

**Sale
Of
Tax Deeded Lands
Moultonborough, NH
September 8, 2011**



**Joel R. Mudgett, Chairman
Board of Selectmen**

Table of Contents

Legal Notice of Sale.....	3
Conditions of Sale.....	5
Assessors Card and Parcel Map.....	7
Bid Forms.....	32



NOTICE OF SALE TAX DEEDED PROPERTIES MOULTONBOROUGH, NH

By virtue of our authority under Article 33 of the Town Meeting of March 12, 2003, we offer for sale eight (8) parcels of tax deeded land. Sealed bids will be accepted until 2:00 p.m. on Thursday, September 8, 2011, in the Offices of the SelectBoard, 6 Holland Street, PO Box 139, Moultonborough, NH, 03254 at which time they will be opened and publicly read aloud.

A package with further information on the conditions of sale, maps and the like is available at said offices during normal business hours for payment of a non-refundable fee of \$25.00. Bid forms may be picked up at no cost. Said bid package is also available on-line at www.moultonboroughnh.gov (Click on Paid, Volunteer and Contract Opportunities).

Tax Deeded Parcels:

Parcel 1: Interlaken Street; Land in said Town of approximately 14,810+/- s.f. shown as Parcel 26 on Assessors Map 98. For title see Carroll Country Registry of Deeds Bk 1617 Pg 852.

Parcel 2: Woodstream Drive; Land in said Town of approximately 17,500+/- s.f. shown as Parcel 60 on Assessors Map 92. For title see Carroll Country Registry of Deeds Bk 1596 Pg 280.

Parcel 3: St. Moritz Street; Land in said Town of approximately 13,068+/- s.f. shown as Parcel 48 on Assessors Map 98. For title see Carroll Country Registry of Deeds Bk 1953 Pg 775.

Parcel 4: Mountain View Drive; Land in said Town of approximately 18,339+/- s.f. shown as Parcel 70 on Assessors Map 72. For title see Carroll Country Registry of Deeds Bk 2352 Pg 822.

Parcel 5: Evans Road; Land in said Town of approximately 22,216+/- s.f. shown as Parcel 22 on Assessors Map 18. For title see Carroll Country Registry of Deeds Bk 2579 Pg 234.

Parcel 6: Evans Road; Land in said Town of approximately 29,185+/- s.f. shown as Parcel 28 on Assessors Map 18. For title see Carroll Country Registry of Deeds Bk 2579 Pg 233.

Parcel 7: Evans Road; Land in said Town of approximately 30,056+/- s.f. shown as Parcel 29 on Assessors Map 18. For title see Carroll Country registry of Deeds Bk 2579 Pg 232.

Parcel 8: Ben Berry Road; Land in said Town of approximately 43,560 s.f. shown as Parcel 33 on Assessors Map 18. For title see Carroll Country registry of Deeds Bk 2579 Pg 235.

In addition to the purchase price the successful bidder must pay all deed preparation, recording, and legal services regarding the sale of the property in the amount of \$350.00. Additional fees may apply depending upon the parcel that you acquire.

All bidders are required to pay a bid deposit of \$350.00 in the form of cash or

a bank check to assure their completion of the purchase. This deposit is applied toward the purchase price and all related expenses identified above.

Successful bidders must close on the sale within forty five (45) days of being notified that their bid has been accepted. All bids may be held for a period of forty five (45) days to evaluate them and account for certain rights of refusal.

If mailed, each bid should be in a separate sealed envelope marked, Sale of Tax Deeded Lands Moultonborough, NH, September 8, 2011 to protect against them being opened in error.

Any questions with respect to this invitation must be received, in writing by mail (above address), fax (603.476.5835) or email (cterenzini@moultonboroughnh.gov), by Carter Terenzini, Town Administrator, no later than 4:00 p.m. on August 29, 2011.

The town reserves the right to reject any and all bids, and waive any minor or non-material informalities, if deemed to be in its best interests.

