Map Lot 02-007 | Account 479 | Location 23 GRIFFIN ROAD | Card 1 Of 1 | 10/23/2024

MCGLOTHLIN, KELLY
23 GRIFFIN ROAD
WINDSOR ME 04363

B12013P189

Inspection Witnessed By:

X Date

No./Date	Description	Date Insp.

Notes:

6/26/23 ADDTN TYPAR ROOFED, DOORS, WINDOWS, SOME R-I; CK'24
6/23/22 ADDTN FRAMED, SHEATHED; NO DOORS/WINDOWS; SOME ROOFING ON; CK'23.
1/24 - LD EA, EST IA, RENO STILL IN PROG, CHECK '25, W/O BSMNT
7/24 DB CALLBACK . OIL FOR HEAT . INSIDE REMODEL IN PROCESS - 3/4+ WALLS STUDDED . SINK IN KITCH+1 TOILET FUNCTIONS . WOODSTOVE . EXTRA KITCHEN

Windsor

Property Data

Neighborhood **11 Nbhd 11**

Tree Growth Year **7815**
Open Space (Year) **0**
Farmland (Year) **0**
Zone/Land Use **11 Rur Agricultural**

Secondary Zone

Topography **3 Above Street**

1.Level 4.Below St 7.
2.Rolling 5.Low 8.
3.Above St 6.Swampy 9.

Utilities **4 Drilled Well** **6 Septic System**

1.Public 4.Dr Well 7.Cesspool
2.Water 5.Dug Well 8.Lake Water
3.Sewer 6.Septic 9.None

Street **1 Paved**

1.Paved 4.Proposed 7.
2.Semi Imp 5. 8.
3.Gravel 6. 9.None

INSPECTION CODE **1**
PRINT CARD **0**

Sale Data

Sale Date
Price
Sale Type
1.Land 4.Mobile 7.
2.L & B 5.Other 8.
3.Building 6. 9.

Financing
1.Convent 4.Seller 7.
2.FHA/VA 5.Private 8.
3.Assumed 6.Cash 9.Unknown

Validity
1.Valid 4.Split 7.Renovate
2.Related 5.Partial 8.Other
3.Distress 6.Exempt 9.Trust

Verified
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	53,300	278,100	0	331,400
2012	53,300	278,100	0	331,400
2013	53,400	278,100	0	331,500
2014	53,400	278,100	0	331,500
2015	52,400	278,100	0	330,500
2016	53,700	278,100	16,500	315,300
2017	53,300	234,400	20,000	267,700
2018	53,300	234,400	20,000	267,700
2019	53,000	234,400	20,000	267,400
2020	53,100	234,400	25,000	262,500
2021	52,800	129,200	24,500	157,500
2022	52,100	56,000	22,000	86,100
2023	51,500	60,700	19,250	92,950
2024	83,200	153,900	25,000	212,100

Land Data

Front Foot	Type	Effective Frontage	Effective Depth	Influence Factor	Influence Code
11.Commercial Lot				%	
12.Not Used				%	
13.Commercial Lot				%	
14.Not Used				%	
15.Miscellaneous				%	
				%	
				%	
Square Foot		**Square Feet**			
16.Gravel Pit Sit				%	
17.Gravel Pit Pot				%	
18.Excess Land				%	
19.Condominium				%	
20.Miscellaneous				%	
				%	
				%	
Fract. Acre		**Acreage/Sites**			
21.Residential Lo	21	1.00		100 %	0
22.Not Used	22	1.00		100 %	0
23.Waterfront Lot	25	10.00		100 %	0
Acres	26	9.00		100 %	0
24.Not Used	37	12.00		100 %	0
25.Excess Land (1	38	6.00		100 %	0
26.Excess Land (1				%	
27.Excess Land (>					
28.Excess Land WF					
29.Not Used		**Total Acreage**	38.00		

Influence Codes
1.Open Space Red
2.Excess Frtg
3.Topography
4.Size/Shape
5.Access
6.Restriction
7.Corner Infl
8.View/Environ
9.Fract Share
Acres
30.Prime Lot
31.Blueberry/Hort
32.Pasture
33.Orchard
34.Softwood(Farm
35.Mixed Wood (Fa
36.Hardwood (Farm
37.Softwood
38.Mixed Wood
39.Hardwood
40.Wasteland
41.Miscellaneous
42.Mobile Home Si
43.Condo Site
44.Lot Improvemen
45.Utility Valuat
46.Miscellaneous

