

Commercial Sale
5109577
Active

15 Depot Street
Rumney
Unit/Lot #

NH 03266

Listed: 9/13/2026
Closed:
DOM: 4

\$485,000



County NH-Grafton
VillDstLoc
Year Built 1880
Building Area Total 5,896
Building Area Source Other
Total Available Area
Total Available Area Source
Zoning NA
Road Frontage Yes
Road Frontage Length 780
Lot Size Acres 1.00
Traffic Count 5,552
Loss Factor Percentage
Vacancy Factor

Taxes TBD
Tax Year Notes
Tax Annual Amount \$6,384.00
Tax Year 2025
Gross Income
Net Income
Operating Expense

Activation Date

Business Type Multi-Family, Office, Opportunity, Other, Retail
Business Type Use Free Standing Building, Storefront



Property Panorama VTour

Directions

Public Remarks A mixed use commercial offering pairing a vacant, turnkey retail storefront with a separate income producing residence on one visible parcel. Extensive road frontage, excellent traffic counts, and signage on both Route 25 and Depot Street deliver street presence that is difficult to replicate in the Baker River Valley, on the corridor feeding Rumney Rocks and the Plymouth market minutes east. The storefront and barn have operated as North Country Quilts for twelve years, with continuous ownership reinvestment throughout. Improvements include five mini splits, four Rinnai direct vent heaters, a half bath, kitchenette, dumbwaiter, office space, studio space, and abundant storage. Finish quality is a clear step above typical rural retail inventory. Ample parking is accessed from Depot Street, keeping customer circulation off the highway. The detached brick Colonial farmhouse offers three bedrooms and two baths with a new septic system, new roof, and significant kitchen and bathroom renovations. It is tenant occupied, same tenants for three years, providing in place revenue from day one. Occupy the storefront and let the residence offset debt service. Lease both sides and underwrite two income streams from one tax parcel. Or build the live work setup most rural markets cannot support. Retail, studio, gallery, office, and service concepts fit. Two buildings. Two income streams. Showings by appointment.

STRUCTURE

Construction Materials Timber Frame, Wood Frame, Brick Exterior
Roof Shingle
Foundation Details Fieldstone, Granite
Basement Yes
Basement Access Type Interior
Basement Description Crawl Space, Partial, Unfinished

Building Number
Total Units 2
of Stories 2
Divisible SqFt Min
Divisible SqFt Max
\$/SqFtTotal

Ceiling Height
Total Elevators
Total Loading Docks
Dock Levelers
Dock Height
Total Drive-in Doors
Door Height

LEVEL	TYPE	DESCRIPTION
UNIT 1	Residential	
UNIT 2	Retail	
UNIT 3		
UNIT 4		
UNIT 5		
UNIT 6		
UNIT 7		
UNIT 8		

UTILITIES

Water Source Drilled Well
Sewer Septic
Utilities Cable
Internet Cable Internet

Fuel Company
Electric Company
Water Company
Phone Company
Cable Company
Internet Service Provider

LOT & LOCATION

Submarket		Waterfront Property
Project Building Name		Water View
		Water Body Access
		Water Body Name
		Water Body Type
		Water Frontage Length
		Waterfront Property Rights
		Water Body Restrictions
ROW Length	Lot Features	Corner, Major Road Frontage
ROW Width		
ROW Parcel Access		
ROW to other Parcel		
Surveyed		
Surveyed By		

FEATURES

AirCond%	Green Verification Body
Sprinkler	Green Building Verification Type
Signage	Adequate
	Green Verification Year
	Green Verification Rating
	Green Verification Metric
	Green Verification Status
	Green Verification Source
	Green Verification NewCon
	Green Verification URL
Railroad Available	
Railroad Provider	

PUBLIC RECORDS

DeedRecTy	Warranty	Map	12	Tax Rate
Total Deeds		Block	0	Tax Class
Deed Book	4090	Lot	1-2	
Deed Page	908	SPAN#		PropTaxRel
				Land Gains
PropID				Assessment Year
PlanSurv#				Assessment Amount

DISCLOSURES

Special Listing Condition	None	Right of First Refusal
Sale Includes	Building	
Exclusions		
Investment Info		Auction Date
Flood Zone		Auction Time
Seasonal		Auctioneer Name
Easements		Auctioneer License Number
Covenants		Auction Price Determnd By

PREPARED BY

Keegan Rice

Cell: 603-348-7261

KeeganR@badgerpeabodysmith.com

My Office Info:

Badger Peabody & Smith Realty

383 Main St.

Franconia NH 03580

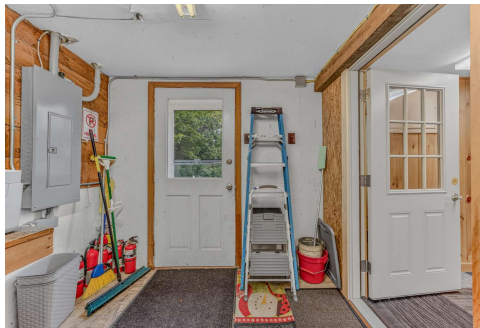
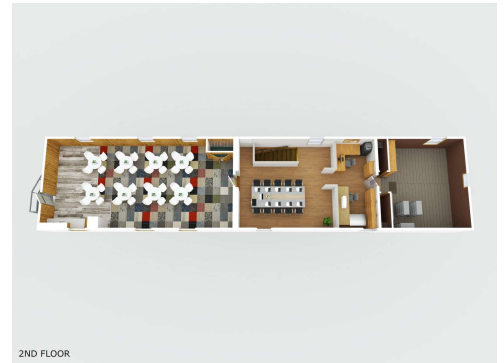
Off: 603-823-5700





