

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 2025 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 2022 to:

TIBBETTS JR, ROBERT A

and described in the invoice books as:

Map: 000115

Lot: 000042

Sublot: 000000

Located At 198 BOULDER ROAD

Consisting of 0.360 Acres of Land, Including Any Buildings Thereon, as Recorded at the Registry of Deeds in Book 3565, Page 0891.

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 3, 2023 and recorded at the Registry of Deeds in Book 3717, Page 30, 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 20 day of August in the year of our Lord 2025.

Signed, Sealed and Delivered in the presence of:

Adam Price

Jacob A. Boewe

James K. Eldridge

Joy Gray

Michael R. Brooks

Tax Collector, TOWN OF MADISON

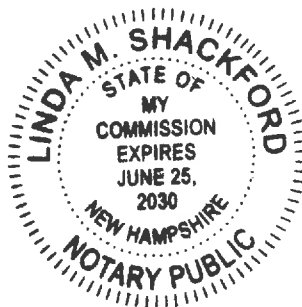
State of New Hampshire
County of Carroll

On this 20 day of August 2025 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.

Linda Shackford
Notary Public/Justice of the Peace

My Commission expires: 06/25/2030

Linda Shackford



DEEDED AUG 19 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
2022	2022P01039303	4/22/2022	8%	7/5/2022
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			CURRENT AMOUNT DUE	



TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

\$188.00

AMOUNT ENCLOSED

*** 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 7/5/2022

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2022	2022P01039303	4/22/2022	8%	7/5/2022
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			ESTIMATED TAX AT 1/2 2021 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

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

AMOUNT DUE \$188.00
7/5/2022

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

TOTAL AMOUNT OUTSTANDING:
\$188.00

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$1.65	Municipal	\$45.05	Buildings	\$0.00
School	\$3.78	School	\$14.74	Land	\$27,300.00
State Education	\$0.93	State Education	\$103.19	C Use Credit	- \$0.00
County	\$0.54	County	\$25.39		- \$0
	\$0		\$0.00		- \$0
TOTAL	\$6.90	TOTAL	\$188.00	TOTAL	\$27,300.00

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. <u>The property for which you are claiming must be your primary residence.</u> 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	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. <u>Post-dated checks cannot be accepted</u>, 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

DEEDED AUG 19 2025

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2022	2022P02039306	11/21/2022	8%	12/29/2022
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000115-000042-000000	198 BOULDER ROAD	0.36		
OWNER OF RECORD			CURRENT AMOUNT DUE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

\$235.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

\$195.29

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

8.00% APR Interest Charged After 12/29/2022

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2022	2022P02039306	11/21/2022	8%	12/29/2022
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000115-000042-000000	198 BOULDER ROAD	0.36		
OWNER OF RECORD			TOTAL TAX AT 2022 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Total 2022 Bill \$423.00

Less First Bill \$- 188.00

- Veteran's Credit \$- \$0

- Abate Pre-Pay \$- \$0

AMOUNT DUE \$235.00
12/29/2022

*** OTHER AMOUNT DUE ***

\$195.29

TOTAL AMOUNT OUTSTANDING:

\$430.29

TAX RATE PER \$1000	TAX DOLLARS BY RATE	ASSESSED VALUATION
Municipal \$4.13	Municipal \$112.75	Buildings \$0.00
School \$8.94	School \$244.06	Land \$27,300.00
State Education \$1.27	State Education \$34.67	C Use Credit \$0.00
County \$1.15	County \$31.40	- \$0
\$0	\$0.00	- \$0
TOTAL \$15.49	TOTAL \$423.00	TOTAL \$27,300.00

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.

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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

DEEDED AUG 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

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

Tuesday, January 10, 2023

All past due taxes and liens are listed below. For each, the tax and interest as of 02/23/2023 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 02/23/2023 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 02/23/2023. Payments made after 02/09/2023 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 01/10/2023. Please notify us as soon as possible if you believe the information is not correct. Your cooperation is appreciated.

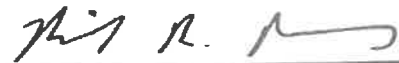
Levy Year	Property Location	Map Lot Sub	Tax Amount	Int Rate	Int/Pen	*Total Due
2022P01	198 BOULDER ROAD	000115 000042 000000	\$ 188.00	8%	\$ 9.60	\$ 197.60
2022P02	198 BOULDER ROAD	000115 000042 000000	\$ 235.00	8%	\$ 2.88	\$ 237.88
			\$ 423.00		\$ 12.48	\$ 435.48

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 02/23/2023)

Total Per Diem: \$ 0.0927



Collector of Taxes
Michael R. Brooks

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**DEEDED AUG 19 2025****Certified Article Number****9414 7266 9904 2145 9002 57****SENDER'S RECORD**

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN

Monday, February 27, 2023

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 3, 2023 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 20, 2023 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.

