

BERNIER, PAUL
OBERG, JOHANNAH
54 LANDWORKS LANE
WINDSOR ME 04363

B14239P264

Previous Owner
GALLANT, DENNIS
GALLANT, GAY
P. O. BOX 66
BOWDOINHAM ME 04008
Sale Date: 10/03/2021

Previous Owner
BREMILST, ROBERT L.
BREMILST, MARY C.
82 NORTH STREET
NORFOLK MA 02056
Sale Date: 8/21/2007

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

3/4/08 Changed address from 1549 Augusta Road,
Bowdoinham, Me 04018 to P. O. Box 66, Bowdoinham, Maine
04008-0066 per Gay Gallant.
1/24 - LD VACANT
7/24 PB FR

Windsor

Property Data		
Neighborhood	11 Nbhd 11	
Tree Growth Year	0	
Open Space (Year)	0	
Farmland (Year)	0	
Zone/Land Use	11 Rur Agricultural	
Secondary Zone		
Topography	2 Rolling	
1.Level	4.Below St	7.
2.Rolling	5.Low	8.
3.Above St	6.Swampy	9.
Utilities	9 None 9 None	
1.Public	4.Dr Well	7.Cesspool
2.Water	5.Dug Well	8.Lake Water
3.Sewer	6.Septic	9.None
Street	9 None	
1.Paved	4.Proposed	7.
2.Semi Imp	5.	8.
3.Gravel	6.	9.None
INSPECTION CODE	0	
PRINT CARD	0	
Sale Data		
Sale Date	10/03/2021	
Price	55,000	
Sale Type	1 Land Only	
1.Land	4.Mobile	7.
2.L & B	5.Other	8.
3.Building	6.	9.
Financing	9 Unknown	
1.Convent	4.Seller	7.
2.FHA/VA	5.Private	8.
3.Assumed	6.Cash	9.Unknown
Validity	4 Split/Assemblage	
1.Valid	4.Split	7.Renovate
2.Related	5.Partial	8.Other
3.Distress	6.Exempt	9.Trust
Verified	5 Public Record	
1.Buyer	4.Agent	7.Family
2.Seller	5.Pub Rec	8.Other
3.Lender	6.MLS	9.

Assessment Record						
Year	Land	Buildings	Exempt	Total		
2011	200	0	0	200		
2012	200	0	0	200		
2013	200	0	0	200		
2014	200	0	0	200		
2015	200	0	0	200		
2016	200	0	0	200		
2017	200	0	0	200		
2018	200	0	0	200		
2019	200	0	0	200		
2020	200	0	0	200		
2021	200	0	0	200		
2022	200	0	0	200		
2023	200	0	0	200		
2024	300	0	0	300		
Land Data						
Front Foot	Type	Effective		Influence		Influence Codes
		Frontage	Depth	Factor	Code	
11.Commercial Lot						1.Open Space Red
12.Not Used						2.Excess Frtg
13.Commercial Lot						3.Topography
14.Not Used						4.Size/Shape
15.Miscellaneous						5.Access
						6.Restriction
						7.Corner Infl
						8.View/Environ
						9.Fract Share
Square Foot	Square Feet	Acres/Sites		Acres		Acres
16.Gravel Pit Sit						30.Prime Lot
17.Gravel Pit Pot						31.Blueberry/Hort
18.Excess Land						32.Pasture
19.Condominium						33.Orchard
20.Miscellaneous						34.Software(Farm
						35.Mixed Wood (Fa
						36.Hardwood (Farm
						37.Software
						38.Mixed Wood
						39.Hardwood
						40.Wasteland
						41.Miscellaneous
						42.Mobile Home Si
						43.Condo Site
						44.Lot Improvemen
						45.Utility Valuat
						46.Miscellaneous
Fract. Acre		Fract. Acre		Fract. Acre		
21.Residential Lo	25	0.10	100	%	0	
22.Not Used						
23.Waterfront Lot						
Acres		Acres		Acres		
24.Not Used						
25.Excess Land (1						
26.Excess Land (1						
27.Excess Land (>						
28.Excess Land WF						
29.Not Used						
Total Acreage		Total Acreage		Total Acreage		
						0.10

