


Parcel ID: U05-027-0000-0000-0000 (CARD 1 of 1)
 Owner: TOWN OF FARMINGTON
 Location: LONE STAR AVENUE
 Acres: 1.200

General

Valuation	
Building Value:	\$0
Features:	\$0
Taxable Land:	\$100,400
<hr/>	
Card Value:	\$100,400 
Parcel Value:	\$100,400

Listing History	
List Date	Lister
12/17/2012	JDRL
05/28/2003	DJRL

Notes: L: LAND BROOK RUNS THROUGH PROPERTY.

History Of Taxable Values

Tax Year	Building	Features	Land	Value Method	Total Taxable
2023	\$0	\$0	\$40,700	Cost Valuation	\$40,700
2022	\$0	\$0	\$40,700	Cost Valuation	\$40,700
2021	\$0	\$0	\$40,700	Cost Valuation	\$40,700
2020	\$0	\$0	\$40,700	Cost Valuation	\$40,700
2019	\$0	\$0	\$40,700	Cost Valuation	\$40,700
2018	\$0	\$0	\$19,800	Cost Valuation	\$19,800
2017	\$0	\$0	\$19,800	Cost Valuation	\$19,800
2016	\$0	\$0	\$19,800	Cost Valuation	\$19,800
2015	\$0	\$0	\$19,800	Cost Valuation	\$19,800
2014	\$0	\$0	\$19,800	Cost Valuation	\$19,800
2013	\$0	\$0	\$35,890	Cost Valuation	\$35,890

Sales

There Are No Sales For This Card

Land

Size: 1.200 Ac. Site: UND/WDS
 Zone: 04 - UR URBAN RES Driveway: UND
 Neighborhood: AVERAGE Road: PAVED
 Land Use: EXEMPT-MUNIC Taxable Value: \$100,400

Land Type	Units	Base Rate	NC	Adj	Site	Road	Dway	Topo	Cond	Ad Valorem	SPI	R	Tax Value	Notes
EXEMPT-MUNIC	1.000 AC	156,000	E	100	75	100	90	95 MILD	100	100,000	0	N	100,000	
EXEMPT-MUNIC	0.200 AC	2,000	X	100	0	0	0	95 MILD	100	400	0	N	400	

Building

There Is No Building For This Card

Features

There Are No Features For This Card

Photo

There Is No Photo For This Card

Sketch

Printed on 08-22-24

OWNER INFORMATION	SALES HISTORY	PICTURE
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TOWN OF FARMINGTON

356 MAIN STREET

FARMINGTON, NH 03835

Date	Book	Page	Type	Price	Grantor



LISTING HISTORY	NOTES
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12/17/12 JDRL
05/28/03 DJRL

L: LAND BROOK RUNS THROUGH PROPERTY.

EXTRA FEATURES VALUATION	MUNICIPAL SOFTWARE BY AVITAR
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Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes

**FARMINGTON ASSESSING
OFFICE**

PARCEL TOTAL TAXABLE VALUE			
Year	Building	Features	Land
2022	\$ 0	\$ 0	\$ 40,700
			Parcel Total: \$ 40,700
2023	\$ 0	\$ 0	\$ 40,700
			Parcel Total: \$ 40,700
2024	\$ 0	\$ 0	\$ 40,700
			Parcel Total: \$ 40,700

