Map: 000R17 **Lot: 000016** **Sub: 000000** **Card: 1 of 1** **7 KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

OWNER INFORMATION

KAMON, KAREN M

7 KENLIN LN

KINGSTON, NH 03848-3311

SALES HISTORY

Date	Book	Page	Type	Price	Grantor

PICTURE

LISTING HISTORY

01/22/14	KCM
05/17/10	KCM
04/07/03	BW O
04/01/03	SH X

NOTES

NATURAL, *UPSTAIRS NO HEAT, OPEN TO DOWNSTAIRS, REMOVE CARPORT, ADJ SHED COND 5/10KC

EXTRA FEATURES VALUATION

Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes
SHED-WOOD	80	10 x 8	260	10.00	60	1,248	
						1,200	

MUNICIPAL SOFTWARE BY AVITAR

KINGSTON ASSESSING OFFICE

PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2014	$ 111,000	$ 1,200	$ 76,125
		Parcel Total:	$ 188,325
2015	$ 111,000	$ 1,200	$ 76,025
		Parcel Total:	$ 188,225
2016	**$ 111,000**	**$ 1,200**	**$ 76,025**
		Parcel Total:	**$ 188,225**

LAND VALUATION

Zone: RRAQ RR W/AQUIFER **Minimum Acreage:** 3.00 **Minimum Frontage:** 200 **Site:** **Driveway:** **Road:**

Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
1F RES	0.700 ac	74,900	E	100	100	100	100		100	74,900	0	N	74,900	
UNMNGD PINE	7.500 ac	x 2,000	X	95					95	13,500	90	N	1,074	TOPO
WETLANDS	3.000 ac	x 2,000	X	95					100	5,700	100	N	51	
	11.200 ac									94,100			**76,025**	

Map: 000R17 Lot: 000016 Sub: 000000 Card: 1 of 1 7 KENLIN LN KINGSTON Printed: 09/07/2016

