

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 2,800	Current Assesse 14,900		
				NEIGHBORHOOD		NHBD NAME									
				1070		RURAL SOUTHWEST									
				UTL/ST/TRAF		EXEMPTIONS									
		Year	Code	Description											
1	NONE														
0	NONE														
LEGAL DESCRIPTION												Total		2,800	14,900

**VISION**  
 ROCHESTER, NH



SALES INFORMATION- GRANTEE		BOOK/PAGE	SALE DATE	SALE PRICE	SALE CODE	PREVIOUS ASSESSMENTS (HISTORY)								
CITY OF ROCHESTER	5081	129	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	2,800	2022	LAND	2,800	2023	LAND	2,800
						Total		2,800	Total		2,800	Total		2,800

BUILDING NOTES								APPRAISED VALUE SUMMARY				
LAST KNOWN OWNER HEIRS OF ROBERT ASA, ADDRESS UNKNOWN. OWNERSHIP UNDER INVESTIGATION.								Appraised Building Value (Card)				0
								Appraised Extra Feature Value (Bldg)				0
								Appraised Outbuilding Value (Bldg)				0
								Appraised Land Value (Bldg)				14,900
								Total Appraised Parcel Value				14,900
								Valuation Method				C
								Total Appraised Parcel Value				14,900

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
								08-13-2013	TH	EXT ONLY	R;
								07-13-2001	GN	NO INSP	S;

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	1.100	EXCESS A	E	1.000	15,000.	1.00000	1.00	1070	0.900						13,500	14,900	14,900	OWNERSHIP UNDE

Total Card Land Units					1.10	AC	Parcel Total Land Area					1.10	AC	Total Land Value					14,900
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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												
			<b>CONDO DATA</b>									
Condo Main			Complex #									
Adjust Type	Code		Building #									
Condo Floor			Section #									
Condo Location			% Owner									
			<b>COST / MARKET VALUATION</b>									
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												
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>												
Code	Description	L/B	Qnty	Dim 1	Dim 2	Grade	Condition	Yr Blt	% Gd	Unit Price	Grade Adj.	Appr. Value
<b>BUILDING SUB-AREA SUMMARY SECTION</b>												
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 # 220017435      11/29/2022 03:40:47 PM  
Book 5081 Page 129      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 Off Shaw Drive, bounded and described as follows:

Starting at the westernmost corner of land now or formerly owned by William R Libby on the so-called Shaw Drive, thence running in a southwesterly direction 153 feet; thence running in a southeasterly direction 93 feet to land now or formerly owned by NH Northcoast Corporation; thence running in a southeasterly direction along said land 514 feet; thence running in a northwesterly direction 594 feet back to the point of beginning.

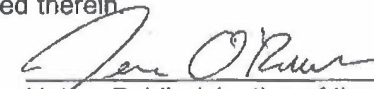
And I, **DOREEN JONES**, collector of taxes for the City of Rochester, do hereby covenant with the said **CITY OF ROCHESTER**, that in making this conveyance I have in all things complied with the law and that I have good right, so far as the right may depend upon the regularity of my own proceedings,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

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

  
\_\_\_\_\_  
DOREEN JONES, TAX COLLECTOR  
CITY OF ROCHESTER

STATE OF NEW HAMPSHIRE  
COUNTY OF STRAFFORD

On this 28<sup>th</sup> 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.

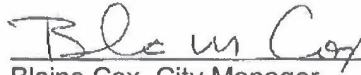
  
Notary Public / Justice of the Peace  
My Commission Expires: 2/20/2024

ACCEPTANCE

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

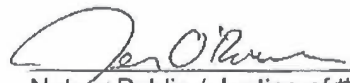
The undersigned City of Rochester hereby accepts this Tax Deed.

CITY OF ROCHESTER

By:   
Blaine Cox, City Manager

STATE OF NEW HAMPSHIRE  
COUNTY OF STRAFFORD

On this 28<sup>th</sup> 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: 024000500000

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.\*\*\***