15 Depot Street

Rumney NH 03266

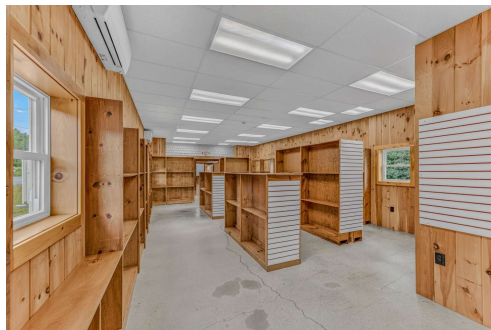
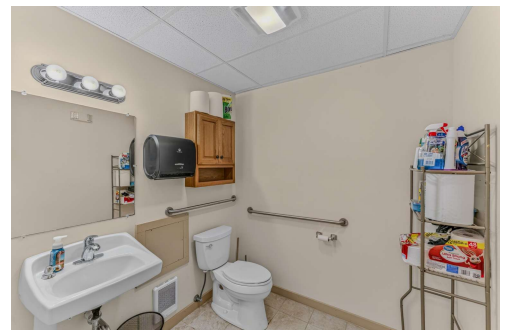
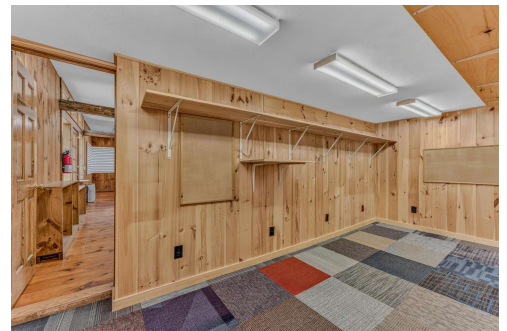
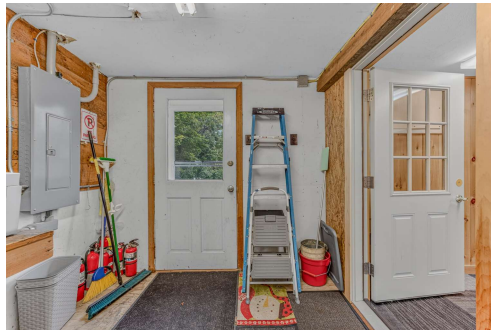


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Prep By: Badger Peabody & Smith
Keegan Rice

Listed by:

Keegan Rice / Badger Peabody & Smith Realty









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TO BE COMPLETED BY SELLER

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate FIRM representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize FIRM in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

NOTICE TO SELLER(S): COMPLETE ALL INFORMATION AND STATE NOT APPLICABLE OR UNKNOWN AS APPROPRIATE. IF ANY OF THE INFORMATION IN THIS PROPERTY DISCLOSURE FORM CHANGES FROM THE DATE OF COMPLETION, YOU ARE TO NOTIFY THE LISTING FIRM PROMPTLY IN WRITING.

1. SELLER: 15 Depot Street, LLC - Brick house

2. PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

3. CONDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED? Yes No

4. SELLER: has has not occupied the property for 12 years.

5. **WATER SUPPLY**

Please answer all questions regardless of type of water supply.

a. TYPE OF SYSTEM: Public Private Seasonal Unknown
 Drilled Dug Other

b. INSTALLATION: Location: END of DRIVEWAY near Porch Entrance on Left Side
Installed By: CAPITAL well company Date of Installation: AUGUST 2000
What is the source of your information? PREVIOUS owner

c. USE: Number of persons currently using the system: 2
Does system supply water for more than one household? Yes No

d. MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?

Pump: Yes No N/A Quantity: Yes No
Quality: Yes No Unknown

If YES to any question, please explain in Comments below or with attachment.

e. WATER TEST: Have you had the water tested? Yes No Date of most recent test

If YES to any question, please explain in Comments below or with attachment.

Are you aware of any test results reported as unsatisfactory or satisfactory with notations? Yes No

If YES, are test results available? Yes No

What steps were taken to remedy the problem?

COMMENTS: System has an IRON removal Filter

6. **SEWAGE DISPOSAL SYSTEM**

a. TYPE OF SYSTEM: Public: Yes No Community/Shared: Yes No
Private: Yes No Unknown
Septic Design Available: Yes No

b. IF PUBLIC OR COMMUNITY/SHARED

Have you experienced any problems such as line or other malfunctions? Yes No

What steps were taken to remedy the problem?

c. IF PRIVATE:

TANK: Septic Tank Holding Tank Cesspool Unknown Other

Tank Size 1500 Gal. Unknown Other

Tank Type Concrete Metal Unknown Other

Location: RIGHT SIDE YARD Location Unknown Date of Installation: MAY 2015

Date of Last Servicing: SEPT 2026 Name of Company Servicing Tank: COUNTRY HOUSE SEPTIC SERVICES

Have you experienced any malfunctions? Yes No

Comments:

SELLER(S) INITIALS SRV, mcl

BUYER(S) INITIALS

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PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

d. LEACH FIELD: ☒ Yes ☐ No ☐ Other _____
IF YES, Location: RIGHT SIDE YARD Size: 3 Bedroom Unknown
Date of installation of leach field: MAY 2015 Installed By: Jim Sanborn & Son Construction
Have you experienced any malfunctions? ☐ Yes ☒ No
Comments: _____

e. IS SYSTEM LOCATED ON "DEVELOPED WATERFRONT" as described in RSA 485-A? ☐ Yes ☒ No ☐ Unknown
IF YES, has a septic system evaluation been done within 180 days? ☐ Yes ☐ No ☐ Unknown
Date of Evaluation: _____
Comments: _____

FOR ADDITIONAL INFORMATION THE BUYER IS ENCOURAGED TO CONTACT THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES SUBSURFACE SYSTEMS BUREAU, 603-271-3501

7. <u>INSULATION</u>	<u>LOCATION</u>	<u>Yes</u>	<u>No</u>	<u>Unknown</u>	<u>If YES, Type</u>	<u>Amount</u>	<u>Unknown</u>
	Attic or Cap	☒	☐	☐	<u>Fiberglass</u>	<u> </u>	☐
	Crawl Space	☒	☐	☐	<u>Fiberglass</u>	<u> </u>	☐
	Exterior Walls	☐	☐	☐	<u> </u>	<u> </u>	☒
	Floors	☐	☐	☐	<u> </u>	<u> </u>	☒
	<u> </u>	☐	☐	☐	<u> </u>	<u> </u>	☒

8. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:

Are you aware of any past or present underground storage tanks on your property? ☐ Yes ☒ No ☐ Unknown
IF YES: Are tanks currently in use? ☐ Yes ☐ No
IF NO: How long have tank(s) been out of service? _____
What materials are, or were, stored in the tank(s)? _____
Age of tank(s): _____ Size of tank(s): _____
Location: _____
Are you aware of any past or present problems such as leakage, etc? ☐ Yes ☐ No
Comments: _____
If tanks are no longer in use, have the tanks been removed? ☐ Yes ☐ No ☐ Unknown
Comments: _____

b. ASBESTOS - Current or previously existing:

As insulation on the heating system pipes or ducts? ☐ Yes ☒ No ☐ Unknown
In the siding? ☐ Yes ☒ No ☐ Unknown In the roofing shingles? ☐ Yes ☒ No ☐ Unknown
In flooring tiles? ☐ Yes ☒ No ☐ Unknown Other ☐ Yes ☐ No ☐ Unknown
If YES, Source of information: _____
Comments: _____

c. RADON/AIR - Current or previously existing:

Has the property been tested? ☐ Yes ☐ No ☒ Unknown
If YES: Date: _____ By: _____
Results: _____ If applicable, what remedial steps were taken? _____
Has the property been tested since remedial steps? ☐ Yes ☐ No
Are test results available? ☐ Yes ☐ No
Comments: _____

SELLER(S) INITIALS ARN, MCW

BUYER(S) INITIALS

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PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

d. RADON/WATER - Current or previously existing:

Has the property been tested? ___Yes ___No ☒Unknown

If YES: Date: _____ By: _____

Results: _____ If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ___Yes ___No

Are test results available? ___Yes ___No Comments: _____

e. LEAD-BASED PAINT - Current or previously existing:

Are you aware of lead-based paint on this property? ___Yes ☒No

If YES: Source of information: _____

Are you aware of any cracking, peeling, or flaking lead-based paint? ___Yes ☒No

Comments: _____

f. Are you aware of any other hazardous materials? ___Yes ☒No

If YES: Source of information: _____

Comments: _____

9. GENERAL INFORMATION

a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal?

___Yes ☒No ___Unknown If YES, Explain: _____

What is your source of information? _____

b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?

___Yes ☒No ___Unknown If YES, Explain: _____

What is your source of information? _____

c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?

___Yes ☒No If YES, Explain: _____

d. Are you aware of any problems with other buildings on the property? ___Yes ☒No

If YES, Explain: _____

e. Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.?

___YES ☒NO ___UNKNOWN

If YES, Explain: _____

f. Is this property located in a Federally Designated Flood Hazard Zone? ___Yes ☒No ___Unknown

Comments: _____

g. Has the property been surveyed? ___Yes ___No ☒Unknown If YES, By: _____

If YES, is survey available? ___Yes ___No ___Unknown

h. How is the property zoned? NONE

i. Heating System Age: 17 Type: Boiler Fuel: oil Tank Location: Basement

Owner of Tank: 15 Depot Street, LLC

Annual Fuel Consumption: _____ Price: _____ Gallons: _____

Date system was last serviced and by whom? December 2022, Pemi Fuels

Secondary Heat Systems: WOOD STOVE

Comments: _____

j. Roof Age: 7 Type of Roof Covering: 30 Year Asphalt Shingles

Moisture or leakage: _____

Comments: _____

SELLER(S) INITIALS [Signature]

BUYER(S) INITIALS /

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PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

- k. Foundation/Basement: ☒ Full ☐ Partial ☒ Other: CRAWL SPACE Type: STONE
Moisture or leakage: DAMP AT TIMES
Comments: _____
- l. Chimney(s) How Many? 2 Lined? YES Last Cleaned: _____ Problems? NONE
Comments: Third chimney NOT USED FOR Dining Room FIRE PLACE
- m. Plumbing Type: COPPER / PVC Age: _____
Comments: _____
- n. Domestic Hot Water: Age: 17 Type: OIL BOILER Gallons: CONTINUOUS
- o. Electrical System: # of Amps _____ ☒ Circuit Breakers ☐ Fuses
Comments: _____
Solar Panels: ☐ Leased ☐ Owned If leased, explain terms of agreement: _____
Comments: _____
- p. Modifications: Are you aware of any modifications or repairs made without the necessary permits? ☐ Yes ☒ No
If Yes, please explain: _____
- q. Pest Infestation: Are you aware of any past or present pest infestations? ☐ Yes ☒ No Type: _____
Comments: _____
- r. Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property?
(Per RSA 477:4-g) ☐ Yes ☒ No If YES, please explain: _____
- s. Air Conditioning: Type: NONE Age: _____ Date Last Serviced and by whom: _____
Comments: _____
- t. Pool: Age: NONE Heated: ☐ Yes ☐ No Type: _____ Last Date of Service: _____
By Whom: _____
- u. Generator: Portable: ☐ Yes ☒ No Whole House: ☐ Yes ☐ No Kw/Size: _____ Last Date of Service: _____
If Portable: ☐ Included ☐ Negotiable
Comments: _____
- v. Internet: Type Currently Used at Property: CABLE
- w. Other (e.g. Alarm System, Irrigation System, etc.) NONE
Comments: _____

NOTICE TO PURCHASER(S): PRIOR TO SETTLEMENT YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT. YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO INFORMATION ON ANY SEXUAL OFFENDERS REGISTERED UNDER NH RSA CHAPTER 651-B. SUCH INFORMATION MAY BE OBTAINED BY CONTACTING THE LOCAL POLICE DEPARTMENT.

SELLER(S) INITIALS LRN, MCD

BUYER(S) INITIALS I

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PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

10. **ADDITIONAL INFORMATION**

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?

☐ Yes ☒ No

b. ADDITIONAL COMMENTS:

New Septic System in 2015, New Roof in 2019
Interior Renovation in Fall of 2022: Paint All Walls and Ceilings and Trim.
Kitchen Fixed up - Flooring, Counter tops, Sink, Ceiling, Lights, New
Refrigerator. Main Bathroom re-done, Tub, Vanity, Toilet, Floor, Ceiling
All New. New Vanity in upstairs Bath. New carpet in bedroom #3. Re-locate
clothes washer & dryer. New windows in porch.

ACKNOWLEDGEMENTS:

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).

SELLER 15 Depot Street, LLC

9-2-26
DATE

SELLER
9-2-26
DATE

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURAL OR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER _____ DATE _____

BUYER _____ DATE _____

SELLER(S) INITIALS _____ / _____

BUYER(S) INITIALS _____ / _____

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1. SELLER: 15 Depot Street, LLC - Stone Point
2. PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266
3. CONDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED? Yes No
4. SELLER: has ☒ has not occupied the property for 1 1/2 years. Shop closed in April 2025
5. **WATER SUPPLY**

Please answer all questions regardless of type of water supply.