PICTURE



OWNER

KAMON, KAREN M

7 KENLIN LN

KINGSTON, NH 03848-3311

TAXABLE DISTRICTS

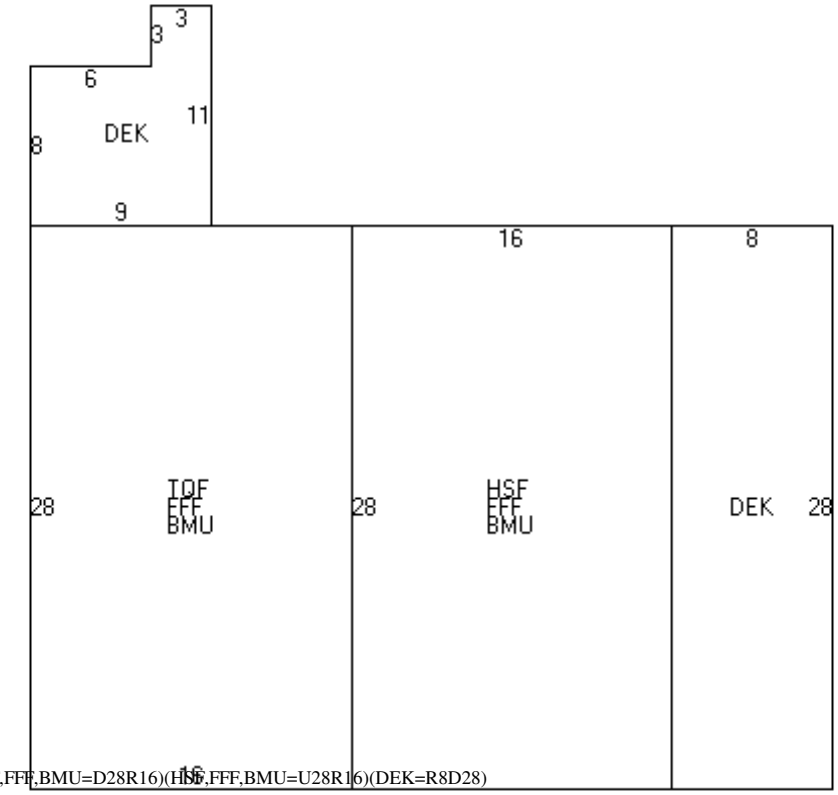
District	Percentage

PERMITS

Date	Permit ID	Permit Type	Notes

BUILDING DETAILS

Model:	**1.75 STORY FRAME CAPE**		
Roof:	**GABLE HIP/ASPHALT**		
Ext:	**WOOD SHINGLE**		
Int:	**DRYWALL**		
Floor:	**CARPET**		
Heat:	**OIL/FA DUCTED**		
Bedrooms:	**3**	Baths: **1.5**	Fixtures:
	Extra Kitchens:		Fireplaces:
A/C:	**No**		Generators:
Quality:	**A0 AVG**		
Com. Wall:			
Size Adj:	**1.0473**	Base Rate:	**RSA 80.00**
		Bldg. Rate:	**0.9954**
		Sq. Foot Cost:	**$ 79.63**



(DEK=U11L3D3L6D8R9)L9(TQF,FFF,BMU=D28R16)(HSF,FFF,BMU=U28R16)(DEK=R8D28)

BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	305	0.10	31
TQF	3/4 STRY FIN	448	0.75	336
FFF	FST FLR FIN	896	1.00	896
BMU	BSMNT	896	0.15	134
HSF	1/2 STRY FIN	448	0.50	224
GLA:	**1,456**	**2,993**		**1,621**

2013 BASE YEAR BUILDING VALUATION

Market Cost New:		**$ 129,080**
Year Built:		**1983**
Condition For Age:	AVERAGE	**14 %**
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		**14 %**
Building Value:		**$ 111,000**

Map: 000R17 **Lot: 000028** **Sub: 00000A** **Card: 1 of 1** **4A KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

OWNER INFORMATION

QADRY, FULLER
LEAHY, SARA
4A KENLIN LANE

KINGSTON, NH 03848

SALES HISTORY

Date	Book	Page	Type	Price	Grantor
05/25/2016	5717	0981	Q I	241,000	ROCHON, MARC G
04/29/2014	5525	0657	Q I	205,000	OLOFSON, TROY
11/23/2005	4584	1644	Q I	158,000	JLCL
04/11/2005	4463	1577	Q I	125,000	BIRCKHOLTZ

PICTURE

LISTING HISTORY

01/21/14	KCM	
05/19/10	KCM	ADD CENTRAL AIR
04/16/08	KCO	CONDO 100% COMP
04/24/07	JARX	NEW CONDEX
03/27/06	JARX	OLD BUILD GONE CHK 07 FC
04/01/03	KJ O	
03/31/03	SH X	

NOTES

D-34633. TAN.

EXTRA FEATURES VALUATION

Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes
KENLIN LN CONDO	1		100	52,000.00	100	52,000	
						52,000	

MUNICIPAL SOFTWARE BY AVITAR

KINGSTON ASSESSING OFFICE

PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2014	$ 153,700	$ 52,000	$ 0
		Parcel Total: $ 205,700	
2015	$ 153,700	$ 52,000	$ 0
		Parcel Total: $ 205,700	
2016	**$ 153,700**	**$ 52,000**	**$ 0**
		Parcel Total: $ 205,700	

LAND VALUATION

Zone: RRAQ RR W/AQUIFER **Minimum Acreage:** 3.00 **Minimum Frontage:** 200 **Site:** **Driveway:** **Road:**

Land Type 1F RES **Neighborhood:** E

Cond	Ad Valorem	SPI	R	Tax Value	Notes

0 ac

Map: 000R17 **Lot: 000028** **Sub: 00000A** **Card: 1 of 1** **4A KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