Joel R. Mudgett, Chairman
Board of Selectmen/

Advertised: Meredith News & Carroll County Independent
07/28/11 & 08/04/11

Posted: Town BBs (Seven)
Town Web Site
NHLGC
Standard Mailing List

Conditions of Sale

- 1.) There is no required minimum acceptable bid.
- 2.) Parcels 5, 6, 7, and 8 are being sold subject to language that will read as follows:
"Excepting and reserving an easement for highway purposes, appurtenant to the adjoining Town or State of New Hampshire right of way and extending 25 feet therefrom, in favor of the Grantor, for the purposes of cutting slopes, expanding the improved surface, installing drainage, and related activities and maintaining the foregoing."
- 3.) You must use a separate bid form for each parcel you bid upon.
- 4.) You must submit each bid form in a separate sealed envelope.
- 5.) You must submit a deposit of \$350.00, in the form of cash or a bank check (i.e. cashier's, certified, money order), with each bid. This deposit will be held for a period of up to 45 days for us to evaluate the bids and notify the parties of our decision.
- 6.) If you are informed you are the successful bidder you will have fifteen days in which to pay any the amount you have proposed to pay for the parcel that you have bid upon. This will be held until the various rights of first refusal have been exhausted and the closing. At that time you will pay any final sums owed to the Town. If you do not pay the amount you bid on the parcel within said fifteen days the initial bid deposit of \$350.00 will become the property of the Town of Moultonborough.
- 7.) Abutters (i.e. those whose property lines touch upon the property line of the property being sold) who bid on parcel will have the right of first refusal at the highest bid price. In the case of more than one abutter having bid on the property, the right of first refusal will first be assigned to those abutters which jointly made a bid so that they might each improve their respective lots and then in order of the highest to lowest bid of any other abutters who may have bid on the parcel.
- 8.) Certain parcels may also be subject to rights of refusal, at the highest bid price, by the Property Owner's Association of Suissevale, Inc (POASI), Balmoral Improvement Association and/or others.
- 9.) If the land is acquired by an abutting property owner(s), the bidder(s) must merge the parcel being acquired with their lot(s) prior to the property being transferred. For information on this you may contact Ms. Bonnie Whitney, Administrative Assistant in the Office of Development Services, at 603.476.2347 or bwhitney@moultonboroughnh.gov.
- 10.) In addition to the purchase price and a lump sum fee of \$350.00 to cover our attorney and recording costs, you must also pay the transfer tax of \$15 per thousand dollars of sales price, the recording fee for any notices of a merger of lots, and any similar closing costs of which none are currently known to exist.

11.) The Town makes no express or implied warranties of any information contained herein. All parcels are sold without warranty as to suitability for building, the ability to gain any desired regulatory approval from the town (i.e. zoning compliance), or the absence of any environmental hazard. Bidders are responsible for performing their own due diligence appropriate to the purchase of any real estate.

12.) Any questions with respect to this invitation must be received, in writing by mail (PO Box 139, Moultonborough, NH 03254), fax (603.476.5835) or email (cterenzini@moultonboroughnh.gov), by Carter Terenzini, Town Administrator, no later than 4:00 p.m. on August 29, 2011. Copies of the answers will be posted on line no later than 4:00 p.m. on September 1, 2011. It is the responsibility of the bidders to check on-line and account for any addendum so issued.

EXHIBIT A
Tax Maps/Aerial Photos
And
Assessment Data
Parcels 1 to 8

Parcel 1:
Map 098 Lot 026 Interlaken Street

Property Location: INTERLAKEN STREET
 Account # B00680
 MAP ID: 098 / 026/000 000/000
 Vision ID: 313
 Bidg #: 1 of 1
 Sec #: 1 of 1
 Card 1 of 1
 State Use: 9035
 Print Date: 07/01/2011 10:10

PERMIT RECORD	ISSUE DATE	TYPE	DESCRIPTION	AMOUNT	ISSUE DATE	% COMP.	DATE COMP.	COMMENTS	DATE	TYPE	IS	ID	CA	PURPOSE/RESULT
									12/10/2007					
									2/19/2004					

LAND LINE VALUATION SECTION	USE	ZONE	FRONTAGE	DEPTH	UNITS	UNIT PRICE	FACTOR A	S	ACRE	DISC	FACTOR C	ST. ADJ.	ST. ADJ.	RECORD Y/N	COND.	SPECIAL PRICING	UNIT PRICE	LAND VALUE
1	TOWN-PROP MDL-00	P	14810		SF	3.52	1.00	\$	1.0000	0.50		SV1	1.50	N	0.000		2.64	39,100
Total Card Land Units: 0.34 AC Parcel Total Land Area: 3.34 AC Total Land Value: 39,100																		

EXEMPTIONS	YEAR	TYPE	DESCRIPTION	AMOUNT	CODE	DESCRIPTION	NUMBER	AMOUNT	COMM. INT.
OTHER ASSESSMENTS									
ASSESSING NEIGHBORHOOD									
NOTES									

APPRaised VALUE SUMMARY	APPRaised Bldg. Value (Card)	APPRaised XF (B) Value (Bldg)	APPRaised OB (L) Value (Bldg)	APPRaised Land Value (Bldg)	SPECIAL Land Value	TOTAL APPRAISED Parcel Value	VALUATION Method:	ADJUSTMENT:	NET TOTAL APPRAISED Parcel Value
	0	0	0	39,100	0	39,100	C	0	39,100

PREVIOUS ASSESSMENTS (HISTORY)	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
	2010	9035	39,100	2009	9035	39,100	2008	9035	49,300
Total: 39,100									

CURRENT ASSESSMENT	Code	Appraised Value	Assessed Value
9035		39,100	39,100
Total: 39,100			

VISIT/CHANGE HISTORY	DATE	TYPE	IS	ID	CA	PURPOSE/RESULT
	12/10/2007					
	2/19/2004					

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Ch	Description
Model	90		Vacant