- a. TYPE OF SYSTEM: Public ☒ Private Seasonal Unknown
X Drilled Dug X Other SHARED well with brick House
- b. INSTALLATION: Location: END OF DRIVEWAY NEAR PORCH ENTRANCE ON LEFT SIDE
Installed By: CAPITAL WELL COMPANY Date of Installation: August 2000
What is the source of your information? PREVIOUS OWNER
- c. USE: Number of persons currently using the system: 2
Does system supply water for more than one household? ☒ Yes No
- d. MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?
Pump: Yes ☒ No N/A Quantity: Yes ☒ No
Quality: Yes ☒ No Unknown
If YES to any question, please explain in Comments below or with attachment.
- e. WATER TEST: Have you had the water tested? Yes ☒ No Date of most recent test _____
If YES to any question, please explain in Comments below or with attachment.
Are you aware of any test results reported as unsatisfactory or satisfactory with notations? Yes No
If YES, are test results available? Yes No
What steps were taken to remedy the problem? _____
COMMENTS: SUPPLY COMES FROM BRICK HOUSE. SYSTEM HAS IRON REMOVAL FILTER.

6. **SEWAGE DISPOSAL SYSTEM**

- a. TYPE OF SYSTEM: Public: Yes No Community/Shared: Yes ☒ No
Private: ☒ Yes No Unknown
Septic Design Available: ☒ Yes No
- b. IF PUBLIC OR COMMUNITY/SHARED
Have you experienced any problems such as line or other malfunctions? Yes No
What steps were taken to remedy the problem? _____
- c. IF PRIVATE:
TANK: ☒ Septic Tank Holding Tank Cesspool Unknown Other _____
Tank Size 1500 Gal. Unknown Other _____
Tank Type ☒ Concrete Metal Unknown Other _____
Location: Left end of building Location Unknown Date of Installation: MAY 2015
Date of Last Servicing: JULY 2022 Name of Company Servicing Tank: COUNTRY HOUSE SEPTIC SERVICES
Have you experienced any malfunctions? Yes ☒ No
Comments: TANK UNDER PARKING LOT

SELLER(S) INITIALS ARV. MCW

BUYER(S) INITIALS 1

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PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

d. LEACH FIELD: ☒ Yes ☐ No ☐ Other _____
IF YES, Location: Front Lawn Near Parking lot Size: 2 Bedroom ☐ Unknown
Date of installation of leach field: MAY 2015 Installed By: Jim Sanborn & Son Construction
Have you experienced any malfunctions? ☐ Yes ☒ No
Comments: _____

e. IS SYSTEM LOCATED ON "DEVELOPED WATERFRONT" as described in RSA 485-A? ☐ Yes ☐ No ☐ Unknown
IF YES, has a septic system evaluation been done within 180 days? ☐ Yes ☐ No ☐ Unknown
Date of Evaluation: _____
Comments: _____

FOR ADDITIONAL INFORMATION THE BUYER IS ENCOURAGED TO CONTACT THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES SUBSURFACE SYSTEMS BUREAU, 603-271-3501

7. INSULATION	LOCATION	Yes	No	Unknown	If YES, Type	Amount	Unknown
	Attic or Cap	☒	☐	☐	Fiberglass	14"	☐
	Crawl Space	☒	☐	☐	SPRAY FOAM	2"	☐
	Exterior Walls	☒	☐	☐	Fiberglass	6"	☐
	Floors concrete	☐	☐	☐			☒

8. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:
Are you aware of any past or present underground storage tanks on your property? ☐ Yes ☒ No ☐ Unknown
IF YES: Are tanks currently in use? ☐ Yes ☐ No
IF NO: How long have tank(s) been out of service? _____
What materials are, or were, stored in the tank(s)? _____
Age of tank(s): _____ Size of tank(s): _____
Location: _____
Are you aware of any past or present problems such as leakage, etc? ☐ Yes ☐ No
Comments: _____
If tanks are no longer in use, have the tanks been removed? ☐ Yes ☐ No ☐ Unknown
Comments: _____

b. ASBESTOS - Current or previously existing:
As insulation on the heating system pipes or ducts? ☐ Yes ☒ No ☐ Unknown
In the siding? ☐ Yes ☒ No ☐ Unknown In the roofing shingles? ☐ Yes ☒ No ☐ Unknown
In flooring tiles? ☐ Yes ☒ No ☐ Unknown Other _____ ☐ Yes ☐ No ☐ Unknown
If YES, Source of information: _____
Comments: _____

c. RADON/AIR - Current or previously existing:
Has the property been tested? ☐ Yes ☐ No ☒ Unknown
If YES: Date: _____ By: _____
Results: _____ If applicable, what remedial steps were taken? _____
Has the property been tested since remedial steps? ☐ Yes ☐ No
Are test results available? ☐ Yes ☐ No
Comments: _____

SELLER(S) INITIALS ARN, MCV

BUYER(S) INITIALS _____

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TO BE COMPLETED BY SELLER

PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

d. RADON/WATER - Current or previously existing:

Has the property been tested? ☐ Yes ☐ No ☒ Unknown

If YES: Date: _____ By: _____

Results: _____ If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ☐ Yes ☐ No

Are test results available? ☐ Yes ☐ No Comments: _____

e. LEAD-BASED PAINT - Current or previously existing:

Are you aware of lead-based paint on this property? ☐ Yes ☒ No

If YES: Source of information: _____

Are you aware of any cracking, peeling, or flaking lead-based paint? ☐ Yes ☐ No

Comments: _____

f. Are you aware of any other hazardous materials? ☐ Yes ☒ No

If YES: Source of information: _____

Comments: _____

9. GENERAL INFORMATION

a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal?

☐ Yes ☒ No ☐ Unknown If YES, Explain: _____

What is your source of information? _____

b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?

☐ Yes ☒ No ☐ Unknown If YES, Explain: _____

What is your source of information? _____

c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?