PICTURE



OWNER

QADRY, FULLER
LEAHY, SARA
4A KENLIN LANE

KINGSTON, NH 03848

TAXABLE DISTRICTS

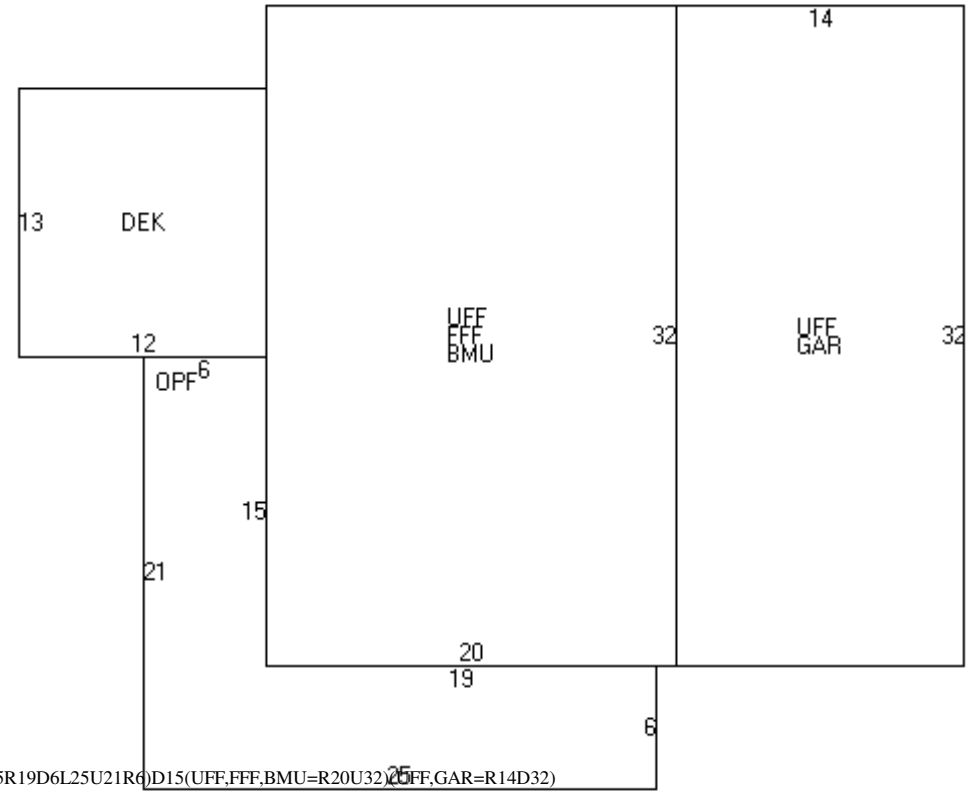
District	Percentage

PERMITS

Date	Permit ID	Permit Type	Notes
12/30/05	R17-28	NEW BUILDING	NEW DUPLEX

BUILDING DETAILS

Model: **2.00 STORY FRAME CONDEX**
Roof: **GABLE HIP/ASPHALT**
Ext: **VINYL SIDING**
Int: **DRYWALL**
Floor: **HARDWOOD/CARPET**
Heat: **GAS/FA DUCTED**
Bedrooms: **3** Baths: **2.5** Fixtures:
Extra Kitchens: Fireplaces:
A/C: **Yes** **100.00 %** Generators:
Quality: **A1 AVG+10**
Com. Wall:
Size Adj: **0.9793** Base Rate: **RCD 73.00**
Bldg. Rate: **1.0768**
Sq. Foot Cost: **$ 78.61**



(DEK=D13R12)(OPF=D15R19D6L25U21R6)D15(UFF,FFF,BMU=R20U32)(UFF,GAR=R14D32)

BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	156	0.10	16
OPF	OPEN PORCH FIN	240	0.25	60
UFF	UPPER FLR FIN	1088	1.00	1088
FFF	FST FLR FIN	640	1.00	640
BMU	BSMNT	640	0.15	96
GAR	GARAGE	448	0.45	202
GLA:	**1,728**	**3,212**		**2,102**

