100	14,840	Avq.	76%	100%	100%	11,278
Outbuilding Total									23,236

Acpt Land

70,600

Accepted Bldg

85,500

Total

156,100

PERRY
Name: LEMOINE,BRIAN & SHERRY

Valuation Report

10/17/2017
Page 572
009-026-001
GOLDING RD

Account: 1131 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
Topography Rolling
Utilities
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
Total Acres 15.00			Land Total			18,300
Accpt Land		18,300	Accepted Bldg	0	Total	18,300

PERRY
Name: LEPPIN,CHARLES & JULIE

Valuation Report

10/17/2017

Page 573

Map/Lot:

015-060

Location:

POTTLE RD OFF

Account: 360 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	12/06/2016
Sale Price	47,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Rolling
Utilities Dug Well
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
63.00	Acres-Rear Land 2	450.00	28,350	100%		28,350
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 64.00						42,150

Land Total

Accpt Land	42,200	Accepted Bldg	0	Total	42,200
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PERRY
Name: LERKE,TODD

Valuation Report

10/17/2017

Page 574

Map/Lot:

015-050

Account: 371 Card: 1 of 1

Location:

1962 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
47.00	Acres-Rear Land 2	450.00	21,150	100%		21,150
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 48.00						Land Total 45,950

Dwelling Description

Replacement Cost New

Conventional	Two Story	640 Sqft	Grade C 110	Base	114,134
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	-2,225
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	704
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	112,613
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		84%	100%	100%
						Value(Rcnld) 94,595

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1980	256	C 110	5,948	Avq.	84%	100%	100%	4,996
Encl Frame Porch	1980	128	C 110	2,269	Avq.	84%	100%	100%	1,906
Wood Deck	1980	128	C 110	1,401	Avq.	84%	100%	100%	1,177
Wood Deck	1980	184	C 110	1,894	Avq.	84%	100%	100%	1,591
Frame Garage	1980	896	D 100	15,763	Avq-	79%	80%	100%	9,962
Frame Shed	1980	360	E 100	2,227	Avq-	79%	100%	100%	1,759
Metal Garage	1993	1920	C 100	40,285	Avq.	89%	100%	100%	35,854
Outbuilding Total									57,245

Acpt Land

46,000

Accepted Bldg

151,800

Total

197,800

PERRY
Name: LESKO,RICHARD S

Valuation Report

10/17/2017

Page 575

Map/Lot:

018-010

Account: 26 Card: 1 of 1

Location:

6 DAGGETT RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 03/23/2007
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

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00 Land Total						29,000

Dwelling Description

Replacement Cost New

Conventional	One Story	624 Sqft	Grade D 110	Base	62,857
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	-6,754
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-889
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,352
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-563
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	1955	Typical	Typical	Average	Typical	58,003
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Value(Rcnld)
Incomplete		None		76%	85%	37,470

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1987	352	D 110	6,706	Avq.	76%	85%	100%	4,332
Encl Frame Porch	1987	120	D 110	1,786	Avq.	76%	85%	100%	1,153
Wood Deck	1987	168	D 110	1,438	Avq.	76%	85%	100%	929
Outbuilding Total									6,414

Acpt Land

29,000

Accepted Bldg

43,900

Total

72,900

PERRY

Valuation Report

10/17/2017

Name: LEVER,MICHAEL & JENNIFER A

Page 576

Map/Lot:

009-054

Account: 117 Card: 1 of 1

Location:

14 JOHNSON RD

Neighborhood 2 JOHNSON RD

Sale Data

Sale Date 07/01/1997
 Sale Price 9,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00						Land Total 18,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1975			----	SOUND	VALUE	----			200
Frame Shed	1989			----	SOUND	VALUE	----			500
Outbuilding Total										700
Acpt Land		18,000	Accepted Bldg		700	Total		18,700		

PERRY

Valuation Report

10/17/2017

Name: LEVESQUE,THOMAS A 1/2 & 1/2

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Map/Lot:

013-006-001

Account: 372 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	10/11/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	90%	Unimproved	27,000
0.50	Acres-Rear Land 1	3,000.00	1,500	100%		1,500
Total Acres 1.50				Land Total		28,500

Accpt Land

28,500

Accepted Bldg0 **Total**

28,500

PERRY

Valuation Report

10/17/2017

Name: LEVINE,STEPHEN

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GOOD,MARY JANE & GEORGE GENDRON

Map/Lot:

013-050-012

Account: 1016 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 07/23/2004
 Sale Price 155,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Partial Interest

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

Reference 1 THIS LOT HAS DEED RESTRICTIONS

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.36	Acres-Baselot (Fract)	30,000.00	46,087	50%	Restrictio	23,043
Total Acres 2.36				Land Total		23,043

Accpt Land

23,000

Accepted Bldg0 **Total**

23,000

PERRY

Valuation Report

10/17/2017

Name: LEVINE,STEPHEN:GOOD,MARY,JANE &

Page 579

Map/Lot:

013-050-010

Account: 810 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date	07/23/2004
Sale Price	155,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.20	Acres-Ocean	85,000.00	93,113	75%	Unimproved	69,835
Total Acres 1.20				Land Total		69,835

Accpt Land

69,800

Accepted Bldg

0

Total

69,800

PERRY

Valuation Report

10/17/2017

Name: LEVINE,STEPHEN;GOOD,MARY JANE &

Page 580

Map/Lot:

013-050-009

Account: 757 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 07/23/2004

Sale Price 155,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.33	Acres-Ocean	85,000.00	98,027	75%	Unimproved	73,520
Total Acres 1.33				Land Total		73,520

Accpt Land

73,500

Accepted Bldg

0

Total

73,500

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL HOLDINGS

Page 581

Map/Lot:

002-012

Account: 15

Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 08/01/1999

Sale Price 3,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Zoning/Use Rural.....

Topography Level

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
2.00	Acres-Rear Land 2	450.00	900	100%		900
Total Acres 3.00				Land Total		11,700

Accpt Land

11,700

Accepted Bldg0 **Total**

11,700

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL HOLDINGS

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Map/Lot:

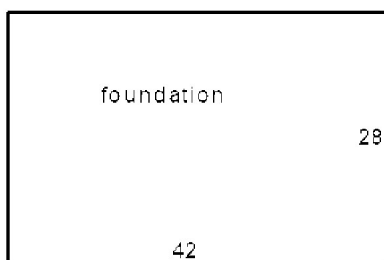
002-012

Account: 15

Card: 1 of 1

Location:

CANNON HILL RD



PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL HOLDINGS

Page 583

Map/Lot:

002-007

Account: 254 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date	06/09/2004
Sale Price	20,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	75%	Unimproved	37,500
Total Acres 1.00				Land Total		37,500

Accpt Land

37,500

Accepted Bldg

0

Total

37,500

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL HOLDINGS

Page 584

Map/Lot:

002-006

Account: 504 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 05/12/2004

Sale Price 12,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	75%	Unimproved	37,500
Total Acres 1.00				Land Total		37,500

Accpt Land

37,500

Accepted Bldg

0

Total

37,500

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL

Page 585

Map/Lot:

002-008

Account: 198 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date	04/23/2004
Sale Price	70,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	75%	Unimproved	53,033
Total Acres 2.00				Land Total		53,033

Accpt Land

53,000

Accepted Bldg

0

Total

53,000

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL

Page 586

Map/Lot:

003-030

Account: 722 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	10/29/2003
Sale Price	300,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	NoneNone
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
5.00	Acres-Rear Land 3(>100)	300.00	1,500	100%		1,500
Total Acres 106.00					Land Total	57,300

Accpt Land

57,300

Accepted Bldg0 **Total**

57,300

PERRY

Valuation Report

10/17/2017

Name: LINCOLN COVE & CANNON HILL

Page 587

Map/Lot:

002-004

Account: 723 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	10/29/2003
Sale Price	300,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
15.00	Acres-Ocean/Cove	50,000.00	193,649	75%	Unimproved	145,237
50.00	Acres-Rear Land 1	3,000.00	150,000	60%	View/Envir	90,000
52.00	Acres-Rear Land 2	450.00	23,400	100%		23,400
Total Acres 117.00						Land Total 258,637

Accpt Land

258,600

Accepted Bldg0 **Total**

258,600

PERRY

Valuation Report

10/17/2017

Name: LINCOLN,DALE C & ELSIE R

Page 588

Map/Lot:

005-043

Account: 375 Card: 1 of 1

Location:

9 THOMPSON STORE RD

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 1 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.76	Acres-Ocean --	55,000.00	47,948	100%		47,948
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	53,948

Dwelling Description

Replacement Cost New

Conventional	Two Story	576 Sqft	Grade D 100	Base	80,754
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 1/4 Bmt	Basement	-2,684
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	95% Forced Warm	Cooling	0% None	Heat	-137
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	3,280
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-945
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	80,268
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						Value(Rcnld)
						52,174

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1920	240	D 100	4,157	Avq.	65%	100%	100%	2,702
Encl Frame Porch	1920	144	D 100	1,826	Avq.	65%	100%	100%	1,187
Frame Shed	1920	176	D 100	2,111	Avq.	65%	100%	100%	1,372
Outbuilding Total									5,261

Acpt Land

53,900

Accepted Bldg

57,400

Total

111,300

PERRY

Name: LINCOLN,DALE C & ELSIE R

Valuation Report

10/17/2017

Page 589

Map/Lot:

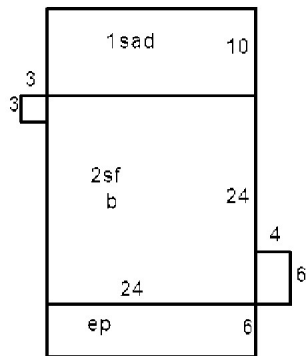
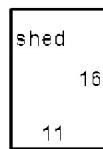
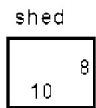
005-043

Account: 375

Card: 1 of 1

Location:

9 THOMPSON STORE RD



PERRY

Valuation Report

10/17/2017

Name: LINCOLN,DENNIS M & VICTORIA

Page 590

Map/Lot:

016-035

Account: 377 Card: 1 of 1

Location:

23 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Baselot (Fract)	20,000.00	18,974	100%		18,974
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.90					Land Total	24,974

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	966 Sqft	Grade B 100	Base	114,423
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	1,751
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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	2009	Typical	Typical	Average	Typical	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	100%	100%	101,413	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	352	B 100	9,292	Avq.	82%	100%	100%	7,619
Wood Deck	1975	241	B 100	2,722	Avq.	82%	100%	100%	2,232
Frame Shed	1975	80	E 100	796	Avq.	82%	100%	100%	653
Frame Shed	1975	64	E 100	714	Avq.	82%	100%	100%	585
Wood Deck	1975	80	E 100	445	Avq.	82%	100%	100%	365
Outbuilding Total									11,454

Acpt Land

25,000

Accepted Bldg

112,900

Total

137,900

PERRY

Valuation Report

10/17/2017

Name: LINCOLN,DOROTHY M

Page 591

Map/Lot:

013-029

Account: 379 Card: 1 of 1

Location:

711 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.20	Acres-Baselot (Fract)	20,000.00	8,944	100%		8,944
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	13,744

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1971	605	D 100	5,706	Avg.	80%	100%	100%	4,565
Outbuilding Total									4,565
Acpt Land		13,700	Accepted Bldg			4,600	Total		18,300

PERRY

Valuation Report

10/17/2017

Name: LINCOLN, EVANGELINE M & DOROTHY

Page 592

Map/Lot:

013-028

Account: 380 Card: 1 of 1

Location:

709 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Residential .
 Topography Rolling
 Utilities Septic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.00					Land Total	23,000

Dwelling Description

Replacement Cost New

Conventional	One Story	766 Sqft	Grade D 100	Base	63,675
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	Dry 1/4 Bmt	Basement	-2,617
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
1932	0	Typical	Typical	Average	Typical	61,058
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		66%	100% 100%	40,298

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2009	248	D 100	2,698	Avq.	95%	80%	100%	2,050
Frame Garage	2008	768	E 100	8,524	Avq-	89%	75%	100%	5,690
									Outbuilding Total
									7,740

Acpt Land

23,000

Accepted Bldg

48,000

Total

71,000

PERRY

Valuation Report

10/17/2017

Name: LINCOLN,HERBERT

Page 593

SCHMOLZ,JAMES

Map/Lot:

003-013-001

Account: 990

Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.53	Acres-Rear Land 2	450.00	239	100%		238
Total Acres 1.53				Land Total		12,238
Accpt Land			12,200	Accepted Bldg		0
				Total		12,200

PERRY

Valuation Report

10/17/2017

Name: LINDEMANIS,ARTHUR & MEGAN

Page 594

TRUSTEES REVOCABLE TRUST UAD

Map/Lot:

005-069

Account: 387 Card: 1 of 1

Location:

4 EAST BAY LN

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 12/20/2011

Sale Price 0

Sale Type Land & Buildings

Financing Unknown

Verified Public Record

Validity Related Parties

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
1.00	Acres-Rear Land 1	3,000.00	3,000	60%	View/Envir	1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 62,800

Dwelling Description**Replacement Cost New**

Conventional	One Story	1,164 Sqft	Grade B 100	Base	124,976
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	624 Sqft, Grade B	Basement Gar	None	Fin Bsmt	11,700
Heating	110% Hot Water BB	Cooling	0% None	Heat	2,744
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	1/2 Finished			Attic	9,258
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	728
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	2013	Modern	Modern	Good	Typical	161,906
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		83%	100%	100%
						Value(Rcnld)
						134,382

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1960	190	B 100	5.016	Good	83%	100%	100%	4,163
Open Frame Porch	1960	80	B 100	960	Good	83%	100%	100%	797
Encl Frame Porch	1960	25	B 100	1.262	Good	83%	100%	100%	1,047
Wood Deck	1960	192	B 100	2.232	Good	83%	100%	100%	1,853
Outbuilding Total									7,860

Acpt Land

62,800

Accepted Bldg

142,200

Total

205,000

PERRY

Valuation Report

10/17/2017

Name: LINDEMANIS,ARTHUR & MEGAN

Page 595

TRUSTEES REVOCABLE TRUST UAD

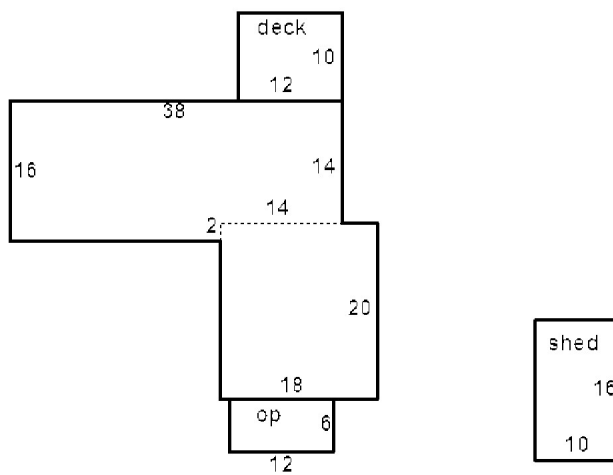
Map/Lot:

005-069

Account: 387 Card: 1 of 1

Location:

4 EAST BAY LN



PERRY
Name: LINDEN,LEATRICE

Valuation Report

10/17/2017

Page 596

Map/Lot:

011-007-001

Account: 388 Card: 1 of 1

Location:

938 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 2012
Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
5.00	Acres-Softwood	145.00	725	100%		725
40.00	Acres-Mixed Wood	167.00	6,680	100%		6,680
3.00	Acres-Wasteland	120.00	360	100%		360
Total Acres 50.00						Land Total 26,215

Dwelling Description

Replacement Cost New

Seasonal	One Story	1,500 Sqft	Grade D 100	Base	81,201
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	-14,760
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,943
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	615
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Typical	Typical	Average	Inadeq.	65,113
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 91%	Func. % 95%	Econ. % 100%
						56,290

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1975	84	E 100	816	Fair	70%	100%	100%	571
Outbuilding Total									571

Acpt Land

26,200

Accepted Bldg

56,900

Total

83,100

PERRY

Valuation Report

10/17/2017

Name: LININDOLL,RUPERT J & CHAPMAN,JAMES GLY

Page 597

Map/Lot:

015-046

Account: 762 Card: 1 of 1

Location:

15 LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date 10/07/2005
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) 7 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 18,450

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	667 Sqft	Grade C 100	Base	103,101
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-67
					0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-1,334
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,450
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	Floor & Stairs			Attic	1,167
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1850	2000	Typical	Typical	Good	Typical	110,317			
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)			
None		None		75%	100%	82,738			
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1850	294	C 100	6,209	Good	75%	100%	100%	4,657
Frame Shed	2000	196	C 110	3,056	Avq.	91%	100%	100%	2,781
Frame Garage	2000	528	C 110	14,268	Avq.	91%	100%	100%	12,984
Unfinished Attic	2000	528	C 110	1,971	Avq.	91%	100%	100%	1,794
Frame Shed	1850	216	D 100	2,446	Avq.	65%	100%	100%	1,590
Frame Shed	1850	504	D 100	4,859	Avq.	65%	100%	100%	3,158
Outbuilding Total						26,964			

Acpt Land

18,500

Accepted Bldg

109,700

Total

128,200

PERRY
Name: LITTLE RIVER VETERINARY CLINIC

Valuation Report

10/17/2017

Page 598

Map/Lot:

006-021-003

Location:

1074 US RTE ONE

Account: 969 Card: 1 of 1

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	01/27/2005
Sale Price	104,250
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Baselot (Fract)	20,000.00	34,641	100%		34,641
0.44	Acres-Rear Land 2	450.00	198	100%		198
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.44			Land Total			40,839

Commercial Description

Occupancy Type Veteranary Hosp.
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Aluminum/Vinyl
Stories & Height 1 STORY @ 10'
Heating/Cooling Forced Warm Air
Built 1993
Remodeled 0

Base Cost/Sqft		54.69
Heat-Cool/Sqft	+	6.41
Total		61.10
Size Factor	X	1.039
Adjusted Cost/Sqft		63.48
Total Square Feet	X	2,160
Replacement Cost		137,117
Condition	Good	
% Good Physical	X	.83
Functional	X	1.00
Subtotal		113,807

Economic Factor X 1.00 Total Value 113,807

Acpt Land

40,800

Accepted Bldg

113,800

Total

154,600

PERRY

Valuation Report

10/17/2017

Name: LONGFELLOW,GERARDA A & DALE E

Page 599

Map/Lot:

004-032-001

Account: 986 Card: 1 of 1

Location:

5 TAHU LN

Neighborhood 17 ROUTE 190

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
1.00	Acres-Rear Land 1	3,000.00	3,000	60%	View/Envir	1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00					Land Total	37,800

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,008 Sqft	Grade B 100	Base	167,633
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	3,654
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,260
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1995	0	Typical	Typical	Average	Typical	177,547	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete	None			89%	95%	100%	150,116

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1995	288	B 100	2,970	Avq.	89%	95%	100%	2,511
One Story Frame	1995	120	B 100	3,168	Avq.	89%	95%	100%	2,679
One Story Frame	1995	48	B 100	1,268	Avq.	89%	95%	100%	1,073
Open Frame Porch	1995	32	B 100	496	Avq.	89%	95%	100%	419
Frame Garage	1995	896	C 100	19,223	Avq.	89%	100%	100%	17,108
Unfinished Attic	1995	896	C 100	2,344	Avq.	89%	100%	100%	2,086
Frame Shed	1995	96	D 100	1,440	Avq.	89%	100%	100%	1,282
Outbuilding Total									27,158

Acpt Land

37,800

Accepted Bldg

177,300

Total

215,100

PERRY

Name: LONGFELLOW,GERARDA A & DALE E

Valuation Report

10/17/2017

Page 600

Map/Lot:

004-032-001

Account:

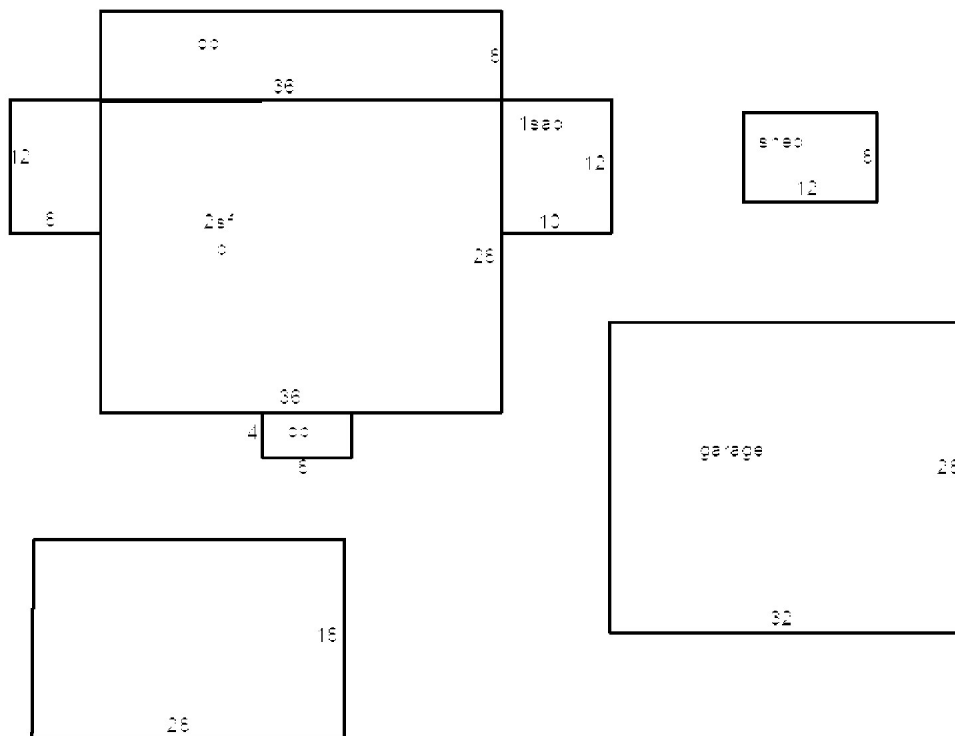
986

Card:

1 of 1

Location:

5 TAHU LN



PERRY
Name: LOPER,DAWN

Valuation Report

10/17/2017

Page 601

Map/Lot:

016-049-001

Account: 1063 Card: 1 of 1

Location:

93 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

Sale Data	
Sale Date	07/01/1999
Sale Price	70,000
Sale Type	Land & Buildings
Financing	Conventional
Verified	Buyer
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.50	Acres-Ocean --	55,000.00	116,673	100%		116,673
11.25	Acres-Rear Land 2	450.00	5,063	100%		5,063
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.75						Land Total 127,736

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	464 Sqft	Grade C 100	Base	86,816
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 3/4 Bmt	Basement	-1,606
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water C	Cooling	0% None	Heat	1,044
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-348
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	85,906
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	55,839

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	1920	306	C 100	8,788	Avq.	65%	100%	100%	5,712
Encl Frame Porch	1920	42	C 100	1,184	Avq.	65%	100%	100%	770
Open Frame Porch	1920	66	C 100	660	Avq.	65%	100%	100%	429
One Story Frame	1920	48	C 100	1,014	Avq.	65%	100%	100%	659
Open Frame Porch	1920	32	C 100	397	Avq.	65%	100%	100%	258
Frame Shed	1920	480	D 100	4,658	Avq.	65%	100%	100%	3,028
Frame Shed	1920	210	D 100	2,395	Avq.	65%	100%	100%	1,557
Frame Shed	1920	396	E 100	2,411	Poor	40%	100%	100%	964
Frame Garage	1920	640	D 110	13,416	Avq.	65%	100%	100%	8,720
Frame Shed	1920	112	D 100	1,574	Fair	50%	100%	100%	787

Outbuilding Total 22,884

Acpt Land

127,700

Accepted Bldg

78,700 **Total**

206,400

PERRY
Name: LORANGER,LIONEL & LYNDA L

Valuation Report

10/17/2017

Page 602

Map/Lot:

001-003-00A-013

Location:

BIRCH PT

Account: 389 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	03/01/1989
Sale Price	35,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean/Cove	50,000.00	61,237	90%	Unimproved	55,114
9.20	Acres-Rear Land 1	3,000.00	27,600	60%	View/Envir	16,560
Total Acres 10.70					Land Total	71,674

Accpt Land

71,700

Accepted Bldg

0 **Total**

71,700

PERRY

Valuation Report

10/17/2017

Name: LORING,DAVID B & ROSEMARY C

Page 603

Map/Lot:

013-009

Account: 394 Card: 1 of 1

Location:

632 SHORE RD

Neighborhood 19 SHORE RD
 Tree Growth 2012
 Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Semi-Improved

Sale Data
 Sale Date 05/01/1999
 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

X Coordinate 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)	50,000.00	50,000	100%		50,000
3.00	Acres-Rear Land 4	1,000.00	3,000	100%		3,000
28.00	Acres-Mixed Wood	167.00	4,676	100%		4,676
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 32.00						Land Total 63,676

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	575 Sqft	Grade C 110	Base	104,672
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-1,265
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
1830	2003	Typical	Typical	Average	Typical	103,407
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						Value(Rcnld) 67,215

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Story Frame	1830	525	C 110	18,053	Avq.	65%	100%	100%	11,734
Unfin Basement	1830	525	C 110	5,611	Avq.	65%	100%	100%	3,647
Wood Deck	1830	426	C 110	4,024	Avq.	65%	100%	100%	2,616
One Story Frame	1830	90	C 110	2,091	Avq.	65%	100%	100%	1,359
Stable w/Loft	1830	899	D 100	9,868	Avq-	60%	100%	100%	5,921
Frame Shed	1830	612	D 100	5,765	Avq-	60%	100%	100%	3,459
Outbuilding Total									28,736

Acpt Land

63,700

Accepted Bldg

96,000

Total

159,700

PERRY

Valuation Report

10/17/2017

Name: LORING,N AVIS & DOUGHERTY,RHODA A

Page 604

Map/Lot:

014-022

Account: 391 Card: 1 of 1

Location:

25 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities LakeNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.34	Acres-Lake	80,000.00	46,648	100%		46,648
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
Total Acres 0.34					Land Total	48,148

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Shed	1950	700	E 100	3,964	Poor	49%	100% 100%	1,942
Outbuilding Total								1,942
Accpt Land		48,100	Accepted Bldg			1,900	Total	50,000

PERRY

Valuation Report

10/17/2017

Name: LORING,WALTER & PLACHY,SUSAN

Page 605

Map/Lot:

013-041

Account: 401 Card: 1 of 3

Location:

414 GIN COVE RD

Neighborhood 2 JOHNSON RD

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

Reference 1 B 1629 P 290 COASTAL CONSERVATION

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Baslot (Fract)	80,000.00	97,980	100%		97,980
3.50	Acres-Rear Land 1	3,000.00	10,500	100%		10,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	Acres-Open Space	25,000.00	35,355	5%	Restrictio	1,768
4.00	Acres-Open Space/Ocean	55,000.00	110,000	5%	Restrictio	5,500
2.00	Acres-Open Space/Ocean	85,000.00	120,208	5%	Restrictio	6,010
Total Acres 13.00						Land Total 127,758

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	864 Sqft	Grade C 100	Base	85,645
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	-1,365
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	6,206
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1974	2004	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		82%	100%	100%
						Value(Rcnld)
						74,199

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
							Func Econ	
1 & 1/2 Story Fr	1974	480	A 100	20,679	Avq.	82%	100% 100%	16,957
Encl Frame Porch	1974	128	A 100	3,094	Avq.	82%	100% 100%	2,537
One Story Frame	1974	144	A 100	4,562	Avq.	82%	100% 100%	3,741
Open Frame Porch	1974	192	C 100	1,634	Avq.	82%	100% 100%	1,340
Frame Shed	1974	180	E 100	1,308	Avq.	82%	100% 100%	1,073
Frame Garage	2014	676	D 110	13,968	Avq.	95%	100% 100%	13,270
Outbuilding Total								38,918

Acpt Land

127,800

Accepted Bldg

113,100

Total

240,900

PERRY

Valuation Report

10/17/2017

Name: LORING,WALTER & PLACHY,SUSAN

Page 606

Map/Lot:

013-041

Account: 401 Card: 2 of 3

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
Total Acres 1.00				Land Total		30,000

Commercial Description

Occupancy Type	Service Garage..	Storage Garage..
Class & Quality	Frame.....Good	Frame.....Avg.
# Dwelling Units	0	0
Exterior	Wood Siding	Wood Siding
Stories & Height	1 STORY @ 9'	1 STORY @ 8'
Heating/Cooling	Forced Warm Air	Forced Warm Air
Built	1976	1976
Remodeled	0	0
Base Cost/Sqft	28.58	20.98
Heat-Cool/Sqft	+	3.05
Total	31.63	24.03
Size Factor	X	1.205
Adjusted Cost/Sqft	34.95	28.96
Total Square Feet	X	780
Replacement Cost	52,425	22,589
Condition	Good	Good
% Good Physical	X	.71
Functional	X	1.00
Subtotal	37,222	16,038
Economic Factor	X 1.00	Total Value 53,260

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnld
Unfinished Attic	1976	900	D 100	1,927	Avg.	82%	100%	100%	1,580
Outbuilding Total									1,580

Acpt Land

30,000

Accepted Bldg

54,800

Total

84,800

PERRY

Valuation Report

10/17/2017

Name: LORING,WALTER & PLACHY,SUSAN

Page 607

Map/Lot:

013-041

Account: 401 Card: 3 of 3

Location:

414 GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2 OPEN SPACE

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One Story	400 Sqft	Grade E 100	Base	28,560
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	-2,400
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-316
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	400	Insulation	0
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition				Layout	
Built	Renovated	Kitchens	Baths	Condition	Total
1993	0	Obsolete	Obsolete	Average	22,844
Functional Obsolescence		Economic Obsolescence		Phys. %	Value(Rcnld)
None		None		89%	18,298
Accpt Land		0	Accepted Bldg	18,300	Total
					18,300

PERRY
Name: LORING,WALTER & PLACHY,SUSAN

Valuation Report

10/17/2017

Page 608

Map/Lot:

013-041

Account: 401

Location:

414 GIN COVE RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	127,800	113,100	240,900	127,800	113,100	240,900
2	30,000	54,800	84,800	30,000	54,800	84,800
3	0	18,300	18,300	0	18,300	18,300
TOTAL	157,800	186,200	344,000	157,800	186,200	344,000

PERRY
Name: LORINGWOOD INC

Valuation Report

10/17/2017
Page 609
013-005+006
647 SHORE RD

Account: 402 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD
Tree Growth 2012
Zoning/Use Residential .
Topography Rolling
Utilities Dug WellSeptic System
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	80,000.00	80,000	100%		80,000
23.32	Acres-Rear Land 1	3,000.00	69,960	100%		69,960
56.00	Acres-Mixed Wood	167.00	9,352	100%		9,352
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 80.32						Land Total 164,112

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,026 Sqft	Grade C 100	Base	133,746
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 1/2 Bmt	Basement	-4,083
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,838
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	-1,796
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1870	1970	Typical	Typical	Average	Typical	125,029			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	65%	100%	100%	81,269				
Outbuildings/Additions/Improvements						Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1870	192	C 100	4,055	Avq.	65%	100%	100%	2,636
Frame Shed	1870	504	C 100	5,926	Avq.	65%	100%	100%	3,852
Patio	1870	168	C 100	1,760	Avq.	65%	100%	100%	1,144
Outbuilding Total									7,632
Acpt Land		164,100	Accepted Bldg		88,900	Total		253,000	

PERRY
Name: LORINGWOOD INC

Valuation Report

10/17/2017

Page 610

Map/Lot:

013-001

Account: 403 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1
Tree Growth 2013
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
18.00	Acres-Mixed Wood	167.00	3,006	100%		3,006
Total Acres 18.00				Land Total		3,006

Accpt Land	3,000	Accepted Bldg	0	Total	3,000
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PERRY
Name: LORINGWOOD INC

Valuation Report

10/17/2017

Page 611

Map/Lot:

010-058

Account: 404 Card: 1 of 1

Location:

524 SHORE RD

Neighborhood 19 SHORE RD
Tree Growth 2012
Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
2.00	Acres-Rear Land 4	1,000.00	2,000	100%		2,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
33.00	Acres-Softwood	145.00	4,785	100%		4,785
Total Acres 36.00 Land Total						62,785

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	690 Sqft	Grade C 100	Base	104,946
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-2,194
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,635
Rooms	7				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,035
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
1850	1995	Typical	Typical	Average	Typical	100,082		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		
None		None		65%	100%	100%		
						Value(Rcnld)		
						65,053		

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	280	C 100	5,914	Avg.	65%	100%	100%	3,844
Outbuilding Total									3,844

Acpt Land

62,800

Accepted Bldg

68,900

Total

131,700

PERRY

Valuation Report

10/17/2017

Name: LOVE,WILLIAM & MONA K

Page 612

Map/Lot:

014-025

Account: 130 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 07/14/2005

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
13.76	Acres-Rear Land 2	450.00	6,192	100%		6,192
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 14.76						Land Total 22,992

Acpt Land

23,000

Accepted Bldg0 **Total**

23,000

PERRY

Valuation Report

10/17/2017

Name: LOVE,WILLIAM D & MONA INGRID

Page 613

Map/Lot:

014-025-007

Account: 995 Card: 1 of 1

Location:

5 COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 11/17/2003
 Sale Price 29,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography
 Utilities Drilled WellSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.12	Acres-Rear Land 2	450.00	54	100%		54
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.12						Land Total 18,054

Dwelling Description**Replacement Cost New**

Conventional	One Story	256 Sqft	Grade D 100	Base	40,214
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	-2,236
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-332
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	1	Plumbing	-1,640
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-210
Unfin. Living Area	50%			Unfinished	-630

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2014	0	Typical	Typical	Average	Inadeq.	35,166
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		95%	48% 100%	16,036

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	2014	60	D 100	599	Avq.	95%	48% 100%	273
Outbuilding Total								273

Acpt Land

18,100

Accepted Bldg

16,300

Total

34,400

PERRY
Name: LOWE,JAMES P & CAROLYN P

Valuation Report

10/17/2017

Page 614

Map/Lot:

005-048-1

Location:

528 US RTE ONE

Account: 137 Card: 1 of 1

Neighborhood 5 ROUTE 1
Tree Growth 1994
Zoning/Use Rural.....
Topography Rolling
Utilities Dug Well
Street Paved
TG RECERT YEAR 2018

Sale Data
Sale Date 11/08/2016
Sale Price 249,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2008 Y Coordinate 0
Exemption(s) 12 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 1	3,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00						Land Total 38,000

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	1,395 Sqft	Grade B 110	Base	159,951
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	2,781
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	8,250
Attic	1/2 Finished			Attic	11,454
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-959
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Modern	Modern	Average	Typical	181,477
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 92%	Func. % 100%	166,959

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	2002	600	B 110	6,943	Avg.	92%	100%	100%	6,388
Frame Garage	2002	512	C 110	13,969	Avg.	92%	105%	100%	13,494
Frame Garage	2002	968	C 110	22,491	Avg.	92%	100%	100%	20,692
Outbuilding Total									40,574

Acpt Land

38,000

Accepted Bldg

207,500

Total

245,500

PERRY

Valuation Report

10/17/2017

Name: LOWE,JAMES P & CAROLYN P

Page 615

Map/Lot:

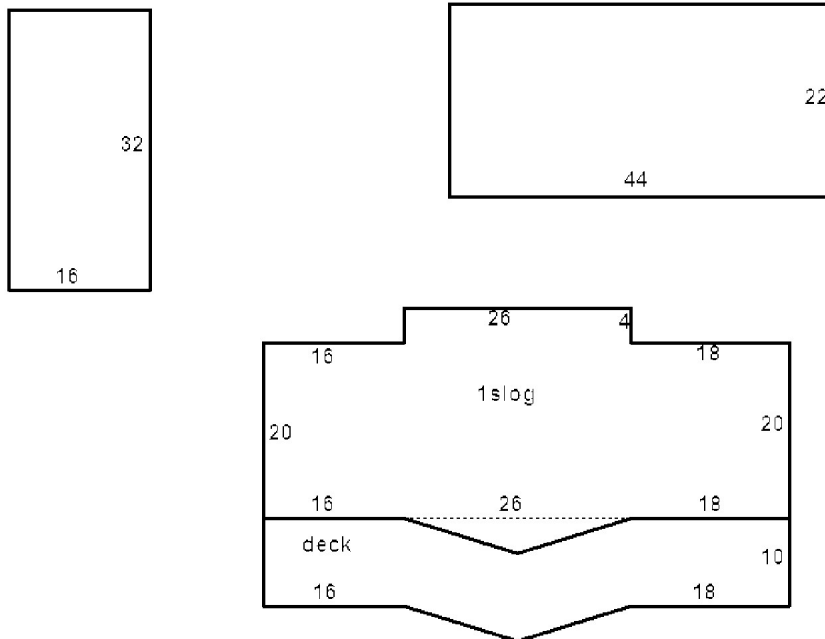
005-048-1

Account: 137

Card: 1 of 1

Location:

528 US RTE ONE



PERRY

Valuation Report

10/17/2017

Name: LUCY,WILLIAM T

Page 616

LIFE ESTATE

Map/Lot:

017-005

Account: 69

Card: 1 of 1

Location:

27 LUPINE WAY

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 11/20/2002
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
0.65	Acres-Rear Land 2	450.00	293	100%		293
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 1.65						Land Total 85,093

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Cape Cod	One & 1/2 Story	280 Sqft	Grade D 100	Base	59,085
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-2,755
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-773
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	Minimal			Insulation	-344
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Average	Typical	59,313
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	73%	100%	100%	43,298	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1950	532	D 100	9,214	Avg.	73%	100%	100%	6,726
Encl Frame Porch	1950	340	D 100	3,469	Avg.	73%	100%	100%	2,532
Outbuilding Total									9,258

Acpt Land

85,100

Accepted Bldg

52,600

Total

137,700

PERRY

Valuation Report

10/17/2017

Name: LUMSDEN,GORDON A & SUSAN

Page 617

Map/Lot:

017-003

Account: 661 Card: 1 of 1

Location:

42 LUPINE WAY

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 12/11/2015
 Sale Price 150,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.80	Acres-Rear Land 2	450.00	360	100%		360
Total Acres 1.80						Land Total 86,360

Dwelling Description**Replacement Cost New**

Post & Bean/Log	One & 1/2 Story	480 Sqft	Grade D 100	Base	74,409
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	-4,330
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-933
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	-590
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	68,556
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100%	44,561

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1920	200	D 100	1.391	Avq.	65%	100%	100%	904
Wood Deck	1920	486	D 100	3.393	Avq.	65%	100%	100%	2,205
Wood Deck	1920	200	D 100	1.517	Avq.	65%	100%	100%	986
2S Frame Garage	1920	576	C 100	19.507	Avq.	65%	100%	100%	12,680
Finished Attic	1920	576	C 100	8.244	Avq.	65%	100%	100%	5,359
Frame Garage	1920	384	D 110	9.493	Avq.	65%	100%	100%	6,170
Frame Shed	1920	160	D 110	2.174	Avq.	65%	100%	100%	1,413
Outbuilding Total									29,717

Acpt Land

86,400

Accepted Bldg

74,300

Total

160,700

PERRY
Name: MACLAUGHLIN,BRIAN S

Valuation Report

10/17/2017

Page 618

Map/Lot:

011-029-001

Account: 1010 Card: 1 of 1

Location:

818 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	11/20/2007
Sale Price	35,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.71	Acres-Rear Land 2	450.00	320	100%		320
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.71						Land Total 18,320

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1999	14X64	C 100	24,368	Avq.	71%	100%	100%	17,253
Encl Frame Porch	1999	100	C 100	1,777	Avq.	91%	100%	100%	1,617
Wood Deck	1999	56	D 100	572	Avq.	91%	100%	100%	521
Open Frame Porch	1995	40	E 100	230	Avq.	89%	100%	100%	205
Frame Shed	1950	48	E 100	633	Fair	59%	100%	100%	373
Frame Shed	1950	140	E 100	1,103	Fair	59%	100%	100%	651
Frame Garage	1950	360	E 100	5,058	Poor	49%	100%	100%	2,478
Outbuilding Total									23,098
Accpt Land		18,300	Accepted Bldg		23,100	Total			41,400

PERRY

Valuation Report

10/17/2017

Name: MACMASTER,CHARLES M & PAMELA J

Page 619

Account: 875 Card: 1 of 1

Map/Lot:

005-005-001-004

Location:

OGDEN DRIVE

Neighborhood 23 OLD COUNTY RD

Sale Data

Sale Date	08/10/2006
Sale Price	72,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.02	Acres-Ocean/Cove	50,000.00	71,063	50%	Unimproved	35,532
Total Acres 2.02				Land Total		35,532
Accpt Land	35,500	Accepted Bldg	0	Total		35,500

PERRY
Name: MACNICHOL,SCOTT

Valuation Report

10/17/2017

Page 620

Map/Lot:

009-056

Account: 202 Card: 1 of 1

Location:

28 JOHNSON RD

Neighborhood 2 JOHNSON RD

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

Sale Data
Sale Date 12/30/2003
Sale Price 85,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	95%		11,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00 Land Total						17,400

Dwelling Description

Replacement Cost New

Ranch	One Story	1,456 Sqft	Grade B 100	Base	135,470
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	2,639
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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
1989	0	Typical	Typical	Average	Typical	145,609
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		87%	100% 100%	126,680

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1989	576	C 100	13,786	Avq.	87%	100%	100%	11,994
Wood Deck	1984	128	C 100	1,274	Avq.	85%	100%	100%	1,083
Stable w/Loft	2011	1280	C 100	16,004	Avq.	95%	100%	100%	15,204
Wood Deck	2012	396	C 100	3,418	Avq.	95%	100%	100%	3,247
Outbuilding Total									31,528

Accpt Land

17,400

Accepted Bldg

158,200

Total

175,600

PERRY
Name: MACNICHOL,STANLEY A & HOLLY

Valuation Report

10/17/2017
Page 621
013-047
GIN COVE RD

Account: 341 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

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

Sale Data	
Sale Date	01/26/2004
Sale Price	12,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1 B2840P075

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
16.00	Acres-Rear Land 2	450.00	7,200	100%		7,200
1.00	Acres-Baselot (Fract)	30,000.00	30,000	90%	Unimproved	27,000
Total Acres 17.00				Land Total		34,200
Accpt Land		34,200	Accepted Bldg	0	Total	34,200

PERRY

Valuation Report

10/17/2017

Name: MACNICHOL,STANLEY A & HOLLY A

Page 622

Map/Lot:

013-045

Account: 414 Card: 1 of 1

Location:

345 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
13.00	Acres-Rear Land 2	450.00	5,850	100%		5,850
4.00	Acres-Wasteland	120.00	480	100%		480
Total Acres 18.00					Land Total	56,330

Dwelling Description

Replacement Cost New

Ranch	One Story	1,556 Sqft	Grade C 100	Base	115,873
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	-4,446
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
1955	1989	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		74%	95%	100%
						Value(Rcnd)
						78,333

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	1955	288	C 100	2,554	Avq.	74%	95%	100%	1,795
Frame Garage	1955	680	D 110	14,029	Avq.	74%	100%	100%	10,381
Frame Shed	1955	224	E 100	1,532	Avq.	74%	100%	100%	1,134
Open Frame Porch	1955	24	C 100	336	Avq.	74%	95%	100%	237
Outbuilding Total									13,547

Accpt Land

56,300

Accepted Bldg

91,900

Total

148,200

PERRY
Name: MAHAR,STEPHEN A & ERIN M

Valuation Report

10/17/2017

Page 623

Map/Lot:

005-005

Location:

US RTE ONE

Account: 642 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Sale Data	
Sale Date	07/23/2011
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 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
99.00	Acres-Rear Land 2	450.00	44,550	100%		44,550
Total Acres 100.00				Land Total		62,550

Accpt Land

62,600

Accepted Bldg

0 **Total**

62,600

PERRY
Name: MAINE COAST HERITAGE

Valuation Report

10/17/2017

Page 624

Map/Lot:

001-005

Location:

BIRCH PT RD

Account: 560 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	10/20/2014
Sale Price	180,000
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Exempt Property

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.00	Acres-Ocean	85,000.00	190,066	5%	Restrictio	9,503
5.00	Acres-Ocean/Cove	50,000.00	111,803	5%	Restrictio	5,590
30.00	Acres-Rear Land 1	3,000.00	90,000	5%	Restrictio	4,500
Total Acres 40.00						19,593

Accpt Land	19,600	Accepted Bldg	0	Total	19,600
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PERRY
Name: MAINE COAST HERITAGE TRUST

Valuation Report

10/17/2017
Page 625
001-004+004-1
BIRCH PT RD

Account: 680 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 7 BIRCH PT RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data	
Sale Date	12/10/2013
Sale Price	150,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

Reference 1 OPEN SPACE

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Ocean	85,000.00	281,913	5%	Restrictio	14,096
49.00	Acres-Rear Land 1	3,000.00	147,000	5%	Restrictio	7,350
Total Acres 60.00				Land Total		21,446
Accpt Land		21,400	Accepted Bldg	0	Total	21,400

PERRY
Name: MAINE COAST HERITAGE TRUST

Valuation Report

10/17/2017

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Map/Lot:

005-002

Account: 717 Card: 1 of 1

Location:

OLD COUNTY RD

Neighborhood 23 OLD COUNTY RD

Sale Data	
Sale Date	06/15/2012
Sale Price	120,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Semi-Improved

Reference 1 OPEN SPACE

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Ocean/Cove	50,000.00	86,603	5%	Restrictio	4,330
10.00	Acres-Rear Land 1	3,000.00	30,000	5%	Restrictio	1,500
Total Acres 13.00					Land Total	5,830

Accpt Land	5,800	Accepted Bldg	0	Total	5,800
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PERRY
Name: MAINE COAST HERITAGE TRUST

Valuation Report

10/17/2017

Page 627

Map/Lot:

005-010

Location:

BURBY RD

Account: 847 Card: 1 of 1

Neighborhood 10 BURBY RD
Tree Growth 1993
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel
TG RECERT YEAR 2006

Sale Data	
Sale Date	08/12/2011
Sale Price	500,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	25%	Restrictio	12,500
0.62	Acres-Ocean/Cove	50,000.00	39,370	25%	Restrictio	9,843
3.05	Acres-Rear Land 1	3,000.00	9,150	25%	Restrictio	2,288
73.00	Acres-Rear Land 2	450.00	32,850	25%	Restrictio	8,213
Total Acres 77.67						32,844

Land Total

Accpt Land

32,800

Accepted Bldg

0 **Total**

32,800

PERRY
Name: MAINE COAST HERITAGE TRUST

Valuation Report

10/17/2017
Page 628
005-010-002
BURBY RD

Account: 1064 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 10 BURBY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled Well
Street Gravel

Sale Data	
Sale Date	12/15/2010
Sale Price	450,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1
Reference 2 LOT 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
16.00	Acres-Open Space/Ocean	80,000.00	320,000	5%	Restrictio	16,000
Total Acres 16.00				Land Total		16,000
Accpt Land		16,000	Accepted Bldg	0	Total	16,000

PERRY

Valuation Report

10/17/2017

Name: MAINE COAST HERITAGE TRUST

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Map/Lot:

013-039

Account: 1136 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 04/06/2016
 Sale Price 200,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	100%		120,208
2.00	Acres-Ocean ---	25,000.00	35,355	100%		35,355
8.10	Acres-Rear Land 1	3,000.00	24,300	100%		24,300
Total Acres 12.10						Land Total 179,863

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	820	D 100	7.507	Poor	40%	100%	100%	3,003
Frame Shed	1900	252	E 100	1.675	Poor	40%	100%	100%	670
Outbuilding Total									3,673
Acpt Land		179,900	Accepted Bldg		3,700	Total		183,600	

PERRY
Name: MAINE COAST HERITAGE TRUST

Valuation Report

10/17/2017
Page 630
013-041-1
GIN COVE RD

Account: 1140 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Open Space/Ocean	55,000.00	55,000	5%	Restrictio	2,750
Total Acres 1.00				Land Total		2,750
Accpt Land		2,800	Accepted Bldg	0	Total	2,800

PERRY
Name: MAINE MARITIME ACADEMY

Valuation Report

10/17/2017

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Map/Lot:

002-003

Location:

BIRCH PT RD

Account: 318 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	08/01/1991
Sale Price	67,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Exempt Property

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean/Cove	50,000.00	100,000	100%		100,000
3.00	Acres-Rear Land 1	3,000.00	9,000	100%		9,000
Total Acres 7.00				Land Total		109,000

Accpt Land	109,000	Accepted Bldg	0	Total	109,000
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PERRY
Name: MAINE STATE OF

Valuation Report

10/17/2017

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Map/Lot:

008-028

Account: 988 Card: 1 of 1

Location:

TRACKS

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
34.65	Acres-Rear Land 2	450.00	15,593	100%		15,593
Total Acres 34.65				Land Total		15,593

Accpt Land	15,600	Accepted Bldg	0	Total	15,600
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PERRY
Name: MAINE, STATE OF

Valuation Report

10/17/2017

Page 633

Map/Lot:

003-004

Location:

LEACH POINT RD OFF

Account: 33 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 12/01/1997

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.60	Acres-Ocean -	75,000.00	219,943	90%	Unimproved	197,949
12.40	Acres-Rear Land 1	3,000.00	37,200	60%	View/Envir	22,320
Total Acres 21.00					Land Total	220,269

Accpt Land	220,300	Accepted Bldg	0	Total	220,300
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PERRY
Name: MAINE, STATE OF

Valuation Report

10/17/2017
Page 634
007-018
GLEASON RD

Account: 178 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 18 GLEASON PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 41 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
26.00	Acres-Ocean/Cove	50,000.00	254,951	100%		254,951
107.00	Acres-Rear Land 2	450.00	48,150	100%		48,150
Total Acres 133.00			Land Total			303,101
Accpt Land		303,100	Accepted Bldg	0	Total	303,100

PERRY

Valuation Report

10/17/2017

Name: MAINE, STATE OF

Page 635

SAND SHED

Map/Lot:

018-001-001

Account: 1078 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	07/01/1999
Sale Price	8,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1 SALT SHED

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Baselot (Fract)	30,000.00	28,461	100%		28,460
Total Acres 0.90				Land Total		28,460

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Commercial Prop.	0			----	S O U N D	V A L U E	----			115,000
Outbuilding Total										115,000

Acpt Land

28,500

Accepted Bldg

115,000

Total

143,500

PERRY
Name: MAINE,STATE OF

Valuation Report

10/17/2017
Page 636
018-020
GOLDING RD

Account: 419 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 41 0 0 Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00			Land Total			11,250
Accpt Land		11,300	Accepted Bldg		0	Total
						11,300

PERRY
Name: MAINE,STATE OF

Valuation Report

10/17/2017
Page 637
018-024
GOLDING RD

Account: 420 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 41 0 0 Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.24	Acres-Misc (Fract)	12,000.00	5,879	100%		5,879
Total Acres 0.24				Land Total		5,879
Accpt Land		5,900	Accepted Bldg	0	Total	5,900

PERRY
Name: MAKER,FRANKLIN

Valuation Report

10/17/2017

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Map/Lot:

009-044

Account: 782 Card: 1 of 1

Location:

1314 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	07/15/2013
Sale Price	25,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.94	Acres-Baselot (Fract)	20,000.00	19,391	100%		19,391
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.94			Land Total			25,391

Dwelling Description

Replacement Cost New

Conventional	One Story	720 Sqft	Grade D 100	Base	61,559
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	-7,085
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,325
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-590
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Dwelling Condition						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1980	0	Typical	Typical	Average	Typical	52,559
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		84%	100%	100%
						Value(Rcnld)
						44,150

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1980	96	D 100	1,424	Avq.	84%	100%	100%	1,196
Frame Shed	1980	80	E 100	796	Avq-	79%	100%	100%	629

Outbuilding Total 1,825

Acpt Land

25,400

Accepted Bldg

46,000

Total

71,400

PERRY
Name: MALLOCH,SCOTT D

Valuation Report

10/17/2017

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Map/Lot:

014-030

Account: 421 Card: 1 of 1

Location:

18 WOODMAN LN

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Sale Data	
Sale Date	09/10/2015
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Lake	80,000.00	66,933	75%	Access	50,200
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 0.70						Land Total 54,700

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
10Mobile Home	1960	10X54	D 100	13,289	Poor	10%	100%	100%	1,329
Outbuilding Total									1,329
Accpt Land		54,700	Accepted Bldg		1,300	Total			56,000

PERRY
Name: MALONEY,JOHN & BERNADETTE

Valuation Report

10/17/2017

Page 640

Map/Lot:

006-009

Account: 412 Card: 1 of 1

Location:

816 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data	
Sale Date	04/01/2002
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 2 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.90	Acres-Baselot (Fract)	20,000.00	27,568	100%		27,568
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90				Land Total		33,568

Commercial Description

Occupancy Type Fast Food Rest..
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling NONE
Built 1968
Remodeled 2011

Base Cost/Sqft		66.33
Heat-Cool/Sqft	+	0.00
Total		66.33
Size Factor	X	1.203
Adjusted Cost/Sqft		79.79
Total Square Feet	X	1,138
Replacement Cost		90,801
Condition	Good	
% Good Physical	X	.70
Functional	X	1.00
Subtotal		63,561

Economic Factor X 1.00 Total Value 63,561

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Unfinished Attic	1968	544	C 100	1,816	Avq.	79%	100%	100%	1,435
Open Frame Porch	1968	256	C 100	2,129	Avq.	79%	100%	100%	1,682
Walk-In Cooler	1970	54	C 100	7,012	Avq.	80%	100%	100%	5,610
Outbuilding Total									8,727

Acpt Land

33,600

Accepted Bldg

72,300

Total

105,900

PERRY

Valuation Report

10/17/2017

Name: MALONEY,JOHN K & BERNADETTE

Page 641

Map/Lot:

009-033

Account: 427 Card: 1 of 1

Location:

112 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00					Land Total	22,050

Dwelling Description

Replacement Cost New

Ranch	One Story	1,056 Sqft	Grade B 100	Base	111,532
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	1,914
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
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	124,696
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		84%	100% 100%	104,745

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1980	384	B 100	4,152	Avq.	84%	100%	100%	3,488
Encl Frame Porch	1980	35	B 100	1,391	Avq.	84%	100%	100%	1,168
Bulkhead	1980	30	B 100	1,328	Avq.	84%	100%	100%	1,116
Wood Deck	1980	110	B 100	1,412	Avq.	84%	100%	100%	1,186
Frame Garage	1980	624	B 100	18,252	Avq.	84%	100%	100%	15,332
Outbuilding Total									22,290

Acpt Land

22,100

Accepted Bldg

127,000

Total

149,100

PERRY

Valuation Report

10/17/2017

Name: MALONEY,WILLIAM A & HAMEL,JOANNE P

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Map/Lot:

013-016

Account: 424 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
27.00	Acres-Rear Land 2	450.00	12,150	100%		12,150
Total Acres 28.00				Land Total		30,150
Accpt Land		30,200	Accepted Bldg		0	Total
						30,200

PERRY

Valuation Report

10/17/2017

Name: MALONEY,WILLIAM A & HAMEL,JOANNE P

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Account: 425 Card: 1 of 1

Map/Lot:

013-016-00A

Location:

806 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
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 10.00						Land Total 28,850

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	360 Sqft	Grade D 110	Base	70,782
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	Dry 1/2 Bmt	Basement	-1,436
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-770
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	2003	Typical	Typical	Average	Typical	68,576
Functional Obsolescence						
None		None		Phys. %	Func. %	Econ. %
				65%	100%	100%
Economic Obsolescence						Value(Rcnld)
						44,574

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1920	288	D 110	5,487	Avg.	65%	100%	100%	3,567
Outbuilding Total									3,567
Acpt Land		28,900	Accepted Bldg		48,100	Total			77,000

PERRY

Valuation Report

10/17/2017

Name: MALONEY,WILLIAM A & HAMEL,JOANNE P

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Map/Lot:

013-021-001

Account: 1038 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
17.00	Acres-Rear Land 2	450.00	7,650	100%		7,650
Total Acres 18.00					Land Total	25,650

Accpt Land	25,700	Accepted Bldg	0	Total	25,700
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PERRY
Name: MANGINI,CHARLES

Valuation Report

10/17/2017

Page 645

Map/Lot:

009-019

Account: 430 Card: 1 of 1

Location:

312 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
49.00	Acres-Rear Land 2	450.00	22,050	100%		22,050
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 50.00			Land Total			35,850
Accpt Land		35,900	Accepted Bldg	0	Total	35,900

PERRY
Name: MANGINI,CHARLES

Valuation Report

10/17/2017

Page 646

Map/Lot:

009-020

Account: 603 Card: 1 of 1

Location:

312 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description		
Units	Method - Description	Price/Unit
0.17	Acres-Misc (Fract)	12,000.00
1.00	# -Lot Improvements	3,000.00
1.00	# -Lot Improvements	3,000.00
Total Acres 0.17		
Accpt Land		9,700
Accepted Bldg		0
Total		9,700

PERRY

Valuation Report

10/17/2017

Name: MANGINI,CHARLES & GEIGER,MARTHA

Page 647

Map/Lot:

012-002

Account: 429 Card: 1 of 1

Location:

GOLDING RD OFF

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	9,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 25.00					Land Total	19,800
Accpt Land		19,800	Accepted Bldg		0	Total
						19,800

PERRY

Valuation Report

10/17/2017

Name: MARAFINO, MARGARET

Page 648

Map/Lot:

001-003-001-015

Account: 741 Card: 1 of 1

Location:

BIRCH ST

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date	03/04/2004
Sale Price	45,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean/Cove	50,000.00	59,161	90%	Unimproved	53,245
10.10	Acres-Rear Land 1	3,000.00	30,300	60%	View/Envir	18,180
Total Acres 11.50					Land Total	71,425

Accpt Land

71,400

Accepted Bldg0 **Total**

71,400

PERRY

Valuation Report

10/17/2017

Name: MARCH,ROBERT H

Page 649

Map/Lot:

014-003

Account: 431 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%		18,000
24.00	Acres-Rear Land 2	450.00	10,800	50%		5,400
Total Acres 25.00			Land Total			23,400
Accpt Land		23,400	Accepted Bldg	0	Total	23,400

PERRY
Name: MARIT LLC

Valuation Report

10/17/2017
Page 650
017-003-001
GOLDING RD

Account: 656 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	01/26/2015
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.33	Acres-Lake	80,000.00	45,957	90%	Unimproved	41,361
Total Acres 0.33				Land Total		41,361
Accpt Land		41,400	Accepted Bldg		0	Total
						41,400

PERRY
Name: MARIT LLC

Valuation Report

10/17/2017

Page 651

Map/Lot:

017-002

Account: 824 Card: 1 of 1

Location:

712 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 01/26/2015
Sale Price 0
Sale Type Land Only
Financing Conventional
Verified Buyer
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Lake	80,000.00	97,980	100%		97,980
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.50						Land Total 108,930

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	483 Sqft	Grade D 110	Base	79,683
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 3/4 Bmt	Basement	-1,494
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,466
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	-653
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1920	0	Typical	Typical	Average	Typical	76,070	
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		65%	100%	100%	49,446

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1920	330	D 110	6,286	Avg.	65%	100%	100%	4,086
Open Frame Porch	1920	310	D 110	2,297	Avg.	65%	100%	100%	1,493
Stable w/Loft	1920	924	D 110	11,090	Avg.	65%	100%	100%	7,209
Outbuilding Total									12,788

Acpt Land

108,900

Accepted Bldg

62,200

Total

171,100

PERRY
Name: MARTIGNETTI,JOHN & ELLEN

Valuation Report

10/17/2017

Page 652

Map/Lot:

003-003-001-010

Location:

BIRCH POINT RD

Account: 1029 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	05/07/2007
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	90%	Unimproved	63,640
8.20	Acres-Rear Land 1	3,000.00	24,600	60%	View/Envir	14,760
Total Acres 10.20					Land Total	78,400

Accpt Land	78,400	Accepted Bldg	0	Total	78,400
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PERRY

Valuation Report

10/17/2017

Name: MATSON,CHARLES H & DOROTHY

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Map/Lot:

003-023

Account: 627 Card: 1 of 1

Location:

164 Leach Pt Rd

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 01/03/2013
 Sale Price 72,559
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 1 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Baselot (Fract)	50,000.00	37,749	100%		37,749
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.57					Land Total	43,749

Dwelling Description**Replacement Cost New**

Conventional	One Story	621 Sqft	Grade C 100	Base	69,518
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 None	Basement	-2,642
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-981
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	5,234
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Typical	Typical	Average	Typical	71,129
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		88%	100%	100%
						Value(Rcnld)
						62,594

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1991	184	C 100	1,722	Avq.	88%	100%	100%	1,515
Frame Shed	1991	120	D 100	1,641	Avq.	88%	100%	100%	1,444
Outbuilding Total									2,959

Acpt Land

43,700

Accepted Bldg

65,600

Total

109,300

PERRY

Valuation Report

10/17/2017

Name: MATSON,CHARLES H & DOROTHY

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Map/Lot:

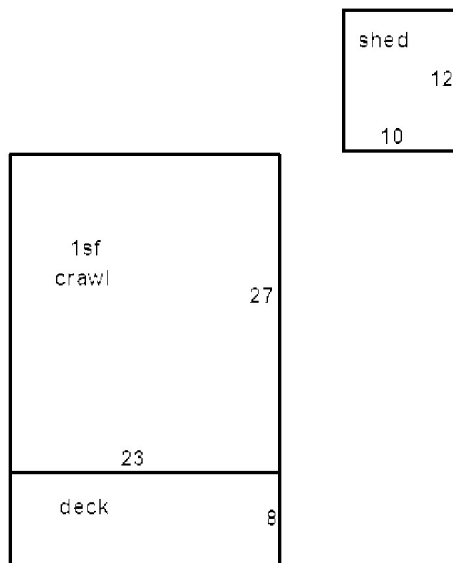
003-023

Account: 627

Card: 1 of 1

Location:

164 Leach Pt Rd



PERRY

Valuation Report

10/17/2017

Name: MATTHEWS,MICHAEL L.& PATRICIA

Page 655

Map/Lot:

016-045

Account: 437 Card: 1 of 1

Location:

11 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

Sale Data

Sale Date 07/01/1988
 Sale Price 40,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Residential .
 Topography Below Street
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.54	Acres-Misc (Fract)	12,000.00	8,818	100%		8,818
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.54					Land Total	14,818

Accpt Land

14,800

Accepted Bldg0 **Total**

14,800

PERRY

Valuation Report

10/17/2017

Name: MCCARTHY,DAVID B & BRAGDON,SUSAN C

Page 656

Map/Lot:

002-004-001

Account: 463 Card: 1 of 1

Location:

51 LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 03/21/2012
 Sale Price 17,500
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	75%	View/Envir	11,250
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00					Land Total	20,250

Accpt Land

20,300

Accepted Bldg0 **Total**

20,300

PERRY

Valuation Report

10/17/2017

Name: MCCARTHY,DAVID B & BRAGDON,SUSAN C

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Map/Lot:

002-004-001

Account:

463

Card:

1 of 1

Location:

51 LINCOLN COVE RD

1

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33			12	S ⁰⁰
07				0
S ⁰⁰	10	0	S ⁰⁰	10

1

PERRY

Valuation Report

10/17/2017

Name: MCGARVEY,MARGARET

Page 658

Map/Lot:

014-002

Account: 79 Card: 1 of 1

Location:

972 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
39.00	Acres-Rear Land 2	450.00	17,550	100%		17,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 40.00					Land Total	43,550

Dwelling Description

Replacement Cost New

Conventional	One Story	1,400 Sqft	Grade C 100	Base	113,220
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	Floor & Stairs			Attic	1,900
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1918	1975	Typical	Typical	Average	Typical	115,120
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						Value(Rcnld)
						74,828

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Wood Deck	1918	160	C 100	1,530	Avq.	65%	100%	100%		995
Outbuilding Total										995

Acpt Land

43,600

Accepted Bldg

75,800

Total

119,400

PERRY
Name: MCGARVEY,MARGARET

Valuation Report

10/17/2017

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Map/Lot:

014-007

Account: 529 Card: 1 of 1

Location:

84 OTIS LANE

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 2008
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel
TG RECERT YEAR 2008

Reference 1 MAIN HOUSE AND LOT

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	100%		113,137
59.00	Acres-Softwood	145.00	8,555	100%		8,555
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	50%		1,500
5.50	Acres-Rear Land 2	450.00	2,475	100%		2,475
Total Acres 66.50						Land Total 128,667

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,034 Sqft	Grade D 110	Base	122,898
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	-2,575
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,947
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	None			Attic	0
FirePlaces	2			Fireplace	7,667
Insulation	Minimal			Insulation	-1,865
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1914	0	Typical	Typical	Average	Typical	128,590
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	95%	100%	79,404	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1914	896	B 100	23,655	Avq.	65%	100%	100%	15,376
Encl Frame Porch	1914	336	D 110	3,778	Avq.	65%	95%	100%	2,333
Wood Deck	1914	308	D 110	2,448	Avq.	65%	95%	100%	1,511
Frame Garage	1914	392	D 110	9,615	Avq.	65%	95%	100%	5,937
Encl Frame Porch	1914	244	D 110	2,930	Avq.	65%	95%	100%	1,810
Wood Deck	1914	150	D 110	1,308	Avq.	65%	95%	100%	807

Outbuilding Total 27,774

Acpt Land	128,700	Accepted Bldg	107,200	Total	235,900
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PERRY

Valuation Report

10/17/2017

Name: MCGARVEY,MARGARET

Page 660

ASANTE,NANCY O

Map/Lot:

014-008

Account: 530 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 2008
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
95.00	Acres-Softwood	145.00	13,775	100%		13,775
100.00	Acres-Mixed Wood	167.00	16,700	100%		16,700
55.00	Acres-Wasteland	120.00	6,600	100%		6,600
Total Acres 250.00					Land Total	37,075

Accpt Land	37,100	Accepted Bldg	0	Total	37,100
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PERRY
Name: MCGARVEY,MARGARET

Valuation Report

10/17/2017
Page 661
014-007-008
104 OTIS LANE

Account: 1124 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 RED CAMP

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	100%		80,000
0.90	Acres-Rear Land 2	450.00	405	100%		405
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 1.90 Land Total						84,905

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	528 Sqft	Grade D 100	Base	73,921
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-5,845
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,026
Rooms	5				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	None			Insulation	-649
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1935	0	Typical	Typical	Average	Typical	70,501	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		67%	100%	100%	47,236

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	1935	154	D 100	1,910	Avq.	67%	100%	100%		1,280
Wood Deck	1950	80	D 100	730	Avq.	67%	100%	100%		489
Outbuilding Total										1,769

Acpt Land

84,900

Accepted Bldg

49,000

Total

133,900

PERRY
Name: MCGARVEY,MARGARET

Valuation Report

10/17/2017
Page 662
014-007-009
118 OTIS LANE

Account: 1125 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 LOON CAMP/A-FRAME

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.20	Acres-Lake	80,000.00	87,636	100%		87,636
0.90	Acres-Rear Land 2	450.00	405	100%		405
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 2.10 Land Total						92,541

Dwelling Description

Replacement Cost New

Conventional	One Story	840 Sqft	Grade D 100	Base	67,079
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 None	Basement	-2,526
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,546
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,534
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-689
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	65,852
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		80%	100%	100%
Value(Rcnld)						52,682

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1970	168	D 100	1,307	Avq.	80%	100% 100%	1,046
Wood Deck	1970	80	D 100	730	Avq.	80%	100% 100%	584
Outbuilding Total								1,630

Acpt Land

92,500

Accepted Bldg

54,300

Total

146,800

PERRY
Name: MCGARVEY,MARGARET

Valuation Report

10/17/2017
Page 663
014-007-010
124 OTIS LANE

Account: 1126 Card: 1 of 1
Map/Lot: Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 SILVER BIRCH

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Lake	80,000.00	75,895	100%		75,895
1.40	Acres-Rear Land 2	450.00	630	100%		630
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 2.30						Land Total 81,025

Dwelling Description

Replacement Cost New

Conventional	One Story	992 Sqft	Grade D 100	Base	74,072
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-9,761
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,826
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-813
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	61,672
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	80%	100%	100%	49,338	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1970	160	D 100	1,255	Avq.	80%	100%	100%	1,004
Wood Deck	1970	80	D 100	730	Avq.	80%	100%	100%	584
Outbuilding Total									1,588

Acpt Land

81,000

Accepted Bldg

50,900

Total

131,900

PERRY
Name: MCGARVEY,MARGARET

Valuation Report

10/17/2017
Page 664
014-007-012
148 OTIS LANE

Account: 1128 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Reference 1 COVE CAMP
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description					
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value	
1.20	Acres-Lake	80,000.00	87,636	100%		87,636	
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 1.20				Land Total		92,136	
Dwelling Description		Replacement Cost New					
Conventional	One Story	936 Sqft	Grade E 110	Base		47,954	
Exterior	Wood Siding	Masonry Trim	None	Trim		0	
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof		0	
						0	
						0	
Foundation	Piers	Basement	None	Basement		-6,178	
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0	
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat		-1,156	
Rooms	4						
Bedrooms	3	Add Fixtures	0				
Baths	1	Half Baths	0	Plumbing		0	
Attic	None			Attic		0	
FirePlaces	0			Fireplace		0	
Insulation	None			Insulation		-515	
Unfin. Living Area	NONE			Unfinished		0	
Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1950	0	Typical	Typical	Average	Typical	40,105	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	
None		None		73%	100%	100%	
Value(Rcnld)						29,277	
Outbuildings/Additions/Improvements							
Description	Year	Units	Grade	RCN	Cond	Phy	
Open Frame Porch	1950	147	E 110	707	Avq.	73%	
Wood Deck	1950	80	E 110	490	Avq.	73%	
Outbuilding Total						874	
Acpt Land		92,100	Accepted Bldg		30,200	Total	
						122,300	

PERRY
Name: MCGUIRE,WAYNE E & BRENDA

Valuation Report

10/17/2017
Page 665
010-038-001
425 SHORE RD

Account: 940 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Ocean	85,000.00	73,612	100%		73,612
1.74	Acres-Rear Land 1	3,000.00	5,220	100%		5,220
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.49 Land Total						84,832

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	896 Sqft	Grade C 100	Base	119,090
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	Wet 3/4 Bmt	Basement	-938
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,124
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,344	Insulation	672
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
2006	0	Typical	Typical	Below Average	Typical	116,700	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)
Incomplete		None		89%	62%	100%	64,395
Acpt Land		84,800	Accepted Bldg		64,400	Total	149,200

PERRY
Name: MCPHAIL,ANGELA

Valuation Report

10/17/2017

Page 666

Map/Lot:

014-029

Account: 447 Card: 1 of 1

Location:

20 WOODMAN LN

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.39	Acres-Lake	80,000.00	49,960	75%	Access	37,470
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.39 Land Total						43,470

Dwelling Description

Replacement Cost New

Ranch	One Story	1,148 Sqft	Grade C 100	Base	92,283
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	1,665
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	99,948	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		89%	100%	100%	88,954

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	1993	200	C 100	1,850	Avq.	89%	100% 100%	Rcnld 1,647
Outbuilding Total								1,647

Acpt Land

43,500

Accepted Bldg

90,600

Total

134,100

PERRY
Name: MCPHAIL,ANGUS

Valuation Report

10/17/2017

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Map/Lot:

007-016-001

Account: 1109 Card: 1 of 1

Location:

112 GLEASON COVE RD

Neighborhood 18 GLEASON PT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
22.30	Acres-Rear Land 1	3,000.00	66,900	100%		66,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
Total Acres 33.30						Land Total 107,400

Dwelling Description

Replacement Cost New

Ranch	One Story	1,456 Sqft	Grade B 100	Base	135,470
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-182
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-5,390
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,639
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	910
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2013	0	Modern	Modern	Good	Typical	140,947
Functional Obsolescence						Value(Rcnld)
None		None		95%	100%	133,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2013	192	B 100	3,396	Good	95%	100%	100%	3,226
Frame Garage	2013	784	B 100	21,650	Good	95%	100%	100%	20,567
Wood Deck	2013	160	B 100	1,912	Good	95%	100%	100%	1,816
Frame Shed	2015	1344	C 100	14,511	Good	95%	100%	100%	13,785
Outbuilding Total									39,394

Acpt Land

107,400

Accepted Bldg

173,300

Total

280,700

PERRY
Name: MCPHAIL,ANGUS B

Valuation Report

10/17/2017

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Map/Lot:

002-013

Account: 154 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data	
Sale Date	03/21/2016
Sale Price	17,010
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	90%	Unimproved	108,187
16.48	Acres-Rear Land 1	3,000.00	49,440	100%		49,440
Total Acres 18.48				Land Total		157,627

Accpt Land	157,600	Accepted Bldg	0	Total	157,600
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PERRY
Name: MCPHAIL,ANGUS B

Valuation Report

10/17/2017

Page 669

Map/Lot:

004-002

Location:

CANNON HILL RD

Account: 226 Card: 1 of 1

Neighborhood 6 CANNON HILL RD
Tree Growth 1996
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	03/25/2014
Sale Price	30,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2014 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
55.00	Acres-Softwood	145.00	7,975	100%		7,975
5.00	Acres-Hardwood	127.00	635	100%		635
Total Acres 60.00					Land Total	8,610

Accpt Land	8,600	Accepted Bldg	0	Total	8,600
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PERRY
Name: MCPHAIL,ANGUS B

Valuation Report

10/17/2017

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Map/Lot:

006-028-002

Location:

OLD EASTPORT RD

Account: 449 Card: 1 of 1

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	07/01/2010
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Above Street
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 1.00				Land Total		450
Accpt Land		500	Accepted Bldg		0	Total
						500

PERRY
Name: MCPHAIL,ANGUS B & JUSTIN

Valuation Report

10/17/2017

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Map/Lot:

004-002-002

Account: 448 Card: 1 of 1

Location:

47 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Sale Data
Sale Date 04/01/2014
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.90	Acres-Rear Land 1	3,000.00	2,700	100%		2,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.90 Land Total						28,700

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	768 Sqft	Grade C 110	Base	122,324
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	2	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	2,200
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	124,524
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		87%	100% 100%	108,336

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1988	216	D 100	6,289	Avq.	87%	100%	100%	5,471
Wood Deck	1988	160	C 110	1,683	Avq.	87%	100%	100%	1,464
Encl Frame Porch	1988	416	C 110	5,508	Avq.	87%	100%	100%	4,792
Bulkhead	1988	25	C 110	1,111	Avq.	87%	100%	100%	967
Metal Garage	2005	1440	D 100	25,677	Avq.	93%	100%	100%	23,880
2S Frame Garage	1997	840	C 100	25,698	Avq.	90%	100%	100%	23,128
Frame Shed	1997	510	C 100	5,987	Avq.	90%	100%	100%	5,388
Outbuilding Total									65,090

Acpt Land

28,700

Accepted Bldg

173,400

Total

202,100

PERRY

Name: MCPHAIL,ANGUS B & JUSTIN

Valuation Report

10/17/2017

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Map/Lot:

004-002-002

Account:

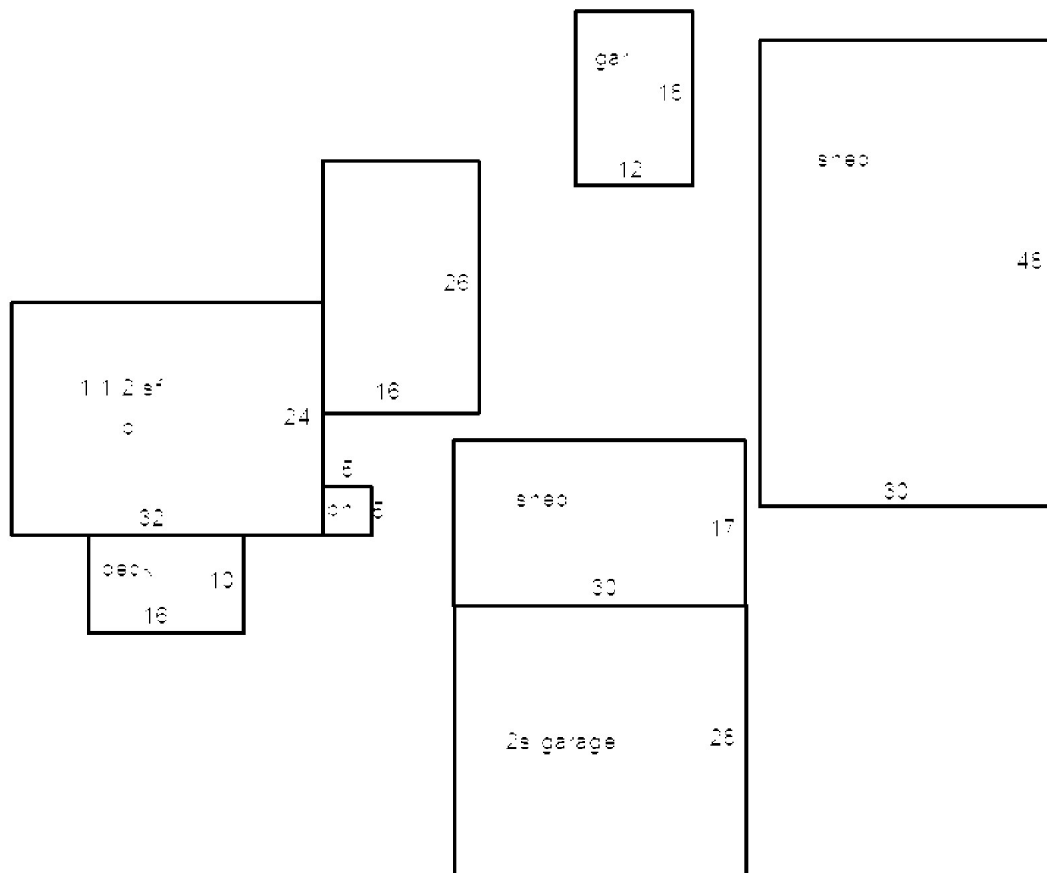
448

Card:

1 of 1

Location:

47 CANNON HILL RD



PERRY
Name: MCPHAIL,BEVERLY

Valuation Report

10/17/2017

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Map/Lot:

009-037

Account: 458 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
6.92	Acres-Rear Land 2	450.00	3,114	100%		3,114
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 7.92				Land Total		27,914
Acpt Land		27,900	Accepted Bldg	0	Total	27,900

PERRY
Name: MCPHAIL,CHAD

Valuation Report

10/17/2017

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Map/Lot:

016-026

Account: 199 Card: 1 of 1

Location:

71 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 03/28/2014
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.50	Acres-Rear Land 2	450.00	225	100%		225
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50 Land Total						26,225

Dwelling Description

Replacement Cost New

Conventional	One Story	772 Sqft	Grade C 100	Base	77,989
Exterior	Wood Siding	Masonry Trim	30Sqft	Trim	90
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry 1/2 Bmt	Basement	-1,726
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	95% Forced Warm	Cooling	0% None	Heat	-112
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1953	1975	Typical	Typical	Below Average	Typical	
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 69%	Func. % 100%	58,816

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1953	872	C 100	18,417	Avq-	69%	100%	100%	12,708
Unfin Basement	1953	720	C 100	5,996	Avq-	69%	100%	100%	4,137
Open Frame Porch	1953	90	C 100	846	Avq-	69%	100%	100%	584
Frame Garage	1953	528	C 100	12,971	Avq-	69%	100%	100%	8,950
Frame Shed	1953	80	E 100	796	Avq.	74%	100%	100%	589

Outbuilding Total 26,968

Acpt Land

26,200

Accepted Bldg

85,800 **Total**

112,000

PERRY
Name: MCPHAIL,HAROLD

Valuation Report

10/17/2017

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Map/Lot:

006-034

Account: 453 Card: 1 of 1

Location:

22 OLD EASTPORT RD

Neighborhood 15 CROSS RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Misc (Fract)	12,000.00	11,510	100%		11,510
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.92						Land Total 17,510

Dwelling Description

Replacement Cost New

Ranch	One Story	1,120 Sqft	Grade C 100	Base	90,820
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	-11,928
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,646
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	560
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1998	0	Typical	Typical	Average	Typical	81,098	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		91%	100%	100%	73,799

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1998	120	C 100	2.001	Avq.	91%	100%	100%	1,821
Frame Garage	1980	560	D 100	11.081	Avq-	79%	100%	100%	8,754

Outbuilding Total 10,575

Acpt Land

17,500

Accepted Bldg

84,400

Total

101,900

PERRY
Name: MCPHAIL,HERBERT

Valuation Report

10/17/2017

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Map/Lot:

007-004

Account: 454 Card: 1 of 1

Location:

8 ROCKY LEDGE LN

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 4 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	30,000.00	21,213	100%		21,213
7.52	Acres-Farmland BB	400.00	3,008	50%		1,504
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.02						Land Total 28,717

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	504 Sqft	Grade D 100	Base	73,820
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	-2,801
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,392
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	-620
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1800	0	Old Type	Old Type	Poor	Typical	69,007	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		40%	89%	100%	24,566

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1800	144	E 100	1,124	Poor	40%	100%	100%	450
Open Frame Porch	1800	60	E 100	307	Poor	40%	100%	100%	123
Stable w/Loft	1980	1224	D 100	12,645	Poor	62%	100%	100%	7,840
Frame Shed	1980	816	E 100	4,558	Poor	62%	100%	100%	2,826
Outbuilding Total									11,239

Accpt Land

28,700

Accepted Bldg

35,800

Total

64,500

PERRY

Valuation Report

10/17/2017

Name: MCPHAIL,HERBERT W & BRENDA L

Page 677

Map/Lot:

009-057

Account: 309 Card: 1 of 1

Location:

JOHNSON RD

Neighborhood 2 JOHNSON RD

Sale Data

Sale Date 07/01/1999
 Sale Price 35,000
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
1.00	Acres-Rear Land 3(>100)	300.00	300	100%		300
Total Acres 102.00						Land Total 56,100

Accpt Land

56,100

Accepted Bldg0 **Total**

56,100

PERRY
Name: MCPHAIL,JESSE

Valuation Report

10/17/2017

Page 678

Map/Lot:

004-002-002-001

Location:

45 CANNON HILL RD

Account: 1079 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	04/01/2014
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.90	Acres-Rear Land 1	3,000.00	2,700	100%		2,700
Total Acres 1.90 Land Total						28,700

Dwelling Description

Replacement Cost New

Ranch	One Story	1,320 Sqft	Grade C 100	Base	101,270
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	-14,058
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,086
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	Typical	Typical	Average	Typical	85,126
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		91%	100% 100%	77,465

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2000	96	C 100	1,018	Avq.	91%	100%	100%	926
Frame Shed	2000	256	D 100	2,781	Avq-	86%	75%	100%	1,794
Frame Shed	2000	60	E 100	694	Poor	71%	50%	100%	246
Frame Shed	2000	48	E 100	633	Fair	81%	100%	100%	513
Outbuilding Total									3,479

Acpt Land

28,700

Accepted Bldg

80,900

Total

109,600

PERRY
Name: MCPHAIL,JESSE

Valuation Report

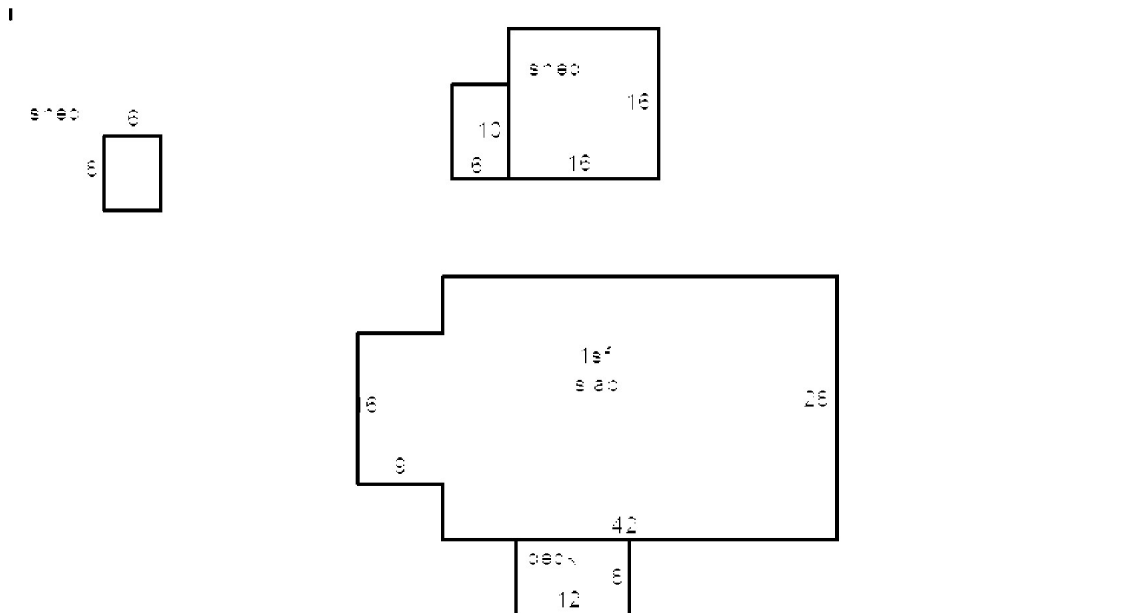
10/17/2017

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Account: 1079 Card: 1 of 1

Map/Lot:
Location:

004-002-002-001
45 CANNON HILL RD



PERRY
Name: MCPHAIL,JODI

Valuation Report

10/17/2017

Page 680

Map/Lot:

009-002+003

Account: 122 Card: 1 of 1

Location:

818 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	08/13/2007
Sale Price	17,500
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00 Land Total						19,800

Dwelling Description

Replacement Cost New

Conventional	One Story	1,092 Sqft	Grade B 100	Base	117,575
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	-14,537
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	2,007
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	683
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2008	0	Typical	Typical	Average	Typical	105,728
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100% 100%	99,384

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	2008	84	B 100	999	Avq.	94%	100%	100%	939
Frame Garage	2008	640	B 100	18,592	Avq.	94%	100%	100%	17,476
Outbuilding Total									18,415

Acpt Land

19,800

Accepted Bldg

117,800

Total

137,600

PERRY

Valuation Report

10/17/2017

Name: MCPHAIL,JOSEPH A & MARIE F

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Map/Lot:

013-013

Account: 97 Card: 1 of 1

Location:

5 MCPHAIL LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 04/01/1992
 Sale Price 10,000
 Sale Type Land Only
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						Land Total 26,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1992	16X68	A 100	45.000	Avq.	55%	100%	100%	24.930
Concrete Slab...	1992	1008	C 100	2.520	Avq.	88%	100%	100%	2.218
Wood Deck	1992	128	C 100	1.274	Avq.	88%	100%	100%	1.121
Frame Garage	1993	432	C 110	12.474	Avq.	89%	100%	100%	11.102
Frame Shed	1993	120	C 110	2.202	Avq.	89%	100%	100%	1.960
Encl Frame Porch	2012	156	C 110	2.584	Avq.	95%	100%	100%	2.455
Frame Shed	2016	288	D 100	3.049	Avq.	95%	100%	100%	2.897
Outbuilding Total									46.683
Accpt Land		26,900	Accepted Bldg		46,700	Total			73,600

PERRY
Name: MCPHAIL,LEWIS & JANET L

Valuation Report

10/17/2017

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Map/Lot:

006-007

Account: 459 Card: 1 of 1

Location:

127 MAHAR LN

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities Septic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.73	Acres-Misc (Fract)	12,000.00	10,253	100%		10,253
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 0.73						Land Total 15,053

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	432 Sqft	Grade D 100	Base	70,050
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 1/4 Bmt	Basement	-1,905
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-979
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	-620
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Below Average	Typical	66,546
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	60%	94%	100%	37,532	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Frame Shed	1900	144	D 100	1,843	Avq-	60%	94%	100%	1,040
Frame Shed	1900	100	D 100	1,474	Avq-	60%	94%	100%	831
Frame Garage	1900	600	C 100	14,194	Avq-	60%	100%	100%	8,516
Outbuilding Total									10,387

Accpt Land

15,100

Accepted Bldg

47,900 Total

63,000

PERRY
Name: MCPHAIL,PETER L & TAMMY S

Valuation Report

10/17/2017

Page 683

Map/Lot: 007-013-001+002

Account: 210 Card: 1 of 1

Location: 33 GLEASON COVE RD

Neighborhood 18 GLEASON PT RD
Tree Growth 2006
Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2016

Sale Data
Sale Date 09/01/2000
Sale Price 15,000
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1 B2803P234

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
1.60	Acres-Rear Land 1	3,000.00	4,800	100%		4,800
15.00	Acres-Softwood	145.00	2,175	100%		2,175
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.60						Land Total 42,975

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,008 Sqft	Grade B 100	Base	159,874
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	864 Sqft, Grade B	Basement Gar	None	Fin Bsmt	16,200
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,741
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	945
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	192,260
Functional Obsolescence				Phys. %	Func. %	Econ. %
None				92%	100%	100%
		Economic Obsolescence				Value(Rcnld)
		None				176,879

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Open Frame Porch	2003	272	B 100	2,816	Avq.	92%	100%	100%		2,591
Wood Deck	2003	144	B 100	1,752	Avq.	92%	100%	100%		1,612
Encl Frame Porch	2003	108	B 100	2,324	Avq.	92%	100%	100%		2,138
Frame Shed	2003	108	B 100	2,349	Avq.	92%	100%	100%		2,161
Frame Garage	2003	912	B 100	24,369	Avq.	92%	100%	100%		22,419
Outbuilding Total										30,921

Acpt Land

43,000

Accepted Bldg

207,800

Total

250,800

PERRY

Valuation Report

10/17/2017

Name: MCPHAIL,SARAH & ANGUS B

Page 684

Map/Lot:

006-028

Account: 450 Card: 1 of 1

Location:

59 OLD EASTPORT RD

Neighborhood 15 CROSS RD

Sale Data	
Sale Date	07/01/2010
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
13.00	Acres-Rear Land 2	450.00	5,850	100%		5,850
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 14.00						Land Total 30,650

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,008 Sqft	Grade C 100	Base	131,477
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-202
					0
					0
Foundation	Brick &/or Stone	Basement	Wet Full Bmt	Basement	-2,016
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,923
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
1930	0	Typical	Typical	Average	Typical	132,182
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	95%	100%	81,622	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1930	240	C 100	3.208	Avg.	65%	95%	100%	1,981
2S Frame Garage	1930	720	C 100	22.884	Avg.	65%	95%	100%	14,131
Frame Shed	1930	160	E 100	1.205	Fair	50%	100%	100%	602
Outbuilding Total									16,714

Acpt Land

30,700

Accepted Bldg

98,300

Total

129,000

PERRY

Valuation Report

10/17/2017

Name: MCPHERSON,SHELLEY R

Page 685

Map/Lot:

015-025

Account: 3 Card: 1 of 1

Location:

1872 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 01/01/1990
 Sale Price 7,500
 Sale Type Land Only
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.15	Acres-Rear Land 2	450.00	68	100%		68
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.15						Land Total 26,068

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,536 Sqft	Grade C 110	Base		126,288
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		6,600
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		845
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Typical	Typical	Average	Typical	133,733
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	117,685

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1991	160	C 110	1,683	Avq.	88%	100%	100%	1,481
One Story Frame	1991	192	C 110	4,460	Avq.	88%	100%	100%	3,925
2S Frame Garage	1991	576	C 110	21,458	Avq.	88%	100%	100%	18,883
Outbuilding Total									24,289

Acpt Land

26,100

Accepted Bldg

142,000

Total

168,100

PERRY

Valuation Report

10/17/2017

Name: MEALEY,PATRICK M & JACKSON JOYCE

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Account: 592 Card: 1 of 1

Map/Lot:

017-008+008-001

Location:

9 LUPINE WAY

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 04/01/1996
 Sale Price 25,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 mealjack@pwless.net

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
7.27	Acres-Rear Land 2	450.00	3,272	100%		3,272
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.27					Land Total	39,272

Dwelling Description**Replacement Cost New**

Conventional	Two Story	830 Sqft	Grade C 100	Base	119,427
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-2,558
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	95% Forced Warm	Cooling	0% None	Heat	-242
Rooms	9				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,660
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1923	Typical	Typical	Average	Typical	114,967
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	74,729	
Outbuildings/Additions/Improvements					Percent Good	Value
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	Rcnld
Frame Shed	1900	288	C 100	3,718 Avq.	65% 100% 100%	2,417
Frame Garage	1900	476	D 100	9,911 Avq-	60% 100% 100%	5,947
Outbuilding Total						8,364

Acpt Land

39,300

Accepted Bldg

83,100

Total

122,400

PERRY

Valuation Report

10/17/2017

Name: MERCIER, WILLIAM & JOYCE N

Page 687

Map/Lot:

004-018

Account: 467 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD
 Tree Growth 2009
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2009

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
17.00	Acres-Softwood	145.00	2,465	100%		2,465
25.00	Acres-Mixed Wood	167.00	4,175	100%		4,175
8.00	Acres-Hardwood	127.00	1,016	100%		1,016
Total Acres 50.00					Land Total	7,656

Accpt Land

7,700

Accepted Bldg0 **Total**

7,700

PERRY

Valuation Report

10/17/2017

Name: MERCIER,WILLIAM & JOYCE N

Page 688

Map/Lot:

004-017

Account: 468 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD
 Tree Growth 2009
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description		
Units	Method - Description	Price/Unit
26.00	Acres-Softwood	145.00
5.00	Acres-Hardwood	127.00
2.00	Acres-Wasteland	120.00
Total Acres 33.00		
Accpt Land		4,600
Accepted Bldg		0
Total		4,600

PERRY

Valuation Report

10/17/2017

Name: MERRIAM, LOUISE A & OBERLY, JAMES W

Page 689

Map/Lot:

002-014

Account: 696 Card: 1 of 1

Location:

ISLAND

Neighborhood 22 ISLAND

Sale Data

Sale Date	10/06/2015
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.17	Acres-Rear Land 1	3,000.00	510	100%		510
Total Acres 0.17				Land Total		510
Accpt Land	500	Accepted Bldg	0	Total		500

PERRY

Valuation Report

10/17/2017

Name: MERRIAM, LOUISE A & OBERLY, JAMES W

Page 690

Map/Lot:

002-010-004

Account: 846 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 10/06/2015
 Sale Price 90,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	90%	Unimproved	108,187
1.87	Acres-Rear Land 1	3,000.00	5,610	100%		5,610
Total Acres 3.87					Land Total	113,797
Accpt Land		113,800	Accepted Bldg		0	Total
						113,800

PERRY

Valuation Report

10/17/2017

Name: MERRITHEW,EUGENE I

Page 691

Map/Lot:

003-031

Account: 469 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	11/23/2015
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
5.70	Acres-Rear Land 2	450.00	2,565	100%		2,565
Total Acres 6.70					Land Total	13,365

Accpt Land

13,400

Accepted Bldg0 **Total**

13,400

PERRY

Valuation Report

10/17/2017

Name: MEYERS-GOTTE,DINA

Page 692

Map/Lot:

002-020

Account: 104 Card: 1 of 1

Location:

542 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 05/09/2013
 Sale Price 85,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Level
 Utilities Public WaterSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Ocean	85,000.00	76,026	100%		76,026
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.80						Land Total 82,026

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	560 Sqft	Grade D 110	Base	86,447
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-1,674
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	1		
Baths	1	Half Baths	0	Plumbing	1,804
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,510
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1910	2000	Typical	Typical	Below Average	Typical	91,087
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	100%	100%
						Value(Rcnld) 54,652

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1910	440	D 100	9,410	Avq-	60%	100%	100%	5,646
Frame Shed	1910	200	E 100	1,410	Fair	50%	100%	100%	705
Wood Deck	1910	176	D 110	1,496	Avq-	60%	100%	100%	898
Outbuilding Total									7,249

Acpt Land

82,000

Accepted Bldg

61,900

Total

143,900

PERRY

Name: MEYERS-GOTTE,DINA

Valuation Report

10/17/2017

Page 693

Map/Lot:

002-020

Account:

104

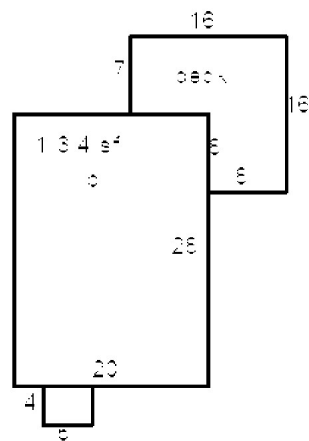
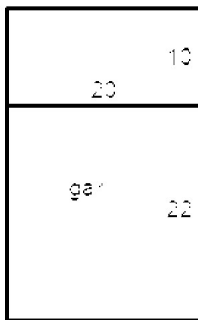
Card:

1 of 1

Location:

542 OLD EASTPORT RD

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PERRY
Name: MILLAY,SHEILA A

Valuation Report

10/17/2017

Page 694

Map/Lot:

003-001-002

Location:

BIRCH POINT RD

Account: 937 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	05/16/2016
Sale Price	7,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean/Cove	50,000.00	70,711	100%		70,711
7.25	Acres-Rear Land 1	3,000.00	21,750	100%		21,750
Total Acres 9.25				Land Total		92,461

Accpt Land	92,500	Accepted Bldg	0	Total	92,500
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PERRY
Name: MILLER,RICHARD

Valuation Report

10/17/2017

Page 695

Map/Lot:

012-023

Account: 473 Card: 1 of 1

Location:

97 JOHNSON RD

Neighborhood 2 JOHNSON RD

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00 Land Total						22,050

Dwelling Description

Replacement Cost New

Conventional	Two Story	805 Sqft	Grade C 100	Base	115,064
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	-1,610
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
1933	1960	Typical	Typical	Average	Typical	113,454
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 66%	Func. % 100%	74,880

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
Frame Garage	1933	891	C 100	19,138	Avq.	66%	100% 100%	12,631
One Story Frame	1933	160	C 100	3,379	Avq.	66%	100% 100%	2,230
Outbuilding Total								14,861

Acpt Land

22,100

Accepted Bldg

89,700

Total

111,800

PERRY

Valuation Report

10/17/2017

Name: MITCHELL III,JAMES R & SHERIE

Page 696

Map/Lot:

004-021

Account: 920 Card: 1 of 1

Location:

254 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.46	Acres-Ocean --	55,000.00	37,303	50%	Size/Shape	18,651
15.07	Acres-Rear Land 1	3,000.00	45,210	60%	View/Envir	0
15.07	Acres-Rear Land 1	3,000.00	6,000	80%	Restrictio	21,701
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.53						Land Total 46,352

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	570 Sqft	Grade C 100	Base	96,653
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 1/2 Bmt	Basement	-2,624
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,447
Rooms	9				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-998
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	1975	Typical	Typical	Average	Typical	94,478
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	61,411	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	942	C 100	19,895	Avq.	65%	100%	100%	12,932
Wood Deck	1975	234	C 100	2,122	Avq.	65%	100%	100%	1,379
Frame Shed	1975	308	D 100	3,217	Avq-	77%	100%	100%	2,477
Frame Garage	1974	572	C 100	13,718	Avq.	82%	100%	100%	11,249
Encl Frame Porch	1975	30	C 100	1,062	Avq.	65%	100%	100%	690
One Story Frame	1850	952	E 100	10,053	Avq-	60%	100%	100%	6,032
Outbuilding Total									34,759

Acpt Land

46,400

Accepted Bldg

96,200

Total

142,600

PERRY

Name: MITCHELL III,JAMES R & SHERIE

Valuation Report

10/17/2017

Page 697

Account: 920

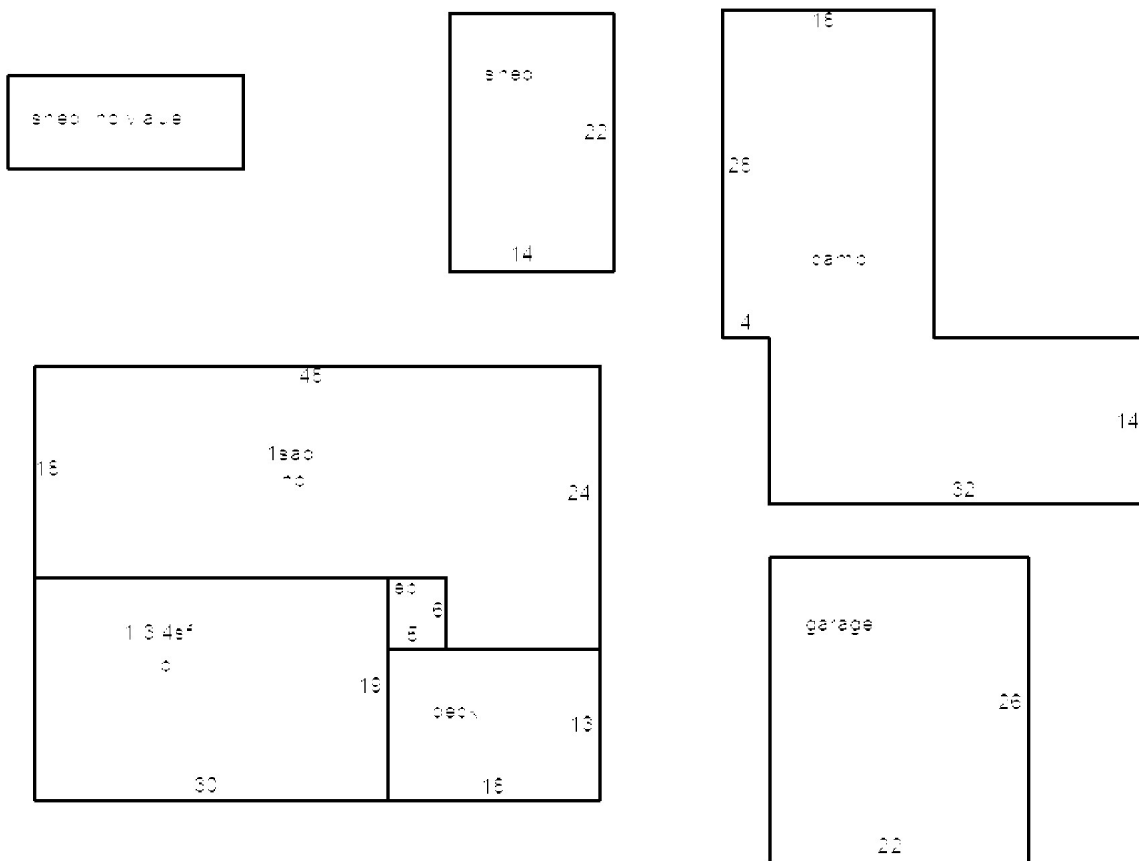
Card: 1 of 1

Map/Lot:

004-021

Location:

254 OLD EASTPORT RD



PERRY

Valuation Report

10/17/2017

Name: MITCHELL III,JAMES R & SHERIE

Page 698

Map/Lot:

004-021-002

Account: 1076 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	08/28/2008
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
 Topography Level
 Utilities
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	90%	Unimproved	49,500
12.00	Acres-Rear Land 2	450.00	5,400	100%		5,400
Total Acres 13.00						Land Total 54,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	2016	228	D 100	2,546	Avg.	95%	90%	100%	2,177
Wood Deck	2016	96	D 100	835	Avg.	95%	100%	100%	793
Outbuilding Total									2,970
Acpt Land		54,900	Accepted Bldg		3,000	Total		57,900	

PERRY
Name: MITCHELL,DALE A

Valuation Report

10/17/2017

Page 699

Map/Lot:

005-047

Location:

US RTE ONE OFF

Account: 6 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	03/29/2016
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 4 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
52.00	Acres-Rear Land 2	450.00	23,400	100%		23,400
Total Acres 52.00				Land Total		23,400
Accpt Land		23,400	Accepted Bldg	0	Total	23,400

PERRY
Name: MITCHELL,DANA E

Valuation Report

10/17/2017

Page 700

Map/Lot:

005-027

Account: 476 Card: 1 of 1

Location:

393 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 09/01/1987
Sale Price 4,000
Sale Type Land & Buildings
Financing Unknown
Verified Other Source
Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00 Land Total						26,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	616 Sqft	Grade C 100	Base	101,779
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 3/4 Bmt	Basement	-2,002
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	4,000
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	1989	Typical	Typical	Average	Typical	103,777	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		65%	90%	100%	60,710

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	264	C 100	5,576	Avq.	65%	90%	100%	3,262
Encl Frame Porch	1900	48	C 100	1,246	Avq.	65%	90%	100%	729
Wood Deck	1900	216	C 100	1,978	Avq.	65%	90%	100%	1,157
2S Frame Garage	1995	768	C 100	24,010	Avq.	89%	100%	100%	21,369
Outbuilding Total									26,517

Acpt Land

26,000

Accepted Bldg

87,200

Total

113,200

PERRY

Valuation Report

10/17/2017

Name: MITCHELL,DAVID & TAMARA JEAN

Page 701

Map/Lot:

014-017

Account: 235 Card: 1 of 1

Location:

1 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities LakeSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.73	Acres-Lake	80,000.00	105,224	100%		105,224
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 1.73					Land Total	110,024

Dwelling Description

Replacement Cost New

Conventional	One Story	1,136 Sqft	Grade D 100	Base	80,696
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Composition	Roof	-186
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-12,576
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,472
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	-932
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	0	Typical	Typical	Average	Typical	65,530
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	65%	100%	100%	42,595	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	1930	528	D 100	3,669	Avq.	65%	100%	100%	2,385
Frame Shed	1930	96	E 100	878	Poor	40%	100%	100%	351
Wood Deck	1930	184	D 100	1,412	Avq.	65%	100%	100%	918
Frame Shed	1930	112	D 100	1,574	Avq-	60%	100%	100%	944
1 & 1/2 Storv Fr	2004	320	C 100	9,190	Avq.	93%	100%	100%	8,547
Wood Deck	2004	128	C 100	1,274	Avq.	93%	100%	100%	1,185
Frame Garage	1930	475	D 100	9,897	Fair	50%	100%	100%	4,948
Outbuilding Total									19,278

Acpt Land

110,000

Accepted Bldg

61,900

Total

171,900

PERRY

Valuation Report

10/17/2017

Name: MITCHELL,DAVID A & TAMARA JEAN

Page 702

Map/Lot:

014-016-001

Account: 957 Card: 1 of 1

Location:

SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	03/05/2008
Sale Price	50,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Lake	80,000.00	66,453	90%	Unimproved	59,808
Total Acres 0.69				Land Total		59,808

Accpt Land	59,800	Accepted Bldg	0	Total	59,800
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PERRY
Name: MITCHELL,LORRAINE

Valuation Report

10/17/2017
Page 703
015-048-001
LAKE RD

Account: 1062 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
Total Acres 5.00				Land Total		19,800
Accpt Land		19,800	Accepted Bldg	0	Total	19,800

PERRY
Name: MITCHELL,PAUL

Valuation Report

10/17/2017

Page 704

Map/Lot:

016-044

Account: 478 Card: 1 of 1

Location:

12 DEVEREUX RD

Neighborhood 21 DEVEREUX RD

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

Sale Data
Sale Date 11/20/2006
Sale Price 20,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00 Land Total						18,000

Dwelling Description

Replacement Cost New

Ranch	One Story	1,120 Sqft	Grade B 100	Base	113,525
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	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
1970	0	Typical	Typical	Average	Typical	113,525
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 80%	Func. % 100%	90,820

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1970	120	E 100	1,000	Fair	68%	100%	100%		680
Outbuilding Total										680

Acpt Land

18,000

Accepted Bldg

91,500

Total

109,500

PERRY
Name: MITCHELL,SUSAN J

Valuation Report

10/17/2017

Page 705

Map/Lot:

009-025

Account: 630 Card: 1 of 1

Location:

307 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
95.00	Acres-Rear Land 2	450.00	42,750	100%		42,750
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 96.00 Land Total						60,750

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,008 Sqft	Grade C 100	Base	130,457
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 None	Basement	-3,416
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,192
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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
1996	0	Typical	Typical	Average	Typical	135,989
Functional Obsolescence						Value(Rcnld)
None		None		Phys. %	Func. % Econ. %	122,390
				90%	100%	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1996	288	C 100	2,376	Avg.	90%	100%	100%	2,138
Wood Deck	1996	376	C 100	3,258	Avg.	90%	100%	100%	2,932
Frame Shed	1996	80	E 100	796	Poor	69%	100%	100%	549
Outbuilding Total									5,619

Acpt Land

60,800

Accepted Bldg

128,000

Total

188,800

PERRY
Name: MITCHELL,VIRGINIA

Valuation Report

10/17/2017

Page 706

Map/Lot:

014-005

Account: 12 Card: 1 of 1

Location:

104 LOON COVE LN

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Septic System
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.80	Acres-Lake	80,000.00	107,331	100%		107,331
1.70	Acres-Rear Land 2	450.00	765	100%		765
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50 Land Total						114,096

Dwelling Description

Replacement Cost New

Conventional	One Story	384 Sqft	Grade E 100	Base	28,111
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-2,592
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-303
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
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	
1992	0	Obsolete	Obsolete	Average	Typical	22,216	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		88%	90%	100%	17,595

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2007	132	C 100	2,788	Avg.	94%	100%	100%	2,621
Plumbing fixture	2007	2	D 100	2,460	Avg.	94%	100%	100%	2,312
Wood Deck	2007	88	E 100	477	Avg.	94%	100%	100%	448
Outbuilding Total									5,381

Acpt Land

114,100

Accepted Bldg

23,000 **Total**

137,100

PERRY
Name: MOND,ALAN & JOBSON,ERIKA

Valuation Report

10/17/2017

Page 707

Map/Lot:

001-003-001-016

Location:

BIRCH PT

Account: 276 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	04/16/2004
Sale Price	44,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean/Cove	50,000.00	61,237	90%	Unimproved	55,114
10.80	Acres-Rear Land 1	3,000.00	32,400	60%	Size/Shape	19,440
Total Acres 12.30					Land Total	74,554

Accpt Land	74,600	Accepted Bldg	0	Total	74,600
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PERRY
Name: MOORE,CHARLES R

Valuation Report

10/17/2017

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Map/Lot:

010-056

Account: 47 Card: 1 of 1

Location:

507 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 11/01/1998
Sale Price 50,000
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.70	Acres-Ocean	85,000.00	110,826	100%		110,826
1.80	Acres-Rear Land 1	3,000.00	5,400	100%		5,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50						Land Total 122,226

Dwelling Description

Replacement Cost New

Contemporary	One & 3/4 Story	1,346 Sqft	Grade A 100	Base	251,648
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	673 Sqft, Grade B	Basement Gar	None	Fin Bsmt	12,619
Heating	100% Hot Water BB	Cooling	0% None	Heat	5,124
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	18,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	7,500
Insulation	Heavy			Insulation	1,767
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Modern	Modern	Average	Typical	296,658
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 91%	Func. % 100%	269,959

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2000	144	A 100	4.562	Avq.	91%	100%	100%	4.151
Wood Deck	2000	144	A 100	2.103	Avq.	91%	100%	100%	1.914
One Story Frame	2000	72	A 100	2.282	Avq.	91%	100%	100%	2.077
Unfinished Attic	2000	72	A 100	1.662	Avq.	91%	100%	100%	1.512
Open Frame Porch	2000	208	A 100	2.637	Avq.	91%	100%	100%	2.400
Wood Deck	2000	242	A 100	3.279	Avq.	91%	100%	100%	2.984
Wood Deck	2000	112	A 100	1.719	Avq.	91%	100%	100%	1.564
Open Frame Porch	2000	88	A 100	1.245	Avq.	91%	100%	100%	1.133
2S Frame Garage	2000	1021	A 100	44.913	Avq.	91%	100%	100%	40.871
Finished Attic	2000	1021	A 100	16.704	Avq.	91%	100%	100%	15.201

Outbuilding Total 73,807

Acpt Land

122,200

Accepted Bldg

343,800 **Total**

466,000

PERRY

Valuation Report

10/17/2017

Name: MOORE,SARA & RYAN

Page 709

Map/Lot:

005-060

Account: 46 Card: 1 of 1

Location:

507 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	01/31/2007
Sale Price	100,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Related Parties

Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled WellNone
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
23.00	Acres-Rear Land 2	450.00	10,350	100%		10,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 24.00						Land Total 28,350

Dwelling Description

Replacement Cost New

Conventional	One Story	960 Sqft	Grade C 100	Base	88,536
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 None	Basement	-3,320
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,392
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1997	2004	Typical	Typical	Average	Typical	91,608
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	90%	100%	100%	82,447	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2004	560	C 100	11,827	Avq.	90%	100%	100%	10,644
Frame Shed	1997	504	C 100	5,926	Avq.	90%	100%	100%	5,333
Frame Shed	1997	200	C 100	2,819	Avq.	90%	100%	100%	2,537
Frame Garage	2005	864	C 100	18,679	Avq.	90%	100%	100%	16,811
Frame Shed	1997	400	D 100	3,988	Poor	69%	100%	100%	2,752
Frame Shed	1997	200	E 100	1,410	Poor	69%	100%	100%	973
Outbuilding Total									39,050

Acpt Land

28,400

Accepted Bldg

121,500

Total

149,900

PERRY

Valuation Report

10/17/2017

Name: MOORES,MATTHEW E

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PERSONAL REPRESENTATIVE

Map/Lot:

006-048-001

Account: 72 Card: 1 of 1

Location:

34 MAHAR LN

Neighborhood 14 MAHAR LN

Sale Data

Sale Date 05/01/1994
 Sale Price 7,000
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
Total Acres 8.00						Land Total 15,150

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
12Mobile Home	1962			----	S O U N D		V A L U E	----		200
Outbuilding Total										200
Accpt Land		15,200	Accepted Bldg		200	Total		15,400		

PERRY

Valuation Report

10/17/2017

Name: MORGAN, RONALD L TRUSTEES &

Page 711

MOGHADDAS-MORGAN, NIMA TRUSTEE

Map/Lot:

014-007-00A

Account: 147 Card: 1 of 2

Location:

10 OTIS LANE

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 06/29/2016
 Sale Price 421,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled Well/Septic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.80	Acres-Lake	80,000.00	107,331	100%		107,331
1.70	Acres-Rear Land 2	450.00	765	100%		765
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50						Land Total 114,096

Dwelling Description**Replacement Cost New**

Dwelling Description				Replacement Cost New	
Contemporary	Two Story	1,920 Sqft	Grade A 100	Base	329,673
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	304 Sqft, Grade C	Basement Gar	None	Fin Bsmt	4,560
Heating	100% Radiant Floor	Cooling	0% None	Heat	8,467
Rooms	8				
Bedrooms	2	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	24,000
Attic	None			Attic	0
FirePlaces	2			Fireplace	12,750
Insulation	Heavy			Insulation	2,880
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Modern	Modern	Below Average	Typical	382,330
Functional Obsolescence				Phys. %	Func. %	Econ. %
Delapidation		None		85%	80%	100%
						Value Rcndd 259,984

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
One Story Frame	1996	500	A 100	15,840	Avq-	85%	80%	100%	10,771
Unfin Basement	1996	500	A 100	7,479	Avq-	85%	80%	100%	5,086
One Story Frame	1996	484	A 100	15,333	Avq-	85%	80%	100%	10,426
One Story Frame	1996	132	A 100	4,182	Avq-	85%	80%	100%	2,844
2S Frame Garage	1996	864	A 100	39,392	Avq-	85%	80%	100%	26,786
Finished Attic	1996	864	A 100	15,174	Avq-	85%	80%	100%	10,318
Encl Frame Porch	1996	102	C 100	1,797	Fair	79%	100%	100%	1,420
Wood Deck	1996	2566	A 100	31,167	Avq-	85%	80%	100%	21,194
Encl Frame Porch	1996	153	A 100	3,478	Avq-	85%	80%	100%	2,365
Frame Shed	1996	104	A 100	2,757	Avq-	85%	80%	100%	1,874
Outbuilding Total									93,084

Acpt Land

114,100

Accepted Bldg353,100 **Total**

467,200

PERRY

Valuation Report

10/17/2017

Name: MORGAN, RONALD L TRUSTEES &

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MOGHADDAS-MORGAN, NIMA TRUSTEE

Map/Lot:

014-007-00A

Account: 147 Card: 2 of 2

Location:

10 OTIS LANE

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 06/29/2016
 Sale Price 421,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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	
Bulkhead	1996	80	A 100	2,360	A Gr	85%	80%	100%	1,605
Wood Deck	1996	1632	A 100	19,959	A Gr	85%	80%	100%	13,572
Wood Deck	1996	576	A 100	7,287	A Gr	85%	80%	100%	4,955
Wood Deck	1996	100	A 100	1,575	A Gr	85%	80%	100%	1,071
Wood Deck	1996	252	A 100	3,399	A Gr	85%	80%	100%	2,311
Wood Deck	1996	100	A 100	1,575	A Gr	85%	80%	100%	1,071
One Story Frame	1996	570	A 100	18,057	A Gr	85%	80%	100%	12,278
One Story Frame	1996	556	A 100	17,614	A Gr	85%	80%	100%	11,978
Frame Shed	1996	109	A 100	2,834	A Gr	85%	80%	100%	1,927
Elev.1500Lbs/FPM	1997	100	C 100	20,655	Avq.	90%	10%	100%	1,859
Outbuilding Total									52,627
Acpt Land			0	Accepted Bldg			52,600	Total	52,600

PERRY

Valuation Report

10/17/2017

Name: MORGAN, RONALD L TRUSTEES &

Page 713

MOGHADDAS-MORGAN, NIMA TRUSTEE

Map/Lot:

014-007-00A

Account: 147

Location:

10 OTIS LANE

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	114,100	353,100	467,200	114,100	353,100	467,200
2	0	52,600	52,600	0	52,600	52,600
TOTAL	114,100	405,700	519,800	114,100	405,700	519,800

PERRY
Name: MORRIS,JAMES T& DONNA M

Valuation Report

10/17/2017

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Map/Lot:

005-063

Account: 482 Card: 1 of 1

Location:

508 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
0.70	Acres-Rear Land 2	450.00	315	60%	View/Envir	189
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.70						83,971
						Land Total

Dwelling Description

Replacement Cost New

Conventional	Two Story	900 Sqft	Grade B 100	Base	153,431
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	3,263
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Heavy			Insulation	1,125
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1989	0	Typical	Typical	Average	Typical	171,569	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		87%	100%	100%	149,265

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1989	900	B 100	23,760	Avq.	87%	100%	100%	20,671
Frame Garage	1989	900	B 100	24,114	Avq.	87%	100%	100%	20,979
2S Fr Bav Window	1989	36	B 100	3,039	Avq.	87%	100%	100%	2,644
Unfin Basement	1989	900	B 100	8,528	Avq.	87%	100%	100%	7,419
Outbuilding Total									51,713

Acpt Land

84,000

Accepted Bldg

201,000

Total

285,000

PERRY

Valuation Report

10/17/2017

Name: MORRIS,JODI A & PAUL W

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Map/Lot:

013-014

Account: 622 Card: 1 of 1

Location:

712 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Residential .
 Topography Above Street
 Utilities Dug Well
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.23	Acres-Rear Land 4	1,000.00	1,230	100%		1,230
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.23					Land Total	23,030

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	414	D 100	4.105	Avg-	60%	100%	100%	2,463
Outbuilding Total									2,463
Acpt Land		23,000	Accepted Bldg		2,500	Total		25,500	

PERRY

Valuation Report

10/17/2017

Name: MORRIS,ROBERT EDWARD LIVING TRUST

Page 716

Map/Lot:

003-024

Account: 64 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 07/01/1997
 Sale Price 5,000
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Misc (Fract)	12,000.00	14,697	100%		14,697
Total Acres 1.50				Land Total		14,697
Accpt Land	14,700	Accepted Bldg	0	Total		14,700

PERRY

Valuation Report

10/17/2017

Name: MORRIS,ROBERT EDWARD, TRUSTEE

Page 717

ROBERT MORRIS LIVING TRUST

Map/Lot:

003-016

Account: 445 Card: 1 of 1

Location:

175 LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 09/01/1993
 Sale Price 15,900
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Ocean -	75,000.00	67,082	100%		67,082
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.80						Land Total 73,082

Dwelling Description**Replacement Cost New**

Ranch	One Story	900 Sqft	Grade C 110	Base		89,003
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		-1,564
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
1994	0	Typical	Typical	Average	Typical	87,439
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		89%	100%	100%
						Value(Rcnld)
						77,821

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1994	876	C 110	7.984	Avq.	89%	100%	100%	7.106
Frame Garage	1994	784	C 110	19.052	Avq.	89%	100%	100%	16.956
Outbuilding Total									24,062

Acpt Land

73,100

Accepted Bldg

101,900

Total

175,000

PERRY

Valuation Report

10/17/2017

Name: MORRIS,ROBERT EDWARD, TRUSTEE

Page 718

ROBERT MORRIS LIVING TRUST

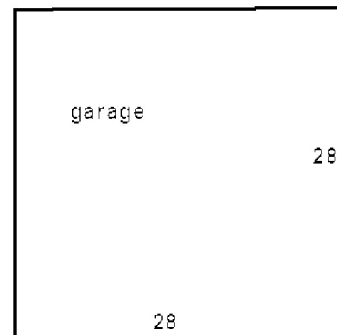
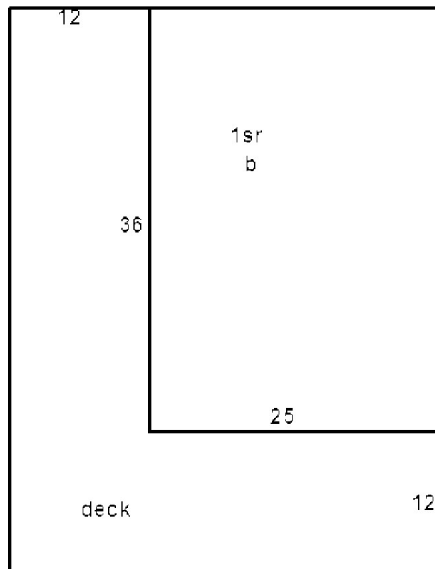
Map/Lot:

003-016

Account: 445 Card: 1 of 1

Location:

175 LEACH PT RD



PERRY
Name: MORRISON,GALE M

Valuation Report

10/17/2017

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Map/Lot:

010-013

Location:

US RTE ONE

Account: 497 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 11/01/2000
Sale Price 0
Sale Type
Financing
Verified
Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
5.46	Acres-Rear Land 2	450.00	2,457	100%		2,457
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.46						Land Total 28,457

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Shed	1955			----	S O U N D	V A L U E	----	100
Outbuilding Total								100
Acpt Land		28,500	Accepted Bldg		100	Total		28,600

PERRY

Valuation Report

10/17/2017

Name: MORRISON,GALE M & WENDY L

Page 720

Map/Lot:

003-027

Account: 218 Card: 1 of 1

Location:

232 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 07/15/2016
 Sale Price 210,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
37.00	Acres-Rear Land 2	450.00	16,650	100%		16,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 38.00						Land Total 42,650