☐ Yes ☒ No If YES, Explain: _____

d. Are you aware of any problems with other buildings on the property? ☐ Yes ☐ No

If YES, Explain: _____

e. Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.? ☐ YES ☒ NO ☐ UNKNOWN If YES, Explain: _____

f. Is this property located in a Federally Designated Flood Hazard Zone? ☐ Yes ☒ No ☐ Unknown

Comments: _____

g. Has the property been surveyed? ☐ Yes ☐ No ☒ Unknown If YES, By: _____

If YES, is survey available? ☐ Yes ☐ No ☐ Unknown

h. How is the property zoned? NONE

i. Heating System Age: 11 Type: Rinnai Hot Air Fuel: Propane Tank Location: END OF Building

Owner of Tank: Dead River

Annual Fuel Consumption: _____ Price: _____ Gallons: _____

Date system was last serviced and by whom? _____

Secondary Heat Systems: (5) mitsubish; Mini SPLITS

Comments: (4) Rinnai units

j. Roof Age: ?? Type of Roof Covering: metal

Moisture or leakage: _____

Comments: _____

SELLER(S) INITIALS ARN, MCE

BUYER(S) INITIALS 1

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PROPERTY DISCLOSURE - RESIDENTIAL ONLY
New Hampshire Association of REALTORS® Standard Form



TO BE COMPLETED BY SELLER

PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

- k. Foundation/Basement: ☐ Full ☐ Partial ☒ Other: Concrete Slab XType: CRAWAL SPACE
Moisture or leakage: _____
Comments: HALF concrete slab & HALF CRAWL SPACE
- l. Chimney(s) How Many? NONE Lined? _____ Last Cleaned: _____ Problems? _____
Comments: _____
- m. Plumbing Type: PEX and PVC Age: 11
Comments: _____
- n. Domestic Hot Water: Age: 11 Type: ELECTRIC Gallons: 7
- o. Electrical System: # of Amps 200 ☒ Circuit Breakers ☐ Fuses
Comments: _____
Solar Panels: ☐ Leased ☐ Owned If leased, explain terms of agreement: _____
Comments: _____
- p. Modifications: Are you aware of any modifications or repairs made without the necessary permits? ☐ Yes ☒ No
If Yes, please explain: _____
- q. Pest Infestation: Are you aware of any past or present pest infestations? ☐ Yes ☒ No Type: _____
Comments: _____
- r. Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property?
(Per RSA 477:4-g) ☐ Yes ☒ No If YES, please explain: _____
- s. Air Conditioning: Type: Mini Splits Age: 11 Date Last Serviced and by whom: _____
Comments: _____
- t. Pool: Age: NONE Heated: ☐ Yes ☐ No Type: _____ Last Date of Service: _____
By Whom: _____
- u. Generator: Portable: ☐ Yes ☒ No Whole House: ☐ Yes ☐ No Kw/Size: _____ Last Date of Service: _____
If Portable: ☐ Included ☐ Negotiable
Comments: _____
- v. Internet: Type Currently Used at Property: Cable
- w. Other (e.g. Alarm System, Irrigation System, etc.) NONE
Comments: _____

NOTICE TO PURCHASER(S): PRIOR TO SETTLEMENT YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT. YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO INFORMATION ON ANY SEXUAL OFFENDERS REGISTERED UNDER NH RSA CHAPTER 651-B. SUCH INFORMATION MAY BE OBTAINED BY CONTACTING THE LOCAL POLICE DEPARTMENT.

SELLER(S) INITIALS

AR/MW

BUYER(S) INITIALS

/

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PROPERTY DISCLOSURE - RESIDENTIAL ONLY
New Hampshire Association of REALTORS® Standard Form



TO BE COMPLETED BY SELLER

PROPERTY LOCATION: 15 Depot Street, Rumney, NH 03266

10. ADDITIONAL INFORMATION

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?

☐ Yes ☒ No

b. ADDITIONAL COMMENTS:

Complete Renovation in 2014~2015
New Parking Lot and driveway in JULY 2017

ACKNOWLEDGEMENTS:

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).


SELLER 15 Depot Street, LLC

9-2-26
DATE


SELLER

9-2-26
DATE

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURAL OR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER _____ DATE _____

BUYER _____ DATE _____

SELLER(S) INITIALS _____ / _____

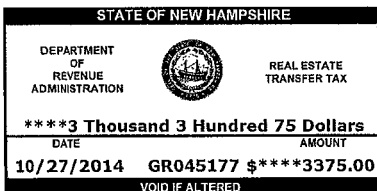
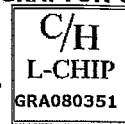
BUYER(S) INITIALS _____ / _____

**Return to: #60**

John J. McCormack, Esq.
PO Box 720
62 Main Street
Ashland, NH 03217
(603) 968-7894

4090-0908

10/27/2014 10:29 AM Pages: 3
REGISTER OF DEEDS, GRAFTON COUNTY

**WARRANTY DEED**

We, **BRIAN D. LAVERY** and **EDDA A. LAVERY**, husband and wife, both of Manchester, County of Hillsborough and State of New Hampshire, for consideration paid, grant to **15 DEPOT STREET, LLC**, a limited liability company organized and existing under the laws of the State of New Hampshire, with a principal place of business in the Town of Rumney, County of Grafton and State of New Hampshire, with a mailing address of P. O. Box 213, Rumney, New Hampshire 03266, with WARRANTY COVENANTS,

A certain tract or parcel of land, together with the buildings and other improvements located thereon, situate in the Rumney Depot Village, commonly known as **15 Depot Street**, situate in the Town of **Rumney**, Grafton County, New Hampshire, more particularly bounded and described as follows:

Beginning at a cement marker on the border line between the lot conveyed and new Route 25, a New Hampshire state highway, said border line being throughout at a distance of 45 feet measured northerly from the center line of said highway and said marker being at the southwesterly corner of the lot hereby conveyed; thence

Northeasterly by a fence with iron posts to a stone wall on the southerly side of the earlier highway from Plymouth to Wentworth; thence

WARRANTY DEED

Page 2

By said wall and said earlier highway southeasterly to a line of stone posts on "The Lane"; thence

Southwesterly by said line of posts to the northerly border of said new Route 25 located at a distance of 45 feet, measured northerly from the center line of said highway; thence

Northwesterly by said Route 25 to the point of beginning.

ALSO CONVEYING any and all right, title and interest we may have in "The Lane".

EXCEPTING AND RESERVING all rights of access, air, view and light over, from and to new Route 25 as conveyed by Earle E. Andrews, Jr., and Shirley M. Andrews to the State of New Hampshire, by deed recorded in the Grafton County Registry of Deeds at Book 994, Page 356.

BEING all and the same premises as conveyed to Albie G. Pokrob and Katherine A. Cuddy by deed dated April 14, 2000 and recorded in Book 2456, Page 128 of the Grafton County Registry of Deeds.

MEANING AND INTENDING hereby to describe and convey all and the same premises as described in and conveyed by the Warranty Deed of Albie G. Pokrob and Katherine A. Cuddy to Brian D. Lavery and Edda A. Lavery, dated October 23, 2007 and recorded in the Grafton County Registry of Deeds at Book 3462, Page 820.