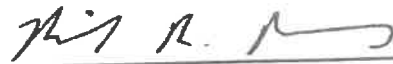
ALTERNATIVE TAX PAYMENT OPTIONS (credit card, debit card, ACH electronic check) and property tax information available on-line: www.nhtaxkiosk.com and select Madison. Alternative payments options shall NOT be available between March 30, 2015 and April 14, 2015. Please plan accordingly.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	Costs	*Total Due
2022P01	198 BOULDER ROAD	000115 000042 000000	\$ 188.00	\$ 11.21	\$ 21.00	\$ 220.21
2022P02	198 BOULDER ROAD	000115 000042 000000	\$ 235.00	\$ 4.89	\$ 0.00	\$ 239.89
			\$ 423.00	\$ 16.10	\$ 21.00	\$ 460.10

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 04/03/2023)


Collector of Taxes
Michael R. Brooks

DEEDED AUG 19 2025

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

USPS® ARTICLE NUMBER

9414 7266 9904 2145 9002 57

Certified Mail Fee	\$ \$4.15
Return Receipt (Hardcopy)	\$ \$3.50
Return Receipt (Electronic)	\$ \$0.00
Certified Mail Restricted Delivery	\$
Postage	\$ \$0.3849
Total Postage and Fees	\$ \$8.13

Postmark Here
FEB 28 2023

Sent to: TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Reference Information

000115 000042 000000
Notice of Impending Lien

PS Form 3800, Facsimile, July 2015

US POSTAGETM PITNEY BOWES
ZIP 03849 02 7H \$ 008.10⁰
0001355086 FEB 27 2



9414 7266 9904 2145 9002 57

CERTIFIED MAIL®

TOWN CLERK/TAX COLLECTOR'S OFFICE

Town of Madison
PO Box 248
Madison, NH 03849-0248
2022 LW

REC-111

MAR 15 2023

CLERK/TAX COLLECTOR
MADISON, NH

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

1st NOTICE 3/6
2nd NOTICE 3/14
RETURNED 3/20

✓ 3/6

NIXIE 015 DE 1 0003/26/23

RETURN TO SENDER
UNABLE TO FORWARD

BC: 03849024848 *1784-00489-28-41

0001037489FF
038490248

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 9005 85

SENDER'S RECORD

**INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042**

**OFFICE OF THE TAX COLLECTOR
NOTICE TO MORTGAGEE OF TAX LIEN EXECUTION
Monday, May 15, 2023
Levy Of: 2022**

DEEDED AUG 19 2025

The laws of the State of New Hampshire require that this notice be given to each mortgagee in person, or left at the mortgagee's known place of abode, or sent by registered/certified mail, return receipt requested, to the mortgagee's last known address within..... 60 days from the date of execution of real estate tax lien.

As such, you are hereby notified that on 04/03/2023 I executed a real estate tax lien on the property specified below for which you hold a mortgage, according to the records of the Carroll County Registry of Deeds. The execution of lien was initiated because of the nonpayment of real estate and/or other taxes due.

PROPERTY INFORMATION

OWNER(S) OF RECORD: TIBBETTS JR, ROBERT A

TAX MAP/LOT/SUB LOT: 000115 000042 000000

LOCATION: 198 BOULDER ROAD

DESCRIPTION: 0.36 acres of Land

AMOUNT LIENED: \$ 479.10

COSTS TO IDENTIFY/NOTIFY MORTGAGEES: \$ 19.00

Please direct any inquiries to the Tax Collector during normal office hours as stated above. If you wish to make a payment you must contact the Tax Collector for the proper payment amount.



Michael R. Brooks
Collector of Taxes
TOWN OF MADISON
Lienholder

Form 668 (Y)(c) (Rev. February 2004)	1654 Department of the Treasury - Internal Revenue Service Notice of Federal Tax Lien				
Area: SMALL BUSINESS/SELF EMPLOYED AREA #1 Lien Unit Phone: (800) 913-6050	Serial Number 436045321				
As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.					
Name of Taxpayer ROBERT A TIBBETTS JR Residence 120 GOLDEN OAKS RD ALBANY, NH 03818-7441					
IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refilled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
# 2111558 08/02/2021 01:53:53 PM Book 3608 Page 366 Page 1 of 1 Register of Deeds, Carroll County <i>Lisa Scott</i>					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2016	XXX-XX-5756	07/20/2020	08/19/2030	123931.39
Place of Filing Register of Deeds CARROLL County Ossipee, NH 03864					Total \$ 123931.39

This notice was prepared and signed at MANHATTAN, NY, on this,

the 23rd day of July, 2021.

Signature *Debra Daugherty*
 for DEBRA DAUGHERTY

Title
 REVENUE OFFICER
 (603) 479-9517

21-04-1422

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
 Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
 CAT. NO 60025X

Return Receipt (Form 3811) Barcode		COMPLETE THIS SECTION ON DELIVERY	
 9590 9266 9904 2145 9005 88		A. Signature ☐ Agent X ☐ Addressee	
		B. Received by (Printed Name) C. Date of Delivery	
1. Article Addressed to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No INTERNAL REVENUE SERVICE RECEIVED MAY 19 2023 CAMPUS SUPPORT FLORENCE, KY	
2. Certified Mail (Form 3800) Article Number 9414 7266 9904 2145 9005 85		3. Service Type: FLORENCE, KY ☒ Certified Mail MAIL UNIT # 223 ☐ Certified Mail Restricted Delivery Reference Information 000115 000042 000000 Mortgagee Lien Notice	
PS Form 3811, Facsimile, July 2015		Domestic Return Receipt	