Dwelling Description**Replacement Cost New**

Ranch	One Story	2,052 Sqft	Grade B 100	Base	177,884
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 1/2 Bmt	Basement	-4,078
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,719
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
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	182,525
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		80%	100%	146,020

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1970	276	B 100	2,854	Avq.	80%	100%	100%	2,283
Encl Frame Porch	1970	24	B 100	1,250	Avq.	80%	100%	100%	1,000
Frame Garage	2007	1200	B 100	30,485	Good	94%	100%	100%	28,656
Outbuilding Total									31,939

Acpt Land

42,700

Accepted Bldg

178,000

Total

220,700

PERRY

Valuation Report

10/17/2017

Name: MORRISON,GALE M & WENDY L

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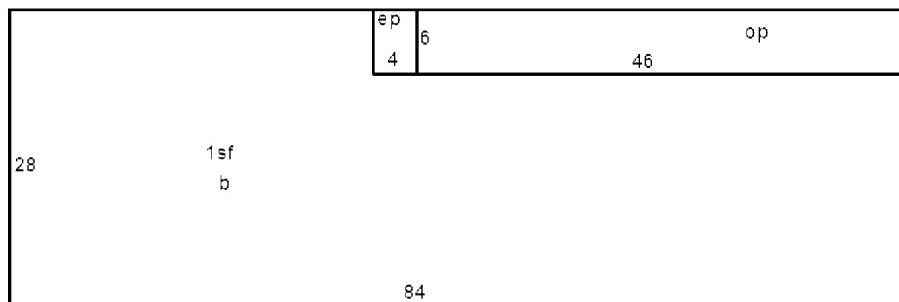
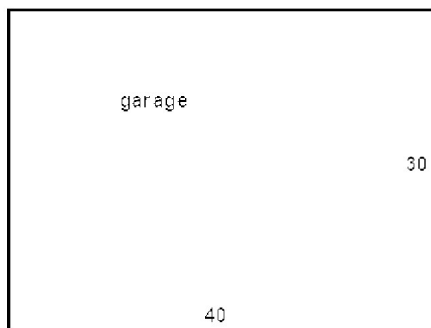
Map/Lot:

003-027

Account: 218 Card: 1 of 1

Location:

232 CANNON HILL RD



PERRY
Name: MORRISON,GENEVA

Valuation Report

10/17/2017

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Map/Lot:

010-009

Account: 484 Card: 1 of 1

Location:

1313 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
45.00	Acres-Rear Land 2	450.00	20,250	100%		20,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 46.00						Land Total 46,250

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	0	2172	D 100	18,838	Poor	40%	100%	100%	7,535
Outbuilding Total									7,535
Acpt Land		46,300	Accepted Bldg		7,500	Total		53,800	

PERRY
Name: MORRISON,GERALD

Valuation Report

10/17/2017

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Map/Lot:

018-044

Location:

GLEASON PT RD

Account: 80 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Rural.....
Topography
Utilities None
Street Street Surface

Sale Data
Sale Date 08/01/1996
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
0.89	Acres-Rear Land 2	450.00	401	100%		401
Total Acres 1.89				Land Total		18,401

Accpt Land	18,400	Accepted Bldg	0	Total	18,400
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PERRY
Name: MORRISON,GERALD

Valuation Report

10/17/2017
Page 724
007-012-001
54 GLEASON RD

Account: 491 Card: 1 of 2
Map/Lot:
Location:

Neighborhood 18 GLEASON PT RD

Zoning/Use Shoreland.....
Topography Above Street
Utilities Drilled WellSeptic System
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
19.50	Acres-Rear Land 1	3,000.00	58,500	60%	View/Envir	35,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 20.50						71,100
Land Total						

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,144 Sqft	Grade C 100	Base	145,322
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 3/4 Bmt	Basement	-2,230
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	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-2,288
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1930	1985	Typical	Typical	Average	Typical	144,804
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	95%	100%
Value(Rcnld)						89,416

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1930	125	C 100	1,116	Avg.	65%	95%	100%	689
Open Frame Porch	1930	120	C 100	1,078	Avg.	65%	95%	100%	666
Frame Garage	1930	450	E 100	5,823	Poor	40%	100%	100%	2,329
Frame Shed	1930	252	E 100	1,675	Poor	40%	50%	100%	335
Outbuilding Total									4,019

Acpt Land	71,100	Accepted Bldg	93,400	Total	164,500
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PERRY
Name: MORRISON,GERALD

Valuation Report

10/17/2017

Page 725

Map/Lot:

007-012-001

Account: 491 Card: 2 of 2

Location:

54 GLEASON RD

Neighborhood 18 GLEASON PT RD

Zoning/Use Shoreland.....
Topography Above Street
Utilities Drilled WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
Total Acres 1.00				Land Total		20,000

Commercial Description

Occupancy Type	Service Garage..
Class & Quality	Steel Frame Avg.
# Dwelling Units	0
Exterior	Aluminum/Vinyl
Stories & Height	1 STORY @ 14'
Heating/Cooling	Wall/Floor Furn
Built	1985
Remodeled	0
Base Cost/Sqft	38.87
Heat-Cool/Sqft	+
Total	40.18
Size Factor	X
Adjusted Cost/Sqft	56.37
Total Square Feet	X
Replacement Cost	101,466
Condition	Average
% Good Physical	X
Functional	X
Subtotal	67,982
Economic Factor	X 1.00
Total Value	67,982

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnld
Frame Shed	1985	600	C 100	6,907	Avg.	86%	100%	100%	5,940
Open Frame Porch	1985	600	C 100	4,788	Avg.	86%	100%	100%	4,118
Outbuilding Total									10,058

Acpt Land	20,000	Accepted Bldg	78,000	Total	98,000
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PERRY
Name: MORRISON,GERALD

Valuation Report

10/17/2017
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007-012-001
54 GLEASON RD

Account: 491

Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	71,100	93,400	164,500	71,100	93,400	164,500
2	20,000	78,000	98,000	20,000	78,000	98,000
TOTAL	91,100	171,400	262,500	91,100	171,400	262,500

PERRY
Name: MORRISON,GERALD & SARAH

Valuation Report

10/17/2017

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Map/Lot:

018-044-001

Account: 190 Card: 1 of 1

Location:

42 GLEASON RD

Neighborhood 18 GLEASON PT RD

Sale Data	
Sale Date	03/05/2011
Sale Price	2,200
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1 LIEN RELEASE B4138P71

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Baselot (Fract)	20,000.00	10,000	50%	Restrictio	5,000
Total Acres 0.25					Land Total	5,000

Dwelling Description

Replacement Cost New

Conventional	Two Story	889 Sqft	Grade D 100	Base	101,920
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-2,223
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	SFLA	1,778	Insulation	-1,458
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Old Type	Old Type	Poor	Typical	98,239
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Delapidation		None		40%	47%	100%
						18,469

Acpt Land

5,000

Accepted Bldg

18,500

Total

23,500

PERRY
Name: MORRISON,GERALD S

Valuation Report

10/17/2017

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Map/Lot:

007-017

Location:

GLEASON RD

Account: 192 Card: 1 of 1

Neighborhood 18 GLEASON PT RD

Sale Data	
Sale Date	06/22/2011
Sale Price	34,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean/Cove	50,000.00	50,000	90%	Unimproved	45,000
4.00	Acres-Rear Land 1	3,000.00	12,000	60%	View/Envir	7,200
Total Acres 5.00					Land Total	52,200

Accpt Land

52,200

Accepted Bldg

0 **Total**

52,200

PERRY
Name: MORRISON,GERALD S

Valuation Report

10/17/2017

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Map/Lot:

018-031-001

Location:

1022 US RTE ONE

Account: 486 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	04/01/1993
Sale Price	10,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Level
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.48	Acres-Baselot (Fract)	20,000.00	13,856	100%		13,856
Total Acres 0.48				Land Total		13,856
Accpt Land		13,900	Accepted Bldg	0	Total	13,900

PERRY

Valuation Report

10/17/2017

Name: MORRISON,GRAY B

Page 730

Map/Lot:

015-024

Account: 492 Card: 1 of 1

Location:

1866 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Level
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.59	Acres-Rear Land 2	450.00	266	100%		266
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.59					Land Total	26,266

Dwelling Description

Replacement Cost New

Conventional	One Story	736 Sqft	Grade D 110	Base	68,525
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	Damp 1/2 Bmt	Basement	-2,182
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	-664
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1910	0	Typical	Typical	Below Average	Typical	65,679
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	100%	100%
						Value(Rcnld)
						39,407

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	1910	42	D 110	1.068	Avq-	60%	100%	100%		641
Frame Garage	1910	400	C 100	10.796	Avq.	65%	100%	100%		7,017
Outbuilding Total										7,658

Acpt Land

26,300

Accepted Bldg

47,100

Total

73,400

PERRY
Name: MORRISON,GRAY B

Valuation Report

10/17/2017

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Map/Lot:

016-005-001

Account: 493 Card: 1 of 1

Location:

1861 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.14	Acres-Rear Land 2	450.00	513	100%		513
Total Acres 2.14			Land Total			18,513
Accpt Land		18,500	Accepted Bldg		0	Total
						18,500

PERRY

Valuation Report

10/17/2017

Name: MORRISON,GRAY B

Page 732

Map/Lot:

010-037-001

Account: 495 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Below Street
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Ocean	85,000.00	134,397	90%	Unimproved	120,957
7.50	Acres-Rear Land 1	3,000.00	22,500	100%		22,500
Total Acres 10.00					Land Total	143,457
Accpt Land		143,500	Accepted Bldg	0	Total	143,500

PERRY

Valuation Report

10/17/2017

Name: MORRISON,GRAY B,FRANCES KAY &

Page 733

Map/Lot:

010-036-002

Account: 261 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	10/27/2011
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Residential .
Topography	Above Street
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
1.00	Acres-Rear Land 4	1,000.00	1,000	100%		1,000
Total Acres 2.00				Land Total		46,000

Accpt Land	46,000	Accepted Bldg	0	Total	46,000
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PERRY
Name: MORRISON,GRAY B.

Valuation Report

10/17/2017
Page 734
010-036-001
SHORE RD

Account: 494 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	50,000.00	50,000	90%	Unimproved	45,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
Total Acres 35.00			Land Total			71,300
Accpt Land		71,300	Accepted Bldg	0	Total	71,300

PERRY

Valuation Report

10/17/2017

Name: MORRISON,HEATHER

Page 735

Map/Lot:

016-036

Account: 490 Card: 1 of 1

Location:

5 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.52	Acres-Rear Land 2	450.00	684	100%		684
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.52					Land Total	26,684

Dwelling Description

Replacement Cost New

Ranch	One Story	1,042 Sqft	Grade C 100	Base	88,479
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	-2,050
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	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Average	Typical	91,429
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		73%	95% 100%	63,406

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	1950	184	C 100	2,635	Avq.	73%	95%	100%	1,828
Wood Deck	1950	64	C 100	762	Avq.	73%	95%	100%	528
Encl Frame Porch	1950	184	C 100	2,635	Avq.	73%	95%	100%	1,828
Frame Garage	1950	624	C 100	14,602	Avq.	73%	95%	100%	10,126
Outbuilding Total									14,310

Accpt Land

26,700

Accepted Bldg

77,700

Total

104,400

PERRY
Name: MORRISON,JEFFREY

Valuation Report

10/17/2017

Page 736

Map/Lot:

009-055

Account: 246 Card: 1 of 1

Location:

20 JOHNSON RD

Neighborhood 2 JOHNSON RD

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

Sale Data
Sale Date 04/01/2016
Sale Price 5,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.03	Acres-Rear Land 2	450.00	14	100%		14
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.03 Land Total						18,014

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	966 Sqft	Grade C 100	Base	91,539
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% Electric	Cooling	0% None	Heat	-2,173
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
1976	0	Typical	Typical	Fair	Typical	89,366
Functional Obsolescence						
None		None		Phys. % 70%	Func. % 95%	Econ. % 100%
						Value(Rcnld) 59,428

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
1SFr Overhang	1976	39	C 100	824	Fair	70%	95% 100%	548
Outbuilding Total								548

Acpt Land

18,000

Accepted Bldg

60,000

Total

78,000

PERRY
Name: MORRISON,JEFFREY S

Valuation Report

10/17/2017

Page 737

Map/Lot:

015-036

Account: 707 Card: 1 of 1

Location:

208 LAKE RD

Neighborhood 4 LAKE RD

Sale Data	
Sale Date	04/09/2016
Sale Price	5,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
44.00	Acres-Rear Land 2	450.00	19,800	100%		19,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 45.00						37,800

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	0	576	D 100	11,305	Avq-	60%	100%	100%	6,783
Frame Shed	0	264	E 100	1,736	Poor	40%	50%	100%	347
Outbuilding Total									7,130
Acpt Land		37,800	Accepted Bldg		7,100	Total		44,900	

PERRY
Name: MORRISON,MAYNARD

Valuation Report

10/17/2017
Page 738
018-017
GOLDING RD

Account: 498 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.14	Acres-Misc (Fract)	12,000.00	12,812	100%		12,812
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.14					Land Total	18,812
Accpt Land		18,800	Accepted Bldg	0	Total	18,800

PERRY
Name: MORRISON,MAYNARD & RITA

Valuation Report

10/17/2017

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Map/Lot:

010-048

Account: 248 Card: 1 of 1

Location:

457 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/01/2001
Sale Price 0
Sale Type
Financing
Verified
Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.37	Acres-Baselot (Fract)	30,000.00	18,248	100%		18,248
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.37					Land Total	24,248

Dwelling Description

Replacement Cost New

Conventional	One Story	792 Sqft	Grade D 110	Base	69,959
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Block	Basement	None	Basement	-7,144
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	-714
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1940	0	Typical	Typical	Below Average	Typical	62,101
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		64%	100%	100%
						Value(Rcnld)
						39,745

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1940	189	D 100	3,273	Fair	54%	100%	100%	1,767
Frame Garage	1940	320	D 100	7,738	Fair	54%	100%	100%	4,179
Outbuilding Total									5,946

Acpt Land

24,200

Accepted Bldg

45,700

Total

69,900

PERRY

Valuation Report

10/17/2017

Name: MORRISON,MAYNARD & RITA

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Map/Lot:

010-047

Account: 485 Card: 1 of 1

Location: 31 MAYNARDS TRAILER PK RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/01/2001

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean	85,000.00	100,573	50%	Restrictio	50,287
Total Acres 1.40						Land Total 50,287

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1940	120	D 100	1.641	Poor	44%	100%	100%		722
Outbuilding Total										722

Accpt Land

50,300

Accepted Bldg

700

Total

51,000

PERRY

Valuation Report

10/17/2017

Name: MORRISON,MAYNARD & RITA J

Page 741

Map/Lot:

010-046-001

Account: 831 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.51	Acres-Baselot (Fract)	30,000.00	21,424	100%		21,424
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.51					Land Total	27,424

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
12Mobile Home	1947	12X40	D 100	12,786	Avq-	30%		100%	100%	3,836
Outbuilding Total										3,836
Accpt Land		27,400	Accepted Bldg		3,800	Total		31,200		

PERRY

Valuation Report

10/17/2017

Name: MORRISON,MAYNARD C & GERALD S

Page 742

Map/Lot:

018-047-001

Account: 487 Card: 1 of 1

Location:

61 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Rural.....
 Topography Level
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.20	Acres-Rear Land 2	450.00	90	100%		90
Total Acres 1.20					Land Total	20,090

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Shed	1900	1092	D 100	9,787	Fair	50%	100% 100%	4,894
Outbuilding Total								4,894
Accpt Land		20,100	Accepted Bldg			4,900	Total	25,000

PERRY

Valuation Report

10/17/2017

Name: MORRISON,MAYNARD C & RITA J

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Map/Lot:

010-046

Account: 500 Card: 1 of 1

Location:

31 MAYNARDS TRAILER LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/01/2001

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	80,000.00	80,000	90%	Unimproved	72,000
10.00	Acres-Rear Land 1	3,000.00	30,000	100%		30,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00					Land Total	108,000

Acpt Land

108,000

Accepted Bldg0 **Total**

108,000

PERRY

Valuation Report

10/17/2017

Name: MORRISON,MAYNARD C & RITA J HEIRS

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Map/Lot:

010-045

Account: 499 Card: 1 of 1

Location:

456 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/01/2001

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use

Residential .

Topography

Above Street

Utilities

Drilled WellSeptic System

Street

Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
17.00	Acres-Rear Land 2	450.00	7,650	100%		7,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 38.00						Land Total 83,650

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	1,280 Sqft	Grade C 100	Base	149,292
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	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
1958	0	Typical	Typical	Average	Typical	149,292
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	76%	100%	100%	113,462	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1958	80	C 100	1,593	Avq.	76%	100%	100%	1,211
Frame Shed	1958	1500	D 100	13,206	Avq.	76%	100%	100%	10,037
Frame Garage	1958	1440	D 100	23,342	Avq.	76%	100%	100%	17,740
Frame Shed	1958	720	E 100	4,066	Fair	62%	100%	100%	2,521
Frame Shed	1958	1200	D 100	10,692	Avq.	76%	100%	100%	8,126
Hanger	1958	1200	D 100	10,692	Avq.	76%	100%	100%	8,126
Frame Shed	1958	80	E 100	796	Poor	52%	100%	100%	414
Frame Shed	1958	96	E 100	878	Avq.	76%	100%	100%	667
Railroad Car/Box	1958	1	C 100	1,200	Avq.	76%	100%	100%	912

Outbuilding Total 49,754

Acpt Land

83,700

Accepted Bldg

163,200 Total

246,900

PERRY
Name: MORRISON,TROY

Valuation Report

10/17/2017

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Map/Lot:

011-035

Account: 483 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
13.00	Acres-Rear Land 2	450.00	5,850	100%		5,850
Total Acres 14.00				Land Total		16,650
Accpt Land		16,700	Accepted Bldg	0	Total	16,700

PERRY
Name: MORRISON,TROY & SHANNON

Valuation Report

10/17/2017

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Map/Lot:

007-015

Account: 501 Card: 1 of 1

Location:

84 GLEASON RD

Neighborhood 18 GLEASON PT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.62	Acres-Baselot (Fract)	30,000.00	23,622	100%		23,622
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.62					Land Total	29,622

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	640 Sqft	Grade D 110	Base	91,043
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	
1987	0	Typical	Typical	Average	Typical	91,043	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		86%	100%	100%	78,297

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1987	88	D 110	860	Avq.	86%	100%	100%	740
Frame Shed	1987	120	E 100	1,000	Avq.	86%	100%	100%	860
Frame Shed	1987	56	E 100	674	Avq.	86%	100%	100%	580
Outbuilding Total									2,180

Acpt Land

29,600

Accepted Bldg

80,500

Total

110,100

PERRY

Valuation Report

10/17/2017

Name: MOSES,GERALD V & SUSAN C

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Map/Lot:

018-022

Account: 443 Card: 1 of 1

Location:

6 LITTLE RIVER DR

Neighborhood 12 GOLDING RD

Sale Data

Sale Date	07/05/2006
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Residential .
Topography	Below Street
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.24	Acres-Misc (Fract)	12,000.00	5,879	100%		5,879
Total Acres 0.24				Land Total		5,879
Accpt Land	5,900	Accepted Bldg	0	Total		5,900

PERRY
Name: MOSES,GERALD V & SUSAN C

Valuation Report

10/17/2017

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Map/Lot:

018-021

Account: 714 Card: 1 of 1

Location:

4 LITTLE RIVER DR

Neighborhood 12 GOLDING RD

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

Sale Data	
Sale Date	07/05/2006
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.35	Acres-Rear Land 2	450.00	158	100%		158
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.35					Land Total	18,158

Accpt Land	18,200	Accepted Bldg	0	Total	18,200
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PERRY
Name: MOSES,GERALD V & SUSAN C

Valuation Report

10/17/2017

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Map/Lot:

018-023

Account: 715 Card: 1 of 1

Location:

7 LITTLE RIVER RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	07/05/2006
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Residential .
Topography Below Street
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Misc (Fract)	12,000.00	9,968	100%		9,968
Total Acres 0.69				Land Total		9,968

Accpt Land	10,000	Accepted Bldg	0	Total	10,000
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PERRY

Valuation Report

10/17/2017

Name: MURPHY, GLENDA W & KENNETH J

Page 750

Map/Lot:

006-004

Account: 505 Card: 1 of 1

Location:

736 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 04/28/2014
 Sale Price 30,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.44	Acres-Rear Land 2	450.00	1,098	100%		1,098
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.44						Land Total 27,098

Dwelling Description**Replacement Cost New**

Conventional	One Story	400 Sqft	Grade D 110	Base	51,522
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	-1,299
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,952
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	-361
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Old Type	Old Type	Fair	Typical	47,910
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	89%	100%
						Value(Rcnld)
						21,320

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1920	180	D 110	3,430	Fair	50%	89%	100%	1,526
Open Frame Porch	1920	160	D 110	1,251	Fair	50%	89%	100%	557
Wood Deck	1920	72	D 110	745	Fair	50%	89%	100%	331
Stable w/Loft	1960	396	E 100	3,396	Poor	53%	100%	100%	1,800
Frame Shed	1960	242	E 100	1,624	Poor	53%	100%	100%	861
Frame Shed	1960	180	E 100	1,308	Poor	53%	100%	100%	693
Outbuilding Total									5,768

Acpt Land

27,100

Accepted Bldg

27,100

Total

54,200

PERRY
Name: MURPHY,MICHAEL L

Valuation Report

10/17/2017

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Map/Lot:

006-030-A

Account: 860 Card: 1 of 1

Location:

51 MAHAR LN

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	05/14/2007
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	2011	14X60	C 100	23,132	Avq.	95%	100%	100%	21,975
Wood Deck	2011	66	C 100	778	Avq.	95%	100%	100%	739
Frame Shed	2012	110	D 100	1,557	Avq-	90%	100%	100%	1,401
Outbuilding Total									24,115
Acpt Land			0	Accepted Bldg			24,100	Total	24,100

PERRY
Name: MURRAY,PHYLLIS KENNARD

Valuation Report

10/17/2017

Page 752

Map/Lot:

009-035-A

Account: 180 Card: 1 of 1

Location:

62 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,040 Sqft	Grade C 110	Base	95,304
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	-12,184
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,682
Rooms	3				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	572
Unfin. Living Area	NONE			Unfinished	0

Unim. Living Area		NONE		Dwelling Condition				Unfinished		0	
Built	Renovated	Kitchens	Baths	Condition		Layout			Total		
2010	0	Typical	Typical	Average		Typical			85,374		
Functional Obsolescence		Economic Obsolescence		Phys. %		Func. %	Econ. %	Value(Rcnld)			
None		None		95%		100%	100%	81,105			
Outbuildings/Additions/Improvements						Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld		
Frame Shed	1950	360	C 100	4,454	Avq.	73%	100%	100%	3,251		
Unfinished Attic	1950	300	C 100	1,450	Avq.	73%	100%	100%	1,058		
Unfin Basement	1950	300	D 100	3,336	Fair	59%	100%	100%	1,968		
Outbuilding Total									6,277		
Acpt Land			0	Accepted Bldg			87,400	Total		87,400	

PERRY
Name: MUSOLFF,WINIFRED

Valuation Report

10/17/2017

Page 753

Map/Lot:

005-052

Account: 364 Card: 1 of 1

Location:

613 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00 Land Total						27,350

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	500 Sqft	Grade C 100	Base	90,959
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% Floor/Wall	Cooling	0% None	Heat	-1,382
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	
1932	0	Typical	Typical	Average	Typical	89,577	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		66%	100%	100%	59,121

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
One Story Frame	1932	324	C 100	6,843	Avg.	66%	100% 100%	4,516
Frame Shed	1932	90	D 100	1,390	Avg.	66%	100% 100%	917
Outbuilding Total								5,433

Acpt Land

27,400

Accepted Bldg

64,600 **Total**

92,000

PERRY

Valuation Report

10/17/2017

Name: MYRICK,GERALD,DENISE & GERALD JR

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Map/Lot:

011-030

Account: 217 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	03/10/2016
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 25.00					Land Total	27,600

Dwelling Description

Replacement Cost New

Conventional	One Story	992 Sqft	Grade D 100	Base	74,072
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-81
					0
					0
Foundation	Piers	Basement	None	Basement	-9,761
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,285
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	992	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2015	0	Old Type	Old Type	Average	Typical	62,945
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		None		95%	52%	100%
						Value(Rcnld)
						31,095

Acpt Land

27,600

Accepted Bldg

31,100 Total

58,700

PERRY
Name: NEPTUNE,LYNN A SMITH

Valuation Report

10/17/2017

Page 755

Map/Lot:

006-057

Account: 1024 Card: 1 of 1

Location:

735 US RTE ONE

Neighborhood 16 OLD EASTPORT RD

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

Sale Data
Sale Date 08/01/2013
Sale Price 7,700
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00 Land Total						26,450

Dwelling Description

Replacement Cost New

Ranch	One Story	960 Sqft	Grade C 110	Base	90,706
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	1,531
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	960	Insulation	528
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	97,165
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	100%	100%
Value(Rcnd)						89,392

Acpt Land

26,500

Accepted Bldg

89,400

Total

115,900

PERRY

Valuation Report

10/17/2017

Name: NEUGUTH,CHRISTOPHER G & CATHERINE E

Page 756

Map/Lot:

003-019

Account: 221 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 07/29/2003

Sale Price 40,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean -	75,000.00	56,624	90%	Unimproved	50,961
Total Acres 0.57				Land Total		50,961

Accpt Land

51,000

Accepted Bldg0 **Total**

51,000

PERRY
Name: NEWCOMB,DEBORAH

Valuation Report

10/17/2017

Page 757

Map/Lot:

009-008-001

Account: 512 Card: 1 of 1

Location:

338 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00 Land Total						18,900

Dwelling Description

Replacement Cost New

Ranch	One Story	1,011 Sqft	Grade B 100	Base	108,534
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	264 Sqft, Grade C	Basement Gar	None	Fin Bsmt	3,960
Heating	100% Electric	Cooling	0% None	Heat	-2,843
Rooms	4				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	632
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Typical	110,283
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		82%	100%	90,432

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1975	144	B 100	1.752	Avg.	82%	100%	1,437
Frame Shed	1975	130	E 100	1.052	Avg.	82%	100%	863
Outbuilding Total								2,300

Acpt Land

18,900

Accepted Bldg

92,700

Total

111,600

PERRY
Name: NEWCOMB,DOLLY A

Valuation Report

10/17/2017

Page 758

Map/Lot:

009-008-002

Account: 513 Card: 1 of 1

Location:

280 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellCesspool
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.40	Acres-Rear Land 2	450.00	180	100%		180
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40 Land Total						18,180

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	416 Sqft	Grade C 100	Base	84,126
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	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	Average	Typical	84,126
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		73%	95% 100%	58,341

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1950	208	C 100	4,393	Avq.	73%	95%	100%	3,047
Unfin Basement	1950	208	C 100	3,646	Avq.	73%	95%	100%	2,529
Wood Deck	2010	651	C 100	5,458	Avq.	73%	95%	100%	3,785
Frame Shed	1950	375	E 100	2,304	Avq-	68%	100%	100%	1,567
Frame Shed	1950	120	E 100	1,000	Avq-	68%	100%	100%	680
Outbuilding Total									11,608

Acpt Land

18,200

Accepted Bldg

69,900

Total

88,100

PERRY
Name: NEWCOMB,EUGENE & LINDA

Valuation Report

10/17/2017

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Map/Lot:

006-049

Account: 514 Card: 1 of 1

Location:

44 MAHAR LN

Neighborhood 14 MAHAR LN

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.00 Land Total						28,700

Dwelling Description

Replacement Cost New

Conventional	Two Story	960 Sqft	Grade C 110	Base	143,163
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	4,400
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1973	0	Typical	Typical	Average	Typical	153,063	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		81%	100%	100%	123,981

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1973	487	C 110	6,305	Avq.	81%	100%	100%	5,107
Frame Garage	1973	504	C 110	13,819	Avq.	81%	100%	100%	11,193
Patio	1973	863	C 110	7,669	Avq.	81%	100%	100%	6,212
Frame Shed	1973	320	D 100	3,317	Avq.	81%	100%	100%	2,687
Outbuilding Total									25,199

Accpt Land

28,700

Accepted Bldg

149,200

Total

177,900

PERRY
Name: NEWCOMB,GREGORY & LOUISE

Valuation Report

10/17/2017

Page 760

Map/Lot:

010-002

Account: 59 Card: 1 of 1

Location:

1391 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 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)	30,000.00	30,000	100%		30,000
2.54	Acres-Rear Land 1	3,000.00	7,620	100%		7,620
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.54						Land Total 43,620

Commercial Description

Occupancy Type	Retail Store....	Mini Warehouse..		
Class & Quality	Rigid Frame.Avg.	Rigid Frame.Avg.		
# Dwelling Units	0	0		
Exterior	Aluminum/Vinyl	Aluminum/Vinyl		
Stories & Height	1 STORY @ 12'	1 STORY @ 12'		
Heating/Cooling	Wall/Floor Furn	NONE		
Built	1993	1993		
Remodeled	0	0		
Base Cost/Sqft	33.23	16.05		
Heat-Cool/Sqft	+	1.32	0.00	
Total	34.55	16.05		
Size Factor	X	1.146	1.083	
Adjusted Cost/Sqft		39.59	17.38	Total
Total Square Feet	X	1,920	1,640	3,560
Replacement Cost		76,013	28,503	
Condition	Good	Average		
% Good Physical	X	.84	.76	
Functional	X	1.00	1.00	
Subtotal		63,851	21,662	
Economic Factor	X 1.00	Total Value	85,513	

Acpt Land

43, 600

Accepted Bldg

85, 500

Total

129, 100

PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,GREGORY S & LOUISE B

Page 761

Map/Lot:

016-043

Account: 373 Card: 1 of 1

Location:

2015 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	12/13/2012
Sale Price	65,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
12.30	Acres-Rear Land 2	450.00	5,535	100%		5,535
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.30						Land Total 31,535

Dwelling Description

Replacement Cost New

Conventional	Two Story	864 Sqft	Grade C 100	Base	119,834
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	-3,565
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	0		
Baths	2	Half Baths	0	Plumbing	6,000
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
1894	1978	Typical	Typical	Average	Typical	122,269
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None			65%	100%	100%
						79,475

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1894	144	C 100	3,041	Avq.	65%	100%	100%	1,977
Frame Garage	1894	576	C 100	13,786	Avq.	65%	100%	100%	8,961
Open Frame Porch	1894	48	C 100	521	Avq.	65%	100%	100%	339
Outbuilding Total									11,277

Acpt Land

31,500

Accepted Bldg

90,800

Total

122,300

PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,GREGORY S.& LOUISE

Page 762

Map/Lot:

009-011

Account: 515 Card: 1 of 1

Location:

368 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
8.00	Acres-Rear Land 2	450.00	3,600	100%		3,600
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.00					Land Total	21,600

Dwelling Description

Replacement Cost New

Ranch	One Story	1,040 Sqft	Grade B 100	Base	110,466
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	736 Sqft, Grade B	Basement Gar	None	Fin Bsmt	13,800
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,885
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	650
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Typical	134,301
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
None	None	82%	100%	100%	110,127	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1989	676	B 100	17,846	Avq.	82%	100%	100%	14,634
Unfin Basement	1989	676	B 100	7,242	Avq.	82%	100%	100%	5,938
Wood Deck	1989	80	B 100	1,112	Avq.	82%	100%	100%	912
Bulkhead	1975	48	B 100	1,558	Avq.	82%	100%	100%	1,278
Wood Deck	1989	280	B 100	3,112	Avq.	82%	100%	100%	2,552
Wood Deck	1975	80	B 100	1,112	Avq.	82%	100%	100%	912
2S Frame Garage	1980	1107	B 100	39,949	Avq.	84%	100%	100%	33,557
Stable w/Loft	1988	1024	C 110	14,670	Avq.	87%	100%	100%	12,763
Frame Shed	1975	48	D 100	1,038	Avq.	82%	100%	100%	851
Frame Shed	1989	120	E 100	1,000	Avq.	87%	100%	100%	870
Outbuilding Total									74,267

Acpt Land

21,600

Accepted Bldg

184,400 Total

206,000

PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,RANDY S & TRUDY L

Page 763

Map/Lot:

009-007

Account: 522 Card: 1 of 1

Location:

279 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00					Land Total	20,250

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	662 Sqft	Grade C 100	Base	100,686
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	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	1960	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100%	65,446

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	130	C 100	2,746	Avq.	65%	100%	100%	1,785
Unfin Basement	1890	130	C 100	3,288	Avq.	65%	100%	100%	2,137
Two Story Frame	1996	768	C 110	26,408	Avq.	90%	100%	100%	23,767
Wood Deck	1996	136	C 100	1,338	Avq.	65%	100%	100%	870
2S Frame Garage	1993	1500	C 110	45,292	Avq.	89%	100%	100%	40,310
Frame Shed	1993	600	C 100	6,907	Avq.	89%	100%	100%	6,147
Outbuilding Total									75,016

Acpt Land

20,300

Accepted Bldg

140,500

Total

160,800

Name: NEWCOMB,WILLIAM B

Valuation Report

10/17/2017

Page 764

Map/Lot:

009-008-001-001

Account: 516 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	1
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
Total Acres 10.00				Land Total		14,850

Accpt Land	14,900	Accepted Bldg	0	Total	14,900
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PERRY
Name: NEWCOMB,WILLIAM B

Valuation Report

10/17/2017

Page 765

Map/Lot:

009-006

Account: 517 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	09/16/2010
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.21	Acres-Rear Land 2	450.00	95	100%		95
Total Acres 0.21				Land Total		95

Accpt Land	100	Accepted Bldg	0	Total	100
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PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,WILLIAM B

Page 766

Map/Lot:

009-009

Account: 518 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	09/16/2010
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
17.00	Acres-Rear Land 2	450.00	7,650	100%		7,650
Total Acres 18.00				Land Total		18,450

Accpt Land

18,500

Accepted Bldg0 **Total**

18,500

PERRY
Name: NEWCOMB,WILLIAM B

Valuation Report

10/17/2017

Page 767

Map/Lot:

009-001+008

Account: 520 Card: 1 of 2

Location:

308 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1990
Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2021

Sale Data
Sale Date 09/16/2019
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

X Coordinate 2011 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Misc (Fract)	12,000.00	16,971	100%		16,971
57.00	Acres-Rear Land 2	450.00	25,650	100%		25,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
99.00	Acres-Softwood	145.00	14,355	100%		14,355
233.00	Acres-Mixed Wood	167.00	38,911	100%		38,911
247.00	Acres-Hardwood	127.00	31,369	100%		31,369
Total Acres 638.00					Land Total	133,256

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,216 Sqft	Grade B 110	Base	203,904
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-167
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	105% Hot Water BB	Cooling	0% None	Heat	5,578
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	16,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,672
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2015	0	Modern	Modern	Good	Typical	227,487
Functional Obsolescence						Value(Rcnld)
None		None		95%	100%	216,113

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 3/4 Story Fr	2015	400	B 110	16,494	Good	95%	100%	100%	15,669
Unfin Basement	2015	400	B 110	6,225	Good	95%	100%	100%	5,914
2S Frame Garage	2015	900	B 110	37,269	Good	95%	100%	100%	35,406
Finished Attic	2015	900	B 110	14,232	Good	95%	100%	100%	13,520
Open Frame Porch	2015	560	B 110	6,159	Good	95%	100%	100%	5,851

Outbuilding Total 76,360

Acpt Land

133,300

Accepted Bldg

292,500

Total

425,800

PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,WILLIAM B

Page 768

Map/Lot:

009-001+008

Account:

520

Card:

1 of 2

Location:

308 SOUTH MEADOW RD



PERRY

Valuation Report

10/17/2017

Name: NEWCOMB,WILLIAM B

Page 769

Map/Lot:

009-001+008

Account: 520

Card: 2 of 2

Location:

SO MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	09/16/2019
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2002

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	2007	1650	B 200	44,095	V.G.	94%	100%	100%	41,449
Frame Shed	1940	600	E 100	3,454	Poor	44%	50%	100%	760
Frame Shed	1940	600	E 100	3,454	Poor	44%	50%	100%	760
Frame Shed	1940	1800	E 100	9,586	Poor	44%	50%	100%	2,109
Frame Shed	1940	160	E 100	1,205	Poor	44%	100%	100%	530
Frame Shed	2007	768	A 200	25,872	V.G.	94%	100%	100%	24,320
Frame Shed	2007	96	E 100	878	Avq.	94%	100%	100%	825
Frame Shed	2012	288	C 100	3,718	Avq.	95%	100%	100%	3,532
Frame Shed	2007	1200	C 100	13,039	Avq.	94%	100%	100%	12,257
Outbuilding Total									86,542
Accpt Land			0	Accepted Bldg			86,500	Total	86,500

PERRY
Name: NEWCOMB,WILLIAM B

Valuation Report

10/17/2017
Page 770
009-001+008
SO MEADOW RD

Account: 520

Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	133,300	292,500	425,800	133,300	292,500	425,800
2	0	86,500	86,500	0	86,500	86,500
TOTAL	133,300	379,000	512,300	133,300	379,000	512,300

PERRY
Name: NEWELL,ALBERTA J DOWNING

Valuation Report

10/17/2017

Page 771

Map/Lot:

014-024

Account: 698 Card: 1 of 1

Location:

30 COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	05/17/2007
Sale Price	95,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.23						44,367

Dwelling Description

Replacement Cost New

Conventional	One Story	500 Sqft	Grade D 100	Base	51,439
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	-4,100
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-648
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	-410
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1987	2008	Typical	Typical	Average	Typical	46,281
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		86%	100%	100%

Value(Rcnld)

Outbuildings/Additions/Improvements		Percent Good		Value
Description	Year	Units	Grade	Rcnld
Wood Deck	1987	280	D 100	1,756
Wood Deck	1987	48	D 100	447

Outbuilding Total 2,203

Acpt Land

44,400

Accepted Bldg

42,000

Total

86,400

PERRY
Name: NEWELL,BARBARA A

Valuation Report

10/17/2017

Page 772

Map/Lot:

002-009

Account: 292 Card: 1 of 1

Location:

LINCOLN COVE RD

Neighborhood 8 LINCOLN COVE RD

Sale Data	
Sale Date	04/01/2014
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
2.40	Acres-Rear Land 1	3,000.00	7,200	100%		7,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.40					Land Total	28,200

Acpt Land

28,200

Accepted Bldg

0 **Total**

28,200

PERRY

Name: NEWELL, BARBARA A

Valuation Report

10/17/2017

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Map/Lot:

002-009

Account:

292

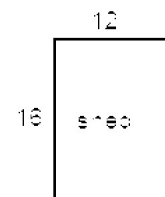
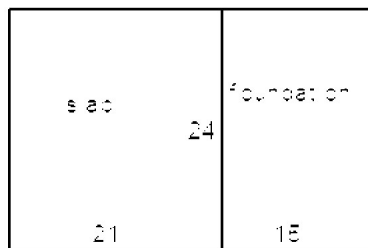
Card:

1 of 1

Location:

LINCOLN COVE RD

1



1

PERRY
Name: NEWMAN,JOAN

Valuation Report

10/17/2017

Page 774

Map/Lot:

012-024

Location:

US RTE ONE

Account: 819 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	05/08/2006
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Buyer
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%		18,000
9.59	Acres-Rear Land 2	450.00	4,316	100%		4,316
Total Acres 10.59					Land Total	22,316

Accpt Land	22,300	Accepted Bldg	0	Total	22,300
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PERRY
Name: NEWMAN,WANDA

Valuation Report

10/17/2017

Page 775

Map/Lot:

004-015

Account: 783 Card: 1 of 1

Location:

4 SMALL LN

Neighborhood 16 OLD EASTPORT RD

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

Sale Data
Sale Date 03/15/2016
Sale Price 3,551
Sale Type Land Only
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Misc (Fract)	12,000.00	4,327	100%		4,327
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.13 Land Total						10,327

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	285 Sqft	Grade D 100	Base	59,414
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 None	Basement	-2,083
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-788
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	-351
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1941	0	Typical	Typical	Below Average	Typical	56,192
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		64%	100%	100%
Value(Rcnld)						35,963

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1941	282	D 100	4,884	Avq-	64%	100%	100%	3,126
Encl Frame Porch	1941	30	D 100	871	Avq-	64%	100%	100%	557

Outbuilding Total 3,683

Acpt Land

10,300

Accepted Bldg

39,600

Total

49,900

Name: NEWMAN,WANDA

Valuation Report

10/17/2017

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004-015

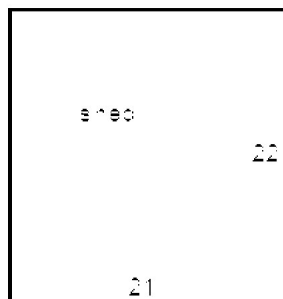
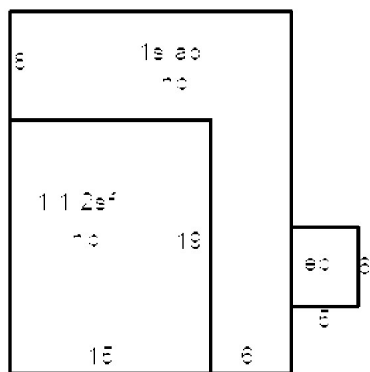
Account: 783

Card: 1 of 1

Map/Lot:

Location:

4 SMALL LN



PERRY

Valuation Report

10/17/2017

Name: NICHOLAS,CALVIN A JR & PATRICIA

Page 777

Map/Lot:

015-016-001

Account: 52 Card: 1 of 1

Location:

753 GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 04/01/1989
 Sale Price 9,500
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
14.00	Acres-Rear Land 2	450.00	6,300	100%		6,300
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.00					Land Total	24,300

Dwelling Description**Replacement Cost New**

Conventional	Two Story	1,110 Sqft	Grade B 100	Base	178,147
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	4,024
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Heavy			Insulation	1,388
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1991	0	Typical	Typical	Average	Typical	202,309
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	178,032

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Wood Deck	1991	240	B 100	2,712	Avq.	88%	100%	2,387
Wood Deck	1991	68	B 100	992	Avq.	88%	100%	873
Outbuilding Total								3,260

Acpt Land

24,300

Accepted Bldg181,300 **Total**

205,600

PERRY
Name: NICHOLS,CHARLES

Valuation Report

10/17/2017

Page 778

Map/Lot:

013-049-002

Account: 1095 Card: 1 of 1

Location:

263 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	08/05/2013
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 1 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
3.60	Acres-Rear Land 2	450.00	1,620	100%		1,620
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.60 Land Total						57,620

Dwelling Description

Replacement Cost New

Conventional	One Story	1,176 Sqft	Grade C 115	Base	115,752
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	1,961
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,600
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	676
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2005	0	Typical	Typical	Average	Typical	122,989
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		93%	100%	100%

Value(Rcnd) 114,380

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	2005	264	C 115	6,412	Avq.	93%	100%	100%	5,963
Wood Deck	2005	220	C 115	2,312	Avq.	93%	100%	100%	2,150
Frame Shed	2005	160	D 100	1,976	Avq.	93%	100%	100%	1,838
Frame Garage	2005	624	C 115	16,792	Avq.	93%	100%	100%	15,617
Outbuilding Total									25,568

Accpt Land

57,600

Accepted Bldg

139,900

Total

197,500

PERRY

Valuation Report

10/17/2017

Name: NIXON,GARY P & JOYCE A

Page 779

Map/Lot:

013-046

Account: 524 Card: 1 of 1

Location:

21 BERGER FARM RD

Neighborhood 20 GIN COVE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.28	Acres-Ocean	85,000.00	153,942	100%		153,942
3.70	Acres-Rear Land 1	3,000.00	11,100	100%		11,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.98						Land Total 171,042

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,440 Sqft	Grade C 100	Base	161,876
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	-1,264
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	8				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	2	Plumbing	8,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	0	Typical	Typical	Average	Typical	173,612
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		76%	100%	131,945

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1960	128	C 100	1,139	Avq.	76%	100%	100%	866
Open Frame Porch	1960	736	C 100	5,839	Avq.	76%	100%	100%	4,438
Encl Frame Porch	1960	160	C 100	2,390	Avq.	76%	100%	100%	1,816
Frame Garage	1960	720	B 100	20,291	Avq.	76%	100%	100%	15,421
Frame Garage	1960	320	C 100	9,437	Avq.	76%	100%	100%	7,172
Frame Shed	1960	192	D 100	2,244	Avq.	76%	100%	100%	1,705
Frame Shed	1960	96	D 100	1,440	Avq.	76%	100%	100%	1,094
Outbuilding Total									32,512

Acpt Land

171,000

Accepted Bldg

164,500

Total

335,500

PERRY
Name: NIXON,GARY;

Valuation Report

10/17/2017

Page 780

Map/Lot:

009-050

Account: 435 Card: 1 of 1

Location:

1372 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
50.00	Acres-Rear Land 3(>100)	300.00	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 151.00						Land Total 84,800

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	480 Sqft	Grade D 110	Base	77,908
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	-866
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	-649
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Dwelling Condition							
Built	Renovated	Kitchens	Baths	Condition		Layout	Total
1900	1960	Typical	Typical	Below Average		Typical	76,393
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		60%	95%	100%	43,544

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	288	D 110	5.487	Avq-	60%	95%	100%	3,127
Encl Frame Porch	1900	100	D 110	1.603	Avq-	60%	95%	100%	914
Outbuilding Total									4,041

Acpt Land

84,800

Accepted Bldg

47,600

Total

132,400

PERRY
Name: NORTHERN NEW ENGLAND DIV OF THE

Valuation Report

10/17/2017

Page 781

Map/Lot:

006-040-001

Location:

COUNTY RD

Account: 51 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Religious.....
Topography

Utilities None

Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
Total Acres 1.00				Land Total		20,000

Accpt Land	20,000	Accepted Bldg	0	Total	20,000
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PERRY

Valuation Report

10/17/2017

Name: NORTON,BRUCE M JR

Page 782

Map/Lot:

009-046+048

Account: 754 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 03/15/2017
 Sale Price 17,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	50%	Size/Shape	10,000
45.40	Acres-Rear Land 2	450.00	20,430	100%		20,430
2.00	# -Lot Improvements	3,000.00	6,000	50%	Size/Shape	3,000
Total Acres 46.40						Land Total 33,430

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
12Mobile Home	1960	12X60	D 100	17,300	Avg.	40%	100%	100%	6,920
One Story Frame	1960	40	D 100	693	Avg.	76%	100%	100%	527
Outbuilding Total									7,447
Acpt Land		33,400	Accepted Bldg		7,400	Total			40,800

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 783

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 1 of 7

Location:

373 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellNone
 Street Gravel

Reference 1

Reference 2 ORIGINAL FARM HOUSE

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Ocean	85,000.00	208,207	100%		208,207
7.34	Acres-Ocean	85,000.00	230,286	100%		230,286
11.48	Acres-Open Space/Ocean	80,000.00	271,057	55%	Restrictio	149,081
9.46	Acres-Open Space/Ocean	55,000.00	169,164	55%	Restrictio	93,040
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
6.00	# -Lot Improvements	3,000.00	18,000	100%		18,000
Total Acres 34.28					Land Total	700,414

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,131 Sqft	Grade D 110	Base	126,573
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-3,986
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-3,434
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	-1,530
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout			Total
1793	1960	Old Type	Old Type	Average	Typical		117,623	
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)			
Fire Damage	None	65%	85%	100%	64,987			
Outbuildings/Additions/Improvements					Percent Good		Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ
Open Frame Porch	1793	312	D 110	2,311	Avq.	65%	85%	100%
Wood Deck	1793	80	D 110	803	Avq.	65%	85%	100%
Encl Frame Porch	1793	171	D 110	2,257	Avq.	65%	85%	100%
Wood Deck	1793	32	D 110	456	Avq.	65%	85%	100%
Outbuilding Total							3,220	
Acpt Land		700,400	Accepted Bldg		68,200	Total		768,600

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 784

NORTON,PATRICIA N

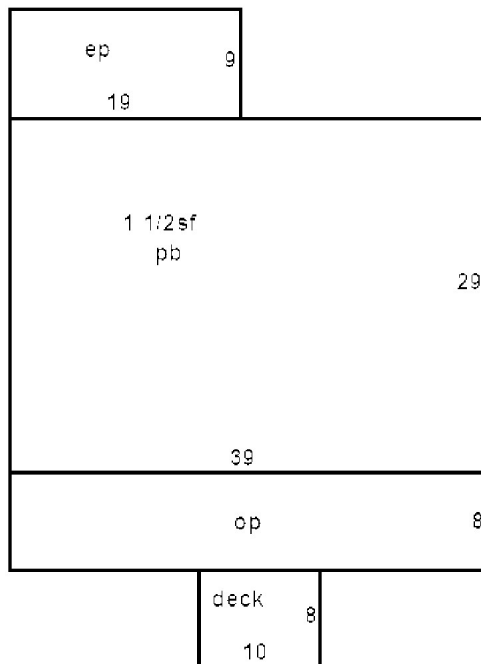
Map/Lot:

001-001

Account: 526 Card: 1 of 7

Location:

373 BIRCH PT RD



PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 785

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 2 of 7

Location:

381 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Gravel

Reference 1

Reference 2 1921 LOG CABIN

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Post & Bean/Log	One Story	520 Sqft	Grade D 100	Base	53,929
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	-4,541
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-957
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Full Finished			Attic	6,462
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-426
Unfin. Living Area	NONE			Unfinished	0

Unim. Living Area		NONE		Dwelling Condition				Uniminished		0
Built	Renovated	Kitchens	Baths	Condition		Layout			Total	
1921	0	Old Type	Old Type	Below Average		Typical			54,467	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
None		no electricity..		60%	94%	81%	24,883			
Outbuildings/Additions/Improvements					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Story Frame	1921	91	D 100	1.576	Avq-	60%	94%	81%	720	
Open Frame Porch	1921	287	D 100	1.943	Avq-	60%	94%	81%	888	
Wood Deck	1921	140	D 100	1.123	Avq-	60%	94%	81%	514	
Frame Shed	1921	182	D 100	2.161	Poor	40%	100%	81%	700	
Outbuilding Total									2,822	
Acpt Land			0	Accepted Bldg		27,700	Total		27,700	

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 786

NORTON,PATRICIA N

Map/Lot:

001-001

Account:

526

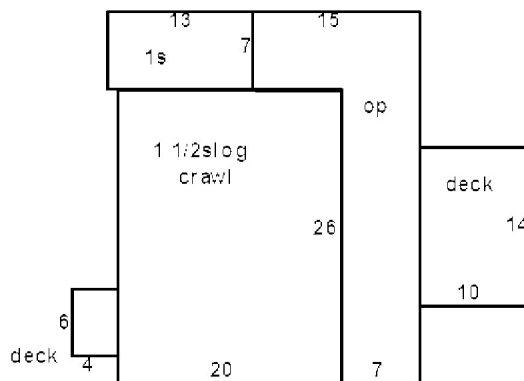
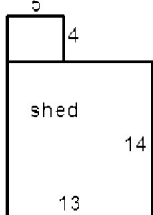
Card:

2 of 7

Location:

381 BIRCH PT RD

privy



PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

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NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 3 of 7

Location:

391 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2 SUNRISE

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	589 Sqft	Grade D 100	Base	52,756
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	-5,796
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-763
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	4,187
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-483
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Unfinished			0		
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
1998	0	Typical	Typical	Average	Typical			49,901	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		no electricity..		91%	100%	81%	36,782		
Outbuildings/Additions/Improvements					Percent Good			Value	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	1998	248	D 100	1,695	Avg.	91%	100%	81%	1,249
Outbuilding Total								1,249	
Acpt Land			0	Accepted Bldg		38,000	Total		38,000

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 788

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 3 of 7

Location:

391 BIRCH PT RD

Sunrise Camp

.

1sf nb	op
31	
19	8

.

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 789

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 4 of 7

Location:

11 &12 SHEEP PASTURE LN

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellNone
 Street Gravel

Reference 1

Reference 2 SEAWALL & GARAGE

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	520 Sqft	Grade D 100	Base	49,741
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	-5,117
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-957
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-426
Unfin. Living Area	NONE			Unfinished	0

Built		Renovated	Kitchens	Dwelling Condition		Layout			Total
2000	0	Old Type	Old Type	Average	Typical				43,241
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		no electricity..		91%	94%	81%	29,961		
Outbuildings/Additions/Improvements						Percent Good			Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Open Frame Porch	2000	180	D 100	1,264	Avq.	91%	94%	81%	876
Wood Deck	2000	54	D 100	559	Avq.	91%	94%	81%	387
Frame Garage	2000	640	C 100	14,874	Avq.	91%	100%	81%	10,963
Unfinished Attic	2000	640	C 100	1,960	Avq.	91%	100%	81%	1,445
Frame Shed	2000	256	E 100	1,696	Avq.	91%	50%	81%	625
Frame Shed	2000	256	E 100	1,696	Avq.	91%	50%	81%	625
Outbuilding Total									14,921
Accpt Land		0 Accepted Bldg		44,900		Total			44,900

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 790

NORTON,PATRICIA N

Map/Lot:

001-001

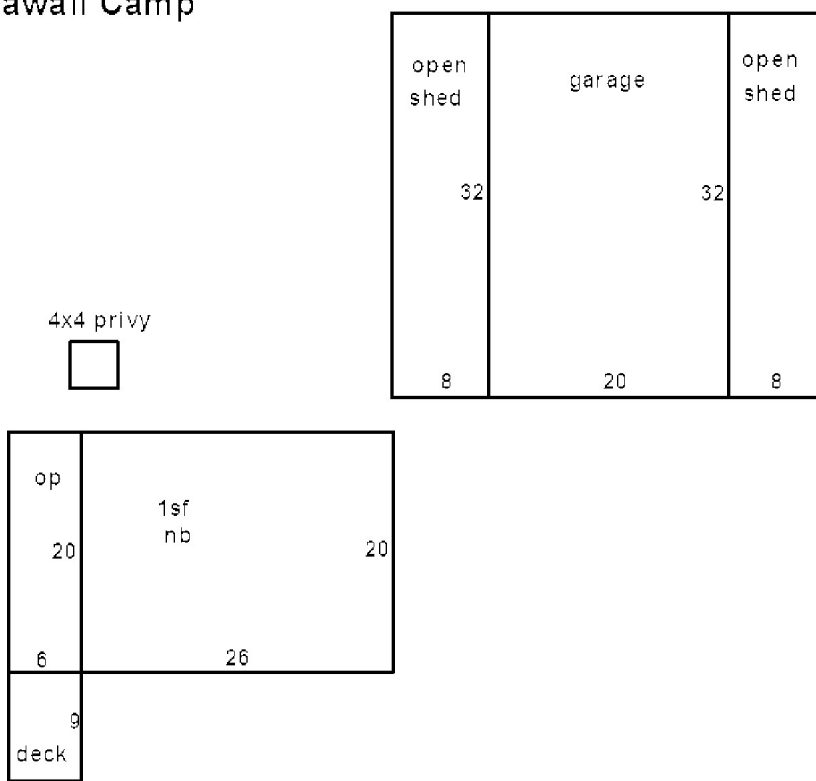
Account: 526

Card: 4 of 7

Location:

11 &12 SHEEP PASTURE LN

Seawall Camp



PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 791

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 5 of 7

Location:

32 SHEEP PASTURE LN

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2 SUNSET COVE

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	Two Story	440 Sqft	Grade D 110	Base	78,713
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	-4,227
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,782
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-794
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition			Unimprished			0
Built	Renovated	Kitchens	Baths		Condition		Layout			Total
2006	0	Typical	Typical		Average		Typical			71,910
Functional Obsolescence		Economic Obsolescence		Phys. %		Func. %	Econ. %	Value(Rcnld)		
None		no electricity..		94%		100%	81%	54,752		
Outbuildings/Additions/Improvements					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
2S Open Fr Porch	2006	154	D 110	1,591	Avg.	94%	100%	81%	1,212	
Outbuilding Total									1,212	
Acpt Land			0	Accepted Bldg			56,000	Total	56,000	

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 792

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 5 of 7

Location:

32 SHEEP PASTURE LN

Sunset Cove

op	7
2sf slab	20
22	

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 793

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 6 of 7

Location:

52 SHEEP PASTURE LN

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2 BAYVIEW CAMP

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One Story	704 Sqft	Grade D 110	Base	66,905
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	-6,763
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,426
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-635
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition				Unimpr. Area			0	
Built	Renovated	Kitchens	Baths	Condition	Layout			Total				
2003	0	Typical	Typical	Average	Typical			58,081				
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)					
None		no electricity..		92%	100%	81%	43,282					
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld					
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ				
Wood Deck	2003	168	D 110	1,438	Ava.	92%	100%	81%	1,072			
Open Frame Porch	2003	96	D 110	804	Ava.	92%	100%	81%	599			
Outbuilding Total									1,671			
Acpt Land			0	Accepted Bldg			45,000	Total		45,000		

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 794

NORTON,PATRICIA N

Map/Lot:

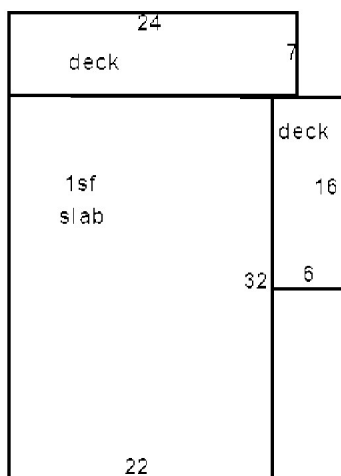
001-001

Account: 526 Card: 6 of 7

Location:

52 SHEEP PASTURE LN

Bayview Camp



PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 795

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526 Card: 7 of 7

Location:

373 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellNone
 Street Gravel

Reference 1

Reference 2 THE COOP

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	One Story	396 Sqft	Grade D 100	Base	46,654
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-32
					0
					0
Foundation	Piers	Basement	None	Basement	-3,897
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-513
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

Built		Renovated	Kitchens		Baths		Condition		Layout			Total
2016		0	Typical		Typical		Average		Typical			42,212
Functional Obsolescence			Economic Obsolescence			Phys. %		Func. %	Econ. %	Value(Rcnld)		
None			None			95%		100%	95%	38,096		
Outbuildings/Additions/Improvements										Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld			
Wood Deck	2016	132	D 100	1,071	Avg.	95%	100%	95%	966			
Outbuilding Total										966		
Acpt Land			0	Accepted Bldg			39,100	Total		39,100		

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N

Page 796

NORTON,PATRICIA N

Map/Lot:

001-001

Account: 526

Location:

373 BIRCH PT RD

Card	Calculated			Correlated		
	Land	Building	Calc. Total	Land	Building	Total
1	700,400	68,200	768,600	700,400	68,200	768,600
2	0	27,700	27,700	0	27,700	27,700
3	0	38,000	38,000	0	38,000	38,000
4	0	44,900	44,900	0	44,900	44,900
5	0	56,000	56,000	0	56,000	56,000
6	0	45,000	45,000	0	45,000	45,000
7	0	39,100	39,100	0	39,100	39,100
TOTAL	700,400	318,900	1,019,300	700,400	318,900	1,019,300

PERRY

Valuation Report

10/17/2017

Name: NORTON,RICHARD C;GREENLAW,JANE N &

Page 797

PATRICIA N

Map/Lot:

001-002

Account: 1119

Card: 1 of 1

Location:

BIRCH PT RD

Neighborhood 7 BIRCH PT RD
 Tree Growth 2005
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2014 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
37.00	Acres-Mixed Wood	167.00	6,179	100%		6,179
Total Acres 37.00				Land Total		6,179
Accpt Land	6,200	Accepted Bldg	0	Total		6,200

PERRY

Valuation Report

10/17/2017

Name: ODELL,MARTIN & MANDY

Page 798

Map/Lot:

003-026-C

Account: 1099 Card: 1 of 1

Location:

8 KNOTA LN

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
10Mobile Home	1975	10X56	D 100	13,665	Avq.	40%	85%	100%	4,646
Concrete Slab...	1975	500	D 100	1,025	Avq.	82%	100%	100%	840
A-Roof.....	1975	560	D 100	1,378	Avq.	82%	100%	100%	1,130
One Story Frame	1975	470	D 100	8,139	Avq.	82%	85%	100%	5,673
Drilled Well	1975	1	C 100	3,000	Avq.	82%	100%	100%	2,460
Septic System	1075	1	C 100	3,000	Avq.	65%	100%	100%	1,950
Outbuilding Total									16,699
Accpt Land			0	Accepted Bldg			16,700	Total	16,700

PERRY
Name: ODELL,MARTIN & MANDY

Valuation Report

10/17/2017

Page 799

Account: 1099 Card: 1 of 1

Map/Lot:
Location:

003-026-C
8 KNOTA LN

1sad	mh
47	56
10	10

PERRY

Valuation Report

10/17/2017

Name: OGDEN,AUSTIN G & LYND A P

Page 800

Map/Lot:

005-005-001-002

Account: 873 Card: 1 of 1

Location:

OGDEN DRIVE

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.49	Acres-Ocean/Cove	50,000.00	61,033	50%	Unimproved	30,516
Total Acres 1.49				Land Total		30,516
Accpt Land	30,500	Accepted Bldg	0	Total		30,500

PERRY

Valuation Report

10/17/2017

Name: OGDEN,AUSTIN G & LYND A P

Page 801

Map/Lot:

005-005-001-006

Account: 877 Card: 1 of 1

Location:

OGDEN DRIVE

Neighborhood 23 OLD COUNTY RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.70	Acres-Ocean/Cove	50,000.00	82,158	50%	Unimproved	41,079
3.62	Acres-Rear Land 2	450.00	1,629	100%		1,629
Total Acres 6.32				Land Total		42,708
Accpt Land		42,700	Accepted Bldg	0	Total	42,700

PERRY
Name: OGDEN,JOSHUA D

Valuation Report

10/17/2017

Page 802

Map/Lot:

005-005-001-1

Location:

OLD COUNTY RD

Account: 25 Card: 1 of 1

Neighborhood 23 OLD COUNTY RD

Sale Data	
Sale Date	08/29/2003
Sale Price	44,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.43	Acres-Ocean/Cove	50,000.00	77,942	50%	Unimproved	38,971
Total Acres 2.43				Land Total		38,971
Accpt Land		39,000	Accepted Bldg	0	Total	39,000

PERRY

Valuation Report

10/17/2017

Name: OLD EASTPORT ROAD,LLC

Page 803

Map/Lot:

004-005

Account: 272 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD
 Tree Growth 2016
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Sale Data	
Sale Date	12/14/2015
Sale Price	29,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
10.00	Acres-Hardwood	127.00	1,270	100%		1,270
1.00	Acres-Hardwood	127.00	127	100%		127
Total Acres 11.00					Land Total	1,397

Accpt Land

1,400

Accepted Bldg0 **Total**

1,400

PERRY

Valuation Report

10/17/2017

Name: OMEGA DEVELOPMENT GROUP

Page 804

Account: 196 Card: 1 of 1

Map/Lot:

014-035-A

Location:

1069 RIDGE RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Dwelling Description				Replacement Cost New	
Ranch	One Story	888 Sqft	Grade C 100	Base	80,272
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% Floor/Wall Unit	Cooling	0% None	Heat	-1,994
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-888
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition			Unimpr. Living Area			0
Built	Renovated	Kitchens	Baths	Condition		Layout				Total
1950	0	Typical	Typical	Average		Typical				77,390
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)			
None		None		73%	100%	100%				56,495
Outbuildings/Additions/Improvements					Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
2S Frame Garage	1950	864	C 100	26,261	Avq.	73%	100%	100%	19,171	
Outbuilding Total									19,171	
Acpt Land			0	Accepted Bldg			75,700	Total		75,700

PERRY

Valuation Report

10/17/2017

Name: ONE SIXTY EIGHT SPRUCE POINT RD

Page 805

Map/Lot:

018-047

Account: 979 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date	11/18/2004
Sale Price	30,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....

