

Map: 000R34

Lot: 000044

Sub: 000000

Card: 1 of 1

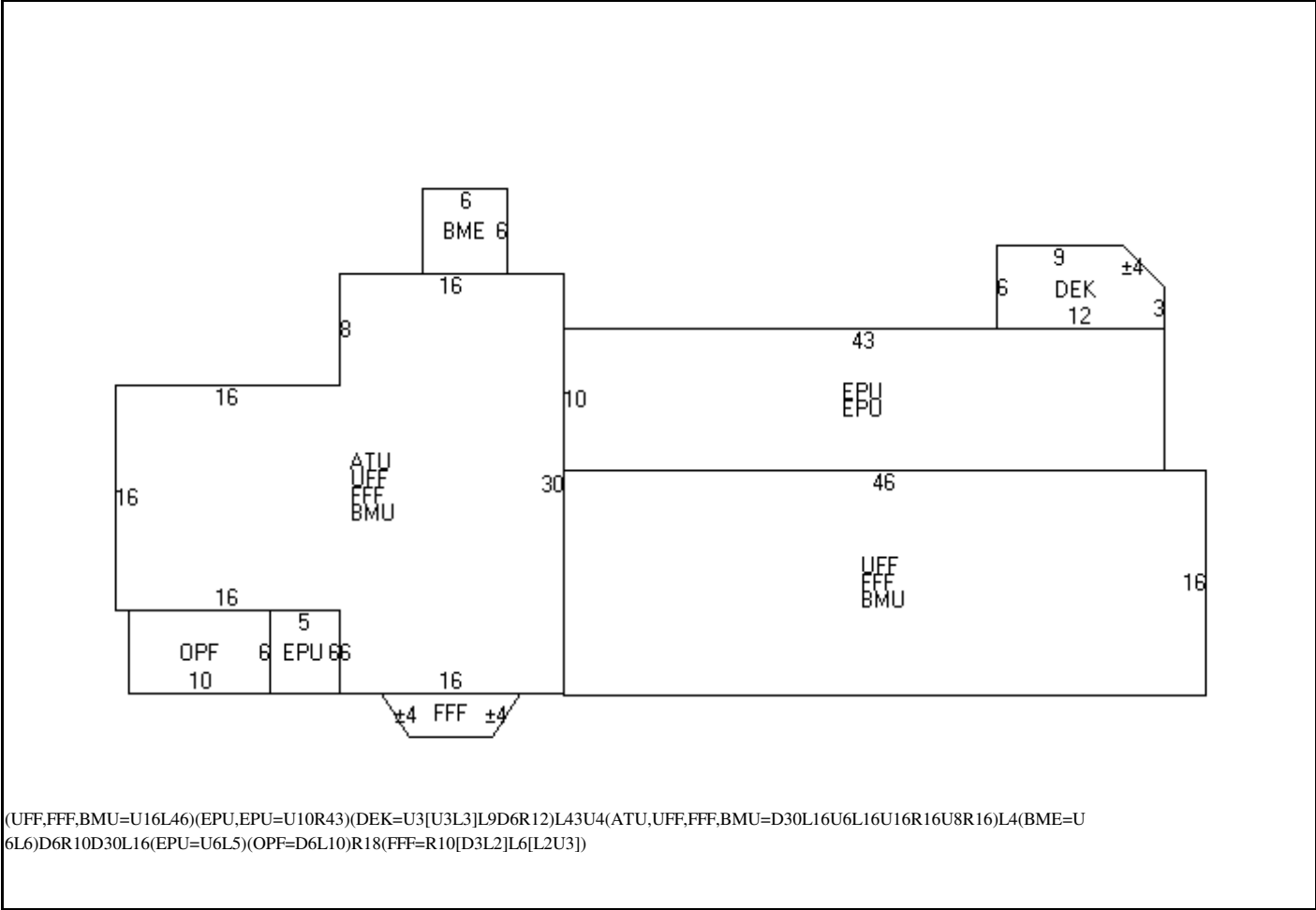
6 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY				PICTURE																																
CW STATION, LLC 6 LITTLE RIVER ROAD KINGSTON, NH 03848				Date	Book	Page	Type	Price		Grantor																														
				02/11/2016	5691	1695	Q I	345,000		H & G REALTY TRUST																														
				10/03/2014	5565	1192	U I 27	250,000		LABRANCHE, VICTOR P.,																														
				11/26/2003	4199	1565	U I 38			LABRANCHE																														
LISTING HISTORY				NOTES																																				
04/11/16 KCPU 06/11/12 KCM 05/06/03 SH X				D-37767 (LOT LINE ADJUSTMENT WITH LOT 44-1; ACREAGE CHANGE TO 80.71). WHITE. CORRECT LABELING-SIDING&EXTRA FEATURES 6/12KC D-37844 AND 5465-0723 FOR CONSERVATION DOCS RELATING TO THIS AND TO R40, LOT 17. THE TWO LOTS WILL BE MERGED FOR 2014 ON AND BOTH ARE UNDER US NRCS EASEMENT THROUGH THE SELT NH. FOR TOTAL OF 93.06 ACRES. NOH EST UC 20% CHK 2017 FOR CHNGS 4/16KC																																				
EXTRA FEATURES VALUATION												MUNICIPAL SOFTWARE BY AVITAR																												
Feature Type		Units	Lngh x Width	Size Adj	Rate	Cond	Market Value		Notes																															
BARN 2STRY		1,944	36 x 54	68	23.00	60	18,242		KINGSTON ASSESSING OFFICE PARCEL TOTAL TAXABLE VALUE <table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2014</td><td>\$ 151,500</td><td>\$ 90,300</td><td>\$ 21,570</td></tr><tr><td colspan="4">Parcel Total: \$ 263,370</td></tr><tr><td>2015</td><td>\$ 151,500</td><td>\$ 90,300</td><td>\$ 20,158</td></tr><tr><td colspan="4">Parcel Total: \$ 261,958</td></tr><tr><td>2016</td><td>\$ 95,400</td><td>\$ 90,300</td><td>\$ 20,158</td></tr><tr><td colspan="4">Parcel Total: \$ 205,858</td></tr></table>				Year	Building	Features	Land	2014	\$ 151,500	\$ 90,300	\$ 21,570	Parcel Total: \$ 263,370				2015	\$ 151,500	\$ 90,300	\$ 20,158	Parcel Total: \$ 261,958				2016	\$ 95,400	\$ 90,300	\$ 20,158	Parcel Total: \$ 205,858			
Year	Building	Features	Land																																					
2014	\$ 151,500	\$ 90,300	\$ 21,570																																					
Parcel Total: \$ 263,370																																								
2015	\$ 151,500	\$ 90,300	\$ 20,158																																					
Parcel Total: \$ 261,958																																								
2016	\$ 95,400	\$ 90,300	\$ 20,158																																					
Parcel Total: \$ 205,858																																								
SHED2STORY		800		100	5.00	70	2,800																																	
SHED-WOOD		240	12 x 20	127	10.00	60	1,829																																	
BARN		9,360	260 x 36	62	16.20	70	65,808																																	
SHED-WOOD		128	8 x 16	185	10.00	70	1,658																																	
							90,300																																	
LAND VALUATION																																								
Zone: SFAGA SFR AGR AQUIFE				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																										
2F RES	1.840 ac	80,000	F	110	100	100	100		5	4,400	0	N	4,400	CONSERVATION EASE																										
FARM LAND	4.160 ac	x 2,000	X	68					100	5,700	100	N	1,658																											
FARM LAND	2,000.000 ff	x 100	F	110					100	220,000	0	N	0																											
FARM LAND	35.000 ac	x 2,000	X	68					100	47,600	80	N	11,326																											
UNMNGD HARDWD	52.060 ac	x 2,000	X	68					100	70,800	80	N	2,774																											
		93.060 ac									348,500		20,158																											

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS				
	CW STATION, LLC	<table><tr><th>District</th><th>Percentage</th></tr><tr><td></td><td></td></tr></table>	District	Percentage			Model: 2.00 STORY FRAME FARM HOUSE
	District	Percentage					
	6 LITTLE RIVER ROAD		Roof: GABLE HIP/ASPHALT	Ext: VINYL SIDING			
	KINGSTON, NH 03848			Int: DRYWALL			
			Floor: HARDWOOD/CARPET				
			Heat: OIL/HOT WATER				
PERMITS							
			Bedrooms: 5 Baths: 4.0 Fixtures:				
			Extra Kitchens: Fireplaces:				
			A/C: No Generators:				
			Quality: A1 AVG+10				
			Com. Wall:				
			Size Adj: 0.8835 Base Rate: RSA 80.00				
			Bldg. Rate: 0.9715				
			Sq. Foot Cost: \$ 77.72				



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
UFF	UPPER FLR FIN	1472	1.00	1472
FFF	FST FLR FIN	1496	1.00	1496
BMU	BSMNT	1472	0.15	221
EPU	ENCL PORCH	890	0.35	312
DEK	DECK/ENTRANCE	68	0.10	7
ATU	ATTIC	736	0.10	74
BME	BSMT ENTRY	36	0.35	13
OPF	OPEN PORCH FIN	60	0.25	15
GLA:	2,968	6,230		3,610
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 280,569		
Year Built:		1800		
Condition For Age:	AVERAGE	36 %		
Physical:	COND	10 %		
Functional:				
Economic:				
Temporary:	UC	20 %		
Total Depreciation:		66 %		
Building Value:		\$ 95,400		

Map: 000R34

Lot: 000044

Sub: 000001

Card: 1 of 1

30 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY				PICTURE							
LABRANCHE, RICHARD J. LABRANCHE JAMES B. PO BOX 492 KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor						
				10/06/2014	5565	1382	U I 38		LABRANCHE, VICTOR P. - ET						
LISTING HISTORY				NOTES											
06/11/12	KCM			2013 D-37767 LOT LINE ADJUSTMENT NO LUCT- TRANSFERED LAND NOT IN CU. WHITE											
05/06/03	SH X														
EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR							
Feature Type		Units	Lngh	x Width	Size	Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE				
SHED-WOOD		120	10	x 12	193		10.00	40	926						
										900					
										PARCEL TOTAL TAXABLE VALUE					
Year		Building		Features		Land									
2014		\$ 16,400		\$ 900		\$ 81,900		Parcel Total: \$ 99,200							
2015		\$ 16,400		\$ 900		\$ 81,900		Parcel Total: \$ 99,200							
2016		\$ 16,400		\$ 900		\$ 81,900		Parcel Total: \$ 99,200							
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES		0.940 ac	x 2,000	X	100					100	1,900	0	N	1,900	
		2.780 ac									81,900			81,900	

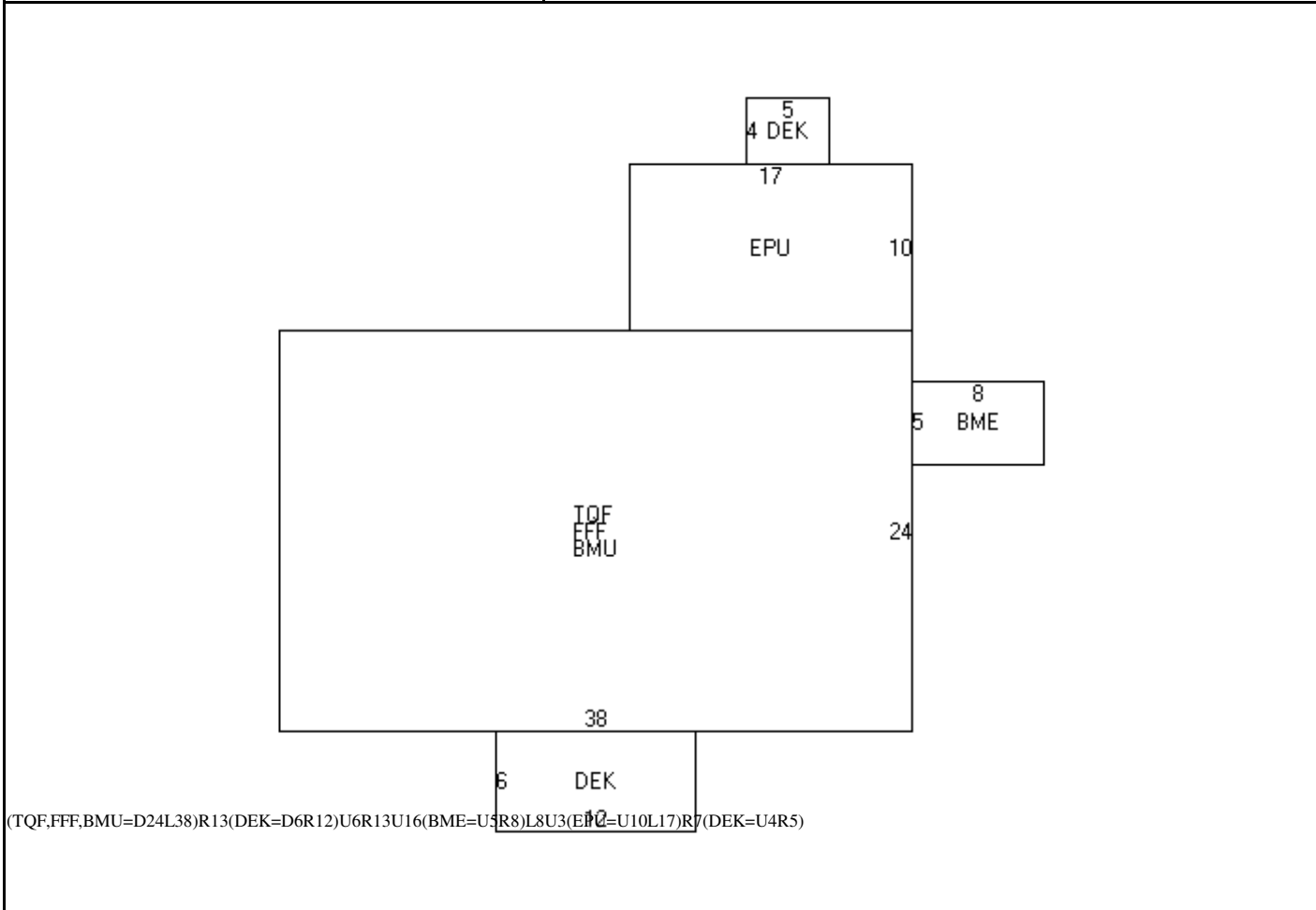
PICTURE	OWNER	TAXABLE DISTRICTS		BUILDING DETAILS	
	LABRANCHE, RICHARD J. LABRANCHE JAMES B. PO BOX 492 KINGSTON, NH 03848	District	Percentage	Model: 1.00 STORY FRAME MOBILEHOME Roof: FLAT/ROLLED/COMPO Ext: ALUM SIDING Int: PLYWOOD PANEL Floor: CARPET Heat: OIL/FA DUCTED	
				Bedrooms: Baths: 1.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A0 AVG Com. Wall: Size Adj: 1.1190 Base Rate: MHS 45.00 Bldg. Rate: 1.0519 Sq. Foot Cost: \$ 47.33	
	PERMITS				
		Date	Permit ID	Permit Type	Notes
		04/08/15	R34-44-1	MECHANICAL PERMI	UNDERGROUND GAS LINE
		04/08/15	R34-44-1	ELECTRIC PERMIT	GENERATOR 10 KW W/100

OWNER INFORMATION	SALES HISTORY						PICTURE
TUITE, RICHARD P. AND CINDI TUITE, JAMES 31 LITTLE RIVER RD KINGSTON, NH 03848	Date		Book	Page	Type	Price Grantor	
	09/30/2008		4952	2430	U I 38	TUITE, RICHARD	
	10/26/2007		4856	0176	Q I	270,000 LEMIEUX, GHISILAINE R	
LISTING HISTORY	NOTES						
06/11/12 KCML	WHITE, ROOF=HALF METAL, CHK 2013 FOR ROOF COMP, CORRECT						
05/14/03 BW O	LABELING& EXTRA FEATURES 6/12KC						
05/06/03 SH X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR.																															
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>																															
GARAGE	484	22 x 22	93	30.00	80	10,803		PARCEL TOTAL TAXABLE VALUE <table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2014</td><td>\$ 117,400</td><td>\$ 17,900</td><td>\$ 81,100</td></tr><tr><td colspan="4">Parcel Total: \$ 216,400</td></tr><tr><td>2015</td><td>\$ 117,400</td><td>\$ 17,900</td><td>\$ 81,100</td></tr><tr><td colspan="4">Parcel Total: \$ 216,400</td></tr><tr><td>2016</td><td>\$ 117,400</td><td>\$ 17,900</td><td>\$ 81,100</td></tr><tr><td colspan="4">Parcel Total: \$ 216,400</td></tr></table>				Year	Building	Features	Land	2014	\$ 117,400	\$ 17,900	\$ 81,100	Parcel Total: \$ 216,400				2015	\$ 117,400	\$ 17,900	\$ 81,100	Parcel Total: \$ 216,400				2016	\$ 117,400	\$ 17,900	\$ 81,100	Parcel Total: \$ 216,400			
Year	Building	Features	Land																																				
2014	\$ 117,400	\$ 17,900	\$ 81,100																																				
Parcel Total: \$ 216,400																																							
2015	\$ 117,400	\$ 17,900	\$ 81,100																																				
Parcel Total: \$ 216,400																																							
2016	\$ 117,400	\$ 17,900	\$ 81,100																																				
Parcel Total: \$ 216,400																																							
SCREENHOUSE	256	16 x 16	123	13.50	80	3,401																																	
CARPORT METAL FRAME	384	12 x 32	102	12.00	30	1,410																																	
POLE BARN	720		82	13.00	30	2,303																																	
						17,900																																	

LAND VALUATION														
Zone: SFRAG SFR AGR			Minimum Acreage: 1.84			Minimum Frontage: 200			Site:			Driveway:		
Land Type			Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R
1F RES			1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N
1F RES			0.560 ac	x 2,000	X	100					100	1,100	0	N
2.400 ac												81,100	81,100	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	TUIITE, RICHARD P. AND CINDI TUIITE, JAMES 31 LITTLE RIVER RD KINGSTON, NH 03848	District	Model: 1.75 STORY FRAME CAPE
		Percentage	Roof: GABLE HIP/ASPHALT
	PERMITS		Ext: VINYL SIDING
		Date	Int: DRYWALL
		Permit ID	Floor: HARDWOOD/CARPET
		Permit Type	Heat: OIL/FA DUCTED
		Notes	Bedrooms: 3 Baths: 2.0 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A0 AVG
			Com. Wall:
			Size Adj: 1.0154 Base Rate: RSA 80.00
			Bldg. Rate: 0.9851
			Sq. Foot Cost: \$ 78.81



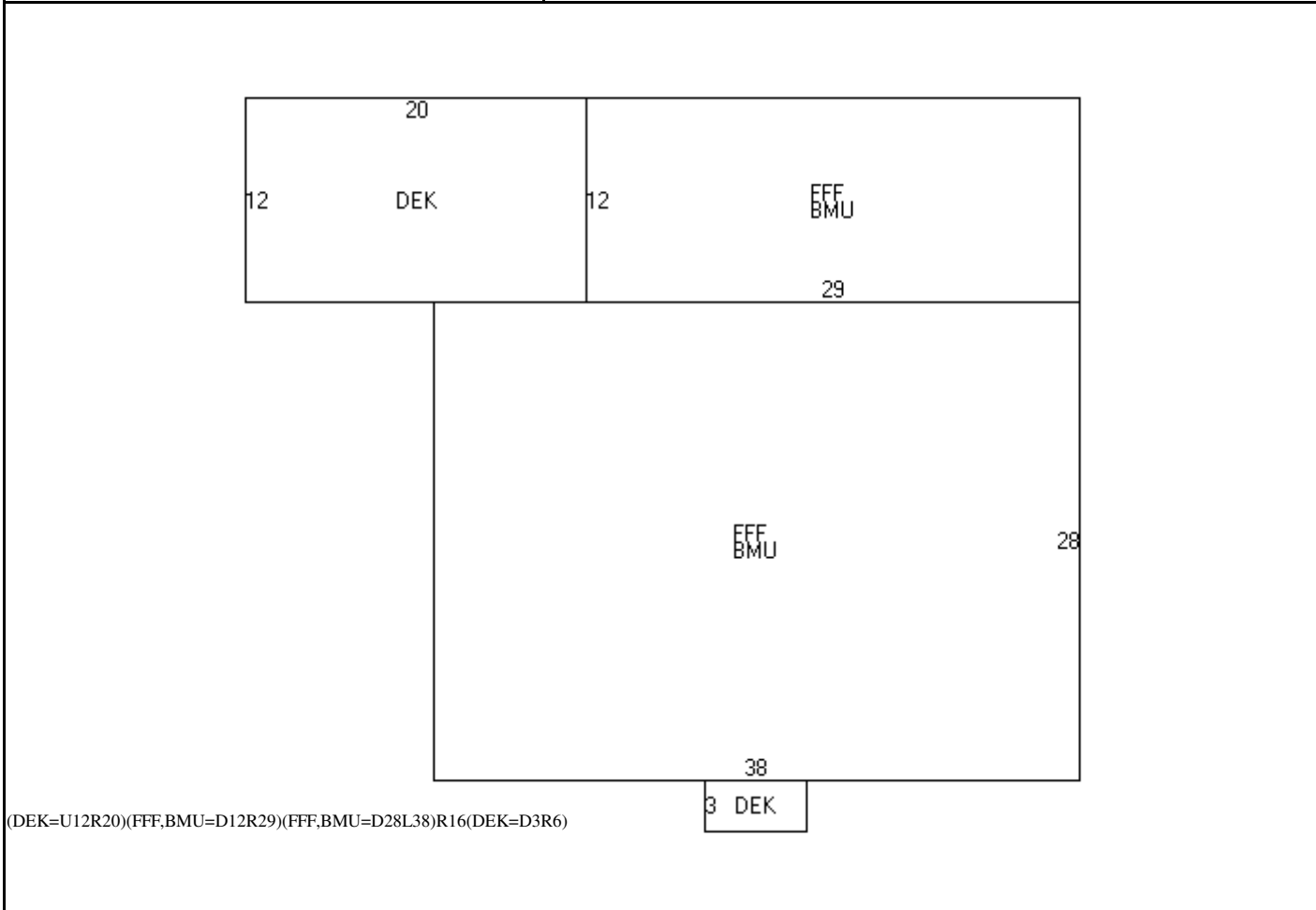
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
TQF	3/4 STRY FIN	912	0.75	684
FFF	FST FLR FIN	912	1.00	912
BMU	BSMNT	912	0.15	137
DEK	DECK/ENTRANCE	92	0.10	9
BME	BSMT ENTRY	40	0.35	14
EPU	ENCL PORCH	170	0.35	60
GLA:	1,596	3,038		1,816
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 143,119		
Year Built:		1960		
Condition For Age:	AVERAGE	18 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		18 %		
Building Value:		\$ 117,400		

OWNER INFORMATION		SALES HISTORY					PICTURE	
WRIGHT, DOUGLAS W LUKAS, JUDITH L 29 LITTLE RIVER RD KINGSTON, NH 03848-3117		Date	Book	Page	Type	Price	Grantor	
LISTING HISTORY		NOTES						
06/11/12 KCM 05/12/03 SH O 05/06/03 SH X		BLUE						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth	x Width	Size	Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>	
SHED-WOOD	128	8	x 16	185		10.00	80	1,894			
								1,900		PARCEL TOTAL TAXABLE VALUE	
										Year	Building
										2014	\$ 107,300
											\$ 1,900
											\$ 76,400
										Parcel Total: \$ 185,600	
										2015	\$ 107,300
											\$ 1,900
											\$ 76,400
										Parcel Total: \$ 185,600	
										2016	\$ 107,300
											\$ 1,900
											\$ 76,400
										Parcel Total: \$ 185,600	

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	0.900 ac	76,400	E	100	100	100	100		100	76,400	0	N	76,400		
		0.900 ac								76,400			76,400		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	WRIGHT, DOUGLAS W LUKAS, JUDITH L 29 LITTLE RIVER RD KINGSTON, NH 03848-3117	District Percentage	Model: 1.00 STORY FRAME RANCH Roof: GABLE HIP/ASPHALT Ext: AVERAGE Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/FA DUCTED
			Bedrooms: 3 Baths: 1.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:
	PERMITS		Quality: A0 AVG Com. Wall: Size Adj: 1.0421 Base Rate: RSA 80.00 Bldg. Rate: 0.9796 Sq. Foot Cost: \$ 78.37
Date Permit ID Permit Type Notes			



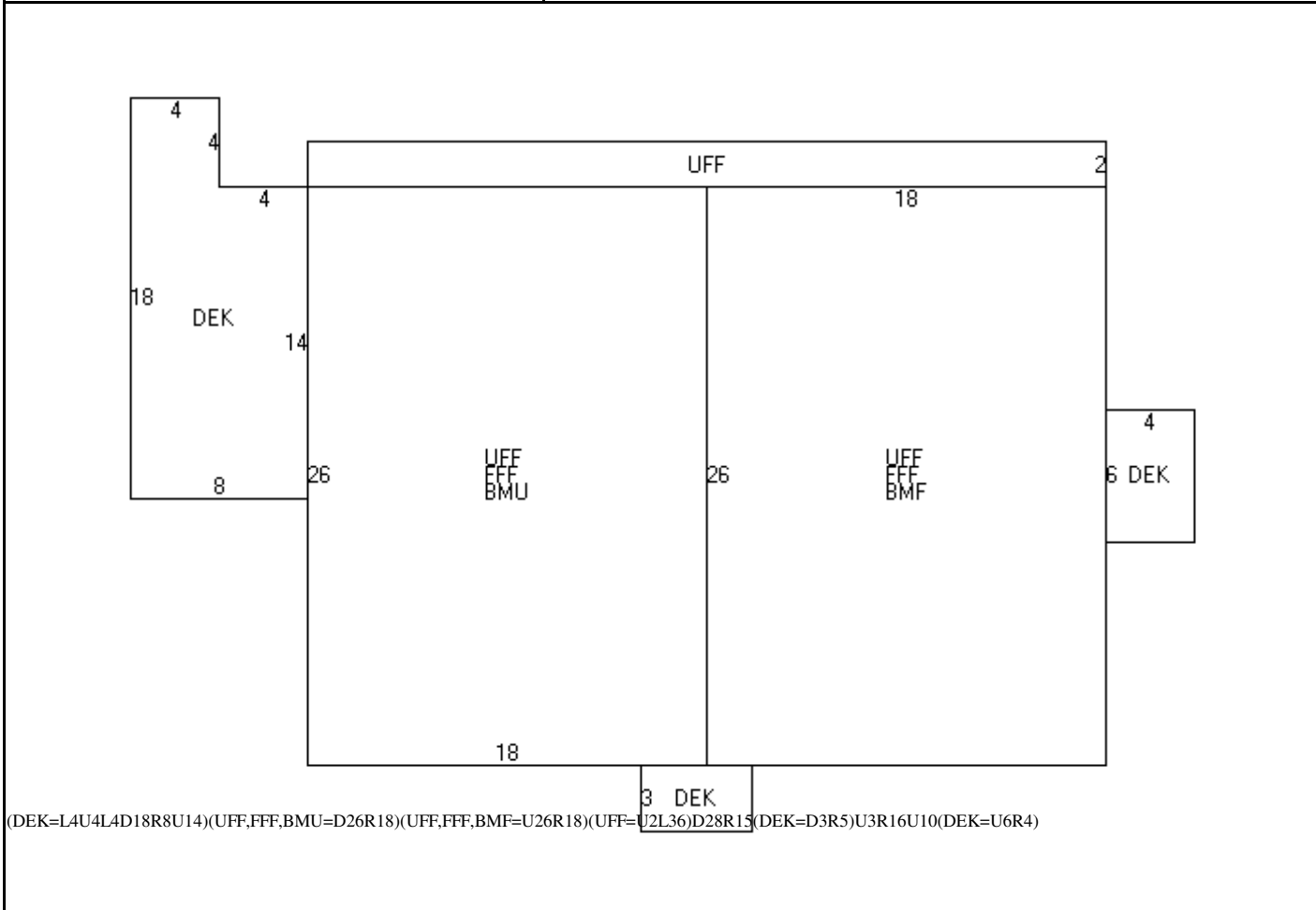
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	258	0.10	26
FFF	FST FLR FIN	1412	1.00	1412
BMU	BSMNT	1412	0.15	212
GLA: 1,412		3,082		1,650
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 129,311		
Year Built:		1965		
Condition For Age:	AVERAGE	17 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		17 %		
Building Value:		\$ 107,300		

OWNER INFORMATION	SALES HISTORY	PICTURE
PRESTIPINO, JOSEPH C PRESTIPINO, ELAINE J 27 LITTLE RIVER RD KINGSTON, NH 03848-3117	DateBookPageTypePriceGrantor	
LISTING HISTORY	NOTES	
06/11/12 KCML 05/06/03 SH X	LIGHT GREEN, ADD A/C & SCREENHSE, POOL IS LEAKY 6/12KC	

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth	x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>		
FIREPLACE 1-1	1			100	3,000.00	100	3,000				
IN GRND POOL/VINYL	314	314	x 1	111	38.00	80	10,596		PARCEL TOTAL TAXABLE VALUE		
GARAGE	768	24	x 32	81	30.00	80	14,930				
SCREENHOUSE	120	10	x 12	193	13.50	75	2,345	ODD SHAPE	Year	Building	Features
							30,900		2014	\$ 145,900	\$ 30,900
									Parcel Total: \$ 254,600		
									2015	\$ 145,900	\$ 30,900
									Parcel Total: \$ 254,600		
									2016	\$ 145,900	\$ 30,900
									Parcel Total: \$ 254,600		

LAND VALUATION																
Zone: SFRAG SFR AGR	Minimum Acreage: 1.84		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	1.200 ac	77,800	E	100	100	100	100		100	77,800	0	N	77,800		
	1.200 ac										77,800			77,800		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	PRESTIPINO, JOSEPH C PRESTIPINO, ELAINE J 27 LITTLE RIVER RD KINGSTON, NH 03848-3117	District Percentage	Model: 2.00 STORY FRAME COLONIAL Roof: GABLE HIP/ASPHALT Ext: CLAP BOARD Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/HOT WATER
			Bedrooms: 3 Baths: 3.0 Fixtures: Extra Kitchens: Fireplaces: A/C: Yes 25.00 % Generators:
	PERMITS		Quality: A1 AVG+10 Com. Wall: Size Adj: 0.9720 Base Rate: RSA 80.00 Bldg. Rate: 1.0373 Sq. Foot Cost: \$ 82.99
Date Permit ID Permit Type Notes			



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	167	0.10	17
UFF	UPPER FLR FIN	1008	1.00	1008
FFF	FST FLR FIN	936	1.00	936
BMU	BSMNT	468	0.15	70
BMF	BSMNT FINISHED	468	0.30	140
GLA:	1,944	3,047		2,171
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 180,171		
Year Built:		1957		
Condition For Age:	AVERAGE	19 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		19 %		
Building Value:		\$ 145,900		

