


CURRENT OWNER			UTILITIES		TOPO		ZONING		CURRENT ASSESSMENT					
CITY OF ROCHESTER 31 WAKEFIELD ST ROCHESTER NH 03867			0	NONE	0	LEVEL	A	AGRICULTURAL	Description LAND	LUC Co 903	Prior Assessed 61,000	Current Assesse 191,800		
			NEIGHBORHOOD		NHBD NAME									
			1010		RURAL NORTH									
			UTL/ST/TRAF		EXEMPTIONS									
			0	PAVED	Year	Code	Description							
0	MEDIUM													
LEGAL DESCRIPTION										Total		61,000	191,800	

SALES INFORMATION- GRANTEE		BOOK/PAGE	SALE DATE	SALE PRICE	SALE CODE	PREVIOUS ASSESSMENTS (HISTORY)								
CITY OF ROCHESTER	5081	125	11-28-2022	0	35	Year	Descri	Prior Assesse	Year	Descri	Prior Assess	Year	Descri	Prior Assesse
UNKNOWN OWNER	0	0	01-01-1900	0	99	2021	LAND	61,000	2022	LAND	61,000	2023	LAND	61,000
						Total		61,000	Total		61,000	Total		61,000

BUILDING NOTES								APPRAISED VALUE SUMMARY				
OWNERSHIP UNDER INVESTIGATION								Appraised Building Value (Card)				0
								Appraised Extra Feature Value (Bldg)				0
								Appraised Outbuilding Value (Bldg)				0
								Appraised Land Value (Bldg)				191,800
								Total Appraised Parcel Value				191,800
								Valuation Method				C
								Total Appraised Parcel Value				191,800

BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY			
Issue Date	Permit Id	Description	Price	Insp Date	% C	Stat	Notes	Date	Id	Purpost/Result	Notes
								01-31-2023	DF	CORRECTION	CHG LUC FRO
								12-05-2022	HM	DEED CHANGE	
								08-01-2019	DF	CORRECTION	PER CITY ATT
								02-02-2007	TM	CORRECTION	OWNER UNKN
								05-28-2004	TM	NAME CHG	

LAND LINE VALUATION SECTION																				
B	LUC	Description	LandU	Land Type	Loc Adj	UnitPric	Size Adj	Cond	Nbhd	Nb Adj	Inf1	Inf1 Adj	Inf2	Inf2 Adj	Inf3	Inf3 Adj	Adj UnitPrice	Appraised Value	Assessed Value	Notes
1	9030	CITY OF RO	1.000	PRIMARY	UN	1.000	225,00	1.00000	1.00	1010	0.830						186,750	186,800	186,800	
1	9030	CITY OF RO	0.400	EXCESS A	E	1.000	15,000.	1.00000	1.00	1010	0.830						12,450	5,000	5,000	
Total Card Land Units						1.40	AC	Parcel Total Land Area						1.40	AC	Total Land Value				191,800

Disclaimer: This information is believed to be correct but is subject to change and is not warranted.

RETURN TO:
City Attorney
City of Rochester
31 Wakefield Street
Rochester, NH 03867

E Doc # 220017433 11/29/2022 03:40:45 PM
Book 5081 Page 125 Page 1 of 2

Catherine A. Berube
Register of Deeds, Strafford County

This conveyance is exempt from the NH Real Estate Transfer Tax pursuant to RSA 78-B:2 I. This transfer is also exempt from the LCHIP surcharge pursuant to RSA 478:17-g II (a).

TAX DEED

KNOW ALL MEN BY THESE PRESENTS that I, **DOREEN JONES**, collector of taxes for the City of Rochester, in the County of Strafford and State of New Hampshire, for the year 2022, by the authority vested in me by the laws of the state, for valuable consideration, do hereby convey forever to **THE CITY OF ROCHESTER**, a New Hampshire municipal corporation with a place of business at 31 Wakefield Street, Rochester, New Hampshire, the following described premises, formerly the property of **UNKNOWN OWNER**:

A certain tract or parcel of land, situated in the City of Rochester, County of Strafford and State of New Hampshire, known as 71 Betts Road, bounded and described as follows:

Starting at the westernmost corner of land now or formerly owned by John M Tellefson thence running in a southwesterly direction along Betts Road 107 feet; thence running in a southeasterly direction 237 feet; thence running in a northeasterly direction 97 feet; thence running in a southeasterly direction 244 feet; thence running in a northeasterly direction 126 feet; thence running in a northwesterly direction 435 feet back to the point of beginning.