MIXED USE

Code	Description	Percentage
9035	TOWN-TROP MDL-00	100

COST/MARKET VALUATION

Adj. Base Rate:	0.00
Section RCN:	0
Net Other Adj:	0.00
Replace Cost:	0
AYB:	0
EYB:	0
Dep Code:	
Remodel Rating:	
Year Remodeled:	
Dep %:	
Functional Obsolete:	
External Obsolete:	
Cost Trend Factor:	
Condition:	
% Complete:	
Overall % Cond:	
Apprais Val:	
Dep % Ovr:	
Dep Ovr Comment:	
Misc Imp Ovr:	
Misc Imp Ovr Comment:	
Cost to Cure Ovr:	
Cost to Cure Ovr Comment:	

OB-OUTBUILDING & YARD ITEMS(A) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Description	LB	Units	Unit Price	Yr	Code	Dep Rr	Cond	%Cnd	Rpr Value
BUILDING SUB-AREA SUMMARY SECTION												
			Living Area									
			Gross Area									
			EIF Area									
			Unit Cost									
			Undeprcc Value									
			Ttl Gross Liv/Lease Area:			0					0	

No Photo On Record



Map 098 Lot 026 Interlaken Street
 Moultonborough, NH
 1 Inch = 63 Feet



Data shown on this map is provided for planning and informational purposes only. The Town of Moultonborough and Cartographic Associates, Inc. are not responsible for any use for other purposes or misuse or misrepresentation of this map.

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CARTOGRAPHIC ASSOCIATES, INC.

CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)							
Element	Ch. Description	Element	Ch. Description						
Model	00 Vacant								
		MIXED USE							
		Code Description	Percentage						
		9035 TOWN-PROP MDL-00	100						
		COST/MARKET VALUATION							
		Adj. Base Rate:	0.00						
		Section RCN:	0						
		Net Other Adj:	0.00						
		Replace Cost	0						
		AVB	0						
		EYB	0						
		Dep Code							
		Remodel Rating							
		Year Remodeled							
		Dep %							
		Functional Obshc							
		External Obshc	1						
		Cost Trend Factor							
		Condition							
		% Complete							
		Overall % Cond							
		Apprais Val							
		Dep % Ovr	0						
		Dep Ovr Comment							
		Misc Imp Ovr Comment							
		Misc Imp Ovr Comment							
		Cost to Cure Ovr	0						
		Cost to Cure Ovr Comment							
ON-OUTBUILDING & YARD ITEMS(L) / XP-BUILDING EXTRA FEATURES(B)									
Code	Description	Sub Sub Description	L/ft Units	Unit Price /yr	Code	Dep Rt	Cond	%Chd	Apr Value
BUILDING SUB-AREA SUMMARY SECTION									
Code	Description	Living Area	Gross Area	Eft Area	Unit Cost	Undeprc. Value			
		0	0	0	0	0			
		Ttl. Gross Liv/Lease Area:							
		0	0	0	0	0			

No Photo On Record



Map 092 Lot 060 Woodstream Drive
 Moultonborough, NH
 1 Inch = 62 Feet



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**Parcel 3:
Map 098 Lot 048 St. Moritz Street**

Property Location: ST MORITZ STREET Account # K02130 MAP ID: 098 / 048/000 000/000 Bidg Name: Vision ID: 345 Bidg #: 1 of 1 Sec #: 1 of 1 Card 1 of 1 Print Date: 07/01/2011 10:13

TOPO	UTILITIES	STRT/ROAD	LOCATION	DESCRIPTION	EX-EM LAND	Code	Appraised Value	Assessed Value
4 Rolling	5 Well	3 Unpaved	3 Rural			9035	38,500	38,500
6 Septic								
SUPPLEMENTAL DATA				1612 MOUTONBOROUGH, N				
Other ID: 086/ 537/ 000/ 000/				VISION				
OLD MBLU 086/ 537/ 000/ 000/								
RAY SEWER								

RECORD OF OWNERSHIP	ASSOC PI#	SALE DATE (M/D/Y)	SALE PRICE (K)	Yr. Code	Assessed Value	Yr. Code	Assessed Value
1/1		08/17/2004	09052001	U	09	2010 9035	
1953/ 775							
PREVIOUS ASSESSMENTS HISTORY				Total: 38,500			
Total: 38,500				48,600			
Total: 38,500				54,600			

Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. ht.
EXEMPTIONS								
OTHER ASSESSMENTS								
ASSESSING NEIGHBORHOOD								
NBHD NAME: TRACING								
STREET INDEX NAME: BATCH								
SVTA								
NOTES								

Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. ht.
APPRAISED VALUE SUMMARY								
Appraised Bldg. Value (Card)								
Appraised XF (B) Value (Bldg)								
Appraised OB (L) Value (Bldg)								
Appraised Land Value (Bldg)								
Special Land Value								
Total Appraised Parcel Value								
Adjustment:								
Net Total Appraised Parcel Value								