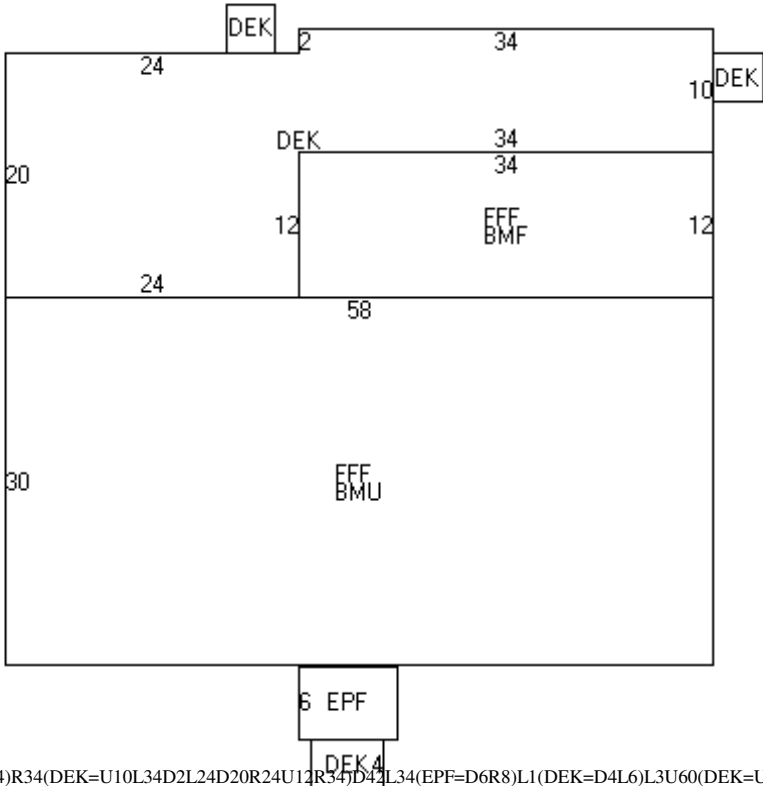
OWNER INFORMATION		SALES HISTORY					PICTURE
FREEMAN, MAUREEN FREEMAN, SCOTT 21 LITTLE RIVER ROAD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor
		02/05/2014	5511	1761	Q I	230,000	JOHNSON, GREGORY C
		07/23/2004	4333	2012	U I 38		JOHNSON
LISTING HISTORY		NOTES					
04/11/16	KCPU	TAN, 03/06 TEMP MH ON PROP, HSE BURN CK 07 FOR FIN RENOV JAR.					
03/02/15	KCPU	TRAILER GONE EST HSE 95% CK 08 FOR FIN & BACK DEKS JAR 4/07, CHK09					
06/11/12	KCML	FOR DEK COMP AND BMF 4/08KC. N/C FRR 3/09, DEK COMP REMOVE TEMP					
04/13/10	KCX	UC 4/10KC, CORRECT LABELING & INFO 6/12KC, ADD POOL/DEK/&					
02/26/09	FRR	GAZEBO 4/16KC					
04/15/08	KCO						
04/20/07	JARX						
03/30/06	JARX						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
GARAGE	1,392	24 x 58	71	30.00	60	17,790		PARCEL TOTAL TAXABLE VALUE			
POOL ABOVE GROUND	360		104	13.00	100	4,867					
DECK DETACHED	160	10 x 16	160	10.00	100	2,560		Year Building Features Land			
GAZEBO	100		220	14.00	100	3,080					
						31,300		2014 \$ 167,400 \$ 20,800 \$ 77,800 Parcel Total: \$ 266,000			
								2015 \$ 167,400 \$ 20,800 \$ 77,800 Parcel Total: \$ 266,000			
								2016 \$ 167,400 \$ 31,300 \$ 77,800 Parcel Total: \$ 276,500			

LAND VALUATION														
Zone: SFRAG SFR AGR			Minimum Acreage: 1.84			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	1.200 ac	77,800	E	100	100	100	100		100	77,800	0	N	77,800	
		1.200 ac								77,800			77,800	

PICTURE	OWNER		TAXABLE DISTRICTS	BUILDING DETAILS		
	FREEMAN, MAUREEN FREEMAN, SCOTT 21 LITTLE RIVER ROAD KINGSTON, NH 03848		District	Percentage	Model: 1.00 STORY FRAME RANCH	
					Roof: GABLE HIP/ASPHALT	
					Ext: WOOD SHINGLE	
					Int: DRYWALL	
					Floor: HARDWOOD/CARPET	
				Heat: OIL/HOT WATER		
PERMITS				Bedrooms: 3	Baths: 3.0	Fixtures:
				Extra Kitchens:		Fireplaces:
				A/C: Yes 100.00 %		Generators:
				Quality: A0 AVG		
				Com. Wall:		
				Size Adj: 0.9317	Base Rate: RSA 80.00	
					Bldg. Rate: 0.9503	
					Sq. Foot Cost: \$ 76.03	

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	2148	1.00	2148
BMU	BSMNT	1740	0.15	261
BMF	BSMNT FINISHED	408	0.30	122
EPF	ENCLSD PORCH	48	0.70	34
DEK	DECK/ENTRANCE	876	0.10	88
GLA:	2,182	5,220		2,653
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 201,708		
Year Built:		1968		
Condition For Age:	AVERAGE	17 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		17 %		
Building Value:		\$ 167,400		

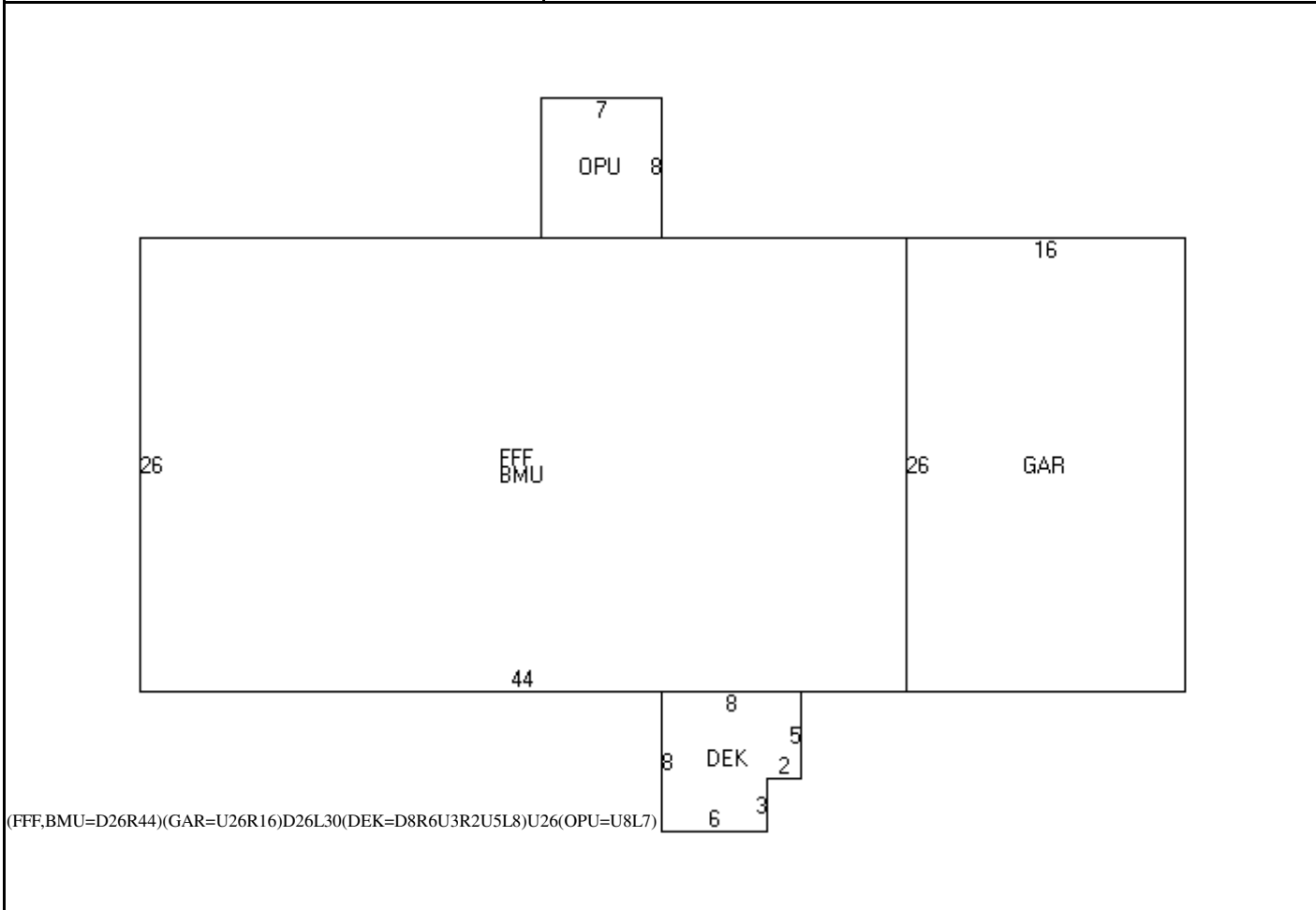


OWNER INFORMATION		SALES HISTORY					PICTURE
ROMANO, BENEDETTO R - TR ROMANO, MARIE J - TR C/O ROMANO FAMILY REV. TRST. 19 LITTLE RIVER ROAD KINGSTON, NH 03848		Date	Book	Page	Type	Price Grantor	
		06/01/2012	5321	1821	U I 38	ROMANO, BENEDETTO R	
		08/17/1961	1535	442	U I 82	WRIGHT, KENNETH	
LISTING HISTORY		NOTES					
06/11/12	KCML	BEIGE, WATER IN BASEMENT. RAISED SEPTIC. CORRECT SKETCH & SHED					
05/06/03	SH X	MEAS 6/12KC					

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR.																															
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>																															
FIREPLACE 1-1	1		100	3,000.00	100	3,000																																	
SHED-WOOD	280	10 x 28	117	10.00	80	2,621		PARCEL TOTAL TAXABLE VALUE																															
IN GRND POOL/GUNITE	630	18 x 35	85	45.00	80	19,278																																	
						24,900		<table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2014</td><td>\$ 104,100</td><td>\$ 24,900</td><td>\$ 75,800</td></tr><tr><td colspan="4">Parcel Total: \$ 204,800</td></tr><tr><td>2015</td><td>\$ 104,100</td><td>\$ 24,900</td><td>\$ 75,800</td></tr><tr><td colspan="4">Parcel Total: \$ 204,800</td></tr><tr><td>2016</td><td>\$ 104,100</td><td>\$ 24,900</td><td>\$ 75,800</td></tr><tr><td colspan="4">Parcel Total: \$ 204,800</td></tr></table>				Year	Building	Features	Land	2014	\$ 104,100	\$ 24,900	\$ 75,800	Parcel Total: \$ 204,800				2015	\$ 104,100	\$ 24,900	\$ 75,800	Parcel Total: \$ 204,800				2016	\$ 104,100	\$ 24,900	\$ 75,800	Parcel Total: \$ 204,800			
Year	Building	Features	Land																																				
2014	\$ 104,100	\$ 24,900	\$ 75,800																																				
Parcel Total: \$ 204,800																																							
2015	\$ 104,100	\$ 24,900	\$ 75,800																																				
Parcel Total: \$ 204,800																																							
2016	\$ 104,100	\$ 24,900	\$ 75,800																																				
Parcel Total: \$ 204,800																																							

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	0.800 ac	75,800	E	100	100	100	100		100	75,800	0	N	75,800		
0.800 ac										75,800			75,800		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	ROMANO, BENEDETTO R - TR ROMANO, MARIE J - TR C/O ROMANO FAMILY REV. TRST. 19 LITTLE RIVER ROAD KINGSTON, NH 03848	District Percentage	Model: 1.00 STORY FRAME RANCH Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD Heat: OIL/HOT WATER
		PERMITS	
		Date Permit ID Permit Type Notes	Bedrooms: 3 Baths: 2.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A0 AVG Com. Wall: Size Adj: 1.0677 Base Rate: RSA 80.00 Bldg. Rate: 1.0463 Sq. Foot Cost: \$ 83.71



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1144	1.00	1144
BMU	BSMNT	1144	0.15	172
GAR	GARAGE	416	0.45	187
DEK	DECK/ENTRANCE	58	0.10	6
OPU	OPEN PORCH	56	0.15	8
GLA:	1,144	2,818		1,517
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 126,988		
Year Built:		1961		
Condition For Age:	AVERAGE	18 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		18 %		
Building Value:		\$ 104,100		

Map: 000R34

Lot: 000050

Sub: 000000

Card: 1 of 1

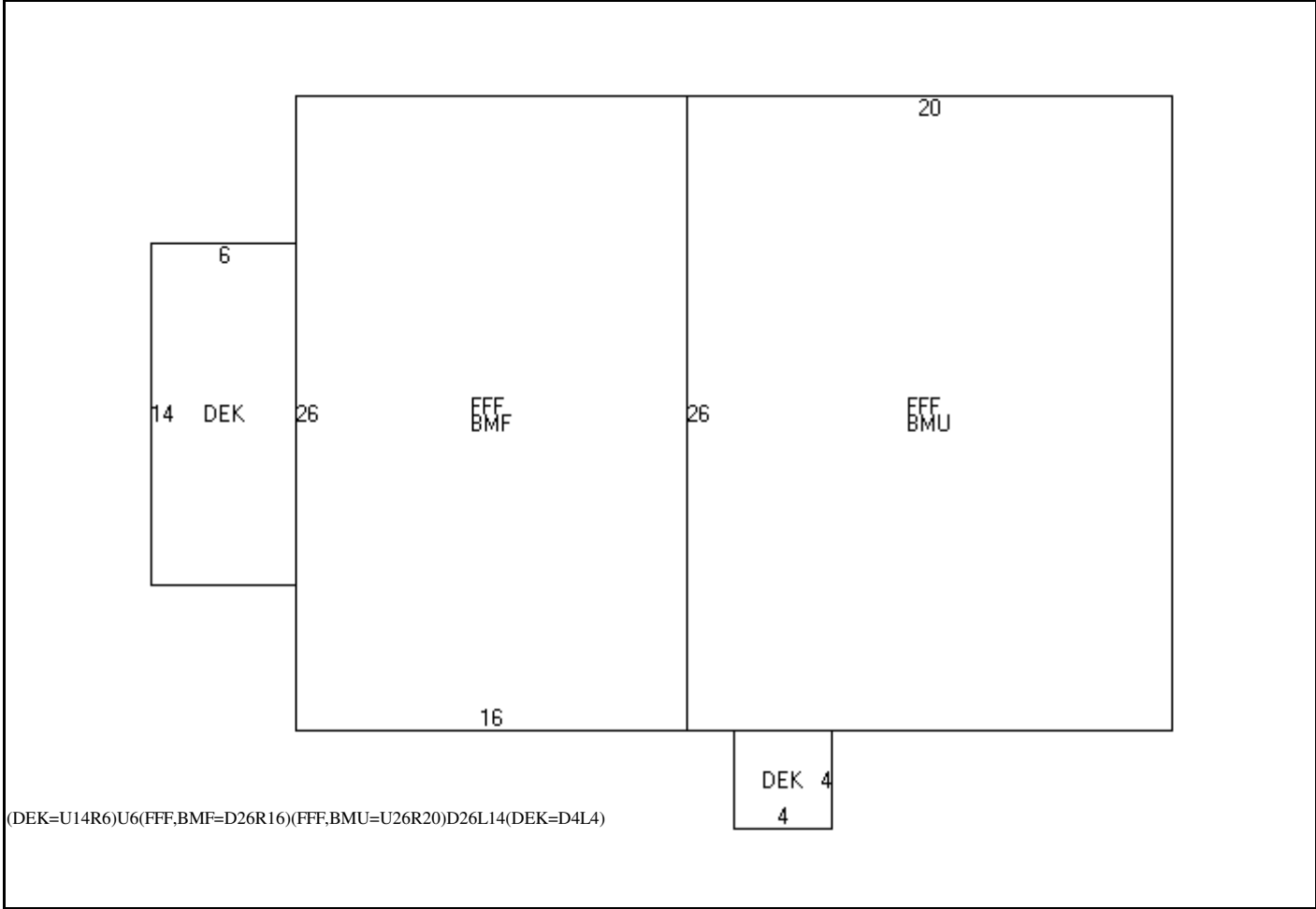
17 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY				PICTURE						
SCHON, RICHARD C. SCHON, HAZEL I. 17 LITTLE RIVER RD KINGSTON, NH 03848-3117				Date	Book	Page	Type	Price	Grantor					
				07/06/2011	5227	1570	U I 38		SCHON, RICHARD&HAZEL T					
				11/21/2003	4196	0574	U I 38		SCHON					
				02/25/1976	2252	0787	U I 82		HASTINGS, GARY R					
LISTING HISTORY				NOTES										
06/11/12	KCM			WHITE.										
05/07/03	SH O													
05/06/03	SH X													
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR.				
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>					
FIREPLACE 1-1		1		100	3,000.00	100	3,000							
SHED-WOOD		96	8 x 12	227	10.00	80	1,743							
							4,700							
PARCEL TOTAL TAXABLE VALUE														
Year	Building	Features	Land											
2014	\$ 82,900	\$ 4,700	\$ 77,000											
				Parcel Total: \$ 164,600										
2015	\$ 82,900	\$ 4,700	\$ 77,000											
				Parcel Total: \$ 164,600										
2016	\$ 82,900	\$ 4,700	\$ 77,000											
				Parcel Total: \$ 164,600										
LAND VALUATION														
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS							
	SCHON, RICHARD C. SCHON, HAZEL I. 17 LITTLE RIVER RD KINGSTON, NH 03848-3117	<table><tr><th>District</th><th>Percentage</th></tr><tr><td></td><td></td></tr></table>	District	Percentage			Model: 1.00 STORY FRAME RANCH Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD Heat: OIL/HOT WATER			
	District	Percentage								
	PERMITS		Bedrooms: 2 Baths: 1.0 Fixtures:							
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td colspan="4"></td></tr></table>		Date	Permit ID	Permit Type	Notes					Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A0 AVG Com. Wall: Size Adj: 1.1695 Base Rate: RSA 80.00 Bldg. Rate: 1.0993 Sq. Foot Cost: \$ 87.95
Date	Permit ID	Permit Type	Notes							



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	100	0.10	10
FFF	FST FLR FIN	936	1.00	936
BMF	BSMNT FINISHED	416	0.30	125
BMU	BSMNT	520	0.15	78
GLA:	936	1,972		1,149
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 101,055		
Year Built:		1962		
Condition For Age:	AVERAGE	18 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		18 %		
Building Value:		\$ 82,900		

OWNER INFORMATION	SALES HISTORY	PICTURE
BELL, SCOTT D. 15 LITTLE RIVER ROAD KINGSTON, NH 03848	Date Book Page Type Price Grantor 10/02/2009 5055 1892 Q I 250,000 GREGOIRE, THERESE S 10/23/2008 4957 2644 Q V 130,000 SANFORD, DAVID E. JR	
LISTING HISTORY	NOTES	
06/11/12 KCM 04/13/10 KCO 02/26/09 FRR 05/06/03 SH O	TAN, 4/08 ADJUST FOR FIRE DAMAGE CHK 08 FOR NEW HSE RW 05/08 ADJ AC PER SURVEY RW. P/U NEW MODULAR HSE @ 60% FRR 3/09 08/09 CORRECT STY HEIGHT RW. NEW PIC#111, CHNG SIDING& FLRS, ADJ DEK 4/10KC, CORRECT EXTRA FEATURES 6/12KC	

EXTRA FEATURES VALUATION							MUNICIPAL SOFTWARE BY AVITAR
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes
SHED-WOOD	128	8 x 16	185	10.00	70	1,658	
DECK DETACHED	200	10 x 20	140	10.00	70	1,960	
POOL ABOVE GROUND	360		104	13.00	100	4,867	
						8,500	
PARCEL TOTAL TAXABLE VALUE							KINGSTON ASSESSING OFFICE
Year	Building	Features	Land				
2014	\$ 130,200	\$ 8,500	\$ 77,300				
		Parcel Total: \$ 216,000					
2015	\$ 130,200	\$ 8,500	\$ 77,300				
		Parcel Total: \$ 216,000					
2016	\$ 130,200	\$ 8,500	\$ 77,300				
		Parcel Total: \$ 216,000					

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.070 ac	77,280	E	100	100	100	100		100	77,300	0	N	77,300		
	1.070 ac									77,300			77,300		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS															
	BELL, SCOTT D. 15 LITTLE RIVER ROAD KINGSTON, NH 03848	District Percentage	Model: 1.00 STORY FRAME RANCH Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: LINOLEUM OR SIM/CARPET Heat: OIL/HOT WATER															
			Bedrooms: 3 Baths: 2.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:															
	PERMITS		Quality: A0 AVG Com. Wall:															
	<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>10/29/08</td><td>R34-51</td><td>NEW BUILDING</td><td>NEW SINGLE FAMILY HOM</td></tr><tr><td>07/08/08</td><td>R34-51</td><td>DEMOLITION</td><td>DEMOLISH SINGLE FAMIL</td></tr><tr><td>08/01/03</td><td>R34-51</td><td>REPAIR</td><td>REPAIR BASE OF AMATEU</td></tr></table>	Date	Permit ID	Permit Type	Notes	10/29/08	R34-51	NEW BUILDING	NEW SINGLE FAMILY HOM	07/08/08	R34-51	DEMOLITION	DEMOLISH SINGLE FAMIL	08/01/03	R34-51	REPAIR	REPAIR BASE OF AMATEU	
Date	Permit ID	Permit Type	Notes															
10/29/08	R34-51	NEW BUILDING	NEW SINGLE FAMILY HOM															
07/08/08	R34-51	DEMOLITION	DEMOLISH SINGLE FAMIL															
08/01/03	R34-51	REPAIR	REPAIR BASE OF AMATEU															

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1232	1.00	1232
BMU	BSMNT	1232	0.15	185
DEK	DECK/ENTRANCE	112	0.10	11
GAR	GARAGE	576	0.45	259
GLA:	1,232	3,152		1,687
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 135,584		
Year Built:		2009		
Condition For Age:	AVERAGE	4 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		4 %		
Building Value:		\$ 130,200		

(FFF,BMU=U28R44)(DEK=U8L12)D7R12D1(GAR=D24R24)L24D4L13(DEK=D4L4)

OWNER INFORMATION				SALES HISTORY						PICTURE					
BRIGGS, CAROL A., TRUSTEE CAROL A. BRIGGS REV.TRUST 8 EXETER ROAD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor						
				02/17/2005	4438	1566	U V 38		BRIGGS FAMILY TRUST						
LISTING HISTORY				NOTES											
06/01/12 KCV 05/06/03 SH				D-38040. VACANT. (PER DEED, PROPERTY IS 4 INDIVIDUAL PARCELS AS SHOWN ON PLAN; PROPERTY OWNER TO BE NOTIFIED 12/13 OF NECESSITY TO FORMALLY UNMERGE LOTS PRIOR TO 12/31/16 PER RSA 674-39-AA.)											
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR					
Feature Type		Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes		<i>KINGSTON ASSESSING OFFICE</i>					
										PARCEL TOTAL TAXABLE VALUE					
Year		Building		Features		Land									
2014		\$ 0		\$ 0		\$ 77,800		Parcel Total: \$ 77,800							
2015		\$ 0		\$ 0		\$ 77,800		Parcel Total: \$ 77,800							
2016		\$ 0		\$ 0		\$ 77,800		Parcel Total: \$ 77,800							
LAND VALUATION															
Zone: SFAGA SFR AGR AQUIFE		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	1.840 ac	80,000	E	100	100	100	100		90	72,000	0	N	72,000	VACANT	
1F RES	2.910 ac	x 2,000	X	100					100	5,800	0	N	5,800		
	4.750 ac									77,800			77,800		

PICTURE	OWNER				TAXABLE DISTRICTS				BUILDING DETAILS			
	BRIGGS, CAROL A., TRUSTEE CAROL A. BRIGGS REV.TRUST 8 EXETER ROAD KINGSTON, NH 03848				District		Percentage		Model: Roof: Ext: Int: Floor: Heat: Bedrooms: Baths: Fixtures: Extra Kitchens: Fireplaces: A/C: Generators: Quality: Com. Wall: Stories: 			

Map: 000R34

Lot: 000053

Sub: 000000

Card: 1 of 1

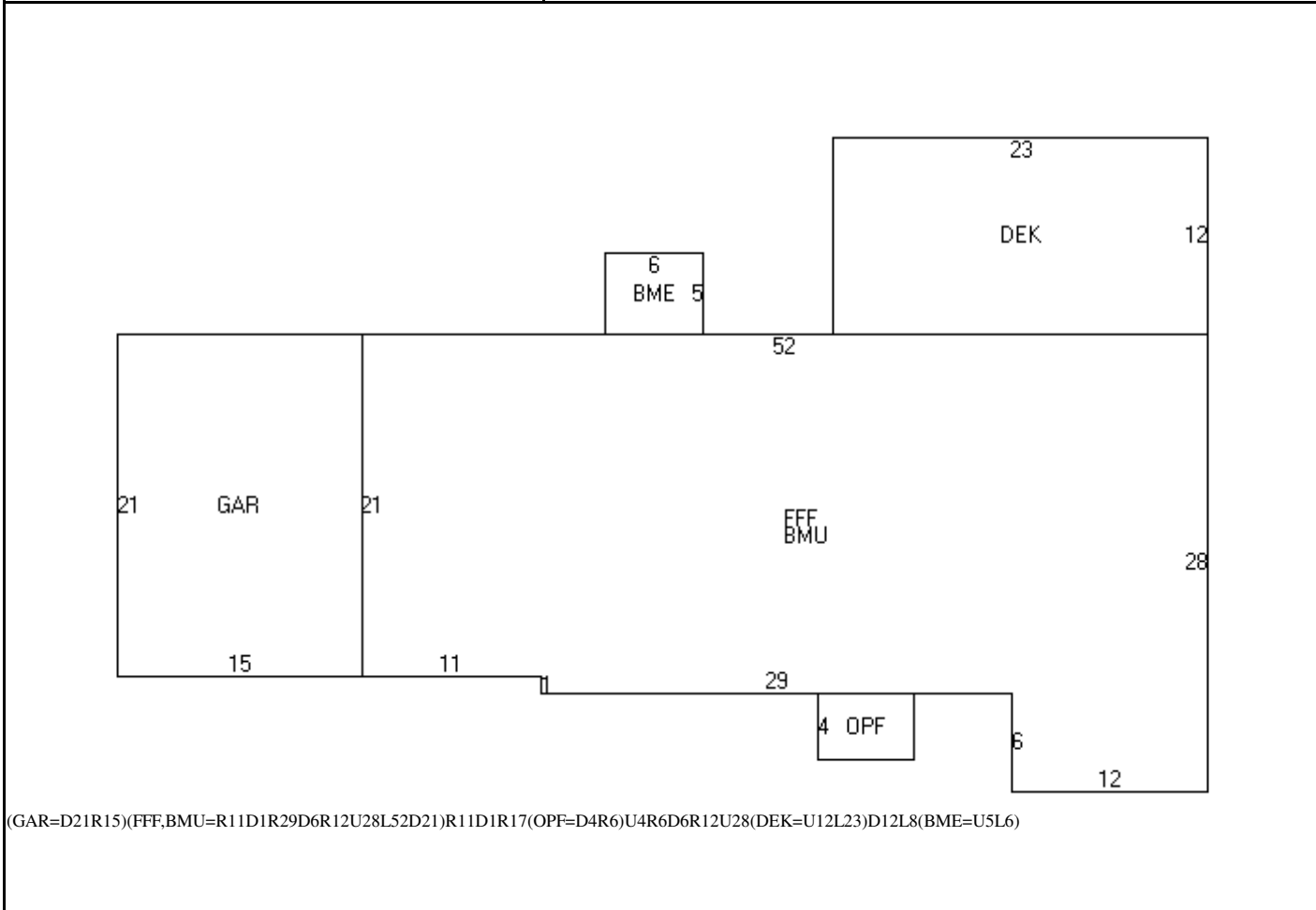
5 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION			SALES HISTORY						PICTURE						
LAVOIE, FRANCIS 5 LITTLE RIVER ROAD KINGSTON, NH 03848			Date	Book	Page	Type	Price		Grantor						
			05/22/2015	5619	2367	Q I	216,400		BOURASSA, BRENDA						
			10/11/2012	5365	2351	Q I	187,000		POTENTIAL PROPERTIES C						
			04/24/2012	5309	0541	U I 51	87,250		WELLS FARGO BANK, NA						
			11/15/2011	5261	2774	U I 51			KENDALL, MARIAN FAYE						
			01/17/1962	1614	0147	U I 38			KENDALL, EDWARD E						
LISTING HISTORY			NOTES												
04/24/13	KC M		WHITE. CORRECT SKETCH, REMOVE IG POOL 6/12KC, CHNG COND PER RENOVATIONS/NOH EST COMP 2/13KC RENOVATIONS COMPLETED PRIOR SALE												
02/20/13	KCPU														
06/11/12	KCM														
04/20/04	SH X	NO SUNROOM													
05/06/03	SH O	RECHECK 2004 FOR SUNROC													
EXTRA FEATURES VALUATION															
Feature Type			Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes						
												MUNICIPAL SOFTWARE BY AVITAR			
												KINGSTON ASSESSING OFFICE			
												PARCEL TOTAL TAXABLE VALUE			
												Year	Building	Features	Land
												2014	\$ 105,000	\$ 0	\$ 72,500
												Parcel Total: \$ 177,500			
												2015	\$ 105,000	\$ 0	\$ 72,500
												Parcel Total: \$ 177,500			
												2016	\$ 105,000	\$ 0	\$ 72,500
												Parcel Total: \$ 177,500			
LAND VALUATION															
Zone: SFAGA SFR AGR AQUIFE			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	0.500 ac	72,500	E	100	100	100	100		100	72,500	0 N	72,500			
	0.500 ac									72,500		72,500			

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS		
	LAVOIE, FRANCIS	District	Model: 1.00 STORY FRAME RANCH		
		Percentage	Roof: GABLE HIP/ASPHALT		
	5 LITTLE RIVER ROAD		Ext: VINYL SIDING		
	KINGSTON, NH 03848		Int: PLYWOOD PANEL		
	PERMITS		Floor: LINOLEUM OR SIM/CARPET		
			Heat: OIL/FA DUCTED		
			Bedrooms: 3	Baths: 1.0	Fixtures:
			Extra Kitchens:		Fireplaces:
			A/C: No		Generators:
			Quality: A0 AVG		
		Com. Wall:			
		Size Adj: 1.0564	Base Rate:	RSA 80.00	
			Bldg. Rate:	0.9930	
			Sq. Foot Cost:	\$ 79.44	