And I, **DOREEN JONES**, collector of taxes for the City of Rochester, do hereby covenant with the said **CITY OF ROCHESTER**, that in making this conveyance I have in all things complied with the law and that I have good right, so far as the right may depend upon the regularity of my own proceedings, so sell and convey in manner aforesaid.

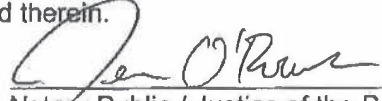
In witness whereof, I have hereunto set my hand and seal the 28th day of November, 2022.



DOREEN JONES, TAX COLLECTOR
CITY OF ROCHESTER

STATE OF NEW HAMPSHIRE
COUNTY OF STRAFFORD

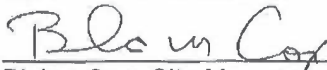
On this 28th day of November, 2022, before me personally appeared the above named Doreen Jones, Tax Collector, City of Rochester, known to me or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument and acknowledged the same to be her free act and deed for the purposes contained therein.


Notary Public / Justice of the Peace
My Commission Expires: 2/20/2024

ACCEPTANCE


TERENCE O'ROURKE, Notary Public
State of New Hampshire
My Commission Expires February 20, 2024

The undersigned City of Rochester hereby accepts this Tax Deed.

CITY OF ROCHESTER
By: 
Blaine Cox, City Manager

STATE OF NEW HAMPSHIRE
COUNTY OF STRAFFORD

On this 28th day of November, 2022, before me personally appeared the above named Blaine Cox, duly authorized, City Manager of the City of Rochester, known to me or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument and acknowledged the same to be his free act and deed for the purposes contained therein on behalf of the City of Rochester.


Notary Public / Justice of the Peace
My Commission Expires: 2/20/2024

TERENCE O'ROURKE, Notary Public
State of New Hampshire
My Commission Expires February 20, 2024



City of Rochester
Tax Collector's Office
19 Wakefield Street
Rochester, New Hampshire 03867-1915

TELEPHONE
(603) 332-1136

FAX
(603) 335-7580

February 21, 2020

UNKNOWN OWNER
19 WAKEFIELD ST
ROCHESTER, NH 00000

Property code: 020400350001

Dear Property Owner,

We are sending reminders to our property owners that have a balance on their 2019 taxes.

Any property owners that owe 2019 property taxes should be aware that the tax lien certified letters will be sent in March 2020, with an additional fee.

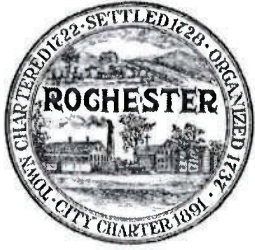
We hope that this reminder will allow property owners time to make arrangements to ensure their 2019 taxes are paid before we go to tax lien in April 2020.

If you currently have a payment arrangement, please disregard this letter.

To inquire about your balance, or if you have any other questions, please call the tax collector's office at 603-332-1136.

Sincerely,

Doreen Jones
Tax Collector, CTC



CITY OF ROCHESTER
Tax Collector
19 Wakefield Street
Rochester, NH 03867-1915
(603) 332-1136

Office Hours: Monday - Friday 8:00 am to 5:00 pm

UNKNOWN OWNER
19 WAKEFIELD ST
ROCHESTER NH 03867

Date of Notice: April 29, 2020

Lien Date: June 01, 2020

NOTICE OF IMPENDING TAX LIEN
(RSA 80:60)

In accordance with RSA 80:60 you are hereby notified of the impending tax lien against the following real estate which is taxed in the tax list committed to me as Tax Collector, City of Rochester, NH for the tax year 2019 as follows:

Parcel ID#	Property Description	Tax Principal	Interest through Date of Lien	Cost of Lien Notification	Total
012003890000	0 HANSON ST	30.00	0.83	18.50	49.33
013500610000	0 HILLSIDE DR	17.00	0.47	2.00	19.47
020100250001	0 SPAULDING AVE	1,434.00	39.60	2.00	1,475.60
020400350001	71 BETTS RD	1,519.00	41.95	2.00	1,562.95
020502470000	0 MILTON RD	5.00	0.27	2.00	7.27
023400020001	0 CROWN PT RD	15.00	0.41	2.00	17.41
024000500000	0 OFF SHAW DR	70.00	1.93	2.00	73.93
026400390001	0 BLACKWATER RD	5.00	0.14	2.00	7.14

If payment in full is not received on or before June 1, 2020 by 5:00 p.m., the Tax Collector shall then proceed to execute a tax lien on said real estate.

***** Payments received on or after May 18, 2020 MUST BE in the form of a certified check, cash, or credit card.*****

***** Payments can be made online at rochesternh.net.*****