



Carroll County NH ROD TID: 4242375
 08/29/2022 14:08 PM Doc # 202200100260
 Book/Page: 3686/0762 Pages: 1

TAX COLLECTOR'S DEED KNOWN ALL MEN BY THESE PRESENTS

That I, Michael R. Brooks, Tax Collector for the TOWN OF MADISON, in the County of Carroll and the State of New Hampshire, for the year 2022 by the authority in me vested by the laws of the State, and for consideration received by the TOWN OF MADISON, located at 1923 Village Road, PO Box 248, Madison, NH 03849-0248, do hereby sell and convey to the TOWN OF MADISON, a certain tract or parcel of land situated in the TOWN OF MADISON, New Hampshire aforesaid, taxed by the Selectmen/Assessors in 2019 to:

**ETRE JR, THOMAS A
 CHAMBERS, PAUL F**

and described in the invoice books as:

Map: 000103

Lot: 000072

Sublot: 000000

Located At 10 LUCERNE DRIVE

Consisting of 0.290 Acres of Land, Including Any Buildings Thereon, as Recorded at the Registry of Deeds in Book 0482, Page 0107.

The deed is the result of the tax lien execution held at the Tax Collector's Office in the above stated TOWN OF MADISON, in the State of New Hampshire on April 6, 2020 and recorded at the Registry of Deeds in Book 3498, Page 124, to have and to hold said Premises, with the appurtenances, to said TOWN OF MADISON's successors/heirs and assigns forever. And I hereby covenant with said TOWN OF MADISON, 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 manner aforesaid.

In witness whereof, I have hereunto set my hand and seal, the 23rd day of August in the year of our Lord 2022.

Signed, Sealed and Delivered in the presence of:

 Josh L. Shackford

 John Arruda

 Michael A. Mauro

 Michael R. Brooks

Tax Collector, TOWN OF MADISON

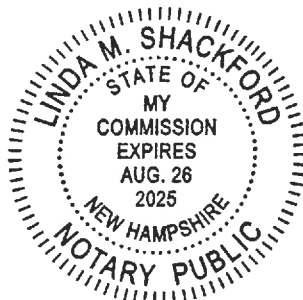
State of New Hampshire

County of Carroll

On this 23rd day of August 2022 personally appeared Michael R. Brooks, Tax Collector who swore that the foregoing is true to the best of his knowledge and belief and acknowledged the foregoing instrument to be his free act and deed.

 Notary Public/Justice of the Peace

My Commission expires: 08/26/2025



WARRANTY DEED

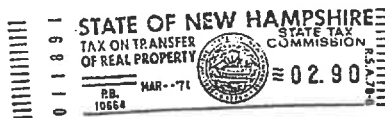
KNOW ALL MEN BY THESE PRESENTS

THAT, GREAT NORTHERN LAND CORPORATION, (Seller-Grantor) a New Hampshire corporation duly organized and existing, and having a place of business in Madison, County of Carroll, State of New Hampshire, for consideration paid grants to:

THOMAS A. ETRE, JR. of 36 Dove Road, Marlboro, Middlesex County, Massachusetts and PAUL F. CHAMBERS of Spring Circle, Shrewsbury, Worcester County, Massachusetts, as tenants in common,

(collectively called "Buyer")

with WARRANTY COVENANTS, the following A parcel of land located in Madison, Carroll County, New Hampshire, being Lot numbered C328 on a plan entitled "WEST PART OF SECTION C, EIDELWEISS, GREAT NORTHERN LAND CORPORATION, MADISON, NEW HAMPSHIRE, H. B. FOSHER, C. E." recorded in Book 15, Page 8.



This conveyance is made subject to the following uses, conditions and provisions of all of which shall remain in full force and effect until December 31, 1985 and shall be considered as Buyer's covenants running with the land until that date.

1. That no structure, other than docks and boat-houses, shall be erected closer than 25 feet from the shore or front line, nor closer than 15 feet from adjoining property lines. No driveway shall be nearer than 15 feet from a lot line unless used to serve adjoining lots. In the case of multiple lot sales to one owner this restriction shall refer to the outside boundary lines of the tract being purchased.
2. That any structure erected on the lot being conveyed, shall be finished on the exterior with clapboard, log siding, stone, masonry or similar so called finish siding in such a manner as shall be compatible with surrounding structures. No signs shall be placed on the lot without the written consent of the seller. Any dwelling erected shall be maintained in good repair and appearance and Buyer agrees to submit all building plans to seller for written approval, said approval not to be unreasonably withheld.
3. That all residential structures shall be equipped with an adequate disposal system consisting of a septic tank adequate for proper sewage disposal in accordance with local regulations.
4. The premises being conveyed contain a minimum of 100 feet of shore or road frontage. The premises shall not be sub-divided or sold in portions by the lot owner and shall be used only for residential purposes.
5. No more than one dwelling unit may be erected on the premises being conveyed and no livestock, animals or poultry shall be kept or maintained on the premises except household pets.
6. That no shacks, trailers, unsightly structures, trash or other unsightly items or items tending to cause a nuisance shall be placed on the premises being conveyed. Seller, its agents and employees shall have the right to enter upon the premises at Grantee's cost to remove or correct the same or any other violation of a covenant without being guilty of a trespass or otherwise being liable to the Buyer who shall save them harmless in respect to any cost or liability in such respect if Seller, its agents or employees are acting reasonably for the protection of other owners at Eidelweiss in such respect.
7. No outdoor fires permitted without permit from Town of Madison, and no use of said premises shall be permitted that is not in full compliance with applicable Federal, State and Local regulations and which shall be a nuisance or annoyance to the neighborhood.

000948

FORM PR-2-42070

8. Damage by fire, hurricane, tornado, other weather or natural condition, calamity or act of other than Seller's is the sole risk of Buyer. Conveyance is made subject to existing flowage rights, easements or record, and subject to the right of the seller to improve or lay out anew, or discontinue any street, road, or way not necessary for the convenient ingress or egress to and from the granted premises, to lay water pipes, gas lines, telephone lines, conduits, catchbasins, drainage, and other like improvements within 10 feet of any boundary lines of lots.

9. Any dwelling to be erected on the lot being conveyed shall have a minimum of 576 square feet of living area per floor, exclusive of porches or garages. Each dwelling shall have a cost (labor and materials) of \$8,000.00 exclusive of land and foundation. Each dwelling shall be erected on piers with the approval of seller or on a proper enclosed foundation. The exterior of any dwelling erected shall be completed within three months after commencement of construction; the entire dwelling shall be substantially completed within nine months from commencement of construction.

10. The use of the premises conveyed or the occupation thereof contrary to the intent of the above covenants or any part of them shall not subject the buyer to forfeiture of his estate of said land but such use or occupancy may be deemed to be a nuisance by the seller and the seller may have remedy by due process of law or may at its option exercise the rights set forth in 6 above. Buyer shall be responsible for payment of reasonable attorneys fees incurred by seller if such action becomes necessary.

11. Buyer agrees to give seller immediate notice of any sale of this property including the name and address of purchaser.

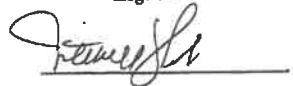
12. Buyer agrees to pay seller for maintenance and administrative costs of roads, tennis courts, beaches, playground and outdoor pool, but only so long as seller elects to provide reasonable maintenance, a sum of \$25.00 per annum per lot purchased or \$125.00 per annum per lot with dwelling thereon once construction is commenced effective for the year 1970, and the same shall be paid in advance on or before January 2 of each year for such year. Buyer shall constitute a lien against the land. Such sum shall be due and payable on January 2 of each year for such year. Buyer shall not be liable for any amount not so paid on or before January 2 of each year. Any mortgage bank, building and loan association or lending institution granting a first mortgage shall have full and unrestricted power of foreclosure as regards to premises conveyed by the grantor and without being subject to such lien, but such foreclosure shall be subject to these covenants.

12. The terms "Seller" or "Grantor" herein shall always mean its successors and assigns and the terms "Buyer" or "Grantee" herein shall always mean its, his, her or their lessees, licensees, successors, heirs, representatives of estates and assigns, notwithstanding the gender or singular usage herein.