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only	
USPS® ARTICLE NUMBER 9414 7266 9904 2145 9005 85	
Certified Mail Fee	\$ \$4.15
Return Receipt (Hardcopy)	\$ \$3.35
Return Receipt (Electronic)	\$ \$0.00
Certified Mail Restricted Delivery	\$ \$0.63
Postage	\$ \$8.13
Total Postage and Fees	\$ \$12.11
Sent to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042	
Reference Information 000115 000042 000000 Mortgagee Lien Notice	
PS Form 3800, Facsimile, July 2015	

Estimated
First Bill



Town of Madison Real Estate Tax Bill

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

DEEDED AUG 19 2025

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2023	2023P01039303	5/12/2023	8%	7/6/2023
MAP/PARCEL	LOCATION OF PROPERTY		ACRES	
000115-000042-000000	198 BOULDER ROAD		0.36	
OWNER OF RECORD			CURRENT AMOUNT DUE	



TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

\$212.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***
\$516.37

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 7/6/2023

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2023	2023P01039303	5/12/2023	8%	7/6/2023
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			ESTIMATED TAX AT ½ 2022 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

Estimated Tax First Bill **\$212.00**
- Veteran's Credit - \$0
- Abate/Pre-Pay - \$0

AMOUNT DUE **\$212.00**
7/6/2023

*** OTHER AMOUNT DUE ***
\$516.37

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$2.07	Municipal	\$56.51	Buildings	\$0.00
School	\$4.47	School	\$122.03	Land	\$27,300.00
State Education	\$0.63	State Education	\$17.20	C Use Credit	- \$0.00
County	\$0.58	County	\$15.83		- \$0
	\$0		\$0.00		- \$0
TOTAL \$7.75		TOTAL \$212.00		TOTAL \$27,300.00	

TOTAL AMOUNT OUTSTANDING:
\$728.37

INFORMATION TO TAXPAYERS

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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

DEEDED AUG 19 2025

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2023	2023P02039207	11/6/2023	8%	12/14/2023
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			CURRENT AMOUNT DUE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

\$252.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***
\$784.44

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 12/14/2023

TAX YEAR		BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2023		2023P02039207	11/6/2023	8%	12/14/2023
MAP/PARCEL		LOCATION OF PROPERTY		ACRES	
000115-000042-000000		198 BOULDER ROAD		0.36	
OWNER OF RECORD				TOTAL TAX AT 2023 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Total 2023 Bill \$464.00
Less First Bill - \$212.00
- Veteran's Credit - \$0
- Abate Pre-Pay - \$0

AMOUNT DUE \$252.00
12/14/2023

*** OTHER AMOUNT DUE ***
\$784.44

TOTAL AMOUNT OUTSTANDING:
\$1,036.44

TAX RATE PER \$1000	TAX DOLLARS BY RATE	ASSESSED VALUATION
Municipal \$4.72	Municipal \$128.86	Buildings \$0.00
School \$8.96	School \$244.61	Land \$27,300.00
State Education \$1.93	State Education \$52.69	C Use Credit \$0.00
County \$1.37	County \$37.40	- \$0
\$0	\$0.00	- \$0
TOTAL \$16.98	TOTAL \$464.00	TOTAL \$27,300.00

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/btia/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

DEEDED AUG 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
NOTICE OF DELINQUENT TAXES
Tuesday, January 9, 2024

All past due taxes and liens are listed below. For each, the tax and interest as of 02/22/2024 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 02/22/2024 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 02/22/2024. Payments made after 02/08/2024 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 01/09/2024. 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
2022L01	198 BOULDER ROAD	000115 000042 000000	\$ 479.10	14%	\$ 98.72	\$ 577.82
2023P01	198 BOULDER ROAD	000115 000042 000000	\$ 212.00	8%	\$ 10.73	\$ 222.73
2023P02	198 BOULDER ROAD	000115 000042 000000	\$ 252.00	8%	\$ 3.87	\$ 255.87
			\$ 943.10		\$ 113.32	\$ 1,056.42

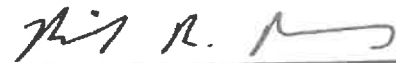
LEVY YEAR TAX TYPE INFORMATION

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 **2021L** taxes or prior, if left unpaid, will be subject to the Tax Deeding process as of **08/20/2024**.

(*Total Due Amounts as of 02/22/2024)

Total Per Diem: \$ 0.2855



Collector of Taxes
Michael R. Brooks

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 19 2025**Certified Article Number****9414 7266 9904 2145 9007 90****SENDER'S RECORD**

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN
Monday, February 26, 2024

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 1, 2024 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 18, 2024 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
2023P01	198 BOULDER ROAD	000115 000042 000000	\$ 212.00	\$ 12.55	\$ 22.00	\$ 246.55
2023P02	198 BOULDER ROAD	000115 000042 000000	\$ 252.00	\$ 6.02	\$ 0.00	\$ 258.02
			\$ 464.00	\$ 18.57	\$ 22.00	\$ 504.57

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 04/01/2024)



Collector of Taxes
Michael R. Brooks

Return Receipt (Form 3811) Barcode		COMPLETE THIS SECTION ON DELIVERY	
 9590 9266 9904 2145 9007 93		A. Signature ☐ Agent ☒ Addressee X <i>Robert A Tibbetts</i>	
		B. Received by (Printed Name) <i>Robert A Tibbetts</i> C. Date of Delivery <i>3/14/24</i> D. Is delivery address different from item 1? ☐ Yes ☒ No If YES, enter delivery address below:	
1. Article Addressed to: TIBBETTS JR, ROBERT A 120 GOLDEN OAKS RD ALBANY, NH 03818-7441		3. Service Type: ☒ Certified Mail ☐ Certified Mail Restricted Delivery	
2. Certified Mail (Form 3800) Article Number 9414 7266 9904 2145 9007 90		Reference Information 000115 000042 000000 Notice of Impending Lien	
PS Form 3811, Facsimile, July 2015		Domestic Return Receipt	

