

# 44 DONATI DRIVE

Location 44 DONATI DRIVE

Mblu 38/ 29/ / /

Acct# 1161

Owner TOWN OF HOOKSETT

PBN

Assessment \$89,300

PID 3541

Building Count 1

## Current Value

| Assessment     |              |          |          |
|----------------|--------------|----------|----------|
| Valuation Year | Improvements | Land     | Total    |
| 2023           | \$0          | \$89,300 | \$89,300 |

## Owner of Record

Owner TOWN OF HOOKSETT

Sale Price \$136

Co-Owner

Certificate

Address 35 MAIN STREET  
HOOKSETT, NH 03106

Book & Page 2795/0275

Sale Date 07/05/2005

Instrument 1S

Qualified U

## Ownership History

| Ownership History          |            |             |             |            |            |
|----------------------------|------------|-------------|-------------|------------|------------|
| Owner                      | Sale Price | Certificate | Book & Page | Instrument | Sale Date  |
| TOWN OF HOOKSETT           | \$136      |             | 2795/0275   | 1S         | 07/05/2005 |
| DONATI, EUGENE & JOSEPH A. | \$0        |             | 0/0         | 1N         | 01/01/1988 |

## Building Information

### Building 1 : Section 1

#### Year Built:

Living Area: 0

Replacement Cost: \$0

#### Building Percent Good:

Replacement Cost

Less Depreciation: \$0

| Building Attributes |             |
|---------------------|-------------|
| Field               | Description |
| Style:              | Vacant Land |
| Model               |             |

|                    |  |
|--------------------|--|
| Grade:             |  |
| Stories:           |  |
| Occupancy          |  |
| Exterior Wall 1    |  |
| Exterior Wall 2    |  |
| Roof Structure:    |  |
| Roof Cover         |  |
| Interior Wall 1    |  |
| Interior Wall 2    |  |
| Interior Flr 1     |  |
| Interior Flr 2     |  |
| Heat Fuel          |  |
| Heat Type:         |  |
| AC Type:           |  |
| Total Bedrooms:    |  |
| Total Bthrms:      |  |
| Total Half Baths:  |  |
| Total Xtra Fixtrs: |  |
| Total Rooms:       |  |
| Bath Style:        |  |
| Kitchen Style:     |  |
| Location Adj       |  |
| Cndtn              |  |
| Num Park           |  |
| Fireplaces         |  |
| Fndtn Cndtn        |  |
| Basement           |  |

### Building Photo



(<https://images.vgsi.com/photos/HooksettNHPHOTOS/default.jpg>)

### Building Layout

(ParcelSketch.ashx?pid=3541&bid=3693)

| Building Sub-Areas (sq ft)     | <u>Legend</u> |
|--------------------------------|---------------|
| No Data for Building Sub-Areas |               |

### Extra Features

| Extra Features             | <u>Legend</u> |
|----------------------------|---------------|
| No Data for Extra Features |               |

### Land

#### Land Use

|                      |                  |
|----------------------|------------------|
| <b>Use Code</b>      | 9035             |
| <b>Description</b>   | MUNICIPAL MDL-00 |
| <b>Zone</b>          | MDR              |
| <b>Neighborhood</b>  | 40               |
| <b>Alt Land Appr</b> | No               |
| <b>Category</b>      |                  |

#### Land Line Valuation

|                       |          |
|-----------------------|----------|
| <b>Size (Acres)</b>   | 0.45     |
| <b>Frontage</b>       | 0        |
| <b>Depth</b>          | 0        |
| <b>Assessed Value</b> | \$89,300 |

## Outbuildings

| Outbuildings             | <u>Legend</u> |
|--------------------------|---------------|
| No Data for Outbuildings |               |

## Valuation History

| Assessment     |              |          |          |
|----------------|--------------|----------|----------|
| Valuation Year | Improvements | Land     | Total    |
| 2023           | \$0          | \$89,300 | \$89,300 |
| 2022           | \$0          | \$55,300 | \$55,300 |
| 2021           | \$0          | \$55,300 | \$55,300 |

Town of Hooksett

Doc# 610141  
Book: 2795  
Pages: 0275  
Filed & Recorded  
07/05/2005 10:36AM  
MERRIMACK COUNTY REGISTRY OF DEEDS  
KATHI L. GUAY, CPO, REGISTER

Fees \$12.37

MERRIMACK COUNTY RECORDS

*Kathi L. Guay*, CPO, Register

B  
10.37  
2-

## Know all Men by these Presents

That I, Leslie A. Nepveu Tax Collector for the Town of Hooksett.

In the County of Merrimack and State of New Hampshire, for the year 2005 by the authority in me vested by the laws of the State, and in consideration of \$136.38

To me paid by the Town of Hooksett. Do hereby sell and convey to the said Town of Hooksett, successors/heirs and assigns, a certain tract or parcel of land situated in the Town of Hooksett, N.H. Taxes by the Selectmen/ Assessors in 1993 to Eugene A. & Joseph A. Donati, Anthony A. & Donato Donati. And described in the Invoice Books as

MAP/LOT 0038-0029 LAND 44 DONATI DRIVE

This deed is the result of the tax lien execution held at the Hooksett Municipal Building in the Town of Hooksett, New Hampshire, on the 30<sup>th</sup> day of September, 1994.

To have and to hold the said Premises with the appurtenances to the said Town of Hooksett, successors/heirs and assigns forever. And I hereby covenant with the said Town of Hooksett that in making this conveyance I have in all things complied with the law, and that I have good right, so far as that right may depend upon the regularity of my own proceedings, to sell and convey the same in the manner aforesaid.

In Witness Whereof, I have hereunto set my hand and seal, the 30<sup>th</sup> day of June, in the year of our Lord, two thousand, five.

Signed, Sealed, and Delivered in the presence of:

*Elizabeth Dionne*

*Julien Guay*

*Jessia Lepshi*

*Leslie A. Nepveu*  
Collector

State of New Hampshire  
Personally appearing

ss.

*Merrimack*

And acknowledged the foregoing instrument to be his voluntary act and deed, Before me

*Sandra M. Piper*  
Notary Public

SANDRA M. PIPER  
NOTARY PUBLIC  
STATE OF NEW HAMPSHIRE  
My commission expires July 26, 2006