There is conveyed herewith, in common with the grantor, its successors and assigns, a right of way for all purposes over and along the access road which leads easterly from the public highway known as Route 113 to the premises conveyed herein using existing roads for this purpose and subject to the rights of the grantor as provided in items 5 and 8 above. Also granted in common with the grantor, its successors or assigns and all others lawfully entitled thereto is a right of way along existing roads to all areas presently designated by the grantor as common beach or recreational areas and also all areas to be set out in the future as beach or recreational areas as designated by grantor, subject to reasonable rules and regulations of seller, and such control of guests, lessees, invitees and trespassers as seller from time to time deems appropriate in its sole business discretion.

Meaning and intending to convey a portion of the premises conveyed to this grantor by deed of record in Carroll County Records, Book 390, Page 577, Book 400, Page 456 and Book 400, Page 577. For corporate authority to execute this deed, see vote recorded with Carroll County Records on November 3, 1965.

IN WITNESS WHEREOF GREAT NORTHERN LAND CORPORATION has caused its corporate name to be hereunto subscribed and its corporate seal to be affixed by its PRESIDENT duly authorized officer
this Eighteenth day of August, 1970.



GREAT NORTHERN LAND CORPORATION

by: 
ITS PRESIDENT

(Sworn Acknowledgment)

COMMONWEALTH OF MASSACHUSETTS

MIDDLESEX S.S.

On this 18th day of August, 1970, before the undersigned officer personally appeared
ROBERT P. SPRINGER, who acknowledged himself to be PRESIDENT
of Great Northern Land Corporation and that he, as such officer being authorized so to do, executed the foregoing
instrument for the purpose therein contained by signing the name of the corporation by himself as PRESIDENT.

IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

CARROLL CO. REGISTRY
Rec'd at 1:40 o'clock PM

MITCHELL J. GREB
Notary Public
My commission expires: 9/26/79

SEP 18 1971

Recorded Book Page
Attest: *Lucy Seal*
REGISTER

Commonwealth of Massachusetts
Middlesex, ss.

I, ANTHONY M. COLONNA, Clerk of the First District Court of Southern Middlesex,
within and for said County of Middlesex, and the Commonwealth of Massachusetts, the same
being a Court of Record,

DO HEREBY CERTIFY that Mitchell J. Greb Esquire,
whose name is subscribed to the annexed instrument and thereon written, was, at the time of
taking such acknowledgment, a NOTARY PUBLIC in and for said Commonwealth of Massachu-
setts, duly commissioned and qualified, and authorized by the laws of said Commonwealth
to take the proof of acknowledgment of deeds, oaths, and other instruments in writing to be
recorded in said Commonwealth; that I have compared the signature of such Notary Public
upon the original certificate with a specimen of his signature deposited in my office and that
I believe the signature of such Notary Public on said original certificate to be genuine; and
that the annexed instrument appears to be executed and acknowledged according to the laws
of said Commonwealth.

Witness, my hand, and the seal of said Court, at Framingham, in said County and
Commonwealth this nineteenth day of August 1970

Anthony M. Colonna Clerk

Estimated
First Bill



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019	2019P01011903	5/17/2019	8%	7/11/2019
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000103-000072-000000	10 LUCERNE DRIVE	0.29		
OWNER OF RECORD			CURRENT AMOUNT DUE	

\$193.00

AMOUNT ENCLOSED



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

*** OTHER AMOUNT DUE ***
\$0.00

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

8% APR Interest Charged After 7/11/2019

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019	2019P01011903	5/17/2019	8%	7/11/2019
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000103-000072-000000	10 LUCERNE DRIVE	0.29		
OWNER OF RECORD			TOTAL TAX AT 2018 RATE	

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Total 2019 Bill **\$193.00**
Less First Bill **- \$0.00**
- Veteran's Credit **- \$0**
- Abate/Pre-Pay **- \$0**

AMOUNT DUE **\$193.00**
7/11/2019

*** OTHER AMOUNT DUE ***
\$0.00

TOTAL AMOUNT OUTSTANDING:
\$193.00

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$2.19	Municipal	\$33.73	Buildings	\$0.00
School	\$5.48	School	\$84.39	Land	\$15,400.00
State Education	\$1.17	State Education	\$18.02	C Use Credit	- \$0.00
County	\$0.63	County	\$9.70		- \$0
Eidelweiss:	\$3.03	Eidelweiss:	\$47.00		- \$0
TOTAL	\$12.50	TOTAL	\$193.00	TOTAL	\$15,400.00

INFORMATION TO TAXPAYERS

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. The property for which you are claiming must be your primary residence. For details, additional qualifying factors, and application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 300.

To dispute the property valuation, by March 1st and not afterwards, the taxpayer may file an abatement application form with the SELECTMEN'S OFFICE. To obtain the form, call 603-367-4332 Ext 1, write to PO Box 248, Madison, NH 03849, or download "Municipal Abatement Form" from www.nh.gov/btla/forms

PAYMENT POLICIES

Make check or money order payable to **Town of Madison, NH**. Tax bill information and **ON-LINE payment options** available at www.nhtaxkiosk.com and select MADISON. Post-dated checks cannot be accepted, and shall be returned to taxpayer. **WHEN PAYMENT IS MADE BY MAIL AND RECEIPT IS DESIRED, PLEASE SEND ENTIRE BILL AND A SELF ADDRESSED STAMPED ENVELOPE WITH YOUR PAYMENT. WHEN PAYING IN PERSON, BRING ENTIRE BILL.**

If this bill is paid by check or money order, it is not considered paid until the check or money order has cleared the bank. Fees shall be applied for any payment returned by the bank for any reason.

Your cancelled check is a valid receipt for federal income tax purposes. Payment of this bill does not prevent the collection of previous unpaid taxes, nor does an error in the name of the person(s) taxed prevent collection.

If you are not the present owner of this property, please forward to the proper owner. The Tax Collector is not responsible for payment applied to an incorrect parcel.

If your mortgage company is to pay the entire bill or any portion of that bill, it is your responsibility to send it to your mortgage company to ensure proper and timely payment.

Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019	2019P02011804	11/1/2019	8%	12/5/2019
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000103-000072-000000	10 LUCERNE DRIVE	0.29		
OWNER OF RECORD		CURRENT AMOUNT DUE		
		\$190.00		
		AMOUNT ENCLOSED		
		*** OTHER AMOUNT DUE ***		
		\$199.22		

ETRE JR, THOMAS ACHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH,MA, 01752-3408

ETRE JR, THOMAS ACHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

8.00% APR Interest Charged After 12/5/2019

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019	2019P02011804	11/1/2019	8%	12/5/2019
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000103-000072-000000	10 LUCERNE DRIVE	0.29		
OWNER OF RECORD		TOTAL TAX AT 2019 RATE		
ETRE JR, THOMAS ACHAMBERS, PAUL F 36 DOVE RD MARLBOROUGH,MA, 01752-3408		Total 2019 Bill	\$383.00	
		Less First Bill	- \$193.00	
		- Veteran's Credit	- \$0	
		- Abate Pre-Pay	- \$0	
		AMOUNT DUE	\$190.00	
		12/5/2019		

ETRE JR, THOMAS ACHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

TAX RATE PER \$1000	TAX DOLLARS BY RATE	ASSESSED VALUATION
Municipal \$4.10	Municipal \$63.14	Buildings \$0.00
School \$10.61	School \$163.394	Land \$15,400.00
State Education \$2.19	State Education \$33.726	C Use Credit \$0.00
County \$1.36	County \$20.944	- \$0
Eidelweiss \$6.64	Eidelweiss \$102.00	- \$0
TOTAL \$24.90	TOTAL \$383.00	TOTAL \$15,400.00

*** OTHER AMOUNT DUE ***
\$199.22

TOTAL AMOUNT OUTSTANDING:
\$389.22

INFORMATION TO TAXPAYERS

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. The property for which you are claiming must be your primary residence. For details, additional qualifying factors, and application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 1.