Topography Level

Utilities None

Street Semi-Improved

Reference 1 OPEN SPACE

Reference 2

Tran/Land/Bldg 0 5 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.30	Acres-Open Space	25,000.00	28,504	55%	Restrictio	15,677
2.86	Acres-Rear Land 2	450.00	1,287	100%		1,287
1.00	Acres-Baselot (Fract)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 5.16					Land Total	34,964

Accpt Land

35,000

Accepted Bldg

0

Total

35,000

PERRY

Valuation Report

10/17/2017

Name: ONE SIXTY EIGHT SPRUCE POINT RD,LLC

Page 806

Map/Lot:

018-037

Account: 488 Card: 1 of 1

Location:

54 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
27.00	Acres-Rear Land 2	450.00	12,150	100%		12,150
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 28.00						Land Total 36,950

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	987 Sqft	Grade D 110	Base	116,153
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-1,781
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	-1,335
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	1975	Typical	Typical	Average	Typical	113,037
Functional Obsolescence						Value(Rcnld)
None		None		65%	100%	73,474

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	24	D 110	458	Avq.	65%	100%	100%	298
Stable w/Loft	1890	726	D 100	8,390	Fair	50%	100%	100%	4,195
Stable w/Loft	1890	1102	D 100	11,603	Fair	50%	100%	100%	5,802
Outbuilding Total									10,295

Acpt Land

37,000

Accepted Bldg

83,800

Total

120,800

PERRY

Valuation Report

10/17/2017

Name: ONE SQUARE LLC 43.9%UNDIV

Page 807

&PARKER,FRANKLIN E & HUA HUA E 56.1

Map/Lot:

016-013

Account: 113 Card: 1 of 1

Location:

198 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 08/27/2004
 Sale Price 895,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.08	Acres-Ocean	85,000.00	241,615	100%		241,615
20.00	Acres-Rear Land 1	3,000.00	60,000	100%		60,000
37.42	Acres-Rear Land 2	450.00	16,839	100%		16,839
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 65.50					Land Total	324,454

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	1,344 Sqft	Grade D 110	Base	141,986
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 1/4 Bmt	Basement	-5,447
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-2,873
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	5,412
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,510
Insulation	None			Insulation	-1,818
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1869	0	Typical	Typical	Below Average	Typical	141,770
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	100%	100%
						85,062

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1976	750	D 110	15,102	Avg.	82%	100%	100%	12,384
Outbuilding Total									12,384

Acpt Land

324,500

Accepted Bldg97,400 **Total**

421,900

PERRY

Valuation Report

10/17/2017

Name: OWEN,CHRISTOPHER M & DEBORA P

Page 808

Map/Lot:

010-030-001

Account: 612 Card: 1 of 1

Location:

344 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 03/02/2005
 Sale Price 10,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
1.08	Acres-Rear Land 4	1,000.00	1,080	100%		1,080
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.08						57,080

Land Total

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	1,452 Sqft	Grade B 110	Base	228,355
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% Radiant Floor	Cooling	0% None	Heat	4,402
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	13,750
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,497
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	248,004
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	233,124

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2006	108	B 110	2,556	Avq.	94%	100%	100%	2,403
2S Frame Garage	2006	1120	B 110	44,363	Avq.	94%	100%	100%	41,701
Outbuilding Total									44,104

Acpt Land

57,100

Accepted Bldg

277,200

Total

334,300

PERRY

Valuation Report

10/17/2017

Name: OWEN,CHRISTOPHER M & DEBORA P

Page 809

Map/Lot:

010-015+22

Account: 681 Card: 1 of 1

Location:

280 SHORE ROAD

Neighborhood 19 SHORE RD
 Tree Growth 1998
 Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Semi-Improved
 TG RECERT YEAR 2018

Sale Data
 Sale Date 01/14/2015
 Sale Price 202,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2016 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
7.50	Acres-Rear Land 4	1,000.00	7,500	100%		7,500
77.00	Acres-Softwood	145.00	11,165	100%		11,165
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
14.00	Acres-Mixed Wood	167.00	2,338	100%		2,338
Total Acres 99.50						77,003

Land Total

Dwelling Description

Replacement Cost New

Conventional	One Story	1,148 Sqft	Grade C 110	Base	108,991
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-126
					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	1,831
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	631
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1984	0	Typical	Typical	Average	Typical	117,927
Functional Obsolescence						Value(Rcld)
None		None		85%	100%	100,238

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcld
Wood Deck	1984	510	C 110	4,763	Avq.	85%	100%	100%	4,049
Frame Shed	1984	144	C 110	2,472	Avq.	85%	100%	100%	2,101
Frame Shed	1984	96	C 110	1,932	Avq.	85%	100%	100%	1,642
Frame Shed	1984	48	C 110	1,393	Avq.	85%	100%	100%	1,184
Frame Shed	1984	702	D 100	6,518	Avq.	85%	100%	100%	5,540
Frame Garage	1984	1120	C 100	23,029	Avq.	85%	100%	100%	19,575

Outbuilding Total 34,091

Acpt Land

77,000

Accepted Bldg

134,300

Total

211,300

PERRY

Valuation Report

10/17/2017

Name: PARKER,FRANKLIN & HUAHUA 1/2

Page 810

Z SQUARE LLC 1/2

Map/Lot:

016-019

Account: 408 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 06/15/2011
 Sale Price 260,000
 Sale Type Land Only
 Financing Conventional
 Verified Buyer
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.59	Acres-Ocean	85,000.00	249,124	90%	Unimproved	224,212
3.40	Acres-Rear Land 1	3,000.00	10,200	100%		10,200
Total Acres 11.99					Land Total	234,412

Accpt Land

234,400

Accepted Bldg0 **Total**

234,400

PERRY

Valuation Report

10/17/2017

Name: PARKER,FRANKLIN 1/2

Page 811

PARKER,HUAHUA 1/2

Map/Lot:

016-017+018

Account: 253 Card: 1 of 1

Location:

115 LYMAN RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 01/25/2012
 Sale Price 250,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.30	Acres-Ocean	85,000.00	96,915	100%		96,915
1.00	# -Lot Improvements	3,000.00	3,000	100%	Excess Frt	3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
1.71	Acres-Rear Land 1	3,000.00	5,130	100%		5,130
1.00	Acres-Ocean	85,000.00	85,000	90%	Excess Frt	76,500
Total Acres 4.01						Land Total 183,345

Dwelling Description**Replacement Cost New**

Post & Bean/Log	One Story	720 Sqft	Grade D 100	Base	63,406
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-7,970
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,325
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	-590
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	53,521
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		generator only		80%	100%	95%
						Value(Rcnld)
Outbuildings/Additions/Improvements						40,676
Description	Year	Units	Grade	RCN	Cond	Phy
One Story Frame	1970	144	D 100	2,494	Avq.	80%
Open Frame Porch	1970	216	D 100	1,492	Avq.	80%
						Percent Good
						Value
						Rcnld
						1.895
						1.134
						3,029
Outbuilding Total						
Acpt Land						183,300
Accepted Bldg						43,700
Total						227,000

PERRY

Valuation Report

10/17/2017

Name: PARKER,RAYMOND J & JESSIE L

Page 812

Map/Lot:

003-035-004

Account: 851 Card: 1 of 1

Location:

121 LEACH PT RD

Neighborhood 8 LINCOLN COVE RD

Sale Data

Sale Date 09/01/2002
 Sale Price 27,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	90%	Access	49,500
1.26	Acres-Rear Land 1	3,000.00	3,780	100%		3,780
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.26						Land Total 59,280

Dwelling Description**Replacement Cost New**

Conventional	One Story	2,408 Sqft	Grade B 110	Base	228,855
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% Radiant Floor	Cooling	0% None	Heat	4,867
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	13,750
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	1,656
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
2006	0	Modern	Modern	Average	Typical	256,003			
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)			
None			Location	94%	100% 90%	216,579			
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Open Frame Porch	2006	126	B 110	1,546	Avq.	94%	100%	90%	1,308
Wood Deck	2006	400	B 110	4,743	Avq.	94%	100%	90%	4,012
Patio	2006	400	B 110	4,812	Avq.	94%	100%	90%	4,071
Frame Garage	2006	583	B 110	19,119	Avq.	94%	100%	90%	16,175
Unfin Basement	2006	583	B 110	7,380	Avq.	94%	100%	90%	6,243
Outbuilding Total						31,809			
Acpt Land		59,300	Accepted Bldg		248,400	Total		307,700	

PERRY

Valuation Report

10/17/2017

Name: PARKER, RAYMOND J & JESSIE L

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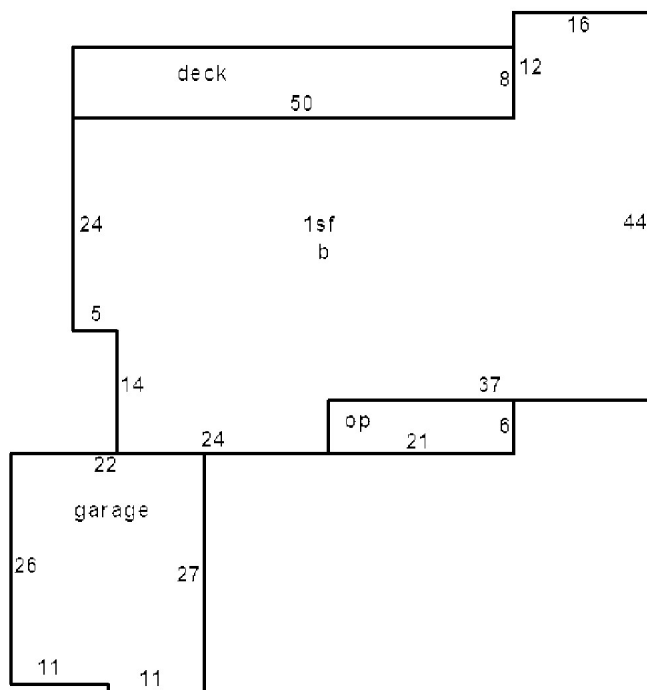
Map/Lot:

003-035-004

Account: 851 Card: 1 of 1

Location:

121 LEACH PT RD



PERRY
Name: PASCARELLA,PHILIP

Valuation Report

10/17/2017

Page 814

Map/Lot:

013-050-003&004

Location:

GIN COVE RD

Account: 527 Card: 1 of 1

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	08/30/2004
Sale Price	184,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.73	Acres-Ocean	85,000.00	140,443	75%	Unimproved	105,332
Total Acres 2.73				Land Total		105,332
Accpt Land		105,300	Accepted Bldg		0	Total
						105,300

PERRY
Name: PASCARELLA,PHILIP

Valuation Report

10/17/2017
Page 815
013-050-005
GIN COVE RD

Account: 581 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	08/30/2004
Sale Price	184,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.40	Acres-Ocean	85,000.00	100,573	75%	Unimproved	75,430
Total Acres 1.40				Land Total		75,430
Accpt Land		75,400	Accepted Bldg		0	Total
						75,400

PERRY
Name: PASCARELLA,PHILIP

Valuation Report

10/17/2017
Page 816
013-050-011
GIN COVE RD

Account: 992 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

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

Sale Data	
Sale Date	08/30/2004
Sale Price	184,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Reference 1 THE LOT HAS DEED RESTRICTIONS

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.58	Acres-Baselot (Fract)	50,000.00	62,849	50%	Restrictio	31,425
Total Acres 1.58				Land Total		31,425
Accpt Land	31,400	Accepted Bldg	0	Total		31,400

PERRY

Valuation Report

10/17/2017

Name: PASCONE,JULIE TOMLINSON &

Page 817

Map/Lot:

013-048-001

Account: 1104 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....

Topography Rolling

Utilities

Street Semi-Improved

Reference 1 SOLD 3.39 AC B 3761 P211

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	100%		85,000
1.64	Acres-Rear Land 2	450.00	738	100%		738
Total Acres 2.64					Land Total	85,738
Accpt Land		85,700	Accepted Bldg	0	Total	85,700

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 818

Map/Lot:

006-036

Location:

COUNTY RD

Account: 16 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.78	Acres-Ocean	85,000.00	75,070	50%	Restrictio	37,535
Total Acres 0.78				Land Total		37,535

Accpt Land	37,500	Accepted Bldg	0	Total	37,500
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 819

Map/Lot:

006-038

Location:

COUNY RD OFF

Account: 17 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.75	Acres-Ocean/Cove	50,000.00	66,144	100%		66,144
Total Acres 1.75				Land Total		66,144

Accpt Land	66,100	Accepted Bldg	0	Total	66,100
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 820

Map/Lot:

006-035-036-038+

Location:

39 COUNTY RD

Account: 18 Card: 1 of 1

Neighborhood 17 ROUTE 190

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

Reference 1 PLUS LOTS 39 + 40

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Ocean/Cove	50,000.00	165,831	90%	Unimproved	149,248
77.00	Acres-Rear Land 2	450.00	34,650	100%		34,650
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 88.00			Land Total			189,898
Accpt Land		189,900	Accepted Bldg	0	Total	189,900

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017
Page 821
018-018
GOLDING RD

Account: 121 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.38	Acres-Rear Land 2	450.00	171	100%		171
Total Acres 1.38				Land Total		10,971
Accpt Land		11,000	Accepted Bldg	0	Total	11,000

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 822

Map/Lot:

006-017-001

Account: 166 Card: 1 of 1

Location:

189 SO MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Sale Data
Sale Date 01/01/2017
Sale Price 0
Sale Type Land & Buildings
Financing Unknown
Verified Buyer
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 25.00						Land Total 28,800

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,266 Sqft	Grade D 100	Base	127,414
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 3/4 Bmt	Basement	-951
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water C	Cooling	0% None	Heat	3,114
Rooms	9				
Bedrooms	5	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,920
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	2010	Old Type	Old Type	Poor	Typical	134,497	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		44%	94%	100%	55,628

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1940	72	D 100	1,247	Poor	44%	94%	100%	516
One Story Frame	1940	256	D 100	4,434	Poor	44%	94%	100%	1,834
Two Story Frame	1940	416	D 100	10,663	Poor	44%	94%	100%	4,410
Frame Shed	1940	2622	E 100	13,786	Poor	44%	50%	100%	3,033
Frame Shed	1940	576	E 100	3,331	Poor	44%	50%	100%	733
Outbuilding Total									10,526

Acpt Land

28,800

Accepted Bldg

66,200

Total

95,000

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

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Map/Lot:

006-040

Location:

COUNTY RD

Account: 536 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
15.00	Acres-Rear Land 1	3,000.00	45,000	100%		45,000
Total Acres 15.00				Land Total		45,000

Accpt Land	45,000	Accepted Bldg	0	Total	45,000
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017
Page 824
004-033-001
COUNTY RD

Map/Lot:
Location:

Account: 537 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 47 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Rear Land 1	3,000.00	18,000	60%	Unimproved	10,800
Total Acres 6.00				Land Total		10,800
Accpt Land		10,800	Accepted Bldg	0	Total	10,800

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

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Map/Lot:

004-033

Location:

COUNTY RD

Account: 538 Card: 1 of 1

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	90%	Unimproved	108,187
Total Acres 2.00				Land Total		108,187

Accpt Land	108,200	Accepted Bldg	0	Total	108,200
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

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Map/Lot:

004-028

Account: 539 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug Well
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
8.00	Acres-Rear Land 1	3,000.00	24,000	60%	View/Envir	14,400
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 10.00				Land Total		93,982
Accept Land		94,000	Accepted Bldg	0	Total	94,000

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

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Map/Lot:

008-002

Account: 540 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00			Land Total			26,900
Accpt Land		26,900	Accepted Bldg		0	Total
						26,900

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 828

Map/Lot:

008-001

Account: 541 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Ocean ---	25,000.00	39,528	90%	Unimproved	35,576
14.50	Acres-Rear Land 2	450.00	6,525	100%		6,525
6.00	# -Lot Improvements	3,000.00	18,000	100%		18,000
Total Acres 17.00				Land Total		60,101
Accpt Land		60,100	Accepted Bldg	0	Total	60,100

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 829

Map/Lot:

008-017

Account: 542 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	100%		30,000
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
169.00	Acres-Rear Land 3(>100)	300.00	50,700	100%		50,700
Total Acres 270.00						Land Total 125,700

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2004	108	C 100	1.879	Avq.	93%	100%	100%	1,747
C-L Fencing /LF	2004	70	C 100	700	Avq.	93%	100%	100%	651
24" Tower /L	2004	180	C 100	15.025	Avq.	93%	100%	100%	13,973
Outbuilding Total									16,371

Accpt Land	125,700	Accepted Bldg	16,400	Total	142,100
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 830

Map/Lot:

008-003

Account: 543 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 25.00				Land Total		28,800
Accpt Land		28,800	Accepted Bldg	0	Total	28,800

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 831

Map/Lot:

006-020

Account: 544 Card: 1 of 1

Location:

GOLDING RD OFF

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
80.00	Acres-Rear Land 2	450.00	36,000	100%		36,000
Total Acres 80.00				Land Total		36,000

Accpt Land	36,000	Accepted Bldg	0	Total	36,000
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PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 832

Map/Lot:

008-023

Account: 545 Card: 1 of 1

Location:

LITTLE EGYPT RD OFF

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
2.00	Acres-Rear Land 3(>100)	300.00	600	100%		600
Total Acres 102.00				Land Total		45,600
Accpt Land		45,600	Accepted Bldg	0	Total	45,600

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 833

Map/Lot:

004-001

Account: 546 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
206.00	Acres-Rear Land 3(>100)	300.00	61,800	100%		61,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
4.00	# -Lot Improvements	3,000.00	12,000	100%		12,000
Total Acres 308.00			Land Total			160,800
Acpt Land		160,800	Accepted Bldg		0 Total	160,800

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 834

Map/Lot:

009-010

Account: 547 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
55.00	Acres-Rear Land 3(>100)	300.00	16,500	100%		16,500
Total Acres 155.00				Land Total		61,500
Accpt Land		61,500	Accepted Bldg	0	Total	61,500

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017
Page 835
008-018+019
US RTE ONE

Account: 548 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
103.00	Acres-Rear Land 3(>100)	300.00	30,900	100%		30,900
Total Acres 203.00			Land Total			75,900
Accpt Land		75,900	Accepted Bldg	0	Total	75,900

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 836

Map/Lot:

014-004

Account: 549 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
Total Acres 20.00				Land Total		26,550
Accpt Land		26,600	Accepted Bldg		0	Total
						26,600

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 837

Map/Lot:

009-035

Account: 550 Card: 1 of 1

Location:

62 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	60%		3,600
40.00	Acres-Rear Land 2	450.00	18,000	100%		18,000
Total Acres 42.00			Land Total			51,600
Acpt Land		51,600	Accepted Bldg	0	Total	51,600

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 838

Map/Lot:

018-002

Account: 552 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.60	Acres-Rear Land 2	450.00	1,170	100%		1,170
1.00	Sites-Mobile Home Site	5,000.00	5,000	100%		5,000
Total Acres 3.60			Land Total			26,170
Accpt Land		26,200	Accepted Bldg		0	Total
						26,200

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 839

Map/Lot:

006-010

Account: 553 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.30	Acres-Rear Land 2	450.00	1,035	100%		1,035
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.30					Land Total	27,035
Accpt Land		27,000	Accepted Bldg	0	Total	27,000

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 840

Map/Lot:

006-030

Account: 554 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00				Land Total		27,800
Accpt Land		27,800	Accepted Bldg		0	Total
						27,800

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 841

Map/Lot:

006-050

Account: 555 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000	
6.00	Acres-Rear Land 2	450.00	2,700	100%		2,700	
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000	
Total Acres 7.00			Land Total			28,700	
Accpt Land		28,700	Accepted Bldg		0	Total	28,700

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

Page 842

Map/Lot:

006-014

Account: 556 Card: 1 of 1

Location:

59 MAHAR LN

Neighborhood 13 OLD ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
7.40	Acres-Rear Land 2	450.00	3,330	100%		3,330
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.40 Land Total						29,330

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	2,156 Sqft	Grade D 100	Base	182,494
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	-4,925
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Forced Warm	Cooling	0% None	Heat	-3,858
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	-2,652
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	0	Obsolete	Obsolete	Poor	Typical	171,059
Functional Obsolescence				Phys. %	Econ. %	Value(Rcnd)
Delapidation		None		40%	100%	29,422

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnd
One Story Frame	1850	424	D 100	7,343	Poor	40%	43% 100%	1,263
Outbuilding Total								1,263

Acpt Land

29,300

Accepted Bldg

30,700

Total

60,000

PERRY
Name: PASSAMAQUODDY TRIBE

Valuation Report

10/17/2017

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Map/Lot:

006-039

Account: 651 Card: 1 of 1

Location:

COUNTY RD OFF

Neighborhood 17 ROUTE 190

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.40	Acres-Ocean/Cove	50,000.00	31,623	100%		31,623
Total Acres 0.40				Land Total		31,623
Accpt Land		31,600	Accepted Bldg	0	Total	31,600

PERRY
Name: PASSAMAQUODDY TRIBE AT PLEASANT

Valuation Report

10/17/2017

Page 844

Map/Lot:

006-056

Location:

RAILROAD ROW

Account: 987 Card: 1 of 1

Neighborhood 16 OLD EASTPORT RD

Sale Data

Sale Date 07/01/2002

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 47 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
16.87	Acres-Rear Land 2	450.00	7,592	90%		6,832
Total Acres 16.87				Land Total		6,832

Accpt Land	6,800	Accepted Bldg	0	Total	6,800
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PERRY

Valuation Report

10/17/2017

Name: PASSAMAQUODDY WATER DISTRICT

Page 845

Map/Lot:

006-017

Account: 557 Card: 1 of 1

Location:

182 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.50	Acres-Lake	80,000.00	149,666	30%		44,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50					Land Total	50,900

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value
8" Steel Pipe/L	1989			----	SOUND	VALUE	----			399,000
Commercial Prop.	1989			----	SOUND	VALUE	----			950,000
Outbuilding Total										1,349,000

Acpt Land

50,900

Accepted Bldg

1,349,000

Total

1,399,900

PERRY
Name: PASSAMAQUODDY WATER DISTRICT

Valuation Report

10/17/2017
Page 846
018-015-001
GOLDING RD

Account: 938 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Below Street
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.19	Acres-Misc (Fract)	12,000.00	13,090	90%	Unimproved	11,781
Total Acres 1.19				Land Total		11,781
Accpt Land		11,800	Accepted Bldg	0	Total	11,800

Name: PASSAMAQUODDY WATER DISTRICT

Valuation Report

10/17/2017

Page 847

Map/Lot:

006-016-002

Location:

SO MEADOW RD

Account: 1096 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use	Shoreland.....
Topography	RollingSwampy
Utilities	All Public
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	1
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	30%	Size/Shape	24,000
0.50	Acres-Rear Land 2	450.00	225	100%		225
Total Acres 1.50				Land Total		24,225

Accpt Land	24,200	Accepted Bldg	0	Total	24,200
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PERRY

Valuation Report

10/17/2017

Name: PASSAMAQUODDY WILD BLUEBERRY

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Map/Lot:

004-001-A

Account: 856 Card: 1 of 1

Location:

181 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Residential .
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1 UNKNOWN OWNER TAXED TO LAND OWNER

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
12Mobile Home	1963	12X48	D 100	14,592	Poor	10%	50%	100%	730
A-Roof.....	1963	576	D 100	1,417	Poor	54%	100%	100%	765
Outbuilding Total									1,495
Accpt Land			0	Accepted Bldg			1,500	Total	1,500

PERRY

Valuation Report

10/17/2017

Name: PASSAMAQUODDY WILD BLUEBERRY

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Map/Lot:

004-001-A

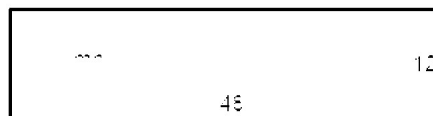
Account: 856

Card: 1 of 1

Location:

181 CANNON HILL RD

I



Name: PASSAQUODDY TRIBE

Valuation Report

10/17/2017

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006-014-001

RT 1

Map/Lot:

Location:

Account: 152 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use	Residential .
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	2
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.60	Acres-Rear Land 2	450.00	1,170	100%		1,170
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.60				Land Total		27,170

Accpt Land	27,200	Accepted Bldg	0	Total	27,200
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PERRY

Valuation Report

10/17/2017

Name: PATTERSON, AUDREY H

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TRUSTEE AUPAT TRUST OF 1986

Map/Lot:

016-049

Account: 562 Card: 1 of 2

Location:

159 DEVEREUX RD

Neighborhood 21 DEVEREUX RD
 Tree Growth 1987
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel
 TG RECERT YEAR 2018

Sale Data
 Sale Date 01/01/1987
 Sale Price 280,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2008 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.00	Acres-Ocean	85,000.00	190,066	100%		190,066
65.00	Acres-Softwood	145.00	9,425	100%		9,425
24.00	Acres-Mixed Wood	167.00	4,008	100%		4,008
2.00	Acres-Hardwood	127.00	254	100%		254
2.00	Acres-Class 2 Rds	1,200.00	2,400	100%		2,400
2.00	Acres-Baselot (Fract)	80,000.00	113,137	100%		113,137
25.00	Acres-Blueberry	1,500.00	37,500	100%		37,500
Total Acres 125.00					Land Total	356,790

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,551 Sqft	Grade B 100	Base	219,223
Exterior	Stucco	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-20,648
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-6,126
Rooms	12				
Bedrooms	6	Add Fixtures	0		
Baths	5	Half Baths	0	Plumbing	30,000
Attic	Floor & Stairs			Attic	2,564
FirePlaces	1			Fireplace	6,250
Insulation	None			Insulation	-3,877
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1912	1950	Typical	Typical	Good	Typical	227,386
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 75%	Func. % 100%	170,540

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1912	297	B 100	3,058	Good	75%	100%	100%	2,294
Encl Frame Porch	1912	42	B 100	1,480	Good	75%	100%	100%	1,110
Wood Deck	1912	576	B 100	6,072	Good	75%	100%	100%	4,554
Frame Garage	1912	748	B 100	20,886	Good	75%	100%	100%	15,664
Frame Shed	1912	240	B 100	4,035	Good	75%	100%	100%	3,026
Tennis Court	1912	7200	C 100	20,160	Avq.	65%	100%	100%	13,104
Vert. Tank /00Gal	1950	7	D 100	1,643	Avq-	68%	100%	100%	1,117
Outbuilding Total									40,869

Acpt Land

356,800

Accepted Bldg

211,400 Total

568,200

PERRY

Valuation Report

10/17/2017

Name: PATTERSON, AUDREY H

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TRUSTEE AUPAT TRUST OF 1986

Map/Lot:

016-049

Account: 562 Card: 2 of 2

Location:

DEVEREUX RD

Neighborhood 21 DEVEREUX RD
 Tree Growth 1987
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel
 TG RECERT YEAR 2008

Sale Data	
Sale Date	01/01/1987
Sale Price	280,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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
Accpt Land		6,000	Accepted Bldg	0	Total	6,000

PERRY

Valuation Report

10/17/2017

Name: PATTERSON, AUDREY H

Page 853

TRUSTEE AUPAT TRUST OF 1986

Map/Lot:

016-049

Account: 562

Location:

DEVEREUX RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	356,800	211,400	568,200	356,800	211,400	568,200
2	6,000	0	6,000	6,000	0	6,000
TOTAL	362,800	211,400	574,200	362,800	211,400	574,200

PERRY

Valuation Report

10/17/2017

Name: PATTERSON,AUDREY H & WOOD,MICHAEL P

Page 854

AUPAT TRUST OF 1986

Map/Lot:

016-050

Account: 120 Card: 1 of 1

Location:

DEVEREUX RD OFF

Neighborhood 21 DEVEREUX RD
 Tree Growth 2000
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel
 TG RECERT YEAR 2000

Sale Data
 Sale Date 09/30/2015
 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

X Coordinate 2016 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	80,000.00	80,000	100%		80,000
27.00	Acres-Softwood	145.00	3,915	100%		3,915
10.00	Acres-Mixed Wood	167.00	1,670	100%		1,670
Total Acres 38.00					Land Total	85,585

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	400 Sqft	Grade D 100	Base	67,916
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	9 CAR	Fin Bsmt	11,808
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,289
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	287
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Obsolete	Obsolete	Average	Inadeq.	69,866
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		88%	86% 100%	52,875

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Open Frame Porch	1990	200	D 100	1,391	Avq.	88%	86%	100%	1,053
One Story Frame	1990	140	D 100	2,425	Avq.	88%	86%	100%	1,835
Open Frame Porch	1990	60	D 100	503	Avq.	88%	86%	100%	381
Outbuilding Total									3,269

Acpt Land

85,600

Accepted Bldg

56,100

Total

141,700

PERRY

Valuation Report

10/17/2017

Name: PATTERSON,AUDREY H & WOOD,MICHAEL P

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AUPAT TRUST 1986

Map/Lot:

016-043-003

Account: 997 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	09/30/2015
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Residential .
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
39.70	Acres-Rear Land 2	450.00	17,865	100%		17,865
Total Acres 40.70					Land Total	35,865

Accpt Land

35,900

Accepted Bldg0 **Total**

35,900

PERRY
Name: PATTERSON,PRISCILLA A

Valuation Report

10/17/2017
Page 856
013-020-001
851 SHORE RD

Account: 567 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 19 SHORE RD

Zoning/Use Residential .
Topography Below Street
Utilities Dug WellSeptic System
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

			Land Description					
Units	Method - Description		Price/Unit	Total	Fctr	Influence		Value
1.00	Acres-Baselot (Fract)		20,000.00	20,000	100%			20,000
0.10	Acres-Rear Land 2		450.00	45	100%			45
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 1.10					Land Total			24,845
Outbuildings/Additions/Improvements							Value	
Description	Year	Units	Grade	RCN	Cond	Percent Good		Rcnld
14Mobile Home	1991	14X66	A 100	37.493	Ava.	53%	100%	100%
Frame Garage	1997	480	B 100	15.194	Ava.	90%	100%	100%
Outbuilding Total							33,621	
Accpt Land		24,800	Accepted Bldg		33,600	Total		58,400

PERRY
Name: PATTERSON,ROBERT

Valuation Report

10/17/2017

Page 857

Map/Lot:

018-031

Account: 568 Card: 1 of 1

Location:

1014 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 08/01/1987
Sale Price 45,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Zoning/Use Commercial
Topography Level
Utilities Public WaterSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Baselot (Fract)	30,000.00	60,000	100%		60,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00				Land Total		66,000

Commercial Description

Occupancy Type Restaurant.....
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 10'
Heating/Cooling Forced Warm Air
Built 1958
Remodeled 1995

Base Cost/Sqft		60.23
Heat-Cool/Sqft	+	3.10
Total		63.33
Size Factor	X	1.176
Adjusted Cost/Sqft		74.48
Total Square Feet	X	1,923
Replacement Cost		143,225
Condition	Very Good	
% Good Physical	X	.80
Functional	X	1.00
Subtotal		114,580

Economic Factor X 1.00 Total Value 114,580

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Walk-In Cooler	1990	154	C 100	9,812	Good	90%	100%	100%		8,831
Outbuilding Total										8,831

Acpt Land	66,000	Accepted Bldg	123,400	Total	189,400
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PERRY

Valuation Report

10/17/2017

Name: PATTERSON,ROBERT & JENNIFER

Page 858

Map/Lot:

013-017

Account: 566 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00			Land Total			18,450
Accpt Land		18,500	Accepted Bldg		0	Total
						18,500

PERRY

Valuation Report

10/17/2017

Name: PATTERSON,ROBERT S & JENNIFER

Page 859

Map/Lot:

013-047-002

Account: 844 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 03/30/2004
 Sale Price 18,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
20.00	Acres-Rear Land 2	450.00	9,000	100%		9,000
Total Acres 21.00					Land Total	27,000

Accpt Land

27,000

Accepted Bldg0 **Total**

27,000

PERRY

Valuation Report

10/17/2017

Name: PATTERSON,ROBERT S & JENNIFER

Page 860

Map/Lot:

013-020-004

Account: 926 Card: 1 of 1

Location:

855 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.70	Acres-Rear Land 2	450.00	1,215	100%		1,215
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	27,215

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	900 Sqft	Grade B 100	Base	151,344
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	100% None	Heat	2,855
Rooms	7				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	984
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	0	Typical	Typical	Average	Typical	162,683
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		91%	100%	148,042

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1998	144	B 100	3.801	Avq.	91%	100%	100%	3,459
Unfin Basement	1998	144	B 100	4.190	Avq.	91%	100%	100%	3,813
Wood Deck	1998	144	B 100	1.752	Avq.	91%	100%	100%	1,594
Encl Frame Porch	2016	96	B 100	2.170	Avq.	91%	100%	100%	1,975
Open Frame Porch	1998	288	B 100	2.970	Avq.	91%	100%	100%	2,703
Frame Garage	2016	960	B 110	27.926	Avq.	95%	100%	100%	26,530
Unfinished Attic	2016	960	B 100	3.050	Avq.	95%	100%	100%	2,898
Outbuilding Total									42,972

Acpt Land

27,200

Accepted Bldg

191,000

Total

218,200

PERRY
Name: PEABODY,STEPHEN KEITH

Valuation Report

10/17/2017

Page 861

Map/Lot:

013-018

Location:

US RTE ONE

Account: 570 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.95	Acres-Baselot (Fract)	20,000.00	19,494	90%	Unimproved	17,544
Total Acres 0.95					Land Total	17,544

Accpt Land	17,500	Accepted Bldg	0	Total	17,500
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PERRY

Valuation Report

10/17/2017

Name: PEARSON,JAMES W JR & TAMERA E

Page 862

Map/Lot:

009-005

Account: 480 Card: 1 of 1

Location:

247 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	02/23/2012
Sale Price	37,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.50	Acres-Rear Land 2	450.00	2,475	100%		2,475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.50						Land Total 20,475

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	621 Sqft	Grade D 110	Base	89,669
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	-1,817
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,219
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	-841
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1890	1980	Typical	Typical	Fair	Typical	88,230	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		50%	95%	100%	41,909

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	1890	608	D 110	15,751	Fair	50%	95%	100%	7,482
One Story Frame	1890	66	D 110	1,257	Fair	50%	95%	100%	597
Outbuilding Total									8,079

Acpt Land

20,500

Accepted Bldg

50,000

Total

70,500

PERRY
Name: PEEK,CHRIS & TERESA M

Valuation Report

10/17/2017

Page 863

Map/Lot:

003-035-006

Account: 853 Card: 1 of 1

Location:

147 LEACH PT RD

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 05/01/2016
Sale Price 290,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	90%	Access	67,500
0.44	Acres-Rear Land 1	3,000.00	1,320	100%		1,320
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.44						Land Total 74,820

Dwelling Description

Replacement Cost New

Conventional	One Story	1,583 Sqft	Grade B 100	Base	151,331
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	2,869
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	989
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	162,689
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnd)
None		Location		93%	100% 90%	136,171

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	2004	517	B 100	5,482	Avq.	93%	100%	90%	4,588
Frame Garage	2004	576	B 100	17,232	Avq.	93%	100%	90%	14,423
Wood Deck	2004	192	B 100	2,232	Avq.	93%	100%	90%	1,868
Outbuilding Total									20,879

Acpt Land

74,800

Accepted Bldg

157,100

Total

231,900

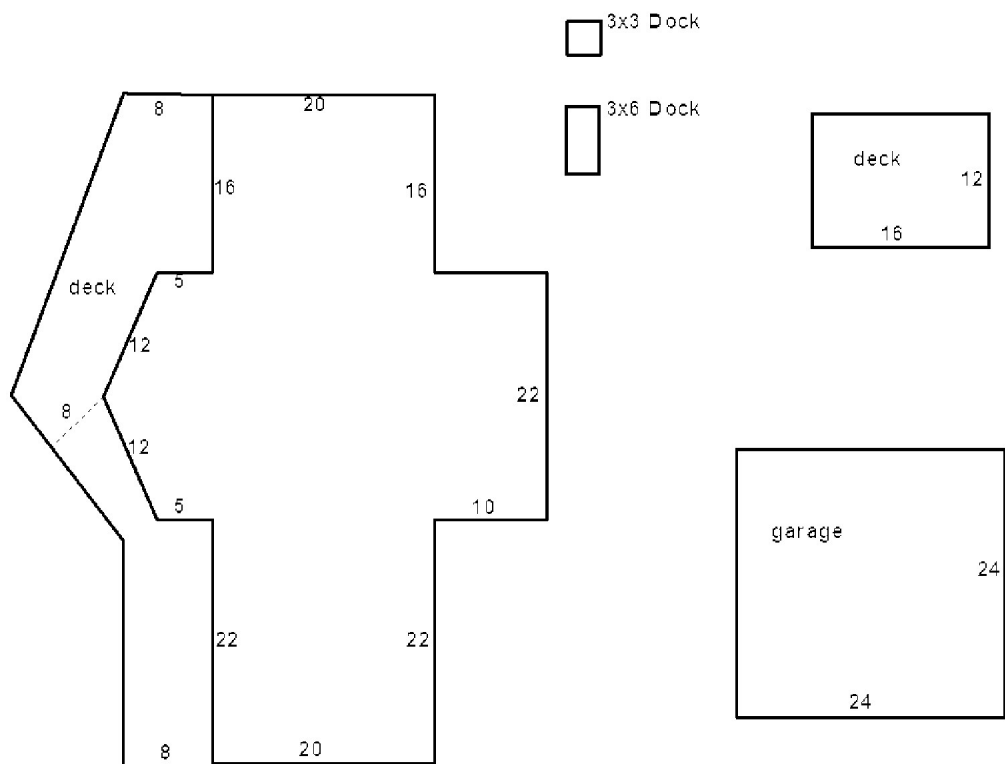
PERRY
Name: PEEK,CHRIS & TERESA M

Valuation Report

10/17/2017
Page 864
003-035-006
147 LEACH PT RD

Account: 853 Card: 1 of 1

Map/Lot:
Location:



PERRY
Name: PERRY BIBLE FELLOWSHIP

Valuation Report

10/17/2017

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Map/Lot:

009-042

Account: 910 Card: 1 of 1

Location:

1292 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00						Land Total 27,800

Commercial Description

Occupancy Type Church.....
Class & Quality Frame.....Good
Dwelling Units 0
Exterior Aluminum/Vinyl
Stories & Height 1 STORY @ 8'
Heating/Cooling Hot Water
Built 2000
Remodeled 0

Base Cost/Sqft		63.38
Heat-Cool/Sqft	+	8.11
Total		71.49
Size Factor	X	0.870
Adjusted Cost/Sqft		62.20
Total Square Feet	X	2,870
Replacement Cost		178,514
Condition	Very Good	
% Good Physical	X	.92
Functional	X	1.00
Subtotal		164,233
Economic Factor	X 1.00	

Total Value 164,233

Acpt Land

27,800

Accepted Bldg

164,200

Total

192,000

PERRY

Valuation Report

10/17/2017

Name: PERRY BIBLE FELLOWSHIP

Page 866

Map/Lot:

009-042

Account: 911 Card: 1 of 1

Location:

1292 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Level
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 46 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	26,000

Dwelling Description

Replacement Cost New

Ranch	One Story	1,120 Sqft	Grade C 110	Base	99,902
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-13,121
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	Heavy			Insulation	616
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1994	0	Typical	Typical	Average	Inadeq.	87,397
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		89%	95%	100%
						Value(Rcnld)
						73,894

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1994	128	D 100	1,708	Avq.	89%	100%	100%	1,520
Wood Deck	1994	128	C 110	1,401	Avq.	89%	95%	100%	1,185
Encl Frame Porch	1994	64	C 110	1,550	Avq.	89%	95%	100%	1,311
Frame Shed	1994	64	E 100	714	Avq.	89%	100%	100%	635
Outbuilding Total									4,651

Acpt Land

26,000

Accepted Bldg

78,500

Total

104,500

PERRY
Name: PERRY FARMERS UNION

Valuation Report

10/17/2017

Page 867

Map/Lot:

018-028

Account: 571 Card: 1 of 1

Location:

966 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 2 6

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	30,000.00	21,213	100%		21,213
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50					Land Total	27,213

Commercial Description

Occupancy Type Convenience....
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 10'
Heating/Cooling Forced Warm Air
Built 1957
Remodeled 0

Base Cost/Sqft		35.33
Heat-Cool/Sqft	+	3.10
Total		38.43
Size Factor	X	1.009
Adjusted Cost/Sqft		38.78
Total Square Feet	X	4,000
Replacement Cost		155,120
Condition	Very Good	
% Good Physical	X	.80
Functional	X	1.00
Subtotal		124,096

Economic Factor X 1.00 Total Value 124,096

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Walk-In Cooler	1957	64	C 100	7,292	Avq-	70%	100%	100%		5,104
One Story Frame	1957	576	C 100	12,165	Avq.	75%	100%	100%		9,124
Outbuilding Total										14,228

Acpt Land

27,200

Accepted Bldg

138,300

Total

165,500

PERRY
Name: PERRY MUNICIPAL BUILDING

Valuation Report

10/17/2017

Page 868

Map/Lot:

018-001

Location:

898 US RTE ONE

Account: 35 Card: 1 of 1

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.90	Acres-Baselot (Fract)	30,000.00	51,088	100%		51,088
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.90			Land Total			57,088

Commercial Description

Occupancy Type	Volunt.Fire Sta.	Office.....
Class & Quality	Rigid Frame.Avg.	Frame.....Good
# Dwelling Units	0	0
Exterior	Steel	Wood Siding
Stories & Height	1 STORY @ 16'	1 STORY @ 8'
Heating/Cooling	Forced Warm Air	Hot Water
Built	1975	2010
Remodeled	2010	0
Base Cost/Sqft	28.19	56.36
Heat-Cool/Sqft	+	10.09
Total	34.54	66.45
Size Factor	X	1.045
Adjusted Cost/Sqft	37.10	69.44
Total Square Feet	X	1,520
Replacement Cost	222,600	105,549
Condition	Good	Good
% Good Physical	X	.70
Functional	X	1.00
Subtotal	155,820	100,272
Economic Factor	X 1.00	Total Value 256,092

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1975	210	C 100	2,921	Avq.	82%	100%	100%		2,395
Frame Shed	1975	120	C 100	2,001	Avq.	82%	100%	100%		1,641
Outbuilding Total										4,036

Acpt Land

57,100

Accepted Bldg

260,100

Total

317,200

PERRY
Name: PERRY MUNICIPAL BUILDING

Valuation Report

10/17/2017

Page 869

Map/Lot:

018-001

Account: 35 Card: 1 of 1

Location:

898 US RTE ONE



PERRY

Valuation Report

10/17/2017

Name: PERRY, TOWN OF

Page 870

FIRE DEPARTMENT POND

Map/Lot:

009-052

Account: 913 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Commercial
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Baselot (Fract)	15,000.00	7,500	100%		7,500
Total Acres 0.25				Land Total		7,500
Accpt Land		7,500	Accepted Bldg	0	Total	7,500

PERRY
Name: PERRY,TOWN

Valuation Report

10/17/2017
Page 871
018-030
US RTE ONE

Account: 898 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 42 0 0 Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.12	Acres-Baselot (Fract)	30,000.00	10,392	100%		10,392
Total Acres 0.12				Land Total		10,392
Accpt Land		10,400	Accepted Bldg		0	Total
						10,400

PERRY

Valuation Report

10/17/2017

Name: PERRY,TOWN OF

Page 872

CEMETARY

Map/Lot:

003-015

Account: 829

Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.12	Acres-Ocean -	75,000.00	25,981	50%	Restrictio	12,990
Total Acres 0.12				Land Total		12,990
Accpt Land	13,000	Accepted Bldg	0	Total		13,000

PERRY
Name: PERRY,TOWN OF

Valuation Report

10/17/2017

Page 873

Map/Lot:

018-051

Account: 901 Card: 1 of 1

Location:

971 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Commercial
Topography Level
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	20,000.00	14,142	100%		14,142
Total Acres 0.50					Land Total	14,142

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garage	1950	1020	D 100	17,491	Avq.	73%	100%	100%		12,768
Unfinished Attic	1950	600	E 100	950	Avq.	73%	100%	100%		694
Outbuilding Total										13,462

Accpt Land

14,100

Accepted Bldg

13,500

Total

27,600

PERRY

Valuation Report

10/17/2017

Name: PERRY,TOWN OF

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SCHOOL

Map/Lot:

013-001-001

Account: 914

Card: 1 of 1

Location:

1587 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 42 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 20.00					Land Total	34,550

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1989	144	C 100	6,447	Avg.	87%	100%	100%	5,609
.....	1989			----- SOUND VALUE -----					998,000
Outbuilding Total								1,003,609	
Acpt Land		34,600	Accepted Bldg		1,003,600	Total		1,038,200	

PERRY

Valuation Report

10/17/2017

Name: PETERSON,ROBERT & VIRGINIA L

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INGALLS,KENNETH ROBERT

Map/Lot:

017-007

Account: 572 Card: 1 of 1

Location:

2 RAYE LN

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 10/01/1988
 Sale Price 50,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Lake	80,000.00	97,980	100%		97,980
1.40	Acres-Rear Land 2	450.00	630	100%		630
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 2.90						Land Total 103,110

Dwelling Description**Replacement Cost New**

Conventional	Two Story	513 Sqft	Grade D 100	Base	76,494
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-5,048
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,889
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	-841
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Average	Typical	68,716
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		73%	100%	100%
						Value(Rcnld)
						50,163

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1950	190	D 100	3,291	Avq.	73%	100%	100%	2,402
One Story Frame	1950	359	D 100	6,217	Avq.	73%	100%	100%	4,538
Wood Deck	1950	566	D 100	3,918	Avq.	73%	100%	100%	2,860
Frame Shed	1950	160	D 100	1,976	Avq.	73%	100%	100%	1,442
Frame Shed	1950	336	D 100	3,451	Avq.	73%	100%	100%	2,519
Outbuilding Total									13,761

Acpt Land

103,100

Accepted Bldg

63,900

Total

167,000

PERRY
Name: PIKE,S DEAN

Valuation Report

10/17/2017

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Map/Lot:

002-010-002+003

Location:

110 LINCOLN COVE RD

Account: 8 Card: 1 of 1

Neighborhood 8 LINCOLN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	100%		120,208
10.03	Acres-Rear Land 1	3,000.00	30,090	100%		30,090
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 12.03 Land Total						156,298

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,189 Sqft	Grade B 100	Base	183,757
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	800 Sqft, Grade B	Basement Gar	None	Fin Bsmt	15,000
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,772
Rooms	10				
Bedrooms	5	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	20,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,301
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1998	0	Typical	Typical	Average	Typical	223,830
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Value(Rcnd)
None		None		91%	100%	203,685

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Econ	Value Rcnd
Wood Deck	1998	256	B 100	2,872	Avg.	91%	100%	100%	2,614
Wood Deck	1998	256	B 100	2,872	Avg.	91%	100%	100%	2,614
Metal Garage	1994	3072	E 100	30,908	Avg.	89%	100%	100%	27,508
Outbuilding Total									32,736

Acpt Land

156,300

Accepted Bldg

236,400

Total

392,700

PERRY
Name: PIKE,S DEAN

Valuation Report

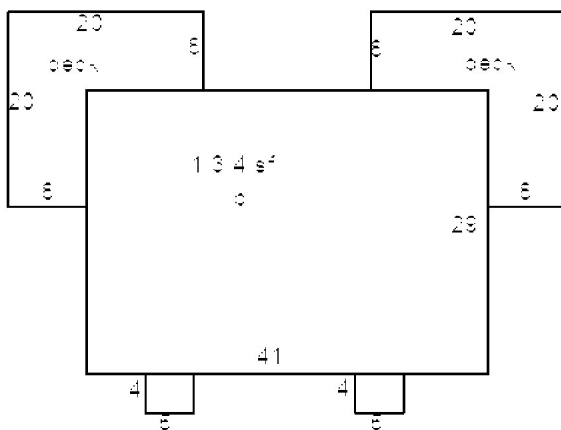
10/17/2017

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Account: 8 Card: 1 of 1

Map/Lot:
Location:

002-010-002+003
110 LINCOLN COVE RD



PERRY
Name: PILEGGI,JOHN

Valuation Report

10/17/2017

Page 878

Map/Lot:

005-010-001

Account: 347 Card: 1 of 1

Location:

183 Burby Rd

Neighborhood 10 BURBY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 12/13/2014
Sale Price 185,325
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.35	Acres-Baselot (Fract)	50,000.00	76,649	100%		76,649
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.35 Land Total						82,649

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	1,760 Sqft	Grade B 110	Base	265,998
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	1480 Sqft, Grade A	Basement Gar	None	Fin Bsmt	33,300
Heating	110% Hot Water BB	Cooling	0% None	Heat	7,987
Rooms	7				
Bedrooms	5	Add Fixtures	0		
Baths	4	Half Baths	0	Plumbing	24,750
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	2,118
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Modern	Modern	Average	Typical	341,028
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		93%	100%	100%

Value(Rcnld)
317,156

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Two Story Frame	2004	154	B 110	6,620	Avq.	93%	100%	100%	6,157
Wood Deck	2004	220	B 110	2,763	Avq.	93%	100%	100%	2,570
Open Frame Porch	2004	276	B 110	3,139	Avq.	93%	100%	100%	2,919
Open Frame Porch	2004	288	B 110	3,267	Avq.	93%	100%	100%	3,038
Patio	2004	100	B 110	1,718	Avq.	93%	100%	100%	1,598
Outbuilding Total									16,282

Acpt Land

82,600

Accepted Bldg

333,400

Total

416,000

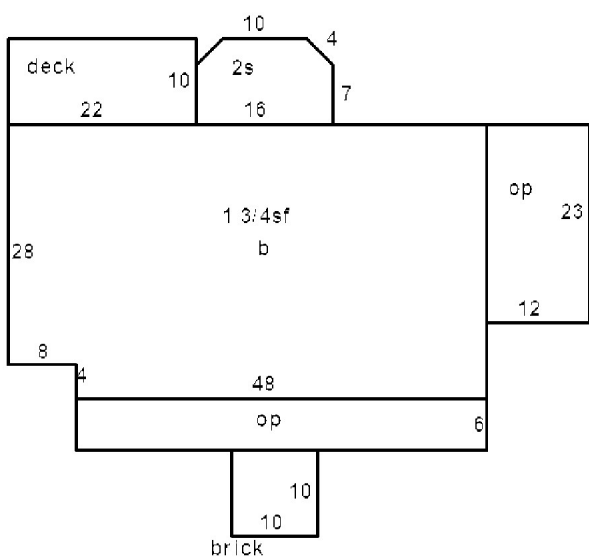
PERRY
Name: PILEGGI,JOHN

Valuation Report

10/17/2017
Page 879
005-010-001
183 Burby Rd

Account: 347 Card: 1 of 1

Map/Lot:
Location:



PERRY

Valuation Report

10/17/2017

Name: PIONEER BROADBAND

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Map/Lot:

008-018-A

Account: 1047 Card: 1 of 1

Location:

Neighborhood 1 NO PUBLIC RD FRONT

Zoning/Use Commercial

Topography

Utilities

Street Street Surface

Reference 1 250' RADIO TOWER

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 0

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond		Phy	Func	Econ	Rcnld
20''' Tower /L	2003	250	C 100	17,318	Ava.		92%	100%	100%	15,933
Outbuilding Total										15,933
Accpt Land		0	Accepted Bldg				15,900	Total		15,900

PERRY

Valuation Report

10/17/2017

Name: PLEASANT POINT HOUSING AUTHORITY

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Map/Lot:

004-001-C

Account: 1113 Card: 1 of 1

Location:

141 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	04/01/2016
Sale Price	0
Sale Type	Mobile Home
Financing	Unknown
Verified	Agent
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	2011	14X60	C 100	23,132	Avq.	95%	100%	100%	21,975
Frame Shed	2011	100	E 100	898	Avq.	95%	100%	100%	853
Outbuilding Total									22,828
Acpt Land			0	Accepted Bldg		22,800	Total		22,800

PERRY
Name: PLOUFFE,DENISE E

Valuation Report

10/17/2017

Page 882

Map/Lot:

006-042

Account: 277 Card: 1 of 1

Location:

153 COUNTY RD

Neighborhood 17 ROUTE 190

Sale Data	
Sale Date	03/06/2006
Sale Price	350,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
7.00	Acres-Ocean/Cove	50,000.00	132,288	50%	Size/Shape	66,144
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
10.00	Acres-Rear Land 4	1,000.00	10,000	100%		10,000
25.00	Acres-Rear Land 2	450.00	11,250	100%		11,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 49.00					Land Total	96,544

Acpt Land

96,500

Accepted Bldg

0 **Total**

96,500

PERRY

Valuation Report

10/17/2017

Name: POLITIS,GEORGE & RHEA

Page 883

Map/Lot:

011-022

Account: 578 Card: 1 of 1

Location:

26 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Lake	80,000.00	56,569	100%		56,569
5.50	Acres-Rear Land 2	450.00	2,475	100%		2,475
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00						Land Total 65,044

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	660 Sqft	Grade C 100	Base	103,974
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	-1,592
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-2,593
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	578
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1985	0	Typical	Typical	Average	Typical	100,367
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	86%	100%	100%	86,316	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Bulkhead	1985	30	C 100	1.062	Avq.	86%	100%	100%	913
Wood Deck	1985	330	C 100	2.890	Avq.	86%	100%	100%	2,485
Encl Frame Porch	1985	198	C 100	2.779	Avq.	86%	100%	100%	2,390
Wood Deck	1985	128	D 100	1.045	Avq.	86%	100%	100%	899
Wood Deck	1985	56	E 100	349	Avq-	81%	100%	100%	283
Outbuilding Total									6,970

Acpt Land

65,000

Accepted Bldg

93,300

Total

158,300

PERRY

Valuation Report

10/17/2017

Name: POLLAK,EMIL M JR & ELAINE M,TRUSTEES 1/2

Page 884

KATHRYN M & LESLIE A 1/2

Map/Lot:

016-024

Account: 814 Card: 1 of 1

Location:

90 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	03/01/1998
Sale Price	25,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	Dug WellSeptic System
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean --	55,000.00	67,361	100%		67,361
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.50					Land Total	73,361

Dwelling Description

Replacement Cost New

Conventional	One Story	552 Sqft	Grade E 110	Base	36,106
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	-3,643
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-682
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	-304
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1950	0	Typical	Typical	Average	Typical	31,477
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	73%	100%	100%	22,978	
Outbuildings/Additions/Improvements					Value	
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	Rcnld
Open Frame Porch	1950	70	E 110	381 Avq.	73% 100% 100%	278
Frame Shed	1950	96	E 110	966 Avq.	73% 100% 100%	705
Outbuilding Total						983
Acpt Land		73,400	Accepted Bldg		24,000	Total 97,400

PERRY
Name: POTTER,DONALD I & PENNY E

Valuation Report

10/17/2017
Page 885
014-007-006
92 OTIS LANE

Account: 1089 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Sale Data
Sale Date 11/08/2010
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Lake	80,000.00	97,980	100%		97,980
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 1.50 Land Total						102,480

Dwelling Description				Replacement Cost New	
Conventional	One Story	752 Sqft	Grade D 100	Base	63,031
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	-7,400
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-1,384
Rooms	4				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-617
Unfin. Living Area	NONE			Unfinished	0

Built		Renovated	Kitchens	Dwelling Condition		Layout			Total
1975		0	Typical	Baths	Condition				53,630
				Typical	Average		Typical		
Functional Obsolescence			Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)	
None			None		82%	100%	100%	43,977	
Outbuildings/Additions/Improvements					Percent Good			Value	
Description		Year	Units	Grade	RCN	Cond	Phy	Func	Econ
Wood Deck		1975	224	D 100	1,674	Ava.	82%	100%	100%
								Outbuilding Total	1,373
Acpt Land			102,500	Accepted Bldg		45,400	Total		147,900

PERRY

Valuation Report

10/17/2017

Name: POTTLE,ANDREW J & DEBORAH A

Page 886

Map/Lot:

008-027

Account: 602 Card: 1 of 1

Location:

506 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 05/13/2014
 Sale Price 0
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%	Unimproved	12,000
3.60	Acres-Rear Land 2	450.00	1,620	100%		1,620
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 4.60						18,420

Land Total

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	1,120 Sqft	Grade B 100	Base	174,303
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	3,045
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,050
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2015	0	Typical	Typical	Average	Typical	190,898
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		95%	100%	100%
						181,353

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2015	100	B 100	1,312	Avq.	95%	100%	100%	1,246
Wood Deck	2015	180	B 100	2,112	Avq.	95%	100%	100%	2,006
Open Frame Porch	2015	90	B 100	1,058	Avq.	95%	100%	100%	1,005
Frame Garage	2015	784	B 100	21,650	Avq.	95%	100%	100%	20,567
Unfinished Attic	2015	784	B 100	2,720	Avq.	95%	100%	100%	2,584
Outbuilding Total									27,408

Acpt Land

18,400

Accepted Bldg

208,800

Total

227,200

PERRY

Valuation Report

10/17/2017

Name: POTTLE,BARRY E & SUZANNE L

Page 887

Map/Lot:

010-034-003

Account: 588 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 12/26/2007
 Sale Price 40,800
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.86	Acres-Ocean	85,000.00	78,826	100%		78,826
2.15	Acres-Rear Land 1	3,000.00	6,450	100%		6,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.01						Land Total 91,276

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1987	80	D 100	1,306	Avq.	86%	100%	100%	1,123
Frame Shed	2010	120	C 100	2,001	Avq.	95%	100%	100%	1,901
Concrete Slab...	2010	960	C 100	2,400	Avq.	95%	100%	100%	2,280
Concrete Slab...	2010	960	C 100	2,400	Avq.	95%	100%	100%	2,280
Outbuilding Total									7,584
Accpt Land		91,300	Accepted Bldg		7,600	Total		98,900	

PERRY
Name: POTTLE,BASIL

Valuation Report

10/17/2017
Page 888
010-034-002
SHORE RD

Account: 584 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Below Street
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.86	Acres-Ocean	85,000.00	78,826	90%	Unimproved	70,943
2.15	Acres-Rear Land 1	3,000.00	6,450	100%		6,450
Total Acres 3.01			Land Total			77,393
Accpt Land		77,400	Accepted Bldg		0	Total
						77,400

PERRY
Name: POTTLE, BERNARD R

Valuation Report

10/17/2017

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Map/Lot:

013-015-001

Location:

736 SHORE RD

Account: 859 Card: 1 of 1

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	12/06/2012
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2 OAKCREST 2007 7535

Tran/Land/Bldg 0 1 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.07	Acres-Rear Land 2	450.00	482	100%		482
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.07						Land Total 26,482

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	2007	14X66	B 100	27.816	Avq.	88%	100%	100%	24,589
Frame Shed	2007	32	E 100	551	Poor	74%	50%	100%	204
Concrete Slab...	2007	924	C 100	2,310	Avq.	94%	100%	100%	2,171
Outbuilding Total									26,964

Acpt Land

26,500

Accepted Bldg

27,000

Total

53,500

PERRY
Name: POTTLE,DAVID

Valuation Report

10/17/2017

Page 890

Map/Lot:

010-033-A

Location:

SHORE RD

Account: 60 Card: 1 of 1

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 1 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Commercial Description