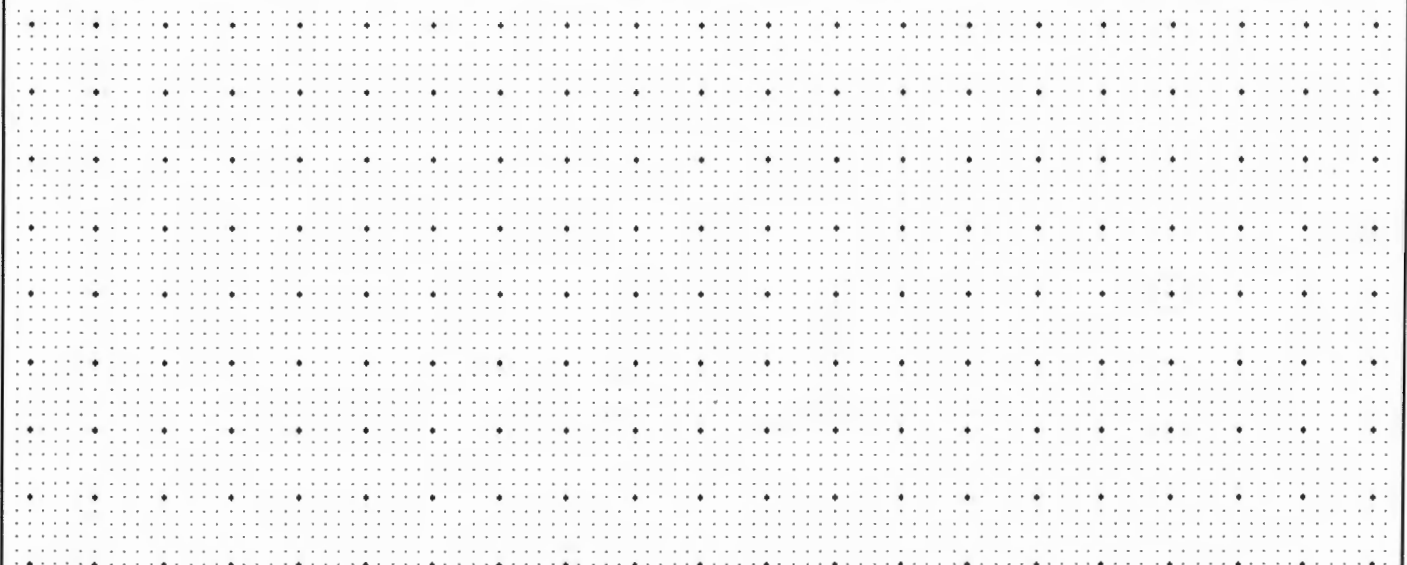
LAND VALUATION	LAST REVALUATION: 2019
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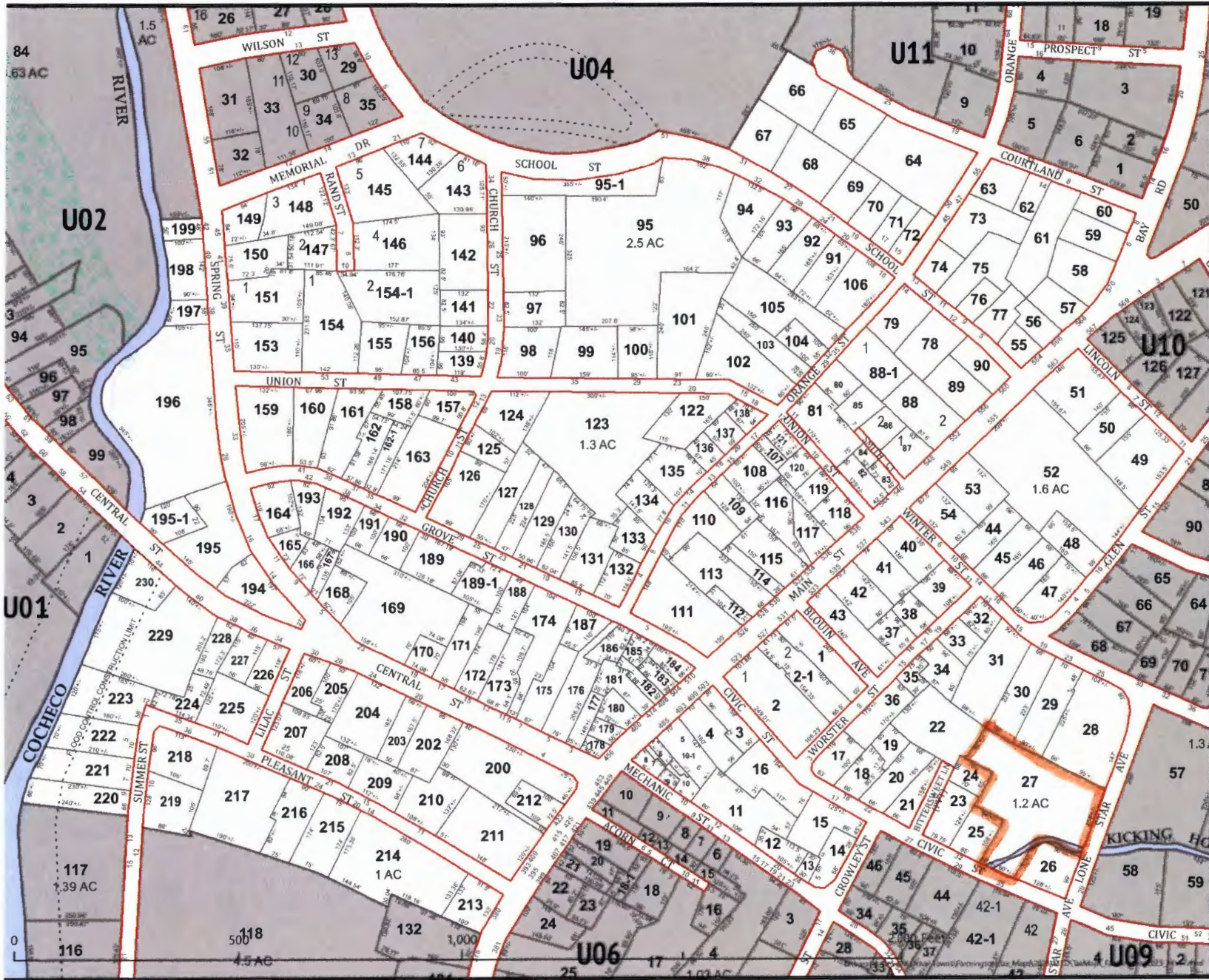
Zone: UR URBAN RES **Minimum Acreage:** 1.00 **Minimum Frontage:** 75

Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
EXEMPT-MUNIC	1.000 ac	64,000	E	100	70	100	90		100	40,300	0	N	40,300	
EXEMPT-MUNIC	0.200 ac	x 2,000	X	100					100	400	0	N	400	
	1.200 ac									40,700			40,700	

Site: UND/WDS **Driveway:** UND **Road:** PAVED

PICTURE	OWNER	TAXABLE DISTRICTS		BUILDING DETAILS		
	TOWN OF FARMINGTON 356 MAIN STREET FARMINGTON, NH 03835	District	Percentage	Model: Roof: Ext: Int: Floor: Heat: Bedrooms: Baths: Fixtures: Extra Kitchens: Fireplaces: A/C: Generators: Quality: Com. Wall: Stories: Base Type:		
	PERMITS					
	Date	Project Type	Notes			

BUILDING SUB AREA DETAILS			
			
	Year Built:	Condition For Age:	%
	Physical:	Functional:	Economic:
	Temporary:		%



Map U05

TAX PARCELS MAP
FARMINGTON
 NEW HAMPSHIRE



Legend

- Parcels
- Adjacent Map Sheets
- Cemetery
- Rivers and Streams
- Lakes and Ponds
- Wetlands
- Easements, Right-of-Way
- Roads

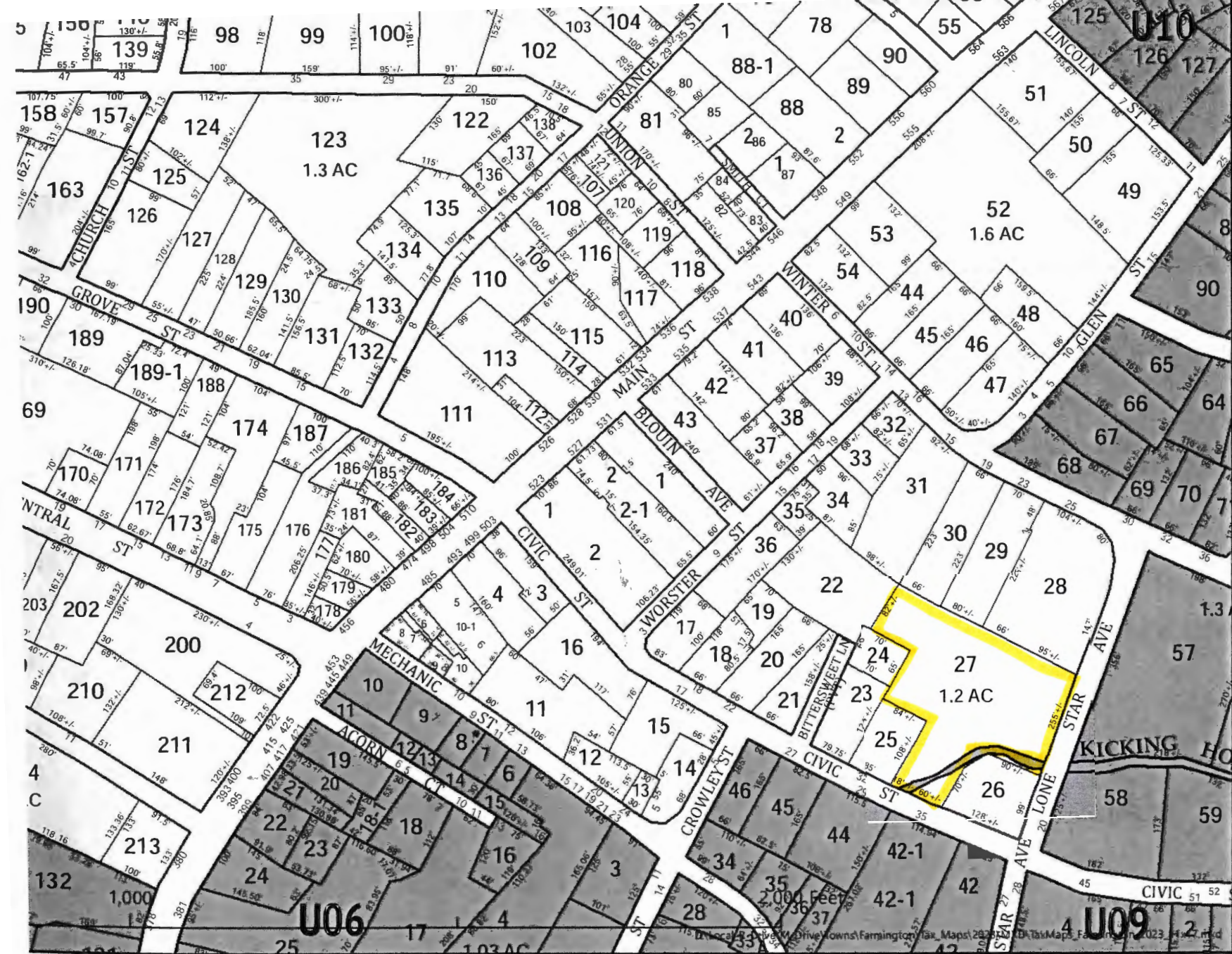
Prepared by the
Strafford Regional Planning Commission
 150 Wakefield St. Suite 12 Rochester, NH 03867
 Phone: (603) 994-3500
 Email: srpc@strafford.org
 Date: 9/7/2023
 Author: Jackson Rand, SRPC