To dispute the property valuation, by March 1st and not afterwards, the taxpayer may file an abatement application form with the SELECTMEN'S OFFICE. To obtain the form, call 603-367-4332 Ext 1, write to PO Box 248, Madison, NH 03849, or download "Municipal Abatement Form" from www.nh.gov/btla/forms

PAYMENT POLICIES

Make check or money order payable to **Town of Madison, NH**. Tax bill information and **ON-LINE payment options** available at www.nhtaxkiosk.com and select MADISON. Post-dated checks cannot be accepted, and shall be returned to taxpayer. **WHEN PAYMENT IS MADE BY MAIL AND RECEIPT IS DESIRED, PLEASE SEND ENTIRE BILL AND A SELF ADDRESSED STAMPED ENVELOPE WITH YOUR PAYMENT. WHEN PAYING IN PERSON, BRING ENTIRE BILL.**

If this bill is paid by check or money order, it is not considered paid until the check or money order has cleared the bank. Fees shall be applied for any payment returned by the bank for any reason.

Your cancelled check is a valid receipt for federal income tax purposes.

Payment of this bill does not prevent the collection of previous unpaid taxes, nor does an error in the name of the person(s) taxed prevent collection.

If you are not the present owner of this property, please forward to the proper owner. The Tax Collector is not responsible for payment applied to an incorrect parcel.

If your mortgage company is to pay the entire bill or any portion of that bill, it is your responsibility to send it to your mortgage company to ensure proper and timely payment.

Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON

DEED AUG 23 2022

TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248
Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPY

DEED AUG 23 2022

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
NOTICE OF DELINQUENT TAXES
Tuesday, January 7, 2020

----- All past due taxes and liens are listed below. For each, the tax and interest as of 02/28/2020 are listed. To avoid the initiation-----
of the Tax Lien Process and associated additional expenses, you should pay the total amount due (tax and interest) on or
before 02/28/2020 by 12:00 PM for all levies listed not already liened. Levies with "L" after the year were previously liened.

Please contact us for the revised amount due if payment is made before or after 02/28/2020. Payments made after
02/14/2020 should be by certified check, money order, or cash to ensure the avoidance of additional charges. The interest rate is
8% APR on property tax and 14% APR on yield tax, use change tax, gravel tax, and tax liens.

This notice is based on tax records as of 01/07/2020. Please notify us as soon as possible if you believe the information is not
correct. Your cooperation is appreciated.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	*Total Due
2019P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 193.00	\$ 9.81	\$ 202.81
2019P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 190.00	\$ 3.54	\$ 193.54
			\$ 383.00	\$ 13.35	\$ 396.35

LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

(*Total Due Amounts as of 02/28/2020)

Total Per Diem: \$ 0.0839



Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248

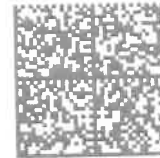
2014 01

MANCHESTER

NH 030

08 JAN '20

PM 11



UNITED STATES POSTAGE



PITNEY BOWES
\$ 000.500

02 1P
0001956621 JAN 07 2020
MAILED FROM ZIP CODE 03849

Both deceased

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

C
NO

RECEIVED

JAN 13 2020

CLERK/COLLECTOR
MADISON, NH

01752-340836



TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPYDEEDED **AUG 23 2022**

Certified Article Number

9414 7266 9904 2145 9019 95

SENDER'S RECORD

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN
Monday, March 2, 2020

In accordance with RSA (80:60, 80:77, 80:77a), you are hereby notified of IMPENDING TAX LIEN(s) against the real estate taxed to you as listed below. **If payment in full is not received on or before Monday, April 6, 2020 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 23, 2020 must be cash, certified check or money order to prevent execution of the lien as well as any additional costs.

If the total amounts are not paid before the date stated above, a "REAL ESTATE TAX LIEN" will be executed to the Municipality and recorded in the County Registry of Deeds. This tax lien will entitle the Municipality to legal interest in the property described below unless, within two (2) years of the execution of the tax lien, the property is redeemed by payment of the amount(s) listed below plus all accrued interest and costs. If you have any questions, please call for assistance. **If the payment is made before the date and time listed above, call our office for the correct interest amount.**

IMPORTANT NOTICE to assessed property owners currently in bankruptcy can be found on the reverse side of this Notice of Impending Lien.

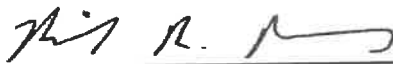
ALTERNATIVE TAX PAYMENT OPTIONS (credit card, debit card, ACH electronic check) and property tax information available on-line: www.nhtaxkiosk.com and select Madison. Alternative payments options shall NOT be available between March 30, 2015 and April 14, 2015. Please plan accordingly.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	Costs	*Total Due
2019P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 193.00	\$ 11.42	\$ 24.50	\$ 228.92
2019P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 190.00	\$ 5.12	\$ 0.00	\$ 195.12
			\$ 383.00	\$ 16.54	\$ 24.50	\$ 424.04

LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

(*Total Due Amounts as of 04/06/2020)


Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248
2015 L&L

*REFUSED
3/3*



UNITED STATES POSTAGE
PITNEY BOWES
02 1P
\$006.90
0001956621 MAR 02 2020
MAILED FROM ZIP CODE 03849

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

03849-0248

RC: 03849024848
*1369-03228-11-16
RETURN TO SENDER
REFUSED
UNABLE TO FORWARD

**U.S. Postal Service®
CERTIFIED MAIL® RECEIPT**
Domestic Mail Only

USPS® ARTICLE NUMBER

9414 7266 9904 2145 9019 95

Certified Mail Fee	\$	\$3.55
Return Receipt (Hardcopy)	\$	\$2.85
Return Receipt (Electronic)	\$	\$0.00
Certified Mail Restricted Delivery	\$	
Postage	\$	\$0.50
Total Postage and Fees	\$	\$6.90

MADISON, N.H.
Postmark
Here
MAR 03 2020

Sent to: ETRE JR, THOMAS A
CHAMBERS, PAUL F

36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

Reference Information

000103 000072 000000
Notice of Impending Lien

136
RECEIVED

APR 13 2020

CLERK/COLLECTOR
MADISON, NH

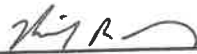
CARROLL
COUNTY REGISTRY OF DEEDS
AFFIDAVIT OF EXECUTION OF REAL ESTATE TAX LIEN

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

Dated: April 6, 2020

Personally appeared the above named Michael R. Brooks, Tax Collector for the Town of TOWN OF MADISON and being duly sworn states that:

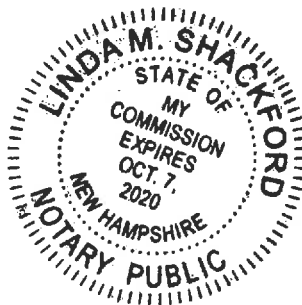
1. The foregoing listing represents a list of current owners or person to whom taxes were assessed and a description of the property assessed as committed to me for collection.
2. That as a result of non-payment of taxes, and after having provided notices as provided by law, I executed to the Town of TOWN OF MADISON, New Hampshire a statutory tax lien in accordance with RSA 80:61 on April 6, 2020, at the Town offices.

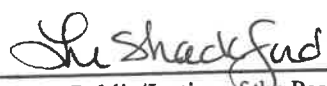


Michael R. Brooks
Tax Collector

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

On this 6 day of April 2020, personally appeared Michael R. Brooks, Tax Collector who swore that the foregoing is true to the best of his knowledge and belief and acknowledged the foregoing instrument to be his free act and deed.





Notary Public/Justice of the Peace
My Commission expires: 10/07/2020

Estimated
First Bill



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2020	2020P01011807	5/8/2020	8%	7/16/2020
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000103-000072-000000		10 LUCERNE DRIVE	0.29	
OWNER OF RECORD			CURRENT AMOUNT DUE	

\$192.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

\$474.68



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

8% APR Interest Charged After 7/16/2020

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2020	2020P01011807	5/8/2020	8%	7/16/2020
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000103-000072-000000		10 LUCERNE DRIVE	0.29	
OWNER OF RECORD			TOTAL TAX AT 1/2 2019 RATE	

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Estimated Tax First Bill **\$192.00**
- Veteran's Credit - \$0
- Abate/Pre-Pay - \$0

AMOUNT DUE **\$192.00**
7/16/2020

*** OTHER AMOUNT DUE ***

\$474.68

TOTAL AMOUNT OUTSTANDING:

\$666.68

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$2.05	Municipal	\$31.57	Buildings	\$0.00
School	\$5.30	School	\$81.62	Land	\$15,400.00
State Education	\$1.10	State Education	\$16.94	C Use Credit	- \$0.00
County	\$0.68	County	\$10.47		- \$0
Eidelweiss:	\$3.32	Eidelweiss:	\$51.00		- \$0
TOTAL	\$12.45	TOTAL	\$192.00	TOTAL	\$15,400.00

INFORMATION TO TAXPAYERS

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. **The property for which you are claiming must be your primary residence.** For details, additional qualifying factors, application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 300.