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
GAR	GARAGE	315	0.45	142
FFF	FST FLR FIN	1205	1.00	1205
BMU	BSMNT	1205	0.15	181
OPF	OPEN PORCH FIN	24	0.25	6
DEK	DECK/ENTRANCE	276	0.10	28
BME	BSMT ENTRY	30	0.35	11
GLA:	1,205	3,055		1,573
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 124,959		
Year Built:		1951		
Condition For Age:	GOOD	16 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		16 %		
Building Value:		\$ 105,000		

Map: 000R34

Lot: 000054

Sub: 000000

Card: 1 of 1

1 LITTLE RIVER RD

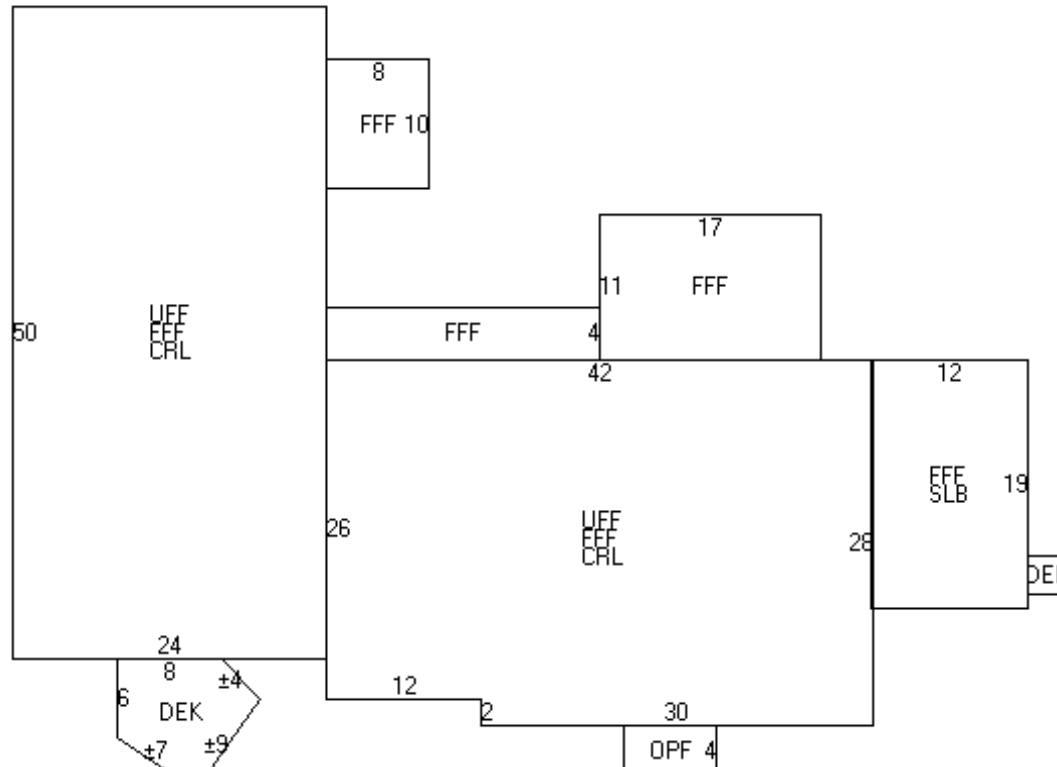
KINGSTON

Printed: 10/05/2016

OWNER INFORMATION			SALES HISTORY							PICTURE						
EWAR REAL ESTATE, LLC SLEEP INSTITUTE OF NEW ENGLAND 1 LITTLE RIVER ROAD KINGSTON, NH 03848			Date	Book	Page	Type	Price			Grantor						
			12/22/2009	5077	54	Q I	325,000			DUTCH OPHTHALMIC USA,						
			10/06/1995	3127	2560	U I 82				FAMILY BANK OF NH						
LISTING HISTORY			NOTES													
06/01/12	KCM	GREY, 5% FUNC DEPR IN SKETCH FOR WL HGT. N/C FRR 3/09. PLAN 02131. REMOVE UC BLDNG 100%, CHK 2011 FOR DEKS 4/10KC, PU 100% COMP 3/11KC														
03/22/11	KCPU															
04/13/10	KCZ															
03/05/09	FRR															
04/17/03	KM O															
EXTRA FEATURES VALUATION													MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngth	x Width	Size Adj	Rate	Cond	Market Value		Notes			KINGSTON ASSESSING OFFICE			
PAVING		8,930	94	x 95	62	1.50	100	8,305								
								8,300								
													PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land										
2014		\$ 360,000		\$ 8,300		\$ 97,300										
				Parcel Total: \$ 465,600												
2015		\$ 360,000		\$ 8,300		\$ 97,300										
				Parcel Total: \$ 465,600												
2016		\$ 360,000		\$ 8,300		\$ 97,300										
				Parcel Total: \$ 465,600												
LAND VALUATION																
Zone: SFAGA SFR AGR AQUIFE			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		
COM/IND	1.200 ac	77,800	E	100	100	100	100		125	97,300	0	N	97,300	USE		
	1.200 ac									97,300			97,300			



OWNER		TAXABLE DISTRICTS		BUILDING DETAILS	
EWAR REAL ESTATE, LLC SLEEP INSTITUTE OF NEW ENGLAND 1 LITTLE RIVER ROAD KINGSTON, NH 03848		District	Percentage	Model: 2.00 STORY FRAME COMMERCIAL	
				Roof: GAMBREL/ASPHALT	
				Ext: VINYL SIDING	
				Int: DRYWALL	
				Floor: LINOLEUM OR SIM/CARPET	
				Heat: GAS/FA DUCTED	
PERMITS				Bedrooms:	Baths: 6.0 Fixtures: 18
Date	Permit ID	Permit Type	Notes	Extra Kitchens:	Fireplaces:
01/25/10	R34-54	ALTERATION	RESTRUCTURE INTERIOR I	A/C: Yes 100.00 %	Generators:
12/28/09	R34-54	DEMOLITION	DEMO CEILINGS AND SHEI	Quality: A1 AVG+10	
				Com. Wall: WOOD, 8 FT.	1.0000
				Size Adj: 0.8679	Base Rate: CIO 78.00
					Bldg. Rate: 1.0011
					Sq. Foot Cost: \$ 78.08



(UFF,FFF,CRL=D50R24)D3(UFF,FF,CRL=R42D2R30U28L42D26)U49(FFF=R8D10)D9L8(FFF=R2D4)(FFF=U11R17)D11R4(FFF,SLB=R12D19)U1(DEK=R3U3)L27D13(OPF=D4L7)L39U9(DEK=D6[D4R6][U7R5][U3L3][L8])

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	85	0.10	9
OPF	OPEN PORCH FIN	28	0.25	7
UFF	UPPER FLR FIN	2352	1.00	2352
FFF	FST FLR FIN	2931	1.00	2931
CRL	CRAWL	2352	0.00	0
SLB	SLAB	228	0.00	0
GLA:	5,283	7,976		5,299
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:			\$ 413,746	
Year Built:			2000	
Condition For Age:	AVERAGE	11 %		
Physical:				
Functional:	GMBRL	2 %		
Economic:				
Temporary:				
Total Depreciation:				13 %
Building Value:			\$ 360,000	

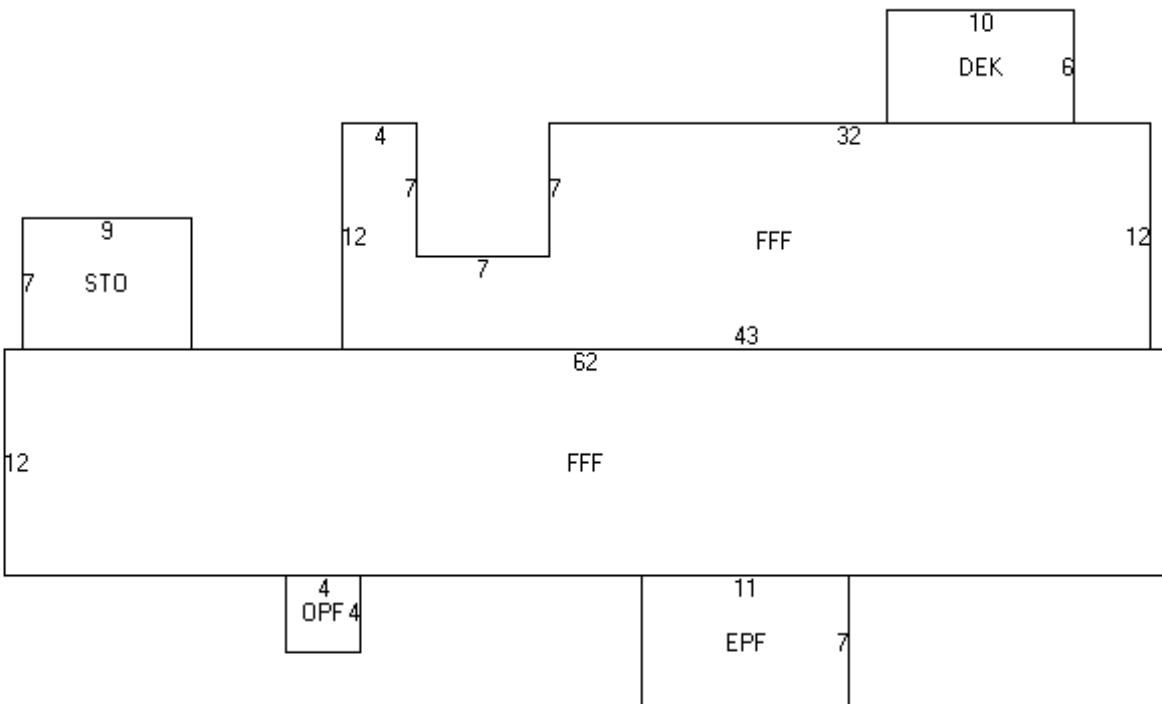
OWNER INFORMATION		SALES HISTORY					PICTURE	
HAYNES, ROBERT L HAYNES, VIRGINIA M 39 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor	
LISTING HISTORY		NOTES						
03/27/16	KCPU	GRAY, RUFF WOOD EXTERIOR WALLS (NEEDS NEW ROOF) (CHANGES MADE AT HEARINGS ---RW), CORRECT EXTRA FEATURES 6/12KC.						
03/02/15	KCPU							
06/25/12	KCML							
05/06/03	BW O							
05/02/03	KJ X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR.			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE			
GARAGE /ATTIC	600	30 x 20	87	35.00	70	12,789					
SHED-WOOD	160	20 x 8	160	10.00	70	1,792		PARCEL TOTAL TAXABLE VALUE			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
SCREENHOUSE	144	12 x 12	171	13.50	50	1,662		Year	Building	Features	Land
19,200								2014	\$ 33,200	\$ 19,200	\$ 58,800
								Parcel Total: \$ 111,200			
								2015	\$ 33,200	\$ 19,200	\$ 58,800
								Parcel Total: \$ 111,200			
								2016	\$ 33,200	\$ 19,200	\$ 58,800
								Parcel Total: \$ 111,200			

LAND VALUATION													
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		70	56,000	0	N	56,000 TOPO
1F RES	2.760 ac	x 2,000	X	100					50	2,800	0	N	2,800 TOPO
4.600 ac										58,800			58,800

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS			
	HAYNES, ROBERT L HAYNES, VIRGINIA M 39 LITTLE RIVER RD KINGSTON, NH 03848	District	Model: 1.00 STORY FRAME MOBILEHOME			
		Percentage	Roof: GABLE HIP/ASPHALT			
	PERMITS		Ext: AVERAGE	Int: PLYWOOD PANEL		
Date		Permit ID	Permit Type	Notes	Floor: CARPET	Heat: OIL/FA DUCTED
					08/02/11	CA20111055
					Extra Kitchens:	Fireplaces:
					A/C: No	Generators:
					Quality: A0 AVG	
					Com. Wall:	
					Size Adj: 0.9049	Base Rate: MHS 45.00
						Bldg. Rate: 0.8416
						Sq. Foot Cost: \$ 37.87

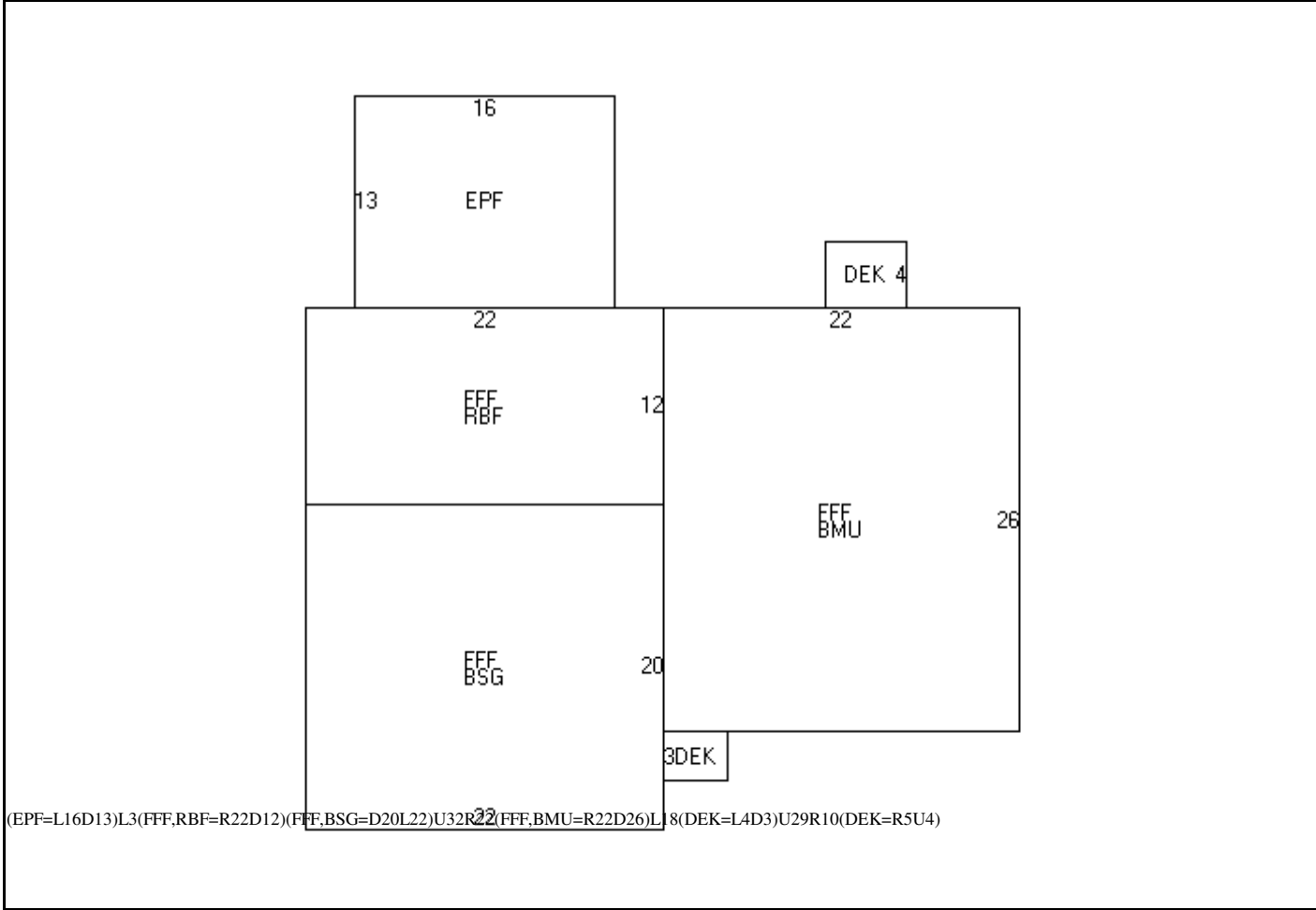
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	60	0.10	6
FFF	FST FLR FIN	1211	1.00	1211
OPF	OPEN PORCH FIN	16	0.25	4
EPF	ENCLSD PORCH	77	0.70	54
STO	STORAGE AREA	63	0.25	16
GLA: 1,265		1,427		1,291
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 48,890		
Year Built:		1971		
Condition For Age:	AVERAGE	32 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		32 %		
Building Value:		\$ 33,200		



(DEK=R10D6)R4(FFF=L32D7L7U7L4D12R43U12)D12R1(FFF=L62D12)R15(OPF=R4D4)U4R15(EPF=R11D7)U19L44(STO=U7R9)

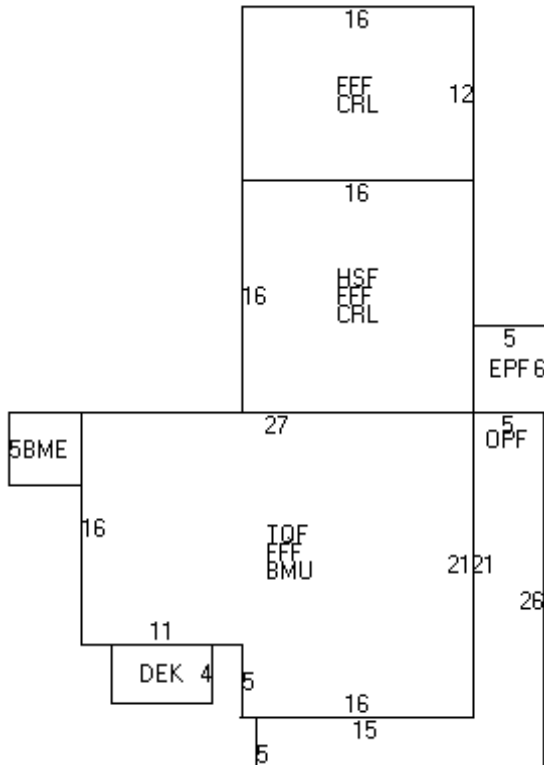
OWNER INFORMATION				SALES HISTORY						PICTURE					
JENSEN, MAUREEN SULLIVAN 35 LITTLE RIVER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor						
LISTING HISTORY				NOTES											
06/25/12 KCM 05/05/03 KJ X				BROWN / BRICK, CORRECT SHED & SKETCH 6/12KC											
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR.					
Feature Type		Units	Lngth x Width	Size	Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>					
SHED-WOOD		64	8 x 8	310		10.00	75	1,488							
									1,500						
PARCEL TOTAL TAXABLE VALUE															
Year	Building		Features		Land										
2014	\$ 119,500		\$ 1,500		\$ 80,200										
										Parcel Total: \$ 201,200					
2015	\$ 119,500		\$ 1,500		\$ 80,200										
										Parcel Total: \$ 201,200					
2016	\$ 119,500		\$ 1,500		\$ 80,200										
										Parcel Total: \$ 201,200					
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
1F RES	0.160 ac	x 2,000	X	100					50	200	0	N	200	TOPO	
2.000 ac										80,200			80,200		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	JENSEN, MAUREEN SULLIVAN	District	Model: 1.00 STORY FRAME CONVENTION
	35 LITTLE RIVER RD	Percentage	Roof: GABLE HIP/ASPHALT
	KINGSTON, NH 03848		Ext: BR ON MASONRY/WOOD SHINGLE
PERMITS			Int: DRYWALL
			Floor: CARPET/LINOLEUM OR SIM
			Heat: OIL/HOT WATER
			Bedrooms: 3 Baths: 2.0 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A0 AVG
			Com. Wall:
			Size Adj: 1.0250 Base Rate: RSA 80.00
			Bldg. Rate: 1.0148
			Sq. Foot Cost: \$ 81.18



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
EPF	ENCLSD PORCH	208	0.70	146
FFF	FST FLR FIN	1276	1.00	1276
RBF	RAISED BSMNT	264	0.50	132
BSG	BSMT GAR	440	0.25	110
BMU	BSMNT	572	0.15	86
DEK	DECK/ENTRANCE	32	0.10	3
GLA:	1,554	2,792		1,753
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 142,309		
Year Built:		1970		
Condition For Age:	AVERAGE	16 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		16 %		
Building Value:		\$ 119,500		

OWNER INFORMATION				SALES HISTORY				PICTURE						
TWOMBLY, RALPH E & MARILYN W. TWOMBLY FAMILY TRUST 33 LITTLE RIVER RD KINGSTON, NH 03848-3117				Date	Book	Page	Type	Price	Grantor					
				10/08/2004	4374	2866	U I 38		TWOMBLY					
LISTING HISTORY				NOTES										
06/25/12 KCML 05/05/03 KJ O				WHITE, CORRECT INT WALLS,FLRS, & SKETCH 6/12KC										
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR.				
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes		<i>KINGSTON ASSESSING OFFICE</i>				
FIREPLACE 1-1		1		100	3,000.00	100	3,000							
GARAGE		576	24 x 24	88	30.00	75	11,405							
GARAGE		918	51 x 18	77	30.00	75	15,904							
GARAGE		768	32 x 24	81	30.00	75	13,997							
SHED-WOOD		184	23 x 8	147	10.00	75	2,029							
							46,300							
										PARCEL TOTAL TAXABLE VALUE				
Year		Building		Features		Land								
2014		\$ 84,800		\$ 46,300		\$ 72,600								
							Parcel Total: \$ 203,700							
2015		\$ 84,800		\$ 46,300		\$ 72,600								
							Parcel Total: \$ 203,700							
2016		\$ 84,800		\$ 46,300		\$ 72,600								
							Parcel Total: \$ 203,700							
LAND VALUATION														
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	0.900 ac	76,400	E	100	100	100	100		95	72,600	0	N	72,600	TOPO
		0.900 ac								72,600				

PICTURE	OWNER	TAXABLE DISTRICTS		BUILDING DETAILS		
	TWOMBLY, RALPH E & MARILYN W TWOMBLY FAMILY TRUST 33 LITTLE RIVER RD KINGSTON, NH 03848-3117	District	Percentage	Model: 1.75 STORY FRAME CONVENTION Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: PINE/SOFT WD/LINOLEUM OR SIM Heat: OIL/FA DUCTED		
		PERMITS		Bedrooms: 3	Baths: 1.5	Fixtures:
	Date	Permit ID	Permit Type	Notes	Extra Kitchens:	Fireplaces:
					A/C: No	Generators:
				Quality: A0 AVG		
				Com. Wall:		
				Size Adj: 1.0452	Base Rate: RSA 80.00	
					Bldg. Rate: 0.9830	
					Sq. Foot Cost: \$ 78.64	
						
(OPF=U5R15U21R5D26L20)L1U5(TQF,FFF,BMU=R16U21L27D16R11D5)L2U1(DEK=U4L7)L2U11(BME=L5U5)R16(HSF,FFF,CRL=U16R16)D10(EPF=R5D6)L5U16(FFF,CRL=U12L16)						
BUILDING SUB AREA DETAILS						
ID	Description	Area	Adj.	Effect.		
OPF	OPEN PORCH FIN	205	0.25	51		
TQF	3/4 STRY FIN	512	0.75	384		
FFF	FST FLR FIN	960	1.00	960		
BMU	BSMNT	512	0.15	77		
DEK	DECK/ENTRANCE	28	0.10	3		
BME	BSMT ENTRY	25	0.35	9		
HSF	1/2 STRY FIN	256	0.50	128		
CRL	CRAWL	448	0.00	0		
EPF	ENCLSD PORCH	30	0.70	21		
GLA:	1,493	2,976		1,633		
2013 BASE YEAR BUILDING VALUATION						
Market Cost New:				\$ 128,419		
Year Built:				1850		
Condition For Age:	AVERAGE		32 %			
Physical:						
Functional:	BMUUSE		2 %			
Economic:						
Temporary:						
Total Depreciation:				34 %		
Building Value:				\$ 84,800		

OWNER INFORMATION				SALES HISTORY				PICTURE							
SULIVERAS, ERIC 70 LITTLE RIVER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor						
				07/09/2002	3798	603	Q I	170,000	FAXON						
LISTING HISTORY				NOTES											
07/03/12 KCM 08/05/03 BW X				GREY, CORRECT SKETCH & INFO (HSE RENOVATED), CHNG COND 7/12KC											
EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR							
Feature Type		Units	Lngh	x Width	Size	Adj	Rate	Cond	Market Value	Notes					
FIREPLACE 1-1		1			100		3,000.00	100	3,000						
									3,000						
								PARCEL TOTAL TAXABLE VALUE							
Year		Building		Features		Land									
2014		\$ 111,500		\$ 3,000		\$ 82,000		Parcel Total: \$ 196,500							
2015		\$ 111,500		\$ 3,000		\$ 82,000		Parcel Total: \$ 196,500							
2016		\$ 111,500		\$ 3,000		\$ 82,000		Parcel Total: \$ 196,500							
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100			100	80,000	0	N	80,000	
1F RES		1.000 ac	x 2,000	X	100					100	2,000	0	N	2,000	
		2.840 ac									82,000			82,000	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	SULIVERAS, ERIC	District	Model: 1.00 STORY FRAME RANCH
	70 LITTLE RIVER RD	Percentage	Roof: GABLE HIP/ASBEST SHNGL
	KINGSTON, NH 03848		Ext: CLAP BOARD
			Int: DRYWALL
			Floor: HARDWOOD/CARPET
			Heat: OIL/HOT WATER
			Bedrooms: 2 Baths: 1.0 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A0 AVG
			Com. Wall:
			Size Adj: 1.0276 Base Rate: RSA 80.00
			Bldg. Rate: 0.9557
			Sq. Foot Cost: \$ 76.45

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1344	1.00	1344
BMU	BSMNT	952	0.15	143
BSG	BSMT GAR	392	0.25	98
DEK	DECK/ENTRANCE	104	0.10	10
OPU	OPEN PORCH	80	0.15	12
OPF	OPEN PORCH FIN	308	0.25	77
PTO	PATIO	520	0.10	52
GLA:	1,344	3,700		1,736
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 132,717		
Year Built:		1970		
Condition For Age:	AVERAGE	16 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		16 %		
Building Value:		\$ 111,500		

(FFF,BMU=L34D28)L14(FFF,BSG=U28R14)L14D28(DEK=L3D2L7U11R10D9)R14(OPU=D8R10)U8R22(OPF=R11U28)(PTO=U20L26)

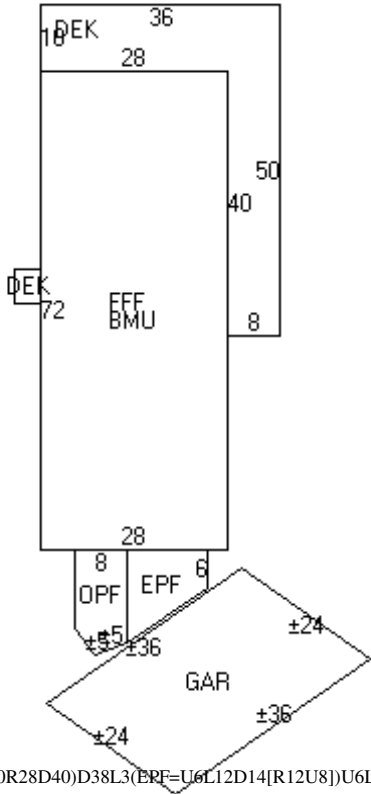
OWNER INFORMATION				SALES HISTORY						PICTURE				
HENSHAW, LILLIAN A., TR. LILLIAN A. HENSHAW TRUST 66 EXETER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor					
				12/18/2006	4745	1784	U V 38		HENSHAW					
LISTING HISTORY				NOTES										
06/01/12 KCV 05/20/03 BW				12/05 ADJ A PER SUB DIV RW										
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR				
Feature Type		Units	Lngh x Width	Size	Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>				
										PARCEL TOTAL TAXABLE VALUE				
Year		Building		Features		Land								
2014		\$ 0		\$ 0		\$ 2,732		Parcel Total: \$ 2,732						
2015		\$ 0		\$ 0		\$ 2,507		Parcel Total: \$ 2,507						
2016		\$ 0		\$ 0		\$ 2,507		Parcel Total: \$ 2,507						
LAND VALUATION														
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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
FARM LAND	1.840 ac	80,000	E	100	100	100	100		75	60,000	72	N	540	TOPO
UNPRODUCTIVE	600.000 ff	x 100	X	88					100	52,800	0	N	0	
UNPRODUCTIVE	20.000 ac	x 2,000	X	88					100	35,200	100	N	338	
FARM LAND	5.480 ac	x 2,000	X	88					100	9,600	73	N	1,629	
27.320 ac										157,600			2,507	

[illegible]

OWNER INFORMATION				SALES HISTORY				PICTURE							
HENSHAW, GEORGE E. JR. HENSHAW, LORETTA A 82 LITTLE RIVER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor						
				07/22/2005	4518	0593	U V 38		HENSHAW, LILLIAN						
LISTING HISTORY				NOTES				KINGSTON ASSESSING OFFICE							
03/18/13 KCPU				TAN W/O P/U HSE 100% CK 08 FOR DEK JAR 4/07, GAR 100% COMP CHK09 FOR EPF COMP 4/08KC 1/09 ADJ LAND FOR TOPO RW. NOH EST 100% WOOD STOVE FRR 3/09, EPF & GAR COMP 3/11KC, ADD PORCH AND DEK 3/18KC											
07/03/12 KCM															
03/23/11 KCPU															
02/26/09 FRR															
04/16/08 KCO															
04/23/07 JARO															
09/15/05 KMS															
EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR							
Feature Type		Units	Lngh	x Width	Size	Adj	Rate	Cond	Market Value	Notes					
												PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land									
2014		\$ 181,800		\$ 0		\$ 80,400		Parcel Total: \$ 262,200							
2015		\$ 181,800		\$ 0		\$ 80,400		Parcel Total: \$ 262,200							
2016		\$ 181,800		\$ 0		\$ 80,400		Parcel Total: \$ 262,200							
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES		0.820 ac	x 2,000	X	100					25	400	0	N	400	TOPO
		2.660 ac									80,400			80,400	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS				
	HENSHAW, GEORGE E. JR. HENSHAW, LORETTA A 82 LITTLE RIVER RD KINGSTON, NH 03848	District	Model: 1.00 STORY FRAME RANCH				
		Percentage	Roof: GABLE HIP/ASPHALT				
			Ext: VINYL SIDING				
			Int: DRYWALL				
			Floor: CARPET				
		Heat: OIL/FA DUCTED					
PERMITS							
	Date	Permit ID	Permit Type	Notes	Bedrooms: 3	Baths: 2.0	Fixtures:
	07/09/12	R38-21-1	EXTERIOR ONLY	FARMERS PORCH AND TW	Extra Kitchens:		Fireplaces:
	08/29/08	R38-21-1	ALTERATION	INSTALL WOOD STOVE	A/C: No		Generators:
	07/06/07	R38-21-1	ADDITION	ADD BREEZEWAY AND GA	Quality: A0 AVG		
	10/01/06	R38-21-1	EXTERIOR ONLY	NEW SINGLE FAMILY HOM	Com. Wall:		
					Size Adj: 0.9297	Base Rate: RSA 80.00	
						Bldg. Rate: 0.9111	
						Sq. Foot Cost: \$ 72.89	