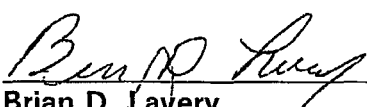
The within conveyed premises constitute no portion of the homestead premises of the said **BRIAN D. LAVERY** or **EDDA A. LAVERY**.

WARRANTY DEED

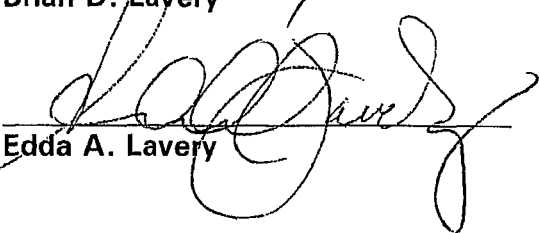
Page 3

IN WITNESS WHEREOF, we have hereunto set our hands this 24th day
of October, 2014.

Witness


Brian D. Lavery

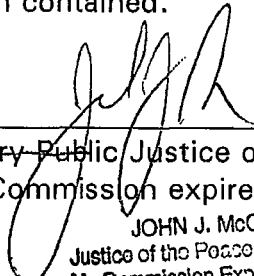
Witness


Edda A. Lavery

STATE OF NEW HAMPSHIRE)
GRAFTON) ss.

October 24, 2014.

BEFORE ME, the undersigned officer, personally appeared the above-named **BRIAN D. LAVERY**, and acknowledged that he executed the foregoing instrument as his voluntary act and deed for the purposes therein contained.

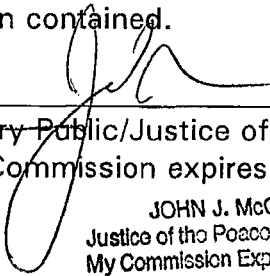

Notary Public/Justice of the Peace
My Commission expires:

JOHN J. McCORMACK
Justice of the Peace - New Hampshire
My Commission Expires May 23, 2017

STATE OF NEW HAMPSHIRE)
GRAFTON) ss.

October 24, 2014.

BEFORE ME, the undersigned officer, personally appeared the above-named **EDDA A. LAVERY**, and acknowledged that she executed the foregoing instrument as her voluntary act and deed for the purposes therein contained.


Notary Public/Justice of the Peace
My Commission expires:

JOHN J. McCORMACK
Justice of the Peace - New Hampshire
My Commission Expires May 23, 2017

D:[C:\WPDOCS\GDEED\WD\GRAF\RUMNEY\Lavery.Vanasse.15DepotSt.wpd]

**DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT
AND/OR LEAD-BASED PAINT HAZARDS FOR HOUSING SALES**



This Disclosure Form is from the National Lead Information Center under the United States Environmental Protection Agency. This is not a New Hampshire Association of REALTORS® form.

Property Address: **15 Depot Street, Rumney, NH 03266** - *Storefront*

LEAD WARNING STATEMENT

Every purchaser of any interest in residential property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

- (a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):
- (i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).
- (ii) ☒ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.
- (b) Records and reports available to the seller (check (i) or (ii) below):
- (i) ☐ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).
- (ii) ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgement (initial)

- (c) _____ Purchaser has received copies of all information listed above.
- (d) _____ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.
- (e) Purchaser has (check (i) or (ii) below):
- (i) ☐ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or
- (ii) ☐ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgement (initial)

- (f) *[Signature]* Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

<i>[Signature]</i> Seller 15 Depot Street, LLC	<u>9-2-26</u> Date	<i>[Signature]</i> Seller	<u>9-2-26</u> Date
_____ Purchaser	_____ Date	_____ Purchaser	_____ Date
<i>[Signature]</i> Agent Aaron Woods & Keegan Rice	<u>9/2/26</u> Date	_____ Agent	_____ Date

**DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT
AND/OR LEAD-BASED PAINT HAZARDS FOR HOUSING SALES**



This Disclosure Form is from the National Lead Information Center under the United States Environmental Protection Agency. This is not a New Hampshire Association of REALTORS® form.

Property Address: 15 Depot Street, Rumney, NH 03266

Brick house

LEAD WARNING STATEMENT

Every purchaser of any interest in residential property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

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(i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

(ii) ☒ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the seller (check (i) or (ii) below):

(i) ☐ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

(ii) ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgement (initial)

(c) _____ Purchaser has received copies of all information listed above.

(d) _____ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

(e) Purchaser has (check (i) or (ii) below):

(i) ☐ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

(ii) ☐ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgement (initial)

(f) *[Signature]* Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

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The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

[Signature]
Seller 15 Depot Street, LLC

9-2-26
Date

[Signature]
Seller

9-2-26
Date

Purchaser

Date

Purchaser

Date

[Signature]
Agent Aaron Woods & Keegan Rice

Date

Agent

Date

Town of Rumney, New Hampshire

Printed on 09/03/2026

Displaying results for Invoice: 2026P01000101.

Data last updated on Aug 25 2026.

Due amounts reflect interest as of 9/3/2026.

Invoice Number: 2026P01000101

[Print Now](#)

Owner	15 DEPOT STREET, LLC	Due Date	7/1/2026
Owner 2		Bill Amount	\$3,188.00
Location	15 DEPOT ST	Principal	\$0.00
Type	Property Tax	Interest	\$0.00
Billed Date	7/1/2026	Penalties	\$0.00
Map - Lot - Sub	000012010002000000	Total Due	\$0.00
Acres	1		

[Add To Cart](#)**The Net Assessment was \$440,300 at the time of this bill.**

Assessments:

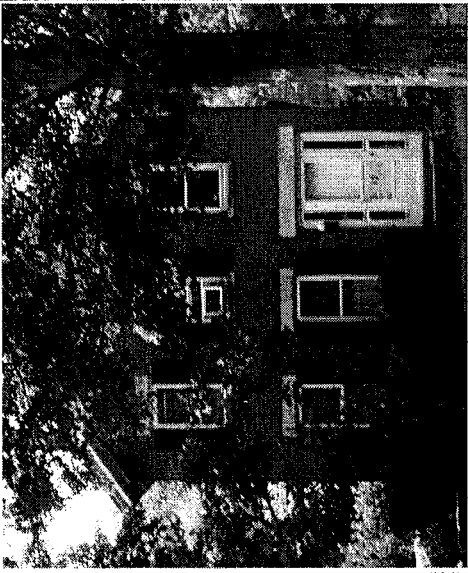
Land	\$90,000
Buildings	\$350,300
Total	\$440,300

Net Assessment	\$440,300
----------------	-----------

Transaction Detail

Date	Description	Amount	Balance
6/24/2026	Payment (15 DEPOT STREET, LLC)	\$3,188.00	\$0.00