To dispute the property valuation, by March 1st and not afterwards, the taxpayer may file an abatement application form with the SELECTMEN'S OFFICE. To obtain the form, call 603-367-4332 Ext 1, write to PO Box 248, Madison, NH 03849, or download "Municipal Abatement Form" from www.nh.gov/btla/forms

PAYMENT POLICIES

Make check or money order payable to **Town of Madison, NH**. Tax bill information and **ON-LINE payment options** available at www.nhtaxkiosk.com and select MADISON. **Post-dated checks cannot be accepted**, and shall be returned to taxpayer. **WHEN PAYMENT IS MADE BY MAIL AND RECEIPT IS DESIRED, PLEASE SEND ENTIRE BILL AND A SELF ADDRESSED STAMPED ENVELOPE WITH YOUR PAYMENT. WHEN PAYING IN PERSON, BRING ENTIRE BILL.**

If this bill is paid by check or money order, it is not considered paid until the check or money order has cleared the bank. Fees shall be applied for any payment returned by the bank for any reason.

Your cancelled check is a valid receipt for federal income tax purposes.

Payment of this bill does not prevent the collection of previous unpaid taxes, nor does an error in the name of the person(s) taxed prevent collection.

If you are not the present owner of this property, please forward to the proper owner. The Tax Collector is not responsible for payment applied to an incorrect parcel.

If your mortgage company is to pay the entire bill or any portion of that bill, it is your responsibility to send it to your mortgage company to ensure proper and timely payment.

Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON

TOWN OF MADISON
1923 Village Road
PO Box 248
Madison, NH 03849-0248

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

2020 MADISON PROPERTY TAX -- BILL 2 OF 2

Invoice: 2020P02011901
Billing Date: 11/25/2020
Payment Due Date: 12/31/2020
Amount Due: \$ 186.00

8% APR Charged After 12/31/2020

Property Owner			
Owner: ETRE JR, THOMAS A CHAMBERS, PAUL F			
Tax Rates		Assessments	
County:	\$ 1.16	Taxable Land:	18,600
School:	\$ 8.67	Buildings:	0
Town:	\$ 3.54	Total:	18,600
State Education:	\$ 1.93		
Eidelweiss:	\$ 4.98		
Total Tax Rate: \$ 20.28 Net Value: 18,600			

Property Description		
Map: 000103	Lot: 000072	Sub: 000000
Location: 10 LUCERNE DRIVE Acres: 0.290		
Summary Of Taxes		
Total Tax:		\$ 378.00
- First Bill:		\$ 192.00
- Abated/Paid:		\$ 0.00
- Veteran Credits:		\$ 0.00

Amount Due By 12/31/2020: **\$ 186.00**

Other Due Amount(s): **\$ 702.27**

Total: **\$ 888.27**

"Other Due Amount(s)" indicates additional balance(s) existing on this property. Please call for the proper payment amount(s).

Mailed To:
ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

Remit To:
TOWN OF MADISON
1923 Village Road
PO Box 248
Madison, NH 03849-0248

2020 MADISON PROPERTY TAX -- BILL 2 OF 2

TOWN OF MADISON
M, T, W, TH
8 am - 4 pm
603-367-9931

Tax Collector: Michael R. Brooks

Owner: ETRE JR, THOMAS A
CHAMBERS, PAUL F
Location: 10 LUCERNE DRIVE
Map: 000103 Lot: 000072 Sub: 000000
Invoice: 2020P02011901

Amount Due By 12/31/2020: **\$ 186.00**

Other Due Amount(s): **\$ 702.27**

Total: **\$ 888.27**

PAY ONLINE AT: madison.nhtaxkiosk.com

RETURN THIS PORTION WITH PAYMENT

REMITTED AMOUNT: _____

TOWN OF MADISON

1923 Village Road

PO Box 248

Madison, NH 03849-0248

Office Hours

M, T, W, TH

8 am - 4 pm

603-367-9931

DEEDED AUG 23 2022

FILE COPY

**ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408**

**OFFICE OF THE TAX COLLECTOR
NOTICE OF DELINQUENT TAXES**

Wednesday, January 6, 2021

----- All past due taxes and liens are listed below. For each, the tax and interest as of 02/25/2021 are listed. To avoid the initiation-----
of the Tax Lien Process and associated additional expenses, you should pay the total amount due (tax and interest) on or
before 02/25/2021 by 12:00 PM for all levies listed not already liened. Levies with "L" after the year were previously liened.

Please contact us for the revised amount due if payment is made before or after 02/25/2021. Payments made after
02/11/2021 should be by certified check, money order, or cash to ensure the avoidance of additional charges. The interest rate is
8% APR on property tax and 14% APR on yield tax, use change tax, gravel tax, and tax liens.

This notice is based on tax records as of 01/06/2021. Please notify us as soon as possible if you believe the information is not
correct. Your cooperation is appreciated.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	*Total Due
2019L01	10 LUCERNE DRIVE	000103 000072 000000	\$ 442.54	\$ 70.17	\$ 512.71
2020P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 192.00	\$ 9.43	\$ 201.43
2020P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 186.00	\$ 2.28	\$ 188.28
			\$ 820.54	\$ 81.88	\$ 902.42

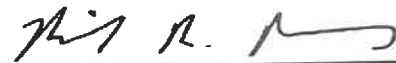
LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

Please note that any **2018L** taxes or prior,
if left unpaid, will be subject to the Tax Deeding
process as of **08/24/2021**.

(*Total Due Amounts as of 02/25/2021)

Total Per Diem: \$ 0.2526



Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248

RECEIVED

JAN 25 2021

CLERK/COLLECTOR
MADISON, NH



AWK refused
Both Deceased - return to sender

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

N

-R-T-S- 017522023-1N 009 01/22/21

RETURN TO SENDER
DECEASED
UNABLE TO FORWARD
RETURN TO SENDER

0175233408 CO:
0384930248 B001



DEED AUG 23 2022

TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPY

Certified Article Number

9414 7266 9904 2145 8965 50

SENDER'S RECORD

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN

Wednesday, March 3, 2021

In accordance with RSA (80:60, 80:77, 80:77a), you are hereby notified of IMPENDING TAX LIEN(s) against the real estate taxed to you as listed below. **If payment in full is not received on or before Monday, April 5, 2021 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 22, 2021 must be cash, certified check or money order to prevent execution of the lien as well as any additional costs.

If the total amounts are not paid before the date stated above, a "REAL ESTATE TAX LIEN" will be executed to the Municipality and recorded in the County Registry of Deeds. This tax lien will entitle the Municipality to legal interest in the property described below unless, within two (2) years of the execution of the tax lien, the property is redeemed by payment of the amount(s) listed below plus all accrued interest and costs. If you have any questions, please call for assistance. **If the payment is made before the date and time listed above, call our office for the correct interest amount.**

IMPORTANT NOTICE to assessed property owners currently in bankruptcy can be found on the reverse side of this Notice of Impending Lien.