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	700	0.10	70
FFF	FST FLR FIN	2016	1.00	2016
BMU	BSMNT	2016	0.15	302
OPF	OPEN PORCH FIN	117	0.25	29
EPF	ENCLSD PORCH	120	0.70	84
GAR	GARAGE	402	0.45	181
GLA:	2,100	5,371		2,682
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 195,491		
Year Built:		2006		
Condition For Age:	AVERAGE	7 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		7 %		
Building Value:		\$ 181,800		



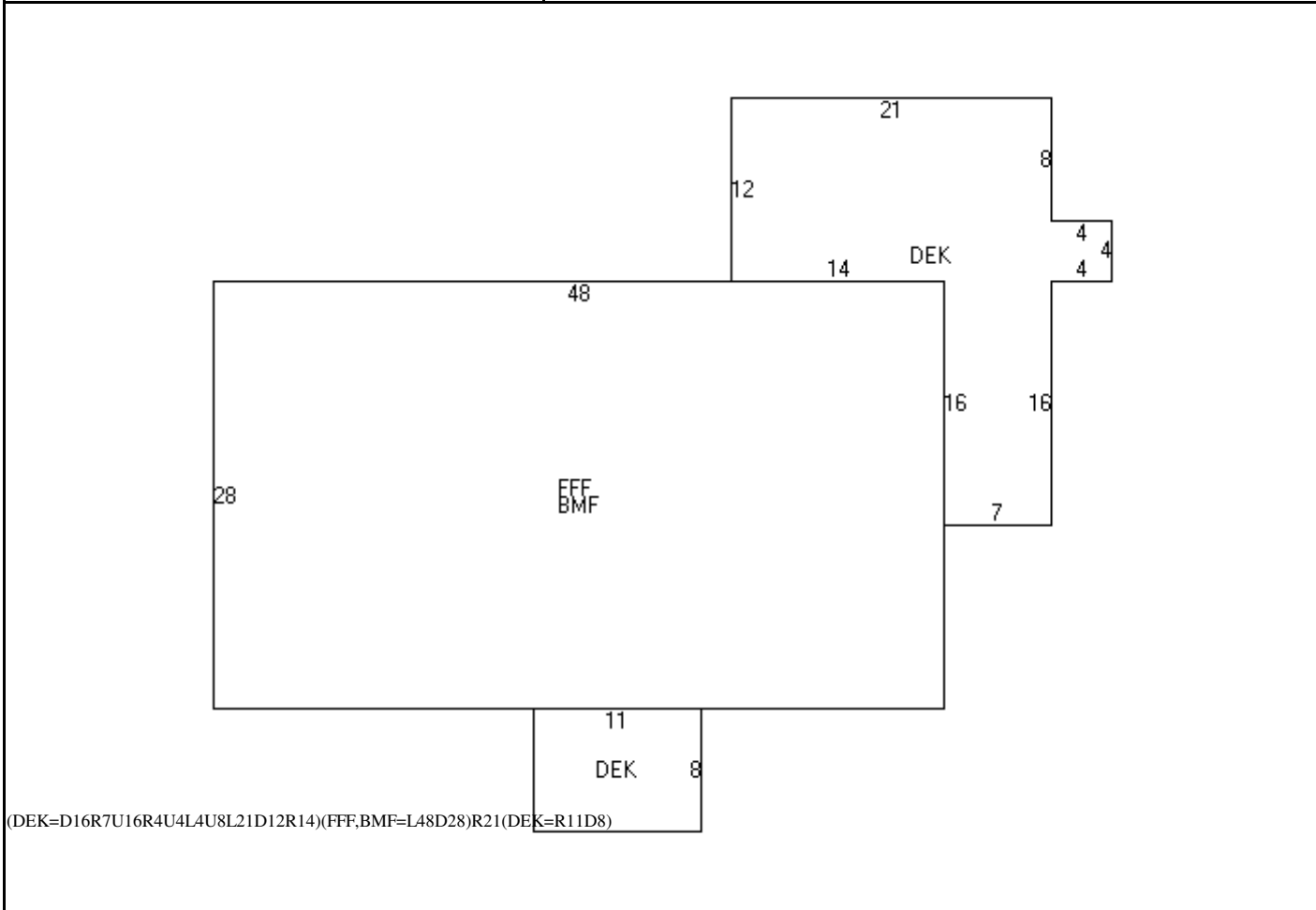
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OWNER INFORMATION			SALES HISTORY					PICTURE	
WILSON, JOSEPH 74 LITTLE RIVER ROAD KINGSTON, NH 03848			Date	Book	Page	Type	Price	Grantor	
			07/08/2016	5731	1994	Q I	125,300	MACDONALD, MICHAEL R.	
			12/01/2009	4070	2365	Q I	231,000	LEBLANC, ANNMARIE	
			11/10/2008	4962	0395	U I 38		LEBLANC, GEORGE	
			10/15/2003	4172	2533	Q I	275,000	SMALIOS	
LISTING HISTORY			NOTES						
03/18/15	KCPU		D-12169.TAN. CORRECT INFO, EST EXTRA FEATURES DUE TO HORSES & GOATS 7/12KC; CK 2015 FOR UN-PERMITTED APARTMENT IN LOWER LEVEL, FOR SALE 3/15KC						
07/03/12	KCML								
03/01/05	BW X	P/U DECK/NEW SIDING-BW.							
05/20/03	BW X	LIST FOR REVAL							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
BARN /LOFT	1,080	20 x 54	75	18.00	60	8,748					
SHED-WOOD	480	24 x 20	93	10.00	50	2,232					
							11,000				
PARCEL TOTAL TAXABLE VALUE											
Year	Building	Features	Land								
2014	\$ 123,200	\$ 11,000	\$ 83,800								
		Parcel Total: \$ 218,000									
2015	\$ 123,200	\$ 11,000	\$ 83,800								
		Parcel Total: \$ 218,000									
2016	\$ 123,200	\$ 11,000	\$ 83,800								
		Parcel Total: \$ 218,000									

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
1F RES	3.300 ac	x 2,000	X	97					60	3,800	0	N	3,800	TOPO	
5.140 ac										83,800			83,800		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS												
	WILSON, JOSEPH 74 LITTLE RIVER ROAD KINGSTON, NH 03848	District Percentage	Model: 1.00 STORY FRAME RANCH Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: LAMINATE/CARPET Heat: GAS/HOT WATER												
			Bedrooms: 3 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:												
	PERMITS		Quality: A0 AVG Com. Wall: Size Adj: 1.0187 Base Rate: RSA 80.00 Bldg. Rate: 0.9983 Sq. Foot Cost: \$ 79.87												
		<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>08/10/04</td><td>R38-20C</td><td>ALTERATION</td><td></td></tr><tr><td>05/12/04</td><td>R38-20C</td><td>ADDITION</td><td>NEW DECK</td></tr></table>	Date	Permit ID	Permit Type	Notes	08/10/04	R38-20C	ALTERATION		05/12/04	R38-20C	ADDITION	NEW DECK	
Date	Permit ID	Permit Type	Notes												
08/10/04	R38-20C	ALTERATION													
05/12/04	R38-20C	ADDITION	NEW DECK												



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	468	0.10	47
FFF	FST FLR FIN	1344	1.00	1344
BMF	BSMNT FINISHED	1344	0.30	403
GLA:	1,344	3,156		1,794
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 143,287		
Year Built:		1980		
Condition For Age:	AVERAGE	14 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		14 %		
Building Value:		\$ 123,200		

OWNER INFORMATION		SALES HISTORY					PICTURE		
HIGGINS-DOSTIE, MELANIE 76 LITTLE RIVER ROAD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor		
		12/21/2012	5391	1146	U I 13	239,900	CAIN, PAUL W. INV. LLC		
		11/22/2006	4736	518	U V 99	19,000	FAXON		
LISTING HISTORY		NOTES							
03/18/13	KCPU	D-12169. 4/04 UNBUIL 25 X VAC 80= 20 . PER COURT ORDER (RCSC							
06/01/12	KCV	218-2011-CV-00528) LOT IS NOT UNBUILDABLE. ADJUST LAND VALUE 2012.							
03/21/12	KCPU	3/5/12 CHANGED TO VACANT LOT ONLY 80% OF DEVELOPED LOT FHS, NC							
05/20/03	BW	CHK 2013 FOR HSE 3/12KC, NEW HSE 100% COMP 3/13KC 2013 NOTE ON WETLANDS PLAN INDICATES NO FURTHER DSEVELOPMENT - REMOVED FRONT FOOT POTENTIAL							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR																															
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>																															
FIREPLACE GAS	1		100	2,500.00	100	2,500																																	
							2,500	PARCEL TOTAL TAXABLE VALUE <table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2014</td><td>\$ 151,600</td><td>\$ 2,500</td><td>\$ 85,400</td></tr><tr><td colspan="4">Parcel Total: \$ 239,500</td></tr><tr><td>2015</td><td>\$ 151,600</td><td>\$ 2,500</td><td>\$ 85,400</td></tr><tr><td colspan="4">Parcel Total: \$ 239,500</td></tr><tr><td>2016</td><td>\$ 151,600</td><td>\$ 2,500</td><td>\$ 85,400</td></tr><tr><td colspan="4">Parcel Total: \$ 239,500</td></tr></table>				Year	Building	Features	Land	2014	\$ 151,600	\$ 2,500	\$ 85,400	Parcel Total: \$ 239,500				2015	\$ 151,600	\$ 2,500	\$ 85,400	Parcel Total: \$ 239,500				2016	\$ 151,600	\$ 2,500	\$ 85,400	Parcel Total: \$ 239,500			
Year	Building	Features	Land																																				
2014	\$ 151,600	\$ 2,500	\$ 85,400																																				
Parcel Total: \$ 239,500																																							
2015	\$ 151,600	\$ 2,500	\$ 85,400																																				
Parcel Total: \$ 239,500																																							
2016	\$ 151,600	\$ 2,500	\$ 85,400																																				
Parcel Total: \$ 239,500																																							

LAND VALUATION														
Zone: SFRAG SFR AGR			Minimum Acreage: 1.84			Minimum Frontage: 200			Site:			Driveway:		
Land Type			Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R
1F RES			1.840 ac	80,000	E	100	100	100			100	80,000	0	N
1F RES			9.400 ac	x 2,000	X	95					30	5,400	0	N
1F RES			400.000 ff	x 100	X	95					0	0	0	N
			11.240 ac									85,400	85,400	

PICTURE	OWNER		TAXABLE DISTRICTS	BUILDING DETAILS		
	HIGGINS-DOSTIE, MELANIE		District	Percentage		Model: 1.75 STORY FRAME CAPE
	76 LITTLE RIVER ROAD					Roof: GABLE HIP/ASBEST SHNGL
	KINGSTON, NH 03848					Ext: VINYL SIDING
						Int: DRYWALL
						Floor: HARDWOOD/CARPET
						Heat: GAS/FA DUCTED
						Bedrooms: 3 Baths: 1.5 Fixtures:
PERMITS				Extra Kitchens:		Fireplaces:
Date	Permit ID	Permit Type	Notes			A/C: No Generators:
12/13/12	R38--20D	MECHANICAL PERMI	GAS PIPING			Quality: A1 AVG+10
12/07/12	CA20101025	SEPTIC	APPROVAL FOR OPERATIC			Com. Wall:
09/11/12	R38-20D	NEW BUILDING	NEW SINGLE FAMILY HOM			Size Adj: 1.0256 Base Rate: RSA 80.00
10/12/10	CA20101025	SEPTIC	APPROVAL TO CONSTRUC			Bldg. Rate: 1.0834
						Sq. Foot Cost: \$ 86.67

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
TQF	3/4 STRY FIN	896	0.75	672
FFF	FST FLR FIN	896	1.00	896
BMU	BSMNT	448	0.15	67
BSG	BSMT GAR	448	0.25	112
DEK	DECK/ENTRANCE	24	0.10	2
GLA:	1,568	2,712		1,749
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 151,586		
Year Built:		2013		
Condition For Age:		AVERAGE		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:				
Building Value:		\$ 151,600		

16

16

28

TQF
FFF
BMU

28

TQF
FFF
BSG

DEK

4

6

(TQF,FFF,BMU=U28R16)(TQF,FFF,BSG=R16D28)L13(DEK=D4L6)

OWNER INFORMATION		SALES HISTORY					PICTURE	
DARCY, JOHN, TR JOHN DARCY LIVING TRUST 36 LITTLE RIVER RD KINGSTON, NH 03848-3116		Date	Book	Page	Type	Price	Grantor	
		07/23/2004	4333	1790	U I 38		DARCY/SANDS	
LISTING HISTORY		NOTES						
07/20/12 KCM 02/27/09 FRR 04/23/07 JARX 03/30/06 JARX 03/01/05 BW X 05/12/03 SH O 05/01/03 BW X		GREY, WATER IN BASEMENT, 3/05 EST ADDTN 56% FIN CHK 06-BW. EST ADD 75% CK 07 FOR FINISH JAR 03/06. P/U GAR 100% JAR 4/07. ADD @ 100% FRR 3/09, CHNG SIDING-COND-OPFMEAS-&GAR, ADD SHED 7/12KC						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
SHED-WOOD	192	16 x 12	143	10.00	80	2,196		PARCEL TOTAL TAXABLE VALUE			
SHED-WOOD	224	16 x 14	131	10.00	75	2,201					
						7,400					
								Year	Building	Features	Land
								2014	\$ 170,600	\$ 7,400	\$ 77,000
								Parcel Total: \$ 255,000			
								2015	\$ 170,600	\$ 7,400	\$ 77,000
								Parcel Total: \$ 255,000			
								2016	\$ 170,600	\$ 7,400	\$ 77,000
								Parcel Total: \$ 255,000			

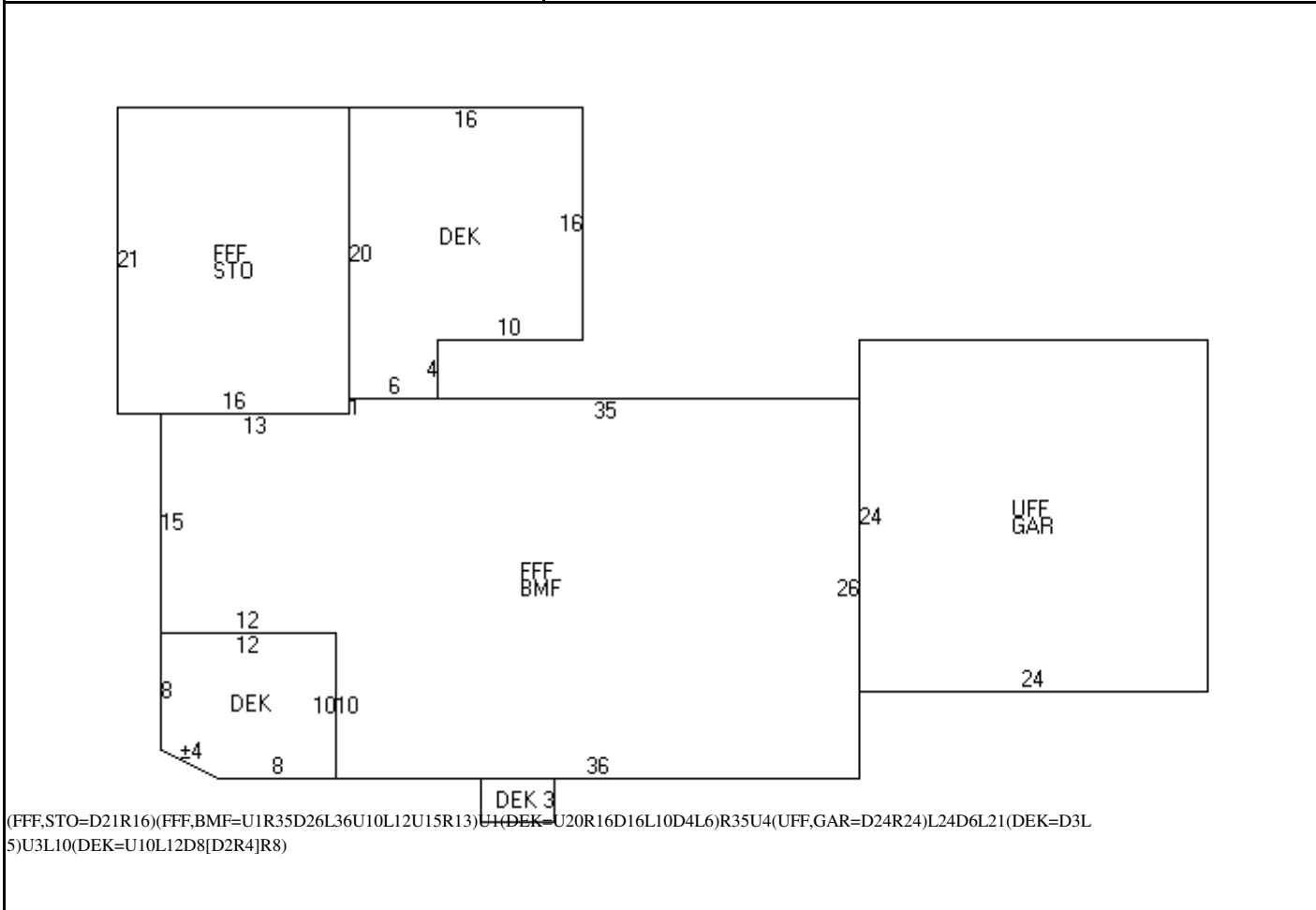
LAND VALUATION															
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		Minimum Frontage: 200		Site:			Driveway:			Road:			
Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes	
1F RES	1.840 ac	80,000	E	100	100	100	100		95	76,000	0	N	76,000	TOPO	
1F RES	0.960 ac	x 2,000	X	100					50	1,000	0	N	1,000	TOPO	
2.800 ac										77,000			77,000		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS								
	DARCY, JOHN, TR JOHN DARCY LIVING TRUST 36 LITTLE RIVER RD KINGSTON, NH 03848-3116	District Percentage	Model: SPLIT LEVEL RANCH Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD Heat: OIL/HOT WATER								
			Bedrooms: 2 Baths: 1.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:								
	PERMITS		Quality: A0 AVG Com. Wall: Size Adj: 0.9177 Base Rate: RSA 80.00 Bldg. Rate: 0.8626 Sq. Foot Cost: \$ 69.01								
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>08/09/04</td><td>R39-1</td><td>ADDITION</td><td>15 X 12 ADDITION, 26 X 44</td></tr></table>		Date	Permit ID	Permit Type	Notes	08/09/04	R39-1	ADDITION	15 X 12 ADDITION, 26 X 44		
Date	Permit ID	Permit Type	Notes								
08/09/04	R39-1	ADDITION	15 X 12 ADDITION, 26 X 44								

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	978	1.00	978
BMF	BSMNT FINISHED	768	0.30	230
BME	BSMT ENTRY	25	0.35	9
DEK	DECK/ENTRANCE	76	0.10	8
OPF	OPEN PORCH FIN	252	0.25	63
BMU	BSMNT	210	0.15	32
TQF	3/4 STRY FIN	416	0.75	312
GAR	GARAGE	1144	0.45	515
UFF	UPPER FLR FIN	728	1.00	728
GLA:	2,018	4,597		2,875
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 198,404		
Year Built:		1961		
Condition For Age:	GOOD	14 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		14 %		
Building Value:		\$ 170,600		

OWNER INFORMATION				SALES HISTORY				PICTURE						
BUCKLEY, GREGORY F BUCKLEY, PHYLLIS 38 LITTLE RIVER RD KINGSTON, NH 03848-3116				Date	Book	Page	Type	Price	Grantor					
LISTING HISTORY				NOTES										
07/20/12 KCM 04/27/04 JR X 05/05/03 KJ O 05/01/03 BW X				TAN, RECHECK 2004- RENOVATIONS. ALL RENOV. COMPLETE 2004.ADD SHED 7/12KC										
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR				
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes		<i>KINGSTON ASSESSING OFFICE</i>				
FIREPLACE 1-1		1		100	3,000.00	100	3,000							
GARAGE		240	12 x 20	127	30.00	60	5,486							
SHED-WOOD		96	8 x 12	227	10.00	100	2,179			PARCEL TOTAL TAXABLE VALUE				
							10,700							
										Year	Building	Features	Land	
										2014	\$ 175,500	\$ 10,700	\$ 75,500	
										Parcel Total: \$ 261,700				
										2015	\$ 175,500	\$ 10,700	\$ 75,500	
										Parcel Total: \$ 261,700				
										2016	\$ 175,500	\$ 10,700	\$ 75,500	
										Parcel Total: \$ 261,700				
LAND VALUATION														
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	0.750 ac	75,500	E	100	100	100	100		100	75,500	0	N	75,500	
										75,500			75,500	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS			
	BUCKLEY, GREGORY F BUCKLEY, PHYLLIS 38 LITTLE RIVER RD KINGSTON, NH 03848-3116	District	Percentage	Model: 1.00 STORY FRAME R. RANCH		
				Roof: GABLE HIP/ASPHALT		
			Ext: CLAP BOARD			
			Int: DRYWALL			
		Floor: HARDWOOD/CARPET				
		Heat: OIL/HOT WATER				
PERMITS				Bedrooms: 3	Baths: 2.0	Fixtures:
				Extra Kitchens:		Fireplaces:
				A/C: No		Generators:
				Quality: A0 AVG		
				Com. Wall:		
				Size Adj: 0.9255	Base Rate: RSA 80.00	
					Bldg. Rate: 0.8977	
					Sq. Foot Cost: \$ 71.82	



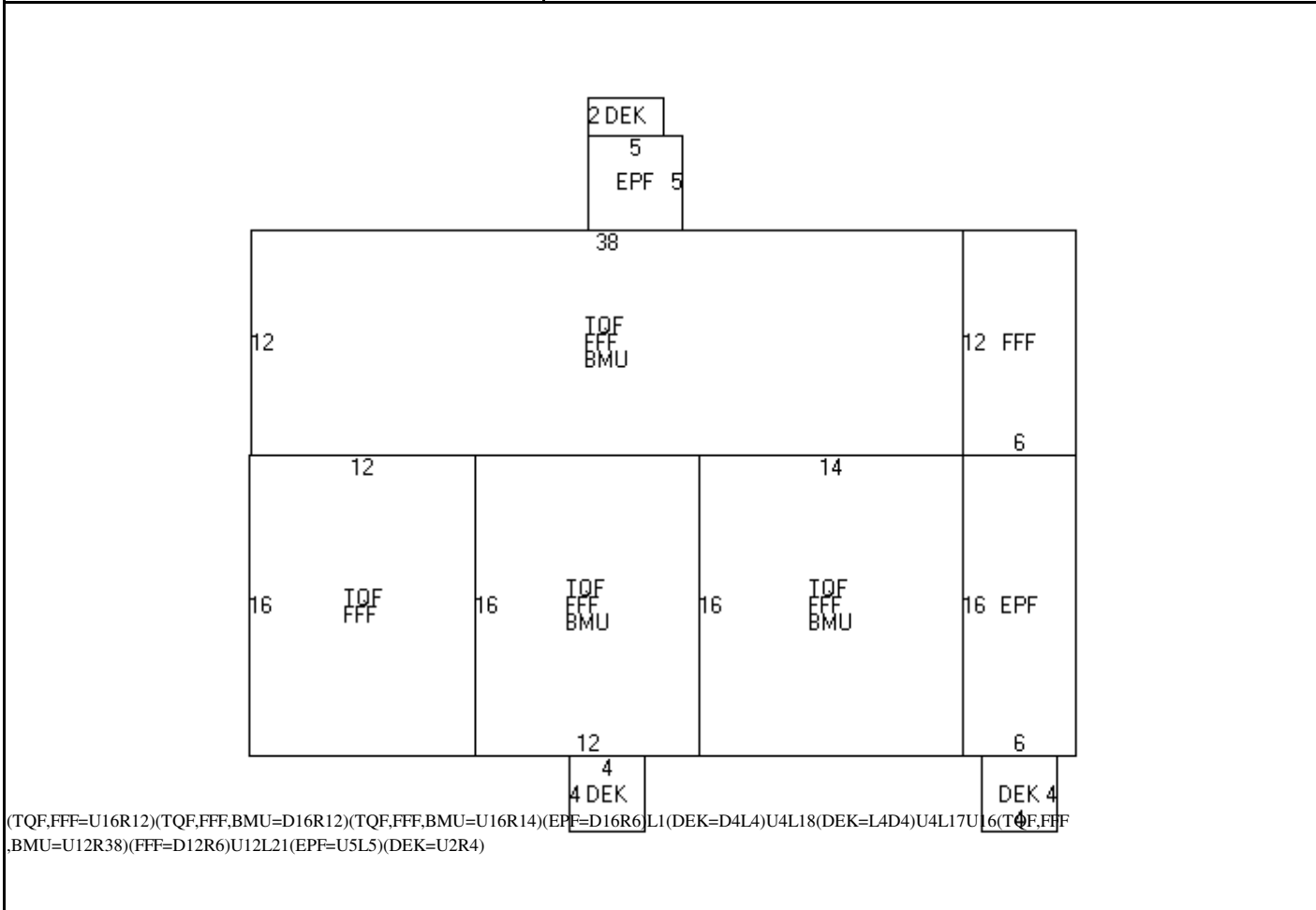
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1451	1.00	1451
STO	STORAGE AREA	336	0.25	84
BMF	BSMNT FINISHED	1115	0.30	335
DEK	DECK/ENTRANCE	411	0.10	41
UFF	UPPER FLR FIN	576	1.00	576
GAR	GARAGE	576	0.45	259
GLA:	2,027	4,465		2,746
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 197,218		
Year Built:		1985		
Condition For Age:	GOOD	11 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		11 %		
Building Value:		\$ 175,500		

OWNER INFORMATION	SALES HISTORY						PICTURE
SLOAN JAMES F J F & M M SLOAN REVOC TRUST P.O. BOX 421 KINGSTON, NH 03848	Date	Book	Page	Type	Price	Grantor	
	09/20/2002	3841	2365	U I 38		SLOAN	
LISTING HISTORY	NOTES						
07/20/12 KCM	BROWN, 9/20/02- INTO TRUST (CHANGES MADE @ HEARINGS---RW) CHECK						
03/21/12 KCPU	2010 FOR REMOVAL OF SCREENHOUSE PER OWNER(REMOVED) CHNG EPU						
04/15/10 KCO	TO EPF 4/10KC, RAMP NV 3/12KC						
05/01/03 BW O							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR.
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>
FIREPLACE 1-1	1		100	3,000.00	100	3,000		
LEAN-TO	48	8 x 6	393	3.00	70	396		
							3,400	
PARCEL TOTAL TAXABLE VALUE								
Year	Building	Features	Land					
2014	\$ 163,500	\$ 3,400	\$ 76,500					
		Parcel Total: \$ 243,400						
2015	\$ 163,500	\$ 3,400	\$ 76,500					
		Parcel Total: \$ 243,400						
2016	\$ 163,500	\$ 3,400	\$ 76,500					
		Parcel Total: \$ 243,400						

LAND VALUATION															
Zone: HD2HISTORIC 2				Minimum Acreage: 1.84				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	1.840 ac	80,000	E	100	100	100	100		95	76,000	0	N	76,000		
1F RES	0.480 ac	x 2,000	X	100					50	500	0	N	500	WET	
	2.320 ac									76,500			76,500		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	SLOAN JAMES F J F & M M SLOAN REVOC TRUST P.O. BOX 421 KINGSTON, NH 03848	District Percentage	Model: 1.75 STORY FRAME CAPE Roof: GABLE HIP/ASPHALT Ext: CLAP BOARD Int: PLASTERED/CUSTOM WOOD Floor: PINE/SOFT WD Heat: OIL/HOT WATER Bedrooms: 5 Baths: 2.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9738 Base Rate: RSA 80.00 Bldg. Rate: 1.1569 Sq. Foot Cost: \$ 92.55
	PERMITS		
	Date Permit ID Permit Type Notes		
	08/26/11 r39-8 ALTERATION CONSTRUCT WHEEL CHAIR		



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
TQF	3/4 STRY FIN	1064	0.75	798
FFF	FST FLR FIN	1136	1.00	1136
BMU	BSMNT	872	0.15	131
EPF	ENCLSD PORCH	121	0.70	85
DEK	DECK/ENTRANCE	40	0.10	4
GLA:	2,019	3,233		2,154
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:			\$ 199,353	
Year Built:			1694	
Condition For Age:			EXCELLENT	18 %
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:			18 %	
Building Value:			\$ 163,500	

Map: 000R39

Lot: 000009

Sub: 000000

Card: 1 of 1

46 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY				PICTURE						
PRESCOTT, RUSSELL E PRESCOTT, SUSAN A PO BOX 339 EXETER , NH 03833-0339				Date	Book	Page	Type	Price	Grantor					
				10/03/2016	5758	2168	Q V	100,000	BARTLETT, WILLIAM S.JR &					
				04/24/2006	4645	554	U V 38		BARTLETT					
LISTING HISTORY				NOTES										
06/01/12 KCV 05/02/03 BW V				OUTBUILDINGS ONLY										
EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR						
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes						
CARPORT WOOD FRAME		323	17 x 19	110	12.00	60	2,558							
CARPORT WOOD FRAME		1,120	35 x 32	74	12.00	40	3,978							
LEAN-TO		150	10 x 15	167	3.00	40	301							
CARPORT WOOD FRAME		600	25 x 24	87	12.00	40	2,506							
BARN /LOFT		1,440	36 x 40	71	18.00	40	7,361							
LEAN-TO		297	9 x 33	114	3.00	60	609							
LEAN-TO		342	9 x 38	107	3.00	60	659							
							18,000							
								KINGSTON ASSESSING OFFICE						
								PARCEL TOTAL TAXABLE VALUE						
								Year	Building	Features	Land			
								2014	\$ 0	\$ 18,000	\$ 76,300			
								Parcel Total: \$ 94,300						
								2015	\$ 0	\$ 18,000	\$ 76,300			
Parcel Total: \$ 94,300														
2016	\$ 0	\$ 18,000	\$ 76,300											
Parcel Total: \$ 94,300														
LAND VALUATION														
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		90	72,000	0	N	72,000	VACANT
1F RES	2.160 ac	x 2,000	X	100					100	4,300	0	N	4,300	
4.000 ac										76,300			76,300	

PICTURE										OWNER										TAXABLE DISTRICTS										BUILDING DETAILS																																																																															
										PRESCOTT, RUSSELL E PRESCOTT, SUSAN A PO BOX 339 EXETER , NH 03833-0339										District										Percentage										Model: Roof: Ext: Int: Floor: Heat: Bedrooms: Baths: Fixtures: Extra Kitchens: Fireplaces: A/C: Generators: Quality: Com. Wall: Stories: Base Type:																																																																					
																				PERMITS																																																																																									
																				Date Permit ID Permit Type Notes										03/08/16 CA20160308 SEPTIC APPROVAL FOR CONSTRU																																																																															
																																								BUILDING SUB AREA DETAILS																																																																					
																																								2013 BASE YEAR BUILDING VALUATION																																																																					
Year Built:																																																																																																													
Condition For Age:										%																																																																																																			
Physical:																																																																																																													
Functional:																																																																																																													
Economic:																																																																																																													
Temporary:										%																																																																																																			