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only	
USPS® ARTICLE NUMBER 9414 7266 9904 2145 9007 90	
Certified Mail Fee \$ \$4.40 Return Receipt (Hardcopy) \$ \$3.65 Return Receipt (Electronic) \$ \$0.00 Certified Mail Restricted Delivery \$ Postage \$ \$0.68 Total Postage and Fees \$ \$8.73	Postmark Here
Sent to: TIBBETTS JR, ROBERT A 120 GOLDEN OAKS RD ALBANY, NH 03818-7441	
Reference Information 000115 000042 000000 Notice of Impending Lien	
PS Form 3800, Facsimile, July 2015	

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

9014 2266 9904 2212 5138 92

SENDER'S RECORD

DEEDED AUG 19 2025

**INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042**

**OFFICE OF THE TAX COLLECTOR
NOTICE TO MORTGAGEE OF TAX LIEN EXECUTION
Monday, May 13, 2024
Levy Of: 2023**

The laws of the State of New Hampshire require that this notice be given to each mortgagee in person, or left at the mortgagee's known place of abode, or sent by registered/certified mail, return receipt requested, to the mortgagee's last known address within 60 days from the date of execution of real estate tax lien.

As such, you are hereby notified that on 04/01/2024 I executed a real estate tax lien on the property specified below for which you hold a mortgage, according to the records of the Carroll County Registry of Deeds. The execution of lien was initiated because of the nonpayment of real estate and/or other taxes due.

PROPERTY INFORMATION

OWNER(S) OF RECORD: TIBBETTS JR, ROBERT A

TAX MAP/LOT/SUB LOT: 000115 000042 000000

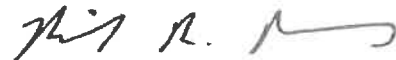
LOCATION: 198 BOULDER ROAD

DESCRIPTION: 0.36 acres of Land

AMOUNT LIENED: \$ 523.57

COSTS TO IDENTIFY/NOTIFY MORTGAGEES: \$ 20.00

Please direct any inquiries to the Tax Collector during normal office hours as stated above. If you wish to make a payment you must contact the Tax Collector for the proper payment amount.



Michael R. Brooks
Collector of Taxes
TOWN OF MADISON
Lienholder

Return Receipt (Form 3811) Barcode		COMPLETE THIS SECTION ON DELIVERY	
 9590 9266 9904 2212 5138 95		A. Signature ☐ Agent X ☐ Addressee	
		B. Received by (Printed Name) C. Date of Delivery 	
1. Article Addressed to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042 CLERK/COLLECTOR MADISON, NH		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No MAY 20 2024 CAMPUS SUPPORT FLORENCE, KY	
2. Certified Mail (Form 3800) Article Number 9414 7266 9904 2212 5138 92		3. Service Type ☒ Certified Mail Reference Information 000115 000042 000000 Mortgagee Lien Notice	
PS Form 3811, Facsimile, July 2015		Domestic Return Receipt	

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only	
USPS® ARTICLE NUMBER 9414 7266 9904 2212 5138 92	
Certified Mail Fee	\$ \$4.40
Return Receipt (Hardcopy)	\$ \$3.65
Return Receipt (Electronic)	\$ \$0.00
Certified Mail Restricted Delivery	\$
Postage	\$ \$0.68
Total Postage and Fees	\$ \$8.73
Sent to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042	
Reference Information • 000115 000042 000000 Mortgagee Lien Notice	
PS Form 3800, Facsimile, July 2015	

Estimated
First Bill



Town of Madison Real Estate Tax Bill

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

DEEDED AUG 19 2025

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2024	2024P01039206	5/20/2024	8%	7/18/2024
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			CURRENT AMOUNT DUE	



TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

\$232.00

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***
\$1,190.10

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 7/18/2024

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2024	2024P01039206	5/20/2024	8%	7/18/2024
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
000115-000042-000000		198 BOULDER ROAD	0.36	
OWNER OF RECORD			ESTIMATED TAX AT 1/2 2023 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

Estimated Tax First Bill **\$232.00**
- Veteran's Credit **- \$0**
- Abate/Pre-Pay **- \$0**

AMOUNT DUE **\$232.00**
7/18/2024

*** OTHER AMOUNT DUE ***
\$1,190.10

TOTAL AMOUNT OUTSTANDING:
\$1,422.10

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$2.36	Municipal	\$64.43	Buildings	\$0.00
School	\$4.48	School	\$122.30	Land	\$27,300.00
State Education	\$0.96	State Education	\$26.21	C Use Credit	- \$0.00
County	\$0.69	County	\$18.84		- \$0
	\$0		\$0.00		- \$0
TOTAL	\$8.49	TOTAL	\$232.00	TOTAL	\$27,300.00

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. <u>The property for which you are claiming must be your primary residence.</u> 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	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. <u>Post-dated checks cannot be accepted</u>, 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