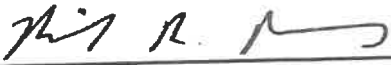
ALTERNATIVE TAX PAYMENT OPTIONS (credit card, debit card, ACH electronic check) and property tax information available on-line: www.nhtaxkiosk.com and select Madison. Alternative payments options shall NOT be available between March 30, 2015 and April 14, 2015. Please plan accordingly.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	Costs	*Total Due
2020P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 192.00	\$ 11.07	\$ 19.50	\$ 222.57
2020P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 186.00	\$ 3.87	\$ 0.00	\$ 189.87
			\$ 378.00	\$ 14.94	\$ 19.50	\$ 412.44

LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

(*Total Due Amounts as of 04/05/2021)


Collector of Taxes
Michael R. Brooks

CERTIFIED MAIL

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248
246 LV

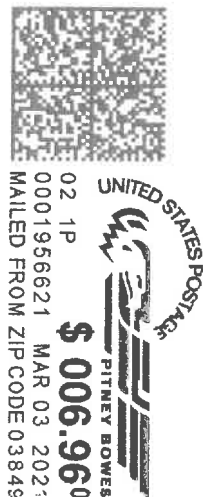
RECEIVED

MAR 22 2021

CLERK/COLLECTOR
MADISON, NH



9414 7266 9904 2145 8965 50

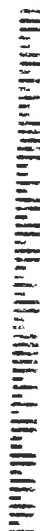


02 1P
\$ 006.96
0001956621 MAR 03 2021
MAILED FROM ZIP CODE 03849

Both deceased -

-R-T-S- 017522023-1N 009 03/15/21

RETURN TO SENDER
DECLASSED
UNABLE TO FORWARD
RETURN TO SENDER



0175223408 CI

U.S. Postal Service®
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

USPS® ARTICLE NUMBER

9414 7266 9904 2145 8965 50

Certified Mail Fee \$ \$3.60
Return Receipt (Hardcopy) \$ \$2.85
Return Receipt (Electronic) \$ \$0.00
Certified Mail Restricted Delivery \$
Postage \$ \$0.51
Total Postage and Fees \$ \$6.96

MAR 04 2021
Postmark
Here

03849

Sent to: ETRE JR, THOMAS A
CHAMBERS, PAUL F

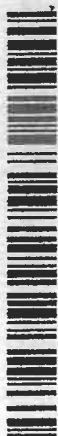
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

Reference Information

000103 000072 000000
Notice of Impending Lien

PS Form 3800, Facsimile, July 2015

Return Receipt (Form 3811) Barcode



9590 9266 9904 2145 8965 53

1. Article Addressed to:

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

COMPLETE THIS SECTION ON DELIVERY

A. Signature

☐ Agent

X B. Received by (Printed Name)

☐ Addressee

D. Is delivery address different from item 1?

If YES, enter address below:

☐ Yes
☐ No

MAR 10 2021

CLERK/COLLECTOR

MADISON, NH

3. Service Type
☒ Certified Mail
☐ Certified Mail Restricted Delivery

Reference Information
000103 000072 000000
Notice of Impending Lien

2. Certified Mail (Form 3800) Article Number

9414 7266 9904 2145 8965 50

PS Form 3811, Facsimile, July 2015

Domestic Return Receipt

CARROLL
COUNTY REGISTRY OF DEEDS
AFFIDAVIT OF EXECUTION OF REAL ESTATE TAX LIEN

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

Dated: April 5, 2021

Personally appeared the above named Michael R. Brooks, Tax Collector for the Town of TOWN OF MADISON and being duly sworn states that:

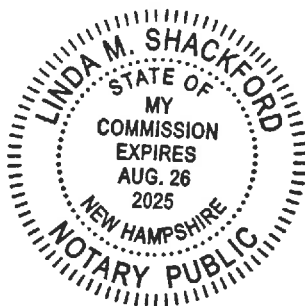
1. The foregoing listing represents a list of current owners or person to whom taxes were assessed and a description of the property assessed as committed to me for collection.
2. That as a result of non-payment of taxes, and after having provided notices as provided by law, I executed to the Town of TOWN OF MADISON, New Hampshire a statutory tax lien in accordance with RSA 80:61 on April 5, 2021, at the Town offices.



Michael R. Brooks
Tax Collector

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

On this 5 day of April 2021, personally appeared Michael R. Brooks, Tax Collector who swore that the foregoing is true to the best of his knowledge and belief and acknowledged the foregoing instrument to be his free act and deed.





Notary Public/Justice of the Peace
My Commission expires: 08/26/2025

Estimated
First Bill



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2021	2021P01011703	5/21/2021	8%	7/8/2021
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000103-000072-000000		10 LUCERNE DRIVE	0.29	
OWNER OF RECORD			CURRENT AMOUNT DUE	

\$188.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

\$1,001.76



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

8% APR Interest Charged After 7/8/2021

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2021	2021P01011703	5/21/2021	8%	7/8/2021
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000103-000072-000000		10 LUCERNE DRIVE	0.29	
OWNER OF RECORD			TOTAL TAX AT 1/2 2020 RATE	

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Estimated Tax First Bill **\$188.00**
- Veteran's Credit - \$0
- Abate/Pre-Pay - \$0

AMOUNT DUE \$188.00
7/8/2021

*** OTHER AMOUNT DUE ***

\$1,001.76

TOTAL AMOUNT OUTSTANDING:
\$1,189.76

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$1.77	Municipal	\$32,922.00	Buildings	\$0.00
School	\$4.34	School	\$4,612,800.00	Land	\$18,600.00
State Education	\$0.96	State Education	\$17,856.00	C Use Credit	- \$0.00
County	\$0.58	County	\$10,788.00		- \$0
Eidelweiss:	\$2.49	Eidelweiss:	\$46.00		- \$0
TOTAL	\$10.14	TOTAL	\$188.00	TOTAL	\$18,600.00

INFORMATION TO TAXPAYERS

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. The property for which you are claiming must be your primary residence. For details, additional qualifying factors, application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 300.

To dispute the property valuation, by March 1st and not afterwards, the taxpayer may file an abatement application form with the SELECTMEN'S OFFICE. To obtain the form, call 603-367-4332 Ext 1, write to PO Box 248, Madison, NH 03849, or download "Municipal Abatement Form" from www.nh.gov/btla/forms

PAYMENT POLICIES

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If your mortgage company is to pay the entire bill or any portion of that bill, it is your responsibility to send it to your mortgage company to ensure proper and timely payment.

Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2021	2021P02011805	11/22/2021	8%	12/30/2021
MAP/PARCEL	LOCATION OF PROPERTY		ACRES	
000103-000072-000000	10 LUCERNE DRIVE		0.29	
OWNER OF RECORD			CURRENT AMOUNT DUE	

153.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

1,255.60



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

8.00% APR Interest Charged After 12/30/2021

TAX YEAR		BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2021		2021P02011805	11/22/2021	8%	12/30/2021
MAP/PARCEL		LOCATION OF PROPERTY		ACRES	
000103-000072-000000		10 LUCERNE DRIVE		0.29	
OWNER OF RECORD				TOTAL TAX AT 2021 RATE	

Total 2021 Bill	341.00
Less First Bill	- 188.00
- Veteran's Credit	- \$0
- Abate Pre-Pay	- \$0

AMOUNT DUE 12/30/2021 \$153.00

*** OTHER AMOUNT DUE ***

1,255.60

TOTAL AMOUNT OUTSTANDING: \$1,408.60

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	3.30	Municipal	\$61.38	Buildings	0.00
School	7.55	School	\$19.90	Land	18,600.00
State Education	1.85	State Education	\$140.43	C Use Credit	0.00
County	1.07	County	\$34.41		- \$0
Eidelweiss:	\$4.58	Eidelweiss:	85.00		- \$0
TOTAL	\$18.35	TOTAL	\$341.00	TOTAL	\$18,600.00

INFORMATION TO TAXPAYERS

PAYMENT POLICIES

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. The property for which you are claiming must be your primary residence. For details, additional qualifying factors, and application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 300.

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Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON

TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPY

AUG 23 2022

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

**OFFICE OF THE TAX COLLECTOR
NOTICE OF DELINQUENT TAXES**
Wednesday, January 5, 2022

All past due taxes and liens are listed below. For each, the tax and interest as of 02/24/2022 are listed. To avoid the initiation.....
of the Tax Lien Process and associated additional expenses, you should pay the total amount due (tax and interest) on or
before 02/24/2022 by 12:00 PM for all levies listed not already liened. Levies with "L" after the year were previously liened.

Please contact us for the revised amount due if payment is made before or after 02/24/2022. Payments made after
02/10/2022 should be by certified check, money order, or cash to ensure the avoidance of additional charges.

This notice is based on tax records as of 01/05/2022. Please notify us as soon as possible if you believe the information is not
correct. Your cooperation is appreciated.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int Rate	Int/Pen	*Total Due
2019L01	10 LUCERNE DRIVE	000103 000072 000000	\$ 442.54	14%	\$ 131.95	\$ 574.49
2020L01	10 LUCERNE DRIVE	000103 000072 000000	\$ 430.94	14%	\$ 73.72	\$ 504.66
2021P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 188.00	8%	\$ 9.52	\$ 197.52
2021P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 153.00	8%	\$ 1.88	\$ 154.88
			\$ 1,214.48		\$ 217.07	\$ 1,431.55

(*Total Due Amounts as of 02/24/2022)

Total Per Diem: \$ 0.4097

LEVY YEAR TAX TYPE INFORMATION

B - Betterment P - Property T - Timber Yield
G - Gravel Yield R - Residence U - Use Change
L - Lien S - Sewer W - Water

Please note that any 2019L taxes or prior,
if left unpaid, will be subject to the Tax Deeding
process as of 08/23/2022.



Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248

RECEIVED

JAN 19 2022

CLERK/COLLECTOR
MADISON, NH

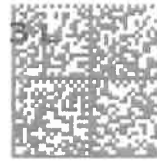
ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

NSN
01752-340836
03849-0248

MANCHESTER NH 030

5 JAN 2022 PM 3:14

FIRST-CLASS



US POSTAGE IMPITNEY BOWES

ZIP 03849 \$ 000.53⁰
02 7H
0001355086 JAN 05 2022

BOTH
DECEASED
TO SENDER

NIXIE 015 SE 1 7201/11/22

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD

BC: 03849024848 *1363-08490-05-41



TOWN OF MADISON

1923 Village Road

PO Box 248

Madison, NH 03849-0248

Office Hours

M, T, W, TH

8 am - 4 pm

603-367-9931

FILE COPY**DEED AUG 28 2022****Certified Article Number**

9414 7266 9904 2145 8980 35

SENDER'S RECORD

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN

Monday, February 28, 2022

In accordance with RSA (80:60, 80:77, 80:77a), you are hereby notified of IMPENDING TAX LIEN(s) against the real estate taxed to you as listed below. **If payment in full is not received on or before Monday, April 4, 2022 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 21, 2022 must be cash, certified check or money order to prevent execution of the lien as well as any additional costs.

If the total amounts are not paid before the date stated above, a "REAL ESTATE TAX LIEN" will be executed to the Municipality and recorded in the County Registry of Deeds. This tax lien will entitle the Municipality to legal interest in the property described below unless, within two (2) years of the execution of the tax lien, the property is redeemed by payment of the amount(s) listed below plus all accrued interest and costs. If you have any questions, please call for assistance. **If the payment is made before the date and time listed above, call our office for the correct interest amount.**

IMPORTANT NOTICE to assessed property owners currently in bankruptcy can be found on the reverse side of this Notice of Impending Lien.

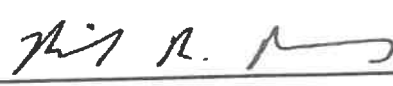
ALTERNATIVE TAX PAYMENT OPTIONS (credit card, debit card, ACH electronic check) and property tax information available on-line: www.nhtaxkiosk.com and select Madison. Alternative payments options shall NOT be available between March 30, 2015 and April 14, 2015. Please plan accordingly.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	Costs	*Total Due
2021P01	10 LUCERNE DRIVE	000103 000072 000000	\$ 188.00	\$ 11.13	\$ 20.00	\$ 219.13
2021P02	10 LUCERNE DRIVE	000103 000072 000000	\$ 153.00	\$ 3.19	\$ 0.00	\$ 156.19
			\$ 341.00	\$ 14.32	\$ 20.00	\$ 375.32

LEVY YEAR TAX TYPE INFORMATION

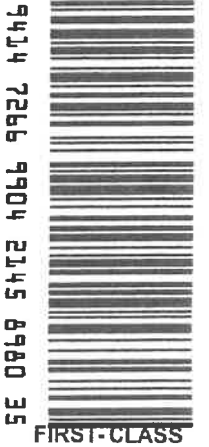
B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

(*Total Due Amounts as of 04/04/2022)


Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248
2021 LW



FIRST-CLASS



US POSTAGE PITNEY BOWES
ZIP 03849 \$ **007.33**
02 7H
0001355086 FEB 28 2022

MAR 14 2022

CLERK OF COURTS
MADISON, NH

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

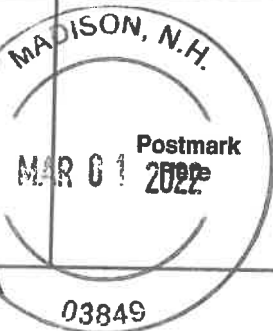
01752-3408 43B
NIXIE 015 FEB 1 0003/07/22
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
BC: 03849024848 *1784-12384-01-43

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only

USPS® ARTICLE NUMBER

9414 7266 9904 2145 8980 35

Certified Mail Fee \$ \$3.75
Return Receipt (Hardcopy) \$ \$3.05
Return Receipt (Electronic) \$ \$0.00
Certified Mail Restricted Delivery \$
Postage \$ \$0.58
Total Postage and Fees \$ \$7.38



Sent to: ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

Reference Information

000103 000072 000000
Notice of Impending Lien

CARROLL
COUNTY REGISTRY OF DEEDS
AFFIDAVIT OF EXECUTION OF REAL ESTATE TAX LIEN

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

Dated: April 4, 2022

Personally appeared the above named Michael R. Brooks, Tax Collector for the Town of TOWN OF MADISON and being duly sworn states that:

1. The foregoing listing represents a list of current owners or person to whom taxes were assessed and a description of the property assessed as committed to me for collection.
2. That as a result of non-payment of taxes, and after having provided notices as provided by law, I executed to the Town of TOWN OF MADISON, New Hampshire a statutory tax lien in accordance with RSA 80:61 on April 4, 2022, at the Town offices.



Michael R. Brooks
Tax Collector

STATE OF NEW HAMPSHIRE
COUNTY OF CARROLL

On this 4th day of April, 2022, personally appeared Michael R. Brooks, Tax Collector who swore that the foregoing is true to the best of his knowledge and belief and acknowledged the foregoing instrument to be his free act and deed.



Notary Public/Justice of the Peace
My Commission expires: 9/11/25



Estimated
First Bill



Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2022	2022P01011906	4/22/2022	8%	7/5/2022
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000103-000072-000000		10 LUCERNE DRIVE	0.29	
OWNER OF RECORD			CURRENT AMOUNT DUE	



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

\$171.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

\$1,550.76

Please detach and return with your payment



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

8% APR Interest Charged After 7/5/2022

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2022	2022P01011906	4/22/2022	8%	7/5/2022
MAP/PARCEL		LOCATION OF PROPERTY		ACRES
000103-000072-000000		10 LUCERNE DRIVE		0.29
OWNER OF RECORD			ESTIMATED TAX AT ½ 2021 RATE	

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

Estimated Tax First Bill \$171.00
- Veteran's Credit - \$0
- Abate/Pre-Pay - \$0

AMOUNT DUE \$171.00
7/5/2022

*** OTHER AMOUNT DUE ***

\$1,550.76

TOTAL AMOUNT OUTSTANDING:
\$1,721.76

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$1.65	Municipal	\$30.69	Buildings	\$0.00
School	\$3.78	School	\$10.04	Land	\$18,600.00
State Education	\$0.93	State Education	\$70.31	C Use Credit	- \$0.00
County	\$0.54	County	\$17.30		- \$0
Eidelweiss:	\$2.29	Eidelweiss:	\$43.00		- \$0
TOTAL	\$9.19	TOTAL	\$171.00	TOTAL	\$18,600.00

INFORMATION TO TAXPAYERS

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file an Affidavit of Designated Respondent (see Town's website) with the Town Clerk.

If you are elderly, blind, a veteran or veteran's spouse, or are unable to pay your taxes due to poverty or other good cause, you may be eligible for a tax exemption, credit, abatement, or deferral. The property for which you are claiming must be your primary residence. For details, additional qualifying factors, application information and filing deadlines, contact the SELECTMEN'S Office at 603-367-4332 Ext 300.

To dispute the property valuation, by March 1st and not afterwards, the taxpayer may file an abatement application form with the SELECTMEN'S OFFICE. To obtain the form, call 603-367-4332 Ext 1, write to PO Box 248, Madison, NH 03849, or download "Municipal Abatement Form" from www.nh.gov/btla/forms

PAYMENT POLICIES

Make check or money order payable to **Town of Madison, NH.** Tax bill information and **ON-LINE payment options** available at www.nhtaxkiosk.com and select MADISON. Post-dated checks cannot be accepted, and shall be returned to taxpayer. **WHEN PAYMENT IS MADE BY MAIL AND RECEIPT IS DESIRED, PLEASE SEND ENTIRE BILL AND A SELF ADDRESSED STAMPED ENVELOPE WITH YOUR PAYMENT. WHEN PAYING IN PERSON, BRING ENTIRE BILL.**

If this bill is paid by check or money order, it is not considered paid until the check or money order has cleared the bank. Fees shall be applied for any payment returned by the bank for any reason.