OWNER INFORMATION			SALES HISTORY					PICTURE
PRESCOTT, RUSSELL E PRESCOTT, SUSAN A PO BOX 339 EXETER , NH 03833-0339			Date	Book	Page	Type	Price	Grantor
			03/06/2012	5294	1880	U I 14	350,000	FEDERHEN, HERBERT M (H
			12/23/1998	3353	1030	U I 38		FEDERHEN, FRANCIS L
			06/12/1943	1009	215	U I 38		SCAMMON, GEORGE ET AL
LISTING HISTORY			NOTES					
03/18/15	KCPU		D-37136. YELLOW. HSE APPEARD TO BE GUTTED, CHK 2013 FOR CHNGS					
03/10/14	KCPU		7/12KC, CHK 2013 FOR RENOVATIONS HSE APPEARS GUTTED, CORRECT					
03/18/13	KCPU		SKETCH 7/12KC, CHK 2014 FOR HSE RENOV'S COMP CHNG SKETCH					
07/20/12	KCM		LABELING 3/13KC, ADJ SKETCH PER RENOVATION CHK 2015 FOR COMP,					
04/23/07	JARX	EST BARN REPAIRS 100% CF	(HEAT='S GEOTHERMAL) 3/14KC, HSE COMP CHK 2016 FOR SHED REPAIR					
03/30/06	JARX	CK 07 FOR FIN REPAIRS ON	3/15KC					
05/01/03	BW O	LIST FOR REVAL						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh	x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE		
FIREPLACE 2-1	1			100	4,000.00	100	4,000				
FIREPLACE 3-1	1			100	5,000.00	100	5,000		PARCEL TOTAL TAXABLE VALUE		
HISTORIC BARN	1			100	1,630.00	50	815	HST BRN	Year	Building	Features
HISTORIC BARN	1			100	3,300.00	25	825	HST BRN			Land
HISTORIC BARN	1			100	2,500.00	25	625	HST BRN	2014	\$ 204,300	\$ 28,700
FIREPLACE 1-1	1			100	3,000.00	100	3,000				\$ 87,096
HISTORIC BARN	1			100	26,774.00	50	13,387	HST BRN			Parcel Total: \$ 320,096
							27,700		2015	\$ 352,500	\$ 27,700
											\$ 86,533
											Parcel Total: \$ 466,733
									2016	\$ 352,500	\$ 27,700
											\$ 86,533
											Parcel Total: \$ 466,733

LAND VALUATION														
Zone: HD2HISTORIC 2			Minimum Acreage: 1.84			Minimum Frontage: 200			Site:			Driveway:		
Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
1F RES	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES	0.160 ac	x 2,000	X	80					95	200	0	N	200	TOPO
UNPRODUCTIVE	600.000 ff	x 100	E	100					100	60,000	0	N	0	
FARM LAND	6.000 ac	x 2,000	X	80					100	9,600	80	N	1,942	
UNMNGD HARDWD	10.130 ac	x 2,000	X	80					100	16,200	80	N	540	
UNMNGD PINE	27.000 ac	x 2,000	X	80					100	43,200	80	N	3,733	
UNPRODUCTIVE	4.000 ac	x 2,000	X	80					100	6,400	80	N	68	
79-D HISTORIC BARN	0.870 ac	x 2,000	X	80					100	50	0	N	50	
50.000 ac									215,650			86,533		

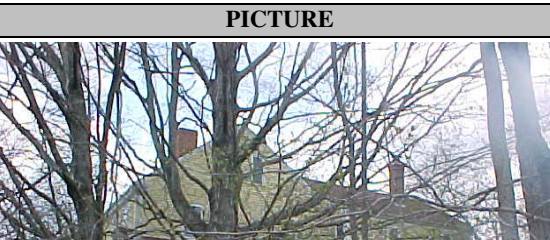
PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	PRESCOTT, RUSSELL E PRESCOTT, SUSAN A PO BOX 339 EXETER , NH 03833-0339	District	Model: 2.00 STORY FRAME COLONIAL
		Percentage	Roof: GABLE HIP/ASPHALT
			Ext: CLAP BOARD
			Int: PLASTERED/DRYWALL
			Floor: PINE/SOFT WD
		Heat: ELECTRIC/FA DUCTED	
PERMITS			Bedrooms: 5 Baths: 2.5 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A4 EXC
			Com. Wall:
			Size Adj: 0.8543 Base Rate: RSA 80.00
			Bldg. Rate: 1.1487
			Sq. Foot Cost: \$ 91.89

Diagram illustrating the layout of a building with various rooms and dimensions. The rooms are labeled with codes: OPF (Open Porch Fin), EFF (Efficient Fin), and BMU (Building Maintenance Unit).

Room Dimensions and Layout:

- Top Left Room: 12' x 8' (OPF)
- Top Right Room: 18' x 8' (EFF, BMU)
- Central Room: 40' x 30' (ATT, EFF, BMU)
- Bottom Left Room: 12' x 8' (OPF)
- Bottom Right Room: 18' x 15' (EFF, BMU)
- Right Side Room: 26' x 25' (EFF, BMU)

Overall Dimensions and Area Calculations:

- Overall Width: 36' (12' + 24')
- Overall Depth: 55' (40' + 15')
- Overall Area: 1980 sq ft (36' x 55')
- Room Area Calculations:
 - OPF: 12' x 8' = 96 sq ft
 - EFF: 18' x 8' = 144 sq ft
 - BMU: 18' x 15' = 270 sq ft
 - ATT: 40' x 30' = 1200 sq ft
 - EFF: 26' x 25' = 650 sq ft

OWNER INFORMATION			SALES HISTORY					PICTURE
BRIGGS, CHARLES S BRIGGS, SHEILA R 52 LITTLE RIVER RD KINGSTON, NH 03848			Date	Book	Page	Type	Price	Grantor
			09/16/1970	2095	102	U I 82		GODDARD, MAMIE
LISTING HISTORY			NOTES					
07/23/12	KCM	CORRECT LABELING & STO	WHITE/RED,.					
05/02/03	BW X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
BARN-2STRY/BSMNT	1,776	48 x 37	69	28.00	90	30,881					
						33,900					
PARCEL TOTAL TAXABLE VALUE											
Year	Building	Features	Land								
2014	\$ 315,000	\$ 33,900	\$ 85,512								
				Parcel Total: \$ 434,412							
2015	\$ 315,000	\$ 33,900	\$ 85,084								
				Parcel Total: \$ 433,984							
2016	\$ 315,000	\$ 33,900	\$ 85,084								
				Parcel Total: \$ 433,984							

LAND VALUATION														
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84			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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES	0.160 ac	x 2,000	X	92					100	300	0	N	300	
FARM LAND	400.000 ff	x 100	E	100					100	40,000	0	N	0	
FARM LAND	15.000 ac	x 2,000	X	92					100	27,600	100	Y	4,784	
17.000 ac										147,900			85,084	

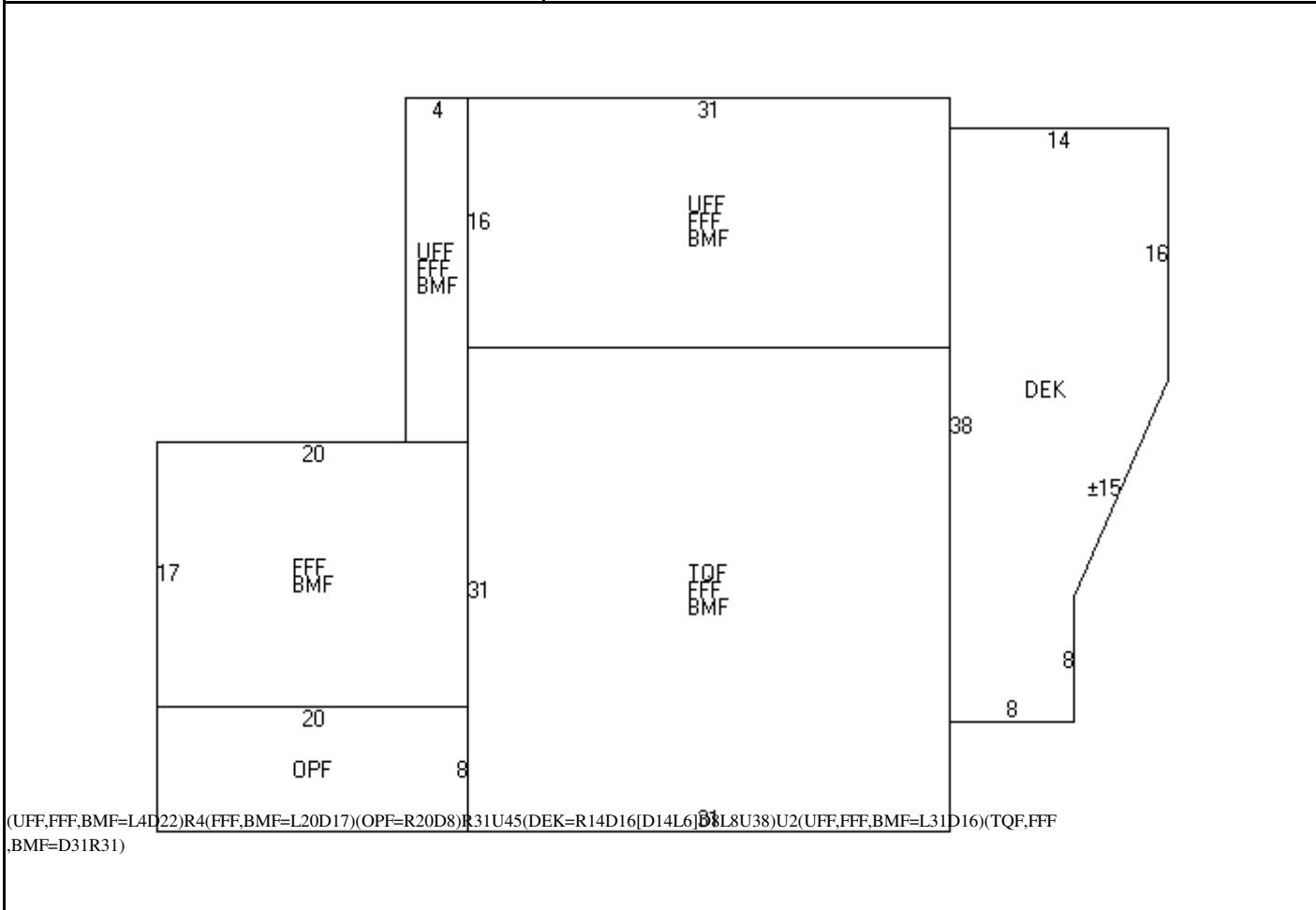
PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS	
	BRIGGS, CHARLES S BRIGGS, SHEILA R 52 LITTLE RIVER RD KINGSTON, NH 03848	District	Model: 2.00 STORY FRAME COLONIAL	
		Percentage	Roof: GABLE HIP/ASPHALT	
			Ext: CLAP BOARD	
			Int: DRYWALL	
			Floor: HARDWOOD/CARPET	
		Heat: OIL/HOT WATER		
PERMITS		Bedrooms: 4	Baths: 2.5	Fixtures:
		Extra Kitchens:		Fireplaces:
		A/C: No		Generators:
		Quality: A4 EXC		
		Com. Wall:		
		Size Adj: 0.8430	Base Rate:	RSA 80.00
			Bldg. Rate:	1.1335
			Sq. Foot Cost:	\$ 90.68

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
CTH	CATHEDRAL	528	0.10	53
FFF	FST FLR FIN	2308	1.00	2308
BMF	BSMNT FINISHED	2308	0.30	692
ATF	ATTIC FINISHED	1780	0.25	445
TQF	3/4 STRY FIN	640	0.75	480
UFF	UPPER FLR FIN	1140	1.00	1140
SPF	SCREEN PORCH	216	0.30	65
DEK	DECK/ENTRANCE	16	0.10	2
GLA:	4,373	8,936		5,185
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 470,176		
Year Built:		1742		
Condition For Age:	GOOD	33 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		33 %		
Building Value:		\$ 315,000		

(CTH,FFF,BMF=U22R24)U2(ATF,TQF,FFF,BMF=D26R28U4L4U22L24)R24D22(ATF,UFF,FFF,BMF=U38R30)L1(SPF=U8L27)D8R28D15(DEK=R2D8)

OWNER INFORMATION				SALES HISTORY						PICTURE					
MEYER, ANDREW G MEYER, DEBORAH W 54 LITTLE RIVER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price		Grantor					
				04/03/1995	3094	2822	U I	38	ARNOLD, ROBERT R						
				05/02/1984	2485	545	U I	82	WIGHT, FLORENCE C.						
LISTING HISTORY				NOTES											
07/23/12 KCM 03/21/12 KCPU 03/23/11 KCPU 04/23/07 JARX PU OPF 100% 09/11/03 SH O CK LISTING 05/05/03 BW X LIST FOR REVAL				GREY.ADD DEK, EST SEPTIC 100% 3/11KC, ADDITION AND DORMERS 100% COMP 3/12KC											
EXTRA FEATURES VALUATION												MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngth x Width	Size	Adj	Rate	Cond	Market Value		Notes					
FIREPLACE 1-1		1			100	3,000.00	100	3,000							
						3,000									
KINGSTON ASSESSING OFFICE															
PARCEL TOTAL TAXABLE VALUE															
Year	Building		Features		Land										
2014	\$ 214,800		\$ 3,000		\$ 71,000										
Parcel Total: \$ 288,800															
2015	\$ 214,800		\$ 3,000		\$ 71,000										
Parcel Total: \$ 288,800															
2016	\$ 214,800		\$ 3,000		\$ 71,000										
Parcel Total: \$ 288,800															
LAND VALUATION															
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	0.400 ac	70,950	E	100	100	100	100		100	71,000	0 N	71,000			
		0.400 ac								71,000	71,000				

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS	
	MEYER, ANDREW G MEYER, DEBORAH W 54 LITTLE RIVER RD KINGSTON, NH 03848	District	Percentage	Model: 1.50 STORY FRAME NEWENGLAND
				Roof: GABLE HIP/ASPHALT
			Ext: CLAP BOARD	
			Int: DRYWALL	
			Floor: PINE/SOFT WD/CARPET	
			Heat: OIL/HOT WATER	
PERMITS				Bedrooms: 3 Baths: 2.0 Fixtures:
Date	Permit ID	Permit Type	Notes	Extra Kitchens: Fireplaces:
08/26/11	R39-19	ADDITION	ADD TWO DORMERS AND	A/C: No Generators:
06/09/11	R39-19	VARIANCE/SP. EXC.	TO SHORELAND PROTECTI	Quality: A2 AVG+20
03/14/11	R39-19	HISTORIC DIST CERT	CONDITIONAL APPROVAL	Com. Wall:
01/24/11	CA20111034	SEPTIC	APPROVAL FOR CONSTRU	Size Adj: 0.8755 Base Rate: RSA 80.00
06/01/06	R39-19	ADDITION	ENLARGE FARMERS PORC	Bldg. Rate: 0.9987
				Sq. Foot Cost: \$ 79.90



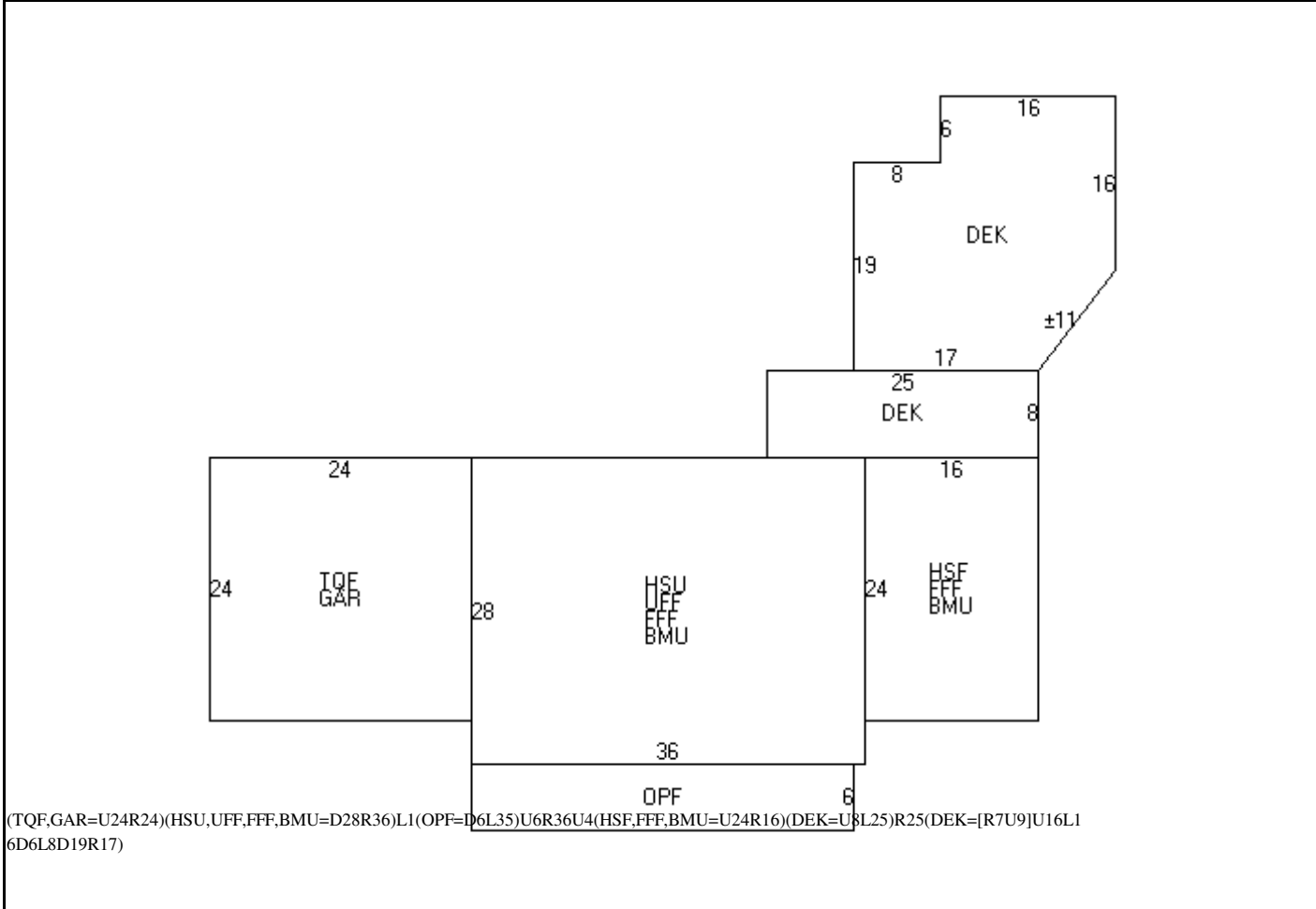
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	442	0.10	44
UFF	UPPER FLR FIN	584	1.00	584
FFF	FST FLR FIN	1885	1.00	1885
BMF	BSMNT FINISHED	1885	0.30	566
OPF	OPEN PORCH FIN	160	0.25	40
TQF	3/4 STRY FIN	961	0.75	721
GLA:	3,190	5,917		3,840
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 306,816		
Year Built:		1790		
Condition For Age:	GOOD	30 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		30 %		
Building Value:		\$ 214,800		

OWNER INFORMATION	SALES HISTORY						PICTURE
LITWAK, KATHLEEN A. TRST LITWAK, JOSEPH M. TRST. 56 LITTLE RIVER ROAD KINGSTON, NH 03848-3119	Date		Book	Page	Type	Price	Grantor
	12/12/2011		5270	0717	U I 38	LITWAK, JOSEPH M.	
	12/21/2009		5076	1870	Q I	396,533	VIGNEAULT, JOAN F.
	04/16/2003		4003	1600	Q I	470,000	RUSSMAN, JEREMY
LISTING HISTORY	NOTES						
03/18/13 KCPU 07/23/12 KCM 03/21/12 KCPU 04/27/04 JR X AGP COMPLETE 05/08/03 KJ O CK LISTING 05/05/03 BW X LIST FOR REVAL	YELLOW. D-25533., NCH CHK 2013 FOR EPF 3/12KC, CORRECT LABELING, QUALITY & COND 7/12KC, DEK COMP REMOVE AG POOL 3/13KC						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
							3,000				
								PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land					
2014		\$ 326,600		\$ 3,000		\$ 80,300					
								Parcel Total: \$ 409,900			
2015		\$ 326,600		\$ 3,000		\$ 80,300					
								Parcel Total: \$ 409,900			
2016		\$ 326,600		\$ 3,000		\$ 80,300					
								Parcel Total: \$ 409,900			

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
1F RES	0.160 ac	x 2,000	X	100					100	300	0	N	300		
	2.000 ac									80,300			80,300		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	LITWAK, KATHLEEN A. TRST LITWAK, JOSEPH M. TRST. 56 LITTLE RIVER ROAD KINGSTON, NH 03848-3119	District	Model: 2.50 STORY FRAME COLONIAL
		Percentage	Roof: GABLE HIP/ASPHALT
			Ext: VINYL SIDING
			Int: DRYWALL
			Floor: HARDWOOD/CARPET
		Heat: OIL/HOT WATER	
PERMITS			
Date	Permit ID	Permit Type	Notes
06/05/12	R39-20	ELECTRIC PERMIT	WIRE HOT TUB; GENERATC
05/03/12	R39-20	ALTERATION	REWORK DECK PER APPLI
07/19/11	R39-20	EXTERIOR ONLY	EXTEND DECK 6'; ROOF AN
09/01/03	R39-20	BUILDING	ABOVE GROUND POOL
08/14/03	R39-20	VARIANCE/SP. EXC.	SHORELAND PROTECTION
01/11/02	CA20110398	SEPTIC	APPROVAL FOR OPERATIC
12/21/01	CA20010398	SEPTIC	APPROVAL FOR CONSTRU
Bedrooms: 4		Baths: 3.0	Fixtures:
Extra Kitchens:		Fireplaces:	
A/C: Yes 100.00 %		Generators:	
Quality: A3 AVG+30			
Com. Wall:			
Size Adj: 0.8746		Base Rate:	RSA 80.00
		Bldg. Rate:	1.1470
		Sq. Foot Cost:	\$ 91.76



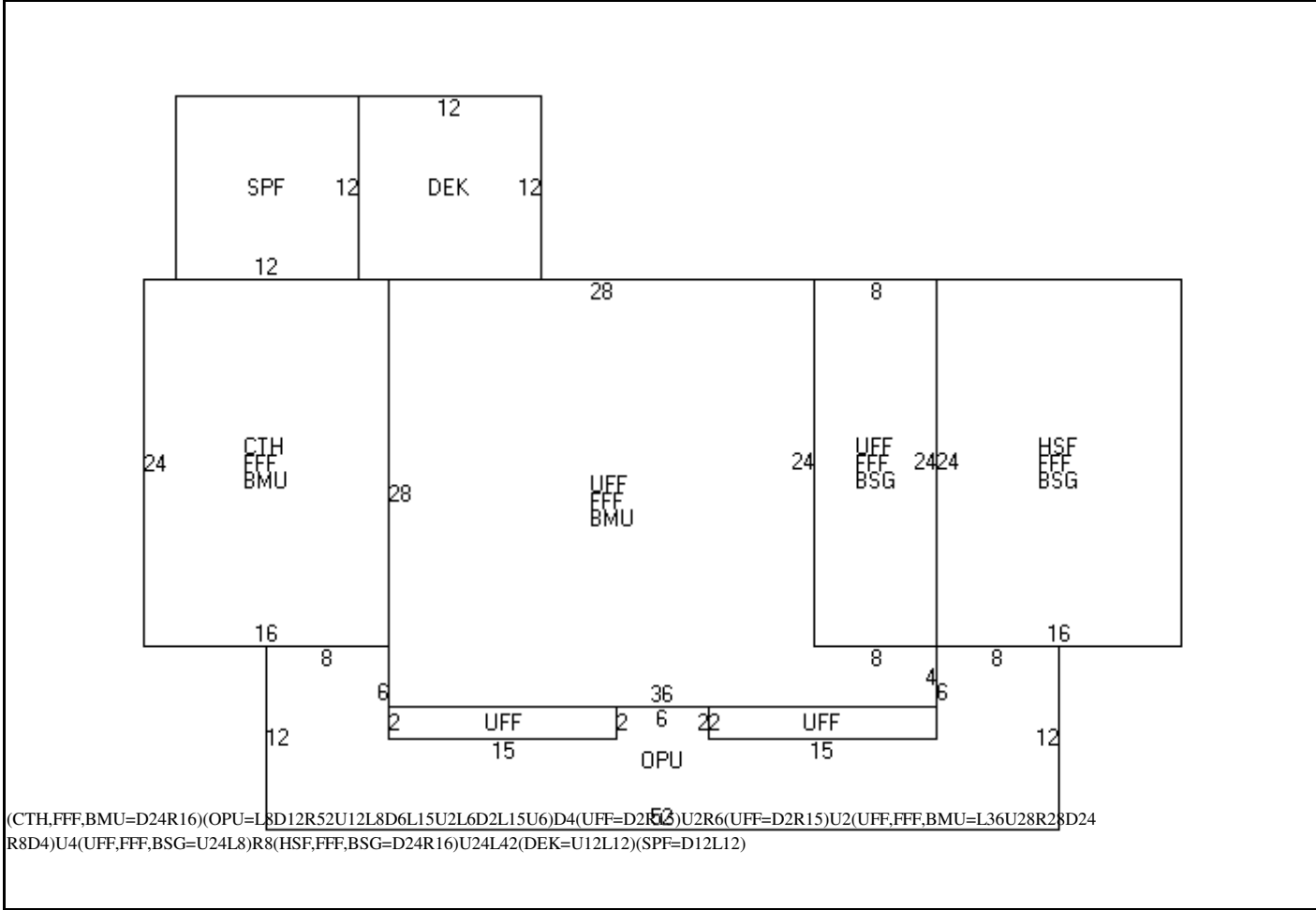
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
TQF	3/4 STRY FIN	576	0.75	432
GAR	GARAGE	576	0.45	259
HSU	1/2 STRY UNFIN	1008	0.25	252
UFF	UPPER FLR FIN	1008	1.00	1008
FFF	FST FLR FIN	1392	1.00	1392
BMU	BSMNT	1392	0.15	209
OPF	OPEN PORCH FIN	210	0.25	53
HSF	1/2 STRY FIN	384	0.50	192
DEK	DECK/ENTRANCE	721	0.10	72
GLA:	3,024	7,267		3,869
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 355,019		
Year Built:		2002		
Condition For Age:	AVERAGE	8 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		8 %		
Building Value:		\$ 326,600		

OWNER INFORMATION		SALES HISTORY					PICTURE
CONLEY, JAMES - TRUSTEE CATHLEEN M. CONLEY 2004 TRUST P. O. BOX 381 BARRINGTON, NH 03825-0381		Date	Book	Page	Type	Price	Grantor
		03/19/2009	4991	143	U I 38		CONLEY, JAMES
		07/30/2007	4827	0919	U I 38		CONLEY TRUST
		10/12/2006	4719	1599	U I 38		CONLEY
		12/05/2005	4589	2711	U I 38		CONLEY TRUST
		07/16/2004	4329	2744	U I 38		CONLEY
LISTING HISTORY		NOTES					
07/23/12	KCM	YELLOW. BARN SINCE SALE. D-25533. CHNG LABELING, QAULITY & COND, AND EXTRA FEATURES 7/12KC					
05/09/03	BW O						
05/05/03	BW X						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
BARN 1.75 S	896	28 x 32	78	20.00	200	27,955	GAME ROOM SECONF FL				
						31,000					
								PARCEL TOTAL TAXABLE VALUE			
								Year	Building	Features	Land
								2014	\$ 344,000	\$ 31,000	\$ 87,200
								Parcel Total: \$ 462,200			
								2015	\$ 344,000	\$ 31,000	\$ 87,200
								Parcel Total: \$ 462,200			
								2016	\$ 344,000	\$ 31,000	\$ 87,200
								Parcel Total: \$ 462,200			

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100			100	80,000	0	N	80,000		
1F RES	3.910 ac	x 2,000	X	97					95	7,200	0	N	7,200		
5.750 ac										87,200			87,200		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS								
	CONLEY, JAMES - TRUSTEE CATHLEEN M. CONLEY 2004 TRUST P. O. BOX 381 BARRINGTON, NH 03825-0381	<table><tr><th>District</th><th>Percentage</th></tr><tr><td colspan="2"></td></tr></table>	District	Percentage			Model: 2.00 STORY FRAME COLONIAL Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/FA DUCTED				
	District	Percentage									
PERMITS		Bedrooms: 3 Baths: 3.5 Fixtures: Extra Kitchens: Fireplaces: A/C: Yes 100.00 % Generators: Quality: A5 EXC+10 Com. Wall: Size Adj: 0.8870 Base Rate: RSA 80.00 Bldg. Rate: 1.3430 Sq. Foot Cost: \$ 107.44									
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td colspan="4"></td></tr></table>		Date	Permit ID	Permit Type	Notes						
Date	Permit ID	Permit Type	Notes								