Occupancy Type	Manufacturing...	
Class & Quality	Rigid Frame.Avg.	
# Dwelling Units	0	
Exterior	Aluminum/Vinyl	
Stories & Height	1 STORY @ 10'	
Heating/Cooling	Warm/Cool Air	
Built	2010	
Remodeled	0	
Base Cost/Sqft	21.58	
Heat-Cool/Sqft	+	8.57
Total		30.15
Size Factor	X	1.118
Adjusted Cost/Sqft		33.71
Total Square Feet	X	1,610
Replacement Cost		54,273
Condition	Good	
% Good Physical	X	.95
Functional	X	1.00
Subtotal		51,559
Economic Factor	X 1.00	Total Value 51,559

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Stable w/Loft	1993	1200	D 100	12,440	Avq.	89%	100%	100%	11,072
Frame Shed	1993	640	D 100	5,999	Avq-	84%	100%	100%	5,039
Outbuilding Total									16,111
Acpt Land			0	Accepted Bldg			67,700	Total	67,700

PERRY
Name: POTTLE,DAVID

Valuation Report

10/17/2017

Page 891

Map/Lot:

010-033

Account: 590 Card: 1 of 1

Location:

7 BAMAR LN

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
34.46	Acres-Rear Land 4	1,000.00	34,460	100%		34,460
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 35.46						Land Total 90,460

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	0	768	D 100	13,979	Fair	50%	100%	100%	6,990
Frame Shed	0	512	D 100	4,927	Fair	50%	100%	100%	2,464
Outbuilding Total									9,454

Acpt Land

90,500

Accepted Bldg

9,500

Total

100,000

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	90%	Unimproved	18,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
Total Acres 10.00				Land Total		22,050
Acpt Land		22,100	Accepted Bldg	0	Total	22,100

Valuation Report

10/17/2017

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Map/Lot:

010-032

Account: 585 Card: 1 of 1

Location:

20 BAMAR LN

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 10/25/2016
Sale Price 0
Sale Type Land & Buildings
Financing Conventional
Verified Buyer
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
1.80	Acres-Rear Land 4	1,000.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.80					Land Total	57,800

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,248 Sqft	Grade B 100	Base	134,792
Exterior	Wood Siding	Masonry Trim	378Sqft	Trim	1,418
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-156
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1248 Sqft, Grade C	Basement Gar	None	Fin Bsmt	20,592
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,262
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	780
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1972	0	Typical	Typical	Average	Typical	164,688
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		81%	100%	133,397

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1SFr Overhang	1972	96	B 100	2,535	Avq.	81%	100%	100%	2,053
Bulkhead	1972	35	B 100	1,391	Avq.	81%	100%	100%	1,127
One Story Frame	1972	322	B 100	8,501	Avq.	81%	50%	100%	3,443
2S Frame Garage	1972	1250	B 100	44,140	Avq.	81%	80%	100%	28,602
Wood Deck	1972	64	B 100	952	Avq.	81%	100%	100%	771
Outbuilding Total									35,996

Acpt Land

57,800

Accepted Bldg

169,400

Total

227,200

PERRY
Name: POTTLE,DOUGLAS & ANITA

Valuation Report

10/17/2017
Page 894
012-011-1
GOLDING RD

Account: 1133 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD
Tree Growth 1997
Zoning/Use Rural.....
Topography Rolling
Utilities
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 2016 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
53.00	Acres-Mixed Wood	167.00	8,851	100%		8,851
Total Acres 53.00				Land Total		8,851
Accpt Land		8,900	Accepted Bldg	0	Total	8,900

PERRY
Name: POTTLE,DOUGLAS ET AL

Valuation Report

10/17/2017

Page 895

Map/Lot:

010-027

Account: 609 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	90%	Unimproved	108,187
6.00	Acres-Rear Land 1	3,000.00	18,000	100%		18,000
Total Acres 8.00			Land Total			126,187
Accpt Land		126,200	Accepted Bldg	0	Total	126,200

PERRY

Valuation Report

10/17/2017

Name: POTTLE,DOUGLAS M & ANITA G

Page 896

Map/Lot:

010-029

Account: 589 Card: 1 of 1

Location:

351 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	80,000.00	80,000	100%		80,000
0.23	Acres-Rear Land 1	3,000.00	690	100%		690
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.23 Land Total						86,690

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	640 Sqft	Grade C 100	Base	100,340
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 3/4 Bmt	Basement	-2,064
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
1900	2007	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	63,879

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	345	C 100	7,286	Avq.	65%	100%	100%	4,736
Unfin Basement	1900	345	C 100	4,275	Avq.	65%	100%	100%	2,779
One Story Frame	2007	300	C 100	6,336	Avq.	65%	100%	100%	4,118
Unfin Basement	2007	300	C 100	4,068	Avq.	65%	100%	100%	2,644
Wood Deck	2007	378	C 100	3,274	Avq.	65%	100%	100%	2,128
Frame Shed	1971	519	D 100	4,985	Avq.	80%	100%	100%	3,988
Outbuilding Total									20,393

Acpt Land

86,700

Accepted Bldg

84,300

Total

171,000

PERRY
Name: POTTLE,MASON & SANDRA

Valuation Report

10/17/2017

Page 897

Map/Lot:

010-055

Account: 279 Card: 1 of 1

Location:

505 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 05/01/1996
Sale Price 77,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.05	Acres-Ocean	85,000.00	87,099	100%		87,099
1.62	Acres-Rear Land 1	3,000.00	4,860	100%		4,860
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.67						97,959

Land Total

Dwelling Description

Replacement Cost New

Conventional	One Story	960 Sqft	Grade B 100	Base	110,670
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	1,740
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	600
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Average	Typical	120,510
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 80%	Func. % 100% Econ. % 100%	96,408

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1970	444	B 100	4,752	Avq.	80%	100%	100%	3,802
Frame Garage	2010	896	B 100	24,029	Avq.	80%	100%	100%	19,223
Unfinished Attic	2010	896	B 100	2,930	Avq.	80%	100%	100%	2,344
Frame Garage	1970	322	C 100	9,471	Avq.	80%	100%	100%	7,577
Outbuilding Total									32,946

Acpt Land

98,000

Accepted Bldg

129,400

Total

227,400

PERRY

Valuation Report

10/17/2017

Name: POTTLE,MERRILL & JOY TRUSTEES

Page 898

Map/Lot:

010-034

Account: 591 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Below Street
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Ocean	85,000.00	42,500	90%	Unimproved	38,250
2.75	Acres-Rear Land 1	3,000.00	8,250	100%		8,250
Total Acres 3.00					Land Total	46,500
Accpt Land		46,500	Accepted Bldg	0	Total	46,500

PERRY
Name: POTTLE,MICHAEL

Valuation Report

10/17/2017

Page 899

Map/Lot:

009-038

Location:

US RTE 1

Account: 582 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
46.32	Acres-Rear Land 2	450.00	20,844	100%		20,844
Total Acres 47.32				Land Total		38,844
Accpt Land		38,800	Accepted Bldg		0	Total
						38,800

PERRY
Name: POTTLE,MICHAEL & DAVID

Valuation Report

10/17/2017

Page 900

Map/Lot:

010-012

Location:

US RTE ONE

Account: 392 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	08/11/2010
Sale Price	5,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Size/Shape	13,500
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
Total Acres 4.00				Land Total		14,850

Accpt Land	14,900	Accepted Bldg	0	Total	14,900
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PERRY
Name: POTTLE,MICHAEL & DONNA

Valuation Report

10/17/2017
Page 901
010-033-001
21 BAMAR LN

Account: 1025 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
1.74	Acres-Rear Land 4	1,000.00	1,740	100%		1,740
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.74 Land Total						57,740

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,400 Sqft	Grade C 110	Base	128,278
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	2,233
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	770
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1996	0	Typical	Typical	Average	Typical	135,681
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 90%	Func. % 100% Econ. % 100%	122,113

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1996	80	C 110	1,730	Avg.	90%	100%	100%	1,557
Wood Deck	1996	336	C 110	3,232	Avg.	90%	100%	100%	2,909
1SFr Overhang	1996	50	C 110	1,162	Avg.	90%	100%	100%	1,046
Outbuilding Total									5,512

Accpt Land	57,700	Accepted Bldg	127,600	Total	185,300
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PERRY

Valuation Report

10/17/2017

Name: POTTLE,RICHARD S & WENDE M

Page 902

Map/Lot:

005-018

Account: 625 Card: 1 of 1

Location:

14 WINDY LN

Neighborhood 10 BURBY RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	100%		75,000
1.00	Acres-Rear Land 1	3,000.00	3,000	60%	View/Envir	1,800
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 81,600

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	765 Sqft	Grade C 100	Base	112,515
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	Damp 3/4 Bmt	Basement	-2,389
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,942
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Capped Only			Insulation	-669
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	1979	Typical	Typical	Average	Typical	122,399
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	79,559	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1890	504	C 100	10.644	Avq.	65%	100%	100%	6,919
Unfin Basement	1890	504	C 100	5.004	Avq.	65%	100%	100%	3,253
Encl Frame Porch	1890	120	C 100	1.981	Avq.	65%	100%	100%	1,288
Wood Deck	1890	288	C 100	2.554	Avq.	65%	100%	100%	1,660
Open Frame Porch	1890	112	C 100	1.016	Avq.	65%	100%	100%	660
One Story Frame	1890	63	C 100	1.331	Avq.	65%	100%	100%	865
Frame Garage	1890	1008	C 100	21.126	Avq.	65%	100%	100%	13,732
Unfinished Attic	1890	1008	C 100	2.512	Avq.	65%	100%	100%	1,633
Outbuilding Total									30,010

Acpt Land

81,600

Accepted Bldg

109,600

Total

191,200

PERRY
Name: POTTLE,SANDRA

Valuation Report

10/17/2017

Page 903

Map/Lot:

009-017

Account: 94 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	04/19/2011
Sale Price	6,000
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	50%	Size/Shape	6,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00					Land Total	6,450

Accpt Land

6,500

Accepted Bldg

0 **Total**

6,500

PERRY
Name: POTTLE,SANDRA

Valuation Report

10/17/2017

Page 904

Map/Lot: 012-001

Account: 598 Card: 1 of 1 Location: SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1989
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Semi-Improved
TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
40.00	Acres-Mixed Wood	167.00	6,680	100%		6,680
22.60	Acres-Rear Land 2	450.00	10,170	100%		10,170
Total Acres 62.60			Land Total			16,850
Accpt Land		16,900	Accepted Bldg		0	Total
						16,900

PERRY

Valuation Report

10/17/2017

Name: POTTLE,SANDRA

Page 905

Map/Lot:

011-038

Account: 600 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 1990
 Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
28.00	Acres-Mixed Wood	167.00	4,676	100%		4,676
21.00	Acres-Hardwood	127.00	2,667	100%		2,667
1.00	Acres-Wasteland	120.00	120	100%		120
Total Acres 50.00					Land Total	7,463

Accpt Land

7,500

Accepted Bldg0 **Total**

7,500

PERRY
Name: POTTLE,SANDRA

Valuation Report

10/17/2017

Page 906

Map/Lot:

014-026

Account: 601 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1990
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Semi-Improved
TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
55.00	Acres-Softwood	145.00	7,975	100%		7,975
79.00	Acres-Mixed Wood	167.00	13,193	100%		13,193
26.00	Acres-Wasteland	120.00	3,120	100%		3,120
Total Acres 160.00			Land Total			24,288

Accpt Land	24,300	Accepted Bldg	0	Total	24,300
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PERRY
Name: POTTLE,SANDRA

Valuation Report

10/17/2017

Page 907

Map/Lot:

009-015+008-026

Location:

507 SOUTH MEADOW RD

Account: 604 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1990
Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved
TG RECERT YEAR 2021

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2011 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
57.50	Acres-Rear Land 2	450.00	25,875	100%		25,875
1.00	Acres-Class 2 Rds	1,200.00	1,200	100%		1,200
313.00	Acres-Softwood	145.00	45,385	100%		45,385
137.00	Acres-Mixed Wood	167.00	22,879	100%		22,879
58.00	Acres-Wasteland	120.00	6,960	100%		6,960
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 567.50						Land Total 120,299

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	864 Sqft	Grade C 110	Base	132,625
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-95
					0
					0
Foundation	Concrete Block	Basement	Damp Full Bmt	Basement	-950
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,412
Rooms	7				
Bedrooms	5	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,400
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	Average	Typical	138,392
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		78%	100%	100%
						Value(Rcnld)
						107,946

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1965	373	C 110	3,557	Avq.	78%	100%	100%	2,774
Encl Frame Porch	1965	120	C 110	2,179	Avq.	78%	100%	100%	1,700
Frame Shed	1965	8970	D 100	75,807	Fair	65%	50%	100%	24,638
Encl Frame Porch	2012	200	C 110	3,079	Avq.	78%	100%	100%	2,402
Wood Deck	2012	80	C 110	979	Avq.	78%	100%	100%	764

Outbuilding Total 32,278

Acpt Land

120,300

Accepted Bldg

140,200

Total

260,500

PERRY

Valuation Report

10/17/2017

Name: POTTLE,SANDRA J

Page 908

Map/Lot:

002-016

Account: 633 Card: 1 of 1

Location:

512 OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	100%		104,103
3.40	Acres-Rear Land 1	3,000.00	10,200	100%		10,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.90					Land Total	120,303

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	672 Sqft	Grade C 100	Base	104,950
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 3/4 Bmt	Basement	-803
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	4,000
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
1990	0	Typical	Typical	Average	Typical	108,147
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		88%	100%	95,169

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	1990	200	C 100	2,799	Avg.	88%	100%	100%	2,463
Wood Deck	1990	422	C 100	3,626	Avg.	88%	100%	100%	3,191
Frame Garage	1990	528	C 100	12,971	Avg.	88%	100%	100%	11,414
Outbuilding Total									17,068

Acpt Land

120,300

Accepted Bldg

112,200

Total

232,500

PERRY
Name: POTTLE,SANDRA J

Valuation Report

10/17/2017

Page 909

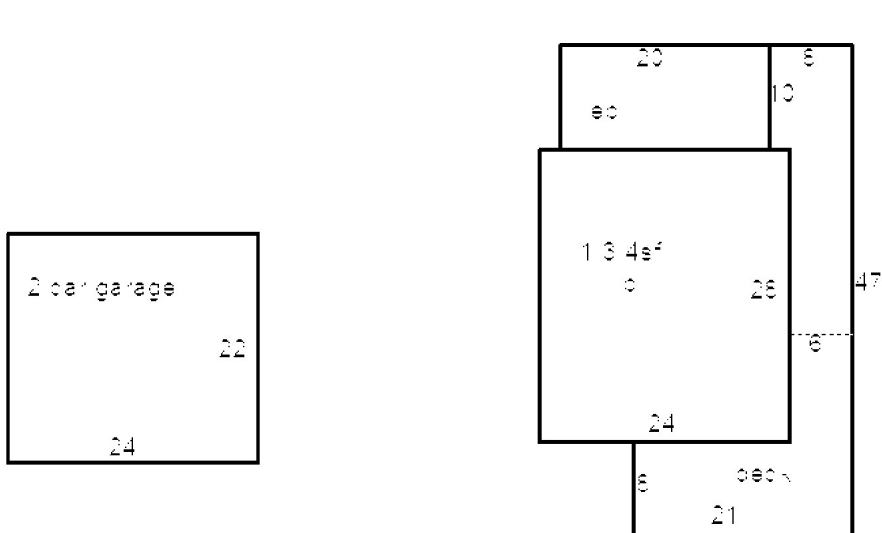
Map/Lot:

002-016

Account: 633 Card: 1 of 1

Location:

512 OLD EASTPORT RD



PERRY

Valuation Report

10/17/2017

Name: POTTLE,SHIRL & MARGARET

Page 910

Map/Lot:

013-015

Account: 606 Card: 1 of 1

Location:

750 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Residential .
 Topography Level
 Utilities Drilled Well
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 1 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
35.70	Acres-Rear Land 2	450.00	16,065	100%		16,065
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	42,065

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	525 Sqft	Grade D 110	Base	82,722
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 3/4 Bmt	Basement	-1,592
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	-711
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Typical	Typical	Below Average	Typical	80,419
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		60%	100%	100%
						Value(Rcnld)
						48,251

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1890	325	D 100	3,359	Fair	50%	100%	100%	1,680
Stable w/Loft	1890	1400	D 100	14,149	Poor	40%	100%	100%	5,660
Outbuilding Total									7,340

Acpt Land

42,100

Accepted Bldg

55,600 Total

97,700

PERRY
Name: POTTLE,THOMAS

Valuation Report

10/17/2017

Page 911

Map/Lot:

003-042

Account: 635 Card: 1 of 1

Location:

439 CANNON HILL RD

Neighborhood 6 CANNON HILL RD
Tree Growth 1990
Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel
TG RECERT YEAR 2010

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
10.00	Acres-Softwood	145.00	1,450	100%		1,450
5.00	Acres-Hardwood	127.00	635	100%		635
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 18.00 Land Total						23,985

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	960 Sqft	Grade C 100	Base	126,606
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	100% Hot Water BB	Cooling	0% None	Heat	2,088
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
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	Average	Typical	132,694
Functional Obsolescence						Value(Rcnld)
None		None		86%	100%	114,117

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1986	192	C 100	1,786	Ava.	86%	100%	100%	1,536
Outbuilding Total									1,536

Acpt Land

24,000

Accepted Bldg

115,700

Total

139,700

PERRY
Name: POTTLE,THOMAS

Valuation Report

10/17/2017

Page 912

Map/Lot:

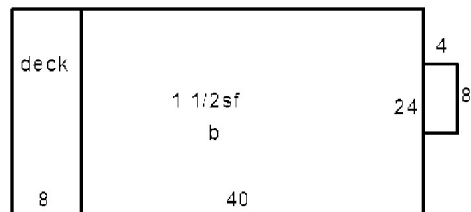
003-042

Location:

439 CANNON HILL RD

Account: 635

Card: 1 of 1



PERRY
Name: POTTLE,THOMAS

Valuation Report

10/17/2017

Page 913

Map/Lot:

008-024

Location:

SOUTH MEADOW RD OFF

Account: 636 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1990
Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None
TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
34.00	Acres-Softwood	145.00	4,930	100%		4,930
66.00	Acres-Hardwood	127.00	8,382	100%		8,382
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 100.00					Land Total	19,312

Accpt Land	19,300	Accepted Bldg	0	Total	19,300
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PERRY
Name: POTTLE,THOMAS R

Valuation Report

10/17/2017

Page 914

Map/Lot:

010-018

Account: 596 Card: 1 of 1

Location:

263 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 03/01/2002
Sale Price 0
Sale Type
Financing
Verified
Validity

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Ocean	85,000.00	170,000	100%		170,000
20.00	Acres-Rear Land 1	3,000.00	60,000	100%		60,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
2.04	Acres-Rear Land 2	450.00	918	100%		918
Total Acres 26.04						Land Total 235,718

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	884 Sqft	Grade C 100	Base	118,147
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	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
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
1954	0	Typical	Typical	Below Average	Typical	122,147
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 69%	Func. % 100%	84,281

Outbuildings/Additions/Improvements				Percent Good					Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	954	30	C 100	1,082	Avq-	69%	100%	100%	747
Open Frame Porch	1954	16	C 100	274	Avq-	69%	100%	100%	189
Outbuilding Total									936

Acpt Land

235,700

Accepted Bldg

85,200

Total

320,900

PERRY

Valuation Report

10/17/2017

Name: POTTLE,THOMAS R & JOYCE M

Page 915

Map/Lot:

008-025

Account: 521 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 1990
 Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street None
 TG RECERT YEAR 2018

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
14.00	Acres-Softwood	145.00	2,030	100%		2,030
56.00	Acres-Mixed Wood	167.00	9,352	100%		9,352
32.00	Acres-Hardwood	127.00	4,064	100%		4,064
Total Acres 102.00					Land Total	15,446

Accpt Land

15,400

Accepted Bldg0 **Total**

15,400

PERRY

Valuation Report

10/17/2017

Name: POTTLE,THOMAS R & JOYCE M

Page 916

Map/Lot:

006-002

Account: 628 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 1 NO PUBLIC RD FRONT
 Tree Growth 1991
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street None
 TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.00	Acres-Softwood	145.00	580	100%		580
46.00	Acres-Mixed Wood	167.00	7,682	100%		7,682
2.00	Acres-Wasteland	120.00	240	100%		240
Total Acres 52.00					Land Total	8,502

Accpt Land

8,500

Accepted Bldg0 **Total**

8,500

PERRY

Valuation Report

10/17/2017

Name: POTTLE,THOMAS R & JOYCE M

Page 917

Map/Lot:

008-012

Account: 629 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD
 Tree Growth 1991
 Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel
 TG RECERT YEAR 2020

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2010 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
61.00	Acres-Mixed Wood	167.00	10,187	100%		10,187
8.00	Acres-Hardwood	127.00	1,016	100%		1,016
Total Acres 69.00					Land Total	11,203
Accpt Land		11,200	Accepted Bldg		0	Total
						11,200

PERRY

Valuation Report

10/17/2017

Name: POTTLE,THOMAS R & JOYCE M

Page 918

Map/Lot:

011-039

Account: 632 Card: 1 of 1

Location:

SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD
 Tree Growth 1991
 Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Semi-Improved
 TG RECERT YEAR 2011

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2011 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
11.00	Acres-Softwood	145.00	1,595	100%		1,595
64.00	Acres-Mixed Wood	167.00	10,688	100%		10,688
7.00	Acres-Hardwood	127.00	889	100%		889
15.00	Acres-Wasteland	120.00	1,800	100%		1,800
Total Acres 97.00					Land Total	14,972

Acpt Land

15,000

Accepted Bldg

0

Total

15,000

PERRY

Valuation Report

10/17/2017

Name: POTTLE,THOMAS R.& JOYCE M

Page 919

Map/Lot:

003-013

Account: 384 Card: 1 of 1

Location:

LEACH POINT RD OFF

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 06/01/2000

Sale Price 25,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.27	Acres-Ocean ---	25,000.00	28,174	100%		28,174
Total Acres 1.27				Land Total		28,174

Accpt Land

28,200

Accepted Bldg

0

Total

28,200

PERRY
Name: POTTLE,VAUGHN M

Valuation Report

10/17/2017

Page 920

Map/Lot:

005-020-001

Account: 1037 Card: 1 of 1

Location:

41 MOUNTAIN RD

Neighborhood 10 BURBY RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
1.00	Acres-Rear Land 1	3,000.00	3,000	60%	View/Envir	1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						85,582
Land Total						85,582

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,200 Sqft	Grade B 100	Base	182,325
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	6				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
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	187,325	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		84%	90%	100%	141,618

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1980	360	B 100	5,542	Avq.	84%	90%	100%	4,190
Encl Frame Porch	1980	100	B 100	2,221	Avq.	84%	90%	100%	1,679
Wood Deck	1980	120	B 100	1,512	Avq.	84%	90%	100%	1,143
Frame Garage	1980	576	B 100	17,232	Avq.	84%	90%	100%	13,028
Unfinished Attic	1980	288	B 100	1,790	Avq.	84%	90%	100%	1,354
Frame Shed	1980	198	C 100	2,799	Avq.	84%	100%	100%	2,351
Frame Shed	1980	204	C 100	2,860	Avq.	84%	100%	100%	2,402
Carport/Canopy	1980	90	E 100	691	Avq.	84%	100%	100%	580
Outbuilding Total									26,727

Acpt Land

85,600

Accepted Bldg

168,300

Total

253,900

PERRY
Name: POTTLE,VAUGHN M

Valuation Report

10/17/2017

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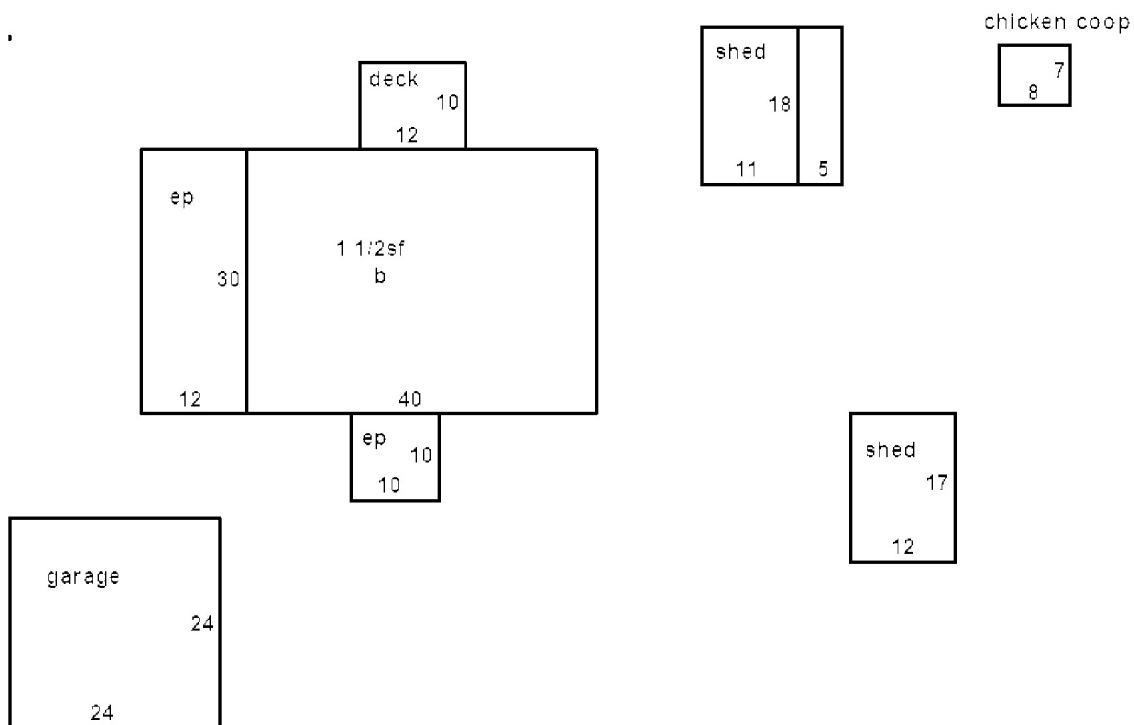
Map/Lot:

005-020-001

Account: 1037 Card: 1 of 1

Location:

41 MOUNTAIN RD



PERRY

Valuation Report

10/17/2017

Name: POTTLE,VAUGHN M & RICHARD S & MASON R

Page 922

Map/Lot:

005-020

Account: 624 Card: 1 of 1

Location:

5 WINDY LN

Neighborhood 10 BURBY RD

Sale Data

Sale Date 02/01/1996
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

Zoning/Use Residential . & Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
3.60	Acres-Rear Land 1	3,000.00	10,800	60%	View/Envir	6,480
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.60						Land Total 32,480

Dwelling Description**Replacement Cost New**

Ranch	One Story	880 Sqft	Grade C 110	Base		87,830
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	440 Sqft, Grade D	Basement Gar	None	Fin Bsmt		5,412
Heating	100% Hot Water BB	Cooling	0% None	Heat		1,404
Rooms	5					
Bedrooms	3	Add Fixtures	2			
Baths	1	Half Baths	1	Plumbing		8,800
Attic	None			Attic		0
FirePlaces	1			Fireplace		5,500
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	108,946
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None		None		82%	100%	100%
						89,336

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garage	1974	315	C 110	10,287	Avq.	82%	100%	100%		8,435
Outbuilding Total										8,435

Acpt Land

32,500

Accepted Bldg

97,800

Total

130,300

PERRY

Valuation Report

10/17/2017

Name: PRESCOTT,SANDRA A

Page 923

Map/Lot:

018-008

Account: 258 Card: 1 of 1

Location:

104 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 09/15/2003
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Misc (Fract)	12,000.00	8,485	100%		8,485
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50					Land Total	14,485

Dwelling Description**Replacement Cost New**

Conventional	One Story	480 Sqft	Grade D 110	Base	55,570
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-4,611
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	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	480	Insulation	-433
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1983	0	Typical	Typical	Average	Typical	50,526
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		85%	100%	100%
						Value(Rcnld)
						42,947

Accpt Land

14,500

Accepted Bldg

42,900

Total

57,400

PERRY

Valuation Report

10/17/2017

Name: PRESCOTT,STEPHEN J & FAYE M

Page 924

Map/Lot:

013-037

Account: 440 Card: 1 of 1

Location:

465 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	10/07/2016
Sale Price	7,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 5 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.10	Acres-Rear Land 2	450.00	45	100%		45
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 1.10						Land Total 21,845

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Frame Shed	1973	308	E 100	1,962	Avg.	81%	100% 100%	Rcnld 1,589
Outbuilding Total								1,589
Acpt Land		21,800	Accepted Bldg		1,600	Total		23,400

PERRY

Valuation Report

10/17/2017

Name: PRESTON,DEAN A & CALVIN A

Page 925

Map/Lot:

014-015-002

Account: 688 Card: 1 of 1

Location:

10 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 06/01/2011
 Sale Price 72,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.42	Acres-Lake	80,000.00	51,846	100%		51,846
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.42					Land Total	54,846

Dwelling Description**Replacement Cost New**

Conventional	One Story	840 Sqft	Grade C 100	Base	81,804
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-10,080
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-3,444
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-6,000
Attic	1/2 Finished			Attic	6,110
FirePlaces	1			Fireplace	5,000
Insulation	None	SFLA	840	Insulation	-840
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2016	0	Obsolete	Obsolete	Good	Typical	72,550
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		95%	54%	100%
						37,218

Acct Land

54,800

Accepted Bldg

37,200

Total

92,000

PERRY
Name: PREYER,MARY

Valuation Report

10/17/2017
Page 926
007-004-001
SHORE RD

Account: 933 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD

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

Sale Data	
Sale Date	04/01/1990
Sale Price	14,000
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	30,000.00	30,000	90%	Unimproved	27,000
4.68	Acres-Rear Land 4	1,000.00	4,680	100%		4,680
Total Acres 5.68			Land Total			31,680
Accpt Land		31,700	Accepted Bldg		0	Total 31,700

PERRY

Valuation Report

10/17/2017

Name: PROBERT,CURTIS K HEIRS

Page 927

Map/Lot:

003-001-001-005

Account: 641 Card: 1 of 1

Location:

100 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date	01/01/1998
Sale Price	64,700
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.46	Acres-Rear Land 1	3,000.00	4,380	100%		4,380
Total Acres 2.46					Land Total	25,380

Accpt Land

25,400

Accepted Bldg0 **Total**

25,400

PERRY

Name: PROBERT,CURTIS K HEIRS

Valuation Report

10/17/2017

Page 928

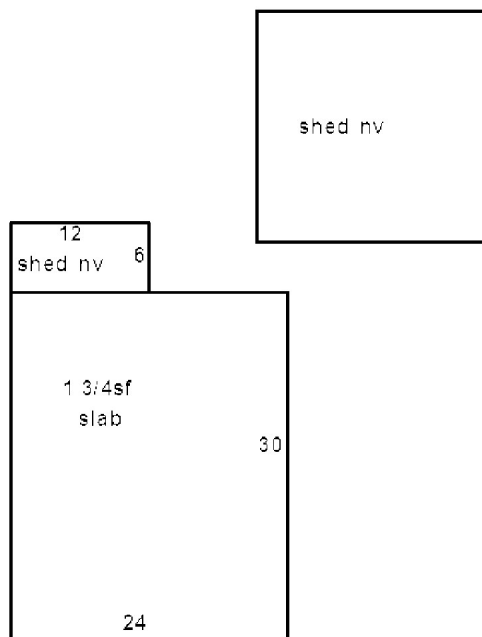
Account: 641 Card: 1 of 1

Map/Lot:

Location:

003-001-001-005

100 BIRCH PT RD



PERRY

Valuation Report

10/17/2017

Name: PROBERT,KENNETH,GARRETT,CURTIS

Page 929

Map/Lot:

003-002

Account: 640 Card: 1 of 1

Location:

BIRCH POINT RD

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 02/01/1987

Sale Price 0

Sale Type Land Only

Financing Unknown

Verified

Validity Related Parties

Reference 1 BK 1431 PG 291

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.00	Acres-Ocean/Cove	50,000.00	111,803	100%		111,803
20.00	Acres-Rear Land 1	3,000.00	60,000	100%		60,000
70.00	Acres-Rear Land 2	450.00	31,500	100%		31,500
Total Acres 95.00					Land Total	203,303

Accpt Land

203,300

Accepted Bldg

0

Total

203,300

PERRY
Name: PURDY,KATHY & KENNETH A

Valuation Report

10/17/2017

Page 930

Map/Lot:

013-050

Location:

GIN COVE RD

Account: 302 Card: 1 of 1

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	11/01/2002
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	
Validity	Related Parties

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.86	Acres-Baselot (Fract)	50,000.00	46,368	75%	Unimproved	34,776
Total Acres 0.86				Land Total		34,776

Accpt Land	34,800	Accepted Bldg	0	Total	34,800
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PERRY
Name: PURDY,KATHY & KENNETH A

Valuation Report

10/17/2017
Page 931
013-050-008
GIN COVE RD

Account: 672 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data	
Sale Date	11/01/2002
Sale Price	63,000
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.34	Acres-Ocean	85,000.00	98,395	75%	Unimproved	73,796
Total Acres 1.34				Land Total		73,796
Accpt Land		73,800	Accepted Bldg		0	Total 73,800

PERRY
Name: RAMAGE,WILLIAM & NANCY

Valuation Report

10/17/2017

Page 932

Map/Lot:

016-028

Account: 647 Card: 1 of 1

Location:

60 GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellSeptic System
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
1.25	Acres-Rear Land 2	450.00	563	100%		563
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 2.25						Land Total 60,363

Dwelling Description

Replacement Cost New

Conventional	One Story	880 Sqft	Grade D 100	Base	68,919
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Wet 1/2 Bmt	Basement	-1,522
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	Floor & Stairs			Attic	1,132
FirePlaces	0			Fireplace	0
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1958	0	Old Type	Old Type	Fair	Typical	68,529
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	62%	89%	100%	37,814	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1958	168	D 100	2.027	Fair	62%	89%	100%	1,119
Wood Deck	1958	228	D 100	1.701	Fair	62%	89%	100%	939
Frame Shed	1958	240	E 100	1.614	Avq.	76%	100%	100%	1,227
Outbuilding Total									3,285

Accpt Land

60,400

Accepted Bldg

41,100

Total

101,500

PERRY

Valuation Report

10/17/2017

Name: RAMSDELL JR,SHELLY L & GARY L

Page 933

Map/Lot:

012-016-001

Account: 1045 Card: 1 of 1

Location:

215 JOHNSON RD

Neighborhood 2 JOHNSON RD

Sale Data

Sale Date 05/18/2007
 Sale Price 33,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.37	Acres-Rear Land 2	450.00	2,417	100%		2,417
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.37						Land Total 20,417

Dwelling Description**Replacement Cost New**

Ranch	One Story	2,040 Sqft	Grade C 110	Base	152,779
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	3,254
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,122
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Average	Typical	163,755
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
						Value(Rcnld)
						153,930

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	2007	36	C 110	1,257	Avq.	94%	100%	100%	100%	1,182
Outbuilding Total										1,182

Acpt Land

20,400

Accepted Bldg

155,100

Total

175,500

PERRY

Valuation Report

10/17/2017

Name: RAMSDELL,LESTER R JR

Page 934

Map/Lot:

018-035

Account: 613 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	20,000.00	14,142	100%		14,142
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50					Land Total	20,142

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	806 Sqft	Grade D 100	Base	88,478
Exterior	Asbestos/T111 Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					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	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1924	0	Old Type	Old Type	Fair	Typical	88,478
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	94%	100%
						41,585

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1924	450	D 100	9,550	Fair	50%	94%	100%	4,488
Outbuilding Total									4,488

Acpt Land

20,100

Accepted Bldg

46,100

Total

66,200

PERRY
Name: RAWCLIFFE,JACQUELINE A

Valuation Report

10/17/2017

Page 935

Map/Lot:

003-014

Account: 93 Card: 1 of 1

Location:

188 LEACH PT RD

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Septic System
Street None

Sale Data
Sale Date 07/23/2015
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	100%		75,000
1.00	Acres-Rear Land 1	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						81,000

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	320 Sqft	Grade E 110	Base	29,816
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	-1,874
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,062
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,300
Attic	Floor & Stairs			Attic	451
FirePlaces	1			Fireplace	2,750
Insulation	None			Insulation	-176
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1973	0	Obsolete	Obsolete	Below Average	Inadeq.	26,605
Functional Obsolescence						Value(Rcnld)
Incomplete		None	Economic Obsolescence	Phys. %	Func. %	
				76%	51%	100%

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1973	48	E 110	696	Avq-	76%	51%	100%	270
1SFr Overhanga	1973	60	E 110	697	Avq-	76%	51%	100%	270
Outbuilding Total									540

Acpt Land

81,000

Accepted Bldg

10,900

Total

91,900

PERRY

Valuation Report

10/17/2017

Name: RAWCLIFFE,JACQUELINE A

Page 936

Map/Lot:

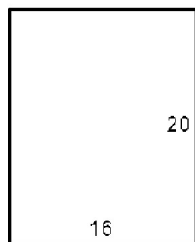
003-014

Account: 93

Card: 1 of 1

Location:

188 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: RAYE,DONALD W

Page 937

PERSONAL REPRESENTATIVE

Map/Lot:

018-016

Account: 657 Card: 1 of 1

Location:

RAYE LN

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 06/24/2003

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.76	Acres-Rear Land 2	450.00	342	100%		342
Total Acres 1.76				Land Total		11,142

Accpt Land

11,100

Accepted Bldg0 **Total**

11,100

PERRY
Name: RAYE,DONALD W & VERA P

Valuation Report

10/17/2017

Page 938

Map/Lot:

017-001

Account: 822 Card: 1 of 1

Location:

702 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 08/31/2013
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Lake	80,000.00	80,000	90%	Unimproved	72,000
Total Acres 1.00						72,000

Dwelling Description

Replacement Cost New

Seasonal	One Story	786 Sqft	Grade E 100	Base	31,182
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-39
					0
					0
Foundation	Wood Post/Rock	Basement	None	Basement	-5,305
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-882
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-393
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1940	0	Old Type	Old Type	Below Average	Inadeq.	21,563
Functional Obsolescence						Value(Rcld)
None		None		Phys. %	Func. %	12,282
				64%	89%	
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN	Cond	Rcld
Open Frame Porch	1940	85	E 100	404	Avq-	231
Frame Shed	1940	60	E 100	694	Avq-	444
Outbuilding Total						675
Acpt Land		72,000	Accepted Bldg		13,000	Total
						85,000

PERRY

Valuation Report

10/17/2017

Name: RAYE,DONALD W, VERA P &

Page 939

RAYE,ALEXANDER H,LIFE ESTATE

Map/Lot:

012-007

Account: 648 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.50	Acres-Lake	80,000.00	203,961	100%		203,961
78.40	Acres-Rear Land 2	450.00	35,280	100%		35,280
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 84.90						Land Total 245,241

Dwelling Description

Replacement Cost New

Conventional	One Story	648 Sqft	Grade C 100	Base	71,033
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	-5,832
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	100% None	Heat	-1,024
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
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	68,177
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		94%	100%	64,086

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	2006	192	C 100	2,717	Avq.	94%	100%	100%	2,554
Frame Shed	2006	60	E 100	694	Avq.	94%	100%	100%	652
Frame Shed	2006	96	E 100	878	Avq.	94%	100%	100%	825
Wood Deck	2006	120	C 100	1,210	Avq.	94%	100%	100%	1,137
Outbuilding Total									5,168

Acpt Land

245,200

Accepted Bldg

69,300

Total

314,500

PERRY

Valuation Report

10/17/2017

Name: RAYE,FRANCES M

Page 940

LIFE ESTATE

Map/Lot:

010-037

Account: 652 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Below Street
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Ocean	85,000.00	147,224	90%	Unimproved	132,502
7.00	Acres-Rear Land 1	3,000.00	21,000	100%		21,000
Total Acres 10.00					Land Total	153,502
Accpt Land		153,500	Accepted Bldg	0	Total	153,500

PERRY

Valuation Report

10/17/2017

Name: RAYE,FRANCES M

Page 941

LIFE ESTATE

Map/Lot:

010-036

Account: 653 Card: 1 of 1

Location:

410 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1 FRANCES M RAYE (LIFE ESTATE)
 Reference 2 KEVEN AND WILLIAM RAYE 3674 - 83
 Tran/Land/Bldg 0 0 0
 X Coordinate 0 Y Coordinate 0
 Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
21.00	Acres-Rear Land 2	450.00	9,450	100%		9,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 42.00 Land Total						85,450

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	1,008 Sqft	Grade C 100	Base	132,282
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry 3/4 Bmt	Basement	-3,021
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	1			Fireplace	5,000
Insulation	Capped Only			Insulation	-882
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	1982	Typical	Typical	Average	Typical	133,379
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	86,696	
Outbuildings/Additions/Improvements					Percent Good	Value Rcnld
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	
One Story Frame	1875	266	C 100	5,618 Avq.	65% 100% 100%	3,652
Frame Shed	1875	608	C 100	6,989 Avq.	65% 100% 100%	4,543
Unfinished Attic	1875	874	C 100	2,311 Avq.	65% 100% 100%	1,502
Wood Deck	1982	449	C 100	3,842 Avq.	65% 100% 100%	2,497
Outbuilding Total						12,194
Acpt Land		85,500	Accepted Bldg		98,900	Total 184,400

PERRY
Name: RAYE,KEVIN L & KAREN H

Valuation Report

10/17/2017

Page 942

Map/Lot:

015-012-002

Account: 950 Card: 1 of 1

Location:

SUNSET COVE LN

Neighborhood 4 LAKE RD

Sale Data	
Sale Date	10/01/2000
Sale Price	25,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Gravel

Reference 1 B3906P99 SMALL PIECE APPROX .10

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.36	Acres-Lake	80,000.00	93,295	100%		93,295
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 1.36 Land Total						97,795

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	816 Sqft	Grade B 110	Base	158,200
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	544 Sqft, Grade B	Basement Gar	None	Fin Bsmt	10,200
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,440
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	3	Half Baths	0	Plumbing	16,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	842
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
2001	0	Typical	Typical	Average	Typical	188,182			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)			
None		None		92%	100% 100%	173,127			
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Open Frame Porch	2001	32	B 110	546	Avq.	92%	100%	100%	502
One Story Frame	2001	80	B 110	2,323	Avq.	92%	100%	100%	2,137
Open Frame Porch	2001	64	B 110	887	Avq.	92%	100%	100%	816
Wood Deck	2001	292	B 110	3,555	Avq.	92%	100%	100%	3,271
One Story Frame	2001	284	B 110	8,248	Avq.	92%	100%	100%	7,588
Frame Garage	2001	624	B 100	18,252	Avq.	92%	100%	100%	16,792
Finished Attic	2001	624	B 100	10,695	Avq.	92%	100%	100%	9,839
Wood Deck	2001	40	B 110	783	Avq.	92%	100%	100%	720
Frame Garage	2016	768	C 100	17,048	Avq.	95%	100%	100%	16,196
Frame Shed	2000	36	E 100	572	Poor	71%	100%	100%	406
Outbuilding Total									58,267

Acpt Land

97,800

Accepted Bldg

231,400

Total

329,200

PERRY
Name: RAYE,NANCY

Valuation Report

10/17/2017
Page 943
012-008-B
GOLDING RD

Account: 106 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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
Total Acres 0.00				Land Total		6,000

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	660 Sqft	Grade D 100	Base	84,082
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-6,494
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,283
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	4,100
Insulation	None			Insulation	-812
Unfin. Living Area	90%			Unfinished	-4,384

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1908	0	Typical	Typical	Average	Typical	75,209			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)			
None		no electricity..		65%	100% 88%	43,117			
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Open Frame Porch	1908	408	D 100	2.709	Avg.	65%	100%	88%	1,553
Wood Deck	1908	134	D 100	1.084	Avg.	65%	100%	88%	622
One Story Frame	1908	120	D 100	2.078	Avg.	65%	100%	88%	1,192
Frame Shed	1908	140	E 100	1.103	Avg.	65%	100%	88%	632
Outbuilding Total									3,999

Acpt Land

6,000

Accepted Bldg

47,100 **Total**

53,100

PERRY
Name: RAYE,SUSAN D

Valuation Report

10/17/2017
Page 944
017-008-002
GOLDING RD

Account: 825 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	08/01/1992
Sale Price	2,500
Sale Type	Land Only
Financing	Unknown
Verified	Other Source
Validity	Other Non Valid

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
1.50	Acres-Rear Land 2	450.00	675	100%		675
Total Acres 2.50			Land Total			14,175
Accpt Land		14,200	Accepted Bldg		0	Total 14,200

PERRY
Name: RAYE,WILLIAM J

Valuation Report

10/17/2017
Page 945
015-007-001
37 BISHOP LN

Account: 650 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities LakeSeptic System
Street Gravel

Sale Data
Sale Date 05/01/2001
Sale Price 0
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
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 0.23 Land Total						42,867

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	480 Sqft	Grade E 110	Base	49,132
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	-3,168
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,894
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
1987	0	Typical	Typical	Below Average	Typical	44,070
Functional Obsolescence				Phys. %	Func. %	Econ. %
None		None		81%	100%	100%
						Value(Rcnd)
						35,697

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Wood Deck	1987	288	E 110	1,405	Avq-	81%	100%	100%	1,138
Wood Deck	1987	72	E 110	454	Avq-	81%	100%	100%	368
Outbuilding Total									1,506

Acpt Land

42,900

Accepted Bldg

37,200

Total

80,100

PERRY

Valuation Report

10/17/2017

Name: RED MEN,IMPROVED ORDER OF

Page 946

Map/Lot:

016-002

Account: 1027 Card: 1 of 1

Location:

1877 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Rolling
 Utilities
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Baselot (Fract)	20,000.00	10,000	100%		10,000
Total Acres 0.25				Land Total		10,000
Accpt Land	10,000	Accepted Bldg	0	Total		10,000

PERRY

Valuation Report

10/17/2017

Name: REGAN,KENNETH P & LAURIE J

Page 947

Map/Lot:

004-004-001

Account: 786 Card: 1 of 1

Location:

14 HOOTIN HOLLER LN

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	08/01/2012
Sale Price	3,576
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Misc (Fract)	12,000.00	11,384	90%	Excess Frt	10,246
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.90					Land Total	16,246

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	880 Sqft	Grade D 100	Base	99,933
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	None	Basement	-6,494
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,995
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
1988	1999	Old Type	Old Type	Fair	Typical	91,444
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	75%	94%	100%	64,468	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1999	210	D 100	1,454	Fair	75%	94%	100%	1,025
Wood Deck	1999	192	D 100	1,465	Fair	75%	94%	100%	1,033
Frame Shed	1999	96	D 100	1,440	Fair	75%	94%	100%	1,015
Outbuilding Total									3,073

Acpt Land

16,200

Accepted Bldg

67,500

Total

83,700

PERRY

Valuation Report

10/17/2017

Name: REGAN,KENNETH P & LAURIE J

Page 948

Map/Lot:

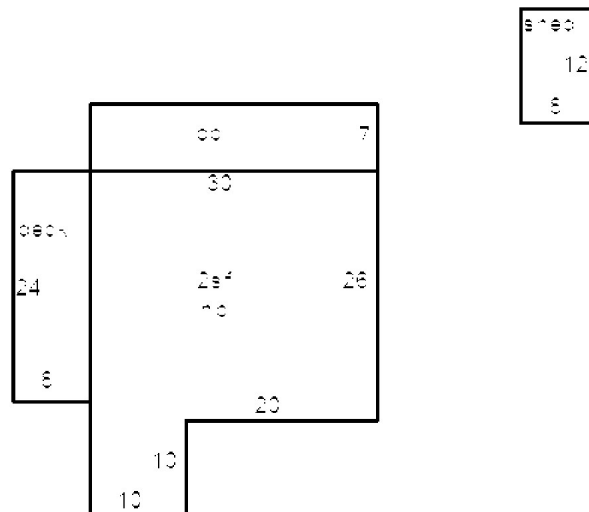
004-004-001

Account: 786

Card: 1 of 1

Location:

14 HOOTIN HOLLER LN



PERRY

Valuation Report

10/17/2017

Name: REMOTE SUMMIT TECHNOLOGIES,LLC

Page 949

Map/Lot:

015-048

Account: 477 Card: 1 of 1

Location:

1928 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 05/21/2015
 Sale Price 45,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
62.00	Acres-Rear Land 2	450.00	27,900	100%		27,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 63.00						53,900

Land Total

Dwelling Description**Replacement Cost New**

Conventional	One Story	800 Sqft	Grade C 100	Base	78,000
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-8,520
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,264
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/2 Finished			Attic	5,950
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-800
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1960	2016	Typical	Typical	Average	Typical	73,366
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		no electricity..		76%	100%	95%

Value(Rcnld)

52,691

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	2017	80	E 100	796	V.G.	95%	100%	95%		714
Outbuilding Total										714

Acpt Land

53,900

Accepted Bldg

53,400

Total

107,300

PERRY

Valuation Report

10/17/2017

Name: RICCIARDI,DONNA & GENTILE,KRISTINE

Page 950

Map/Lot:

016-022

Account: 422 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data	
Sale Date	04/12/2016
Sale Price	3,177
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Zoning/Use	Residential .
Topography	Below Street
Utilities	Dug WellSeptic System
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	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 1.00					Land Total	16,800

Accpt Land

16,800

Accepted Bldg0 **Total**

16,800

PERRY

Valuation Report

10/17/2017

Name: RICKER, DARLINGTON & LOUISETTE

Page 951

Map/Lot:

005-051

Account: 139 Card: 1 of 1

Location:

525 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 01/31/2007
 Sale Price 50,000
 Sale Type Mobile Home
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1 COVINGTON 14X76 MBHM #BRN01021053TN

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 27,350

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
14Mobile Home	1994	14X76	B 100	31,237	Avq.	60%	100%	100%	18,680
One Story Frame	2007	400	C 100	8,448	Avq.	94%	100%	100%	7,941
Wood Deck	2007	96	C 100	1,018	Avq.	94%	100%	100%	957
Wood Deck	2007	168	C 100	1,594	Avq.	94%	100%	100%	1,498
Frame Garage	2009	480	C 100	12,155	Avq.	95%	95%	100%	10,970
Frame Shed	2009	336	C 100	4,209	Avq.	95%	100%	100%	3,999
Outbuilding Total									44,045

Acpt Land

27,400

Accepted Bldg

44,000

Total

71,400

PERRY

Valuation Report

10/17/2017

Name: RICKER,DARLINGTON A FR & LOUISETTE

Page 952

Map/Lot:

006-019-002

Account: 840 Card: 1 of 1

Location:

SO MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 09/15/2003

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Rear Land 2	450.00	414	100%		414
Total Acres 0.92				Land Total		414

Accpt Land

400

Accepted Bldg

0

Total

400

PERRY

Valuation Report

10/17/2017

Name: RICKER,DARLINGTON A JR & LOUISETTE L

Page 953

Map/Lot:

006-018

Account: 669 Card: 1 of 1

Location:

176 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date	07/13/2013
Sale Price	109,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
24.28	Acres-Rear Land 2	450.00	10,926	100%		10,926
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 25.28					Land Total	28,926

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,008 Sqft	Grade B 100	Base	106,210
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	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1978	0	Typical	Typical	Average	Typical	117,460
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	83%	100%	100%	97,492	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1978	120	B 100	3,168	Avq.	83%	100%	100%	2,629
Wood Deck	1978	140	B 100	1,712	Avq.	83%	100%	100%	1,421
Patio	1978	150	B 100	2,031	Avq.	83%	100%	100%	1,686
Frame Garage	1978	896	B 100	24,029	Avq.	83%	100%	100%	19,944
Frame Shed	1978	42	D 100	987	Avq.	83%	100%	100%	819
Frame Shed	1978	90	D 100	1,390	Avq.	83%	100%	100%	1,154
Outbuilding Total									27,653

Acpt Land

28,900

Accepted Bldg

125,100

Total

154,000

PERRY

Valuation Report

10/17/2017

Name: RICKER,DARLINGTON JR

Page 954

Map/Lot:

018-019

Account: 573 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
1.25	Acres-Rear Land 2	450.00	563	100%		563
Total Acres 2.25					Land Total	11,363
Accpt Land		11,400	Accepted Bldg		0	Total
						11,400

Name: RICKER,DARLINGTON JR & LOUISETTE

Valuation Report

10/17/2017

Page 955

005-054

Account: 107 Card: 1 of 1

Map/Lot:

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use	Residential .
Topography	Rolling
Utilities	NoneNone
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate	0	Y Coordinate	0
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Exemption(s)	Land Schedule	2
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Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
19.00	Acres-Rear Land 2	450.00	8,550	100%		8,550
Total Acres 20.00				Land Total		19,350

Accpt Land	19,400	Accepted Bldg	0	Total	19,400
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PERRY

Valuation Report

10/17/2017

Name: RICKER,DARLINGTON JR & LOUISETTE

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Map/Lot:

006-016-001

Account: 1012 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Misc (Fract)	12,000.00	20,785	90%	Unimproved	18,706
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
71.52	Acres-Rear Land 3(>100)	300.00	21,456	100%		21,456
Total Acres 174.52					Land Total	85,162

Accpt Land

85,200

Accepted Bldg0 **Total**

85,200

PERRY

Valuation Report

10/17/2017

Name: RICKER, LOUISETTE L & DARLINGTON A JR

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Map/Lot:

006-019

Account: 671 Card: 1 of 1

Location:

116 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
16.38	Acres-Rear Land 2	450.00	7,371	100%		7,371
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.38						Land Total 25,371

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	0	480	D 100	9,967	Poor	40%	100%	100%	3,987
Outbuilding Total									3,987
Acpt Land		25,400	Accepted Bldg			4,000	Total		29,400

PERRY
Name: RICKER,MICHAEL J

Valuation Report

10/17/2017
Page 958
018-011+012
GOLDING RD

Account: 673 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Sale Data	
Sale Date	05/20/2008
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
6.17	Acres-Rear Land 2	450.00	2,777	100%		2,777
Total Acres 7.17			Land Total			13,577
Accpt Land		13,600	Accepted Bldg		0	Total 13,600

PERRY
Name: RICKER,MICHAEL J

Valuation Report

10/17/2017
Page 959
009-036
GOLDING RD

Account: 674 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Sale Data	
Sale Date	05/20/2008
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
75.00	Acres-Rear Land 2	450.00	33,750	100%		33,750
Total Acres 76.00			Land Total			44,550
Accpt Land		44,600	Accepted Bldg		0	Total 44,600

PERRY

Valuation Report

10/17/2017

Name: RICKER,PETER SR & SHEILA

Page 960

Map/Lot:

006-019-001

Account: 676 Card: 1 of 1

Location:

122 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
9.60	Acres-Rear Land 2	450.00	4,320	100%		4,320
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.60					Land Total	22,320

Dwelling Description

Replacement Cost New

Cape Cod	One & 3/4 Story	864 Sqft	Grade B 100	Base	150,710
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	8				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
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	
1989	0	Typical	Typical	Average	Typical	158,210	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete	None			87%	100%	100%	137,643

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1989	256	B 100	6,759	Avq.	87%	100%	100%	5,880
Wood Deck	1989	128	B 100	1,592	Avq.	87%	100%	100%	1,385
Wood Deck	1989	128	B 100	1,592	Avq.	87%	100%	100%	1,385
Frame Garage	1989	576	B 100	17,232	Avq.	87%	100%	100%	14,992
Outbuilding Total									23,642

Accpt Land

22,300

Accepted Bldg

161,300

Total

183,600

PERRY
Name: RIGGS,DALE ILA

Valuation Report

10/17/2017

Page 961

Map/Lot:

015-057

Location:

POTTLE RD OFF

Account: 677 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	05/22/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
8.00	Acres-Rear Land 2	450.00	3,600	100%		3,600
Total Acres 9.00					Land Total	14,400

Accpt Land	14,400	Accepted Bldg	0	Total	14,400
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PERRY

Valuation Report

10/17/2017

Name: RITCHIE,GRAYDON & MARGARET B LT HEIRS

Page 962

Map/Lot:

010-016

Account: 684 Card: 1 of 1

Location:

218 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
10.20	Acres-Rear Land 4	1,000.00	10,200	100%		10,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.20						Land Total 66,200

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Shed	1890	930	D 100	8,430	Avq-	60%	100%	100%	5,058
Frame Garage	1890	468	D 100	9,800	Avq-	60%	100%	100%	5,880
Outbuilding Total									10,938
Acpt Land		66,200	Accepted Bldg		10,900	Total			77,100

PERRY

Valuation Report

10/17/2017

Name: RITCHIE,GRAYDON JR

Page 963

Map/Lot:

010-023

Account: 687 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean	85,000.00	120,208	90%	Unimproved	108,187
4.10	Acres-Rear Land 1	3,000.00	12,300	100%		12,300
Total Acres 6.10					Land Total	120,487
Accpt Land		120,500	Accepted Bldg		0	Total
						120,500

PERRY

Valuation Report

10/17/2017

Name: RITCHIE,GRAYDON JR & CYNTHIA

Page 964

Account: 682 Card: 1 of 1

Map/Lot:

010-026

Location:

4 FROST COVE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean	85,000.00	85,000	75%	Access	63,750
0.90	Acres-Rear Land 1	3,000.00	2,700	100%		2,700
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
Total Acres 1.90						Land Total 70,350

Dwelling Description

Replacement Cost New

Ranch	One Story	1,356 Sqft	Grade C 100	Base	105,214
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Damp Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	2 CAR	Fin Bsmt	3,900
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
1955	0	Typical	Typical	Average	Typical	109,114
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		74%	100%	100%
						80,744
Outbuildings/Additions/Improvements						Value Rcnld
Description	Year	Units	Grade	RCN	Cond	Phy
Encl Frame Porch	1955	100	C 100	1,777	Avg.	74%
Wood Deck	1955	96	C 100	1,018	Avg.	74%
						Percent Good
						Phy
						Func
						Econ
						100%
						100%
						100%
						Outbuilding Total
						2,068
Accpt Land		70,400	Accepted Bldg		82,800	Total
						153,200

PERRY
Name: RITCHIE,MARK W (PER REP)

Valuation Report

10/17/2017

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Map/Lot:

010-021

Location:

SHORE RD

Account: 686 Card: 1 of 1

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities
Street Semi-Improved

Sale Data	
Sale Date	11/15/2012
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
6.50	Acres-Rear Land 1	3,000.00	19,500	100%		19,500
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 8.00						Land Total 117,993

Acpt Land	118,000	Accepted Bldg	0	Total	118,000
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PERRY

Valuation Report

10/17/2017

Name: ROBINSON,JUDITH H

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Map/Lot:

015-015-001-001

Account: 870 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
3.58	Acres-Rear Land 2	450.00	1,611	100%		1,611
Total Acres 4.58					Land Total	12,411
Accpt Land		12,400	Accepted Bldg	0	Total	12,400

PERRY
Name: ROBINSON,VICTOR

Valuation Report

10/17/2017

Page 967

Map/Lot:

013-010

Location:

658 SHORE RD

Account: 620 Card: 1 of 1

Neighborhood 19 SHORE RD
Tree Growth 2012
Zoning/Use Residential .
Topography Rolling
Utilities Drilled WellSeptic System
Street Semi-Improved

Sale Data
Sale Date 11/01/2002
Sale Price 60,000
Sale Type Land & Buildings
Financing Unknown
Verified
Validity Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
8.00	Acres-Rear Land 4	1,000.00	8,000	100%		8,000
37.00	Acres-Softwood	145.00	5,365	100%		5,365
12.00	Acres-Mixed Wood	167.00	2,004	100%		2,004
4.00	Acres-Wasteland	120.00	480	100%		480
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 62.00						Land Total 51,849

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	520 Sqft	Grade C 100	Base	92,585
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 3/4 Bmt	Basement	-712
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-2,043
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-910
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Obsolete	Obsolete	Average	Typical	88,920
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		65%	59%	100%
						Value(Rcnld) 34,101

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	192	D 100	2.244	Avq.	65%	100%	100%	1,459
Frame Shed	1900	180	E 100	1.308	Fair	50%	100%	100%	654
Frame Shed	1900	200	E 100	1.410	Fair	50%	100%	100%	705
Frame Garage	2015	832	C 100	18.136	Avq.	95%	100%	100%	17,229
Unfinished Attic	2015	832	C 100	2.248	Avq.	95%	100%	100%	2,136
Outbuilding Total									22,183

Acpt Land

51,800

Accepted Bldg

56,300

Total

108,100

PERRY

Valuation Report

10/17/2017

Name: ROBISON,LINDA W

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Map/Lot:

005-024

Account: 811 Card: 1 of 1

Location:

MOUNTAIN RD

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	12/30/2004
Sale Price	74,900
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	NoneNone
Street	None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	90%	Unimproved	67,500
Total Acres 1.00				Land Total		67,500
Accpt Land	67,500	Accepted Bldg	0	Total		67,500

PERRY
Name: ROCHE,MICHAEL

Valuation Report

10/17/2017

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Map/Lot:

011-032

Account: 83 Card: 1 of 1

Location:

843 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	12/21/2011
Sale Price	57,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.00	Acres-Lake	80,000.00	138,564	100%		138,564
5.31	Acres-Rear Land 2	450.00	2,390	100%		2,390
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.31						Land Total 146,954

Dwelling Description

Replacement Cost New

Conventional	One Story	468 Sqft	Grade C 100	Base	60,935
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	-2,804
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-1,053
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,287
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Growing Concerns						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Average	Typical	65,365
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		88%	100%	100%
						Value(Rcnld)
						57,521