DEEDED AUG 19 2025

Second Bill

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2024	2024P02039202	11/15/2024	8%	12/19/2024
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
115-42-0		198 BOULDER ROAD	0.36	
OWNER OF RECORD			CURRENT AMOUNT DUE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

\$199

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***

\$1,178.87

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

8.00% APR Interest Charged After 12/19/2024

Second Bill

Second Lien				
TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2024	2024P02039202	11/15/2024	8%	12/19/2024
MAP/PARCEL		LOCATION OF PROPERTY	ACRES	
115-42-0		198 BOULDER ROAD	0.36	
OWNER OF RECORD			TOTAL TAX AT 2024 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Total 2024 Bill	\$431
Less First Bill	- \$232
- Veteran's Credit	- \$0.00
- Abate Pre-Pay	- \$0

AMOUNT DUE **\$199**
12/19/2024

*** OTHER AMOUNT DUE ***

\$1,178.87

TOTAL AMOUNT OUTSTANDING:

\$1,377.87

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$3.79	Municipal	\$103.47	Buildings	\$0
School	\$8.73	School	\$238.33	Land	\$27,300.00
StateEducation	\$1.97	StateEducation	\$53.78	C Use Credit	\$0
County	\$1.28	County	\$34.94		- \$0
	\$0		\$0		- \$0
TOTAL	\$15.77	TOTAL	\$431	TOTAL	\$27,300.00

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/btia/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

DEEDED AUG 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
NOTICE OF DELINQUENT TAXES
Monday, January 13, 2025

All past due taxes and liens are listed below. For each, the tax and interest as of 02/24/2025 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 02/24/2025 by 12:00 PM for all levies listed not already lienied. Levies with "L" after the year were previously lienied.

Please contact us for the revised amount due if payment is made before or after 02/24/2025. Payments made after 02/10/2025 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 01/13/2025. 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
2022L01	198 BOULDER ROAD	000115 000042 000000	\$ 304.84	14%	\$ 25.84	\$ 330.68
2023L01	198 BOULDER ROAD	000115 000042 000000	\$ 523.57	14%	\$ 106.07	\$ 629.64
2024P01	198 BOULDER ROAD	000115 000042 000000	\$ 232.00	8%	\$ 11.24	\$ 243.24
2024P02	198 BOULDER ROAD	000115 000042 000000	\$ 199.00	8%	\$ 2.92	\$ 201.92
			\$ 1,259.41		\$ 146.07	\$ 1,405.48

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 **2022L** taxes or prior, if left unpaid, will be subject to the Tax Deeding process as of **08/19/2025**.

(*Total Due Amounts as of 02/24/2025)

Total Per Diem: \$ 0.4121


Collector of Taxes
Michael R. Brooks

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

Certified Article Number

SENDER'S RECORD

DEEDED AUG 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
NOTICE OF IMPENDING LIEN

Tuesday, February 25, 2025

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 7, 2025 by 12:00 PM, I shall EXECUTE A TAX LIEN(s) on the real estate listed.** Payments received after Monday, March 24, 2025 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.

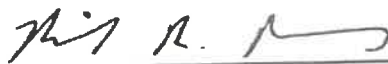
ALTERNATIVE TAX PAYMENT OPTIONS (credit card, debit card, ACH electronic check) and property tax information available on-line: www.nhtaxkiosk.com and select Madison. Alternative payments options shall NOT be available between March 30, 2015 and April 14, 2015. Please plan accordingly.

Levy Year	Property Location	Map Lot Sub	Tax Amount	Int/Pen	Costs	*Total Due
2024P01	198 BOULDER ROAD	000115 000042 000000	\$ 232.00	\$ 13.37	\$ 22.50	\$ 267.87
2024P02	198 BOULDER ROAD	000115 000042 000000	\$ 199.00	\$ 4.75	\$ 0.00	\$ 203.75
			\$ 431.00	\$ 18.12	\$ 22.50	\$ 471.62

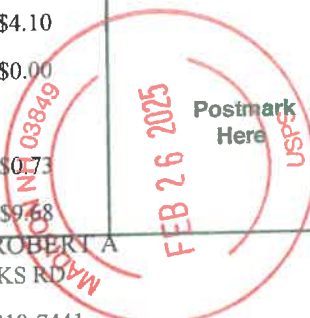
LEVY YEAR TAX TYPE INFORMATION

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 04/07/2025)


Collector of Taxes
Michael R. Brooks

Return Receipt (Form 3811) Barcode		COMPLETE THIS SECTION ON DELIVERY	
 9590 9266 9904 2212 5151 34		A. Signature X <i>Robert Tibbetts</i>	☐ Agent ☐ Addressee
		B. Received by (Printed Name) <i>Robert Tibbetts</i>	C. Date of Delivery
1. Article Addressed to: TIBBETTS JR, ROBERT A 120 GOLDEN OAKS RD ALBANY, NH 03818-7441		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
2. Certified Mail (Form 3800) Article Number 9414 7266 9904 2212 5151 31		3. Service Type: ☒ Certified Mail Reference Information 000115 000042 000000 Notice of Impending Lien	
PS Form 3811, Facsimile, July 2015		Domestic Return Receipt	