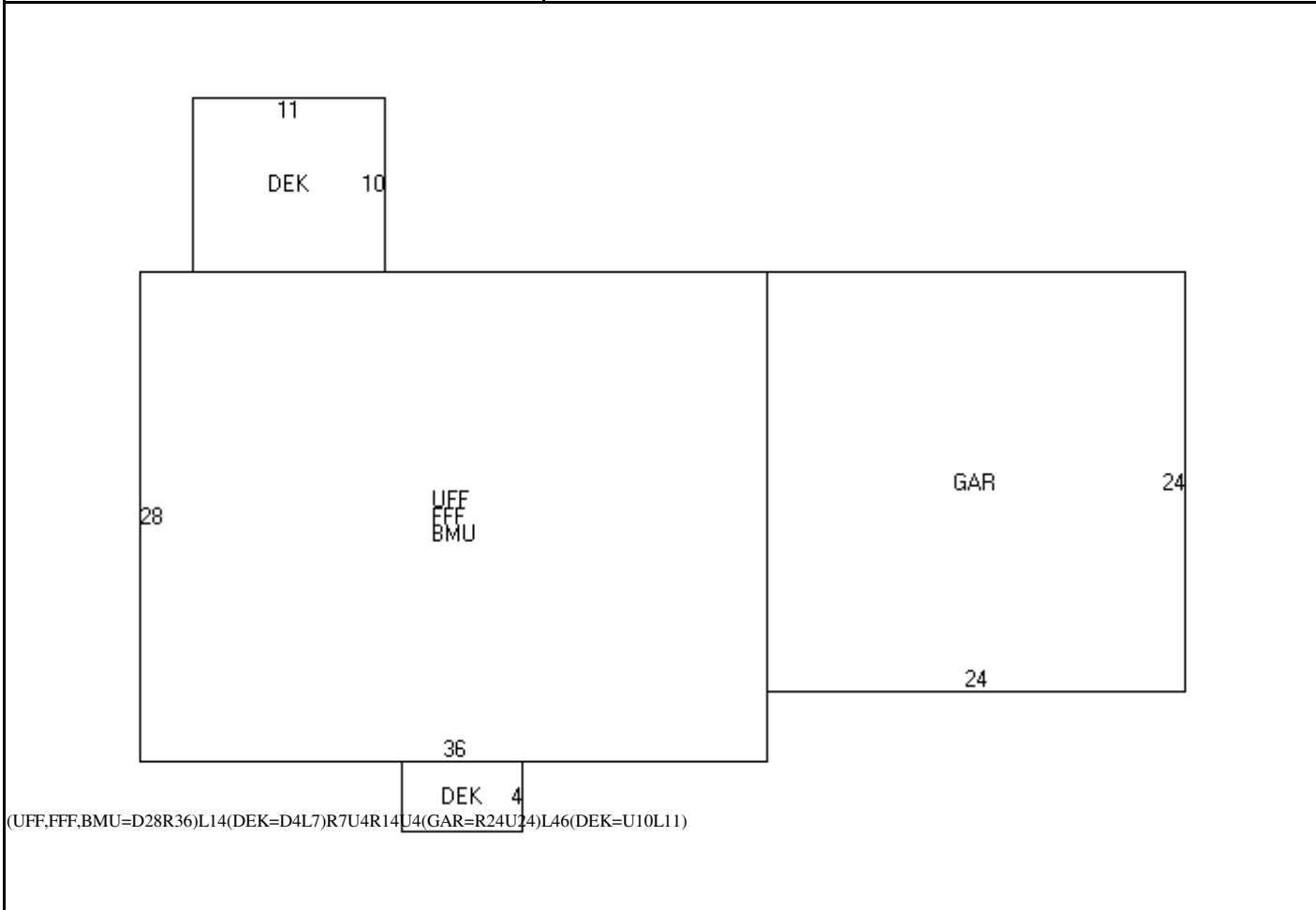
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
CTH	CATHEDRAL	384	0.10	38
FFF	FST FLR FIN	1776	1.00	1776
BMU	BSMNT	1200	0.15	180
OPU	OPEN PORCH	420	0.15	63
UFF	UPPER FLR FIN	1068	1.00	1068
BSG	BSMT GAR	576	0.25	144
HSF	1/2 STRY FIN	384	0.50	192
DEK	DECK/ENTRANCE	144	0.10	14
SPF	SCREEN PORCH	144	0.30	43
GLA:	3,036	6,096		3,518
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 377,974		
Year Built:		2000		
Condition For Age:	AVERAGE	9 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		9 %		
Building Value:		\$ 344,000		

OWNER INFORMATION	SALES HISTORY						PICTURE
LEMIEUX, LEON G FRED OSCAR TRUST 60 LITTLE RIVER RD KINGSTON, NH 03848-3119							
	Date	Book	Page	Type	Price	Grantor	
	10/20/2003	4175	2499	U I 55		LEMIEUX	
	08/11/2003	4116	2285	U I 55		LEMIEUX, LEON G	
	06/29/1999	3402	1866	Q I	219,900	RUSSMAN	
LISTING HISTORY	NOTES						
07/23/12 KCM 05/12/03 SH O 05/05/03 BW X	D-25533. CREAM, ADJ SHED COND 7/12KC						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
SHED-WOOD	120	10 x 12	193	10.00	85	1,969					
							2,000				
								PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land					
2014		\$ 194,000		\$ 2,000		\$ 83,000					
								Parcel Total: \$ 279,000			
2015		\$ 194,000		\$ 2,000		\$ 83,000					
								Parcel Total: \$ 279,000			
2016		\$ 194,000		\$ 2,000		\$ 83,000					
								Parcel Total: \$ 279,000			

LAND VALUATION														
Zone: SFRAG SFR AGR			Minimum Acreage: 1.84			Minimum Frontage: 200			Site:			Driveway:		
Land Type			Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R
1F RES			1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N
1F RES			1.480 ac	x 2,000	X	100					100	3,000	0	N
3.320 ac												83,000		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	LEMIEUX, LEON G FRED OSCAR TRUST 60 LITTLE RIVER RD KINGSTON, NH 03848-3119	District Percentage	Model: 2.00 STORY FRAME COLONIAL Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/HOT WATER
		PERMITS	
		Date Permit ID Permit Type Notes	Bedrooms: 3 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9475 Base Rate: RSA 80.00 Bldg. Rate: 1.0920 Sq. Foot Cost: \$ 87.36



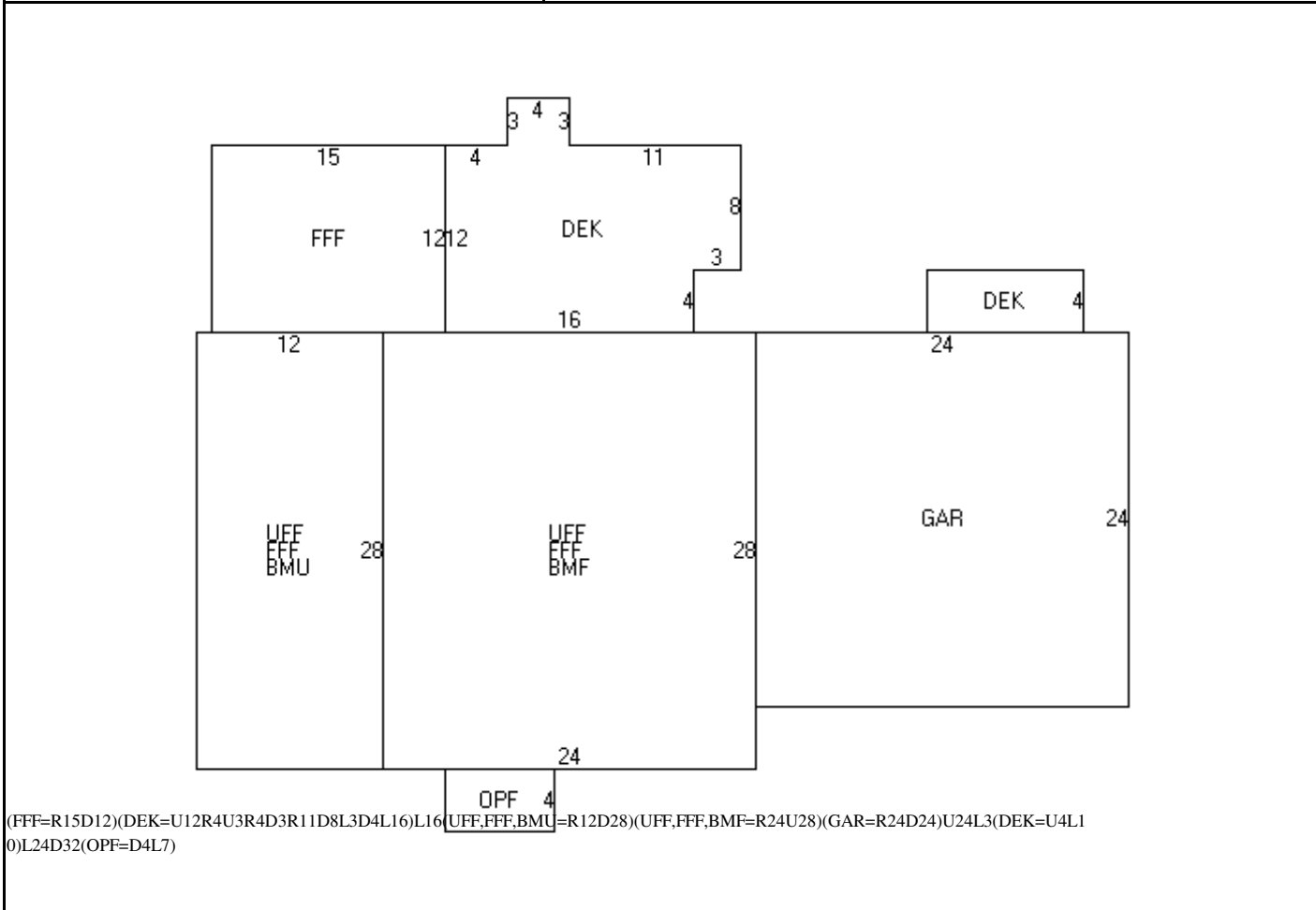
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
UFF	UPPER FLR FIN	1008	1.00	1008
FFF	FST FLR FIN	1008	1.00	1008
BMU	BSMNT	1008	0.15	151
DEK	DECK/ENTRANCE	138	0.10	14
GAR	GARAGE	576	0.45	259
GLA:	2,016	3,738		2,440
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:			\$ 213,158	
Year Built:			1999	
Condition For Age:	AVERAGE	9 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:			9 %	
Building Value:			\$ 194,000	

OWNER INFORMATION		SALES HISTORY					PICTURE	
TRUS, MARK & KATHRYN, TR TRUS FAMILY TRUST 62 LITTLE RIVER RD KINGSTON, NH 03848-3119		Date	Book	Page	Type	Price	Grantor	
		07/23/2004	4333	1786	U I 38		TRUS	
		06/14/2002	3785	2243	Q I	310,000	GATES	
		10/27/2000	3514	2074	Q I	259,933	PERO	
		12/09/1998	3348	2583	Q I	204,900	RUSSMAN	
LISTING HISTORY		NOTES						
03/18/13	KCPU	D-25533. TAN. CHK 2013 FOR OPF, ADD AG POOL, CORRECT SKETCH (EST						
07/23/12	KCML	BMF PER OWNER) DENIED INT 7/12KC, OPEN PORCH COMP 3/13KC						
08/04/03	BW X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
SHED-WOOD	160	16 x 10	160	10.00	80	2,048					
POOL ABOVE GROUND	240		127	13.00	100	3,962					
							6,000				
PARCEL TOTAL TAXABLE VALUE											
Year	Building		Features		Land						
2014	\$ 210,600		\$ 6,000		\$ 80,349						
							Parcel Total: \$ 296,949				
2015	\$ 210,600		\$ 6,000		\$ 80,345						
							Parcel Total: \$ 296,945				
2016	\$ 210,600		\$ 6,000		\$ 80,345						
							Parcel Total: \$ 296,945				

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
WETLANDS	2.640 ac	x 2,000	X	100					100	5,300	100	N	45		
1F RES	0.130 ac	x 2,000	X	100					100	300	0	N	300		
	4.610 ac									85,600			80,345		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS								
	TRUS, MARK & KATHRYN, TR TRUS FAMILY TRUST 62 LITTLE RIVER RD KINGSTON, NH 03848-3119	District Percentage	Model: 2.00 STORY FRAME COLONIAL Roof: GABLE HIP/ASPHALT Ext: VINYL SIDING Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/HOT WATER								
			Bedrooms: 3 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:								
	PERMITS		Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9258 Base Rate: RSA 80.00 Bldg. Rate: 1.0670 Sq. Foot Cost: \$ 85.36								
		<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>06/11/12</td><td>R39-20-3</td><td>ALTERATION</td><td>INSTALL ROOF TO COVER</td></tr></table>	Date	Permit ID	Permit Type	Notes	06/11/12	R39-20-3	ALTERATION	INSTALL ROOF TO COVER	
Date	Permit ID	Permit Type	Notes								
06/11/12	R39-20-3	ALTERATION	INSTALL ROOF TO COVER								



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
GAR	GARAGE	576	0.45	259
FFF	FST FLR FIN	1188	1.00	1188
DEK	DECK/ENTRANCE	268	0.10	27
UFF	UPPER FLR FIN	1008	1.00	1008
BMU	BSMNT	336	0.15	50
BMF	BSMNT FINISHED	672	0.30	202
OPF	OPEN PORCH FIN	28	0.25	7
GLA: 2,196		4,076		2,741
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 233,972		
Year Built:		1998		
Condition For Age:	AVERAGE	10 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		10 %		
Building Value:		\$ 210,600		

Map: 000R39

Lot: 000033

Sub: 000001

Card: 1 of 1

77-A LITTLE RIVER RD

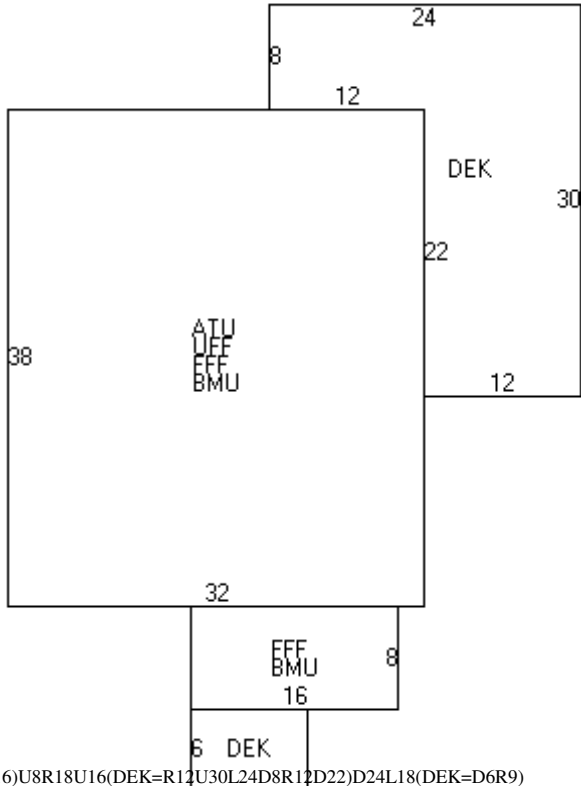
KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY				PICTURE					
PILON, ROBERTA A. 77A LITTLE RIVER RD KINGSTON , NH 03848				Date	Book	Page	Type	Price	Grantor				
				12/28/2005	4600	1815	U I 38		PILON				
LISTING HISTORY				NOTES									
07/06/12	KCM			TAN, SHED DORMER= UFF, FOUNDATION OLN Y FOR BARN CHK09 FOR BARN COMP 3/08FR. P/U BARN FRR 3/09, CHNG SIDING, ADD DEK & LEANTO 7/12KC									
02/26/09	FRR												
03/24/08	FRO												
05/06/03	BW O												
EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR					
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE					
FIREPLACE 1-1	1		100	3,000.00	100	3,000							
BARN 2STRY	936	26 x 36	77	23.00	100	16,577		PARCEL TOTAL TAXABLE VALUE					
LEAN-TO	192	12 x 16	143	3.00	75	618							
						20,200							
								Year	Building	Features	Land		
								2014	\$ 222,100	\$ 20,200	\$ 90,000		
								Parcel Total: \$ 332,300					
								2015	\$ 222,100	\$ 20,200	\$ 90,000		
								Parcel Total: \$ 332,300					
								2016	\$ 222,100	\$ 20,200	\$ 90,000		
								Parcel Total: \$ 332,300					
LAND VALUATION													
Zone: SFRAG SFR AGR	Minimum Acreage: 1.84	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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0 N	80,000	
1F RES	5.150 ac	x 2,000	X	97					100	10,000	0 N	10,000	
6.990 ac										90,000	90,000		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS							
	PILON, ROBERTA A. 77A LITTLE RIVER RD KINGSTON , NH 03848	District Percentage	Model: 2.00 STORY FRAME SALT BOX Roof: SALT BOX/ASPHALT Ext: CEDAR/REDWD Int: DRYWALL Floor: MIN PLYWD/HARDWOOD Heat: OIL/HOT WATER							
			Bedrooms: 4 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:							
	PERMITS		Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9142 Base Rate: RSA 80.00 Bldg. Rate: 1.0751 Sq. Foot Cost: \$ 86.01							
	<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>09/19/07</td><td>R39-33</td><td>NEW BUILDING</td><td>26 X 36 BARN WITH A 36 X</td></tr></table>		Date	Permit ID	Permit Type	Notes	09/19/07	R39-33	NEW BUILDING	26 X 36 BARN WITH A 36 X
Date	Permit ID	Permit Type	Notes							
09/19/07	R39-33	NEW BUILDING	26 X 36 BARN WITH A 36 X							

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
ATU	ATTIC	1216	0.10	122
UFF	UPPER FLR FIN	1216	1.00	1216
FFF	FST FLR FIN	1344	1.00	1344
BMU	BSMNT	1344	0.15	202
DEK	DECK/ENTRANCE	510	0.10	51
GLA:	2,560	5,630		2,935
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 252,439		
Year Built:		1989		
Condition For Age:	AVERAGE	12 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		12 %		
Building Value:		\$ 222,100		



(ATU,UFF,FFF,BMU=D38R32)L2(FFF,BMU=D8L16)U8R18U16(DEK=R12)U30L24D8R12D22)D24L18(DEK=D6R9)

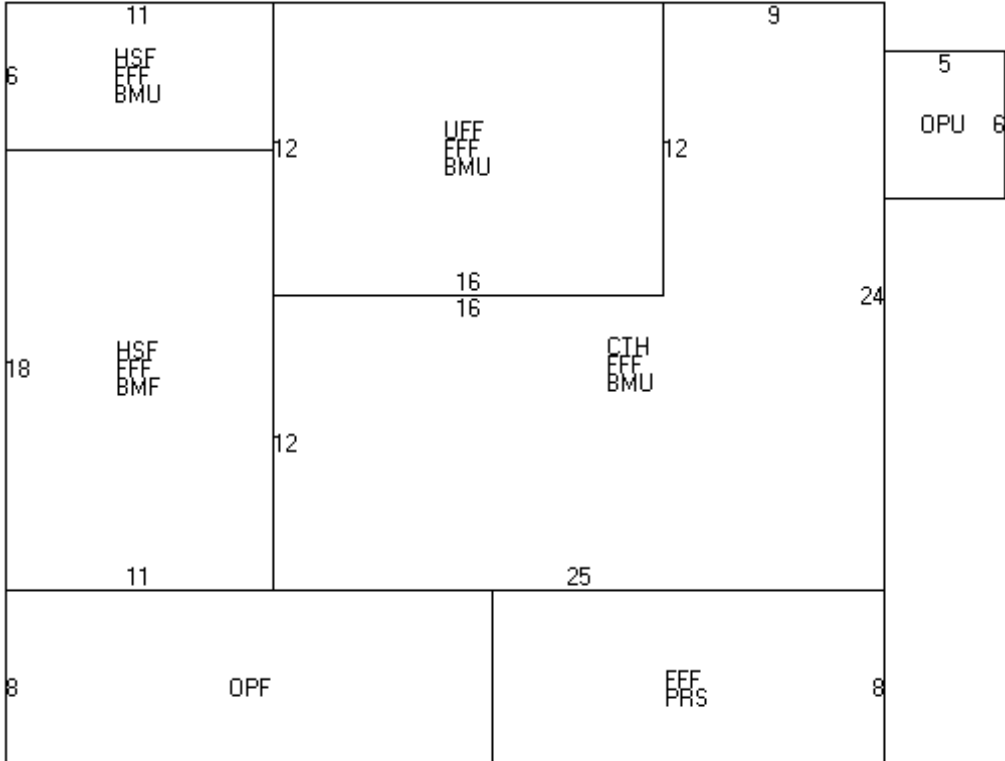
OWNER INFORMATION		SALES HISTORY					PICTURE	
FARMER, JAMES G FARMER, LAURIE F 77B LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor	
LISTING HISTORY		NOTES						
07/06/12	KCM	BROWN. CK 07 FOR FIN POOL JAR 03/06. P/U OLD POOL GONE NEW 100%						
04/23/07	JARX	JAR 4/07, CORRECT SKETCH & EXTRA FEATURES 7/12KC						
03/30/06	JARX							
05/06/03	BW O							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth	x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE		
FIREPLACE 1-1	1			100	3,000.00	100	3,000				
GARAGE-2STRY	576	24	x 24	88	40.00	100	20,275		PARCEL TOTAL TAXABLE VALUE		
SHED-WOOD	560	20	x 28	89	10.00	30	1,495				
SHED-WOOD	80	8	x 10	260	10.00	80	1,664		Year Building Features Land 2014 \$ 109,500 \$ 49,600 \$ 80,900 Parcel Total: \$ 240,000		
LEAN-TO	48	6	x 8	393	3.00	80	453				
IN GRND POOL/VINYL	648	18	x 36	85	38.00	100	20,930		2015 \$ 109,500 \$ 49,600 \$ 80,900 Parcel Total: \$ 240,000		
SCREENHOUSE	96	8	x 12	227	13.50	60	1,765				
							49,600		2016 \$ 109,500 \$ 49,600 \$ 80,900 Parcel Total: \$ 240,000		

LAND VALUATION															
Zone: SFRAG SFR AGR	Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
	1F RES	0.440 ac	x 2,000	X	100					100	900	0	N	900	
	2.280 ac										80,900		80,900		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS							
	FARMER, JAMES G FARMER, LAURIE F	<table><tr><th>District</th><th>Percentage</th></tr><tr><td colspan="2"></td></tr></table>	District	Percentage			Model: 2.00 STORY FRAME LOG CABIN Roof: GABLE HIP/ASPHALT Ext: LOGS Int: CUSTOM WOOD Floor: PINE/SOFT WD Heat: OIL/HOT WATER			
	District	Percentage								
	PERMITS									
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td>03/29/05</td><td>R39-33-2</td><td>EXTERIOR ONLY</td><td>IN-GROUND POOL WITH FF</td></tr></table>	Date	Permit ID	Permit Type	Notes	03/29/05	R39-33-2	EXTERIOR ONLY	IN-GROUND POOL WITH FF		
Date	Permit ID	Permit Type	Notes							
03/29/05	R39-33-2	EXTERIOR ONLY	IN-GROUND POOL WITH FF							
			Bedrooms: 3 Baths: 1.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A0 AVG Com. Wall: Size Adj: 1.0588 Base Rate: RSA 80.00 Bldg. Rate: 0.9961 Sq. Foot Cost: \$ 79.69							

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
CTH	CATHEDRAL	408	0.10	41
FFF	FST FLR FIN	992	1.00	992
BMU	BSMNT	666	0.15	100
HSF	1/2 STRY FIN	264	0.50	132
BMF	BSMNT FINISHED	198	0.30	59
UFF	UPPER FLR FIN	192	1.00	192
OPU	OPEN PORCH	30	0.15	5
PRS	PIERS/POSTS	128	0.00	0
OPF	OPEN PORCH FIN	160	0.25	40
GLA:	1,316	3,038		1,561
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 124,396		
Year Built:		1989		
Condition For Age:	AVERAGE	12 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		12 %		
Building Value:		\$ 109,500		



(CTH,FFF,BMU=L25U12R16U12R9D24)L25(HSF,FFF,BMF=L11U18)(HSF,FFF,BMU=U6R11)(UFF,FFF,BMU=L12R16)U12R9D2(OPU=R5D6)L5D16(FFF,PRS=D8L16)(OPF=L20U8)

Map: 000R39

Lot: 000033

Sub: 000003

Card: 1 of 1

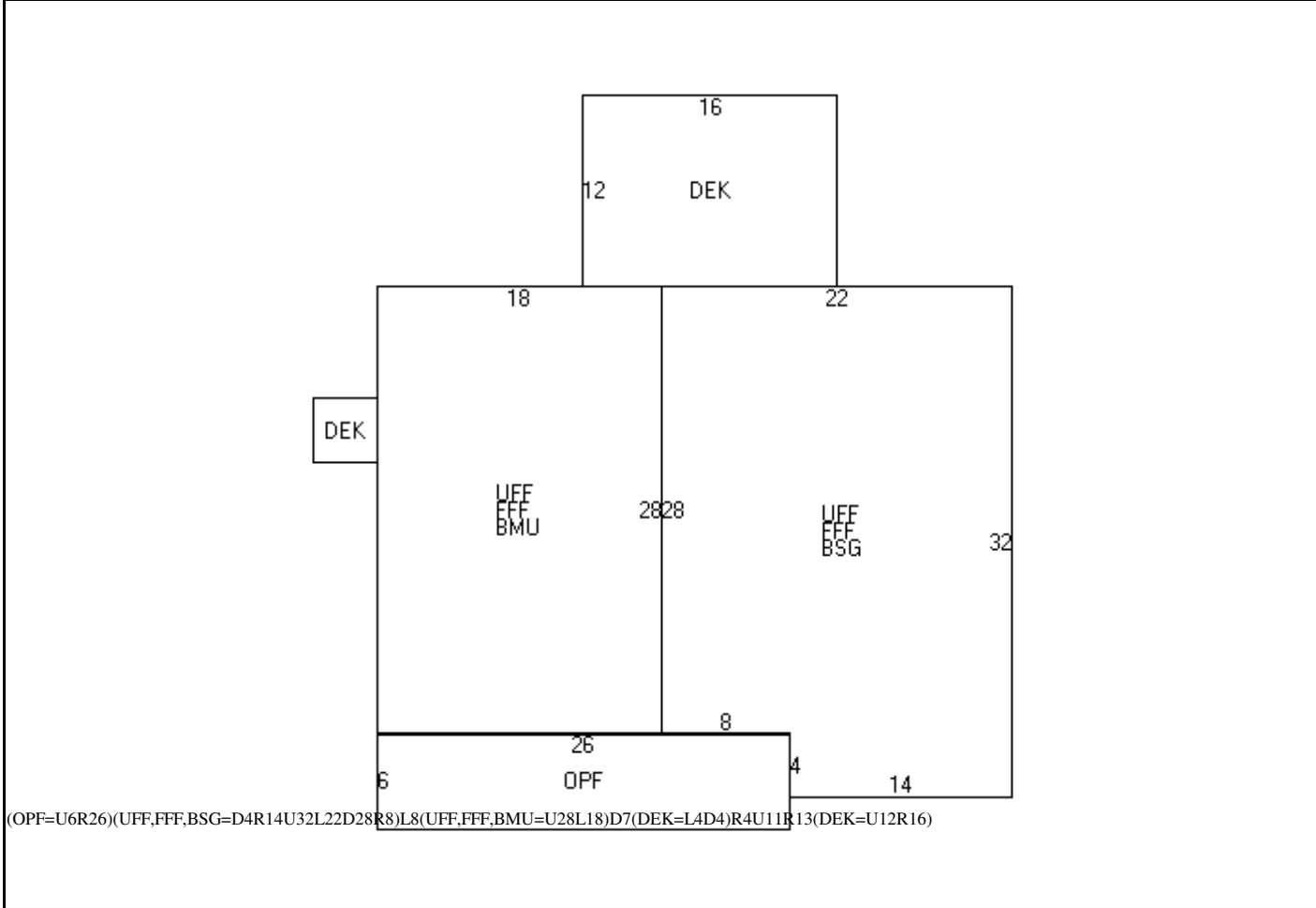
77-C LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

OWNER INFORMATION				SALES HISTORY					PICTURE					
O'HARA, CURTIS PATRICK JR. O'HARA, NICOLE S 77C LITTLE RIVER ROAD KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor					
				03/06/2012	5294	1898	Q I	312,000	SWEET, DANIEL P					
				09/03/1997	3235	2836	U V 82		KELLEY, JAMES R & ROBI					
				07/03/1996	3164	2244	U I 82		TOSCANO, JOHN D					
				03/26/1992	2916	927	U V 82		PARSONS, JOHN C					
LISTING HISTORY				NOTES										
04/12/16	KCPU	D-15894. BROWN., CORRECT LABELING, DEK'S & SIDING 7/12KC, POOL COMP 4/16KC												
07/06/12	KCML													
05/06/03	BW X													
EXTRA FEATURES VALUATION									MUNICIPAL SOFTWARE BY AVITAR					
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE					
POOL ABOVE GROUND		160		160	13.00	100	3,328							
DECK DETACHED		160	10 x 16	160	10.00	100	2,560		PARCEL TOTAL TAXABLE VALUE					
							5,900							
									Year	Building	Features	Land		
									2014	\$ 206,900	\$ 0	\$ 105,400		
									Parcel Total: \$ 312,300					
									2015	\$ 206,900	\$ 0	\$ 105,400		
									Parcel Total: \$ 312,300					
									2016	\$ 206,900	\$ 5,900	\$ 105,400		
									Parcel Total: \$ 318,200					
LAND VALUATION														
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100			100	80,000	0	N	80,000	
1F RES	3.290 ac	x 2,000	X	97					85	5,400	0	N	5,400	TOPO
1F RES	200.000 ff	x 100	E	100					100	20,000	0	N	20,000	
	5.130 ac									105,400			105,400	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	O'HARA, CURTIS PATRICK JR. O'HARA, NICOLE S 77C LITTLE RIVER ROAD KINGSTON, NH 03848	District Percentage	Model: 2.00 STORY FRAME CONVENTION Roof: GABLE HIP/ASPHALT Ext: CEDAR/REDWD Int: DRYWALL Floor: HARDWOOD/CARPET Heat: OIL/HOT WATER
			Bedrooms: 4 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9315 Base Rate: RSA 80.00 Bldg. Rate: 1.1064 Sq. Foot Cost: \$ 88.51
	PERMITS		
	Date	Permit ID	Permit Type Notes
	04/16/15	R39-33-3	EXTERIOR ONLY ABOVE GROUND POOL
	07/14/97	CA1005--575	SEPTIC AMENDED APPROVAL FOR
	09/13/96	R39-33-3	NEW BUILDING 4 BR SF HS
	11/09/95	CA29950056	SEPTIC APPROVAL FOR CONSTRU



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
OPF	OPEN PORCH FIN	156	0.25	39
UFF	UPPER FLR FIN	1176	1.00	1176
FFF	FST FLR FIN	1176	1.00	1176
BSG	BSMT GAR	672	0.25	168
BMU	BSMNT	504	0.15	76
DEK	DECK/ENTRANCE	208	0.10	21
GLA:	2,352	3,892		2,656
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 235,083		
Year Built:		1990		
Condition For Age:	AVERAGE	12 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		12 %		
Building Value:		\$ 206,900		

OWNER INFORMATION		SALES HISTORY					PICTURE	
WILD, JEANNE WILD, BRADFORD 81 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor	
		01/18/2007	4823	1600	Q I	380,000	GOLDSTEIN	
		11/04/2003	4187	0658	Q I	328,000	GOLDSTEIN, ANDREW	
		11/09/1999	3436	785	Q I	271,600	GILBERT	
LISTING HISTORY		NOTES						
07/06/12	KCM	GREY, GAR CONVERTED TO OFFICE/SHOP 100% COMP 4/08KC, SHOP-3= OFFICE/SHOP(GAS SPACE HEATER IN HALF STORY(DRYWALL& CARPET), CORRECT SKETCH 7/12KC						
04/16/08	KCO							
05/07/03	BW X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
IN GRND POOL/VINYL	800	40 x 20	80	38.00	90	21,888					
1.5S GARAGE	768	32 x 24	81	37.00	125	28,771	OFFICE OVER				
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
						53,700					
								PARCEL TOTAL TAXABLE VALUE			
		Year	Building	Features	Land						
		2014	\$ 208,100	\$ 53,700	\$ 81,100						
		Parcel Total: \$ 342,900									
		2015	\$ 208,100	\$ 53,700	\$ 81,100						
		Parcel Total: \$ 342,900									
		2016	\$ 208,100	\$ 53,700	\$ 81,100						
		Parcel Total: \$ 342,900									