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY. IT IS NOT INTENDED FOR LEGAL DESCRIPTION OR CONVEYANCE.

Base data layers from ESRI, NH GRANIT, and the Town of Farmington. These agencies and organizations have derived this data using a variety of cited source materials, at different time frames, through different methodologies, with varying levels of accuracy. As such, errors are often inherent in GIS data and should be used for planning purposes only. Please visit the original location of the data, contact the original host source, or contact SRPC for information on the full data set.



2023



- Parcels
- Adjacent
- Cemetery
- Rivers and lakes
- Lakes and ponds
- Wetlands
- Easement
- Roads

Prepared by
Strafford Regional Planning Commission
 150 Wakefield St. Suite 60
 Phone: (603) 882-1111
 Email: srpc@straffordnh.com
 Date: 9/20/2023
 Author: Jacks

THIS MAP IS FOR AS-RECORDED PURPOSES ONLY. IT IS NOT IN ANY MANNER A GUARANTEE OF ACCURACY OR DESCRIPTION OF THE PROPERTY.

Base data layers from ESRI, NH GIS, and other sources. These agencies and organizations have provided source materials, at different methodologies, with varying levels of accuracy often inherent in GIS data and shown only for reference. Please visit the original location for more information, or contact SRPC for more information.



Know all Men by these Presents,

~~That we~~ I, Norman J. Berry, of Rochester, in the County of Strafford and State of New Hampshire

for and in consideration of the sum of One Dollar and other valuable consideration

to me in hand before the delivery hereof, well and truly paid by Town of Farmington, in said County of Strafford and State of New Hampshire

the receipt whereof I do hereby acknowledge, have granted, bargained, and sold, and by these pres-

ents do give, grant, bargain, sell, alien, enfeoff, convey, and confirm unto the said Town of Farmington,