Windsor

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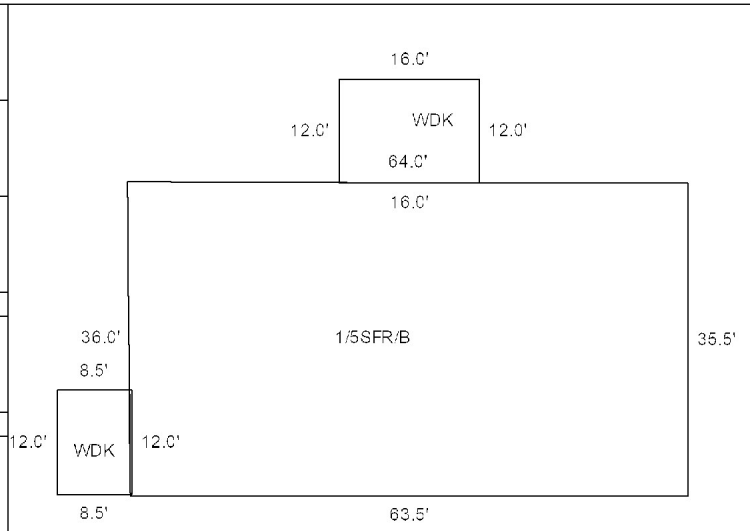
Building Style	**4 Cape Cod**		
1.Conv.	5.Garrison	9.Other	
2.Ranch	6.Split	10.Cottage	
3.R Ranch	7.Contemp	11.Mobile	
4.Cape	8.Log	12.Gar/Apt	
Dwelling Units	**1**		
Other Units	**0**		
Stories	**4 One & 1/2 Story**		
1.1	4.1.5	7.	
2.2	5.1.75	8.	
3.3	6.2.5	9.	
Exterior Walls	**1 Wood Siding**		
1.Wood	5.Stucco	9.Other	
2.Vin/Al	6.Brick	10.Cement	
3.Compos.	7.Stone	11.	
4.Asbestos	8.Concrete	12.	
Roof Surface	**1 Asphalt Shingles**		
1.Asphalt	4.Composit	7.SS	
2.Slate	5.Wood	8.	
3.Metal	6.Other	9.	
SF Masonry Trim	**0**		
OPEN-3-CUSTOM	**0**		
OPEN-4-CUSTOM	**0**		
Year Built	**2004**		
Year Remodeled	**0**		
Foundation	**1 Concrete**		
1.Concrete	4.Wood	7.	
2.C Block	5.Slab	8.	
3.Br/Stone	6.Piers	9.	
Basement	**4 Full Basement**		
1.1/4 Bmt	4.Full Bmt	7.	
2.1/2 Bmt	5.Crawl Sp	8.	
3.3/4 Bmt	6.	9.None	
Bsmt Gar # Cars	**0**		
Wet Basement	**1 Dry Basement**		
1.Dry	4.	7.	
2.Damp	5.	8.	
3.Wet	6.	9.	

SF Bsmt Living	**0**		
Fin Bsmt Grade	**0 0**		
Secondary heat	**0**		
Heat Type	**100%**	**5 Forced Warm Air**	
1.HW	5.FWA	9.No Heat	
2.HWCI	6.GravWA	10.Radiant	
3.H Pump	7.Electric	11.	
4.Steam	8.Monitor/	12.	
Cool Type	**0%**	**9 None**	
1.Refrig	4.W&C Air	7.	
2.Evapor	5.	8.	
3.H Pump	6.	9.None	
Kitchen Style	**2 Typical**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
Bath(s) Style	**2 Typical Bath(s)**		
1.Modern	4.Obsolete	7.	
2.Typical	5.	8.	
3.Old Type	6.	9.None	
# Rooms	**7**		
# Bedrooms	**3**		
# Full Baths	**2**		
# Half Baths	**1**		
# Addn Fixtures	**0**		
# Fireplaces	**0**		

TRIO Software
A Division of Harris Computer Systems

Layout	**1 Typical**		
1.Typical	4.	7.	
2.Inadeq	5.	8.	
3.	6.	9.	
Attic	**9 None**		
1.1/4 Fin	4.Full Fin	7.	
2.1/2 Fin	5.Fl/Stair	8.	
3.3/4 Fin	6.	9.None	
Insulation	**1 TYPICAL**		
1.Full	4.Minimal	7.	
2.Heavy	5.	8.	
3.Capped	6.	9.None	
Unfinished %	**0%**		
Grade & Factor	**3 Average 100%**		
1.E Grade	4.B Grade	7.	
2.D Grade	5.A Grade	8.SC Grade	
3.C Grade	6.AA Grade	9.Same	
SQFT (Footprint)	**2304**		
Condition	**4 Average**		
1.Poor	4.Avg	7.V G	
2.Fair	5.Avg+	8.Exc	
3.Avg-	6.Good	9.Same	
Phys. % Good	**0%**		
Funct. % Good	**25%**		
Functional Code	**9 None**		
1.Incomp	4.Long Ter	7.Damage	
2.O-Built	5.Dilapida	8.Basement	
3.MoHoNoLa	6.Util/Lay	9.None	
Econ. % Good	**100%**		
Economic Code	**None**		
0.None	9.None	7.	
1.Location	5.	8.	
2.Encroach	6.	9.	
Entrance Code	**5 Estimated**		
1.Interior	4.Vacant	7.	
2.Refusal	5.Estimate	8.	
3.Informed	6.	9.	
Information Code	**5 Estimate**		
1.Owner	4.Agent	7.	
2.Relative	5.Estimate	8.	
3.Tenant	6.Other	9.	



Date Inspected 7/26/2024

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value
67 BARN	1980	960	3 100	3	0 %	100 %	
23 Frame Garage	2009	416	3 100	3	0 %	100 %	
61 Canopy/Carport	2009	459	3 100	3	0 %	100 %	
68 Wood Deck	2023	96	3 100	3	0 %	100 %	
68 Wood Deck	2023	192	3 100	3	0 %	100 %	
					%	%	
					%	%	
					%	%	
					%	%	
					%	%	

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