2013 BASE YEAR BUILDING VALUATION

Market Cost New:		**$ 165,238**
Year Built:		**2006**
Condition For Age:	AVERAGE	**7 %**
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		**7 %**
Building Value:		**$ 153,700**

Map: 000R17 **Lot: 000028** **Sub: 00000B** **Card: 1 of 1** **4B KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

OWNER INFORMATION

HART, JAMES J

4B KENLIN LANE

KINGSTON, NH 03848

SALES HISTORY

Date	Book	Page	Type	Price	Grantor
11/27/2013	5498	460	Q I	203,000	OLOFSON, TROY

PICTURE

LISTING HISTORY

01/21/14 KCM
05/19/10 KCML
04/24/07 JARX

NOTES

TAN; 4/07 NEW CONDEX 100% JAR, SPOKE W/ TENANT, CORRECT BDRM & BTH COUNT, ADD CENTRAL AIR 5/10KC

EXTRA FEATURES VALUATION

Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes
KENLIN LN CONDO	1		100	52,000.00	100	52,000	
						52,000	

MUNICIPAL SOFTWARE BY AVITAR

KINGSTON ASSESSING OFFICE

PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2014	$ 153,700	$ 52,000	$ 0
		Parcel Total: $ 205,700	
2015	$ 153,700	$ 52,000	$ 0
		Parcel Total: $ 205,700	
2016	**$ 153,700**	**$ 52,000**	**$ 0**
		Parcel Total: $ 205,700	

LAND VALUATION

Zone: RRAQ RR W/AQUIFER **Minimum Acreage:** 3.00 **Minimum Frontage:** 200 **Site:** **Driveway:** **Road:**

Land Type 1F RES **Neighborhood:** E

Cond	Ad Valorem	SPI	R	Tax Value	Notes

0 ac

Map: 000R17 **Lot: 000028** **Sub: 00000B** **Card: 1 of 1** **4B KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