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only	
USPS® ARTICLE NUMBER 9414 7266 9904 2212 5151 31	
Certified Mail Fee \$ \$4.85 Return Receipt (Hardcopy) \$ \$4.10 Return Receipt (Electronic) \$ \$0.00 Certified Mail Restricted Delivery \$ Postage \$ \$0.73 Total Postage and Fees \$ \$9.68	
Sent to: TIBBETTS JR, ROBERT A 120 GOLDEN OAKS RD ALBANY, NH 03818-7441	
Reference Information 000115 000042 000000 Notice of Impending Lien	
PS Form 3800, Facsimile, July 2015	

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

Certified Article Number**9414 7266 9904 2212 5153 22****SENDER'S RECORD****DEEDED AUG 19 2025**

**INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042**

**OFFICE OF THE TAX COLLECTOR
NOTICE TO MORTGAGEE OF TAX LIEN EXECUTION
Monday, May 12, 2025
Levy Of: 2024**

The laws of the State of New Hampshire require that this notice be given to each mortgagee in person, or left at the mortgagee's known place of abode, or sent by registered/certified mail, return receipt requested, to the mortgagee's last known address within 60 days from the date of execution of real estate tax lien.

As such, you are hereby notified that on 04/07/2025 I executed a real estate tax lien on the property specified below for which you hold a mortgage, according to the records of the Carroll County Registry of Deeds. The execution of lien was initiated because of the nonpayment of real estate and/or other taxes due.

PROPERTY INFORMATION

OWNER(S) OF RECORD: TIBBETTS JR, ROBERT A

TAX MAP/LOT/SUB LOT: 000115 000042 000000

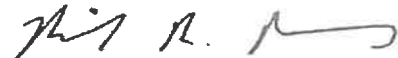
LOCATION: 198 BOULDER ROAD

DESCRIPTION: 0.36 acres of Land

AMOUNT LIENED: \$ 490.62

COSTS TO IDENTIFY/NOTIFY MORTGAGEES: \$ 20.00

Please direct any inquiries to the Tax Collector during normal office hours as stated above. If you wish to make a payment you must contact the Tax Collector for the proper payment amount.



Michael R. Brooks
Collector of Taxes
TOWN OF MADISON
Lienholder

Form 668 (Y)(c)
(Rev. February 2004)

1654

Department of the Treasury - Internal Revenue Service

Notice of Federal Tax Lien

Area:
SMALL BUSINESS/SELF EMPLOYED AREA #1
Lien Unit Phone: (800) 913-6050

Serial Number

436045321

For Optional Use by Recording Office

As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer ROBERT A TIBBETTS JR

2111558 08/02/2021 01:53:53 PM
Book 3608 Page 366 Page 1 of 1
Register of Deeds, Carroll CountyResidence 120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Lisa Scott

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2016	XXX-XX-5756	07/20/2020	08/19/2030	123931.39
Place of Filing Register of Deeds CARROLL County Ossipee, NH 03864					Total \$ 123931.39

This notice was prepared and signed at MANHATTAN, NY, on this,
the 23rd day of July, 2021.

Signature

for DEBRA DAUGHERTY

Title
REVENUE OFFICER
(603) 479-9517

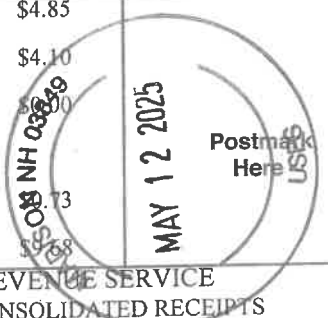
21-04-1422

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

Return Receipt (Form 3811) Barcode		COMPLETE THIS SECTION ON DELIVERY	
 9590 9266 9904 2212 5153 25		A. Signature ☐ Agent X ☐ Addressee	
1. Article Addressed to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042		B. Received by (Printed Name) _____ C. Date of Delivery MAY 19 2025 CAMPUS SUPPORT FLORENCE, KY MAIL UNIT # 227	
2. Certified Mail (Form 3800) Article Number 9414 7266 9904 2212 5153 22		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
PS Form 3811, Facsimile, July 2015		Domestic Return Receipt	

U.S. Postal Service® CERTIFIED MAIL® RECEIPT Domestic Mail Only	
USPS® ARTICLE NUMBER 9414 7266 9904 2212 5153 22	
Certified Mail Fee \$ \$4.85 Return Receipt (Hardcopy) \$ \$4.10 Return Receipt (Electronic) \$ \$0.00 Certified Mail Restricted Delivery \$ \$0.73 Postage \$ \$9.58 Total Postage and Fees \$ \$14.71	
Sent to: INTERNAL REVENUE SERVICE ADVISORY CONSOLIDATED RECEIPTS 7940 KENTUCKY DRIVE, STOP 2850F FLORENCE, KY 41042	
Reference Information 000115 000042 000000 Mortgagee Lien Notice	
PS Form 3800, Facsimile, July 2015	

Estimated
First Bill



Town of Madison Real Estate Tax Bill

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

DEEDED AUG 19 2025

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2025	2025P01039201	5/16/2025	8%	7/10/2025
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000115-000042-000000	198 BOULDER ROAD	0.36		
OWNER OF RECORD			CURRENT AMOUNT DUE	



TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

\$215

AMOUNT ENCLOSED

*** OTHER AMOUNT DUE ***
\$1,551.84

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 7/10/2025

TAX YEAR	BILL NUMBER	BILLING DATE	INTEREST RATE	DUE DATE
2025	2025P01039201	5/16/2025	8%	7/10/2025
MAP/PARCEL	LOCATION OF PROPERTY	ACRES		
000115-000042-000000	198 BOULDER ROAD	0.36		
OWNER OF RECORD			ESTIMATED TAX AT 1/2 2024 RATE	