[Close](#)



OWNER		TAXABLE DISTRICTS	
15 DEPOT STREET, LLC PO BOX 213 RUMNEY, NH 03266		District	Percentage

PERMITS			
Date	Permit ID	Permit Type	Notes

BUILDING DETAILS	
Model: 2.00 STORY FRAME COLONIAL	
Roof: GABLE HIP/ASPHALT	
Ext: BR ON MASONRY/WOOD SHINGLE	
Int: PLASTERED	
Floor: PINE/SOFT WD	
Heat: OIL/HOT WATER	
Bedrooms: 4	Baths: 2.0
	Fixtures: 6
	Fireplaces:
	Generators:
A/C: No	
Quality: A2 AVG+20	
Com. Wall:	
Size Adj: 0.9023	Base Rate: RSA 145.00
	Bldg. Rate: 1.0602
	Sq. Foot Cost: \$ 153.73

8	30	30	16	30
	EPF		HSF FFF CRL	
8	30	30	24	33
				ATU UFF FFF BMU
	30			33
				24

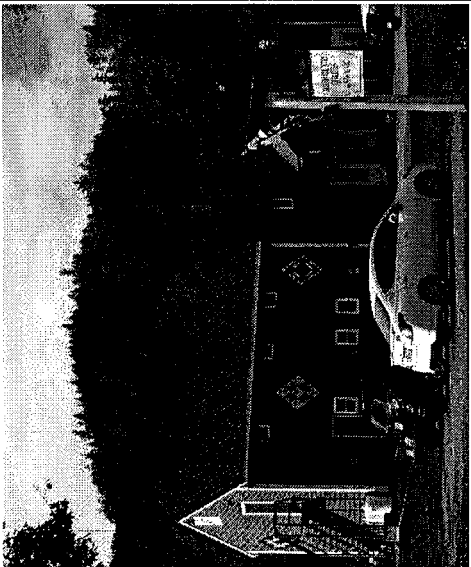
BUILDING SUB AREA DETAILS				
ID	Description	Area	Adj.	Effect.
ATU	ATTIC	792	0.10	79
UFF	UPPER FLR FIN	792	1.00	792
FFF	FST FLR FIN	1272	1.00	1272
BMU	BSMNT	792	0.15	119
HSF	1/2 STRY FIN	480	0.50	240
CRL	CRAWL SPACE	480	0.05	24
EPF	ENCLSD PORCH	240	0.70	168
GLA: 2,304		4,848		2,694
2024 BASE YEAR BUILDING VALUATION				
Market Cost New:			\$ 414,149	
Year Built:			1880	
Condition For Age:		AVERAGE	30 %	
Physical:				
Functional:		FD	10 %	
Economic:				
Temporary:				
Total Depreciation:			40 %	
Building Value:			\$ 248,500	

OWNER INFORMATION			SALES HISTORY			PICTURE
15 DEPOT STREET, LLC PO BOX 213 RUMNEY, NH 03266			Date	Book	Page	
			10/20/2014	4090	0908	225,000 LAVERY, BRIAN D & EDDA
			10/30/2007	3462	0820	260,000 ALBIE G POKROB ET AL
LISTING HISTORY			NOTES			
09/16/21	JJRE		RED/BRICK; SERIAL #001068 -- MAPNO:12-10-02. 09 FIN LIV AREA= 2544 SQ			
03/06/17	JBRM		FT, ALSO, MIN. INSULATION + LAYOUT, FD=OUTDATED INT (KITCH & 2			
01/18/12	JBRL	12 INT	BTHS), WET BSMT. 09 PU: DECK LANDING ADDED (UNDER 30 SQ FT - NOT			
08/31/11	JBRM	11 M&L	ASSESSED). 11 M&L FOR SALE BY OWNER "HARALD HUGHEN			
10/29/09	PBSR	09 RVL SALES RVW	R.E.BROKER" 568-5844. 12 INT ADDED BDROOM 2014: FOR SALE - \$249,900			
06/13/09	JBRL	09 REVAL W/ INT	16 M&L: RMV'D STORAGE FROM OB'S;PU18: ADID PAV VALUE FOR MORE			
05/29/09	JBPU	09 PICK-UP	PAV			
11/08/07	MPRM	09 REVAL				

EXTRA FEATURES VALUATION							MUNICIPAL SOFTWARE BY AVITAR	
Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Market Value Notes	RUMNEY ASSESSING OFFICE	
FIREPLACE 2-1 STAND	2		100	4,300.00	25	2,150		
FIREPLACE 2-1 STAND	1		100	2,000.00	100	2,000	PARCEL TOTAL TAXABLE VALUE	
SHED WOOD	192	12 x 16	143	17.00	90	4,201		
HEARTH	1		100	1,500.00	100	1,500	Year	Building
PAVING-SV	1		100	5,000.00	100	5,000	2024	\$ 335,400
						14,900	Features	Land
							2025	\$ 14,900
							Parcel Total:	\$ 90,000
							2026	\$ 14,900
							Parcel Total:	\$ 440,300
							2026	\$ 248,500
							Parcel Total:	\$ 90,000(c)
							Parcel Total:	\$ 440,300
							(Card Total: \$ 353,400)	

LAND VALUATION										LAST REVALUATION: 2024	
Zone: VILLAGE IMPRV		Minimum Acreage: 2.00	Minimum Frontage: 300	Site:		Driveway:	Road:				
Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI R
IF RES	1.000 ac	90,000	E	100	100	100	100	100	100	90,000	0 N
	1.000 ac									90,000	ROLLING
										90,000	

PICTURE



OWNER

15 DEPOT STREET, LLC
PO BOX 213
RUMNEY, NH 03266

TAXABLE DISTRICTS

District	Percentage

PERMITS

Date	Permit ID	Permit Type	Notes

BUILDING DETAILS

Model: 2.00 STORY FRAME STORE/WHSE
Roof: GABLE HIP/PREFAB METAL
Ext: WOOD SHINGLE/CLAP BOARD
Int: DRYWALL/WOOD
Floor: CONCRETE/PINE/SOFT WD
Heat: GAS/FA DUCTED
Bedrooms: Baths: Fixtures:
Extra Kitchens: Fireplaces:
A/C: Yes 100.00 % Generators:
Quality: B3 MINIMUM
Com. Wall:
Size Adj: 0.9832 Base Rate: CST 92.00
Bldg. Rate: 0.6012
Sq. Foot Cost: \$ 55.31