Your cancelled check is a valid receipt for federal income tax purposes.

Payment of this bill does not prevent the collection of previous unpaid taxes, nor does an error in the name of the person(s) taxed prevent collection.

If you are not the present owner of this property, please forward to the proper owner. The Tax Collector is not responsible for payment applied to an incorrect parcel.

If your mortgage company is to pay the entire bill or any portion of that bill, it is your responsibility to send it to your mortgage company to ensure proper and timely payment.

Tax Collectors Office Hours: Mon-Thurs: 8 am - 4 pm; Fri: Closed

Phone: 603-367-9931 Ext 310 or Ext 305 | Fax: 603-367-4765

ONLINE PAYMENT OPTIONS: www.nhtaxkiosk.com select MADISON

TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPY**Certified Article Number**

9414 7266 9904 2145 8992 09

SENDER'S RECORD

**ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408**

**OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING TAX DEED**

Wednesday, July 6, 2022
Levy Year: 2019

Pursuant to RSA 80:76, 80:77-a, you are hereby notified of the impending deed on the following property which you own or hold mortgage interest in:

PROPERTY INFORMATION

OWNER(S) OF RECORD: ETRE JR, THOMAS A
CHAMBERS, PAUL F
TAX MAP/LOT/SUB LOT: 000103 000072 000000
LOCATION: 10 LUCERNE DRIVE
DESCRIPTION: 0.290 ACRES OF LAND
AMOUNT DUE: \$ 662.55
DEED EXECUTION DATE: TUESDAY, AUGUST 23, 2022

The impending deed is due to unpaid taxes, interest and penalties that were sold to lien on 04/06/2020. To prevent the execution of the Tax Deed for the Real Estate specified above, the amount due of \$ 662.55, including all interest and costs, must be paid in full on or before:

Tuesday, August 23, 2022

By 12:00 PM

Contact the Office of the Tax Collector as noted above for the revised interest calculation if making payment prior to Tuesday, August 23, 2022. If paid after Tuesday, August 9, 2022, payment must be in the form of a bank check, certified check, or cash.

Your right of redemption will expire on Tuesday, August 23, 2022.

A Tax Deed will be issued the next business day for the above described Real Estate to the Municipality. If the Tax Deed is issued the legal interest of the owner, as well as the legal interests of mortgagees, will be extinguished subject to any rights available in RSA 80:88,89,90,91.

This Notice of Impending Deed, dated July 22, 2015, is also being sent to the PROPERTY OWNER(S) by First Class Mail with Certificate of Mailing through the United States Postal Service to the address listed above--the most current address on file in the Office of the Town Clerk/Tax Collector. If any property owner is currently in bankruptcy, please contact this office. As of the date of this notice, the Tax Collector's Office is not aware that any property owner has filed bankruptcy.



**Collector of Taxes
Michael R. Brooks**

U.S. Postal Service®
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

USPS® ARTICLE NUMBER

9414 7266 9904 2145 8992 09

Certified Mail Fee \$ \$3.00
 Return Receipt (Hardcopy) \$ \$3.05
 Return Receipt (Electronic) \$ \$0.00
 Certified Mail Restricted Delivery \$
 Postage \$ \$0.58
 Total Postage and Fees \$ \$7.38

Sent to: ETRE JR, THOMAS A
 CHAMBERS, PAUL F

36 DOVE ROAD
 MARLBOROUGH, MA 01752-3408

Reference Information

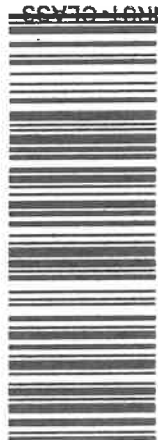
000103 000072 000000
 Deed Notice

PS Form 3800, Facsimile, July 2015

US POSTAGE



ZIP 03849 \$ 007.33
 02.7H JUL 06



9414 7266 9904 2145 8992 09

CERTIFIED MAIL®

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
 PO Box 248
 Madison, NH 03849-0248
 2019 00

RECEIVED

JUL 18 2022

CLERK/COLLECTOR
 MADISON, NH

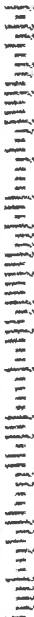
ETRE JR, THOMAS A
 CHAMBERS, PAUL F
 36 DOVE ROAD
 MARLBOROUGH, MA 01752-3408

NIXIE 015 FE 1 0007/13/22

RETURN TO SENDER
 NOT DELIVERABLE AS ADDRESSED
 UNABLE TO FORWARD

01752340800#
 03849>0248

BC: 03849024848 *2584-01146-07-42





Town of Madison Real Estate Tax Bill

1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

Second Bill				
TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019	2019P02011804	11/1/2019	8%	12/5/2019
MAP/PARCEL	LOCATION OF PROPERTY		ACRES	
000103-000072-000000	10 LUCERNE DRIVE		0.29	
OWNER OF RECORD			CURRENT AMOUNT DUE	

\$190.00

AMOUNT ENCLOSED



ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE RD
MARLBOROUGH, MA, 01752-3408

RECEIVED

NOV 13 2019

OFFICE OF SELECTMEN
MADISON, NH

Please detach and return with your payment

*** OTHER AMOUNT DUE ***

\$199.22



Town of Madison Real Estate Tax Bill

Michael R. Brooks - Tax Collector
1923 Village Road, PO BOX 248, Madison, NH 03849-0248

Second Bill

8.00% APR Interest Charged After 12/5/2019

TAX YEAR		BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2019		2019P02011804	11/1/2019	8%	12/5/2019
MAP/PARCEL		LOCATION OF PROPERTY		ACRES	
000103-000072-000000		10 LUCERNE DRIVE		0.29	
OWNER OF RECORD				TOTAL TAX AT 2019 RATE	

Total 2019 Bill **\$383.00**
Less First Bill **- \$193.00**
- Veteran's Credit **- \$0**
- Abate Pre-Pay **- \$0**

AMOUNT DUE \$190.00
12/5/2019

*** OTHER AMOUNT DUE ***

\$199.22

TOTAL AMOUNT OUTSTANDING:
\$389.22

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$4.10	Municipal	\$63.14	Buildings	\$0.00
School	\$10.61	School	\$163.39	Land	\$15,400.00
State Education	\$2.19	State Education	\$33.73	C Use Credit	\$0.00
County	\$1.36	County	\$20.94		- \$0
Eidelweiss:	\$6.64	Eidelweiss:	\$102.00		- \$0
TOTAL	\$24.90	TOTAL	\$383.00	TOTAL	\$15,400.00

INFORMATION TO TAXPAYERS

PAYMENT POLICIES

If you rent your property, as of 01-01-11, RSA 540:1 requires you to file

Make check or money order payable to **Town of Madison, NH**. Tax bill information and **ON-LINE** payment options available at www.nhtaxkiosk.com

N. Post-dated checks cannot be accepted, and shall be
r. **WHEN PAYMENT IS MADE BY MAIL AND RECEIPT**
USE SEND ENTIRE BILL AND A SELF ADDRESSED
OPEN WITH YOUR PAYMENT. **WHEN PAYING IN PERSON.**
LL.

by check or money order, it is not considered paid until
order has cleared the bank. Fees shall be applied for any
y the bank for any reason.
check is a valid receipt for federal income tax purposes.
bill does not prevent the collection of previous unpaid taxes,
n the name of the person(s) taxed prevent collection.
e present owner of this property, please forward to the proper
lector is not responsible for payment applied to an incorrect

a company is to pay the entire bill or any portion of that bill, it
y to send it to your mortgage company to ensure proper and

m - 4 pm; Fri: Closed
Fax: 603-367-4765
m select MADISON

Both owners deceased.
No one in the family
wants the property.
You may have it and taxes
will no longer be paid.

TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

FILE COPY**DEED - AUG 23 2022**

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
REMINDER OF UNPAID TAXES
Tuesday, February 1, 2022

***This Reminder of Unpaid Taxes is a COURTESY NOTICE to assist you in making arrangements to pay the 2019L01 before the NH State-required tax collection process for unpaid tax liens begins on June 30, 2022 and ends with the transfer of ownership to the Town of Madison on August 23, 2022 for unpaid 2019L01 taxes. Please be advised that our office can accept any payment amount at any time between now and the August 23, 2022 12:00 PM deadline. Should you wish to discuss your situation with the Board of Selectmen and/or our office, please contact us IMMEDIATELY at 603.367.9931 Ext 310. Thank you and we hope to hear from you soon.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	*Total Due
2019L01	10 LUCERNE DRIVE	000103 000072 000000	\$ 442.54	\$ 153.34	\$ 595.88

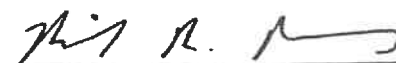
\$ 442.54 \$ 153.34 \$ 595.88

(*Total Due Amounts as of 06/30/2022)

Total Per Diem: \$ 0.17

LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water
E - Elderly Lien		



Collector of Taxes
Michael R. Brooks

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison

PO Box 248

Madison, NH 03849-0248

CN #2

FIRST-CLASS



US POSTAGETM PITNEY BOWES

ZIP 03849
02 7H
0001355086

\$ 000.53⁰

FEB 01 2022

FEB 15 2022

CLERK/TAX COLLECTOR
MADISON, NH

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

NIXIE 140 FE 1 0001/11/22

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

017523408 C024 UTF
03849>0248

BC: 03849024848 *2384-11225-02-42



TOWN OF MADISON

1923 Village Road
PO Box 248
Madison, NH 03849-0248

Office Hours
M, T, W, TH
8 am - 4 pm
603-367-9931

ETRE JR, THOMAS A
CHAMBERS, PAUL F
36 DOVE ROAD
MARLBOROUGH, MA 01752-3408

OFFICE OF THE TAX COLLECTOR
SUMMARY OF ACTIVITY BY OWNER
Printed Tuesday, August 23, 2022
Interest Calculated As Of 08/23/2022

Map Lot Sub: 000103 000072 000000

Invoice: 2019L01000020		Acres: 0.29	Location: 10 LUCERNE DRIVE		
Bill Amount: \$ 442.54			Due Date: 04/06/2020		
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/06/2020	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 15.00	\$ 0.00
06/09/2022	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
07/06/2022	Deed Notice	\$ 0.00	\$ 0.00	\$ 37.50	\$ 0.00
08/23/2022	Int/Pen From 04/06/2020	\$ 0.00	\$ 0.00	\$ 0.00	\$ 220.01
Per Diem: 0.1697		Total Due For Invoice 2019L01000020:			\$ 662.55

Invoice: 2020L01000023		Acres: 0.29	Location: 10 LUCERNE DRIVE		
Bill Amount: \$ 430.94			Due Date: 04/05/2021		
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/05/2021	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
08/23/2022	Int/Pen From 04/05/2021	\$ 0.00	\$ 0.00	\$ 0.00	\$ 103.47
Per Diem: 0.1653		Total Due For Invoice 2020L01000023:			\$ 534.41

Invoice: 2021L01000020		Acres: 0.29	Location: 10 LUCERNE DRIVE		
Bill Amount: \$ 393.82			Due Date: 04/04/2022		
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/04/2022	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
08/23/2022	Int/Pen From 04/04/2022	\$ 0.00	\$ 0.00	\$ 0.00	\$ 41.30
Per Diem: 0.1511		Total Due For Invoice 2021L01000020:			\$ 435.12

Invoice: 2022P01011906		Acres: 0.29	Location: 10 LUCERNE DRIVE		
Bill Amount: \$ 171.00			Due Date: 07/05/2022		
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
08/23/2022	Int/Pen From 07/05/2022	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1.84
Per Diem: 0.0375		Total Due For Invoice 2022P01011906:			\$ 172.84

Total Due For Parcel 000103 000072 000000: \$ 1,804.92

Per Diem:

0.5

Total Due For All Parcels:

\$ 1,804.92

LEVY YEAR TAX TYPE INFORMATION

B - Betterment

P - Property

T - Timber Yield

G - Gravel Yield

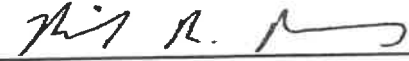
R - Residence

U - Use Change

L - Lien

S - Sewer

W - Water



Collector of Taxes
Michael R. Brooks

**TOWN OF MADISON
OFFICE OF SELECTMEN
POST OFFICE BOX 248
MADISON, NEW HAMPSHIRE 03849**

Phone: 603-367-4332

Fax: 603-367-4547

September 7, 2022

Thomas A Etre, Jr.
Paul F. Chambers
36 Dove Rd
Marlborough, MA 01752-3408

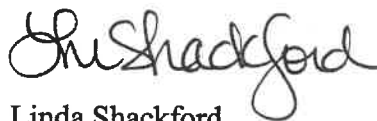
Dear Thomas A, Etre, Jr. and Paul F. Chambers:

On August 23, 2022, the Madison Board of Selectmen accepted a Tax Collector's Deed for your property at 10 Lucerne Drive (Tax Map 103, lot 072). The Town is now the owner of the property subject to your right to repurchase which is explained in the enclosed documents.

Enclosed please find a copy of the deed from the Tax Collector to the Town of Madison. Also, please find a copy of Distribution of Proceeds from the Sale of Tax-Deeded Property (RSA 80:88), Notice to Former Owner and Opportunity for Repurchase (RSA 80:89), Definitions (RSA 80:90), and Liability and Obligations Limited (RSA 80:91).

If you have any questions or concerns, feel free to contact this office.

Sincerely,



Linda Shackford
Town Administrator

Enc: Deed
RSA 80:88; RSA 80:89; RSA 80:90; RSA 80:91
Copy to: Code Enforcement Officer
Police Department
Mailed: USPS First Class &
Certified Return Receipt Mail #7021 0350 0001 0422 7345



Carroll County NH ROD TID: 4242375
08/29/2022 14:08 PM Doc # 202200100260
Book/Page: 3686/0762 Pages: 1

TAX COLLECTOR'S DEED KNOWN ALL MEN BY THESE PRESENTS

That I, Michael R. Brooks, Tax Collector for the TOWN OF MADISON, in the County of Carroll and the State of New Hampshire, for the year 2022 by the authority in me vested by the laws of the State, and for consideration received by the TOWN OF MADISON, located at 1923 Village Road, PO Box 248, Madison, NH 03849-0248, do hereby sell and convey to the TOWN OF MADISON, a certain tract or parcel of land situated in the TOWN OF MADISON, New Hampshire aforesaid, taxed by the Selectmen/Assessors in 2019 to:

ETRE JR, THOMAS A
CHAMBERS, PAUL F

and described in the invoice books as:

Map: 000103

Lot: 000072

Sublot: 000000

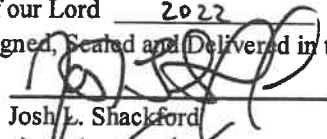
Located At 10 LUCERNE DRIVE

Consisting of 0.290 Acres of Land, Including Any Buildings Thereon, as Recorded at the Registry of Deeds in Book 0482, Page 0107.

The deed is the result of the tax lien execution held at the Tax Collector's Office in the above stated TOWN OF MADISON, in the State of New Hampshire on April 6, 2020 and recorded at the Registry of Deeds in Book 3498, Page 124, to have and to hold said Premises, with the appurtenances, to said TOWN OF MADISON's successors/heirs and assigns forever. And I hereby covenant with said TOWN OF MADISON, 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 manner aforesaid.

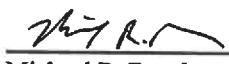
In witness whereof, I have hereunto set my hand and seal, the 23rd day of August in the year of our Lord 2022.

Signed, Sealed and Delivered in the presence of:


Josh L. Shackford


John Arruda

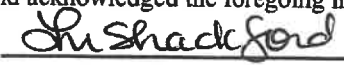

Michael A. Mauro


Michael R. Brooks

Tax Collector, TOWN OF MADISON

State of New Hampshire
County of Carroll

On this 23rd day of August 2022, personally appeared Michael R. Brooks, Tax Collector who swore that the foregoing is true to the best of his knowledge and belief and acknowledged the foregoing instrument to be his free act and deed.


Notary Public/Justice of the Peace

My Commission expires: 08/26/2025