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
1F RES	0.570 ac	x 2,000	X	100					100	1,100	0	N	1,100		
2.410 ac										81,100			81,100		

Map: 000R39

Lot: 000034

Sub: 000001

Card: 1 of 1

81 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

PICTURE	OWNER		TAXABLE DISTRICTS	BUILDING DETAILS		
	WILD, JEANNE WILD, BRADFORD 81 LITTLE RIVER RD KINGSTON, NH 03848		District	Percentage		
	PERMITS			Model: 2.00 STORY FRAME CONTEMP		
	Date	Permit ID	Permit Type	Notes	Roof: IRREGULAR/ASPHALT	
	10/13/11	R39-34-1	ALTERATION	ADDITION OF 4 X 8 CLOSE	Ext: AVERAGE	
	07/19/07	R39-34-1	ALTERATION	CONVERT 3 STALL GARAG	Int: DRYWALL	
				Floor: HARD TILE/CARPET		
				Heat: OIL/HOT WATER		
				Bedrooms: 3	Baths: 2.0	
				Fixtures:		
				Extra Kitchens:		
				Fireplaces:		
				A/C: Yes 100.00 %		
				Generators:		
				Quality: A3 AVG+30		
				Com. Wall:		
				Size Adj: 0.9562	Base Rate: RSA 80.00	
				Bldg. Rate: 1.2791		
				Sq. Foot Cost: \$ 102.33		

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
UFF	UPPER FLR FIN	468	1.00	468
FFF	FST FLR FIN	1633	1.00	1633
CTH	CATHEDRAL	238	0.10	24
PTO	PATIO	619	0.10	62
DEK	DECK/ENTRANCE	139	0.10	14
BMF	BSMNT FINISHED	69	0.30	21
BSG	BSMT GAR	441	0.25	110
OPU	OPEN PORCH	36	0.15	5
PRS	PIERS/POSTS	32	0.00	0
GLA:	2,101	3,675		2,337
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 239,145		
Year Built:		1985		
Condition For Age:	AVERAGE	13 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		13 %		
Building Value:		\$ 208,100		

(UFF,FFF=D11[D4R6]R2D9R18U6R3U11L18U7L11)(FFF=D11[L20U12][U13R9][R15D7]D1R7D6L11)R1[U7(CTH,FFF=D14R18U13L14U1L4)(PTO=R4U11L6[U6L12][L9D10][R16D7]D1R7U1)R4D1R4(DEK=U3R6)D3(PTO=U10[U10R12][R5D8][U2R2][R2D3][D9L8][L1U1][D2L5]L3D1L4)R4U1(FFF,BMF=D14R3)(FFF,BMF=L3D9)R3(FFF,BSG=U23[U2R5][D1R1][R8U9][U1L1][R2U2][D4R2][L1D1][D13R5][R1U1][D4R2][D15L24])U18R21(OPU=[U1R1][U13L5][L1D1][D13R5])R3D4(DEK=[R2U2][U21L8][L2D2][D21R8])D16L20(DEK=D9L7)U3(FFF,OPU=L3U6)L1U27(PTO=U7L10D

OWNER INFORMATION		SALES HISTORY					PICTURE
BURCHELL, JAMES P. 75 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor
		12/22/2006	4747	2023	Q I	150,000	BROCKELBANK
LISTING HISTORY		NOTES					
07/06/12	KCM	PLAN D-51. GREY. CORRECT DEK AREA 7/12KC.					
05/07/03	BW O						

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth	x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>		
GARAGE	576	24	x 24	88	30.00	70	10,644				
SHED-WOOD	192	8	x 24	143	10.00	70	1,922		PARCEL TOTAL TAXABLE VALUE		
SHED-WOOD	96	8	x 12	227	10.00	60	1,308				
SHED-WOOD	84	12	x 7	250	10.00	50	1,050		Year		
SHED METAL	54	9	x 6	356	2.50	70	336		Building		
SHED-WOOD	48	8	x 6	393	10.00	70	1,320		Features		
							16,600		Land		
									2014	\$ 29,700	\$ 16,600
									\$ 77,000		
									Parcel Total: \$ 123,300		
									2015	\$ 29,700	\$ 16,600
									\$ 77,000		
									Parcel Total: \$ 123,300		
									2016	\$ 29,700	\$ 16,600
									\$ 77,000		
									Parcel Total: \$ 123,300		

LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	BURCHELL, JAMES P.	District	Model: 1.00 STORY FRAME MOBILEHOME
	75 LITTLE RIVER RD	Percentage	Roof: GABLE HIP/ASPHALT
	KINGSTON, NH 03848		Ext: PREFIN METAL
			Int: WALL BOARD/PLYWOOD PANEL
PERMITS			Floor: CARPET
Date			Heat: OIL/FA DUCTED
Permit ID			Bedrooms: 2
Permit Type			Baths: 1.0
Notes			Fixtures:
			Extra Kitchens:
			Fireplaces:
			A/C: Yes 100.00 %
			Generators:
			Quality: A0 AVG
			Com. Wall:
			Size Adj: 0.9421
			Base Rate: MHS 45.00
			Bldg. Rate: 0.9327
			Sq. Foot Cost: \$ 41.97
BUILDING SUB AREA DETAILS			
ID			
Description			
Area			
Adj.			
Effect.			
FFF FST FLR FIN 998 1.00 998			
EPU ENCL PORCH 104 0.35 36			
DEK DECK/ENTRANCE 72 0.10 7			
GLA: 998 1,174 1,041			
2013 BASE YEAR BUILDING VALUATION			
Market Cost New: \$ 43,691			
Year Built: 1970			
Condition For Age: AVERAGE 32 %			
Physical:			
Functional:			
Economic:			
Temporary:			
Total Depreciation: 32 %			
Building Value: \$ 29,700			

13

8

EPU

8

13

12

25

2

11

6

12

12

61

12 DEK

6

FFF

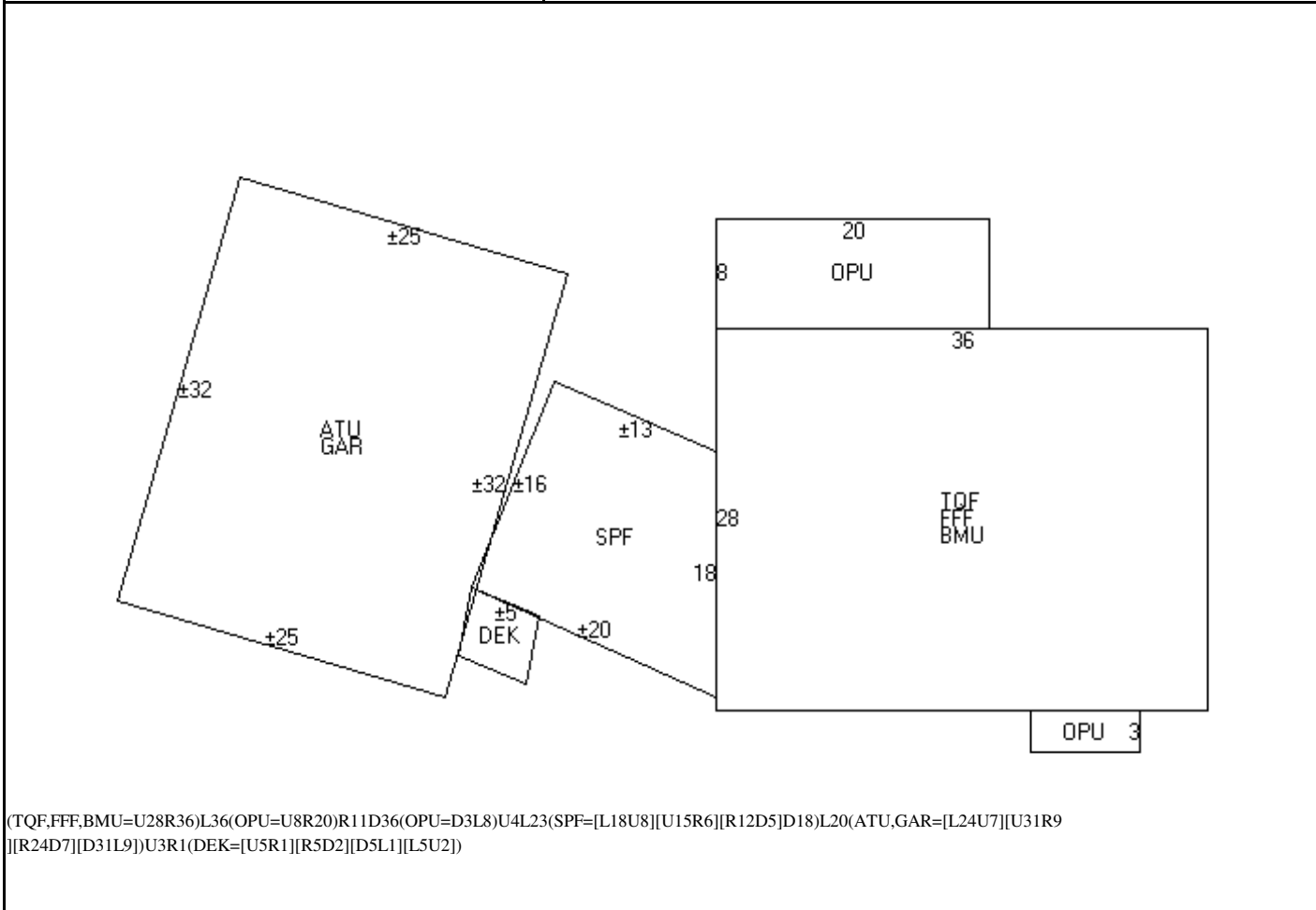
(FFF=D12R61U12L12U6L11U2L25D8L13)(EPU=U8R13)L13D20R30(DEK=D12R6)

OWNER INFORMATION		SALES HISTORY					PICTURE		
STEVENS, JAMES E STEVENS, LAURA R 69 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor		
LISTING HISTORY		NOTES							
07/20/12	KCML	GREY LOT UNSUB DUE TO BUILD LOCATION, CORRECT SKETCH 7/12KC							
05/07/03	BW O								

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
DECK DETACHED	160	8 x 20	160	10.00	70	1,792		PARCEL TOTAL TAXABLE VALUE			
DECK DETACHED	210	21 x 10	136	10.00	70	1,999					
POOL ABOVE GROUND	270		119	13.00	100	4,177		Year	Building	Features	Land
DECK DETACHED	80	80 x 1	260	10.00	70	1,456	CONNECTED TO HSE	2014	\$ 146,800	\$ 12,400	\$ 89,800
							12,400	Parcel Total: \$ 249,000			
								2015	\$ 146,800	\$ 12,400	\$ 89,800
								Parcel Total: \$ 249,000			
								2016	\$ 146,800	\$ 12,400	\$ 89,800
								Parcel Total: \$ 249,000			

LAND VALUATION														
Zone: SFRAG SFR AGR	Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES	5.660 ac	x 2,000	X	96					90	9,800	0	N	9,800	TOPO
7.500 ac													89,800	

PICTURE	OWNER		TAXABLE DISTRICTS		BUILDING DETAILS		
	STEVENS, JAMES E STEVENS, LAURA R 69 LITTLE RIVER RD KINGSTON, NH 03848		District	Percentage	Model: 1.75 STORY FRAME CAPE		
					Roof: GABLE HIP/METAL/TIN		
			Ext: AVERAGE/BOARD/BATTEN				
			Int: DRYWALL/CUSTOM WOOD				
		Floor: PINE/SOFT WD/CARPET					
		Heat: OIL/HOT WATER					
PERMITS					Bedrooms: 3	Baths: 2.0	Fixtures:
					Extra Kitchens:		Fireplaces:
					A/C: No		Generators:
					Quality: A0 AVG		
					Com. Wall:		
					Size Adj: 0.9451	Base Rate: RSA 80.00	
						Bldg. Rate: 0.9169	
						Sq. Foot Cost: \$ 73.35	

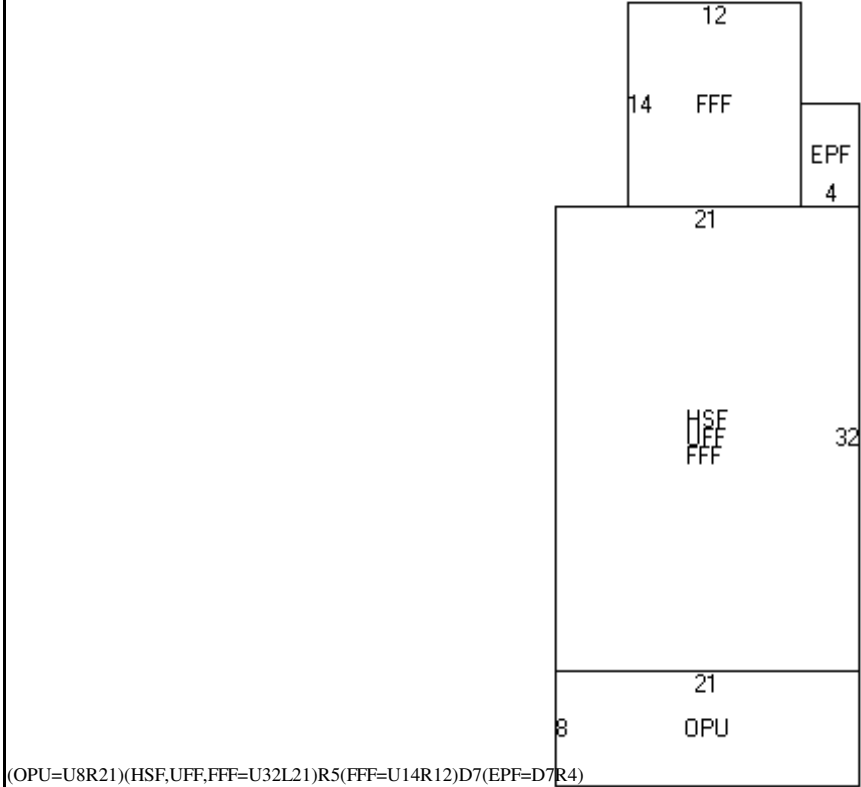


BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
TQF	3/4 STRY FIN	1008	0.75	756
FFF	FST FLR FIN	1008	1.00	1008
BMU	BSMNT	1008	0.15	151
OPU	OPEN PORCH	184	0.15	28
SPF	SCREEN PORCH	267	0.30	80
ATU	ATTIC	807	0.10	81
GAR	GARAGE	807	0.45	363
DEK	DECK/ENTRANCE	27	0.10	3
GLA:	1,764	5,116		2,470
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 181,175		
Year Built:		1973		
Condition For Age:	FAIR	19 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		19 %		
Building Value:		\$ 146,800		

OWNER INFORMATION				SALES HISTORY				PICTURE							
TIBBETTS, DENNIS 61 LITTLE RIVER RD KINGSTON, NH 03848				Date	Book	Page	Type	Price		Grantor					
LISTING HISTORY				NOTES											
07/20/12 KCM 05/07/03 BW O				WHITE, CRAWL SPACE, CORRECT LABELING & SIDING 7/12KC											
EXTRA FEATURES VALUATION												MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngth x Width	Size	Adj	Rate	Cond	Market Value	Notes						
SHED-WOOD		84	6 x 14	250		10.00	70	1,470							
SHED-WOOD		252	14 x 18	123		10.00	70	2,170							
								3,600							
												KINGSTON ASSESSING OFFICE			
												PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land									
2014		\$ 112,900		\$ 3,600		\$ 69,400		Parcel Total: \$ 185,900							
2015		\$ 112,900		\$ 3,600		\$ 69,400		Parcel Total: \$ 185,900							
2016		\$ 112,900		\$ 3,600		\$ 69,400		Parcel Total: \$ 185,900							
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		0.300 ac	69,400	E	100	100	100			100	69,400	0	N	69,400	
		0.300 ac									69,400			69,400	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	TIBBETTS, DENNIS	District Percentage	Model: 2.50 STORY FRAME FARM HOUSE
	61 LITTLE RIVER RD		Roof: GABLE HIP/ASPHALT
	KINGSTON, NH 03848		Ext: VINYL SIDING
PERMITS			Int: PLASTERED
Date Permit ID Permit Type Notes			Floor: PINE/SOFT WD
			Heat: OIL/HOT WATER
			Bedrooms: 3 Baths: 1.0 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A1 AVG+10
			Com. Wall:
			Size Adj: 1.0046 Base Rate: RSA 80.00
			Bldg. Rate: 1.0076
			Sq. Foot Cost: \$ 80.61

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
OPU	OPEN PORCH	168	0.15	25
HSF	1/2 STRY FIN	672	0.50	336
UFF	UPPER FLR FIN	672	1.00	672
FFF	FST FLR FIN	840	1.00	840
EPF	ENCLSD PORCH	28	0.70	20
GLA:	1,868	2,380		1,893
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 152,595		
Year Built:		1850		
Condition For Age:	GOOD	26 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		26 %		
Building Value:		\$ 112,900		



OWNER INFORMATION				SALES HISTORY						PICTURE							
TOWN OF KINGSTON 163 MAIN ST PO BOX 716 KINGSTON, NH 03848-0716				Date	Book	Page	Type	Price	Grantor								
LISTING HISTORY				NOTES													
06/01/12 KCV 05/07/03 BW				VACANT													
EXTRA FEATURES VALUATION														MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngth x Width	Size	Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>							
PARCEL TOTAL TAXABLE VALUE																	
Year		Building		Features		Land											
2014		\$ 0		\$ 0		\$ 61,100		Parcel Total: \$ 61,100									
2015		\$ 0		\$ 0		\$ 61,100		Parcel Total: \$ 61,100									
2016		\$ 0		\$ 0		\$ 61,100		Parcel Total: \$ 61,100									
LAND VALUATION																	
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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			
EXEMPT-MUNIC	0.200 ac	67,850	E	100	100	100			90	61,100	0	N	61,100	VACANT			
		0.200 ac								61,100		61,100					

PICTURE	OWNER				TAXABLE DISTRICTS				BUILDING DETAILS			
	TOWN OF KINGSTON 163 MAIN ST PO BOX 716 KINGSTON, NH 03848-0716				District		Percentage		Model: Roof: Ext: Int: Floor: Heat: Bedrooms: Baths: Fixtures: Extra Kitchens: Fireplaces: A/C: Generators: Quality: Com. Wall: Stories: <			

OWNER INFORMATION	SALES HISTORY						PICTURE
HOUGHTON, KATHERINE E.-TRST. KATHERINE E. HOUGHTON TRUST 51 LITTLE RIVER RD KINGSTON, NH 03848	Date	Book	Page	Type	Price	Grantor	
	07/22/2010	5128	232	U I 38		HOUGHTON, DOUGLAS V	
	12/17/1997	3257	2960	U I 82		WIGHT, ROBERT & NANCY	
LISTING HISTORY	NOTES						
07/20/12 KCML 04/15/10 KCX 05/07/03 BW O	BROWN, DEK/SPF 100% COMP(EST DUE TO FENCE) 4/10KC, CHNG LABELING-MEAS-HEAT FUEL-&FLRING, HAS APPARTMENT 7/12KC						

EXTRA FEATURES VALUATION							MUNICIPAL SOFTWARE BY AVITAR				
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
FIREPLACE 1-1	1		100	3,000.00	100	3,000		PARCEL TOTAL TAXABLE VALUE			
IN GRND POOL/GUNITE	336	24 x 14	108	45.00	80	13,064					
SHED-WOOD	140	10 x 14	174	10.00	70	1,705		YearBuildingFeaturesLand			
20,800											
							2014\$ 314,300\$ 20,800\$ 77,800				
							Parcel Total: \$ 412,900				
							2015\$ 314,300\$ 20,800\$ 77,800				
							Parcel Total: \$ 412,900				
							2016\$ 314,300\$ 20,800\$ 77,800				
							Parcel Total: \$ 412,900				

LAND VALUATION															
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	1.200 ac	77,800	E	100	100	100	100		100	77,800	0	N	77,800		
	1.200 ac									77,800			77,800		

Map: 000R39

Lot: 000039

Sub: 000000

Card: 1 of 1

51 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	HOUGHTON, KATHERINE E.-TRST. KATHERINE E. HOUGHTON TRUST 51 LITTLE RIVER RD KINGSTON, NH 03848	District Percentage	Model: 2.00 STORY FRAME FARM HOUSE Roof: GABLE HIP/ASPHALT Ext: CLAP BOARD Int: PLASTERED/DRYWALL Floor: PINE/SOFT WD/HARDWOOD Heat: OIL/FA DUCTED
			Bedrooms: 6 Baths: 2.5 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators:
	PERMITS		Quality: A3 AVG+30 Com. Wall: Size Adj: 0.8440 Base Rate: RSA 80.00 Bldg. Rate: 1.0645 Sq. Foot Cost: \$ 85.16
	Date Permit ID Permit Type Notes	09/28/09 R39-39 ALTERATION REBUILD DECK - ROOF OV	

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
UFF	UPPER FLR FIN	2476	1.00	2476
GAR	GARAGE	700	0.45	315
FFF	FST FLR FIN	1936	1.00	1936
DEK	DECK/ENTRANCE	462	0.10	46
SPF	SCREEN PORCH	280	0.30	84
ATU	ATTIC	936	0.10	94
CRL	CRAWL	648	0.00	0
OPF	OPEN PORCH FIN	90	0.25	23
BMU	BSMNT	448	0.15	67
HSF	1/2 STRY FIN	160	0.50	80
OPU	OPEN PORCH	35	0.15	5
GLA:	4,492	8,171		5,126
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 436,530		
Year Built:		1819		
Condition For Age:	GOOD	28 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		28 %		
Building Value:		\$ 314,300		

(UFF,GAR=U28R25)(UFF,FFF=D28R30)L30U28(DEK=U6R30)(DEK=R6D19R26D14L4U10L28U23)D23(SPF=D10R28)L28(ATU,UFF,FFF,CR
 L=D1L24D15R42U16L18)L24D1(OPF=L6D15)R48(ATU,UFF,FFF,BMU=R18U16)(HSF,FFF,BMU=R10D16)L13(OPU=D5L7)

OWNER INFORMATION		SALES HISTORY					PICTURE	
NORTON, LAURIE B NORTON, MICHAEL F 49 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price	Grantor	
LISTING HISTORY		NOTES						
07/20/12	KCML	GREEN, CORRECT SKETCH 7/12KC						
05/13/03	KJ O							
05/08/03	BW X							

EXTRA FEATURES VALUATION							MUNICIPAL SOFTWARE BY AVITAR.	
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>
FIREPLACE 1-1	1		100	3,000.00	100	3,000		
IN GRND POOL/GUNITE	600	40 x 15	87	45.00	80	18,792		
							21,800	
PARCEL TOTAL TAXABLE VALUE								
Year	Building	Features	Land					
2014	\$ 391,900	\$ 21,800	\$ 83,100					
				Parcel Total: \$ 496,800				
2015	\$ 391,900	\$ 21,800	\$ 83,100					
				Parcel Total: \$ 496,800				
2016	\$ 391,900	\$ 21,800	\$ 83,100					
				Parcel Total: \$ 496,800				

LAND VALUATION															
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000		
1F RES	1.560 ac	x 2,000	X	100					100	3,100	0	N	3,100		
	3.400 ac									83,100			83,100		

Map: 000R39

Lot: 000040

Sub: 000000

Card: 1 of 1

49 LITTLE RIVER RD

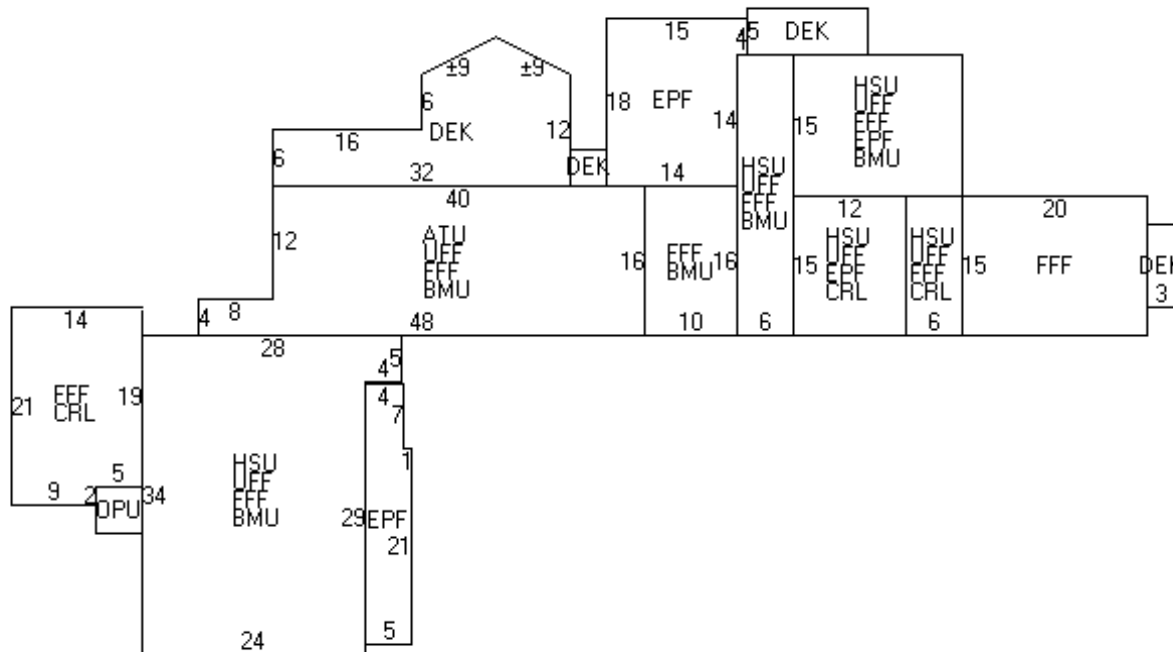
KINGSTON

Printed: 10/05/2016

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	NORTON, LAURIE B NORTON, MICHAEL F 49 LITTLE RIVER RD KINGSTON, NH 03848	District	Model: 2.50 STORY FRAME FARM HOUSE
		Percentage	Roof: GABLE HIP/ASPHALT
		Ext: CLAP BOARD	
		Int: PLASTERED/DRYWALL	
		Floor: HARDWOOD/CARPET	
		Heat: OIL/HOT WATER	
PERMITS			Bedrooms: 5 Baths: 2.5 Fixtures:
Date Permit ID Permit Type Notes			Extra Kitchens: Fireplaces:
09/08/11 CA20111054 SEPTIC APPROVAL FOR OPERATIC			A/C: No Generators:
07/29/11 CA20111054 SEPTIC APPROVAL FOR CONSTRUO			Quality: A3 AVG+30
			Com. Wall:
			Size Adj: 0.8250 Base Rate: RSA 80.00
			Bldg. Rate: 1.0299
			Sq. Foot Cost: \$ 82.39

PERMITS

Date	Permit ID	Permit Type	Notes
09/08/11	CA20111054	SEPTIC	APPROVAL FOR OPERATIC
07/29/11	CA20111054	SEPTIC	APPROVAL FOR CONSTRU



(DEK=L3U9)U3(FFF=L20D15)(HSU,UFF,FFF,CRL=L6U15)(HSU,UFF,EPF,CRL=L12D15)(HSU,UFF,FFF,BMU=L6U30)R6(HSU,UFF,FFF,E
PF,BMU=D15R18)L23U15(DEK=U5R13)L13D5(EPF=L1D14L14U18R15D4)D14L1(FFF,BMU=D16L10)(ATU,UFF,FFF,BMU=L48U4R8U12R40D
16)L40U16(DEK=U6R16U6[U4R8][D4R8]D12L32)R32(DEK=R4U4)L50D20(HSU,UFF,FFF,BMU=R28D5L4D29L24U34)U3(FFF,CRL=L14D21
R9U2R5U19)D19(OPU=D5L5)U16R29(EPF=R4D7R1D21L5U28)

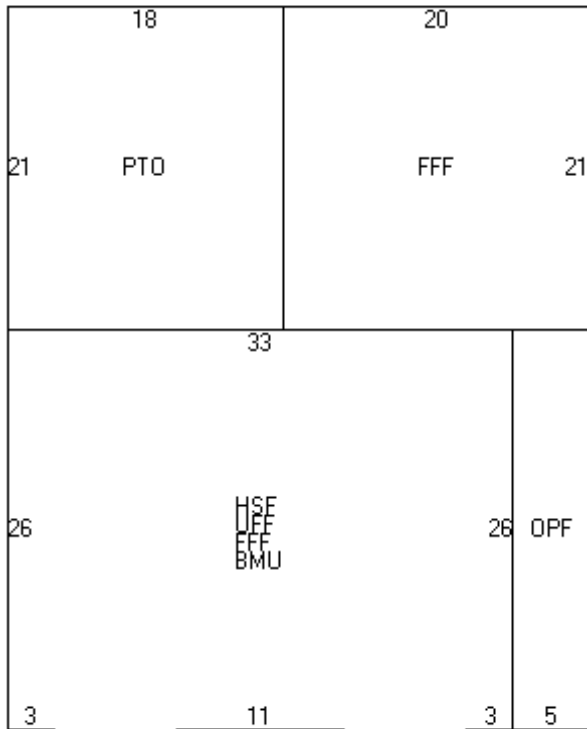
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	428	0.10	43
FFF	FST FLR FIN	2792	1.00	2792
HSU	1/2 STRY UNFIN	1556	0.25	389
UFF	UPPER FLR FIN	2228	1.00	2228
CRL	CRAWL	554	0.00	0
EPF	ENCLSD PORCH	839	0.70	587
BMU	BSMNT	2118	0.15	318
ATU	ATTIC	672	0.10	67
OPU	OPEN PORCH	25	0.15	4
GLA:	5,607	11,212		6,428

2013 BASE YEAR BUILDING VALUATION

Market Cost New:		\$ 529,603
Year Built:		1840
Condition For Age:	GOOD	26 %
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		26 %
Building Value:		\$ 391,900