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH, 03818-7441

Estimated Tax First Bill **\$215.00**
- Veteran's Credit - **\$0.00**
- Abate/Pre-Pay - **\$0.00**

AMOUNT DUE **\$215**
7/10/2025

*** OTHER AMOUNT DUE ***
\$1,551.84

TAX RATE PER \$1000		TAX DOLLARS BY RATE		ASSESSED VALUATION	
Municipal	\$1.89	Municipal	\$51.6	Buildings	\$0
School	\$4.37	School	\$119.3	Land	\$27,300.00
State Education	\$0.99	State Education	\$27.03	C Use Credit	-\$0
County	\$0.64	County	\$17.47		-\$0
	\$0		\$0		-\$0
TOTAL \$7.89		TOTAL \$215.00		TOTAL \$27,300.00	

TOTAL AMOUNT OUTSTANDING:
\$1,766.84

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

Certified Article Number

9414 7266 9904 2212 5158 10

SENDER'S RECORD

DEEDED AUG 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

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

Monday, June 30, 2025
Levy Year: 2022

Pursuant to RSA 80:76, 80:77, 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: TIBBETTS JR, ROBERT A

TAX MAP/LOT/SUB LOT: 000115 000042 000000

LOCATION: 198 BOULDER ROAD

DESCRIPTION: 0.360 ACRES OF LAND

AMOUNT DUE: \$ 410.26

DEED EXECUTION DATE: TUESDAY, AUGUST 19, 2025

The impending deed is due to unpaid taxes, interest and penalties that were sold to lien on 04/03/2023. To prevent the execution of the Tax Deed for the Real Estate specified above, the amount due of \$ 410.26, including all interest and costs, must be paid in full on or before:

Tuesday, August 19, 2025

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 19, 2025. If paid after Tuesday, August 5, 2025, payment must be in the form of a bank check, certified check, or cash.

Your right of redemption will expire on Tuesday, August 19, 2025.

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.

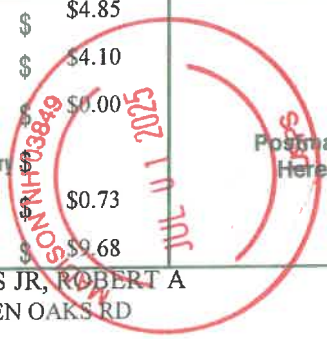


Collector of Taxes
Michael R. Brooks

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

USPS® ARTICLE NUMBER

9414 7266 9904 2212 5158 10

Certified Mail Fee	\$	\$4.85	
Return Receipt (Hardcopy)	\$	\$4.10	
Return Receipt (Electronic)	\$	\$0.00	
Certified Mail Restricted Delivery	\$	\$0.00	
Postage		\$0.73	
Total Postage and Fees	\$	\$9.68	

Sent to: TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

Reference Information

000115 000042 000000
Deed Notice

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 19 2025

**INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042**

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

**Monday, June 30, 2025
Levy Year: 2022**

Pursuant to RSA 80:76, 80:77, 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: TIBBETTS JR, ROBERT A

TAX MAP/LOT/SUB LOT: 000115 000042 000000
LOCATION: 198 BOULDER ROAD
DESCRIPTION: 0.360 ACRES OF LAND
AMOUNT DUE: \$ 410.26
DEED EXECUTION DATE: TUESDAY, AUGUST 19, 2025

The impending deed is due to unpaid taxes, interest and penalties that were sold to lien on 04/03/2023. To prevent the execution of the Tax Deed for the Real Estate specified above, the amount due of \$ 410.26, including all interest and costs, must be paid in full on or before:

Tuesday, August 19, 2025

By 12:00 PM

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**Collector of Taxes
Michael R. Brooks**

Form 668 (Y)(c)
(Rev. February 2004)

1654

Department of the Treasury - Internal Revenue Service

Notice of Federal Tax Lien

Area:

SMALL BUSINESS/SELF EMPLOYED AREA #1
Lien Unit Phone: (800) 913-6050

Serial Number

436045321

For Optional Use by Recording Office

As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer ROBERT A TIBBETTS JR

2111558 08/02/2021 01:53:53 PM
Book 3608 Page 366 Page 1 of 1
Register of Deeds, Carroll County

Lisa Scott

Residence

120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2016	XXX-XX-5756	07/20/2020	08/19/2030	123931.39
Place of Filing					
Register of Deeds CARROLL County Ossipee, NH 03864					
Total					\$ 123931.39

This notice was prepared and signed at MANHATTAN, NY, on this,
the 23rd day of July, 2021.