BUILDING SUB AREA DETAILS			
ID	Description	Area	Adj. Effect.
OPU	OPEN PORCH	77	0.15 12
UFF	UPPER FLR FIN	1780	1.00 1780
FFF	FST FLR FIN	1780	1.00 1780
CRL	CRAWL SPACE	980	0.05 49
ATU	ATTIC	800	0.10 80
SLB	SLB	800	0.05 40
GLA:	3,560	6,217	3,741

20

40

ATU
UFF
FFF
SLB

40

20

20

49

UFF
FFF
CRL

49

11

7

OPU

11

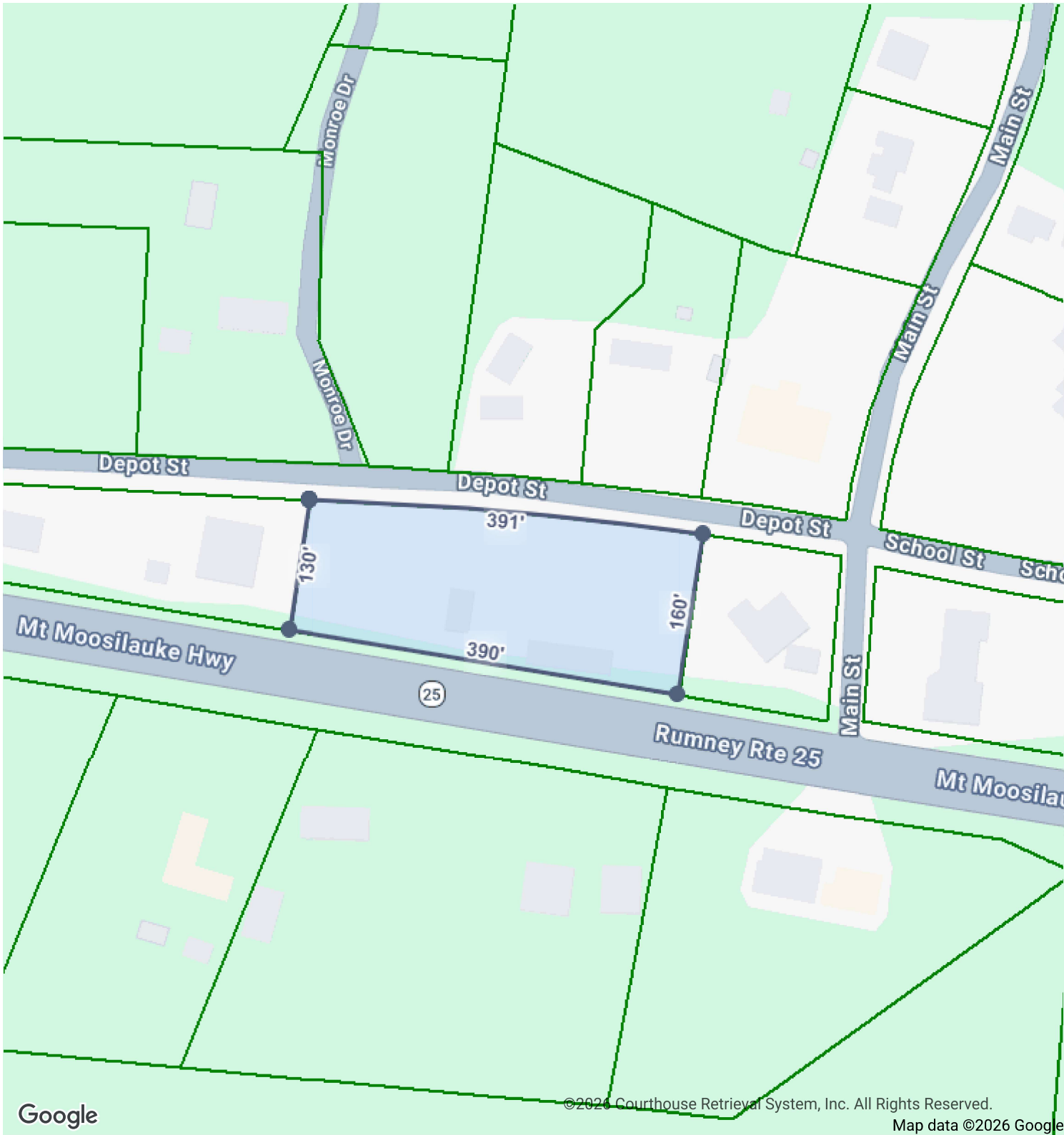
7

2024 BASE YEAR BUILDING VALUATION

Market Cost New: \$ 206,915
Year Built: 1900
Condition For Age: GOOD 28 %
Physical: SEE NOTES 30 %
Functional: Economic: 58 %
Temporary:
Total Depreciation:
Building Value: \$ 86,900

OWNER INFORMATION				SALES HISTORY				PICTURE	
15 DEPOT STREET, LLC				Date Book Page Type Price Grantor					
PO BOX 213									
RUMNEY, NH 03266									
LISTING HISTORY		NOTES							
09/16/21 JJRE	BLUE; "NORTH COUNTRY QUILTERS + SEW 'N VAC" SERIAL #001068 --								
03/06/17 JBRM	MAPNO:12-10-02. 09 FIN LIV AREA= 3440 SQ FT. ANTIQUE SHOP &								
08/31/11 JBRM	STORAGE - FD=CONVERTED BARN. 11 M&L ADJ SKETCH 16 M&L: ADDED								
10/29/09 PBSR	OPU. ADJ'D SIDING, HEAT FUEL, A/C & COMM WALL HGHT; 21M&L: ADJ'D								
06/13/09 JBRL	SIDING								
11/06/08 JBRM									
EXTRA FEATURES VALUATION				MUNICIPAL SOFTWARE BY AVITAR					
Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Market Value	Notes	RUMNEY ASSESSING OFFICE	
PARCEL TOTAL TAXABLE VALUE									
Year	Building		Features		Land				
2026	\$ 86,900		\$ 0		\$ 0 (c)				
Parcel Total: \$ 440,300									
(Card Total: \$ 86,900)									
LAND VALUATION				LAST REVALUATION: 2024					
Zone:	Minimum Acreage:	Minimum Frontage:		Site:	Driveway:	Road:			
Land Type 1F RES	Neighborhood:			Cond	Ad Valorem	SPI	R	Tax Value	Notes

				_____ 0 ac					





1ST FLOOR



2ND FLOOR