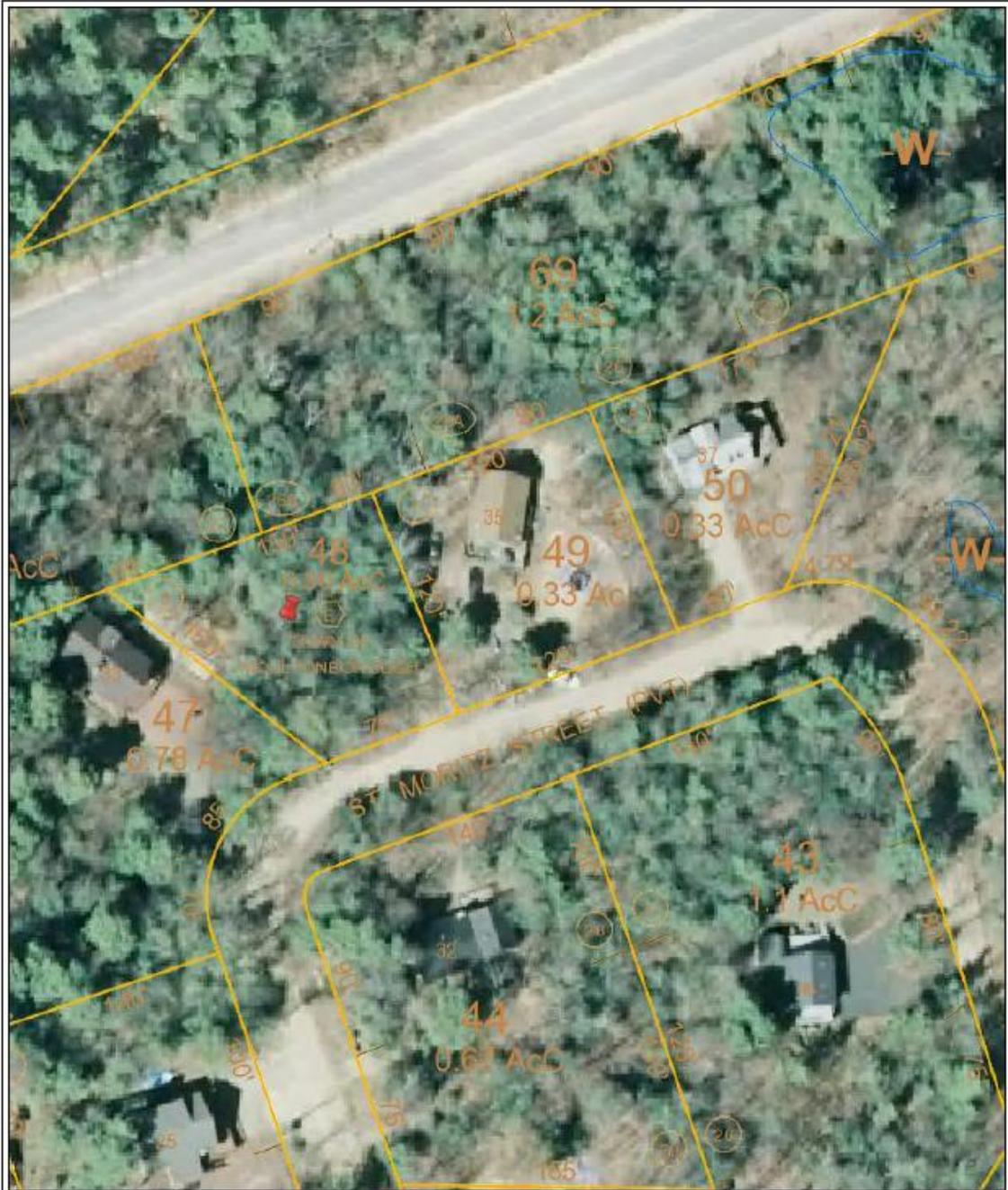
Permit ID	Issue Date	Type	Description	Amount	Resp. Date	% Comp.	Date Comp.	Comments
BUILDING PERMIT RECORD								
	12/10/2007							
	2/20/2004							

Date	Type	IS	ID	CD	Purpose/Result
VISIT/CHANGE HISTORY					

B Use # Code	Use Description	Zone	Frontage	Depth	Units	Unit Price	L. Factor	S. Area	D. Disc	C. Factor	ST. Adj.	SI. Adj.	Notes-Adj	Rec Y/N	CU Cond	Special Pricing	Adi. Price	Land Value
I 9035	TOWN-PROP MDL-00	P			13,068	SF	3.93	1,100	5	1,000	0.50	SV1	1.50	N	0.000		2,295	38,500
Total Card Land Units: 0.30 AC Parcel Total Land Area: 0.3 AC Total Land Value: 38,500																		