PICTURE



OWNER

HART, JAMES J

4B KENLIN LANE

KINGSTON, NH 03848

TAXABLE DISTRICTS

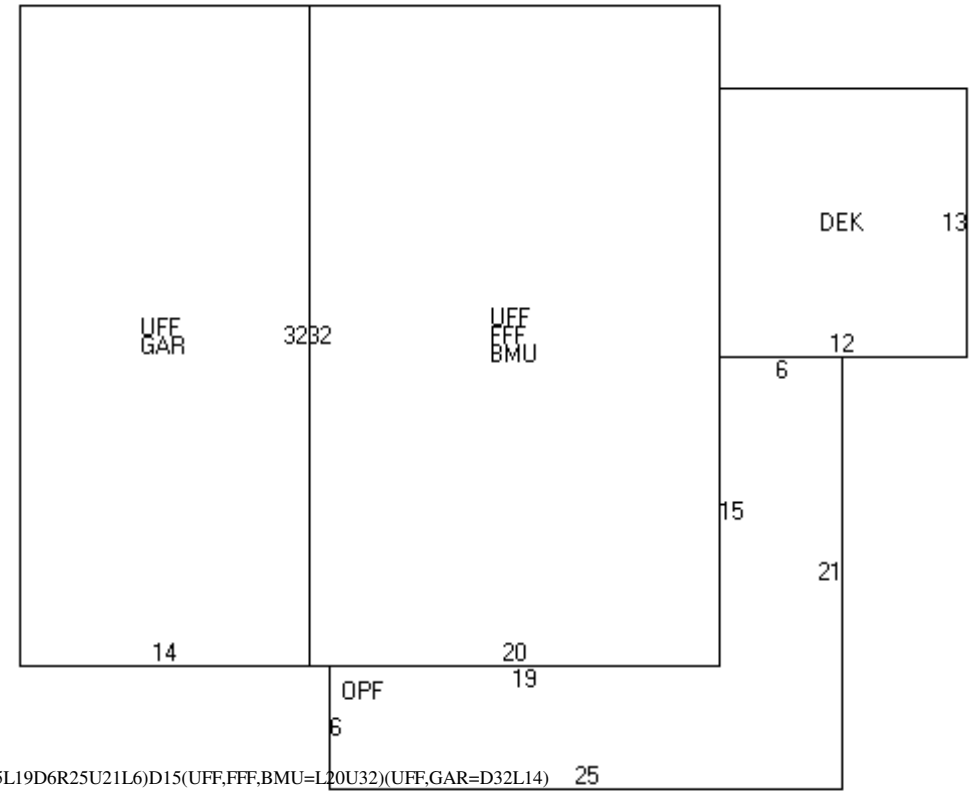
District	Percentage

PERMITS

Date	Permit ID	Permit Type	Notes

BUILDING DETAILS

Model: **2.00 STORY FRAME CONDEX**
Roof: **GABLE HIP/ASPHALT**
Ext: **VINYL SIDING**
Int: **DRYWALL**
Floor: **HARDWOOD/CARPET**
Heat: **GAS/FA DUCTED**
Bedrooms: **3** Baths: **2.5** Fixtures:
Extra Kitchens: Fireplaces:
A/C: **Yes** **100.00 %** Generators:
Quality: **A1 AVG+10**
Com. Wall:
Size Adj: **0.9793** Base Rate: **RCD 73.00**
Bldg. Rate: **1.0768**
Sq. Foot Cost: **$ 78.61**



(DEK=D13L12)(OPF=D15L19D6R25U21L6)D15(UFF,FFF,BMU=L20U32)(UFF,GAR=D32L14)

BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	156	0.10	16
OPF	OPEN PORCH FIN	240	0.25	60
UFF	UPPER FLR FIN	1088	1.00	1088
FFF	FST FLR FIN	640	1.00	640
BMU	BSMNT	640	0.15	96
GAR	GARAGE	448	0.45	202
GLA:	**1,728**	**3,212**		**2,102**

2013 BASE YEAR BUILDING VALUATION

Market Cost New:		**$ 165,238**
Year Built:		**2006**
Condition For Age:	AVERAGE	**7 %**
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		**7 %**
Building Value:		**$ 153,700**

Map: 000R17 **Lot: 000039** **Sub: 000000** **Card: 1 of 1** **3 KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

OWNER INFORMATION

DANIERA, LLC

152 SOUTH MAST STREET

GOFFSTOWN, NH 03045

SALES HISTORY

Date	Book	Page	Type	Price	Grantor
08/31/2016	5748	2170	Q I	73,000	TRIPP, SHIRLEY A.
05/12/1982	2412	786	U I 82		AUCOIN, GARFIELD A

PICTURE

LISTING HISTORY

02/27/15	KCPU	
01/21/14	KCM	
05/20/10	KCML	ADD SHED
04/01/03	SH O	

NOTES

D-2618. WHITE, (CHANGES MADE @ HEARINGS---SH),

EXTRA FEATURES VALUATION

Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes
SHED-WOOD	48	8 x 6	393	10.00	60	1,132	
EQUIPMENT SHED	120	10 x 12	193	7.25	40	672	PLASTIC SHED
						1,800	

MUNICIPAL SOFTWARE BY AVITAR

KINGSTON ASSESSING OFFICE

PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2014	$ 28,300	$ 1,800	$ 77,000
		Parcel Total:	$ 107,100
2015	$ 28,300	$ 1,800	$ 77,000
		Parcel Total:	$ 107,100
2016	**$ 28,300**	**$ 1,800**	**$ 77,000**
		Parcel Total:	**$ 107,100**

LAND VALUATION

Zone: RRAQ RR W/AQUIFER **Minimum Acreage:** 3.00 **Minimum Frontage:** 200 **Site:** **Driveway:** **Road:**

Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
1F RES	1.000 ac	77,000	E	100	100	100	100		100	77,000	0	N	77,000	
	1.000 ac									77,000			**77,000**	

Map: 000R17 **Lot: 000039** **Sub: 000000** **Card: 1 of 1** **3 KENLIN LN** **KINGSTON** **Printed: 09/07/2016**

PICTURE



OWNER

DANIERA, LLC

152 SOUTH MAST STREET

GOFFSTOWN, NH 03045

TAXABLE DISTRICTS

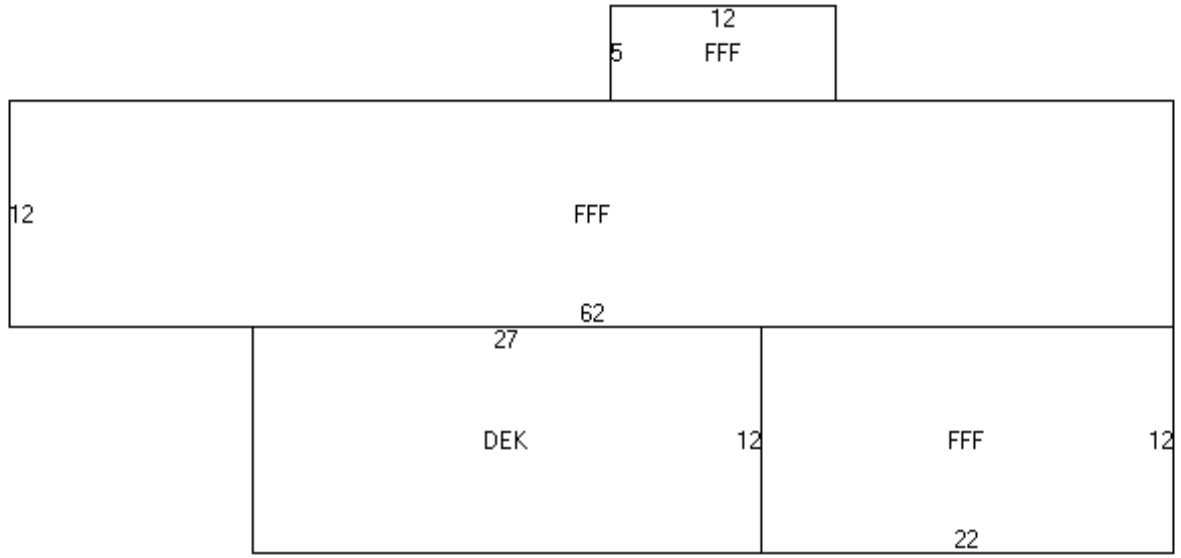
District	Percentage

PERMITS

Date	Permit ID	Permit Type	Notes
04/08/14	R17-39	ELECTRIC PERMIT	REPLACE WIRE FEEDING M

BUILDING DETAILS

Model: **1.00 STORY FRAME MOBILEHOME**
Roof: **GABLE HIP/METAL/TIN**
Ext: **ALUM SIDING**
Int: **PLYWOOD PANEL**
Floor: **CARPET**
Heat: **OIL/FA DUCTED**
Bedrooms: **2** Baths: **1.0** Fixtures:
Extra Kitchens: Fireplaces:
A/C: **No** Generators:
Quality: **A0 AVG**
Com. Wall:
Size Adj: **0.9318** Base Rate: **MHS 45.00**
Bldg. Rate: **0.8666**
Sq. Foot Cost: **$ 39.00**



(FFF=D12R62)(FFF=D12L22)(DEK=U12L27)L13U12R32(FFF=U5R12)

BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1068	1.00	1068
DEK	DECK/ENTRANCE	324	0.10	32
GLA:	**1,068**	**1,392**		**1,100**

2013 BASE YEAR BUILDING VALUATION

Market Cost New:		**$ 42,900**
Year Built:		**1968**
Condition For Age:	AVERAGE	**34 %**
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		**34 %**
Building Value:		**$ 28,300**