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1992	138	C 100	1,217	Avq.	88%	100%	100%	1,071
Wood Deck	1992	120	C 100	1,210	Avq.	88%	100%	100%	1,065
Frame Shed	1992	80	C 100	1,593	Avq.	88%	100%	100%	1,402
Outbuilding Total									3,538

Acpt Land

147,000

Accepted Bldg

61,100

Total

208,100

PERRY
Name: RODMAN,FRANCINE K

Valuation Report

10/17/2017

Page 970

Map/Lot:

015-015-001

Account: 755 Card: 1 of 1

Location:

805 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Sale Data	
Sale Date	10/22/2013
Sale Price	95,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
3.58	Acres-Rear Land 2	450.00	1,611	100%		1,611
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 4.58						18,111

Land Total

Dwelling Description

Replacement Cost New

Ranch	One Story	1,512 Sqft	Grade B 100	Base	139,128
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	3,000
Heating	100% Hot Water BB	Cooling	0% None	Heat	2,741
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	945
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2005	0	Typical	Typical	Average	Typical	153,314
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		93%	100%	100%
						142,582

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2005	160	B 100	1,912	Avg.	93%	100%	100%	1,778
Frame Shed	2005	240	E 100	1,614	Avg-	88%	100%	100%	1,420
Outbuilding Total									3,198

Accpt Land

18,100

Accepted Bldg

145,800

Total

163,900

PERRY
Name: ROMANO,WAYNE

Valuation Report

10/17/2017
Page 971
006-010
60 MAHAR LN

Account: 1008 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Conventional	Two Story	576 Sqft	Grade D 110	Base	91,442
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Slab	Basement	None	Basement	-5,533
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,642
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				Uniminished				0	
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
1997	0	Typical	Typical	Average	Typical			84,267	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		90%	100%	100%	75,840		
Outbuildings/Additions/Improvements				Percent Good				Value Rcnld	
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
Frame Shed	1988	120	E 100	1.000	Ava.	87%	100%	100%	870
Encl Frame Porch	1988	240	D 100	2.631	Ava.	87%	100%	100%	2,289
Outbuilding Total									3,159
Accpt Land			0	Accepted Bldg			79,000	Total	79,000

PERRY
Name: RONAN,MARIAN B

Valuation Report

10/17/2017

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Map/Lot:

003-044

Location:

473 CANNON HILL RD

Account: 259 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	08/03/2015
Sale Price	32,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
20.00	Acres-Rear Land 2	450.00	9,000	100%		9,000
Total Acres 21.00					Land Total	22,500

Accpt Land	22,500	Accepted Bldg	0	Total	22,500
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PERRY
Name: ROOD,MILDRED L

Valuation Report

10/17/2017

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Map/Lot:

005-017

Location:

US RTE ONE OFF

Account: 690 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	02/01/1996
Sale Price	0
Sale Type	Land Only
Financing	Private Finance
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
8.30	Acres-Rear Land 2	450.00	3,735	50%		1,868
Total Acres 8.30				Land Total		1,868

Accpt Land	1,900	Accepted Bldg	0	Total	1,900
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PERRY
Name: ROSE,KENNETH & BETTE

Valuation Report

10/17/2017

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Map/Lot:

016-034

Account: 720 Card: 1 of 1

Location:

33 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 07/01/2004
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00						Land Total 27,350

Dwelling Description

Replacement Cost New

Ranch	One & 1/2 Story	960 Sqft	Grade C 110	Base	129,710
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	-3,564
Rooms	5				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
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	Average	Typical	132,746
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	83%	100%	110,179

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	1978	440	E 100	5,738	Poor	61%	100%	100%	3,500
Frame Shed	1978	49	E 50	319	Poor	61%	100%	100%	195
Outbuilding Total									3,695

Acpt Land

27,400

Accepted Bldg

113,900

Total

141,300

PERRY

Valuation Report

10/17/2017

Name: ROSEN,DEBORAH J & MICHAEL J

Page 975

Map/Lot:

010-004+005

Account: 119 Card: 1 of 1

Location:

1381 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	10/29/2014
Sale Price	49,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1 LIEN RELEASE B4127P96

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baslot (Fract)	20,000.00	20,000	100%		20,000
4.85	Acres-Rear Land 2	450.00	2,183	100%		2,183
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.85						Land Total 28,183

Dwelling Description

Replacement Cost New

Conventional	One Story	1,296 Sqft	Grade B 100	Base	134,232
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	0 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof	0
					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	2,349
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	10,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	810
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1992	0	Typical	Typical	Average	Typical	147,391
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	88%	100%	100%	129,704	
Outbuildings/Additions/Improvements					Value Rcnld	
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	
One Story Frame	1992	480	C 100	10,138 Avq.	88% 100% 100%	8,921
Wood Deck	1992	130	C 100	1,290 Avq.	88% 100% 100%	1,135
One Story Frame	1992	117	D 110	2,229 Avq.	88% 100% 100%	1,962
Bulkhead	1992	25	B 100	1,262 Avq.	88% 100% 100%	1,111
One Story Frame	1992	304	C 100	6,420 Avq.	88% 100% 100%	5,650
Frame Garage	1992	364	D 100	8,351 Avq.	88% 100% 100%	7,349
Frame Shed	1992	216	D 100	2,446 Avq.	88% 100% 100%	2,152
Outbuilding Total					28,280	
Acpt Land		28,200	Accepted Bldg		158,000	Total 186,200

PERRY

Valuation Report

10/17/2017

Name: ROSENFELD, RONALD S & ZELIA M

Page 976

TRUSTEE, ROSENEIRO TRUST OF 2014

Map/Lot:

001-003-001-001

Account: 265 Card: 1 of 1

Location:

281 Birch Pt Rd

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 06/01/1999
 Sale Price 35,000
 Sale Type Land Only
 Financing Unknown
 Verified
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.60	Acres-Ocean	85,000.00	107,517	100%		107,517
9.60	Acres-Rear Land 1	3,000.00	28,800	100%		28,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.20					Land Total	142,317

Dwelling Description**Replacement Cost New**

Contemporary	One & 3/4 Story	1,264 Sqft	Grade B 110	Base	221,047
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	4,410
Rooms	9				
Bedrooms	3	Add Fixtures	1		
Baths	3	Half Baths	1	Plumbing	24,750
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,875
Insulation	Heavy			Insulation	1,521
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2000	0	Modern	Modern	Average	Typical	258,603
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		no electricity..		91%	100%	90%
						Value Rcndd
						211,796

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcndd
1 & 1/2 Story Fr	2000	728	B 110	28,748	Avq.	91%	100%	90%	23,545
One Story Frame	2000	256	B 110	7,435	Avq.	91%	100%	90%	6,089
Open Frame Porch	2000	72	B 110	972	Avq.	91%	100%	90%	797
Patio	2000	252	B 110	3,287	Avq.	91%	100%	90%	2,692
Patio	2000	1084	B 110	11,867	Avq.	91%	100%	90%	9,719
One Story Frame	2000	144	B 110	4,181	Avq.	91%	100%	90%	3,425
Frame Garage	2000	768	B 110	23,441	Avq.	91%	100%	90%	19,198
One Story Frame	2000	36	B 110	1,045	Avq.	91%	100%	90%	856
Frame Shed	2011	280	B 110	5,001	Avq.	91%	100%	90%	4,096
Outbuilding Total									70,417

Acpt Land

142,300

Accepted Bldg

282,200

Total

424,500

PERRY

Valuation Report

10/17/2017

Name: ROSENFELD, RONALD S & ZELIA M

Page 977

TRUSTEE, ROSENEIRO TRUST OF 2014

Map/Lot:

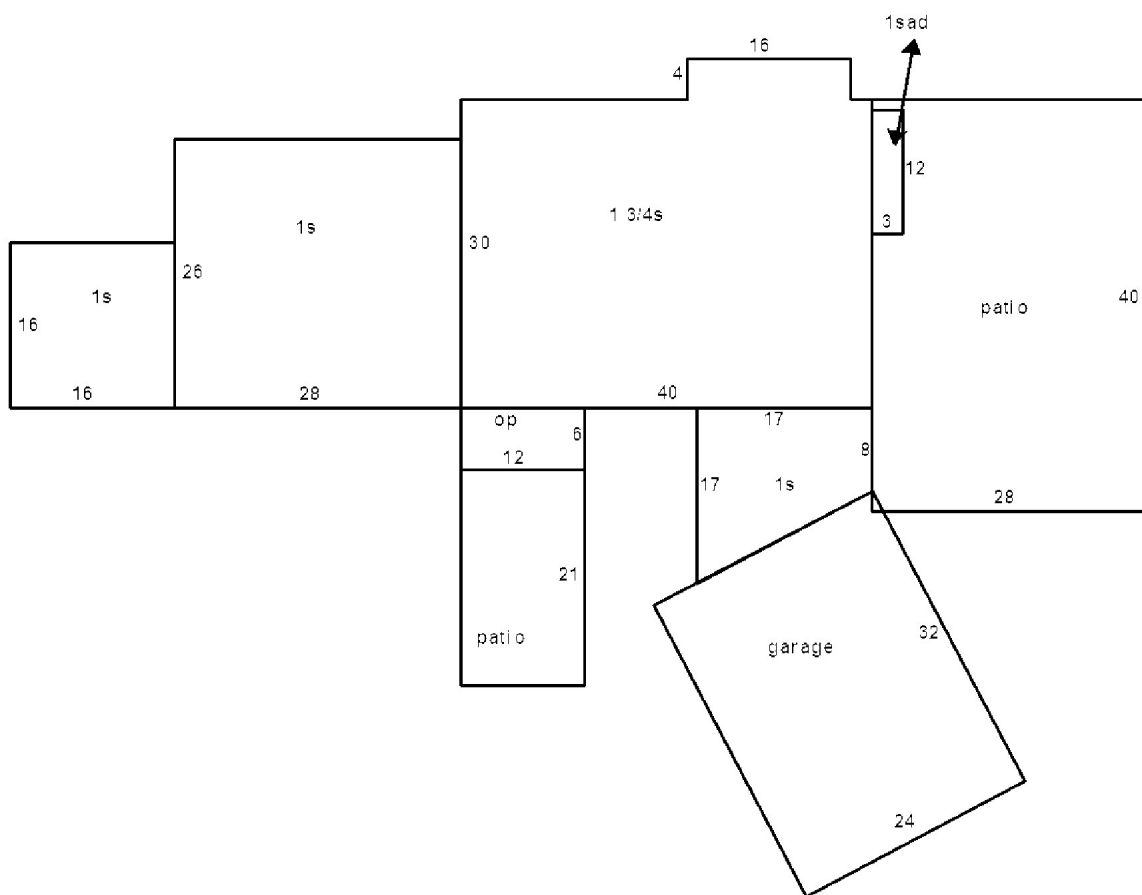
001-003-001-001

Account: 265

Card: 1 of 1

Location:

281 Birch Pt Rd



PERRY

Valuation Report

10/17/2017

Name: ROSENFELD, RONALD S & ZELIA M

Page 978

TRUSTEES, ROSENEIRO TRUST OF 2014

Map/Lot:

001-003-001-002

Account: 415 Card: 1 of 1

Location:

BIRCH PT

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 06/01/1999

Sale Price 60,000

Sale Type Land Only

Financing Unknown

Verified

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
9.00	Acres-Rear Land 1	3,000.00	27,000	100%		27,000
Total Acres 10.50					Land Total	120,693

Accpt Land

120,700

Accepted Bldg0 **Total**

120,700

PERRY

Valuation Report

10/17/2017

Name: ROSENFELD, RONALD S & ZELIA M

Page 979

TRUSTEE ROSENEIRO TRUST OF 2014

Map/Lot:

001-003-001-004

Account: 432 Card: 1 of 1

Location:

BIRCH PT

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 04/01/2000

Sale Price 30,000

Sale Type Land Only

Financing Unknown

Verified Other Source

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.70	Acres-Ocean	85,000.00	110,826	90%	Unimproved	99,744
9.00	Acres-Rear Land 1	3,000.00	27,000	100%		27,000
Total Acres 10.70					Land Total	126,744

Accpt Land

126,700

Accepted Bldg0 **Total**

126,700

PERRY

Valuation Report

10/17/2017

Name: ROSS,ROBERT B & RAPHAEL B

Page 980

Map/Lot:

011-010

Account: 691 Card: 1 of 1

Location:

25 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.56	Acres-Lake	80,000.00	59,867	100%		59,867
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.56					Land Total	65,867

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	560 Sqft	Grade B 100	Base	119,799
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% Floor/Wall Unit	Cooling	0% None	Heat	-2,750
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	5,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only			Insulation	-612
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Typical	Typical	Average	Typical	121,437
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		87%	100%	100%
						Value(Rcnld)
						105,650
Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Phy
Encl Frame Porch	1989	180	B 100	3,244	Avq.	87%
						Percent Good
						Value
						Rcnld
						2,822
Outbuilding Total						2,822
Acpt Land		65,900	Accepted Bldg		108,500	Total
						174,400

PERRY
Name: ROW,PETER L & GORDON T

Valuation Report

10/17/2017

Page 981

Map/Lot:

007-012

Account: 692 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
19.47	Acres-Rear Land 2	450.00	8,762	100%		8,762
Total Acres 20.47			Land Total			19,562
Accpt Land		19,600	Accepted Bldg		0	Total
						19,600

PERRY

Valuation Report

10/17/2017

Name: RUSSELL,CLIFFORD & LAROW,JARED A

Page 982

Map/Lot:

009-041-001

Account: 1014 Card: 1 of 1

Location:

1268 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 04/19/2012
 Sale Price 185,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
8.30	Acres-Rear Land 2	450.00	3,735	100%		3,735
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.30					Land Total	29,735

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,232 Sqft	Grade B 100	Base		120,840
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	1232 Sqft, Grade C	Basement Gar	None	Fin Bsmt		18,480
Heating	100% Hot Water BB	Cooling	0% None	Heat		2,233
Rooms	7					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		7,500
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		770
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	149,823
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	140,834

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2006	552	B 100	5,832	Avq.	94%	100%	100%	5,482
Frame Shed	2006	288	D 100	3,049	Avq.	94%	100%	100%	2,866
Outbuilding Total									8,348

Acpt Land

29,700

Accepted Bldg149,200 **Total**

178,900

PERRY
Name: RUSSELL,SANDRA F

Valuation Report

10/17/2017

Page 983

Map/Lot:

018-034

Location:

SHORE RD

Account: 228 Card: 1 of 1

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	05/06/2008
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.40	Acres-Rear Land 2	450.00	180	100%		180
Total Acres 1.40				Land Total		10,980

Accpt Land	11,000	Accepted Bldg	0	Total	11,000
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PERRY

Valuation Report

10/17/2017

Name: RYAN,ALLAN J & CHARLOTTE L

Page 984

Map/Lot:

015-005

Account: 694 Card: 1 of 1

Location:

LAKE RD

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.52	Acres-Lake	80,000.00	57,689	90%	Unimproved	51,920
Total Acres 0.52				Land Total		51,920
Accpt Land	51,900	Accepted Bldg	0	Total		51,900

PERRY

Valuation Report

10/17/2017

Name: SALISBURY,DARRELL H

Page 985

Map/Lot:

003-037

Account: 809 Card: 1 of 1

Location:

43 LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	07/01/1991
Sale Price	44,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Related Parties

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.55	Acres-Ocean --	55,000.00	40,789	100%		40,789
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.55					Land Total	46,789

Dwelling Description

Replacement Cost New

Conventional	Two Story	408 Sqft	Grade C 100	Base	84,626
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	1,183
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	408
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1999	0	Typical	Typical	Average	Typical	92,217
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	91%	100%	100%	83,917	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1999	312	C 100	6,589	Avq.	91%	100%	100%	5,996
Unfin Basement	1999	312	C 100	4,123	Avq.	91%	100%	100%	3,752
Frame Garaqe	1999	352	C 100	9,980	Avq.	91%	100%	100%	9,082
Outbuilding Total									18,830

Acpt Land

46,800

Accepted Bldg

102,700

Total

149,500

PERRY

Name: SALISBURY,DARRELL H

Valuation Report

10/17/2017

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Map/Lot:

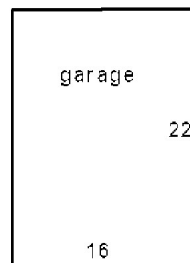
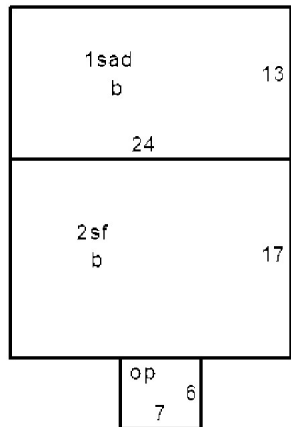
003-037

Account: 809

Card: 1 of 1

Location:

43 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: SALKO,JOHN & KINSMAN,KAREN

Page 987

Map/Lot:

005-032

Account: 165 Card: 1 of 1

Location:

392 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 04/01/1994
 Sale Price 8,500
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
39.00	Acres-Rear Land 2	450.00	17,550	100%		17,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 40.00						Land Total 43,550

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	2,016 Sqft	Grade C 100	Base	214,278
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	5,116
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	Average	Typical	225,394
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		89%	100%	200,601

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1995	144	C 100	1,402	Avg.	89%	100%	100%	1,248
Open Frame Porch	1995	210	C 100	1,773	Avg.	89%	100%	100%	1,578
Wood Deck	1995	240	C 100	2,170	Avg.	89%	100%	100%	1,931
Outbuilding Total									4,757

Acpt Land

43,600

Accepted Bldg

205,400

Total

249,000

PERRY

Valuation Report

10/17/2017

Name: SANCHEZ, ROBERT A &

Page 988

ZIPPERER, AMY A

Map/Lot:

002-002-001

Account: 925

Card: 1 of 1

Location:

196 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 08/31/2007
 Sale Price 104,500
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Residential .
 Topography Above Street
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 1	3,000.00	3,000	100%		3,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 21,000

Dwelling Description**Replacement Cost New**

Raised Ranch	One Story	960 Sqft	Grade C 110	Base	100,311
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete	Basement	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
1990	0	Typical	Typical	Average	Typical	100,311
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		88%	100%	88,274

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1SFr Overhang	1990	33	C 110	767	Avq.	88%	100%	100%	675
Frame Shed	1990	128	C 110	2,291	Avq.	88%	100%	100%	2,016
Frame Shed	1990	48	E 100	633	Avq.	88%	50%	100%	278
Wood Deck	1990	128	C 110	1,401	Avq.	88%	100%	100%	1,233
Outbuilding Total									4,202

Acpt Land

21,000

Accepted Bldg

92,500

Total

113,500

PERRY

Valuation Report

10/17/2017

Name: SANCHEZ, ROBERT A &

Page 989

ZIPPERER, AMY A

Map/Lot:

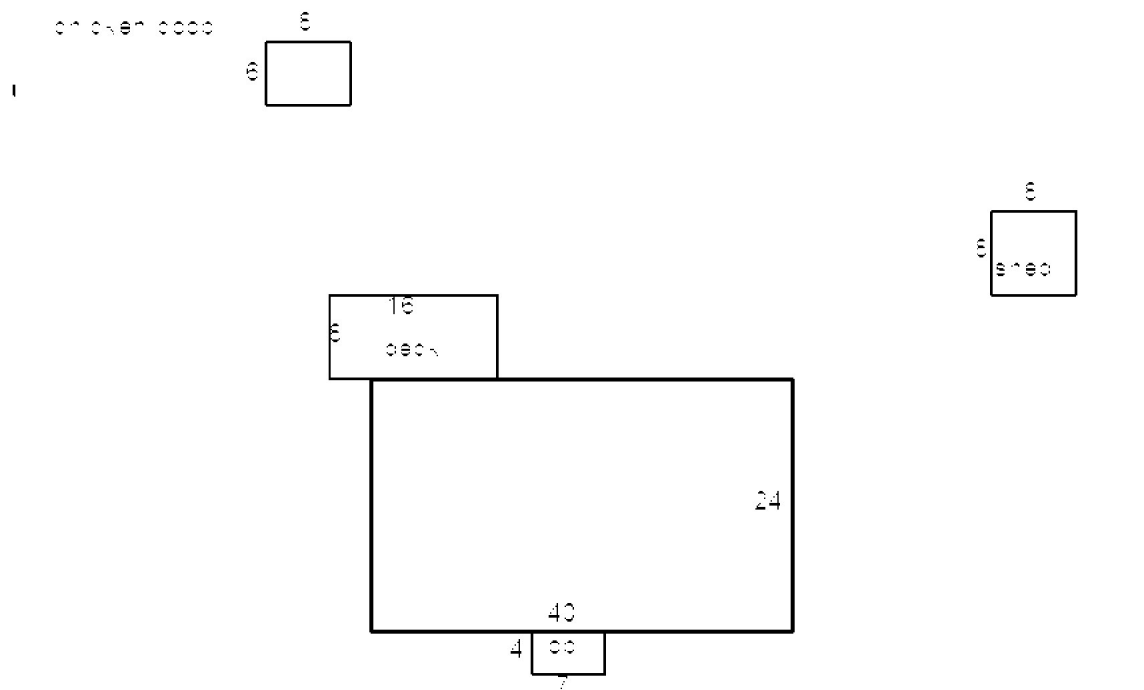
002-002-001

Account: 925

Card: 1 of 1

Location:

196 CANNON HILL RD



PERRY
Name: SANTOS,JAMES

Valuation Report

10/17/2017

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Map/Lot:

005-038

Account: 446 Card: 1 of 1

Location:

423 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 08/01/2012
Sale Price 35,000
Sale Type Land & Buildings
Financing Unknown
Verified Buyer
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
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						24,800

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	540 Sqft	Grade D 100	Base	76,189
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	-1,187
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	None			Insulation	-664
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1930	0	Old Type	Old Type	Poor	Typical	74,338	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		40%	63%	100%	18,733

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1930	75	D 100	599	Poor	40%	63%	100%	151
Frame Shed	1930	64	E 100	714	Poor	40%	100%	100%	286
Frame Shed	1930	192	E 100	1,368	Poor	40%	100%	100%	547
Outbuilding Total									984

Acpt Land

24,800

Accepted Bldg

19,700

Total

44,500

PERRY
Name: SANTOS,JAMES

Valuation Report

10/17/2017

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Map/Lot:

012-020-00N

Account: 1068 Card: 1 of 1

Location:

461 GOLDING RD

Neighborhood 2 JOHNSON RD

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 01/26/2012
Sale Price 1,600
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.20	Acres-Rear Land 2	450.00	540	100%		540
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.20 Land Total						18,540

Dwelling Description

Replacement Cost New

Conventional	One Story	602 Sqft	Grade E 110	Base	37,649
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	-3,973
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-743
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	602	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Obsolete	Typical	Poor	Typical	32,933
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Delapidation		None		72%	24%	100%
Value(Rcnd)						5,691

Acpt Land

18,500

Accepted Bldg

5,700

Total

24,200

PERRY
Name: SAVORY,ROBIN

Valuation Report

10/17/2017

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Map/Lot:

018-007

Account: 160 Card: 1 of 1

Location:

96 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 09/19/2014
Sale Price 72,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1
Reference 2 2016 PROPERTY NEEDS REVIEW FOR
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.00 Land Total						19,350

Dwelling Description

Replacement Cost New

Post & Bean/Log	One Story	960 Sqft	Grade C 110	Base	100,311
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-106
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-11,246
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,668
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	1/2 Finished			Attic	7,249
FirePlaces	1			Fireplace	5,500
Insulation	Capped Only			Insulation	-528
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
1989	0	Typical	Typical	Average	Typical	106,112		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		
None		None		87%	100%	100%		
Value(Rcnld)						92,317		
Outbuildings/Additions/Improvements								
Description	Year	Units	Grade	RCN	Cond	Phy		
Frame Shed	1989	240	C 110	3,551	Avq.	87%		
Frame Shed	1989	96	D 100	1,440	Avq-	82%		
Outbuilding Total						4,270		

Acpt Land

19,400

Accepted Bldg

96,600

Total

116,000

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 08/25/2014
Sale Price 900,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.30	Acres-Ocean	85,000.00	154,410	100%		154,410
22.50	Acres-Rear Land 1	3,000.00	67,500	100%		67,500
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 25.80						Land Total 230,910

Dwelling Description

Replacement Cost New

Contemporary	One & 1/2 Story	3,493 Sqft	Grade A 100	Base	519,453
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	-7,487
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	11,397
Rooms	9				
Bedrooms	4	Add Fixtures	0		
Baths	4	Half Baths	1	Plumbing	33,000
Attic	None			Attic	0
FirePlaces	1			Fireplace	7,500
Insulation	Heavy			Insulation	3,930
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2001	0	Modern	Modern	Average	Typical	567,793
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	100%	100%
						Value(Rcnld)
						522,370

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Garage	2001	696	A 100	23,738	Avq.	92%	100%	100%	21,839
Open Frame Porch	2001	96	A 100	1,338	Avq.	92%	100%	100%	1,231
Open Frame Porch	2001	1504	A 100	17,664	Avq.	92%	100%	100%	16,251
Wood Deck	2001	200	A 100	2,775	Avq.	92%	100%	100%	2,553
Frame Shed	2001	40	C 100	1,184	Good	93%	100%	100%	1,101
Tennis Court	2001	7440	C 100	20,832	Avq.	92%	100%	100%	19,165
C-L Fencing /LF	2001	36	A 100	540	Avq.	92%	100%	100%	497
Outbuilding Total									62,637

Acpt Land

230,900

Accepted Bldg

585,000

Total

815,900

Valuation Report

10/17/2017

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Map/Lot:

013-042

Account: 438 Card: 2 of 2

Location:

26 LETE WATCH

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data
Sale Date 08/25/2014
Sale Price 900,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	880 Sqft	Grade A 100	Base	119,768
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 3/4 Bmt	Basement	-2,712
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,940
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	Floor & Stairs			Attic	2,070
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	660
Unfin. Living Area	NONE			Unfinished	0

Unimpr. Living Area		NONE		Dwelling Condition				Uniminished			0
Built	Renovated	Kitchens	Baths	Condition	Layout					Total	
2007	0	Typical	Typical	Good	Typical					121,726	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)				
None		None		94%	100%	100%	114,422				
Outbuildings/Additions/Improvements				Percent Good			Value Rcnld				
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ			
Open Frame Porch	2007	120	A 100	1,617	Good	94%	100%	100%	1,520		
Wood Deck	2007	696	A 100	8,727	Good	94%	100%	100%	8,203		
Outbuilding Total									9,723		
Accpt Land			0	Accepted Bldg		124,100	Total		124,100		

PERRY
Name: SCHIELKE,LORENZ & JODY L

Valuation Report

10/17/2017
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013-042
26 LETE WATCH

Account: 438
Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	230,900	585,000	815,900	230,900	585,000	815,900
2	0	124,100	124,100	0	124,100	124,100
TOTAL	230,900	709,100	940,000	230,900	709,100	940,000

PERRY
Name: SCURTO,PAUL J

Valuation Report

10/17/2017
Page 996
003-001-001-003
BIRCH PT RD

Account: 868 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.89	Acres-Ocean/Cove	50,000.00	47,170	100%		47,170
Total Acres 0.89				Land Total		47,170
Accpt Land		47,200	Accepted Bldg	0	Total	47,200

PERRY

Valuation Report

10/17/2017

Name: SCURTO,PAUL J & JAN

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Map/Lot:

003-001-001-001

Account: 864 Card: 1 of 1

Location:

BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Sale Data

Sale Date 12/31/2014

Sale Price 0

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Zoning/Use Shoreland.....

Topography Rolling

Utilities None

Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.03	Acres-Ocean/Cove	50,000.00	50,744	100%		50,744
1.15	Acres-Rear Land 1	3,000.00	3,450	100%		3,450
Total Acres 2.18					Land Total	54,194

Accpt Land

54,200

Accepted Bldg0 **Total**

54,200

PERRY
Name: SEARS,AUDREY J L/E

Valuation Report

10/17/2017

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Map/Lot:

013-026&27

Account: 703 Card: 1 of 1

Location:

731 SHORE RD

Neighborhood 19 SHORE RD

Sale Data	
Sale Date	10/12/2015
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
0.80	Acres-Rear Land 2	450.00	360	100%		360
Total Acres 1.80						Land Total 26,360

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
12Mobile Home	1969	12X46	D 100	14,140	Avq.	40%	100%	100%	5,656
Encl Frame Porch	1969	174	D 100	2,077	Avq.	80%	100%	100%	1,662
Open Frame Porch	1969	102	D 100	769	Avq.	80%	100%	100%	615
Frame Shed	1969	48	E 100	633	Avq.	80%	100%	100%	506
A-Roof.....	1969	552	D 100	1,358	Avq.	80%	100%	100%	1,086
Concrete Slab...	1969	552	D 100	1,132	Avq.	80%	100%	100%	906
Outbuilding Total									10,431

Accpt Land

26,400

Accepted Bldg

10,400

Total

36,800

PERRY

Valuation Report

10/17/2017

Name: SECRETARY OF HOUSING & URBAN

Page 999

Map/Lot:

009-034

Account: 664 Card: 1 of 1

Location:

111 GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	07/05/2016
Sale Price	66,880
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 11.00					Land Total	22,500

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	576 Sqft	Grade C 100	Base	97,141
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	-6,134
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	75% Forced Warm	Cooling	0% None	Heat	-733
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	1978	Typical	Typical	Below Average	Typical	90,274
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		77%	100%	100%
						69,511

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1975	576	C 100	12,165	Avg-	77%	100%	100%	9,367
Frame Garage	1975	768	C 100	17,048	Avg.	82%	100%	100%	13,979
Outbuilding Total									23,346

Acpt Land

22,500

Accepted Bldg

92,900 Total

115,400

PERRY

Valuation Report

10/17/2017

Name: SEELEY,DIANE M FOOTER

Page 1000

Map/Lot:

011-018

Account: 267 Card: 1 of 1

Location:

12 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.70	Acres-Lake	80,000.00	66,933	100%		66,933
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.70					Land Total	72,933

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	896 Sqft	Grade B 100	Base	151,840
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	728 Sqft, Grade E	Basement Gar	None	Fin Bsmt	2,730
Heating	100% Hot Water BB	Cooling	100% None	Heat	2,436
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	840
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2002	0	Typical	Typical	Average	Typical	157,846
Functional Obsolescence						Value(Rcnld)
None		None		Phys. %	Func. % Econ. %	145,218
				92%	100%	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2002	320	B 100	3,512	Avq.	92%	100%	100%	3,231
Frame Shed	2002	100	C 100	1,797	Avq.	92%	100%	100%	1,653
Wood Deck	2002	160	D 100	1,255	Avq.	92%	100%	100%	1,155
Outbuilding Total									6,039

Acpt Land

72,900

Accepted Bldg

151,300 Total

224,200

PERRY

Valuation Report

10/17/2017

Name: SEELEY,FRANK W (LIFE ESTATE)

Page 1001

Map/Lot:

012-024-001

Account: 496 Card: 1 of 1

Location:

29 JOHNSON RD

Neighborhood 2 JOHNSON RD

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

Reference 1 B 3830 P141 PHYLLIS MORRISON SEELEY

Reference 2 LE TO FRANK SEELEY

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 4 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	95%		11,400
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00				Land Total		17,400

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,014 Sqft	Grade D 100	Base	58,889
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-83
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-8,855
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	4,920
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
1994	0	Typical	Typical	Below Average	Typical	54,871
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	84%	100%	100%	46,092	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Concrete Slab...	1994	130	D 100	266	Avq-	84%	100%	100%	223
Wood Deck	1994	98	D 100	848	Avq-	84%	100%	100%	712
2S Frame Garage	1987	672	E 100	10,879	Fair	75%	100%	100%	8,159
Wood Deck	2011	280	D 100	2,042	Avq-	84%	100%	100%	1,715
Frame Shed	2014	180	D 100	2,144	Avq.	95%	100%	100%	2,037
Open Frame Porch	2014	126	D 100	922	Avq.	95%	100%	100%	876
Outbuilding Total									13,722

Acpt Land

17,400

Accepted Bldg

59,800 Total

77,200

PERRY

Valuation Report

10/17/2017

Name: SEGER,FRANK R & BARBIERI,ESTHER T

Page 1002

Map/Lot:

005-039

Account: 508 Card: 1 of 1

Location:

443 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 12/01/2003
 Sale Price 54,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
3.90	Acres-Rear Land 1	3,000.00	11,700	60%	View/Envir	7,020
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.90					Land Total	90,802

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	1,360 Sqft	Grade B 100	Base		198,370
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	336 Sqft, Grade B	Basement Gar	None	Fin Bsmt		6,300
Heating	100% Radiant Floor	Cooling	0% None	Heat		3,749
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		7,500
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		1,275
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	217,194
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		92%	100%	199,818

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2003	192	B 100	5.069	Avq.	92%	100%	100%	4.663
Wood Deck	2003	328	B 100	3.592	Avq.	92%	100%	100%	3.305
Wood Deck	2003	85	B 100	1.162	Avq.	92%	100%	100%	1.069
Frame Garage	2003	676	B 100	19.356	Avq.	92%	100%	100%	17.808
Unfinished Attic	2003	676	B 100	2.518	Avq.	92%	100%	100%	2.317
Unfin Basement	2003	192	B 100	4.465	Avq.	92%	100%	100%	4.108
Outbuilding Total									33,270

Acpt Land

90,800

Accepted Bldg

233,100

Total

323,900

PERRY
Name: SEGIEN,VANESSA

Valuation Report

10/17/2017

Page 1003

Map/Lot:

004-027

Location:

US RTE ONE

Account: 689 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	01/01/1999
Sale Price	10,000
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Distressed Sale

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 25.00					Land Total	28,800

Accpt Land	28,800	Accepted Bldg	0	Total	28,800
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PERRY
Name: SEGIEN,VANESSA

Valuation Report

10/17/2017

Page 1004

Map/Lot:

018-002-A

Account: 999 Card: 1 of 1

Location:

918 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 01/01/2006

Sale Price 0

Sale Type

Financing

Verified

Validity

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld	
12Mobile Home	1970	12X66	C 100	21,887	Fair	20%	100%	100%		4,377	
Outbuilding Total										4,377	
Accpt Land				0	Accepted Bldg				4,400	Total	4,400

PERRY
Name: SELWOOD,RUSSELL

Valuation Report

10/17/2017

Page 1005

Map/Lot:

005-070

Location:

CANNON HILL RD

Account: 175 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	01/11/2013
Sale Price	8,000
Sale Type	Land Only
Financing	Conventional
Verified	Buyer
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
2.50	Acres-Rear Land 1	3,000.00	7,500	60%	View/Envir	4,500
Total Acres 3.50					Land Total	22,500

Accpt Land	22,500	Accepted Bldg	0	Total	22,500
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PERRY
Name: SELWOOD,RUSSELL

Valuation Report

10/17/2017
Page 1006
005-067
EAST BAY LN

Account: 659 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data	
Sale Date	09/12/2011
Sale Price	15,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.68	Acres-Ocean ---	25,000.00	20,616	90%	Unimproved	18,554
Total Acres 0.68						18,554
Accpt Land		18,600	Accepted Bldg		0	Total
						18,600

PERRY

Valuation Report

10/17/2017

Name: SELWOOD,RUSSELL A

Page 1007

Map/Lot:

005-065

Account: 382 Card: 1 of 1

Location:

EAST BAY LN

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 09/01/2000

Sale Price 9,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Ocean ---	25,000.00	17,678	50%	Restrictio	8,839
Total Acres 0.50				Land Total		8,839

Accpt Land

8,800

Accepted Bldg

0

Total

8,800

PERRY

Valuation Report

10/17/2017

Name: SELWOOD,RUSSELL A

Page 1008

Map/Lot:

005-064

Account: 383 Card: 1 of 1

Location:

EAST BAY LN

Neighborhood 9 LEACH PT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
6.00	Acres-Rear Land 1	3,000.00	18,000	60%	View/Envir	10,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.00					Land Total	71,800

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	594 Sqft	Grade D 110	Base	87,715
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	-5,894
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	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	81,821
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	83%	100%	100%	67,911	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1977	189	D 110	1,453	Avq.	83%	100%	100%	1,206
Frame Shed	1977	182	D 110	2,377	Avq.	83%	100%	100%	1,973
2S Frame Garage	1988	486	D 110	15,692	Avq.	87%	100%	100%	13,652
Outbuilding Total									16,831

Acpt Land

71,800

Accepted Bldg

84,700

Total

156,500

PERRY

Name: SELWOOD,RUSSELL A

Valuation Report

10/17/2017

Page 1009

Map/Lot:

005-064

Account:

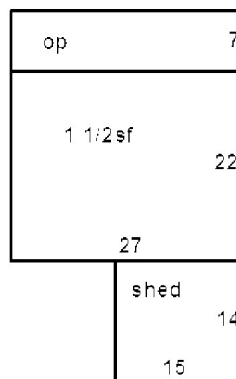
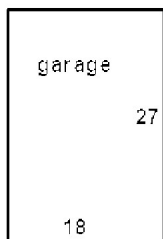
383

Card:

1 of 1

Location:

EAST BAY LN



PERRY

Valuation Report

10/17/2017

Name: SELWOOD,RUSSELL A

Page 1010

Map/Lot:

005-068

Account: 479 Card: 1 of 1

Location:

EAST BAY LN

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 09/12/2011

Sale Price 15,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean ---	25,000.00	18,875	50%	View/Envir	9,437
Total Acres 0.57				Land Total		9,437

Accpt Land

9,400

Accepted Bldg

0

Total

9,400

PERRY

Valuation Report

10/17/2017

Name: SELWOOD,RUSSELL A

Page 1011

Map/Lot:

005-066

Account: 503 Card: 1 of 1

Location:

EAST BAY LN

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 04/21/2016

Sale Price 10,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Arms Length Sale

Zoning/Use Shoreland.....

Topography Rolling

Utilities NoneNone

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.57	Acres-Ocean ---	25,000.00	18,875	50%	View/Envir	9,437
Total Acres 0.57					Land Total	9,437

Accpt Land

9,400

Accepted Bldg

0

Total

9,400

PERRY
Name: SEPIK,NANETTE BISSETT

Valuation Report

10/17/2017

Page 1012

Map/Lot:

007-011

Account: 861 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
29.50	Acres-Rear Land 1	3,000.00	88,500	100%	Unimproved	88,500
Total Acres 29.50				Land Total		88,500
Accpt Land		88,500	Accepted Bldg	0	Total	88,500

PERRY
Name: SERMERSHEIM,JOHN & KIM S

Valuation Report

10/17/2017
Page 1013
015-007-004
LAKE RD

Account: 236 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 4 LAKE RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Sale Data
Sale Date 12/11/2012
Sale Price 5,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.63	Acres-Lake	80,000.00	63,498	75%	Access	47,624
Total Acres 0.63						47,624

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
One Story Frame	1910			----	S	O	U	N	D	200
----- S O U N D V A L U E -----										200
Outbuilding Total										200
Accpt Land		47,600	Accepted Bldg		200	Total				47,800

PERRY

Valuation Report

10/17/2017

Name: SERMERSHEIM,JOHN W & KIM S

Page 1014

Map/Lot:

015-022+021-001

Account: 489 Card: 1 of 1

Location:

1830 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	09/23/2003
Sale Price	9,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2 ADDS 21A IN 2007

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20.000	100%		20,000
31.03	Acres-Rear Land 2	450.00	13,964	100%		13,964
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 32.03					Land Total	39,964

Accpt Land

40,000

Accepted Bldg

0

Total

40,000

PERRY
Name: SERMERSHEIN,JOHN & KIM S

Valuation Report

10/17/2017

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Map/Lot:

015-007-005

Account: 313 Card: 1 of 1

Location:

384 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data	
Sale Date	10/01/2000
Sale Price	500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.80	Acres-Lake	80,000.00	71,554	100%		71,554
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.80						77,554

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	756 Sqft	Grade D 110	Base	100,828
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	-7,262
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	1,730
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	597
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	0	Typical	Typical	Average	Typical	95,893
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		88%	100%	100%

Value(Rcnld)

Outbuildings/Additions/Improvements		Percent Good		Value			
Description	Year	Units	Grade	Phy	Func	Econ	Rcnld
One Story Frame	1990	220	D 110	4,191	Avq.	88%	3,688
Wood Deck	1990	460	D 110	3,545	Avq.	88%	3,120
Wood Deck	1990	72	D 110	745	Avq.	88%	656
Frame Shed	1990	224	E 100	1,532	Poor	66%	1,011
Frame Shed	1990	96	E 100	878	Avq.	88%	773
2S Frame Garage	1990	832	C 110	28,061	Avq.	88%	24,694
Finished Attic	1990	832	C 110	10,899	Avq.	88%	9,591
Carport/Canopy	1990	384	C 100	2,632	Avq.	88%	2,316

Outbuilding Total 45,849

Acpt Land

77,600

Accepted Bldg

130,200

Total

207,800

PERRY
Name: SERMERSHEIN,KIM

Valuation Report

10/17/2017

Page 1016

Map/Lot:

015-021

Account: 237 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities Drilled WellCesspool
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
30.00	Acres-Rear Land 2	450.00	13,500	100%		13,500
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 31.00				Land Total		36,300
Acpt Land		36,300	Accepted Bldg	0	Total	36,300

PERRY
Name: SGRITTA,THOMAS & MARGARET

Valuation Report

10/17/2017
Page 1017
005-025
MOUNTAIN RD

Account: 270 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street None

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.64	Acres-Ocean -	75,000.00	60,000	90%	Unimproved	54,000
Total Acres 0.64				Land Total		54,000
Accpt Land		54,000	Accepted Bldg		0	Total
						54,000

PERRY
Name: SHAIN,HARRY A

Valuation Report

10/17/2017

Page 1018

Map/Lot:

010-038

Account: 711 Card: 1 of 1

Location:

425 SHORE RD

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Below Street
Utilities Dug Well
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.75	Acres-Ocean	85,000.00	73,612	100%		73,612
1.75	Acres-Rear Land 1	3,000.00	5,250	100%		5,250
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 2.50						Land Total 80,662

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
8Mobile Home	0			----	S O U N D	V A L U E	----	200
Outbuilding Total								200
Acpt Land		80,700	Accepted Bldg		200	Total		80,900

PERRY
Name: SHAIN,HARRY A HEIRS

Valuation Report

10/17/2017

Page 1019

Map/Lot:

010-039

Account: 712 Card: 1 of 1

Location:

426 SHORE RD

Neighborhood 19 SHORE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	50,000.00	50,000	100%		50,000
20.00	Acres-Rear Land 4	1,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	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
Total Acres 23.00						Land Total 75,700

Dwelling Description

Replacement Cost New

Conventional	Two Story	624 Sqft	Grade D 110	Base	90,588
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	-1,824
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	3,608
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,126
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1875	1920	Old Type	Old Type	Below Average	Typical	91,246
Functional Obsolescence						Value(Rcnd)
None		None		Phys. % 60%	Func. % 89%	48,725
					Econ. % 100%	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
1 & 1/2 Story Fr	1875	448	D 110	11.606	Avq-	60%	89%	100%	6,198
Frame Shed	1875	280	E 100	1.818	Fair	50%	100%	100%	909
Open Frame Porch	1875	120	D 110	972	Avq-	60%	89%	100%	519
Outbuilding Total									7,626

Acpt Land

75,700

Accepted Bldg

56,400

Total

132,100

PERRY

Valuation Report

10/17/2017

Name: SHEA,EILEEN W & BARKLEY,STEVEN C

Page 1020

Map/Lot:

009-053

Account: 812 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
0.83	Acres-Rear Land 2	450.00	374	100%		374
Total Acres 1.83					Land Total	13,874
Accpt Land		13,900	Accepted Bldg	0	Total	13,900

PERRY
Name: SHEIKH,WAHEED

Valuation Report

10/17/2017

Page 1021

Map/Lot:

016-039

Account: 316 Card: 1 of 1

Location:

1901 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	02/03/2012
Sale Price	34,787
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean ---	25,000.00	35,355	100%		35,355
6.25	Acres-Rear Land 2	450.00	2,813	100%		2,813
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.25						44,168

Land Total

Dwelling Description

Replacement Cost New

Conventional	Two Story	775 Sqft	Grade D 100	Base	94,211
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 3/4 Bmt	Basement	-1,980
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	10				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,920
Attic	Floor & Stairs			Attic	1,046
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,271
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Old Type	Old Type	Poor	Typical	96,926
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	40%	94%	100%	36,444	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1900	160	E 50	602	Poor	40%	100%	100%	241
One Story Frame	1920	128	D 100	2,216	Poor	40%	94%	100%	833
Encl Frame Porch	1920	72	D 100	1,223	Poor	40%	94%	100%	460
Two Story Frame	1920	442	D 100	11,330	Poor	40%	94%	100%	4,260
Frame Shed	1920	666	E 100	3,791	Poor	40%	100%	100%	1,516
Outbuilding Total									7,310

Acpt Land

44,200

Accepted Bldg

43,800

Total

88,000

PERRY
Name: SHOREY,KEVIN L & KIRSTEN R

Valuation Report

10/17/2017

Page 1022

Map/Lot:

018-032

Account: 765 Card: 1 of 1

Location:

1041 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 09/01/1995
Sale Price 78,000
Sale Type Land & Buildings
Financing Conventional
Verified Seller
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

X Coordinate 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)	30,000.00	30,000	100%		30,000
4.68	Acres-Rear Land 2	450.00	2,106	100%		2,106
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.68						Land Total 38,106

Commercial Description

Occupancy Type Manufacturing...
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling Hot Water
Built 1955
Remodeled 1970

Base Cost/Sqft		15.15
Heat-Cool/Sqft	+	5.78
Total		20.93
Size Factor	X	1.003
Adjusted Cost/Sqft		20.99
Total Square Feet	X	2,683
Replacement Cost		56,316
Condition	Good	
% Good Physical	X	.70
Functional	X	1.00
Subtotal		39,421

Economic Factor X 1.00 Total Value 39,421

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1955	72	D 100	1,223	Avq.	74%	100%	100%	905
Frame Garaqe	1955	220	D 100	6,345	Avq.	74%	100%	100%	4,695
Outbuilding Total									5,600

Acpt Land

38,100

Accepted Bldg

45,000

Total

83,100

PERRY
Name: SHOREY,KEVIN LEE & KIRSTEN R

Valuation Report

10/17/2017

Page 1023

Map/Lot:

018-033

Account: 646 Card: 1 of 1

Location:

1015 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Commercial
Topography Rolling
Utilities Dug WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 2 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	30,000.00	21,213	100%		21,213
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.50						Land Total 24,213

Commercial Description

Occupancy Type Retail Store....
Class & Quality Frame.....Fair
Dwelling Units 0
Exterior Wood Siding
Stories & Height 1 STORY @ 8'
Heating/Cooling Forced Warm Air
Built 1954
Remodeled 0

Base Cost/Sqft 24.38
Heat-Cool/Sqft + 3.10
Total 27.48
Size Factor X 1.108
Adjusted Cost/Sqft 30.45
Total Square Feet X 1,727
Replacement Cost 52,587
Condition Good
% Good Physical X .70
Functional X 1.00
Subtotal 36,811

Economic Factor X 1.00 Total Value 36,811

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1992	144	D 100	1,843	Avq.	88%	100%	100%		1,622
Outbuilding Total										1,622

Acpt Land

24,200

Accepted Bldg

38,400

Total

62,600

PERRY
Name: SKRILETZ,ANN F

Valuation Report

10/17/2017

Page 1024

Map/Lot:

005-026

Location:

385 US ROUTE 1

Account: 576 Card: 1 of 2

Neighborhood 5 ROUTE 1
Tree Growth 2008
Zoning/Use Residential . & Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved
TG RECERT YEAR 2008

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
1.00	Acres-Rear Land 1	3,000.00	3,000	60%	View/Envir	1,800
20.00	Acres-Softwood	145.00	2,900	100%		2,900
Total Acres 22.00 Land Total						34,700

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	400 Sqft	Grade D 110	Base	74,707
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 1/4 Bmt	Basement	-1,660
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-998
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-5,412
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	66,637	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		84%	80%	100%	44,780

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1980	376	D 110	2,939	Avq.	84%	80%	100%	1,975
Encl Frame Porch	1980	72	D 110	1,345	Avq.	84%	80%	100%	904
Outbuilding Total									2,879

Acpt Land

34,700

Accepted Bldg

47,700

Total

82,400

PERRY
Name: SKRILETZ,ANN F

Valuation Report

10/17/2017

Page 1025

Map/Lot:

005-026

Location:

40 BAYSIDE PL

Account: 576 Card: 2 of 2

Neighborhood 5 ROUTE 1
Tree Growth 2008
Zoning/Use Residential . & Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Paved
TG RECERT YEAR 2008

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Rear Land 4	1,000.00	1,000	100%		1,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00 Land Total						7,000

Dwelling Description

Replacement Cost New

Contemporary	Two Story	1,204 Sqft	Grade B 100	Base	197,229
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	-4,756
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
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	Average	Typical	204,973	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
Incomplete		None		93%	85%	100%	162,031

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2004	697	B 100	7.282	Avq.	93%	85%	100%	5.756
Open Frame Porch	2004	160	B 100	1.734	Avq.	93%	85%	100%	1.371
Frame Garage	2004	480	B 100	15.194	Avq.	93%	85%	100%	12.010
Frame Shed	2004	112	B 100	2.400	Avq.	93%	85%	100%	1.897
Open Frame Porch	2004	252	B 100	2.622	Avq.	93%	85%	100%	2.072
Open Frame Porch	2004	252	B 100	2.622	Avq.	93%	85%	100%	2.072
Outbuilding Total									25,178

Acpt Land

7,000

Accepted Bldg

187,200

Total

194,200

PERRY
Name: SKRILETZ,ANN F

Valuation Report

10/17/2017
Page 1026
005-026
40 BAYSIDE PL

Account: 576
Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	34,700	47,700	82,400	34,700	47,700	82,400
2	7,000	187,200	194,200	7,000	187,200	194,200
TOTAL	41,700	234,900	276,600	41,700	234,900	276,600

PERRY

Valuation Report

10/17/2017

Name: SMALL,CINDY LAURA;JANICE MARIE &

Page 1027

MENDOZA, MIKOO

Map/Lot:

015-045

Account: 44 Card: 1 of 1

Location:

33 LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date 03/27/2012
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.77	Acres-Baselot (Fract)	20,000.00	17,550	100%		17,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.77					Land Total	23,550

Dwelling Description**Replacement Cost New**

Conventional	One & 3/4 Story	784 Sqft	Grade D 100	Base	93,530
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	-7,715
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,778
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
1910	0	Typical	Typical	Fair	Typical	84,037
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	100%	100%
						Value(Rcnld)
						42,018

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	1910	270	D 100	6,358	Fair	50%	100%	100%	3,179
Wood Deck	1910	270	D 100	1,976	Fair	50%	100%	100%	988
Outbuilding Total									4,167

Acpt Land

23,600

Accepted Bldg

46,200

Total

69,800

PERRY
Name: SMALL,MELISSA & SHAUN

Valuation Report

10/17/2017

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Map/Lot:

018-045

Account: 442 Card: 1 of 1

Location:

GLEASON RD

Neighborhood 18 GLEASON PT RD

Sale Data	
Sale Date	05/19/2003
Sale Price	4,200
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.50	Acres-Rear Land 2	450.00	675	100%		675
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.50						26,675

Dwelling Description

Replacement Cost New

Ranch	One Story	2,128 Sqft	Grade B 100	Base	179,360
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	-28,329
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	3,910
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,330
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Existing Conditions						
Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	163,771
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	100%	100%
						Value(Rcnld)
						150,669

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	2003	100	B 100	2.221	Avq.	92%	100%	100%	2,043
2S Frame Garage	2003	1008	B 100	37.048	Avq.	92%	100%	100%	34,084
Wood Deck	2003	312	B 100	3.432	Avq.	92%	100%	100%	3,157
Wood Deck	2003	192	B 100	2.232	Avq.	92%	100%	100%	2,053
Outbuilding Total									41,337

Accpt Land

26,700

Accepted Bldg

192,000

Total

218,700

PERRY
Name: SMALL,MELISSA A & SHAWN R

Valuation Report

10/17/2017

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Map/Lot:

018-036

Account: 193 Card: 1 of 1

Location:

30 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
Sale Date 05/21/2015
Sale Price 27,500
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1
Reference 2 REVIEW FOR REPAIR 2017
Tran/Land/Bldg 4 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.52	Acres-Baselot (Fract)	20,000.00	14,422	100%		14,422
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.52						Land Total 20,422

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	972 Sqft	Grade D 100	Base	102,556
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry 3/4 Bmt	Basement	-806
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-4,299
Rooms	4				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	4,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	598
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Obsolete	Obsolete	Poor	Typical	102,969
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		72%	90%	100%
Outbuildings/Additions/Improvements						Value(Rcnld)
Description	Year	Units	Grade	RCN	Cond	Phy
Frame Garage	1960	308	D 100	7,571	Avq-	71%
Open Frame Porch	2004	216	C 100	1,820	Avq-	88%
Outbuilding Total						6,977
Acpt Land		20,400	Accepted Bldg		73,700	Total
						94,100

PERRY
Name: SMALL,SHAUN R & MELISSA A

Valuation Report

10/17/2017

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Map/Lot:

018-043

Location:

22 GLEASON RD

Account: 252 Card: 1 of 1

Neighborhood 18 GLEASON PT RD

Sale Data	
Sale Date	05/01/2007
Sale Price	8,000
Sale Type	Land Only
Financing	Conventional
Verified	Buyer
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Baselot (Fract)	20,000.00	18,974	90%	Unimproved	17,076
Total Acres 0.90				Land Total		17,076
Accpt Land		17,100	Accepted Bldg	0	Total	17,100

PERRY
Name: SMITH JR,ERNEST

Valuation Report

10/17/2017

Page 1031

Map/Lot:

004-010

Account: 784 Card: 1 of 1

Location:

16 A SMITH LN

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
Topography
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Ocean --	55,000.00	134,722	100%		134,722
24.00	Acres-Rear Land 1	3,000.00	72,000	60%	View/Envir	43,200
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 30.00 Land Total						180,922

Dwelling Description

Replacement Cost New

Conventional	One Story	1,152 Sqft	Grade D 100	Base	75,843
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 None	Basement	-3,982
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,493
Rooms	5				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Full	SFLA	1,152	Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1987	0	Old Type	Old Type	Fair	Typical	70,368	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
Incomplete		None		75%	66%	100%	34,832

Acpt Land

180,900

Accepted Bldg

34,800 **Total**

215,700

PERRY
Name: SMITH JR,ERNEST

Valuation Report

10/17/2017
Page 1032
004-010
16 A SMITH LN

Account: 784 Card: 1 of 1

Map/Lot:
Location:

1 s s s	12
36	
1 s	20

PERRY
Name: SMITH,ANNIE M

Valuation Report

10/17/2017
Page 1033
004-010-001
11 A SMITH LN

Account: 724 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 16 OLD EASTPORT RD

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

Reference 1 (LIFE ESTATE)

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 21 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.60	Acres-Rear Land 2	450.00	720	100%		720
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.60 Land Total						26,720

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	588 Sqft	Grade D 100	Base	79,346
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	-1,717
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	95% Forced Warm	Cooling	0% None	Heat	-105
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		
1850	0	Old Type	Old Type	Poor	Typical	77,524		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)	
None		None		40%	94%	100%	29,149	
Outbuildings/Additions/Improvements								
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value Rcnld
Frame Shed	1850	189	D 100	2,220	Poor	40%	94% 100%	835
Outbuilding Total								835
Acpt Land		26,700	Accepted Bldg		30,000	Total		56,700

PERRY
Name: SMITH,ANNIE M

Valuation Report

10/17/2017
Page 1034
004-010-001
11 A SMITH LN

Account: 724 Card: 1 of 1

Map/Lot:
Location:

21	21
21	21

PERRY
Name: SMITH,ARLO I & BONITA L

Valuation Report

10/17/2017

Page 1035

Map/Lot:

012-025

Account: 725 Card: 1 of 1

Location:

1486 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
0.96	Acres-Rear Land 2	450.00	432	100%		432
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.96 Land Total						26,432

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	966 Sqft	Grade B 100	Base	112,180
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	1,751
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
1976	0	Typical	Typical	Above Average	Typical	113,931
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Value(Rcnld)
None		None		84%	100%	95,702

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2006	288	B 100	7.604	Avq+	84%	100%	100%	6.387
Wood Deck	2006	544	B 100	5.752	Avq+	84%	100%	100%	4.832
2S Frame Garage	1976	720	B 100	28.605	Avq+	84%	100%	100%	24.028
Swimming Pool	1976	920	B 100	17.250	Avq+	84%	100%	100%	14.490
Patio	1976	432	B 100	4.675	Avq+	84%	100%	100%	3.927
Frame Shed	1976	420	E 100	2.534	Avq.	82%	100%	100%	2.078
Frame Shed	1976	144	B 100	2.809	Avq+	84%	100%	100%	2.360
Outbuilding Total									58,102

Acpt Land

26,400

Accepted Bldg

153,800

Total

180,200

PERRY

Valuation Report

10/17/2017

Name: SMITH,MICHAEL TODD & LISA MARIE

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Map/Lot:

008-005

Account: 813 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 11/03/2010
 Sale Price 168,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Below Street
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 6.00						Land Total 20,250

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,232 Sqft	Grade B 100	Base		123,257
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		2,233
Rooms	4					
Bedrooms	2	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		7,500
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		770
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	133,760
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			None	93%	100%	124,397

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2004	540	B 100	5,712	Avq.	93%	100%	100%	5,312
Frame Shed	2004	48	B 100	1,582	Avq.	93%	100%	100%	1,471
Frame Garage	2010	896	B 100	24,029	Avq.	93%	100%	100%	22,347
Outbuilding Total									29,130

Acpt Land

20,300

Accepted Bldg

153,500

Total

173,800

PERRY

Valuation Report

10/17/2017

Name: SMITH,RALPH JR

Page 1037

Map/Lot:

006-026

Account: 634 Card: 1 of 2

Location:

47 COUNTY RD

Neighborhood 17 ROUTE 190

Sale Data

Sale Date 12/06/2012
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Baselot (Fract)	20,000.00	14,142	100%		14,142
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50						Land Total 20,142

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
12Mobile Home	1970	12X70	D 100	19.556	Poor	10%	100% 100%	1.956
Concrete Slab...	1970	840	D 100	1.722	Poor	58%	100% 100%	999
Outbuilding Total								2,955
Acpt Land		20,100	Accepted Bldg		3,000	Total		23,100

PERRY
Name: SMITH,RALPH JR

Valuation Report

10/17/2017

Page 1038

Map/Lot:

006-026

Location:

49 COUNTY RD

Account: 634 Card: 2 of 2

Neighborhood 17 ROUTE 190

Sale Data	
Sale Date	12/06/2012
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Commercial
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
Total Acres 1.00				Land Total		20,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Garage	1969	1984	D 100	30,921	Avq-	75%	100% 100%	23,191
Outbuilding Total								23,191

Accpt Land	20,000	Accepted Bldg	23,200	Total	43,200
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PERRY
Name: SMITH,RALPH JR

Valuation Report

10/17/2017
Page 1039
006-026
49 COUNTY RD

Account: 634
Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	20,100	3,000	23,100	20,100	3,000	23,100
2	20,000	23,200	43,200	20,000	23,200	43,200
TOTAL	40,100	26,200	66,300	40,100	26,200	66,300

PERRY
Name: SMITH,ROSELETA

Valuation Report

10/17/2017

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Map/Lot:

003-029

Account: 730 Card: 1 of 1

Location:

229 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	06/19/2013
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 1.00					Land Total	15,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Holly Park	M/H	1975	12X60	D 100	17.300	Poor	10% 50% 100%	865
Outbuilding Total								865

Accpt Land

15,000

Accepted Bldg

900

Total

15,900

PERRY
Name: SMITH,SANDRA

Valuation Report

10/17/2017

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Map/Lot:

012-020

Location:

JOHNSON RD

Account: 726 Card: 1 of 1

Neighborhood 2 JOHNSON RD

Sale Data	
Sale Date	12/07/2015
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
Topography Below Street
Utilities Septic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
38.60	Acres-Rear Land 2	450.00	17,370	100%		17,370
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 39.60						
Land Total						32,370

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
2S Frame Shed	1985	980	C 100	15,944	Avg.	86%	100%	100%	13,712
Outbuilding Total									13,712
Acpt Land		32,400	Accepted Bldg		13,700	Total		46,100	

PERRY
Name: SMITH,SANDRA

Valuation Report

10/17/2017

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Map/Lot:

012-016+021

Account: 727 Card: 1 of 1

Location:

145 JOHNSON RD

Neighborhood 2 JOHNSON RD

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 12/07/2015
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
60.00	Acres-Rear Land 2	450.00	27,000	100%		27,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 61.00						Land Total 45,000

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	800 Sqft	Grade C 100	Base	113,771
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	-4,600
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,896
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
1840	1982	Typical	Typical	Average	Typical	107,275
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	95%	100%

Outbuildings/Additions/Improvements					Percent Good			Value
Description	Year	Units	Grade	RCN Cond	Phy	Func	Econ	Rcnld
Frame Shed	1840	120	D 100	1,641 Avq.	65%	100%	100%	1,067
Wood Deck	1840	100	D 100	861 Avq.	65%	100%	100%	560
Frame Shed	1840	979	D 100	8,840 Avq.	60%	100%	100%	5,304
Outbuilding Total								6,931

Acpt Land

45,000

Accepted Bldg

73,200 **Total**

118,200

PERRY

Valuation Report

10/17/2017

Name: SOUSA,DAVID R & RUTH D

Page 1043

Map/Lot:

015-033

Account: 293 Card: 1 of 1

Location:

182 LAKE RD

Neighborhood 4 LAKE RD

Zoning/Use Residential .
 Topography Rolling
 Utilities Drilled Well
 Street Semi-Improved

Sale Data
 Sale Date 02/09/2012
 Sale Price 48,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Distressed Sale

Reference 1 BANK AUCTION B 3823 P23

Reference 2

Tran/Land/Bldg 0 1 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
74.00	Acres-Rear Land 2	450.00	33,300	100%		33,300
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 75.00						Land Total 48,300

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	507 Sqft	Grade D 110	Base	81,419
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	-5,030
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,897
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-5,412
Attic	1/2 Finished			Attic	4,310
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-686
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total		
1963	0	Old Type	Obsolete	Average	Inadeq.	71,704		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)		
None		None		77%	88% 100%	48,587		
Outbuildings/Additions/Improvements						Value Rcnld		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ
Open Frame Porch	1963	232	E 100	972	Poor	54%	50%	100%
Encl Frame Porch	1963	64	D 100	1,155	Avq.	77%	100%	100%
Outbuilding Total						1,151		

Acpt Land

48,300

Accepted Bldg

49,700

Total

98,000

PERRY
Name: SOUTHERN,JONATHAN F & NANCY ANN

Valuation Report

10/17/2017

Page 1044

Map/Lot: 005-053

Account: 140 Card: 1 of 1

Location: 625 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities Dug WellSeptic System
Street Paved

Sale Data
Sale Date 01/16/2009
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
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
1.50	Acres-Rear Land 2	450.00	675	100%		675
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 2.50						25,475

Land Total

Dwelling Description

Replacement Cost New

Conventional	One Story	576 Sqft	Grade C 100	Base	66,994
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 None	Basement	-2,552
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	90% Floor/Wall Unit	Cooling	0% None	Heat	-987
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	1/4 Finished			Attic	3,584
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	288
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1990	1993	Typical	Typical	Below Average	Typical	67,327
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
Incomplete		None		83%	76%	100%
						42,470

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1990	408	C 100	8,617	Avq-	83%	100%	100%	7,152
Frame Garage	1990	672	C 100	15,417	Avq-	83%	100%	100%	12,796
Wood Deck	1990	420	C 100	3,610	Avq-	83%	100%	100%	2,996
Outbuilding Total									22,944

Accpt Land

25,500

Accepted Bldg

65,400

Total

90,900

PERRY

Valuation Report

10/17/2017

Name: SPEARIN, RONALD & MARY ANNE

Page 1045

Map/Lot:

008-014

Account: 738 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Sale Data

Sale Date 02/19/2013
 Sale Price 0
 Sale Type Land Only
 Financing Conventional
 Verified Public Record
 Validity Related Parties

Zoning/Use Rural.....
 Topography Rolling
 Utilities NoneNone
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	75%	Access	15,000
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
Total Acres 11.00				Land Total		19,500

Accpt Land

19,500

Accepted Bldg0 **Total**

19,500

PERRY

Valuation Report

10/17/2017

Name: SPEARIN, RONALD ALBERT III & MARY A

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Map/Lot:

008-020+021

Account: 558 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	11/30/2010
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
60.37	Acres-Rear Land 2	450.00	27,167	100%		27,167
Total Acres 61.37					Land Total	37,967

Accpt Land

38,000

Accepted Bldg0 **Total**

38,000

PERRY

Valuation Report

10/17/2017

Name: SPINNEY,JOHN L;THERIAULT,KAREN A 1/2 &

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SPINNEY,JAMES H & RONALD J 1/2

Map/Lot:

009-051

Account: 732 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date 02/01/2002

Sale Price 0

Sale Type

Financing

Verified

Validity

Zoning/Use Rural.....