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)								
Element	CD	Ch Description	Element	CD	Ch Description							
Model	00	Vacant										
MIXED USE												
			Code Description			Percentage						
			9035 TOWN-PROP MDL-00			100						
COST/MARKET VALUATION												
			Adj. Base Rate:			0.00						
			Section, RCN:			0						
			Net Other Adj:			0.00						
			Replace Cost			0						
			AVB			0						
			EYB			0						
			Dep Code									
			Remodel Rating									
			Year Remodeled									
			Dep %									
			Functional Obshne									
			External Obshne									
			Cost Trend Factor									
			Condition									
			% Complete									
			Overall % Cond									
			Apprais Val									
			Dep % Ovr									
			Dep Ovr Comment									
			Mise Imp Ovr									
			Mise Imp Ovr Comment									
			Cost to Cure Ovr									
			Cost to Cure Ovr Comment									
OB-OUTBUILDING & YARD ITEMS(L) / XE-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Description	UB Units	Unit Price	Yr	Code	Dp	Rt	Chd	%Chd	Appr Value
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description		Living Area		Gross Area		Est. Area		Unit Cost		Underprec. Value	
			0		0		0		0			
TL Gross Liv/Lease Area:												

No Photo On Record



Map 098 Lot 048 St Moritz Street
 Moultonborough, NH
 1 Inch = 69 Feet



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CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)											
Element	Ch. Description	Element	Ch. Description										
Model	Vacant												
		MIXED USE											
		Code Description	Percentage										
		9035 TOWN-PROP MDL-00	100										
COST/MARKET VALUATION													
Adj. Base Rate: 0.00													
Section RCN: 0													
Net Other Adj: 0.00													
Replace Cost: 0													
ATB: 0													
EYB: 0													
Dep Code													
Remodel Rating													
Year Remodeled													
Dep %													
Functional Obshc													
External Obshc													
Cost Trend Factor													
Condition													
% Complete													
Overall % Cond													
Apprais Val													
Dep % Ovr													
Dep Ovr Comment													
Misc Imp Ovr													
Misc Imp Ovr Comment													
Cost to Cure Ovr													
Cost to Cure Ovr Comment													
OB-OUTBUILDING & YARD ITEMS(I) / XF-BUILDING EXTRA FEATURES(B)													
Code	Description	Sub	Sub Descrip	U/B Units	Unit Price	By	Code	Dep	Rt	Cond	%Cnd	Apr	Value
BUILDING SUB-AREA SUMMARY SECTION													
Code	Description			Living Area	Gross Area		Eff. Area			Unit Cost		Undeprec. Value	
				Ttl. Gross Liv/Lease Area:	0		0		0				

No Photo On Record



Map 072 Lot 070 Mountain View Drive
 Moultonborough, NH
 1 Inch = 55 Feet



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CARTOGRAPHIC ASSOCIATES, INC.

Property Location: EVANS ROAD
 Vision ID: 2071

Account # N00800

MAP ID: 018 / 022/000 000/000

Bldg #: 1 of 1 Bidg Name: 1 of 1 Card 1 of 1

State Use: 9035

Print Date: 07/01/2011 10:14

CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)																																																	
Element	Cd Ch Description	Element	Cd Ch Description																																																
Model	00 Vacant																																																		
		<table border="1"> <thead> <tr> <th>Code</th> <th>Description</th> <th>Percentage</th> </tr> </thead> <tbody> <tr> <td>9035</td> <td>TOWN-PROP MDI-00</td> <td>100</td> </tr> </tbody> </table>		Code	Description	Percentage	9035	TOWN-PROP MDI-00	100																																										
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9035	TOWN-PROP MDI-00	100																																																	
		<table border="1"> <thead> <tr> <th colspan="2">COST/MARKET VALUATION</th> </tr> </thead> <tbody> <tr> <td>Adj. Base Rate:</td> <td>0.00</td> </tr> <tr> <td>Section, RCN:</td> <td>D</td> </tr> <tr> <td>Net Other Adj:</td> <td>0.00</td> </tr> <tr> <td>Replace Cost:</td> <td>D</td> </tr> <tr> <td>AYB</td> <td>D</td> </tr> <tr> <td>EYB</td> <td>D</td> </tr> <tr> <td>Dep Code</td> <td></td> </tr> <tr> <td>Remodel Rating</td> <td></td> </tr> <tr> <td>Year Remodeled</td> <td></td> </tr> <tr> <td>Dep %</td> <td></td> </tr> <tr> <td>Functional Obshc</td> <td></td> </tr> <tr> <td>External Obshc</td> <td></td> </tr> <tr> <td>Cost Trend Factor</td> <td></td> </tr> <tr> <td>Condition</td> <td></td> </tr> <tr> <td>% Complete</td> <td></td> </tr> <tr> <td>Overall % Cond</td> <td></td> </tr> <tr> <td>Apprais Val</td> <td></td> </tr> <tr> <td>Dep % Ov</td> <td></td> </tr> <tr> <td>Dep Ov Comment</td> <td></td> </tr> <tr> <td>Mise Imp Ov Comment</td> <td></td> </tr> <tr> <td>Mise Imp Ov Comment</td> <td></td> </tr> <tr> <td>Cost to Cure Ov</td> <td></td> </tr> <tr> <td>Cost to Cure Ov Comment</td> <td></td> </tr> </tbody> </table>		COST/MARKET VALUATION		Adj. Base Rate:	0.00	Section, RCN:	D	Net Other Adj:	0.00	Replace Cost:	D	AYB	D	EYB	D	Dep Code		Remodel Rating		Year Remodeled		Dep %		Functional Obshc		External Obshc		Cost Trend Factor		Condition		% Complete		Overall % Cond		Apprais Val		Dep % Ov		Dep Ov Comment		Mise Imp Ov Comment		Mise Imp Ov Comment		Cost to Cure Ov		Cost to Cure Ov Comment	
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Code	Description	Sub Description	U/B Limits	Unit Price	%	Code	Dp R	Chd	%Cnd	Apr Value																																									
BUILDING SUB-AREA SUMMARY SECTION																																																			
Code	Description	Living Area	Gross Area	Est. Area	Unit Cost	Undeprec. Value																																													
		Ttl. Gross Liv/Lease Area:		0	0	0																																													