Signature

for DEBRA DAUGHERTY

Title
REVENUE OFFICER
(603) 479-9517

21-04-1422

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

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

USPS® ARTICLE NUMBER

9414 7266 9904 2212 5158 27

Certified Mail Fee	\$	\$4.85
Return Receipt (Hardcopy)	\$	\$4.10
Return Receipt (Electronic)	\$	\$0.00
Certified Mail Restricted Delivery	\$	\$0.73
Postage	\$	\$9.68
Total Postage and Fees	\$	\$9.68

Postmark
Here

Sent to: INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042

Reference Information

000115 000042 000000
Deed Notice

PS Form 3800, Facsimile, July 2015

Return Receipt (Form 3811) Barcode



9590 9266 9904 2212 5158 20

1. Article Addressed to:
INTERNAL REVENUE SERVICE
ADVISORY CONSOLIDATED RECEIPTS
7940 KENTUCKY DRIVE, STOP 2850F
FLORENCE, KY 41042

COMPLETE THIS SECTION ON DELIVERY

A. Signature ☐ Agent ☒ Addressee
X
B. Received by (Printed Name) C. Date of Delivery
D. Is delivery address the same as item 1? ☐ Yes ☒ No
If YES, print delivery address below:

JUL 08 2025

CAMPUS SUPPORT
FLORENCE, KY

3. Service Type UNIT # 32
☒ Certified Mail

Reference Information

000115 000042 000000
Deed Notice

2. Certified Mail (Form 3800) Article Number

9414 7266 9904 2212 5158 27

PS Form 3811, Facsimile, July 2015

Domestic Return Receipt

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 19 2025

TIBBETTS JR, ROBERT A
120 GOLDEN OAKS RD
ALBANY, NH 03818-7441

OFFICE OF THE TAX COLLECTOR
SUMMARY OF ACTIVITY BY OWNER
Printed Tuesday, August 19, 2025
Interest Calculated As Of 08/19/2025

Map Lot Sub: 000115 000042 000000

Invoice: 2022L01000063		Acres:	0.36	Location: 198 BOULDER ROAD	
Bill Amount:			\$ 479.10	Due Date: 04/03/2023	
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/03/2023	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
05/15/2023	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 19.00	\$ 0.00
07/18/2024	Payment of \$300.00 (Cash)	(\$ 174.26)	(\$ 86.74)	(\$ 39.00)	\$ 0.00
	Paid By: TIBBETTS JR, ROBERT A				
06/12/2025	Deed Notice	\$ 0.00	\$ 0.00	\$ 59.00	\$ 0.00
08/19/2025	Int/Pen From 07/18/2024	\$ 0.00	\$ 0.00	\$ 0.00	\$ 105.42
Per Diem: 0.1169		Total Due For Invoice 2022L01000063:			\$ 410.26

Invoice: 2023L01000077		Acres:	0.36	Location: 198 BOULDER ROAD	
Bill Amount:			\$ 523.57	Due Date: 04/01/2024	
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/01/2024	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
05/13/2024	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
08/19/2025	Int/Pen From 04/01/2024	\$ 0.00	\$ 0.00	\$ 0.00	\$ 141.41
Per Diem: 0.2008		Total Due For Invoice 2023L01000077:			\$ 664.98

Invoice: 2024L01000068		Acres:	0.36	Location: 198 BOULDER ROAD	
Bill Amount:			\$ 490.62	Due Date: 04/07/2025	
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/07/2025	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
05/07/2025	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 20.00	\$ 0.00
08/19/2025	Int/Pen From 04/07/2025	\$ 0.00	\$ 0.00	\$ 0.00	\$ 65.22
Per Diem: 0.1882		Total Due For Invoice 2024L01000068:			\$ 555.84

Invoice: 2025P01039201		Acres:	0.36	Location: 198 BOULDER ROAD	
Bill Amount:			\$ 215.00	Due Date: 07/10/2025	
Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
08/19/2025	Int/Pen From 07/10/2025	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1.88
Per Diem: 0.0471		Total Due For Invoice 2025P01039201:			\$ 216.88

Total Due For Parcel 000115 000042 000000: \$ 1,847.96

Per Diem:

0.00

Total Due For All Parcels:

\$ 1,847.96

LEVY YEAR TAX TYPE INFORMATION

B - Betterment

P - Property

T - Timber Yield

G - Gravel Yield

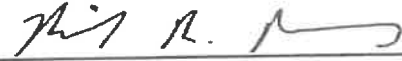
R - Residence

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 3, 2025

Robert A. Tibbetts Jr
120 Golden Oaks Rd
Albany, NH 03818

Dear Robert A. Tibbetts Jr:

On August 19, 2025, the Madison Board of Selectmen accepted a Tax Collector's Deed for your property at 198 Boulder Road (Tax Map 115, lot 042). 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 0421 5496

Carroll County NH Registry of Deeds
Book 3837 Page 0856 Page 1 of 1
Recorded on 08/22/2025 at 11:03 AM
TID: 4313359 Doc # 202500075130

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 2025 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 2022 to:

TIBBETTS JR, ROBERT A

and described in the invoice books as:

Map: 00Q115

Lot: 000042

Sublot: 000000

Located At 198 BOULDER ROAD

Consisting of 0.360 Acres of Land, Including Any Buildings Thereon, as Recorded at the Registry of Deeds in Book 3565, Page 0891.

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 3, 2023 and recorded at the Registry of Deeds in Book 3717, Page 30, 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 20 day of August in the year of our Lord 2025.

Signed, Sealed and Delivered in the presence of:

Adam Price

Jacob A. Boewe

James K. Eldridge

Joy Gray

Michael R. Brooks

Tax Collector, TOWN OF MADISON

State of New Hampshire

County of Carroll

On this 20 day of August 2025 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.

Linda Shackford
Notary Public/Justice of the Peace

My Commission expires: 06/25/2030

Linda Shackford