Topography Rolling

Utilities None

Street Paved

Reference 1 UNDIVIDED INTERES

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
Total Acres 10.00				Land Total		22,050

Accpt Land

22,100

Accepted Bldg0 **Total**

22,100

PERRY
Name: SPINNEY, RONALD

Valuation Report

10/17/2017
Page 1048
010-001-A
US RTE ONE

Account: 734 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Garage	1900	870	E 100	9,390	Poor	40%	100%	100%	3,756
Outbuilding Total									3,756
Accpt Land			0	Accepted Bldg			3,800	Total	3,800

PERRY

Valuation Report

10/17/2017

Name: SPINNEY, RONALD J & ELAINE R

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Map/Lot:

010-001-001

Account: 1015 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	09/07/2011
Sale Price	0
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Residential .
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
7.85	Acres-Rear Land 2	450.00	3,533	100%		3,533
Total Acres 8.85					Land Total	21,533

Accpt Land

21,500

Accepted Bldg0 **Total**

21,500

PERRY

Valuation Report

10/17/2017

Name: SPRAGUE, RAYMOND P

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JACKSON, ALICE S

Map/Lot:

003-025

Account: 735 Card: 1 of 1

Location:

LEACH POINT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 03/31/2004

Sale Price 35,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Partial Interest

Zoning/Use Rural.....
 Topography Above Street
 Utilities Public WaterSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	90%	Unimproved	13,500
100.00	Acres-Rear Land 2	450.00	45,000	100%		45,000
46.61	Acres-Rear Land 3(>100)	300.00	13,983	100%		13,983
Total Acres 147.61					Land Total	72,483

Accpt Land

72,500

Accepted Bldg0 **Total**

72,500

PERRY
Name: SPRETER,ROBERT J

Valuation Report

10/17/2017

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Map/Lot:

003-028-001

Location:

CANNON HILL RD

Account: 736 Card: 1 of 1

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	11/03/2014
Sale Price	0
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
0.50	Acres-Rear Land 2	450.00	225	100%		225
Total Acres 1.50				Land Total		11,025

Accpt Land	11,000	Accepted Bldg	0	Total	11,000
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PERRY
Name: ST LAURENT,JAMES M & LINDA D

Valuation Report

10/17/2017

Page 1052

Map/Lot:

005-013

Account: 286 Card: 1 of 2

Location:

7 MCBRIDE RD

Neighborhood 10 BURBY RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Dug WellSeptic System
Street Gravel

Sale Data
Sale Date 11/10/2016
Sale Price 362,500
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Ocean --	55,000.00	77,782	100%		77,782
25.00	Acres-Rear Land 1	3,000.00	75,000	60%	View/Envir	45,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
6.00	Acres-Ocean --	55,000.00	134,722	25%	Unimproved	33,680
Total Acres 33.00						Land Total 161,262

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,260 Sqft	Grade B 110	Base	207,176
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	540 Sqft, Grade B	Basement Gar	None	Fin Bsmt	10,125
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,768
Rooms	8				
Bedrooms	3	Add Fixtures	0		
Baths	3	Half Baths	1	Plumbing	22,000
Attic	None			Attic	0
FirePlaces	2			Fireplace	11,688
Insulation	Heavy			Insulation	1,299
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1984	0	Typical	Typical	Average	Typical	256,056			
Functional Obsolescence						Value(Rcnld)			
None		None		85%	100%	217,648			
Outbuildings/Additions/Improvements						Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Open Frame Porch	1984	210	B 110	2.438	Avq.	85%	100%	100%	2,072
Encl Frame Porch	1984	132	B 110	2.893	Avq.	85%	100%	100%	2,459
2S Frame Garage	1984	1440	B 110	54.681	Avq.	85%	100%	100%	46,479
Outbuilding Total									51,010
Acpt Land		161,300	Accepted Bldg		268,700	Total		430,000	

PERRY

Name: ST LAURENT,JAMES M & LINDA D

Valuation Report

10/17/2017

Page 1053

Map/Lot:

005-013

Account:

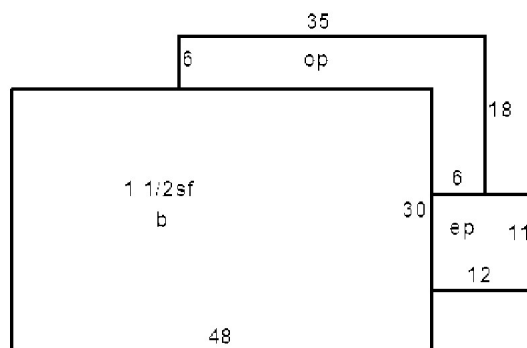
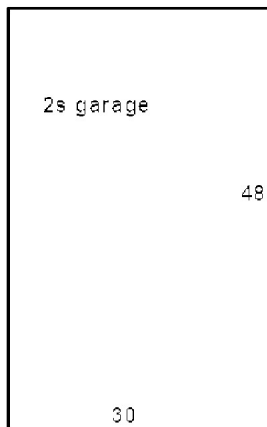
286

Card:

1 of 2

Location:

7 MCBRIDE RD



PERRY

Valuation Report

10/17/2017

Name: ST LAURENT,JAMES M & LINDA D

Page 1054

Map/Lot:

005-013

Account: 286 Card: 2 of 2

Location:

17 McBride Rd

Neighborhood 10 BURBY RD

Sale Data

Sale Date	11/10/2016
Sale Price	362,500
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Partial Interest

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	Dug WellSeptic System
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	1800	720	E 100	4,066	Poor	40%	100%	100%	1,626
Frame Shed	1800	65	E 100	720	Poor	40%	100%	100%	288
Outbuilding Total									1,914
Acpt Land			0	Accepted Bldg			1,900	Total	1,900

PERRY

Valuation Report

10/17/2017

Name: ST LAURENT,JAMES M & LINDA D

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Map/Lot:

005-013

Account:

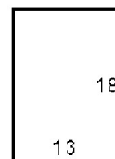
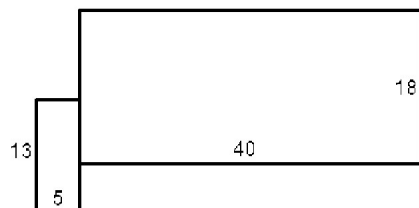
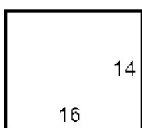
286

Card:

2 of 2

Location:

17 McBride Rd



PERRY
Name: ST LAURENT,JAMES M & LINDA D

Valuation Report

10/17/2017
Page 1056
005-013
17 McBride Rd

Account: 286

Map/Lot:
Location:

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	161,300	268,700	430,000	161,300	268,700	430,000
2	0	1,900	1,900	0	1,900	1,900
TOTAL	161,300	270,600	431,900	161,300	270,600	431,900

PERRY
Name: ST LAURENT,JAMES M & LINDA D

Valuation Report

10/17/2017

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Map/Lot:

005-009

Location:

BURBY RD

Account: 287 Card: 1 of 1

Neighborhood 10 BURBY RD

Sale Data	
Sale Date	11/10/2016
Sale Price	362,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
30.00	Acres-Rear Land 2	450.00	13,500	100%		13,500
Total Acres 30.00				Land Total		13,500
Accpt Land		13,500	Accepted Bldg	0	Total	13,500

PERRY

Valuation Report

10/17/2017

Name: ST LAURENT,JAMES M & LINDA D

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Map/Lot:

005-006

Account: 288 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	11/10/2016
Sale Price	362,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use	Shoreland.....
Topography	Rolling
Utilities	None
Street	Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	90%	Unimproved	27,000
25.00	Acres-Rear Land 2	450.00	11,250	100%		11,250
Total Acres 26.00				Land Total		38,250

Accpt Land

38,300

Accepted Bldg0 **Total**

38,300

PERRY
Name: ST LAURENT,JAMES M & LINDA D

Valuation Report

10/17/2017
Page 1059
005-005-002
US RTE ONE

Account: 947 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Paved

Sale Data	
Sale Date	11/10/2016
Sale Price	362,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.60	Acres-Rear Land 2	450.00	1,170	100%		1,170
Total Acres 2.60				Land Total		1,170
Accpt Land		1,200	Accepted Bldg		0	Total
						1,200

PERRY

Valuation Report

10/17/2017

Name: ST PIERRE, TED R & YUN OUK

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Map/Lot:

004-007+008

Account: 172 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
6.00	Acres-Ocean	85,000.00	208,207	95%	Unimproved	197,796
46.00	Acres-Rear Land 1	3,000.00	138,000	100%		138,000
68.00	Acres-Rear Land 2	450.00	30,600	100%		30,600
Total Acres 120.00					Land Total	366,396
Accpt Land		366,400	Accepted Bldg	0	Total	366,400

PERRY

Valuation Report

10/17/2017

Name: STANHOPE, HEIRS OF JAMES A&

Page 1061

Map/Lot:

006-033

Account: 742 Card: 1 of 1

Location:

30 OLD EASTPORT RD

Neighborhood 15 CROSS RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Misc (Fract)	12,000.00	11,510	100%		11,510
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
					Land Total	17,510

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,008 Sqft	Grade D 100	Base	58,673
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-8,803
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
1974	0	Typical	Typical	Fair	Typical	49,870
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	69%	100%	100%	34,410	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1974	80	D 100	730	Fair	69%	100%	100%	504
Wood Deck	1974	144	D 100	1,150	Fair	69%	100%	100%	793
Frame Garage	1974	768	D 100	13,979	Avq-	77%	100%	100%	10,764
Frame Shed	1974	64	E 100	714	Avq-	77%	100%	100%	550
Outbuilding Total									12,611

Acpt Land

17,500

Accepted Bldg

47,000 Total

64,500

PERRY

Valuation Report

10/17/2017

Name: STANHOPE,JEFFREY & KALOUA

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Map/Lot:

006-011-002

Account: 1006 Card: 1 of 1

Location:

101 MAHAR LN

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
 Topography Level
 Utilities Dug WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	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 2.00						17,250

Land Total

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,404 Sqft	Grade C 100	Base	88,976
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	2,036
Rooms	6				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	97,012
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		94%	100%	100%
Value(Rcnld)						91,191

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Frame Shed	2206	90	E 100	848	Avg.	95%	100%	100%	806
Outbuilding Total									806

Acpt Land

17,300

Accepted Bldg

92,000 Total

109,300

PERRY

Valuation Report

10/17/2017

Name: STANHOPE,JEFFREY A & KALOUA K

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Map/Lot:

006-011

Account: 1100 Card: 1 of 1

Location:

MAHAR LN

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
 Topography Rolling
 Utilities
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
12.62	Acres-Rear Land 2	450.00	5,679	100%		5,679
Total Acres 13.62				Land Total		16,479
Accpt Land		16,500	Accepted Bldg		0	Total
						16,500

PERRY

Valuation Report

10/17/2017

Name: STANHOPE,JEFFREY A & KALOUS K

Page 1064

Map/Lot:

006-008

Account: 232 Card: 1 of 1

Location:

MAHAR LN

Neighborhood 13 OLD ROUTE 1

Sale Data

Sale Date 03/14/2013

Sale Price 6,000

Sale Type Land Only

Financing Unknown

Verified Public Record

Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
10.00	Acres-Rear Land 2	450.00	4,500	100%		4,500
Total Acres 11.00				Land Total		15,300

Accpt Land

15,300

Accepted Bldg0 **Total**

15,300

PERRY

Valuation Report

10/17/2017

Name: STANHOPE,JOEL A & HEATHER A

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Map/Lot:

013-025

Account: 98 Card: 1 of 1

Location:

747 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 08/01/1992
 Sale Price 4,750
 Sale Type Land Only
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.00						Land Total 26,900

Dwelling Description**Replacement Cost New**

Ranch	One Story	1,288 Sqft	Grade B 100	Base		124,498
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim		0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof		-161
						0
						0
Foundation	Concrete	Basement	Dry None	Basement		-4,970
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Hot Water BB	Cooling	0% None	Heat		2,335
Rooms	5					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		7,500
Attic	None			Attic		0
FirePlaces	0			Fireplace		0
Insulation	Heavy			Insulation		805
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1995	0	Typical	Typical	Average	Typical	130,007
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			Location	89%	100%	115,706

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1996	100	C 100	1,777	Avg.	90%	100%	100%	1,599
2S Frame Garage	1996	720	C 100	22,884	Avg.	90%	100%	100%	20,596
Frame Shed	2001	240	C 100	3,228	Avg.	92%	100%	100%	2,970
Outbuilding Total									25,165

Acpt Land

26,900

Accepted Bldg

140,900

Total

167,800

PERRY
Name: STANHOPE,JOHN A

Valuation Report

10/17/2017

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Map/Lot:

007-016

Account: 191 Card: 1 of 1

Location:

92 GLEASON RD

Neighborhood 18 GLEASON PT RD

Sale Data	
Sale Date	06/07/2012
Sale Price	40,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Split/Assemblage

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

Reference 1 REVIEW FOR RENOVATIONS 2015

Reference 2 castonhope@hotmail.com

Tran/Land/Bldg 3 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
0.70	Acres-Rear Land 1	3,000.00	2,100	100%		2,100
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 1.70						36,900

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	900 Sqft	Grade D 100	Base	99,870
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Wet 1/2 Bmt	Basement	-3,018
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,749
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	-1,107
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	0	Old Type	Old Type	Fair	Typical	93,996
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	89%	100%
						41,828

Outbuildings/Additions/Improvements		Percent Good		Value
Description	Year	Units	Grade	Rcnld
Frame Shed	1900	192	E 100	684
Open Frame Porch	1900	50	D 100	196
Wood Deck	1900	116	D 100	430
Frame Garage	1900	360	D 100	4,148
Frame Shed	1900	546	D 100	1,303
Outbuilding Total				6,761

Acpt Land

36,900

Accepted Bldg

48,600

Total

85,500

PERRY
Name: STEADMAN,MELANIE

Valuation Report

10/17/2017

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Map/Lot:

015-047

Account: 805 Card: 1 of 1

Location:

1912 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	11/20/2015
Sale Price	20,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.44	Acres-Rear Land 2	450.00	198	100%		198
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.44 Land Total						26,198

Dwelling Description

Replacement Cost New

Ranch	One Story	814 Sqft	Grade C 100	Base	76,328
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	1,180
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,000
Insulation	Full			Insulation	0
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1962	0	Typical	Typical	Below Average	Typical	82,508	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		72%	100%	100%	59,406

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1962	264	C 100	2,362	Avg-	72%	100%	100%	1,701
Frame Garage	1962	360	E 100	5,058	Fair	64%	100%	100%	3,237
Frame Shed	1962	140	E 100	1,103	Avg.	77%	100%	100%	849
Outbuilding Total									5,787

Acpt Land

26,200

Accepted Bldg

65,200

Total

91,400

PERRY

Valuation Report

10/17/2017

Name: STERLING TRUST COMPANY, CUSTODIAN FBO

Page 1068

MCLAUGHLIN, ELLEN M

Map/Lot:

013-048-001

Account: 751 Card: 1 of 1

Location:

13 BERGER FARM RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 07/27/2006
 Sale Price 100,900
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 5 0 0

X Coordinate 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)	80,000.00	80,000	100%		80,000
0.40	Acres-Rear Land 1	3,000.00	1,200	100%		1,200
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.40						87,200

Land Total

Dwelling Description**Replacement Cost New**

Conventional	Two Story	999 Sqft	Grade B 100	Base	163,436
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	-1,249
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-8,518
Rooms	1				
Bedrooms	0	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-2,497
Unfin. Living Area	9%			Unfinished	-1,349

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Obsolete	Obsolete	Average	Typical	142,323
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %
Incomplete		None		94%	54%	100%
						72,243

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Open Frame Porch	2007	222	B 100	2,332	Avq.	94%	54%	100%	1,184
Open Frame Porch	2007	60	B 100	768	Avq.	94%	54%	100%	390
Outbuilding Total									1,574

Acpt Land

87,200

Accepted Bldg73,800 **Total**

161,000

PERRY
Name: STEVENS,ERIN

Valuation Report

10/17/2017

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Map/Lot:

009-035

Account: 1115 Card: 1 of 1

Location:

48 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	2011	14X60	C 100	23,132	Avq.	95%	100%	100%	21,975
Frame Shed	2011	144	E 100	1,124	Poor	75%	100%	100%	843
Outbuilding Total									22,818
Acpt Land			0	Accepted Bldg			22,800	Total	22,800

PERRY

Valuation Report

10/17/2017

Name: STEVENS,SONYA FAY PATTERSON & TRENT

Page 1070

Map/Lot:

013-020-003

Account: 569 Card: 1 of 1

Location:

8 PATTERSON LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 01/07/2014
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 5 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
7.35	Acres-Rear Land 2	450.00	3,308	100%		3,308
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.35					Land Total	29,308

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	672 Sqft	Grade C 100	Base	103,502
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 None	Basement	-2,744
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-2,263
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	504
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2006	0	Typical	Typical	Average	Typical	98,999
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
Incomplete	None	None	None	94%	70%	100%
						65,141

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1971	672	E 100	3,822	Poor	58%	50%	100%		1,108
Frame Shed	1991	192	E 100	1,368	Poor	67%	100%	100%		917
Outbuilding Total										2,025

Acpt Land

29,300

Accepted Bldg

67,200

Total

96,500

PERRY

Valuation Report

10/17/2017

Name: STEWART,CARL W & MADELINE HARTFORD

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Map/Lot:

003-035-005

Account: 852 Card: 1 of 1

Location:

137 LEACH PT RD

Neighborhood 9 LEACH PT RD

Sale Data

Sale Date 12/01/1991
 Sale Price 48,500
 Sale Type Land Only
 Financing Unknown
 Verified Other Source
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean -	75,000.00	75,000	90%	Access	67,500
0.48	Acres-Rear Land 1	3,000.00	1,440	100%	Excess Frt	1,440
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.48						Land Total 74,940

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	900 Sqft	Grade C 100	Base		121,793
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		-2,133
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		675
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1993	0	Typical	Typical	Average	Typical	120,335
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)
None			Location	89%	100%	96,388
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN Cond	Phy Percent Good	Rcnld
Open Frame Porch	1993	300	C 100	2,469 Avq.	89% 100%	1,977
Outbuilding Total						1,977
Acpt Land		74,900	Accepted Bldg		98,400	Total 173,300

PERRY

Valuation Report

10/17/2017

Name: STEWART,CARL W & MADELINE HARTFORD

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Map/Lot:

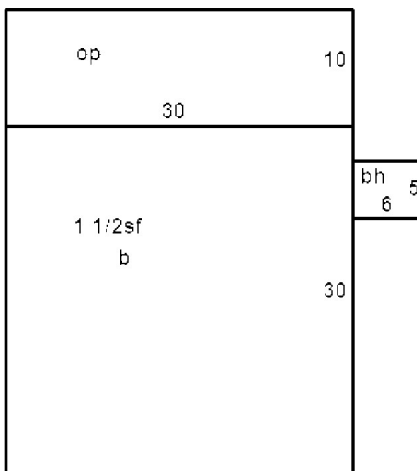
003-035-005

Account: 852

Card: 1 of 1

Location:

137 LEACH PT RD



PERRY

Valuation Report

10/17/2017

Name: STOLL III,GEORGE & MARY C

Page 1073

Account: 752 Card: 1 of 1

Map/Lot: 011-023+024+25+26
Location: 38 ROYS WAY SOUTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.00	Acres-Lake	80,000.00	113,137	100%		113,137
5.70	Acres-Rear Land 2	450.00	2,565	100%		2,565
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 7.70					Land Total	121,702

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	720 Sqft	Grade C 110	Base	119,740
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	4,400
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	1990	Typical	Typical	Average	Typical	124,140			
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		82%	100%	100%	101,795		
Outbuildings/Additions/Improvements						Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Wood Deck	1975	80	D 100	730	Avq.	82%	100%	100%	599
Outbuilding Total						599			
Acpt Land		121,700	Accepted Bldg		102,400	Total	224,100		

PERRY
Name: STOREY,JOSEPH

Valuation Report

10/17/2017

Page 1074

Map/Lot:

009-023

Account: 457 Card: 1 of 1

Location:

304 GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data	
Sale Date	01/09/2004
Sale Price	41,200
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Residential .
Topography Above Street
Utilities Drilled WellSeptic System
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.50	Acres-Rear Land 2	450.00	1,125	100%		1,125
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 3.50						Land Total 19,125

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1988	14X66	C 100	24,985	Avq.	47%	100%	100%	11,643
Encl Frame Porch	1977	96	D 100	1,424	Avq.	83%	100%	100%	1,182
Wood Deck	1977	120	D 100	992	Avq.	83%	100%	100%	823
2S Frame Garage	1977	576	C 100	19,507	Avq.	83%	100%	100%	16,191
Frame Shed	1977	192	E 100	1,368	Avq.	83%	100%	100%	1,135
Outbuilding Total									30,974

Acpt Land

19,100

Accepted Bldg

31,000

Total

50,100

PERRY
Name: STRADE,CLIFFORD

Valuation Report

10/17/2017
Page 1075
003-026-001
BIRCH PT RD

Account: 803 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 7 BIRCH PT RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data
Sale Date 02/01/2000
Sale Price 10,000
Sale Type
Financing
Verified
Validity

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
23.00	Acres-Rear Land 2	450.00	10,350	100%		10,350
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	0
1.00	Acres-Misc (Fract)	3,000.00	6,000	90%	Unimproved	8,100
Total Acres 24.00				Land Total		18,450
Accpt Land		18,500	Accepted Bldg	0	Total	18,500

PERRY
Name: SULLIVAN,ANN

Valuation Report

10/17/2017

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Map/Lot:

011-008

Location:

4 FOX FIELD LN

Account: 128 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	05/20/2015
Sale Price	5,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
Total Acres 1.00						Land Total 12,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1974	14X64	B 100	27.132	Avq.	40%	100%	100%	10,853
Open Frame Porch	2014	120	B 100	1.348	Avq.	95%	100%	100%	1,281
Wood Deck	2014	140	B 100	1.712	Avq.	95%	100%	100%	1,626
Frame Shed	2014	96	E 100	878	Avq.	95%	100%	100%	834
Outbuilding Total									14,594

Acpt Land

12,000

Accepted Bldg

14,600

Total

26,600

PERRY
Name: SULLIVAN,CHRISTOPHER & MOKA

Valuation Report

10/17/2017

Page 1077

Map/Lot:

008-020-002

Account: 1073 Card: 1 of 1

Location:

LITTLE EGYPT RD OFF

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
Topography Rolling
Utilities NoneNone
Street Gravel

Sale Data
Sale Date 10/29/2014
Sale Price 10,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	50%	Access	6,000
6.50	Acres-Rear Land 2	450.00	2,925	100%		2,925
Total Acres 7.50						8,925

Outbuildings/Additions/Improvements							Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
One Story Frame	2012	256	E 100	2,704	Avq.	95%	100%	100%	2,569	
Outbuilding Total									2,569	

Accpt Land	8,900	Accepted Bldg	2,600	Total	11,500
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PERRY

Valuation Report

10/17/2017

Name: SULLIVAN,CHRISTOPHER & MOKA J

Page 1078

Map/Lot:

018-027

Account: 595 Card: 1 of 1

Location:

21 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

Zoning/Use Residential .
 Topography Below Street
 Utilities Dug WellSeptic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.37	Acres-Misc (Fract)	12,000.00	7,299	100%		7,299
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	12,099

Dwelling Description

Replacement Cost New

Conventional	Two Story	882 Sqft	Grade C 100	Base	123,715
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	-1,764
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	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Minimal			Insulation	-1,764
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Old Type	Old Type	Average	Typical	124,187
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	94% 100%	75,878

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1890	280	C 100	2,490	Avq.	65%	94%	100%	1,522
2S Frame Garage	1890	768	C 110	26,411	Avq.	65%	100%	100%	17,167
Finished Attic	1890	768	C 110	10,441	Avq.	65%	100%	100%	6,787
Outbuilding Total									25,476

Acpt Land

12,100

Accepted Bldg

101,400

Total

113,500

PERRY

Valuation Report

10/17/2017

Name: SULLIVAN,MOKA J & CHRISTOPHER M

Page 1079

Map/Lot:

018-004

Account: 587 Card: 1 of 1

Location:

20 SOUTH MEADOW RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date	11/24/2012
Sale Price	4,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.56	Acres-Misc (Fract)	12,000.00	8,980	100%		8,980
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 0.56			Land Total			13,780

Accpt Land

13,800

Accepted Bldg0 **Total**

13,800

PERRY
Name: SURLES,DALTON

Valuation Report

10/17/2017

Page 1080

Map/Lot:

008-012-002-A

Account: 1129 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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
14Mobile Home	1970	14X64	D 100	20,665	Poor	10%	100%	100%	2,066
Drilled Well	2014			---- S O U N D V A L U E ----					3,000
Septic System	2014			---- S O U N D V A L U E ----					3,000
Outbuilding Total									8,066
Acpt Land			0	Accepted Bldg			8,100	Total	8,100

PERRY
Name: SUTHERLAND,ALLAN & JANA

Valuation Report

10/17/2017

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Map/Lot:

016-041

Location:

US RTE ONE

Account: 150 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	07/07/2014
Sale Price	23,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Above Street
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
Total Acres 1.00				Land Total		18,000
Accpt Land		18,000	Accepted Bldg	0	Total	18,000

PERRY
Name: SZWEC,MICHAEL & MARY A

Valuation Report

10/17/2017

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Map/Lot:

016-020

Account: 240 Card: 1 of 1

Location:

120 GIN COVE RD

Neighborhood 20 GIN COVE RD

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

Sale Data
Sale Date 04/01/2000
Sale Price 42,000
Sale Type Land Only
Financing Conventional
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.20	Acres-Ocean --	55,000.00	60,249	100%		60,249
8.80	Acres-Rear Land 4	1,000.00	8,800	100%		8,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 75,049

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	1,616 Sqft	Grade B 100	Base	224,041
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% Radiant Floor	Cooling	0% None	Heat	4,454
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	1	Plumbing	12,500
Attic	None			Attic	0
FirePlaces	1			Fireplace	6,250
Insulation	Heavy			Insulation	1,515
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2005	0	Typical	Typical	Average	Typical	248,760
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		93%	100% 100%	231,347

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	2005	240	B 100	6,336	Avq.	93%	100%	100%	5,892
Wood Deck	2005	544	B 100	5,752	Avq.	93%	100%	100%	5,349
Encl Frame Porch	2005	32	B 100	1,352	Avq.	93%	100%	100%	1,257
Frame Garage	2005	864	B 100	23,349	Avq.	93%	100%	100%	21,715
Frame Shed	2005	96	C 100	1,756	Avq.	93%	100%	100%	1,633
2S Frame Garage	2007	672	C 110	23,934	Avq.	94%	100%	100%	22,498
Outbuilding Total									58,344

Acpt Land

75,000

Accepted Bldg

289,700

Total

364,700

PERRY

Valuation Report

10/17/2017

Name: THERIAULT,ALVIN & CONSTANCE

Page 1083

Map/Lot:

016-038

Account: 102 Card: 1 of 1

Location:

8 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 02/13/2012
 Sale Price 20,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Baselot (Fract)	20,000.00	10,000	100%		10,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.25						Land Total 16,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
10Mobile Home	1960	10X54	D 100	13,289	Poor	10%	100%	100%	1,329
Encl Frame Porch	1960	220	E 100	1,502	Poor	53%	50%	100%	398
1 & 3/4 Story Fr	1960	234	E 100	3,509	Poor	53%	50%	100%	930
Open Frame Porch	1960	108	E 100	492	Poor	53%	50%	100%	130
Outbuilding Total									2,787
Accpt Land		16,000	Accepted Bldg		2,800	Total			18,800

PERRY
Name: THERIAULT, CONSTANCE O & ALVIN

Valuation Report

10/17/2017

Page 1084

Map/Lot:

005-071-001

Location:

159 CANNON HILL RD

Account: 77 Card: 1 of 1

Neighborhood 9 LEACH PT RD

Sale Data	
Sale Date	10/12/2010
Sale Price	15,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Rural.....
Topography Rolling
Utilities
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	15,000.00	15,000	100%		15,000
Total Acres 1.00				Land Total		15,000
Accpt Land		15,000	Accepted Bldg	0	Total	15,000

PERRY

Valuation Report

10/17/2017

Name: THERIAULT, CONSTANCE O & ALVIN

Page 1085

Map/Lot:

005-071-001

Account: 77

Card: 1 of 1

Location:

159 CANNON HILL RD

same

10

on



PERRY
Name: THERIAULT,KAREN A

Valuation Report

10/17/2017

Page 1086

Map/Lot:

010-001

Account: 733 Card: 1 of 1

Location:

1429 US RTE ONE

Neighborhood 5 ROUTE 1

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

Sale Data
Sale Date 11/23/2010
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 1 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
16.92	Acres-Rear Land 2	450.00	7,614	100%		7,614
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 17.92						Land Total 33,614

Dwelling Description

Replacement Cost New

Conventional	Two Story	572 Sqft	Grade C 100	Base	96,226
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Wet 3/4 Bmt	Basement	-1,887
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	Minimal			Insulation	-1,144
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1900	1960	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	95%	100%
						Value(Rcnld) 93,195
						57,548

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1900	154	C 100	2.329	Avq.	65%	95%	100%	1,438
Two Story Frame	1900	192	C 100	6.002	Avq.	65%	95%	100%	3,706
Open Frame Porch	1900	128	C 100	1.139	Avq.	65%	95%	100%	703
Encl Frame Porch	1900	112	C 100	1.900	Avq.	65%	95%	100%	1,173
Frame Shed	1900	320	C 100	4.045	Avq.	65%	95%	100%	2,498
3 Storv/Basement	1900	200	E 100	9.900	Poor	40%	50%	100%	1,980
Outbuilding Total									11,498

Acpt Land

33,600

Accepted Bldg

69,000

Total

102,600

PERRY

Valuation Report

10/17/2017

Name: THERIAULT,STEVEN & PATRICIA

Page 1087

Map/Lot:

005-059

Account: 124 Card: 1 of 1

Location:

510 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	05/30/2014
Sale Price	57,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
0.63	Acres-Rear Land 2	450.00	284	100%		284
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.63					Land Total	18,284

Dwelling Description

Replacement Cost New

Double Wide	Two Story	832 Sqft	Grade C 100	Base	95,674
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	5	Add Fixtures	0		
Baths	1	Half Baths	1	Plumbing	4,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	832
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Below Average	Typical	100,506
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	77%	100%	100%	77,390	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
1SFr Overhang	1975	26	C 100	549	Avq-	77%	100%	100%		423
Outbuilding Total										423

Acpt Land

18,300

Accepted Bldg

77,800 Total

96,100

PERRY

Valuation Report

10/17/2017

Name: THERIAULT,STEVEN & PATRICIA

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Map/Lot:

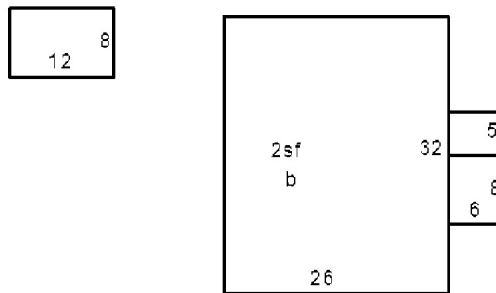
005-059

Account: 124

Card: 1 of 1

Location:

510 CANNON HILL RD



PERRY
Name: THOMPSON,WILLIAM H

Valuation Report

10/17/2017

Page 1089

Map/Lot:

012-033

Location:

1756 US RTE ONE

Account: 821 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	09/05/2004
Sale Price	18,400
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.54	Acres-Rear Land 4	1,000.00	540	90%		486
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 0.54					Land Total	2,286

Accpt Land	2,300	Accepted Bldg	0	Total	2,300
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PERRY

Valuation Report

10/17/2017

Name: THOMSON,RANALL RAY & STACY JO

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Map/Lot:

007-011-002

Account: 211 Card: 1 of 1

Location:

SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 11/03/2016
 Sale Price 330,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities None
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.90	Acres-Ocean	85,000.00	117,164	100%		117,164
4.30	Acres-Rear Land 1	3,000.00	12,900	100%		12,900
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
28.80	Acres-Rear Land 2	450.00	12,960	100%		12,960
Total Acres 35.00					Land Total	149,024

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	1,008 Sqft	Grade B 110	Base	179,379
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 Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,015
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	8,250
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,040
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2003	0	Typical	Typical	Average	Typical	191,684
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		92%	100%	100%
						176,349

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Frame Garage	2003	624	B 110	20,077	Avg.	92%	100%	100%	18,471
Encl Frame Porch	2003	192	B 110	3,736	Avg.	92%	100%	100%	3,437
Outbuilding Total									21,908

Accpt Land

149,000

Accepted Bldg

198,300

Total

347,300

PERRY
Name: TIESS,TIMOTHY K & BELINDA

Valuation Report

10/17/2017

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Map/Lot:

005-003

Location:

US RTE ONE

Account: 40 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	10/25/2016
Sale Price	10,000
Sale Type	Land Only
Financing	Unknown
Verified	Buyer
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean ---	25,000.00	25,000	50%	Unimproved	12,500
3.00	Acres-Wasteland	120.00	360	100%	View/Envir	360
Total Acres 4.00					Land Total	12,860

Accpt Land	12,900	Accepted Bldg	0	Total	12,900
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PERRY
Name: TINKER,DAVID II

Valuation Report

10/17/2017
Page 1092
009-035-B
GOLDING RD

Account: 184 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,352 Sqft	Grade C 110	Base	113,236
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	-15,839
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	2,186
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,352	Insulation	744
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition				Total	
Built 2010	Renovated 0	Kitchens Typical	Baths Typical	Condition Average	Layout Typical
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)
None	None	95%	100%	100%	95,311
Accpt Land		0	Accepted Bldg	95,300	Total
					95,300

PERRY
Name: TINKER,DAVID SR

Valuation Report

10/17/2017

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Map/Lot:

009-030-A

Account: 173 Card: 1 of 1

Location:

149 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1
Reference 2 REVIEW SHED
Tran/Land/Bldg 3 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 1

Dwelling Description				Replacement Cost New	
Conventional	One Story	1,040 Sqft	Grade C 110	Base	100,320
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	-12,184
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Radiant Floor	Cooling	0% None	Heat	1,682
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	572
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition				Layout			Total		
Built	Renovated	Kitchens	Baths	Condition	Layout			Total	
2010	0	Typical	Typical	Average	Typical			90,390	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
None		None		95%	100%	100%	85,870		
Outbuildings/Additions/Improvements				Percent Good			Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
Frame Shed	1950	180	E 100	1,308	Avg.	73%	100%	100%	955
Outbuilding Total									955
Accpt Land			0	Accepted Bldg		86,800	Total		86,800

PERRY
Name: TINKER,KAREN

Valuation Report

10/17/2017

Page 1094

Map/Lot:

009-030

Account: 460 Card: 1 of 1

Location:

149 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1 MARION MCPHAIL (L/E) DECEASED

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.86	Acres-Misc (Fract)	12,000.00	11,128	100%		11,128
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.86			Land Total			17,128
Accpt Land		17,100	Accepted Bldg		0	Total
						17,100

PERRY
Name: TOKARZ,JAMES SCOTT

Valuation Report

10/17/2017
Page 1095
013-031
GIN COVE RD

Account: 769 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 20 GIN COVE RD

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

Sale Data	
Sale Date	11/25/2016
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
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
Total Acres 8.00				Land Total		21,150
Accpt Land		21,200	Accepted Bldg	0	Total	21,200

PERRY

Valuation Report

10/17/2017

Name: TOMAH,ERICA MARIE & DWAYNE,JOSEPH

Page 1096

Map/Lot:

011-009-018

Account: 242 Card: 1 of 1

Location:

23 ROYS WAY

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 10/29/2015
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.00						Land Total 22,050

Dwelling Description**Replacement Cost New**

Cape Cod	One & 3/4 Story	936 Sqft	Grade C 110	Base	139,067
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	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,600
Attic	None			Attic	0
FirePlaces	1			Fireplace	5,500
Insulation	Heavy			Insulation	901
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1993	0	Typical	Typical	Average	Typical	152,068
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		89%	100%	135,341

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1993	416	C 110	3,703	Avq.	89%	100%	100%	3,296
Wood Deck	1993	256	C 110	2,528	Avq.	89%	100%	100%	2,250
Wood Deck	1993	364	C 110	3,478	Avq.	89%	100%	100%	3,095
Frame Shed	1993	1700	D 100	14,882	Avq.	89%	100%	100%	13,245
Outbuilding Total									21,886

Accpt Land

22,100

Accepted Bldg

157,200

Total

179,300

PERRY

Valuation Report

10/17/2017

Name: TOMICHEK,JOZEF B & SUSAN E

Page 1097

Account: 770 Card: 1 of 1

Map/Lot:

005-029

Location:

384 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
21.00	Acres-Rear Land 2	450.00	9,450	100%		9,450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 22.00					Land Total	35,450

Dwelling Description

Replacement Cost New

Ranch	One Story	720 Sqft	Grade C 110	Base	78,450
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	1,148
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Capped Only	SFLA	720	Insulation	-396
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1979	0	Typical	Typical	Below Average	Typical	79,202
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		78%	100%	100%
						Value(Rcnd)
						61,778

Acpt Land

35,500

Accepted Bldg

61,800 Total

97,300

PERRY
Name: TOMPKINS,BRADLEY

Valuation Report

10/17/2017

Page 1098

Map/Lot:

014-025-001

Account: 958 Card: 1 of 1

Location:

1301 SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
3.50	Acres-Rear Land 1	3,000.00	10,500	100%		10,500
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.50						Land Total 36,500

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
14Mobile Home	1987	14X76	B 100	31.237	Good	63%	100%	100%	19,617
Concrete Slab...	1987	1064	C 100	2,660	Avg.	86%	100%	100%	2,288
Open Frame Porch	1987	66	C 100	660	Avg.	86%	100%	100%	568
2S Frame Shed	1987	192	E 100	2,011	Avg-	81%	100%	100%	1,629
Outbuilding Total									24,102

Acpt Land

36,500

Accepted Bldg

24,100

Total

60,600

PERRY
Name: TOMPKINS,BRUCE M & RICHARD

Valuation Report

10/17/2017

Page 1099

Map/Lot:

014-025-002-001

Account: 1057 Card: 1 of 1

Location:

SOUTH MEADOW RD OFF

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 01/01/1999
Sale Price 0
Sale Type
Financing
Verified
Validity

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
2.54	Acres-Rear Land 2	450.00	1,143	100%		1,143
Total Acres 3.54					Land Total	11,943

Accpt Land	11,900	Accepted Bldg	0	Total	11,900
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PERRY

Valuation Report

10/17/2017

Name: TOWNSEND,AUSTIN E & WANDA J

Page 1100

Map/Lot:

016-007

Account: 772 Card: 1 of 1

Location:

1813 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Below Street
 Utilities Drilled WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.89	Acres-Baselot (Fract)	20,000.00	18,868	90%	Unimproved	16,981
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.89					Land Total	22,981

Dwelling Description

Replacement Cost New

Conventional	Two Story	880 Sqft	Grade C 100	Base	121,128
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	2,552
Rooms	7				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	1995	Typical	Typical	Below Average	Typical	129,680
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	77%	100%	100%	99,854	
Outbuildings/Additions/Improvements					Value	
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	Rcnld
Wood Deck	1976	96	C 100	1.018 Avq-	77% 100% 100%	784
Outbuilding Total					784	
Acpt Land		23,000	Accepted Bldg		100,600	Total 123,600

PERRY
Name: TOWNSEND,GERALD R

Valuation Report

10/17/2017

Page 1101

Map/Lot:

005-037

Location:

US RTE ONE

Account: 773 Card: 1 of 1

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Above Street
Utilities NoneNone
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
0.96	Acres-Rear Land 2	450.00	432	100%		432
Total Acres 1.96				Land Total		18,432
Accpt Land		18,400	Accepted Bldg	0	Total	18,400

PERRY

Valuation Report

10/17/2017

Name: TOWNSEND,IDA C & NORMAN L

Page 1102

Map/Lot:

013-020-005

Account: 142 Card: 1 of 1

Location:

1747 US RT 1

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 30 50 1 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.69	Acres-Baselot (Fract)	20,000.00	16,613	100%		16,613
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 0.69						Land Total 21,413

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1975	14X56	B 100	24.396	Avq.	40%	100%	100%	9,758
Wood Deck	1975	108	C 100	1.114	Avq.	82%	100%	100%	913
Concrete Slab...	1975	980	C 100	2.450	Avq.	82%	100%	100%	2,009
Frame Shed	2013	304	D 100	3.183	Avq.	95%	100%	100%	3,024
Outbuilding Total									15,704
Accpt Land		21,400	Accepted Bldg		15,700	Total		37,100	

PERRY

Valuation Report

10/17/2017

Name: TOWNSEND,NORMAN L JR

Page 1103

Map/Lot:

013-020

Account: 565 Card: 1 of 1

Location:

1753 US RTE ONE

Neighborhood 5 ROUTE 1
 Tree Growth 1999
 Zoning/Use Residential .
 Topography Level
 Utilities Drilled WellSeptic System
 Street Paved
 TG RECERT YEAR 2021

Sale Data	
Sale Date	03/01/1997
Sale Price	24,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2011 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
3.00	Acres-Rear Land 2	450.00	1,350	100%		1,350
30.00	Acres-Softwood	145.00	4,350	100%		4,350
15.00	Acres-Mixed Wood	167.00	2,505	100%		2,505
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 49.00					Land Total	34,205

Acpt Land

34,200

Accepted Bldg0 **Total**

34,200

PERRY

Valuation Report

10/17/2017

Name: TOWNSEND,RICHARD

Page 1104

Map/Lot:

015-043

Account: 778 Card: 1 of 1

Location:

165 LAKE RD

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00						Land Total 18,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1991	14X72	B 100	29.868	Avg.	53%	100%	100%	15.890
Concrete Slab...	1991	1008	C 100	2,520	Avg.	88%	100%	100%	2.218
Outbuilding Total									18,108
Acpt Land		18,000	Accepted Bldg		18,100	Total			36,100

PERRY

Valuation Report

10/17/2017

Name: TOWNSEND-STOREY,CHERRIE LYNN

Page 1105

Map/Lot:

015-037

Account: 706 Card: 1 of 1

Location:

214 LAKE RD

Neighborhood 4 LAKE RD

Sale Data

Sale Date 11/13/2006

Sale Price 20,000

Sale Type Other

Financing Unknown

Verified Public Record

Validity Other Non Valid

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

Reference 1

Reference 2 PERMIT FOR NEW 15 x 72 PRE-FAB

Tran/Land/Bldg 1 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.00	Acres-Rear Land 2	450.00	1,800	100%		1,800
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.00					Land Total	19,800

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Garage	1973	540	C 100	13,175	Avq-	76%	100%	100%		10,013
							Outbuilding Total			10,013

Accpt Land

19,800

Accepted Bldg

10,000

Total

29,800

PERRY
Name: TRACY,LILLIAN

Valuation Report

10/17/2017

Page 1106

Map/Lot:

004-002-005

Account: 1017 Card: 1 of 1

Location:

479 OLD EASTPORT RD

Neighborhood 6 CANNON HILL RD

Sale Data	
Sale Date	10/30/2015
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.00					Land Total	26,000

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Garage	1995	320	D 110	8,512	Avq.	89%	100% 100%	7,576
							Outbuilding Total	7,576
Accpt Land		26,000	Accepted Bldg			7,600	Total	33,600

PERRY
Name: TRACY,LILLIAN

Valuation Report

10/17/2017

Page 1107

Map/Lot:

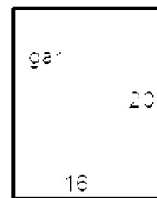
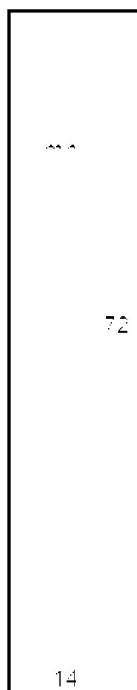
004-002-005

Account: 1017 Card: 1 of 1

Location:

479 OLD EASTPORT RD

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PERRY
Name: TRAVERSE,WILLIAM H. JR

Valuation Report

10/17/2017

Page 1108

Map/Lot:

006-025

Account: 780 Card: 1 of 1

Location:

COUNTY RD

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
5.00	Acres-Rear Land 2	450.00	2,250	100%		2,250
Total Acres 6.00				Land Total		20,250
Accpt Land		20,300	Accepted Bldg	0	Total	20,300

PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1109

TROTT SR,DEWISEES OF SHIRL H

Map/Lot:

004-011

Account: 788 Card: 1 of 2

Location:

10 TROTT

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellCesspool
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
4.80	Acres-Ocean --	55,000.00	120,499	100%		120,499
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
23.20	Acres-Rear Land 1	3,000.00	69,600	60%	View/Envir	41,760
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
1.00	# -Lot Improvements	3,000.00	3,000	60%		1,800
Total Acres 29.00					Land Total	190,059

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	576 Sqft	Grade D 100	Base	73,166
Exterior	Asbestos/T111 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	-2,167
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	95% Forced Warm	Cooling	0% None	Heat	-103
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	-708
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1840	0	Typical	Typical	Fair	Typical	70,188
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		50%	95%	100%
						33,339
Outbuildings/Additions/Improvements						Value
Description	Year	Units	Grade	RCN	Cond	Phy
Unfin Basement	1987	448	D 100	3,893	Poor	65%
Frame Shed	1840	336	D 100	3,451	Fair	50%
Stable w/Loft	1980	576	D 100	7,109	Poor	62%
Percent Good						Value
						8,578
Outbuilding Total						8,578
Acpt Land		190,100	Accepted Bldg		41,900	Total
						232,000

PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1110

TROTT SR,DEWISEES OF SHIRL H

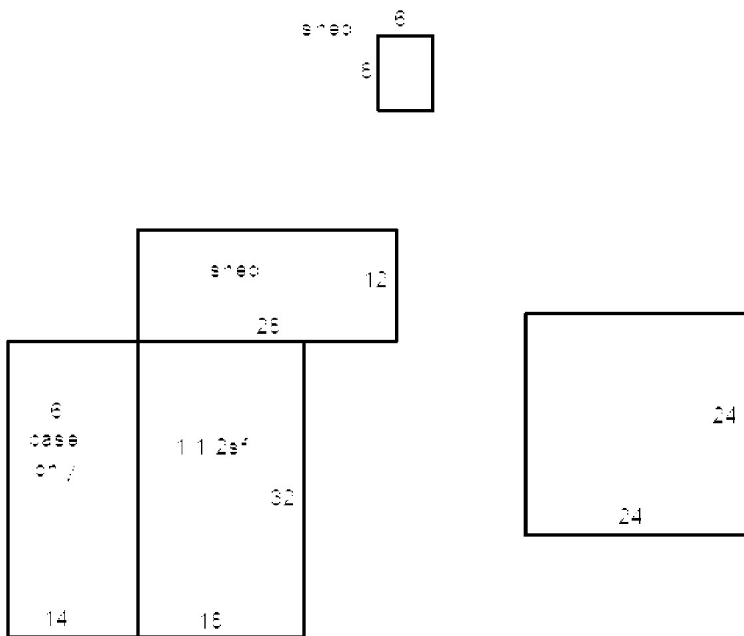
Map/Lot:

004-011

Account: 788 Card: 1 of 2

Location:

10 TROTT



PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1111

TROTT SR,DEWISEES OF SHIRL H

Map/Lot:

004-011

Account: 788 Card: 2 of 2

Location:

OLD EASTPRT RD

Neighborhood 16 OLD EASTPORT RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled Well
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	1,408 Sqft	Grade C 100	Base	100,575
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	25% Floor/Wall Unit	Cooling	0% None	Heat	-3,629
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,408	Insulation	704
Unfin. Living Area	NONE			Unfinished	0
Dwelling Condition					
Built 1989	Renovated 0	Kitchens Old Type	Baths Old Type	Condition Below Average	Layout Typical
Functional Obsolescence Incomplete	Economic Obsolescence None	Phys. % 82%	Func. % 56%	Econ. % 100%	Total Value(Rcnld) 44,841
Accpt Land		0	Accepted Bldg	44,800	Total 44,800

PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1112

TROTT SR,DEVISEES OF SHIRL H

Map/Lot:

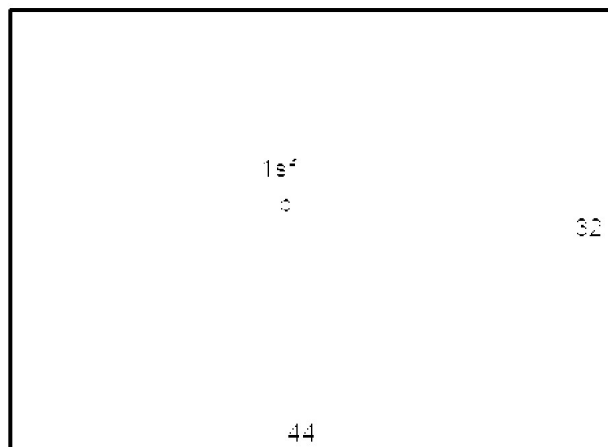
004-011

Account: 788 Card: 2 of 2

Location:

OLD EASTPRT RD

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PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1113

TROTT SR,DEVISEES OF SHIRL H

Map/Lot:

004-011

Account: 788

Location:

OLD EASTPRT RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	190,100	41,900	232,000	190,100	41,900	232,000
2	0	44,800	44,800	0	44,800	44,800
TOTAL	190,100	86,700	276,800	190,100	86,700	276,800

PERRY

Valuation Report

10/17/2017

Name: TROTT JR,SHIRL H

Page 1114

TROTT SR,DEWISEES OF SHIRL H

Map/Lot:

004-016

Account: 789 Card: 1 of 1

Location:

TROTT LN

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
63.00	Acres-Rear Land 2	450.00	28,350	100%		28,350
Total Acres 64.00					Land Total	39,150
Accpt Land		39,200	Accepted Bldg		0	Total
						39,200

PERRY

Valuation Report

10/17/2017

Name: TROTT, JUDY A &

Page 1115

PHELPS, MICHAEL P

Map/Lot:

002-001

Account: 644 Card: 1 of 1

Location:

18 BIRCH PT RD

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	02/06/2009
Sale Price	2,200
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
6.66	Acres-Rear Land 1	3,000.00	19,980	100%		19,980
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.66						Land Total 55,980

Dwelling Description

Replacement Cost New

Ranch	One Story	768 Sqft	Grade C 110	Base	79,671
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-84
					0
					0
Foundation	Concrete	Basement	Dry None	Basement	-3,230
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,335
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
1997	0	Typical	Typical	Average	Typical	75,022
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnd)	
Incomplete	None	90%	90%	100%	60,768	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Frame Garage	1973	720	D 110	14,642	Fair	69%	100%	100%	10,103
Frame Shed	1973	160	D 100	1,976	Avq-	76%	100%	100%	1,502
One Story Frame	1997	520	C 110	12,080	Avq.	90%	90%	100%	9,785
Wood Deck	1997	224	C 110	2,246	Avq.	90%	90%	100%	1,819
Wood Deck	1997	24	C 110	486	Avq.	90%	90%	100%	393
Frame Shed	1997	80	E 100	796	Fair	79%	100%	100%	629
Frame Shed	1997	128	C 100	2,083	Avq.	90%	100%	100%	1,875
Frame Shed	1960	292	E 100	1,880	Poor	53%	50%	100%	498
Frame Garage	2004	672	C 110	16,959	Avq.	93%	100%	100%	15,772
Outbuilding Total									42,376

Acpt Land

56,000

Accepted Bldg

103,100 Total

159,100

PERRY

Valuation Report

10/17/2017

Name: TROTT, JUDY A &

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PHELPS, MICHAEL P

Map/Lot:

002-001

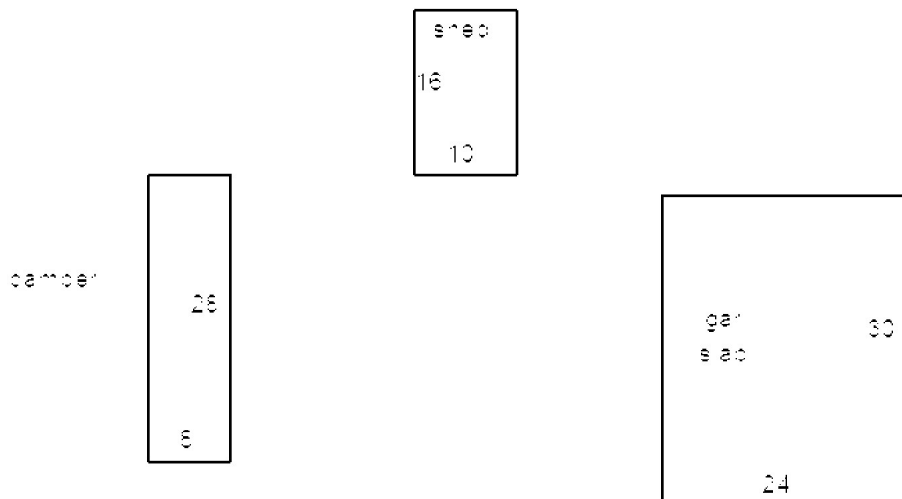
Account: 644 Card: 1 of 1

Location:

18 BIRCH PT RD



1



1

PERRY
Name: TROTT,CALEB S

Valuation Report

10/17/2017

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Map/Lot:

004-012

Account: 785 Card: 1 of 1

Location:

OLD EASTPORT RD

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	05/22/2014
Sale Price	5,000
Sale Type	Land Only
Financing	Conventional
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00					Land Total	20,450

Accpt Land	20,500	Accepted Bldg	0	Total	20,500
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PERRY
Name: TROTT,DEREK

Valuation Report

10/17/2017
Page 1118
002-001-A
18 Birch Pt Rd

Account: 1043 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 7 BIRCH PT RD

Zoning/Use Residential .
Topography Rolling
Utilities
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	1984	14X70	D 100	22,245	Avq-	30%	100%	100%	6,674
						Outbuilding Total			6,674
Accpt Land			0	Accepted Bldg		6,700	Total		6,700

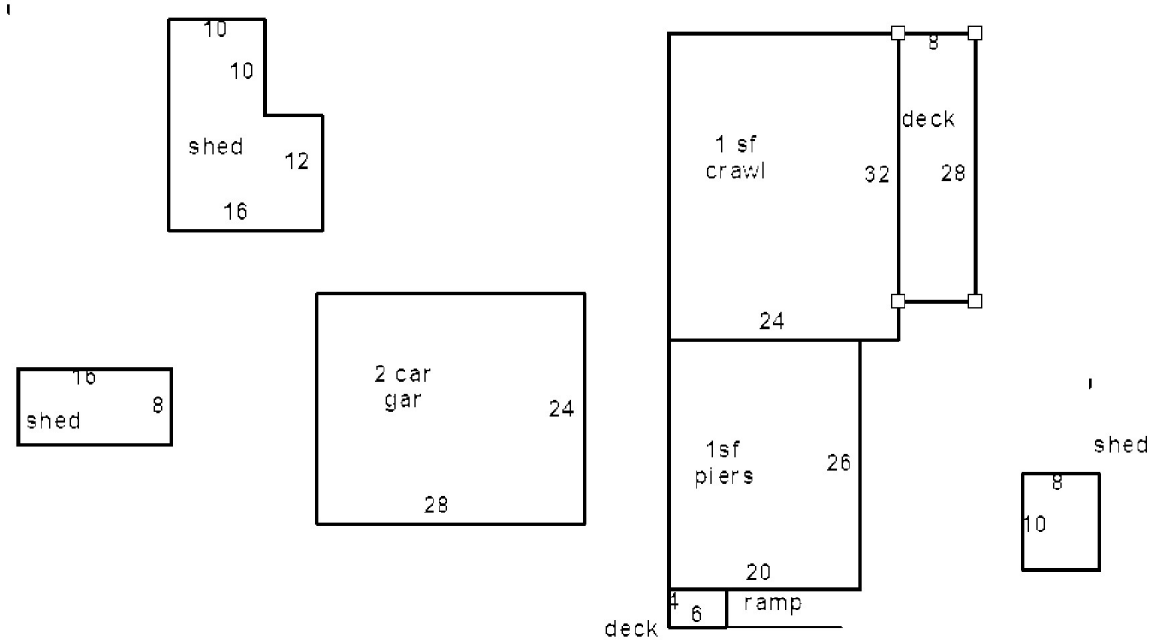
PERRY
Name: TROTT,DEREK

Valuation Report

10/17/2017
Page 1119
002-001-A
18 Birch Pt Rd

Account: 1043 Card: 1 of 1

Map/Lot:
Location:



PERRY
Name: TROTT,JUDSON JR

Valuation Report

10/17/2017

Page 1120

Map/Lot:

012-014

Account: 63 Card: 1 of 1

Location:

536 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	95%		11,400
18.00	Acres-Rear Land 2	450.00	8,100	100%		8,100
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 19.00 Land Total						25,500

Dwelling Description

Replacement Cost New

Ranch	One Story	912 Sqft	Grade C 110	Base	89,706
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 None	Basement	-3,546
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Hot Water C	Cooling	0% None	Heat	1,505
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	87,665	
Functional Obsolescence				Phys. %	Func. %	Econ. %	Value(Rcnd)
None		None		84%	100%	100%	73,639

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1980	288	C 110	6,691	Avq.	84%	100%	100%	5,620
Frame Garage	1980	480	C 110	13,370	Avq.	84%	100%	100%	11,231
Wood Deck	1980	96	C 110	1,120	Avq.	84%	100%	100%	941
Outbuilding Total									17,792

Acpt Land

25,500

Accepted Bldg

91,400 **Total**

116,900

PERRY
Name: TROTT,JULIA

Valuation Report

10/17/2017

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Map/Lot:

004-001-B

Account: 866 Card: 1 of 1

Location:

159 CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Zoning/Use Residential .
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
14Mobile Home	2011	14X60	C 100	23,132	Avq.	95%	100%	100%	21,975
Outbuilding Total									21,975
Accpt Land			0	Accepted Bldg			22,000	Total	22,000

PERRY
Name: TROTT,MARY D

Valuation Report

10/17/2017

Page 1122

Map/Lot:

004-004

Account: 865 Card: 1 of 1

Location:

6 HOOTIN HOLLER LN

Neighborhood 16 OLD EASTPORT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	15,000.00	15,000	100%		15,000
1.90	Acres-Rear Land 2	450.00	855	100%		855
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.90 Land Total						21,855

Dwelling Description

Replacement Cost New

Conventional	Two Story	440 Sqft	Grade D 100	Base	71,557
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 None	Basement	-1,870
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,140
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	
1969	0	Typical	Typical	Fair	Typical	68,547	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnd)
Incomplete		Location		67%	71%	100%	32,608

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
Encl Frame Porch	1969	240	D 100	2,631	Fair	67%	71%	100%	1,252
One Story Frame	1969	240	D 100	4,157	Fair	67%	71%	100%	1,977
Encl Frame Porch	1969	90	D 100	1,374	Fair	67%	71%	100%	654
Outbuilding Total									3,883

Acctpt Land

21,900

Accepted Bldg

36,500 **Total**

58,400

PERRY
Name: TROTT,MARY D

Valuation Report

10/17/2017

Page 1123

Map/Lot:

004-004

Account: 865 Card: 1 of 1

Location:

6 HOOTIN HOLLER LN

18		12
18 1SAD	20 2SF Cra	20 EP
6 18 OP	22	

PERRY
Name: TROTT,MARY DELIA

Valuation Report

10/17/2017

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Map/Lot:

004-004-A

Account: 1060 Card: 1 of 1

Location:

4 HOOTIN HOLLER LN

Neighborhood 16 OLD EASTPORT RD

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

Sale Data
Sale Date 04/01/2011
Sale Price 0
Sale Type Buildings Only
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 22 50 0 Land Schedule 2

Dwelling Description				Replacement Cost New	
Ranch	One Story	900 Sqft	Grade D 100	Base	65,047
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 None	Basement	-2,624
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,166
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

Built		Renovated	Kitchens	Baths	Condition		Layout			Total
1999		0	Typical	Typical	Average		Typical			61,257
Functional Obsolescence			Economic Obsolescence			Phys. %	Func. %	Econ. %	Value(Rcnld)	
None			None			91%	100%	100%	55,744	
Outbuildings/Additions/Improvements						Percent Good				Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld	
Open Frame Porch	1999	80	D 100	630	Ava.	91%	100%	100%	573	
Wood Deck	1999	128	D 100	1,045	Ava.	91%	100%	100%	951	
Outbuilding Total									1,524	
Accpt Land			0	Accepted Bldg		57,300	Total		57,300	

PERRY

Name: TROTT,MARY DELIA

Valuation Report

10/17/2017

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Map/Lot:

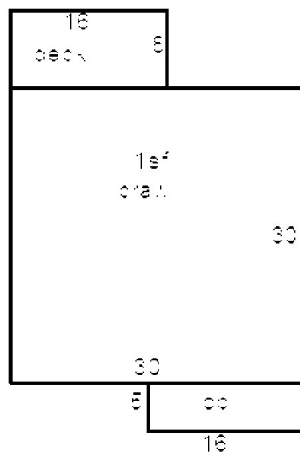
004-004-A

Account: 1060

Card: 1 of 1

Location:

4 HOOTIN HOLLER LN



PERRY
Name: TROTT,SHIRL H

Valuation Report

10/17/2017

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Map/Lot:

004-014

Location:

9 SMALL LN

Account: 719 Card: 1 of 1

Neighborhood 16 OLD EASTPORT RD

Sale Data	
Sale Date	11/25/2003
Sale Price	5,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use	Residential .
Topography	Above Street
Utilities	All PublicSeptic System
Street	Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.13	Acres-Misc (Fract)	12,000.00	4,327	100%		4,327
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.13				Land Total		7,327

Accpt Land

7,300

Accepted Bldg

0 **Total**

7,300

PERRY
Name: TROTT,SHIRL H

Valuation Report

10/17/2017

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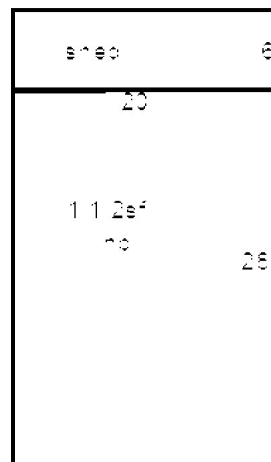
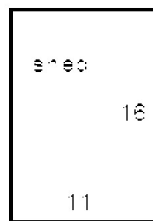
Map/Lot:

004-014

Account: 719 Card: 1 of 1

Location:

9 SMALL LN



PERRY
Name: TURNER,AMY

Valuation Report

10/17/2017

Page 1128

Map/Lot:

010-010-001

Account: 1007 Card: 1 of 1

Location:

1267 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
9.80	Acres-Rear Land 2	450.00	4,410	100%		4,410
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 10.80 Land Total						30,410

Dwelling Description

Replacement Cost New

Ranch	One Story	1,792 Sqft	Grade B 100	Base	157,415
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	3,000
Heating	100% Hot Water BB	Cooling	0% None	Heat	3,248
Rooms	6				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,120
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1999	0	Typical	Typical	Average	Typical	172,283	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		91%	100%	100%	156,778

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1999	276	B 100	7,286	Avq.	91%	100%	100%	6,630
Open Frame Porch	1999	72	B 100	884	Avq.	91%	100%	100%	804
Frame Garage	1999	768	B 100	21,310	Avq.	91%	100%	100%	19,392
Frame Shed	1999	768	C 100	8,624	Avq.	91%	75%	100%	5,886
C-L Fencing /LF	1999	88	C 100	880	Avq.	91%	100%	100%	801
Wood Deck	1999	144	C 100	1,402	Avq.	91%	100%	100%	1,276
Kennel Runs #	1999	4	C 100	840	Avq.	91%	100%	100%	764

Outbuilding Total 35,553

Acpt Land

30,400

Accepted Bldg

192,300

Total

222,700

PERRY

Valuation Report

10/17/2017

Name: TURNER,DAVID & DOROTHY A

Page 1129

Account: 1107 Card: 1 of 1

Map/Lot:

015-012-003-1

Location:

SUNSET COVE LN

Neighborhood 4 LAKE RD

Zoning/Use Residential .
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	100%		30,000
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
0.32	Acres-Rear Land 1	3,000.00	960	100%		960
Total Acres 1.32						Land Total 33,960

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
Frame Garage	2013	366	D 100	8,379	Avq.	95%	100%	100%	7,960
Concrete Slab...	2013	380	C 100	950	Avq.	95%	100%	100%	902
Wood Deck	2013	196	C 100	1,818	Avq.	95%	100%	100%	1,727
One Story Frame	2016	336	D 100	5,819	Avq.	95%	100%	100%	5,528
Outbuilding Total									16,117
Accpt Land		34,000	Accepted Bldg		16,100	Total			50,100

PERRY

Valuation Report

10/17/2017

Name: TURNER,DENNIS & GWENDOLYN

Page 1130

Map/Lot:

010-059-001

Account: 315 Card: 1 of 1

Location:

532 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 08/01/1993
 Sale Price 188,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Other Non Valid

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	50,000.00	50,000	100%		50,000
17.00	Acres-Rear Land 4	1,000.00	17,000	100%		17,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 18.00					Land Total	73,000

Dwelling Description**Replacement Cost New**

Cape Cod	One & 1/2 Story	1,196 Sqft	Grade B 100	Base		181,924
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		3,252
Rooms	6					
Bedrooms	3	Add Fixtures	0			
Baths	2	Half Baths	0	Plumbing		7,500
Attic	None			Attic		0
FirePlaces	1			Fireplace		6,250
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1973	0	Typical	Typical	Average	Typical	198,926
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		81%	100%	161,130

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1973	228	B 100	6,019	Avq.	81%	100%	100%	4,875
Open Frame Porch	1973	60	B 100	768	Avq.	81%	100%	100%	622
Frame Garage	1973	624	B 100	18,252	Avq.	81%	100%	100%	14,784
Encl Frame Porch	1973	156	B 100	2,936	Avq.	81%	100%	100%	2,378
Frame Garage	1973	576	C 100	13,786	Avq.	81%	100%	100%	11,167
Outbuilding Total									33,826

Acpt Land

73,000

Accepted Bldg

195,000

Total

268,000

PERRY
Name: TURNER,DENNIS F

Valuation Report

10/17/2017
Page 1131
015-001-002
LAKE RD

Account: 1105 Card: 1 of 1

Map/Lot:
Location:

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	30,000.00	30,000	90%		27,000
0.50	Acres-Rear Land 1	3,000.00	1,500	100%		1,500
Total Acres 1.50					Land Total	28,500
Accpt Land		28,500	Accepted Bldg	0	Total	28,500

PERRY
Name: TURNER,JEFFREY B

Valuation Report

10/17/2017
Page 1132
015-001-001
LAKE RD

Account: 1046 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 4 LAKE RD

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

Sale Data	
Sale Date	04/06/2011
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description		Total	Fctr	Influence	Value
Units	Method - Description	Price/Unit			
0.60	Acres-Rear Land 2	450.00	270	100%	270
Total Acres 0.60				Land Total	270
Accpt Land	300	Accepted Bldg	0	Total	300

PERRY
Name: TURNER,JOHN & IVY

Valuation Report

10/17/2017

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Map/Lot:

009-027

Account: 362 Card: 1 of 1

Location:

172 GOLDING RD

Neighborhood 12 GOLDING RD

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

Sale Data
Sale Date 09/24/2004
Sale Price 65,374
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
59.00	Acres-Rear Land 2	450.00	26,550	100%		26,550
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 60.00						Land Total 44,550

Dwelling Description

Replacement Cost New

Conventional	One Story	1,871 Sqft	Grade B 100	Base	171,131
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 C	Cooling	0% None	Heat	3,508
Rooms	6				
Bedrooms	4	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,871	Insulation	1,169
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2004	0	Typical	Typical	Average	Typical	183,308
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		93%	100%	100%
						Value(Rcnd) 170,476

Acpt Land

44,600

Accepted Bldg

170,500

Total

215,100

PERRY
Name: TURNER,JOHN D & SUSAN C

Valuation Report

10/17/2017

Page 1134

Map/Lot:

005-040

Location:

US RTE ONE

Account: 354 Card: 1 of 1

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	01/15/2016
Sale Price	25,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Paved

Reference 1 ACCESS FOR CLAM DIGGERS
Reference 2 GRAVEYARD APPROX 1/2 ACRE
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean/Cove	50,000.00	61,237	50%	View/Envir	30,619
0.50	-----Miscellaneous	.00		0%	Restrictio	0
2.00	Acres-Ocean ---	25,000.00	35,355	50%	Size/Shape	17,678
8.52	Acres-Rear Land 2	450.00	3,834	100%		3,834
Total Acres 12.02						Land Total 52,131

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1970									200
----- S O U N D V A L U E -----										200
Outbuilding Total										200
Accpt Land		52,100	Accepted Bldg		200	Total				52,300

PERRY
Name: TURNER,JORDYN M

Valuation Report

10/17/2017

Page 1135

Map/Lot:

015-048-A

Account: 857 Card: 1 of 1

Location:

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	07/08/2016
Sale Price	50,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00						Land Total 18,450

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	2003	14X66	C 100	24.985	Avq.	80%	100%	100%	19,888
Concrete Slab...	2009	924	C 100	2.310	Avq.	95%	100%	100%	2,194
Wood Deck	2016	506	B 100	5.372	Avq.	95%	100%	100%	5,103
Frame Shed	2016	416	C 100	5.027	Avq.	95%	100%	100%	4,776
Outbuilding Total									31,961

Acpt Land

18,500

Accepted Bldg

32,000

Total

50,500

PERRY
Name: TUTHILL,ELIZABETH L

Valuation Report

10/17/2017

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Map/Lot:

014-019

Account: 795 Card: 1 of 2

Location:

18 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	02/04/2017
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.23	Acres-Lake	80,000.00	38,367	100%		38,367
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.23						44,367

Dwelling Description

Replacement Cost New

Conventional	One Story	816 Sqft	Grade E 110	Base	44,252
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Piers	Basement	None	Basement	-5,386
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	SFLA	816	Insulation	-449
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Inadeq.	38,417
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	82%	95%	100%	29,927	

Accpt Land

44,400

Accepted Bldg

29,900

Total

74,300

PERRY
Name: TUTHILL,ELIZABETH L

Valuation Report

10/17/2017

Page 1137

Map/Lot:

014-019

Account: 795 Card: 2 of 2

Location:

19 NORTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data	
Sale Date	02/04/2017
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.92	Acres-Misc (Fract)	12,000.00	11,510	100%		11,510
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.92					Land Total	17,510

Dwelling Description

Replacement Cost New

Conventional	One Story	480 Sqft	Grade E 100	Base	30,804
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	-2,880
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	50% Floor/Wall Unit	Cooling	0% None	Heat	-539
Rooms	1				
Bedrooms	1	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None	SFLA	480	Insulation	-240
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total	
1975	0	Old Type	Old Type	Average	Typical	27,145	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		82%	94%	100%	20,923

Accpt Land

17,500

Accepted Bldg

20,900

Total

38,400

PERRY
Name: TUTHILL,ELIZABETH L

Valuation Report

10/17/2017

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Map/Lot:

014-019

Account: 795

Location:

19 NORTH COOK RD

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	44,400	29,900	74,300	44,400	29,900	74,300
2	17,500	20,900	38,400	17,500	20,900	38,400
TOTAL	61,900	50,800	112,700	61,900	50,800	112,700

PERRY
Name: TWENTY FIRST MORTGAGE CORP

Valuation Report

10/17/2017
Page 1139
006-011-001
109 MAHAR LN

Account: 1111 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 13 OLD ROUTE 1

Zoning/Use Residential .
Topography Rolling
Utilities Septic System
Street Street Surface

Sale Data
Sale Date 09/08/2015
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
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.68	Acres-Misc (Fract)	12,000.00	9,895	50%		4,948
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.68						Land Total 7,948

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,680 Sqft	Grade C 100	Base	101,120
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-17,892
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy	SFLA	1,680	Insulation	840
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2011	0	Typical	Typical	Average	Typical	90,068
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	95%	100%	100%	85,565	

Accpt Land

7,900

Accepted Bldg

85,600 Total

93,500

PERRY
Name: TYPHOON,LLC

Valuation Report

10/17/2017

Page 1140

Map/Lot:

014-001

Location:

NO PUBLIC RD FRONT

Account: 737 Card: 1 of 1

Neighborhood 11 SOUTH MEADOW RD
Tree Growth 1972
Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel
TG RECERT YEAR 2010

Sale Data	
Sale Date	06/01/1999
Sale Price	0
Sale Type	
Financing	
Verified	
Validity	

Reference 1 OFF SOUTH MEADOW RD

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 2013 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
31.00	Acres-Mixed Wood	167.00	5,177	100%		5,177
105.00	Acres-Hardwood	127.00	13,335	100%		13,335
24.00	Acres-Wasteland	120.00	2,880	100%		2,880
1.00	Acres-Class 2 Rds	1,200.00	1,200	100%		1,200
Total Acres 161.00			Land Total			22,592

Accpt Land	22,600	Accepted Bldg	0	Total	22,600
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PERRY
Name: UNDERWOOD,JAMES

Valuation Report

10/17/2017

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Map/Lot:

015-012

Location:

SUNSET COVE LN

Account: 955 Card: 1 of 1

Neighborhood 4 LAKE RD

Sale Data

Sale Date 08/01/2000

Sale Price 75,650

Sale Type

Financing

Verified

Validity

Zoning/Use Residential .

Topography Rolling

Utilities None

Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
50.07	Acres-Rear Land 2	450.00	22,532	100%		22,532
Total Acres 51.07				Land Total		33,332

Accpt Land

33,300

Accepted Bldg

0 **Total**

33,300

PERRY
Name: UNDERWOOD,JAMES A

Valuation Report

10/17/2017
Page 1142
015-012-009
GOLDING RD

Account: 1080 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Sale Data
Sale Date 09/01/2001
Sale Price 8,000
Sale Type Land Only
Financing Unknown
Verified
Validity Arms Length Sale

Reference 1 B2553P037

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12.000	90%	Unimproved	10.800
13.29	Acres-Rear Land 2	450.00	5.981	100%		5.981
Total Acres 14.29					Land Total	16,781
Accpt Land		16,800	Accepted Bldg		0	Total
						16,800

PERRY

Valuation Report

10/17/2017

Name: UNDERWOOD,JAMES A & DOROTHY M

Page 1143

Map/Lot:

015-012-7

Account: 466 Card: 1 of 1

Location:

42 SUNSET COVE LN

Neighborhood 4 LAKE RD

Sale Data

Sale Date 08/01/2000
 Sale Price 75,650
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	30,000.00	30,000	100%		30,000
14.70	Acres-Rear Land 2	450.00	6,615	100%		6,615
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 15.70						Land Total 42,615

Dwelling Description**Replacement Cost New**

Cape Cod	One & 3/4 Story	667 Sqft	Grade C 100	Base		104,543
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		-2,134
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt		0
Heating	100% Floor/Wall	Cooling	0% None	Heat		-1,844
Rooms	6					
Bedrooms	4	Add Fixtures	0			
Baths	1	Half Baths	0	Plumbing		0
Attic	None			Attic		0
FirePlaces	1			Fireplace		5,000
Insulation	Full			Insulation		0
Unfin. Living Area	NONE			Unfinished		0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1920	0	Typical	Typical	Average	Typical	105,565
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100%	68,617

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Story Fr	1920	352	C 100	10,109	Avq.	65%	100%	100%	6,571
Wood Deck	2016	431	C 100	3,698	Avq.	65%	100%	100%	2,404
Frame Shed	2016	572	D 100	5,429	Avq-	90%	100%	100%	4,886
Outbuilding Total									13,861

Acpt Land

42,600

Accepted Bldg

82,500

Total

125,100

PERRY
Name: UNITED METHODIST CHURCH

Valuation Report

10/17/2017

Page 1144

Map/Lot:

015-049

Account: 912 Card: 1 of 1

Location:

1936 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Religious.....
Topography Above Street
Utilities Drilled WellSeptic System
Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 43 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.53	Acres-Baselot (Fract)	20,000.00	14,560	100%		14,560
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.53						Land Total 20,560

Commercial Description

Occupancy Type Church.....
Class & Quality Frame.....Avg.
Dwelling Units 0
Exterior Aluminum/Vinyl
Stories & Height 1 STORY @ 8'
Heating/Cooling Forced Warm Air
Built 1910
Remodeled 2009

Base Cost/Sqft		47.51
Heat-Cool/Sqft	+	5.84
Total		53.35
Size Factor	X	0.931
Adjusted Cost/Sqft		49.67
Total Square Feet	X	1,425
Replacement Cost		70,780
Condition	Good	
% Good Physical	X	.70
Functional	X	1.00
Subtotal		49,546

Economic Factor X 1.00 Total Value 49,546

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Encl Frame Porch	1910	80	C 100	1,573	Good	70%	100%	100%		1,101
Wood Deck	1910	96	C 100	1,018	Good	70%	100%	100%		713
Outbuilding Total										1,814

Acpt Land

20,600

Accepted Bldg

51,400

Total

72,000

PERRY
Name: UNIVERSITY OF MAINE

Valuation Report

10/17/2017

Page 1145

Map/Lot: 011-036

Account: 88 Card: 1 of 1

Location: SOUTH MEADOW RD

Neighborhood 11 SOUTH MEADOW RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 41 0 0 Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
42.00	Acres-Rear Land 2	450.00	18,900	100%		18,900
Total Acres 43.00				Land Total		29,700
Accpt Land		29,700	Accepted Bldg		0	Total
						29,700

PERRY

Valuation Report

10/17/2017

Name: URQUHART,AARON G & MARY-ANN B

Page 1146

Map/Lot:

012-013

Account: 917 Card: 1 of 1

Location:

GOLDING RD

Neighborhood 12 GOLDING RD

Sale Data

Sale Date 09/17/2005

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
4.50	Acres-Rear Land 2	450.00	2,025	100%		2,025
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 5.50					Land Total	20,025

Dwelling Description**Replacement Cost New**

Conventional	One Story	1,508 Sqft	Grade B 100	Base	149,099
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	2,733
Rooms	5				
Bedrooms	2	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	7,500
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	943
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
2007	0	Typical	Typical	Average	Typical	160,275
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		94%	100%	150,658

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	2007	495	B 100	5,262	Avq.	94%	100%	100%	4,946
Open Frame Porch	2007	70	B 100	864	Avq.	94%	100%	100%	812
Wood Deck	2007	44	B 100	752	Avq.	94%	100%	100%	707
Frame Shed	2007	256	C 100	3,391	Avq.	94%	100%	100%	3,188
Outbuilding Total									9,653

Accpt Land

20,000

Accepted Bldg

160,300

Total

180,300

PERRY
Name: VALENTINE,DOUGLAS

Valuation Report

10/17/2017

Page 1147

Map/Lot:

016-040

Account: 774 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Shoreland.....
Topography Below Street
Utilities None
Street Paved

Sale Data
Sale Date 01/10/2011
Sale Price 168,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Partial Interest

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Ocean --	55,000.00	55,000	100%		55,000
12.50	Acres-Rear Land 2	450.00	5,625	100%		5,625
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.50 Land Total						66,625

Dwelling Description

Replacement Cost New

Conventional	One Story	800 Sqft	Grade C 100	Base	79,560
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-80
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	1075 Sqft, Grade D	Basement Gar	None	Fin Bsmt	6,611
Heating	100% Heat Pump	Cooling	0% None	Heat	1,680
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	Average	Typical	93,771
Functional Obsolescence						Value(Rcnld)
None		None		Phys. % 86%	Func. % 100%	
					Econ. % 100%	80,643

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1986	504	C 100	4.282	Avq.	86%	100%	100%	3,683
Bulkhead	1986	40	C 100	1.164	Avq.	86%	100%	100%	1,001
Frame Garage	1986	768	D 100	13.979	Avq.	86%	100%	100%	12,022
Frame Garage	2014	864	B 110	25.684	Avq.	95%	100%	100%	24,400
Outbuilding Total									41,106

Acpt Land

66,600

Accepted Bldg

121,700

Total

188,300

PERRY

Valuation Report

10/17/2017

Name: VALENTINE,DOUGLAS

Page 1148

Map/Lot:

016-040-001

Account: 996 Card: 1 of 1

Location:

1929 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	01/10/2011
Sale Price	168,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Buyer
Validity	Partial Interest

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.50	Acres-Rear Land 2	450.00	2,475	100%		2,475
Total Acres 5.50				Land Total		2,475
Accpt Land	2,500	Accepted Bldg	0	Total		2,500

PERRY

Valuation Report

10/17/2017

Name: VAN BUREN,RICHARD & BATYA ZAMIR

Page 1149

(LIFE ESTATE)

Map/Lot:

018-046

Account: 797 Card: 1 of 1

Location:

13 GLEASON RD

Neighborhood 18 GLEASON PT RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
5.00	Acres-Ocean ---	25,000.00	55,902	100%		55,902
11.00	Acres-Rear Land 2	450.00	4,950	100%		4,950
3.00	# -Lot Improvements	3,000.00	9,000	100%		9,000
Total Acres 16.00						Land Total 69,852

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	638 Sqft	Grade C 100	Base	100,775
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	-1,566
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	199% Hot Water BB	Cooling	0% None	Heat	5,518
Rooms	5				
Bedrooms	3	Add Fixtures	0		
Baths	2	Half Baths	0	Plumbing	6,000
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	1996	Typical	Typical	Average	Typical	
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. %	Econ. %
None		None		65%	100%	100%
						Value(Rcnld)
						71,973

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1900	480	C 100	10,138	Avq.	65%	100%	100%	6,590
One Story Frame	1900	187	C 100	3,949	Avq.	65%	100%	100%	2,567
Encl Frame Porch	1900	180	C 100	2,595	Avq.	65%	100%	100%	1,687
2S Frame Garage	2000	1456	A 100	60,214	Avq.	91%	100%	100%	54,795
Finished Attic	2000	700	C 100	9,050	Avq.	65%	100%	100%	5,883
Outbuilding Total									71,522

Acpt Land

69,900

Accepted Bldg

143,500

Total

213,400

PERRY

Valuation Report

10/17/2017

Name: VARNEY,MICHAEL A (LIFE ESTATE)

Page 1150

Map/Lot:

014-010

Account: 708 Card: 1 of 1

Location:

44 SOUTH COOK RD

Neighborhood 11 SOUTH MEADOW RD

Sale Data

Sale Date 10/01/1996
 Sale Price 8,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1 3902-293 LIFE ESTATE (GRANTEE MICHAEL

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.50	Acres-Lake	80,000.00	56,569	100%		56,569
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.50						Land Total 62,569

Dwelling Description**Replacement Cost New**

Dwelling Description				Replacement Cost New	
Cape Cod	One & 3/4 Story	936 Sqft	Grade C 110	Base	146,021
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-1	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Concrete	Basement	Dry 1/2 Bmt	Basement	-2,116
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Forced Warm	Cooling	0% None	Heat	0
Rooms	5				
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	
1999	0	Typical	Typical	Average	Typical			143,905	
Functional Obsolescence	Economic Obsolescence	Phys. %			Func. %	Econ. %	Value(Rcnld)		
None	None	91%			100%	100%	130,954		
Outbuildings/Additions/Improvements									
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Wood Deck	1999	144	C 110	1,542	Avq.	91%	100%	100%	1,403
Frame Shed	1999	144	C 100	2,247	Avq.	91%	100%	100%	2,045
Frame Garage	2012	784	B 100	21,650	Avq.	95%	100%	100%	20,568
Unfinished Attic	2012	784	B 100	2,720	Avq.	95%	100%	100%	2,584
Wood Deck	2012	64	C 100	762	Avq.	95%	100%	100%	724
Outbuilding Total								27,324	
Acpt Land		62,600		Accepted Bldg		158,300		Total	220,900

PERRY

Valuation Report

10/17/2017

Name: VERGE,JOHN & VICKI

Page 1151

Map/Lot:

005-036

Account: 798 Card: 1 of 1

Location:

440 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
 Topography Above Street
 Utilities Dug WellSeptic System
 Street Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
0.10	Acres-Rear Land 2	450.00	45	100%		45
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 1.10						Land Total 26,045

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1985	14X52	C 100	20,661	Avq.	40%	100%	100%	8,264
One Story Frame	1985	624	C 100	13,179	Avq.	86%	100%	100%	11,334
Wood Deck	1985	64	E 100	381	Avq.	86%	100%	100%	328
Frame Shed	1985	60	E 100	694	Fair	74%	100%	100%	514
Outbuilding Total									20,440
Accpt Land		26,000	Accepted Bldg		20,400	Total		46,400	

PERRY
Name: VERZOSA,ANDRES

Valuation Report

10/17/2017

Page 1152

Map/Lot:

018-041

Account: 81 Card: 1 of 1

Location:

10 GLEASON COVE RD

Neighborhood 18 GLEASON PT RD

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

Sale Data
Sale Date 08/27/2007
Sale Price 55,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Other Non Valid

Reference 1 aucocisco@gmail.com

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baslot (Fract)	20,000.00	20,000	100%		20,000
1.03	Acres-Rear Land 2	450.00	464	100%		464
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.03 Land Total						26,464

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	638 Sqft	Grade D 110	Base	90,899
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	-1,857
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	-863
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1890	1930	Old Type	Old Type	Below Average	Typical				
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	60%	94%	100%	49,733				
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
1 & 1/2 Story Fr	1890	510	D 110	13,212	Avq-	60%	94%	100%	7,451
One Story Frame	1890	143	D 110	2,724	Avq-	60%	94%	100%	1,536
Encl Frame Porch	1890	260	D 110	3,078	Avq-	60%	94%	100%	1,736
Open Frame Porch	1890	203	D 110	1,551	Avq-	60%	94%	100%	875
Frame Garage	1890	432	D 100	9,299	Fair	50%	100%	100%	4,650
Outbuilding Total									16,248
Acpt Land		26,500	Accepted Bldg		66,000	Total			92,500

PERRY
Name: VERZOSA,ANDRES A

Valuation Report

10/17/2017
Page 1153
007-012-00B
SHORE RD

Account: 1011 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 19 SHORE RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Sale Data	
Sale Date	02/28/2011
Sale Price	16,000
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Reference 1 aucocisco@gmail.com

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
16.08	Acres-Rear Land 2	450.00	7,236	100%		7,236
Total Acres 17.08					Land Total	18,036

Accpt Land	18,000	Accepted Bldg	0	Total	18,000
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PERRY

Valuation Report

10/17/2017

Name: VETERANS OF FOREIGN WARS

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PASSAMAQUODDY MEMORIAL POST

Map/Lot:

018-002-001

Account: 1041 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	02/01/1998
Sale Price	3,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use	Rural.....
Topography	Rolling
Utilities	None
Street	Paved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	15,000.00	15,000	100%		15,000
2.60	Acres-Rear Land 2	450.00	1,170	100%		1,170
Total Acres 3.60				Land Total		16,170

Accpt Land

16,200

Accepted Bldg0 **Total**

16,200

PERRY

Valuation Report

10/17/2017

Name: VOELBEL,FREDERICK M

Page 1155

Map/Lot:

012-017

Account: 799 Card: 1 of 1

Location:

508 GOLDING RD

Neighborhood 12 GOLDING RD

Zoning/Use Rural.....
 Topography Rolling
 Utilities None
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	95%		11,400
24.00	Acres-Rear Land 2	450.00	10,800	100%		10,800
Total Acres 25.00					Land Total	22,200

Dwelling Description

Replacement Cost New

Conventional	One Story	576 Sqft	Grade E 100	Base	31,198
Exterior	Single Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Piers	Basement	None	Basement	-3,456
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-1,338
Rooms	2				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-3,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-288
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1989	0	Obsolete	Obsolete	Below Average	Typical	23,116
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
Incomplete	None	82%	68%	100%	12,889	

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Open Frame Porch	1989	60	E 100	307	Avq-	82%	68%	100%	171
Wood Deck	1989	60	E 100	365	Avq-	82%	68%	100%	203
Outbuilding Total									374

Acpt Land

22,200

Accepted Bldg

13,300

Total

35,500

PERRY
Name: WAGNER,JOHN MARK

Valuation Report

10/17/2017

Page 1156

Map/Lot:

001-003-00A-007

Location:

BIRCH PT

Account: 49 Card: 1 of 1

Neighborhood 7 BIRCH PT RD

Sale Data	
Sale Date	03/01/2002
Sale Price	42,500
Sale Type	Land Only
Financing	Unknown
Verified	Public Record
Validity	Arms Length Sale

Zoning/Use Shoreland.....
Topography Rolling
Utilities NoneNone
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	100%		104,103
9.10	Acres-Rear Land 1	3,000.00	27,300	100%		27,300
Total Acres 10.60				Land Total		131,403

Accpt Land	131,400	Accepted Bldg	0	Total	131,400
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PERRY

Valuation Report

10/17/2017

Name: WALSH,WILLIAM A & SUSAN MARIE

Page 1157

Map/Lot:

013-039

Account: 407 Card: 1 of 1

Location:

444 GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Dug WellSeptic System
 Street Semi-Improved

Sale Data
 Sale Date 09/21/2016
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.90	Acres-Baselot (Fract)	20,000.00	18,974	100%		18,974
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						23,774

Land Total

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	330 Sqft	Grade D 110	Base	69,571
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 3/4 Bmt	Basement	-1,135
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	5,412
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	Average	Typical				
Functional	Obsolescence	Economic	Obsolescence	Phys. %	Func. % Econ. %	Value(Rcnld)			
None		None		65%	100% 100%	48,001			
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
One Story Frame	1980	96	D 110	1.829	Avq.	65%	100%	100%	1.189
Unfin Basement	1980	96	D 110	2.825	Avq.	65%	100%	100%	1.836
Open Frame Porch	1980	310	D 110	2.297	Avq.	65%	100%	100%	1.493
Frame Garage	1980	400	D 100	8.853	Avq-	79%	100%	100%	6.994
Two Story Frame	1900	240	D 110	6.767	Avq.	65%	100%	100%	4.399
Unfin Basement	1900	240	D 110	3.421	Avq.	65%	100%	100%	2.224
Outbuilding Total									18,135

Acpt Land

23,800

Accepted Bldg

66,100

Total

89,900

PERRY
Name: WARD,BARBARA & CLIFFORD

Valuation Report

10/17/2017

Page 1158

Map/Lot:

015-034

Account: 257 Card: 1 of 1

Location:

178 LAKE RD

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 09/01/1996
Sale Price 9,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.00 Land Total						18,450

Dwelling Description

Replacement Cost New

Cape Cod	One & 1/2 Story	1,024 Sqft	Grade C 100	Base	131,741
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	-2,029
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				
1920	0	Typical	Typical	Below Average	Typical	129,712				
Functional Obsolescence			Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)			
Incomplete		None		60%	70%	100%	54,479			
Outbuildings/Additions/Improvements							Value			
Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Rcnld
Wood Deck	1920	50	C 100	650	Avq-	60%	70%	100%		273
Outbuilding Total										273
Acpt Land		18,500	Accepted Bldg		54,800	Total		73,300		

PERRY
Name: WARD,SUSAN M

Valuation Report

10/17/2017

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Map/Lot:

006-006

Location:

150 MAHAR LN

Account: 451 Card: 1 of 1

Neighborhood 1 NO PUBLIC RD FRONT

Sale Data	
Sale Date	03/04/2013
Sale Price	0
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Related Parties

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Paved

Reference 1 2015 MH MOVED NO PERMIT OWNER ?

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.00						Land Total 21,150

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
							Func Econ	Rcnld
Frame Garage	1991	960	C 110	22,341	Avq.	88%	100% 100%	19,660
Unfinished Attic	1991	960	C 100	2,440	Avq.	88%	100% 100%	2,147
Outbuilding Total								21,807

Accpt Land	21,200	Accepted Bldg	21,800	Total	43,000
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PERRY

Valuation Report

10/17/2017

Name: WARDLE,BRADLEY & STORY, SHANA

Page 1160

Map/Lot:

002-015-002

Account: 905 Card: 1 of 1

Location:

CANNON HILL RD

Neighborhood 6 CANNON HILL RD

Sale Data

Sale Date 05/19/2016
 Sale Price 49,000
 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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.50	Acres-Ocean	85,000.00	104,103	90%	Unimproved	93,693
9.70	Acres-Rear Land 1	3,000.00	29,100	100%		29,100
Total Acres 11.20					Land Total	122,793

Accpt Land

122,800

Accepted Bldg0 **Total**

122,800

PERRY

Valuation Report

10/17/2017

Name: WASHBURN, BONNIE F (PERS REP)

Page 1161

DEWISEES OF CHARLES F WASHBURN

Map/Lot:

016-033

Account: 808 Card: 1 of 1

Location:

GIN COVE RD

Neighborhood 20 GIN COVE RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.24	Acres-Ocean --	55,000.00	61,245	90%	Unimproved	55,121
Total Acres 1.24					Land Total	55,121

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Func	Econ	Value Rcnld
Frame Shed	1920	80	E 100	796	Fair	50%	100%	100%		398
Outbuilding Total										398
Accpt Land		55,100	Accepted Bldg		400	Total		55,500		

PERRY
Name: WATSON,ANNA & GERALD

Valuation Report

10/17/2017

Page 1162

Map/Lot:

015-031

Location:

LAKE RD

Account: 502 Card: 1 of 1

Neighborhood 4 LAKE RD

Sale Data	
Sale Date	07/01/2001
Sale Price	5,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Other Source
Validity	Arms Length Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.47	Acres-Misc (Fract)	12,000.00	8,227	90%	Unimproved	7,404
Total Acres 0.47				Land Total		7,404
Accpt Land		7,400	Accepted Bldg		0	Total
						7,400

PERRY

Valuation Report

10/17/2017

Name: WATSON,ANNA & GERALD

Page 1163

Map/Lot:

015-030

Account: 704 Card: 1 of 1

Location:

136 LAKE RD

Neighborhood 4 LAKE RD

Zoning/Use Residential .
 Topography Above Street
 Utilities Drilled Well
 Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.60	Acres-Misc (Fract)	12,000.00	9,295	100%		9,295
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
Total Acres 0.60						Land Total 12,295

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1980	14X76	D 100	23,825	Avq-	30%	100%	100%	7,148
Encl Frame Porch	2000	240	E 100	1,604	Fair	81%	100%	100%	1,299
Wood Deck	2000	64	E 100	381	Poor	71%	100%	100%	271
Open Frame Porch	2000	300	E 100	1,234	Poor	71%	100%	100%	876
Outbuilding Total									9,594
Accpt Land		12,300	Accepted Bldg		9,600	Total			21,900

PERRY

Valuation Report

10/17/2017

Name: WEIR,SHARON (L/E)

Page 1164

REGAN, LAURIE JEAN & WEIR, JOHN S

Map/Lot:

007-007

Account: 475 Card: 1 of 1

Location:

143 LAMOND LN

Neighborhood 19 SHORE RD

Sale Data

Sale Date 09/21/2006
 Sale Price 0
 Sale Type Land & Buildings
 Financing Unknown
 Verified Public Record
 Validity Related Parties

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Septic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.35	Acres-Ocean	85,000.00	50,287	100%		50,287
1.00	# -Lot Improvements	3,000.00	3,000	100%		3,000
1.00	# -Lot Improvements	3,000.00	3,000	30%		900
Total Acres 0.35						Land Total 54,187

Dwelling Description**Replacement Cost New**

Conventional	One & 1/2 Story	672 Sqft	Grade D 100	Base	84,872
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	-6,612
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,306
Rooms	3				
Bedrooms	2	Add Fixtures	0		
Baths	1	Half Baths	0	Plumbing	0
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-827
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1975	0	Typical	Typical	Average	Typical	76,127
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		82%	100%	62,424

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnd
One Story Frame	1975	336	D 100	5,819	Avq.	82%	100%	100%	4,772
Wood Deck	1975	68	D 100	651	Avq.	82%	100%	100%	534
Frame Shed	1975	160	E 100	1,205	Avq.	82%	100%	100%	988
Outbuilding Total									6,294

Acpt Land

54,200

Accepted Bldg

68,700

Total

122,900

PERRY
Name: WEISMAN,ARTHUR & KIMBERLY

Valuation Report

10/17/2017

Page 1165

Map/Lot:

011-009-026-001

Account: 869 Card: 1 of 1

Location:

ROYS WAY

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Sale Data	
Sale Date	11/12/2004
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

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
1.00	Acres-Rear Land 2	450.00	450	100%		450
Total Acres 2.00					Land Total	11,250

Accpt Land	11,300	Accepted Bldg	0	Total	11,300
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Valuation Report

10/17/2017

Page 1166

Map/Lot: 011-013

Account: 319 Card: 1 of 1

Location: 11 ROYS WAY NORTH

Neighborhood 11 SOUTH MEADOW RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities Drilled WellSeptic System
Street Gravel

Sale Data
Sale Date 12/01/1991
Sale Price 9,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Distressed Sale

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.51	Acres-Lake	80,000.00	57,131	100%		57,131
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.51						Land Total 63,131

Dwelling Description

Replacement Cost New

Dwelling Description				Replacement Cost New	
Conventional	One & 3/4 Story	480 Sqft	Grade D 100	Base	71,816
Exterior	Composition	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
Foundation	Concrete Block	Basement	None	Basement	-3,936
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,088
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
1980	0	Typical	Typical	Average	Typical	66,792
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		84%	100%	100%
Value(Rcnld)						56,105
Outbuildings/Additions/Improvements						
Description	Year	Units	Grade	RCN	Cond	Phy
Wood Deck	1980	272	D 100	1.989	Avq.	84%
Percent Good						Value
Phy Func Econ						Rcnld
100% 100% 100%						1.671
Outbuilding Total						1.671
Acpt Land		63,100	Accepted Bldg		57,800	Total
						120,900

PERRY

Valuation Report

10/17/2017

Name: WENTWORTH,THOMAS

Page 1167

Map/Lot:

012-029-001

Account: 1022 Card: 1 of 1

Location:

1714 US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data

Sale Date	07/27/2015
Sale Price	18,000
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Distressed Sale

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.82	Acres-Baselot (Fract)	20,000.00	18,111	100%		18,111
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.82						Land Total 24,111

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Percent Good			Value Rcnld
						Phy	Func	Econ	
14Mobile Home	1990	14X68	C 100	25.603	Avq-	42%	100%	100%	10,753
Wood Deck	1990	112	C 100	1.146	Avq.	88%	100%	100%	1,008
Frame Shed	1990	80	C 100	1.593	Avq.	88%	100%	100%	1,402
Outbuilding Total									13,163

Acpt Land

24,100

Accepted Bldg

13,200

Total

37,300

PERRY

Valuation Report

10/17/2017

Name: WHEELER,JEFFREY & DANELLE

Page 1168

JEFFREY N WHEELER LIVING TRUST

Map/Lot:

017-012

Account: 817 Card: 1 of 2

Location:

47 TRANQUILITY LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
3.50	Acres-Lake	80,000.00	149,666	100%		149,666
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
9.00	Acres-Rear Land 2	450.00	4,050	100%		4,050
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 13.50						Land Total 179,716

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	256 Sqft	Grade C 100	Base	71,110
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp Full Bmt	Basement	-512
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	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
1880	1990	Typical	Typical	Average	Typical	70,598
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
None		None		65%	100% 100%	45,889

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1880	195	C 100	5,600	Avq.	65%	100%	100%	3,640
One Story Frame	1880	365	C 100	7,709	Avq.	65%	100%	100%	5,011
Encl Frame Porch	1880	90	C 100	1,675	Avq.	65%	100%	100%	1,089
Frame Shed	1880	570	E 100	3,300	Avq.	60%	100%	100%	1,980
Railroad Car/Box	1880	1	C 100	1,200	Avq.	65%	100%	100%	780
Outbuilding Total									12,500

Acpt Land

179,700

Accepted Bldg

58,400

Total

238,100

PERRY

Valuation Report

10/17/2017

Name: WHEELER,JEFFREY & DANELLE

Page 1169

JEFFREY N WHEELER LIVING TRUST

Map/Lot:

017-012

Account: 817 Card: 2 of 2

Location:

50 TRANQUILITY LN

Neighborhood 12 GOLDING RD

Zoning/Use Shoreland.....
 Topography Rolling
 Utilities Drilled WellSeptic System
 Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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
Total Acres 0.00				Land Total		6,000

Dwelling Description

Replacement Cost New

Ranch	One Story	968 Sqft	Grade C 100	Base	84,536
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-97
					0
					0
Foundation	Concrete Slab	Basement	None	Basement	-10,309
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,529
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
1996	0	Typical	Typical	Average	Typical	72,601
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	90%	100%	100%	65,341	
Outbuildings/Additions/Improvements					Value	
Description	Year	Units	Grade	RCN Cond	Phy Func Econ	Rcnld
One Story Frame	1996	858	C 100	18,121 Avq.	90% 100% 100%	16,309
Frame Shed	1996	80	E 100	796 Fair	79% 100% 100%	629
Unfin Basement	1996	850	C 100	6,592 Avq.	90% 100% 100%	5,933
Outbuilding Total						22,871
Acpt Land		6,000	Accepted Bldg		88,200	Total 94,200

PERRY

Valuation Report

10/17/2017

Name: WHEELER,JEFFREY & DANELLE

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JEFFREY N WHEELER LIVING TRUST

Map/Lot:

017-012

Account: 817

Location:

50 TRANQUILITY LN

Card	Land	Calculated Building	Calc. Total	Land	Correlated Building	Total
1	179,700	58,400	238,100	179,700	58,400	238,100
2	6,000	88,200	94,200	6,000	88,200	94,200
TOTAL	185,700	146,600	332,300	185,700	146,600	332,300

PERRY
Name: WHITE,MAX E

Valuation Report

10/17/2017
Page 1171
003-001-001-002
BIRCH PT RD

Account: 867 Card: 1 of 1
Map/Lot:
Location:

Neighborhood 7 BIRCH PT RD

Zoning/Use Shoreland.....
Topography Rolling
Utilities None
Street Semi-Improved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) Land Schedule 2

Land Description						
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.02	Acres-Ocean/Cove	50,000.00	50,498	100%		50,498
Total Acres 1.02				Land Total		50,498
Accpt Land		50,500	Accepted Bldg	0	Total	50,500

PERRY

Valuation Report

10/17/2017

Name: WHITEHEAD,JAMES T & YVONNE MARIE

Page 1172

Map/Lot:

018-050

Account: 227 Card: 1 of 1

Location:

11 SHORE RD

Neighborhood 19 SHORE RD

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

Sale Data
 Sale Date 04/01/2004
 Sale Price 85,000
 Sale Type Land Only
 Financing Unknown
 Verified Public Record
 Validity Arms Length Sale

Reference 1

Reference 2

Tran/Land/Bldg 3 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 5 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
2.50	Acres-Ocean ---	25,000.00	39,528	100%		39,528
1.00	Acres-Baslot (Fract)	20,000.00	20,000	100%		20,000
0.63	Acres-Rear Land 2	450.00	284	100%		284
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.13						Land Total 65,812

Dwelling Description

Replacement Cost New

Conventional	Two Story	1,324 Sqft	Grade C 100	Base	160,166
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Damp 1/2 Bmt	Basement	-5,037
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Electric	Cooling	0% None	Heat	-5,958
Rooms	8				
Bedrooms	3	Add Fixtures	1		
Baths	1	Half Baths	0	Plumbing	2,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	1,324
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1850	2004	Typical	Typical	Good	Typical	152,495
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. % Econ. %	Value(Rcnld)
Incomplete		None		75%	70% 100%	80,060

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
1 & 1/2 Storv Fr	1850	510	C 100	14,647	Good	75%	70%	100%	7,690
Open Frame Porch	1850	545	C 100	4,363	Good	75%	70%	100%	2,290
Wood Deck	1850	138	C 100	1,354	Good	75%	70%	100%	711
Encl Frame Porch	1850	190	C 100	2,697	Good	75%	70%	100%	1,416
One Storv Frame	1850	140	C 100	2,957	Good	75%	70%	100%	1,553
Frame Garage	1850	768	C 100	17,048	Good	75%	70%	100%	8,950
Concrete Slab...	1850	600	C 100	1,500	Good	75%	70%	100%	787
Frame Shed	1850	64	E 100	714	Fair	50%	100%	100%	357
Outbuilding Total									23,754

Acpt Land

65,800

Accepted Bldg

103,800

Total

169,600

PERRY
Name: WILBUR,DAVID

Valuation Report

10/17/2017

Page 1173

Map/Lot:

013-003

Account: 818 Card: 1 of 1

Location:

1459 US RTE ONE

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Sale Data
Sale Date 05/05/2006
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Baselot (Fract)	20,000.00	20,000	100%		20,000
8.68	Acres-Rear Land 2	450.00	3,906	100%		3,906
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 9.68 Land Total						29,906

Dwelling Description

Replacement Cost New

Conventional	Two Story	672 Sqft	Grade C 100	Base	106,397
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 3/4 Bmt	Basement	-2,147
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	4,000
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		
1915	1984	Typical	Typical	Average	Typical	108,250		
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %		
None		None		65%	100%	100%		
						Value(Rcnld)		
						70,363		

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	1915	300	C 100	2,650	Avq.	65%	100% 100%	1,723
Outbuilding Total								1,723

Acpt Land

29,900

Accepted Bldg

72,100

Total

102,000

PERRY

Valuation Report

10/17/2017

Name: WILBUR,DAVID & JONES,CHERYL

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Map/Lot:

012-024-002

Account: 944 Card: 1 of 1

Location:

1472 US RTE ONE

Neighborhood 5 ROUTE 1

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
1.89	Acres-Rear Land 2	450.00	851	100%		851
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.89						Land Total 26,851

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
14Mobile Home	1991	14X76	D 100	23,825	Poor	28%	25%	100%	1,668
Outbuilding Total									1,668
Acpt Land		26,900		Accepted Bldg		1,700		Total	28,600

PERRY
Name: WILBUR,JULIE

Valuation Report

10/17/2017

Page 1175

Map/Lot:

008-013

Account: 971 Card: 1 of 1

Location:

LITTLE EGYPT RD

Neighborhood 24 EGYPT RD

Zoning/Use Rural.....
Topography Rolling
Utilities None
Street Gravel

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	90%	Unimproved	10,800
42.00	Acres-Rear Land 2	450.00	18,900	100%		18,900
Total Acres 43.00				Land Total		29,700
Accpt Land		29,700	Accepted Bldg	0	Total	29,700

PERRY
Name: WILBUR,JULIE

Valuation Report

10/17/2017
Page 1176
013-003-001
US RTE ONE

Account: 980 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Residential .
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
8.68	Acres-Rear Land 2	450.00	3,906	100%		3,906
Total Acres 9.68				Land Total		21,906
Accpt Land		21,900	Accepted Bldg	0	Total	21,900

PERRY
Name: WILBUR, RAY

Valuation Report

10/17/2017
Page 1177
012-024-004
US RTE ONE

Account: 1003 Card: 1 of 1 Map/Lot:
Location:

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Level
Utilities Drilled WellSeptic System
Street Paved

Reference 1
Reference 2
Tran/Land/Bldg 0 0 0
X Coordinate 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)	20,000.00	20,000	90%	Unimproved	18,000
2.00	Acres-Rear Land 2	450.00	900	100%		900
Total Acres 3.00			Land Total			18,900
Accpt Land		18,900	Accepted Bldg	0	Total	18,900

PERRY
Name: WILBUR, RAY & MARLENE

Valuation Report

10/17/2017

Page 1178

Map/Lot:

012-024-003

Account: 1040 Card: 1 of 1

Location:

53 JOHNSON RD

Neighborhood 5 ROUTE 1

Zoning/Use Rural.....
Topography Level
Utilities Drilled Well/Septic System
Street Paved

Sale Data	
Sale Date	09/01/1997
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

X Coordinate 0 Y Coordinate 0

Exemption(s) 50 0 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
15.37	Acres-Rear Land 2	450.00	6,917	100%		6,917
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 16.37						24,917
Land Total						

Dwelling Description

Replacement Cost New

Double Wide	One Story	1,596 Sqft	Grade C 100	Base	97,424
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	-16,997
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	6,000
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	Heavy			Insulation	798
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1997	0	Typical	Typical	Average	Typical	87,225
Functional Obsolescence				Phys. %	Func. % Econ. %	Value(Rcnd)
None		None		90%	100%	78,503

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Wood Deck	1997	192	C 100	1,786	Avq.	90%	100% 100%	1,607
Outbuilding Total								1,607

Acpt Land

24,900

Accepted Bldg

80,100

Total

105,000

PERRY

Valuation Report

10/17/2017

Name: WILCOX,CLAYTON R & MARY LOUISE

Page 1179

Map/Lot:

012-027

Account: 608 Card: 1 of 1

Location:

US RTE ONE

Neighborhood 5 ROUTE 1

Sale Data	
Sale Date	02/14/2011
Sale Price	68,900
Sale Type	Land & Buildings
Financing	Unknown
Verified	Public Record
Validity	Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 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)	20,000.00	20,000	100%		20,000
7.00	Acres-Rear Land 2	450.00	3,150	100%		3,150
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 8.00					Land Total	29,150

Dwelling Description

Replacement Cost New

Conventional	One & 3/4 Story	598 Sqft	Grade D 110	Base	87,485
Exterior	Vinyl/Aluminum	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Asphalt Shingles	Roof	0
					0
					0
Foundation	Brick &/or Stone	Basement	Dry Full Bmt	Basement	-1,079
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	-943
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1890	0	Typical	Typical	Average	Typical	85,463
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)	
None	None	65%	100%	100%	55,551	

Outbuildings/Additions/Improvements						Percent Good			Value
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Rcnld
1 & 3/4 Story Fr	1890	182	D 110	4,924	Avq.	65%	100%	100%	3,201
Frame Shed	1890	308	D 110	3,539	Avq.	65%	100%	100%	2,300
Stable w/Loft	1890	1040	D 110	12,179	Avq.	65%	100%	100%	7,916
Frame Shed	1890	128	E 50	521	Poor	40%	100%	100%	208
Frame Shed	1890	64	E 100	714	Fair	50%	100%	100%	357
Frame Shed	1890	30	E 100	541	Poor	40%	100%	100%	216
Outbuilding Total									14,198

Acpt Land

29,200

Accepted Bldg

69,700

Total

98,900

PERRY

Valuation Report

10/17/2017

Name: WILLIAMS,DONALD A

Page 1180

WILLIAMS,NADA

Map/Lot:

010-054

Account: 820 Card: 1 of 1

Location:

497 SHORE RD

Neighborhood 19 SHORE RD

Sale Data

Sale Date 07/01/1996
 Sale Price 0
 Sale Type
 Financing
 Verified
 Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.76	Acres-Ocean	85,000.00	74,101	100%		74,101
2.14	Acres-Rear Land 1	3,000.00	6,420	100%		6,420
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 2.90					Land Total	86,521

Dwelling Description

Replacement Cost New

Conventional	One Story	1,078 Sqft	Grade D 100	Base	76,498
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	-10,608
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	100% Floor/Wall	Cooling	0% None	Heat	-1,397
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	-884
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total
1970	0	Typical	Typical	Below Average	Typical	63,609
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %
None		None		75%	100%	100%
						Value(Rcnld)
						47,707

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
Encl Frame Porch	1970	200	D 100	2,295	Avq-	75%	100%	100%	1,721
Wood Deck	1970	376	D 100	2,672	Avq-	75%	100%	100%	2,004
Wood Deck	1970	100	D 100	861	Avq-	75%	100%	100%	646
Frame Garage	1970	384	C 100	10,524	Avq.	80%	100%	100%	8,419
Frame Shed	1970	64	E 100	714	Fair	68%	100%	100%	486
Outbuilding Total									13,276

Acpt Land

86,500

Accepted Bldg

61,000

Total

147,500

PERRY
Name: WILSON,JAMES & REGINA F

Valuation Report

10/17/2017

Page 1181

Map/Lot:

015-038

Account: 823 Card: 1 of 1

Location:

216 LAKE RD

Neighborhood 4 LAKE RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) 7 50 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.66	Acres-Misc (Fract)	12,000.00	9,749	100%		9,749
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.66					Land Total	15,749

Dwelling Description

Replacement Cost New

Raised Ranch	One Story	1,484 Sqft	Grade B 100	Base	151,838
Exterior	Wood Siding	Masonry Trim	None	Trim	0
Dwelling Units	1 OTHER Units-0	Roof Cover	Sheet Metal	Roof	-185
					0
					0
Foundation	Concrete	Basement	Dry Full Bmt	Basement	0
Fin. Basement Area	None	Basement Gar	1 CAR	Fin Bsmt	3,000
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	
1976	0	Typical	Typical	Average	Typical	154,653	
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)
None		None		82%	100%	100%	126,815

Outbuildings/Additions/Improvements

Description	Year	Units	Grade	RCN	Cond	Phy	Percent Good	Value
Encl Frame Porch	1976	336	B 100	5,236	Avq.	82%	100% 100%	Rcnld 4,294
Outbuilding Total								4,294

Acpt Land

15,700

Accepted Bldg

131,100

Total

146,800

PERRY

Valuation Report

10/17/2017

Name: WISE,CONSTANCE W

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Map/Lot:

015-059

Account: 828 Card: 1 of 1

Location:

POTTLE RD OFF

Neighborhood 4 LAKE RD

Sale Data

Sale Date 07/15/2005

Sale Price 0

Sale Type

Financing

Verified

Validity

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	75%	Access	9,000
47.00	Acres-Rear Land 2	450.00	21,150	100%		21,150
Total Acres 48.00					Land Total	30,150

Accpt Land

30,200

Accepted Bldg0 **Total**

30,200

PERRY
Name: WOODMAN,PAUL & RUBY LYNN

Valuation Report

10/17/2017

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Map/Lot:

015-042-001

Location:

193 LAKE RD

Account: 100 Card: 1 of 1

Neighborhood 4 LAKE RD

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

Sale Data
Sale Date 06/16/2005
Sale Price 28,000
Sale Type Land & Buildings
Financing Unknown
Verified Public Record
Validity Related Parties

Reference 1
Reference 2 ADDITION UNFINISHED
Tran/Land/Bldg 5 0 0
X Coordinate 0 Y Coordinate 0
Exemption(s) 50 4 0 Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
3.80	Acres-Rear Land 2	450.00	1,710	100%		1,710
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 4.80 Land Total						19,710

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	378 Sqft	Grade D 110	Base	70,671
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 1/2 Bmt	Basement	-1,131
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	-511
Unfin. Living Area	NONE			Unfinished	0

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1934	0	Typical	Typical	Average	Typical	69,029			
Functional Obsolescence	Economic Obsolescence	Phys. %	Func. %	Econ. %	Value(Rcnld)				
None	None	67%	95%	100%	43,937				
Outbuildings/Additions/Improvements						Value Rcnld			
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	
One Story Frame	2010	752	C 100	15,882	Avq.	95%	60%	100%	9,053
Encl Frame Porch	2010	77	C 100	1,542	Avq.	95%	60%	100%	879
Unfin Basement	2010	752	C 100	6,143	Avq.	95%	100%	100%	5,836
Wood Deck	1934	149	D 110	1,300	Avq.	67%	95%	100%	827
Frame Shed	1934	480	D 100	4,658	Avq-	62%	100%	100%	2,888
Outbuilding Total									19,483
Acpt Land		19,700	Accepted Bldg		63,400	Total			83,100

PERRY
Name: WOODMAN,TIMOTHY

Valuation Report

10/17/2017

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Map/Lot:

009-024

Account: 833 Card: 1 of 1

Location:

282 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
18.00	Acres-Rear Land 2	450.00	8,100	100%		8,100
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 19.00						Land Total 24,900

Dwelling Description

Replacement Cost New

Conventional	One & 1/2 Story	464 Sqft	Grade D 100	Base	69,793
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	Wet 3/4 Bmt	Basement	-1,317
Fin. Basement Area	None	Basement Gar	None	Fin Bsmt	0
Heating	0% Not Heated	Cooling	0% None	Heat	-2,481
Rooms	3				
Bedrooms	1	Add Fixtures	0		
Baths	0	Half Baths	0	Plumbing	-4,920
Attic	None			Attic	0
FirePlaces	0			Fireplace	0
Insulation	None			Insulation	-571
Unfin. Living Area	20%			Unfinished	-685

Dwelling Condition

Built	Renovated	Kitchens	Baths	Condition	Layout	Total			
1880	0	Obsolete	Obsolete	Poor	Typical	59,819			
Functional Obsolescence		Economic Obsolescence		Phys. %	Func. %	Econ. %	Value(Rcnld)		
Incomplete		None		40%	51%	100%	12,203		
Outbuildings/Additions/Improvements						Percent Good	Value		
Description	Year	Units	Grade	RCN	Cond	Phy	Func	Econ	Value Rcnld
One Story Frame	1880	425	E 100	4,488	Poor	40%	100%	100%	1,795
						Outbuilding Total			1,795
Acpt Land		24,900	Accepted Bldg		14,000	Total			38,900

PERRY

Valuation Report

10/17/2017

Name: WOODMAN,TIMOTHY D

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Map/Lot:

009-024-001

Account: 972 Card: 1 of 1

Location:

294 GOLDING RD

Neighborhood 12 GOLDING RD

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 1

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.00	Acres-Misc (Fract)	12,000.00	12,000	100%		12,000
1.00	Acres-Rear Land 2	450.00	450	100%		450
2.00	# -Lot Improvements	3,000.00	6,000	50%	Unimproved	3,000
Total Acres 2.00					Land Total	15,450
Accpt Land		15,500	Accepted Bldg	0	Total	15,500

PERRY

Valuation Report

10/17/2017

Name: WROBEL, HEIRS OF STANLEY & VICTORIA

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Map/Lot:

016-015

Account: 836 Card: 1 of 1

Location:

177 GIN COVE RD

Neighborhood 20 GIN COVE RD

Sale Data

Sale Date 12/01/1992
 Sale Price 20,000
 Sale Type Land & Buildings
 Financing Unknown
 Verified
 Validity Other Non Valid

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

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

Land Description

Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
0.25	Acres-Misc (Fract)	12,000.00	6,000	100%		6,000
2.00	# -Lot Improvements	3,000.00	6,000	100%		6,000
Total Acres 0.25					Land Total	12,000

Accpt Land

12,000

Accepted Bldg0 **Total**

12,000

PERRY
Name: YERANSIAN,DEANNA

Valuation Report

10/17/2017

Page 1187

Map/Lot:

010-057

Location:

SHORE RD

Account: 837 Card: 1 of 1

Neighborhood 19 SHORE RD

Zoning/Use Shoreland.....
Topography Below Street
Utilities None
Street Semi-Improved

Reference 1

Reference 2

Tran/Land/Bldg 0 0 0

X Coordinate 0 Y Coordinate 0

Exemption(s) Land Schedule 2

		Land Description				
Units	Method - Description	Price/Unit	Total	Fctr	Influence	Value
1.04	Acres-Ocean	85,000.00	86,683	90%	Unimproved	78,015
2.16	Acres-Rear Land 1	3,000.00	6,480	75%	Excess Frt	4,860
Total Acres 3.20				Land Total		82,875
Accpt Land		82,900	Accepted Bldg		0	Total
						82,900