

CURRENT OWNER				UTILITIES		TOPO		ZONING		CURRENT ASSESSMENT			
CITY OF ROCHESTER 31 WAKEFIELD ST ROCHESTER NH 03867				0	NONE	0	ROLLNG	A	AGRICULTURAL	Description LAND	LUC Co 903	Prior Assessed 600	Current Assesse 3,100
				NEIGHBORHOOD		NHBD NAME							
				1030		RURAL SOUTH/EAST							
				UTL/ST/TRAF		EXEMPTIONS							
		Year	Code	Description									
1	NONE												
0	NONE												
LEGAL DESCRIPTION										Total		600	3,100

VISION
ROCHESTER, NH



SALES INFORMATION- GRANTEE					BOOK/PAGE	SALE DATE	SALE PRICE	SALE CODE	PREVIOUS ASSESSMENTS (HISTORY)									
CITY OF ROCHESTER					5081	127	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	600	2022	LAND	600	2023	LAND	600
										Total		600	Total		600	Total		600

BUILDING NOTES										APPRAISED VALUE SUMMARY								
NEW LOT PER DENNIS MEMO 4-1-97 OWNERSHIP UNDER INVESTIGATION										Appraised Building Value (Card)								0
										Appraised Extra Feature Value (Bldg)								0
										Appraised Outbuilding Value (Bldg)								0
										Appraised Land Value (Bldg)								3,100
										Total Appraised Parcel Value								3,100
										Valuation Method								C
										Total Appraised Parcel Value								3,100

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
										11-09-2017	NM	VACANT LOT	R (ADDED ADJ
										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	2.500	EXCESS A	E	1.000	15,000.	1.00000	1.00	1030	0.830	A	0.100				1,245	3,100	3,100	LAND LOCKED;
Total Card Land Units					2.50	AC	Parcel Total Land Area					2.50	AC	Total Land Value					3,100	

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

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)									
Element	Cd	Description	Element	Cd	Description							
Style			Solar									
Grade			Central Vac									
Stories			Nbhd Modifier									
Units			MH Make									
Frame			MH Serial #									
Foundation			Color;Mdl #;D									
Exterior Wall 1												
Roof Structure												
Roof Cover												
View												
Interior Wall 1												
Interior Floor 1												
Basement Flo												
Bsmt Garage												
Finished Bsmt												
FBLA												
Rec Room												
Electric												
Insulation												
Interior/Exterio												
% Heated												
Heat Fuel												
Heat Type												
AC Percent												
Bedrooms												
Full Bath(s)												
3/4 Bath(s)												
Half Bath(s)												
Extra Fixture(s)												
Kitchen(s)												
Extra Kitchen(
Total Rooms												
Fireplace(s)												
WS Flues												
CONDO DATA												
Condo Main			Complex #									
Adjust Type	Code		Building #									
Condo Floor			Section #									
Condo Location			% Owner									
COST / MARKET VALUATION												
Building Value New			0									
Year Built												
Condition Code												
Remodel Rating												
Year Remodeled												
Depreciation %												
Functional Obsol												
Economic Obsol			1.000									
Trend Factor												
Special Adj												
Condition %												
Percent Good												
RCNLD			0									
Dep % Ovr												
Dep Ovr Comment												
Misc Imp Ovr												
Misc Imp Ovr Comment												
Cost to Cure Ovr												
Cost to Cure Ovr Comment												
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)												
Code	Description	L/B	Qnty	Dim 1	Dim 2	Grade	Condition	Yr Blt	% Gd	Unit Price	Grade Adj.	Appr. Value
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undepreciated Value						
Ttl Gross Liv / Lease Area		0	0	0		0						

No Sketch

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

E Doc # 220017434 11/29/2022 03:40:46 PM
Book 5081 Page 127 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 0 Crown Point Road, bounded and described as follows:

Starting at the westernmost corner of land now or formerly owned by 174 Milton Road LLC thence running in a southwesterly direction 381 feet; thence running in a southeasterly direction 115 feet; thence running in a northeasterly direction 424 feet; thence running in a northwesterly direction 378 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.

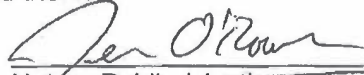
In witness whereof, I have hereunto set my hand and seal the 28th day of November, 2022.



DOREEN JONES, TAX COLLECTOR
CITY OF ROCHESTER

STATE OF NEW HAMPSHIRE
COUNTY OF STRAFFORD

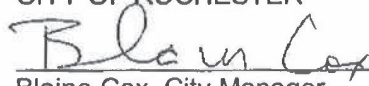
On this 28th day of November, 2022, before me personally appeared the above named Doreen Jones, Tax Collector, City of Rochester, known to me or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument and acknowledged the same to be her free act and deed for the purposes 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: 023400020001

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.*****