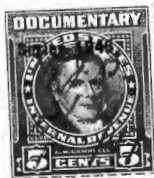
its successors and assigns

~~heirs and assigns,~~ forever,

A certain tract of land situate in said Farmington, County and State aforesaid, bounded and described as follows: Beginning at the Southeasterly corner of land now or formerly of Emma Burrows and running South forty-eight (48) degrees West, Sixty-one and one-half ($61\frac{1}{2}$) feet to an iron hub set in the ground; thence turning and running South Nineteen (19) degrees East, Seven (7) rods and Six (6) feet to a stake set in the ground Forty-six (46) feet from the Northeasterly corner of land now or formerly of Rebecca Hayes estate and North Eighty-one and one-half ($81\frac{1}{2}$) degrees East of said Hayes' land; thence South twelve and one-half ($12\frac{1}{2}$) degrees East Two (2) rods and Four (4) feet to an iron hub which is Seven and one-half ($7\frac{1}{2}$) rods from the East Grove Street line; thence turning and running North about Eighty-two and one-half ($82\frac{1}{2}$) degrees East to the Northwesterly corner of land now or formerly of J. F. Hall; thence Northeasterly by said Hall land to Broad Street, so-called; thence Northwesterly by said Broad Street to Winter Street; thence by Winter Street to land now or formerly of W. Gates Hodgdon; thence Southeasterly by said Hodgdon land to the South corner of said Hodgdon land; thence Southwesterly by said Hodgdon land and land now or formerly of Dearborn Wedgwood to the Southwesterly corner of said Wedgwood land; thence Northwesterly by said Wedgwood land to land now or formerly of Emma Burrows; and thence Southwesterly by said Burrows' land to the point begun at, containing Two (2) acres more or less.

Also a right-of-way held in common with others from the land herein conveyed to and from East Grove Street, over a way twenty-four (24) feet in width and which begins at an iron hub in the ground Sixty-one and one-half ($61\frac{1}{2}$) feet West of the Westerly corner of land now or formerly of said Emma Burrows and extends South Nineteen (19) degrees East Seven (7) rods and Six (6) feet to an iron hub Forty-six (46) feet from the Northeasterly corner of land now or formerly of Rebecca Hayes and North Eighty-one and one-half ($81\frac{1}{2}$) degrees East from said Hayes land; thence South Twelve and one-half ($12\frac{1}{2}$) degrees East to an iron hub Seven and one-half ($7\frac{1}{2}$) rods from the Northerly line of said Grove Street; thence South Eleven (11) degrees East Seven and one-half ($7\frac{1}{2}$) rods to said line of said Grove Street, the above described line being the Easterly line of said way.

Reference is hereby made to deed of Emma I. Giles to Flavius J. Berry, dated January 21, 1935, recorded Strafford County Registry of Deeds, Book 461, Page 461. Flavius J. Berry died May 22, 1942, testate, (Strafford County Probate Records #A1918), said Norman J. Berry being sole residuary legatee under his Will.



TO HAVE AND TO HOLD the said granted premises, with all the privileges and appurtenances to the same belonging to the said Town of Farmington

and its ^{successors} ~~heirs~~ and assigns, to its and their only proper use and benefit forever. And I the said Norman J. Berry

for my self and my heirs, executors and administrators, do hereby covenant, grant, and agree to and with the said Town of Farmington

and its ^{successors} ~~heirs~~ and assigns, that until the delivery hereof I am the lawful owner of the said premises, and am seized and possessed thereof in my own right in fee simple: and have full power and lawful authority to grant, and convey the same in manner aforesaid; that the said premises are free and clear from all and every incumbrance whatsoever, ~~except~~

and that I and my heirs, executors, and administrators shall and will warrant and defend the same to the said Town of Farmington

and its ^{successors} ~~heirs~~ and assigns against the lawful claims and demands of any person or persons whomsoever.

And I, Dorothy B. Berry, wife of said Norman J. Berry in consideration aforesaid, do hereby relinquish my right of dower in the before mentioned premises.

And we and each of us do hereby release all rights of HOMESTEAD secured to us, or either of us, by Chapter 260 of the Revised Laws of New Hampshire or by any other statute or statutes of said State.

IN WITNESS WHEREOF We have hereunto set our hands and seals this 22nd day of May in the year of our Lord, one thousand nine hundred and forty-seven.

Signed, sealed and delivered in presence of

Linnæ B Locke

Norman J. Berry

Dorothy B. Berry

State of New Hampshire

Strafford SS. May 22 A. D. 19 47

Personally appeared Norman J. Berry and Dorothy B. Berry

known to me, or satisfactorily proven, to be the persons whose names subscribed to the foregoing instrument and acknowledged that they executed the same for the purposes therein contained.

Before me,

.....Linnæ B Locke..... Justice of the Peace.

U05-027 1 + East GROVE
(HOMESTEAD)

Warrantee Deed

Norman J. Berry

TO
James E. Thayer
Town of Farmington, New Hampshire

Strafford County SS.

Received 8:30 A.M. Oct. 10, 1947...

Recorded, Vol. 553 Page 19

and examined by

Anna M. Brown Register

E. C. Eastman Co., Publishers, Concord, N. H. E-7 34897

FROM THE OFFICE OF
CHARLES H. FELKER
ROCHESTER, NEW HAMPSHIRE

8:30 AM Oct 10, 1947