No Photo On Record



Map 018 Lot 022 Evans Road
 Moultonborough, NH
 1 Inch = 95 Feet



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CARTOGRAPHIC ASSOCIATES, INC.

Property Location: EVANS ROAD
 Vision ID: 2070

Account # N00790

MAP ID: 018 / 028/000 0000/000

Bldg #: 1 of 1
 Sec #: 1 of 1
 Card 1 of 1

State Use: 9035
 Print Date: 07/01/2011 10:15

CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)									
Element	Ch Description	Element	Ch Description								
Model	00 Vacant										
		MIXED USE									
		Code Description	Percentage								
		9035 TOWN-PROP MDL-00	100								
COST/MARKET VALUATION											
Adj. Base Rate: D.00											
Section RCH: D											
Net Other Adj: D.00											
Replace Cost: D											
AYB: D											
EYB: D											
Dep Code: D											
Remodel Rating: D											
Year Remodeled: D											
Dep %: D											
Functional Obshc: D											
External Obshc: D											
Cost Trend Factor: D											
Condition: D											
% Complete: D											
Overall % Cond: D											
Apprais Val: D											
Dep % Ovr: D											
Dep Ovr Comment: D											
Misc Imp Ovr Comment: D											
Cost to Cure Ovr Comment: D											
Cost to Cure Ovr Comment: D											
OB-OUTBUILDING & YARD ITEMS(U) / XF-BUILDING EXTRA FEATURES(B)											
Code	Description	Sub	Sub Descrip	LB/Units	Unit Price	Qty	Dep	Rt	Cond	%Cnd	Apr Value
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Gross Area	Eff Area	Unit Cost	Underprec Value					
TIL Gross Liv/Lease Area:							0	0	0	0	

No Photo On Record



Map 018 Lot 028 Evans Road
Moultonborough, NH
1 Inch = 95 Feet



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CARTOGRAPHIC ASSOCIATES, INC.

**Parcel 7:
Map 018 Lot 029 Evans Road**

Property Location: EVANS ROAD Account # N00810 MAP ID: 018 / 029/000 000/000 Bidg Name: Bldg #: 1 of 1 Card 1 of 1 State Use: 9035
 Vision ID: 2069 Vision ID: 2069 Account # N00810 MAP ID: 018 / 029/000 000/000 Bidg #: 1 of 1 Card 1 of 1 Print Date: 07/01/2011 10:15

CURRENT OWNER
 MOULTONBOROUGH TOWN OF
 PO BOX 139
 MOULTONBOROUGH, NH 03254
 Additional Owners:
 MOULTONBOROUGH, NH 03254
 OLD MBLU
 BAY SEWER

TOPO UTILITIES STREET/ROAD LOCATION
 4 Rolling 1 Paved 3 Rural
 SUPPLEMENTAL DATA
 Other ID: 073/003/000/000/
 OLD MBLU 073/003/000/000/
 BAY SEWER

RECORD OF OWNERSHIP
 MOULTONBOROUGH TOWN OF
 MOULTONBOROUGH TOWN OF
 NICKERSON DAVID W

EXEMPTIONS
 Year Type Description Amount Code Description Number Amount Comm. Int.