Windsor

Map Lot 02-021

Account 172

Location GRIFFIN ROAD

Card 1 Of 1 10/23/2024

Building Style	SF Bsmt Living	Layout
1.Conv. 5.Garrison 9.Other	Fin Bsmt Grade	1.Typical 4. 7.
2.Ranch 6.Split 10.Cottage	Secondary heat	2.Inadeq 5. 8.
3.R Ranch 7.Contemp 11.Mobile	Heat Type 100%	3. 6. 9.
4.Cape 8.Log 12.Gar/Apt	1.HW 5.FWA 9.No Heat	Attic
Dwelling Units	2.HWCI 6.GravWA 10.Radiant	1.1/4 Fin 4.Full Fin 7.
Other Units	3.H Pump 7.Electric 11.	2.1/2 Fin 5.F/Stair 8.
Stories	4.Steam 8.Monitor/ 12.	3.3/4 Fin 6. 9.None
1.1 4.1.5 7.	Cool Type 0%	Insulation
2.2 5.1.75 8.	1.Refrig 4.W&C Air 7.	1.Full 4.Minimal 7.
3.3 6.2.5 9.	2.Evapor 5. 8.	2.Heavy 5. 8.
Exterior Walls	3.H Pump 6. 9.None	3.Capped 6. 9.None
1.Wood 5.Stucco 9.Other	Kitchen Style	Unfinished %
2.Vin/Al 6.Brick 10.Cement	1.Modern 4.Obsolete 7.	Grade & Factor
3.Compos. 7.Stone 11.	2.Typical 5. 8.	1.E Grade 4.B Grade 7.
4.Asbestos 8.Concrete 12.	3.Old Type 6. 9.None	2.D Grade 5.A Grade 8.SC Grade
Roof Surface	Bath(s) Style	3.C Grade 6.AA Grade 9.Same
1.Asphalt 4.Composit 7.SS	1.Modern 4.Obsolete 7.	SQFT (Footprint)
2.Slate 5.Wood 8.	2.Typical 5. 8.	Condition
3.Metal 6.Other 9.	3.Old Type 6. 9.None	1.Poor 4.Avg 7.V G
SF Masonry Trim	# Rooms	2.Fair 5.Avg+ 8.Exc
OPEN-3-CUSTOM	# Bedrooms	3.Avg- 6.Good 9.Same
OPEN-4-CUSTOM	# Full Baths	Phys. % Good
Year Built	# Half Baths	Funct. % Good
Year Remodeled	# Addn Fixtures	Functional Code
Foundation	# Fireplaces	1.Incomp 4.Long Ter 7.Damage
1.Concrete 4.Wood 7.		2.O-Built 5.Dilapida 8.Basement
2.C Block 5.Slab 8.		3.MoHoNoLa 6.Util/Lay 9.None
3.Br/Stone 6.Piers 9.		Econ. % Good
Basement		Economic Code
1.1/4 Bmt 4.Full Bmt 7.		0.None 9.None 7.
2.1/2 Bmt 5.Crawl Sp 8.		1.Location 5. 8.
3.3/4 Bmt 6. 9.None		2.Encroach 6. 9.
Bsmt Gar # Cars		Entrance Code 4 Unoccupied
Wet Basement		1.Interior 4.Vacant 7.
1.Dry 4. 7.		2.Refusal 5.Estimate 8.
2.Damp 5. 8.	3.Informed 6. 9.	
3.Wet 6. 9.	Information Code 5 Estimate	
	1.Owner 4.Agent 7.	
	2.Relative 5.Estimate 8.	
	3.Tenant 6.Other 9.	

Date Inspected 7/25/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
					%	%	1.1 Story Frame
					%	%	2.2 Story Frame
					%	%	3.3 Story Frame
					%	%	4.1-1/2 Story Fr
					%	%	5.1-3/4 Story Fr
					%	%	6.2-1/2 Story Fr
					%	%	21.Open Frame Por
					%	%	22.Encl Frame Por
					%	%	23.Frame Garage
					%	%	24.Frame Shed
					%	%	25.Frame Bay Wind
					%	%	26.1SFr Overhang
					%	%	27.Unfin Basement
					%	%	28.Unfinished Att
					%	%	29.Finished Attic