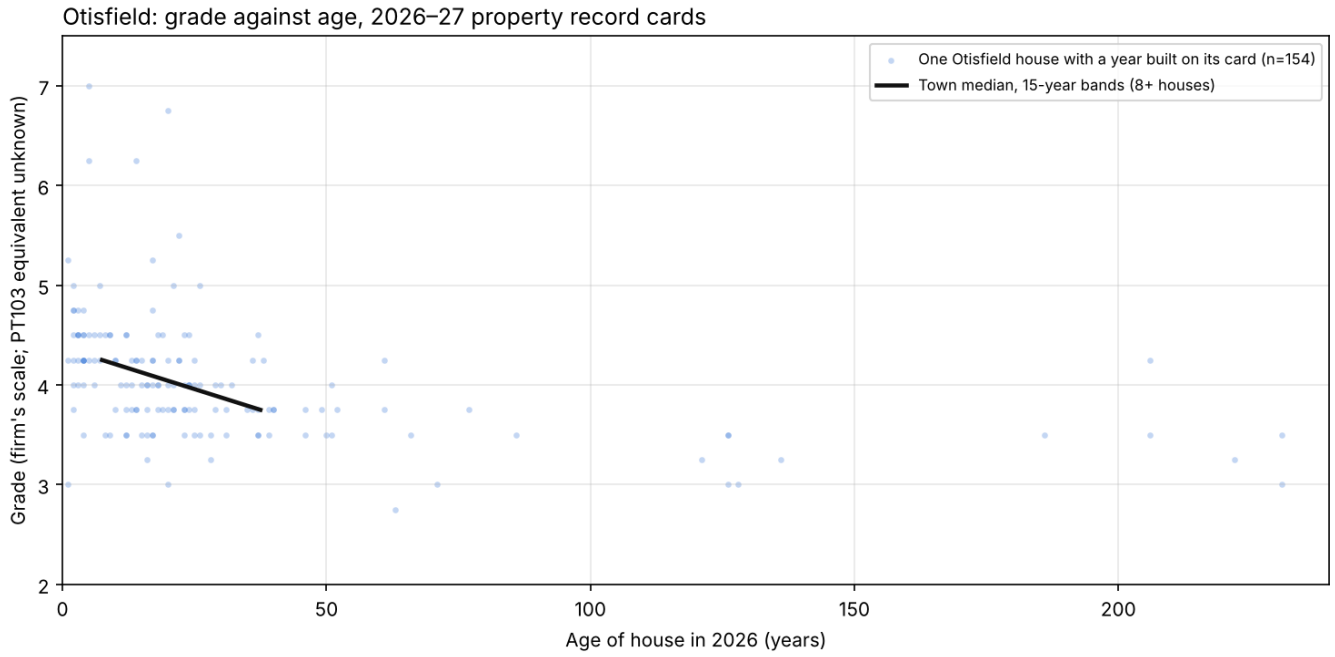
Otisfield: grade against age on the 2026–27 cards

INFORMATION ONLY. THIS IS A DATA COLLECTION, NOT A LEGAL SERVICE AND NOT LEGAL ADVICE. It describes public records and published guidance. It does not say whether to file anything, what to put on any form, or what any property is worth.



Source: John E. O'Donnell & Associates property record cards for Otisfield, committed roll; main house or camp on each card; only cards that print a year built. PT103 = Maine Revenue Services, Valuation of Real Estate (rev. Feb. 202

Each dot is the main house or camp on one card that prints a year built; the line is the median by 15-year band where a band has at least eight houses. The firm's grade scale (1–10) has no published definition and no crosswalk to PT103's five grade levels, so the chart shows where the cards put each house against the others, not against the State scale. PT103 treats grade as a judgment about construction quality fixed when the house was built, so a flat line is what the manual would predict; what the chart tests is whether the cards grade older houses systematically lower or higher than newer ones.

Age band	Houses with a year on the card	Median grade	Range	
0–14 years	58	4.25	3.00–7.00	
15–29 years	54	4.00	3.00–6.75	
30–44 years	16	3.75	3.50–4.50	
45–59 years	7	3.75	3.50–4.00	
60–74 years	5	3.50	2.75–4.25	
75–89 years	2	3.62	3.50–3.75	
120–134 years	5	3.25	3.00–3.50	
135–149 years	1	3.25	3.25–3.25	

154 of the 1100 houses and camps on the roll print a year built (14%); the firm records a year chiefly where it has permitted or repriced a building, so the sample leans toward newer construction and says little about the oldest houses. Each parcel's comprehensive analysis on the site lets an owner enter the year built and places that parcel on this chart as a star.