OTHER ASSESSMENTS
 Total: 60,200

ASSESSING NEIGHBORHOOD
 NBHD/SUB NBHD NAME TRACING BATCH
 0001/A

NOTES
 TAX LIEN 2/8/06
 11/1/06 CORRECTIVE TAX COLLECTOR DEED

PREVIOUS ASSESSMENTS (HISTORY)
 Total: 60,200

APPAISED VALUE SUMMARY
 Appraised Bldg Value (Card) 0
 Appraised XE (B) Value (Bldg) 0
 Appraised OB (L) Value (Bldg) 0
 Appraised Land Value (Bldg) 60,200
 Special Land Value 0
 Total Appraised Parcel Value 60,200
 Adjustment: 0
 Net Total Appraised Parcel Value 60,200

BUILDING PERMIT RECORD
 Permit ID Issue Date Type Description Amount Insp. Date % Comp. Date Comp. Comments

LAND LINE VALUATION SECTION
 B Use # Code Description Zone Frontage Depth Units SF Unit Price Factor A S A Dge Factor C ST ST Adj Notes Adj Rec Y/N Cond Special Pricing Unit Price Land Value
 1 9035 TOWN-PROP MDL-00 P 30.056 30.056 2.00 1.00 5 1.0000 1.00 0.00 0.00 N 0.000 2.00 60,200

VISIT/CHANGE HISTORY
 Date Type IS ID CD Purpose/Result
 11/16/2007 RP QC Quality Control
 4/18/2006 PM QC Quality Control
 1/29/2004 TB QC Quality Control
 Messur-Listed

VISION

Total Card Land Units: 0.69 AC Parcel Total Land Area: 0.69 AC Total Land Value: 60,200

Property Location: EVANS ROAD

Account # N00810

MAP ID: 018 / 029/000 000/000

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 9035

Print Date: 07/01/2011 10:15

CONSTRUCTION DETAIL

CONSTRUCTION DETAIL (CONTINUED)

Element	CD	Ch Description	Element	CD	Ch Description
Model	00	Vacant			

MIXED USE

Code	Description	Percentage
9035	TOWN-PROP MDL-00	100

COST/MARKET VALUATION

Adj. Base Rate:	0.00
Section RCN:	0
Net Other Adj:	0.00
Release Cost:	0
ATB:	0
EVB:	0
Dep Code:	
Remodel Rating:	
Year Remodeled:	
Dep %:	
Functional Obshnc:	
External Obshnc:	
Cost Trend Factor:	
Condition:	
% Complete:	
Overall % Cond:	
Apprais Val:	
Dep % Ov:	
Dep Ov Comment:	
Misc Imp Ov:	
Misc Imp Ov Comment:	
Cost to Cure Ov:	
Cost to Cure Ov Comment:	

OB-OUTBUILDING & YARD ITEMS(D) / X-BUILDING EXTRA FEATURES(B)

Code	Description	Sub Description	L/B Units	Unit Price	Yr	Est	Dep	Ry	Kind	%Cond	App Value
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprc. Value					

Ttl. Gross Liv/Lease Area:

0

0

0

No Photo On Record



Map 018 Lot 029 Evans Road
 Moultonborough, NH
 1 Inch = 95 Feet



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**Parcel 8:
Map 018 Lot 033 Ben Berry Road**

Property Location: BEN BERRY ROAD		Account # N00820		MAP ID: 018 / 033/000 000/000		Bldg #: 1 of 1		Bldg Name:		State Use: 9035																																																																																	
Vision ID: 2088		Moultontborougtown of		Moultontborougtown of		Moultontborougtown of		Moultontborougtown of		Print Date: 07/01/2011 10:18																																																																																	
<p>RECORD OF OWNERSHIP</p> <p>MOULTONTBOROUGH TOWN OF MOULTONTBOROUGH TOWN OF NICKERSON DAVID W</p> <p>Additional Owners: MOULTONTBOROUGH, NH 03254</p> <p>Other ID: OLD MBLU 073/021/B00/000/ BAY SEWER</p> <p>GIS ID: 018033000</p> <p>ASSOC PID#</p>																																																																																											
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CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

