**LAND VALUATION**

<table>
<thead>
<tr>
<th>Feature Type</th>
<th>Units</th>
<th>Length x Width</th>
<th>Size Adj</th>
<th>Rate</th>
<th>Cond</th>
<th>Market Value</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>BARN-1STRY</td>
<td>360</td>
<td>20 x 18</td>
<td>104</td>
<td>18.00</td>
<td>30</td>
<td>2,022</td>
<td>ATT 50X20</td>
</tr>
<tr>
<td>BARN-2STRY</td>
<td>1,000</td>
<td>50 x 20</td>
<td>76</td>
<td>26.00</td>
<td>30</td>
<td>5,928</td>
<td>ATT 20X18</td>
</tr>
<tr>
<td>SHOP-AVG</td>
<td>900</td>
<td>30 x 30</td>
<td>78</td>
<td>18.00</td>
<td>30</td>
<td>3,791</td>
<td>ATT 30X16</td>
</tr>
<tr>
<td>SHOP-AVG</td>
<td>480</td>
<td>30 x 16</td>
<td>93</td>
<td>18.00</td>
<td>40</td>
<td>3,214</td>
<td>ATT 30X30</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td><strong>15,000</strong></td>
<td></td>
</tr>
</tbody>
</table>

**MUNICIPAL SOFTWARE BY AVITAR**

**TILTON, NH ASSESSING OFFICE**

<table>
<thead>
<tr>
<th>Year</th>
<th>Building</th>
<th>Features</th>
<th>Land</th>
</tr>
</thead>
<tbody>
<tr>
<td>2018</td>
<td>$81,800</td>
<td>$13,000</td>
<td>$41,500</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>Parcel Total: $136,300</td>
</tr>
<tr>
<td>2019</td>
<td>$107,000</td>
<td>$15,000</td>
<td>$65,100</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>Parcel Total: $187,100</td>
</tr>
<tr>
<td>2020</td>
<td>$107,000</td>
<td>$15,000</td>
<td>$65,100</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>Parcel Total: $187,100</td>
</tr>
</tbody>
</table>

**ZONE:** MEDIUM RES  
**Minimum Acreage:** 2.00  
**Minimum Frontage:** 200

**LAST REVALUATION:** 2019

- Site: AVERAGE
- Driveway: DIRT/GRAVEL
- Road: PAVED
<table>
<thead>
<tr>
<th>Land Type</th>
<th>Units</th>
<th>Base Rate</th>
<th>NC</th>
<th>Adj</th>
<th>Site</th>
<th>Road</th>
<th>DWay</th>
<th>Topography</th>
<th>Cond</th>
<th>Ad Valorem</th>
<th>SPI</th>
<th>R</th>
<th>Tax Value</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>1F RES</td>
<td>1.050 ac</td>
<td>76,125 E</td>
<td>100</td>
<td>100</td>
<td>100</td>
<td>95</td>
<td>90</td>
<td>ROLLING</td>
<td>100</td>
<td>65,100</td>
<td>0</td>
<td>N</td>
<td>65,100</td>
<td>65,100</td>
</tr>
<tr>
<td></td>
<td>1.050 ac</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Date</td>
<td>Permit ID</td>
<td>Permit Type</td>
<td>Notes</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>------</td>
<td>-----------</td>
<td>-------------</td>
<td>-------</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**PICTURE**

**OWNER**

BOUDREAU, JANICE F  
70 CLARK ROAD  
TILTON, NH 03276

**TAXABLE DISTRICTS**

<table>
<thead>
<tr>
<th>District</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>FIRE DISTRICT</td>
<td>% 100</td>
</tr>
</tbody>
</table>

**BUILDING DETAILS**

Model: **1.75 STORY CAPE**  
Roof: **GABLE OR HIP/PREFAB METALS**  
Ext: **CLAP BOARD**  
Int: **DRYWALL**  
Floor: **LINOLEUM OR SIM/CARPET**  
Heat: **OIL/HOT WATER**  

Bedrooms: 3  
Baths: 1.0  
Fixtures: No  
Extra Kitchens: No  
Fireplaces: No  
Generators: No  

Quality: A1 AVG+10  
Com. Wall:  

Size Adj: **1.0510**  
Base Rate:  
Bldg. Rate: 1.0763  
Sq. Foot Cost: **$ 102.25**
BUILDING SUB AREA DETAILS

<table>
<thead>
<tr>
<th>Description</th>
<th>Area</th>
<th>Adj</th>
<th>Effect</th>
</tr>
</thead>
<tbody>
<tr>
<td>OPEN PORCH</td>
<td>105</td>
<td>0.25</td>
<td>26</td>
</tr>
<tr>
<td>BSMNT</td>
<td>893</td>
<td>0.15</td>
<td>134</td>
</tr>
<tr>
<td>FST FLR FIN</td>
<td>788</td>
<td>1.00</td>
<td>788</td>
</tr>
<tr>
<td>3/4 STRY FIN</td>
<td>648</td>
<td>0.75</td>
<td>486</td>
</tr>
<tr>
<td>ENCLOSED</td>
<td>20</td>
<td>0.70</td>
<td>14</td>
</tr>
<tr>
<td>COVERED BSMNT</td>
<td>15</td>
<td>0.35</td>
<td>5</td>
</tr>
</tbody>
</table>

GLA: 1,274 | 2,469 | 1,453

2019 BASE YEAR BUILDING VALUATION

- Market Cost New: $148,569
- Year Built: 1940
- Condition For Age: AVERAGE 28%
  - Physical: 28%
  - Functional: 28%
  - Economic: 28%
- Temporary: 28%
- Total Depreciation: 28%

Building Value: $107,000