OWNER INFORMATION				SALES HISTORY							PICTURE							
SAWYER, WILLIAM T - TR SAWYER, SUSAN Y - TR 45 LITTLE RIVER RD KINGSTON, NH 03848-3117				Date	Book	Page	Type	Price	Grantor									
				08/07/2014	5551	1256	U I 38		SAWYER, WILLIAM T									
				03/06/2002	3741	1738	U I 82		SAWYER, WILLIAM T									
LISTING HISTORY				NOTES														
07/20/12 KCM CORRECT EXTRA FEATURE! 05/16/03 KJ O 05/08/03 BW X				B-1480. WHITE.														
EXTRA FEATURES VALUATION															MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngth	x Width	Size	Adj	Rate	Cond	Market Value	Notes					KINGSTON ASSESSING OFFICE			
FIREPLACE 1-1		1				100	3,000.00	100	3,000									
BARN /LOFT		660	30	x 22		84	18.00	80	7,983									
GARAGE		320	20	x 16		110	30.00	100	10,560									
									21,500						PARCEL TOTAL TAXABLE VALUE			
Year		Building		Features		Land												
2014		\$ 182,600		\$ 21,500		\$ 77,800		Parcel Total: \$ 281,900										
2015		\$ 182,600		\$ 21,500		\$ 77,800		Parcel Total: \$ 281,900										
2016		\$ 182,600		\$ 21,500		\$ 77,800		Parcel Total: \$ 281,900										
LAND VALUATION																		
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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		1.200 ac	77,800	E	100	100	100	100		100	77,800	0	N	77,800				
		1.200 ac								77,800	77,800							

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS																																													
	SAWYER, WILLIAM T - TR SAWYER, SUSAN Y - TR 45 LITTLE RIVER RD KINGSTON, NH 03848-3117	<table><tr><th>District</th><th>Percentage</th></tr><tr><td></td><td></td></tr></table>	District	Percentage			Model: 2.50 STORY FRAME COLONIAL Roof: GABLE HIP/PREFAB METALS Ext: CLAP BOARD Int: PLASTERED/DRYWALL Floor: PINE/SOFT WD Heat: OIL/HOT WATER																																									
		District	Percentage																																													
PERMITS		Bedrooms: 4 Baths: 1.5 Fixtures:																																														
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td colspan="4"></td></tr></table>		Date	Permit ID	Permit Type	Notes					Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A2 AVG+20 Com. Wall: Size Adj: 0.9201 Base Rate: RSA 80.00 Bldg. Rate: 1.0603 Sq. Foot Cost: \$ 84.82																																						
Date	Permit ID	Permit Type	Notes																																													
BUILDING SUB AREA DETAILS																																																
<table><tr><th>ID</th><th>Description</th><th>Area</th><th>Adj.</th><th>Effect.</th></tr><tr><td>HSF</td><td>1/2 STRY FIN</td><td>882</td><td>0.50</td><td>441</td></tr><tr><td>UFF</td><td>UPPER FLR FIN</td><td>882</td><td>1.00</td><td>882</td></tr><tr><td>FFF</td><td>FST FLR FIN</td><td>1302</td><td>1.00</td><td>1302</td></tr><tr><td>BMU</td><td>BSMNT</td><td>882</td><td>0.15</td><td>132</td></tr><tr><td>OPF</td><td>OPEN PORCH FIN</td><td>130</td><td>0.25</td><td>33</td></tr><tr><td>OPU</td><td>OPEN PORCH</td><td>36</td><td>0.15</td><td>5</td></tr><tr><td>PTO</td><td>PATIO</td><td>378</td><td>0.10</td><td>38</td></tr><tr><td colspan="2">GLA: 2,625</td><td>4,492</td><td></td><td>2,833</td></tr></table>				ID	Description	Area	Adj.	Effect.	HSF	1/2 STRY FIN	882	0.50	441	UFF	UPPER FLR FIN	882	1.00	882	FFF	FST FLR FIN	1302	1.00	1302	BMU	BSMNT	882	0.15	132	OPF	OPEN PORCH FIN	130	0.25	33	OPU	OPEN PORCH	36	0.15	5	PTO	PATIO	378	0.10	38	GLA: 2,625		4,492		2,833
ID	Description	Area	Adj.	Effect.																																												
HSF	1/2 STRY FIN	882	0.50	441																																												
UFF	UPPER FLR FIN	882	1.00	882																																												
FFF	FST FLR FIN	1302	1.00	1302																																												
BMU	BSMNT	882	0.15	132																																												
OPF	OPEN PORCH FIN	130	0.25	33																																												
OPU	OPEN PORCH	36	0.15	5																																												
PTO	PATIO	378	0.10	38																																												
GLA: 2,625		4,492		2,833																																												
2013 BASE YEAR BUILDING VALUATION																																																
Market Cost New: \$ 240,295																																																
Year Built: 1870																																																
Condition For Age: GOOD 24 %																																																
Physical:																																																
Functional:																																																
Economic:																																																
Temporary:																																																
Total Depreciation: 24 %																																																
Building Value: \$ 182,600																																																

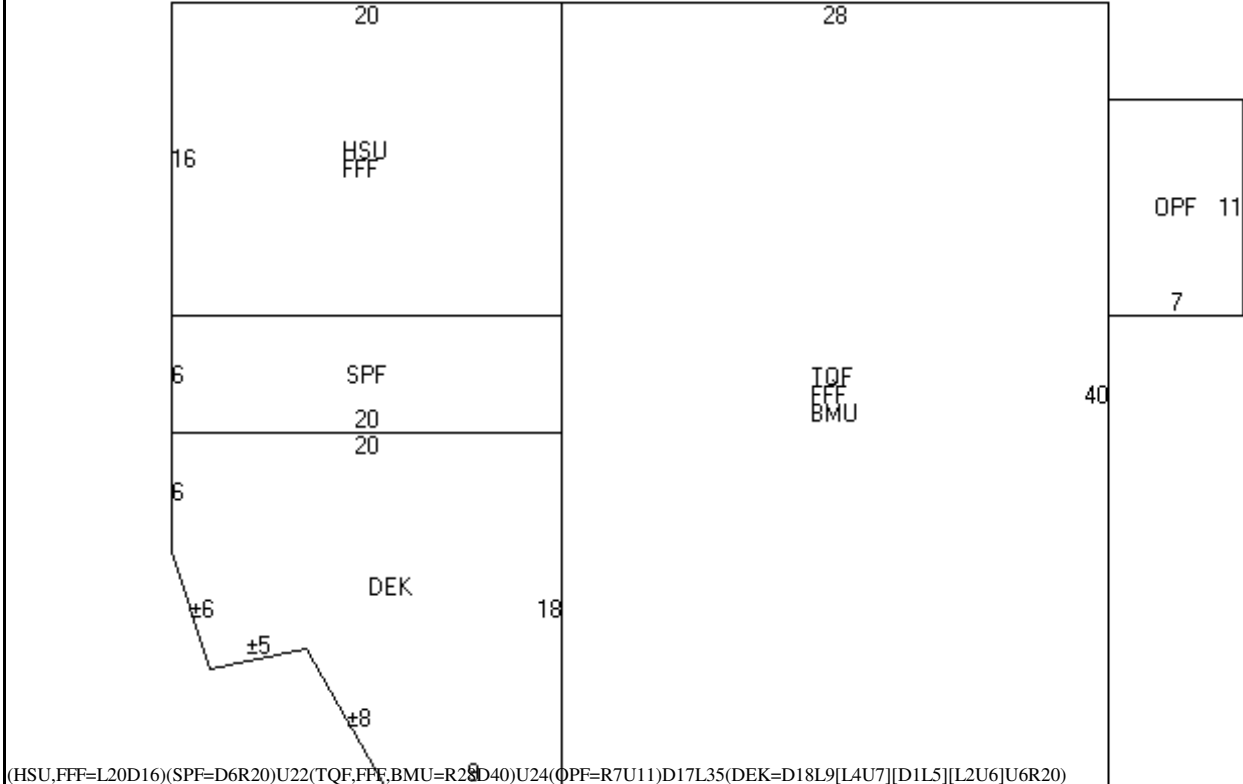


(HSF,UFF,FFF,BMU=L33D26R3[D2R2]R4[R2U2]R11[D2R2]R4[R2U2]R3U26)(OPF=D26R5)L17(OPU=D4L9)R26U30(FFF=U21L20)(PTO=L18D21)

OWNER INFORMATION		SALES HISTORY							PICTURE						
BARTECCHI, KENNETH M BARTECCHI, CYNTHIA A 73 LITTLE RIVER RD KINGSTON, NH 03848		DateBookPageTypePriceGrantor													
LISTING HISTORY		NOTES													
03/18/13KCPU 05/12/03SH O 05/07/03BW X		GREY, LEAKY R00F, CORRECT SKETCH & INFO, CHK 2013 FOR DEK 7/12KC, DEK COMP 3/13KC													
EXTRA FEATURES VALUATION											MUNICIPAL SOFTWARE BY AVITAR				
Feature Type		Units	Lngth	x Width	Size	Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE				
GARAGE		900	30	x 30	78	30.00	80	16,848	16,800						
											PARCEL TOTAL TAXABLE VALUE				
Year		Building		Features		Land									
2014		\$ 175,400		\$ 16,800		\$ 81,500		Parcel Total: \$ 273,700							
2015		\$ 175,400		\$ 16,800		\$ 81,500		Parcel Total: \$ 273,700							
2016		\$ 175,400		\$ 16,800		\$ 81,500		Parcel Total: \$ 273,700							
LAND VALUATION															
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES		0.760 ac	x 2,000	X	100					100	1,500	0	N	1,500	
2.600 ac										81,500				81,500	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS							
	BARTECCHI, KENNETH M BARTECCHI, CYNTHIA A 73 LITTLE RIVER RD KINGSTON, NH 03848	<table><tr><th>District</th><th>Percentage</th></tr><tr><td colspan="2"></td></tr></table>	District	Percentage			Model: 1.75 STORY FRAME CAPE Roof: GABLE HIP/ASBEST SHNGL Ext: CLAP BOARD Int: DRYWALL Floor: PINE/SOFT WD Heat: OIL/HOT WATER			
	District	Percentage								
PERMITS		Bedrooms: 4 Baths: 2.0 Fixtures: Extra Kitchens: Fireplaces: A/C: No Generators: Quality: A1 AVG+10 Com. Wall: Size Adj: 0.9345 Base Rate: RSA 80.00 Bldg. Rate: 0.9871 Sq. Foot Cost: \$ 78.97								
<table><tr><th>Date</th><th>Permit ID</th><th>Permit Type</th><th>Notes</th></tr><tr><td colspan="4"></td></tr></table>		Date	Permit ID	Permit Type	Notes					
Date	Permit ID	Permit Type	Notes							

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
HSU	1/2 STRY UNFIN	320	0.25	80
FFF	FST FLR FIN	1440	1.00	1440
SPF	SCREEN PORCH	120	0.30	36
TQF	3/4 STRY FIN	1120	0.75	840
BMU	BSMNT	1120	0.15	168
OPF	OPEN PORCH FIN	77	0.25	19
DEK	DECK/ENTRANCE	296	0.10	30
GLA:	2,280	4,493		2,613
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 206,349		
Year Built:		1979		
Condition For Age:	AVERAGE	15 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		15 %		
Building Value:		\$ 175,400		



(HSU,FFF=L20D16)(SPF=D6R20)U22(TQF,FFF, BMU=R28D40)U24(OPF=R7U11)D17L35(DEK=D18L9[L4U7][D1L5][L2U6]U6R20)

OWNER INFORMATION				SALES HISTORY				PICTURE									
KESNER, SETH D. HART, SARAH ROSE 5 SECOND STREET AMESBURY, MA 01913				Date	Book	Page	Type	Price	Grantor								
				06/01/2012	5321	2302	Q I	203,000	STEVENS, BRIAN								
				08/22/1979	2346	1399	U V 38		STEVENS, JAMES E.								
LISTING HISTORY				NOTES													
07/06/12 KCML 03/01/05 BW O NO POOL PER OWNER-BW 04/27/04 JR X NO CHANGE, CHECK 2005 F 05/07/03 BW X LIST FOR REVAL				C-8319. NATURAL WOOD. SPOKE W/ TENANT DID NOT VIEW INT, CORRECT INT INFO 7/12KC													
EXTRA FEATURES VALUATION														MUNICIPAL SOFTWARE BY AVITAR.			
Feature Type		Units	Lngh	x Width	Size	Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE						
SHED-WOOD		240	12	x 20		127	10.00	100	3,048								
										3,000							
										PARCEL TOTAL TAXABLE VALUE							
Year		Building		Features		Land											
2014		\$ 96,200		\$ 3,000		\$ 80,300		Parcel Total: \$ 179,500									
2015		\$ 96,200		\$ 3,000		\$ 80,300		Parcel Total: \$ 179,500									
2016		\$ 96,200		\$ 3,000		\$ 80,300		Parcel Total: \$ 179,500									
LAND VALUATION																	
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000			
1F RES		0.160 ac	x 2,000	X	100					100	300	0	N	300			
		2.000 ac								80,300	80,300						

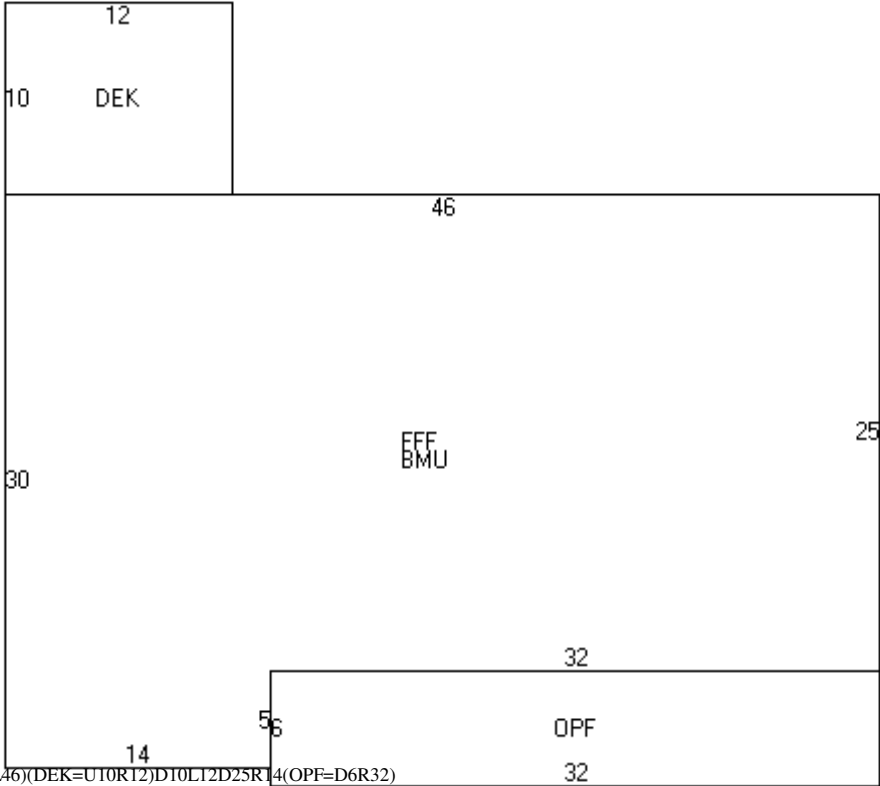
PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS	
	KESNER, SETH D. HART, SARAH ROSE 5 SECOND STREET AMESBURY, MA 01913	District	Model: 1.00 STORY FRAME RANCH	
		Percentage	Roof: GABLE HIP/ASPHALT	
			Ext: VINYL SIDING	
			Int: DRYWALL	
		Floor: CARPET/HARDWOOD		
		Heat: ELECTRIC/RAD ELECT		
PERMITS		Bedrooms: 2	Baths: 1.0	Fixtures:
		Extra Kitchens:		Fireplaces:
		A/C: No		Generators:
		Quality: A0 AVG		
		Com. Wall:		
		Size Adj: 1.0988	Base Rate: RSA 80.00	
			Bldg. Rate: 0.9999	
			Sq. Foot Cost: \$ 79.99	

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1056	1.00	1056
BMF	BSMNT FINISHED	768	0.30	230
BSG	BSMT GAR	288	0.25	72
DEK	DECK/ENTRANCE	236	0.10	24
GLA:	1,056	2,348		1,382
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 110,546		
Year Built:		1985		
Condition For Age:	AVERAGE	13 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		13 %		
Building Value:		\$ 96,200		

(FFF,BMF=L32D24)(FFF,BSG=L12U24)(DEK=L7D8L5D14R12U22)D24R16(DEK=R4D3)

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS				
	LAMPREY, RICHARD & PENELOPE R&P LAMPREY FAMILY REV TRST PO BOX 670 KINGSTON, NH 03848-0670	<table><tr><th>District</th><th>Percentage</th></tr><tr><td colspan="2"></td></tr></table>	District	Percentage			Model: 1.00 STORY FRAME LOG CABIN Roof: GABLE HIP/ASPHALT Ext: LOGS Int: DRYWALL/CUSTOM WOOD Floor: LINOLEUM OR SIM/CARPET Heat: OIL/HOT WATER
	District	Percentage					
	PERMITS			Bedrooms: 3 Baths: 1.0 Fixtures:			
				Extra Kitchens: Fireplaces:			
			A/C: Yes 100.00 % Generators:				
			Quality: A0 AVG				
			Com. Wall:				
			Size Adj: 1.0795 Base Rate: RSA 80.00				
			Bldg. Rate: 1.0687				
			Sq. Foot Cost: \$ 85.50				

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1220	1.00	1220
BMU	BSMNT	1220	0.15	183
DEK	DECK/ENTRANCE	120	0.10	12
OPF	OPEN PORCH FIN	192	0.25	48
GLA:	1,220	2,752		1,463
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 125,087		
Year Built:		1989		
Condition For Age:	AVERAGE	12 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		12 %		
Building Value:		\$ 110,100		



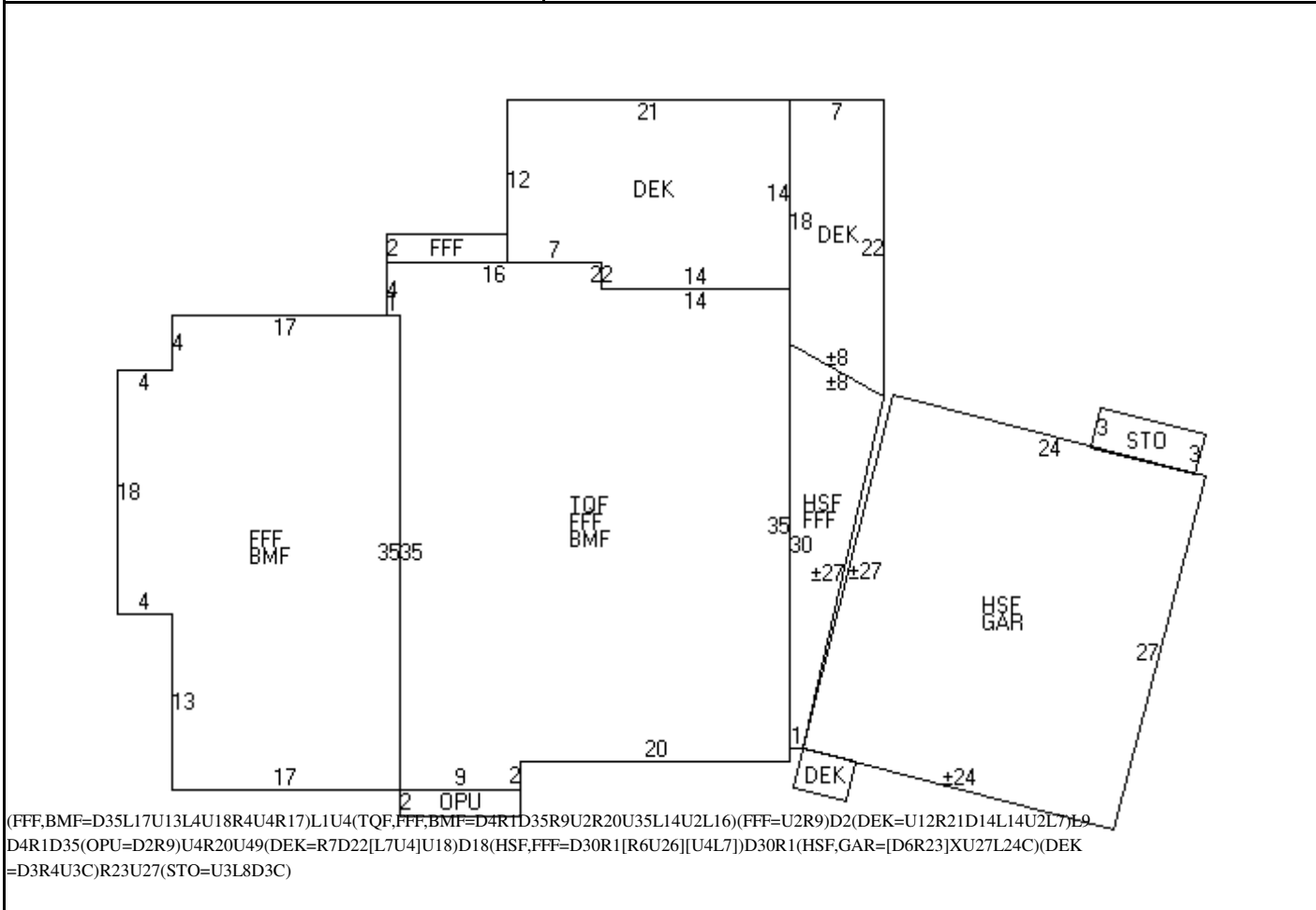
(FFF,BMU=D30R14U5R32U25L46)(DEK=U10R12)D10L12D25R14(OPF=D6R32)

OWNER INFORMATION		SALES HISTORY					PICTURE	
ROGERS, LANDIS 43 LITTLE RIVER RD KINGSTON, NH 03848-3117		Date	Book	Page	Type	Price	Grantor	
		04/02/2010	5100	231	U I 38		ROGERS/KELLY	
		08/01/1997	3229	2354	Q I	218,666	WALSH, WILLIAM M & PAU	
LISTING HISTORY		NOTES						
02/20/13	KCPU	D-18774. CREAM. GREEN HSE=NV, CORRECT SKETCH & ADD SHED 7/12KC, NVCHNG 2/13KC						
07/20/12	KCM							
03/01/05	BW X							EST GAR FIN, CORRECT SKE
04/27/04	JR X							GARAGE 90% COMPLETE; CI
05/08/03	BW X							LIST FOR REVAL

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	KINGSTON ASSESSING OFFICE			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
SHED-WOOD	80	8 x 10	260	10.00	70	1,456		PARCEL TOTAL TAXABLE VALUE			
GARAGE	3,200	40 x 80	65	30.00	90	56,160					
OVER HEAD DOOR	120	10 x 12	100	20.00	100	2,400		Year	Building	Features	Land
OVER HEAD DOOR	120	10 x 12	100	20.00	100	2,400		2014	\$ 280,100	\$ 73,000	\$ 87,700
OVER HEAD DOOR	120	10 x 12	100	20.00	100	2,400		Parcel Total: \$ 440,800			
OVER HEAD DOOR	120	10 x 12	100	20.00	100	2,400		2015	\$ 280,100	\$ 73,000	\$ 87,700
SHED-WOOD	192	16 x 12	143	10.00	100	2,746		Parcel Total: \$ 440,800			
							73,000				
								2016	\$ 280,100	\$ 73,000	\$ 87,700
								Parcel Total: \$ 440,800			

LAND VALUATION														
Zone: HD2HISTORIC 2		Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100			100	80,000	0	N	80,000	
1F RES	3.960 ac	x 2,000	X	97					100	7,700	0	N	7,700	
5.800 ac										87,700			87,700	

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	ROGERS, LANDIS 43 LITTLE RIVER RD KINGSTON, NH 03848-3117	District	Model: 1.75 STORY FRAME CONVENTION
		Percentage	Roof: GABLE HIP/ASPHALT
			Ext: CLAP BOARD
	PERMITS		Int: DRYWALL
			Floor: HARDWOOD/CARPET
			Heat: OIL/HOT WATER
			Bedrooms: 4 Baths: 2.5 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: No Generators:
			Quality: A2 AVG+20
			Com. Wall:
			Size Adj: 0.8731 Base Rate: RSA 80.00
			Bldg. Rate: 1.0165
			Sq. Foot Cost: \$ 81.32



BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
FFF	FST FLR FIN	1870	1.00	1870
BMF	BSMNT FINISHED	1734	0.30	520
TQF	3/4 STRY FIN	1067	0.75	800
DEK	DECK/ENTRANCE	432	0.10	43
OPU	OPEN PORCH	18	0.15	3
HSF	1/2 STRY FIN	763	0.50	382
GAR	GARAGE	645	0.45	290
STO	STORAGE AREA	24	0.25	6
GLA:	3,052	6,553		3,914
2013 BASE YEAR BUILDING VALUATION				
Market Cost New:		\$ 318,286		
Year Built:		1990		
Condition For Age:	AVERAGE	12 %		
Physical:				
Functional:				
Economic:				
Temporary:				
Total Depreciation:		12 %		
Building Value:		\$ 280,100		

OWNER INFORMATION		SALES HISTORY						PICTURE
YOUNG, ROGER S. 59 LITTLE RIVER RD KINGSTON, NH 03848		Date	Book	Page	Type	Price Grantor		
		03/14/2008	4896	2619	U I 18	650,000 BARTLETT		
		04/24/2006	4645	556	U I 38	BARTLETT		
LISTING HISTORY		NOTES						
07/20/12	KCML	D-31618. GREY. 3/05 ADJ AC PER SUB DIV RW. ADD A/C(50%) CORRECT SKETCH LABELING 7/12KC						
03/04/05	RW							
05/22/03	BW O							
05/07/03	BW X							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>			
FIREPLACE 1-1	1		100	3,000.00	100	3,000					
GARAGE /ATTIC	960	32 x 30	77	35.00	80	20,698		PARCEL TOTAL TAXABLE VALUE			
SHED-WOOD	40	4 x 10	400	10.00	80	1,280					
						25,000					
Year	Building		Features		Land						
2014	\$ 311,900		\$ 25,000		\$ 88,600		Parcel Total: \$ 425,500				
2015	\$ 311,900		\$ 25,000		\$ 88,600		Parcel Total: \$ 425,500				
2016	\$ 311,900		\$ 25,000		\$ 88,600		Parcel Total: \$ 425,500				

LAND VALUATION														
Zone: SFRAG SFR AGR	Minimum Acreage: 1.84		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	1.840 ac	80,000	E	100	100	100	100		100	80,000	0	N	80,000	
1F RES	4.410 ac	x 2,000	X	97					100	8,600	0	N	8,600	
	6.250 ac									88,600			88,600	

Map: 000R39

Lot: 00040B

Sub: 000000

Card: 1 of 1

59 LITTLE RIVER RD

KINGSTON

Printed: 10/05/2016

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS
	YOUNG, ROGER S.	District Percentage	Model: 1.75 STORY FRAME CAPE
	59 LITTLE RIVER RD		Roof: GABLE HIP/ASPHALT
	KINGSTON, NH 03848		Ext: CLAP BOARD
			Int: DRYWALL
			Floor: HARDWOOD/CARPET
			Heat: OIL/HOT WATER
			Bedrooms: 3 Baths: 2.5 Fixtures:
			Extra Kitchens: Fireplaces:
			A/C: Yes 50.00 % Generators:
			Quality: A1 AVG+10
			Com. Wall:
			Size Adj: 0.8522 Base Rate: RSA 80.00
			Bldg. Rate: 0.9188
			Sq. Foot Cost: \$ 73.50

BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
DEK	DECK/ENTRANCE	441	0.10	44
CTH	CATHEDRAL	490	0.10	49
FFF	FST FLR FIN	2847	1.00	2847
BMU	BSMNT	2837	0.15	426
TQF	3/4 STRY FIN	858	0.75	644
EPF	ENCLSD PORCH	256	0.70	179
HSU	1/2 STRY UNFIN	1109	0.25	277
GAR	GARAGE	548	0.45	247
OPU	OPEN PORCH	16	0.15	2
GLA:	3,670	9,402		4,715

2013 BASE YEAR BUILDING VALUATION		
Market Cost New:		\$ 346,553
Year Built:		1987
Condition For Age:	GOOD	10 %
Physical:		
Functional:		
Economic:		
Temporary:		
Total Depreciation:		10 %
Building Value:		\$ 311,900

(DEK=U13R15[R6D6]D11LSU1L10D1LSU4L1)R1D4R5(CTH,FFF,BMU=U1R10)D1R5(CTH,FFF,BMU=D24L20)D5(TQF,FFF,BMU=U33L26)R25
 (EPF=U13[U4L4]L8[L4D4]D13R16)L16(DEK=U13L7[L3D3]D5R2D5R8)L8(FFF,BMU=U5L16U6L21D11R37)L1(HSU,FFF,BMU=D33L14[D4L
 4][U18L16][D1L1][U1L2]U19R37)R1U5L16U6L5(FFF,BMU=U3[U2L2]L7[L2D2]D3R11)L17D18(FFF,BMU=[L2D2]D7[D2R2]U11)D16R3U
 4(GAR=[L18D14][D18R16][R18U14][U18L16])R16D18(OPU=[R4U4][U2L2][L4D4][D2R2])U42R5(FFF=U1R10)

OWNER INFORMATION				SALES HISTORY						PICTURE							
YOUNG, ROGER S. 59 LITTLE RIVER RD. KINGSTON, NH 03848				Date	Book	Page	Type	Price	Grantor								
				03/14/2008	4896	2619	U V 18		BARTLETT								
				04/24/2006	4645	558	U V 38		BARTLETT								
LISTING HISTORY				NOTES													
06/01/12 KCV 03/04/05 RWV 01/20/05 KMS				D-31618. 3/05 NEW LOT PER SUB DIV RW													
EXTRA FEATURES VALUATION														MUNICIPAL SOFTWARE BY AVITAR			
Feature Type		Units	Lngh	x Width	Size	Adj	Rate	Cond	Market Value	Notes	<i>KINGSTON ASSESSING OFFICE</i>						
											PARCEL TOTAL TAXABLE VALUE						
Year		Building		Features		Land											
2014		\$ 0		\$ 0		\$ 72,900		Parcel Total: \$ 72,900									
2015		\$ 0		\$ 0		\$ 72,900		Parcel Total: \$ 72,900									
2016		\$ 0		\$ 0		\$ 72,900		Parcel Total: \$ 72,900									
LAND VALUATION																	
Zone: SFRAG SFR AGR		Minimum Acreage: 1.84		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		1.840 ac	80,000	E	100	100	100	100		90	72,000	0	N	72,000	VAC		
1F RES		0.440 ac	x 2,000	X	100					100	900	0	N	900			
		2.280 ac									72,900			72,900			

PICTURE	OWNER										TAXABLE DISTRICTS										BUILDING DETAILS									
	YOUNG, ROGER S. 59 LITTLE RIVER RD. KINGSTON, NH 03848										District					Percentage					Model: Roof: Ext: Int: Floor: Heat: Bedrooms: Baths: Fixtures: Extra Kitchens: Fireplaces: A/C: Generators: Quality: Com. Wall: Stories: <									