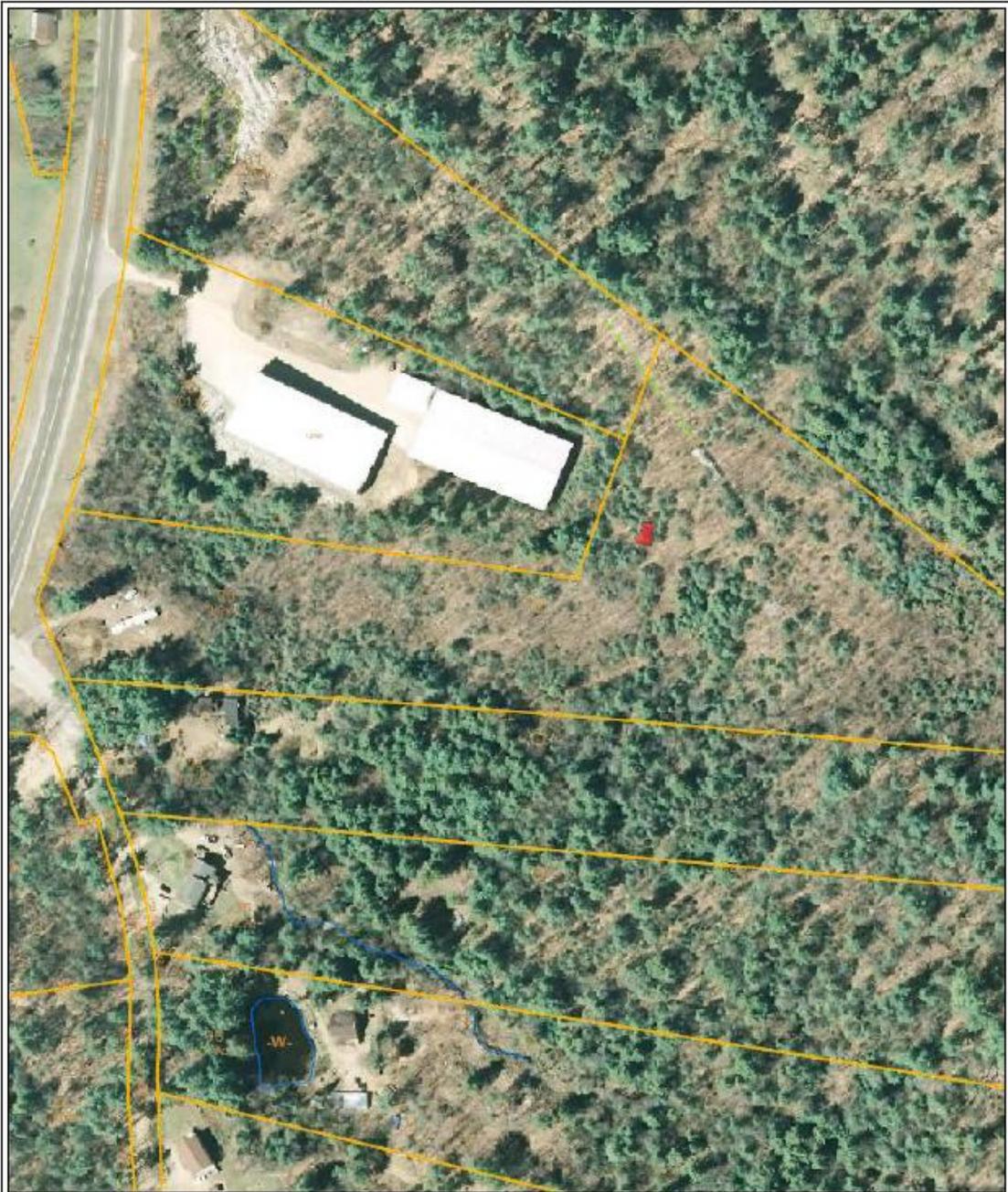
Element	CD	Ch. Description	Element	CD	Ch. Description
Model	00	Vacant			
MIXED USE					
			Code Description		Percentage
			9035 TOWN-FROP MDL-00		100

COST/MARKET VALUATION	
Adj. Base Rate:	0.00
Section, RCN:	0
Net Other Adj:	0.00
Replace Cost	0
AYB	
EYB	0
Dep Code	
Remodel Rating	
Year Remodeled	
Dep %	
Functional Obsolete	
External Obsolete	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	
Apprais Val	
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

OB-OUTBUILDING & YARD ITEMS(U) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Description	U/B Units	Unit Price	Qty	Code	Dep	Rt	Chd	%Chd	Appr Value
BUILDING SUB-AREA SUMMARY SECTION												
	Code Description		Living Area		Gross Area		Eff. Area		Unit Cost		Indeprec. Value	
Ttl. Gross Liv/Lease Area:												0

No Photo On Record



Map 018 Lot 033 Ben Berry Road
Moultonborough, NH
1 Inch = 190 Feet



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BID FORMS

Town of Moultonborough

Tax Deed Property Sale

Bid Form

(Please Use a Separate Form for Each Parcel you are Bidding On)

(Please Print or Type)

Name of Bidder: _____

Address: _____

Contact Person: _____

Telephone _____ Fax _____

eMail

Submitted herewith is my bid for Parcel # _____ Map # _____ Lot # _____:

In Numbers

In Words (Dollars and Cents)

This bid is accompanied by a bid deposit (cash or bank check) in the amount of \$350.00 which you may hold for forty five (45) days while you evaluate my bid. I understand that I forfeit this deposit if I do not pay to you, in addition to the foregoing, the sum I bid above within fifteen (15) days of being notified I am the apparent high bidder.

I certify, under the penalties of perjury, that (1) I have had an opportunity to view the full bid package and am aware it was my responsibility to perform my own due diligence appropriate to the purchase of real estate, (2) I am fully authorized to submit this bid, (3) I have not engaged in discussions, negotiations, or collusion with any person to determine what my bid will be and (4) that I, to the best of my knowledge and belief, have paid all local taxes, fees, assessments, betterments or other municipal charges that I am liable for.

Signature