

Commercial Sale
5080736
Active

27 NH Route 25
Plymouth
Unit/Lot # **NH 03264**

Listed: 3/25/2026
Closed:
DOM: 2
\$599,000



County NH-Grafton
VillDstLoc
Year Built 1835
Building Area Total 4,499
Building Area Source
Total Available Area
Total Available Area Source
Zoning A
Road Frontage Yes
Road Frontage Length 202
Lot Size Acres 2.10
Traffic Count
Loss Factor Percentage
Vacancy Factor

Taxes TBD No
Tax Year Notes
Tax Annual Amount \$13,497.00
Tax Year 2025
Gross Income
Net Income
Operating Expense

Activation Date

Business Type Hospitality
Business Type Use Bed/Breakfast



Directions From Interstate 93 take exit 26 go west on Tenney Mountain Highway. Take the first right off of the rotary on to Route 25. The Federal House is on the left side of road.

Public Remarks Fantastic opportunity to own a turnkey Bed & Breakfast property with a private Owner's Residence and multiple income streams. The owner's quarters feature a separate entrance and include a welcoming foyer, spacious great room with a stunning stone fireplace, a well-appointed cook's kitchen, laundry room, office, sunroom, and 2 bedrooms with 1.5 baths—offering both comfort and flexibility. The B&B is beautifully landscaped with mature flowering plantings, a generous lawn area, and a peaceful stream creating an inviting setting for quests. The inn itself offers a private entrance, foyer, cozy living room, and an oversized quest dining/gathering room ideal for hosting and entertaining. The second floor features 3 fully furnished quest suites, each with private baths. A second stairway leads to the third floor with 2 additional quest suites and baths—providing a total of 5 quest rooms. Income potential is enhanced by the ability to rent all 5 quest suites along with the common living, dining, and gathering spaces, while also offering the 2-bedroom, 1.5-bath owner's residence as a separate rental for additional revenue. Ideal for an owner-operator or investor, this property offers flexibility for traditional inn operations, group rentals, or extended stays. A rare opportunity to own a charming, income-producing property in a desirable setting.

STRUCTURE

Roof Asphalt Shingle
Foundation Details Poured Concrete
Basement Yes
Basement Access Type Interior
Basement Description Concrete, Concrete Floor, Interior Stairs, Unfinished, Basement Stairs

Building Number
Total Units 2
of Stories 3
Divisible SqFt Min
Divisible SqFt Max
\$/SqFtTota

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

LEVEL	TYPE	DESCRIPTION
UNIT 1	1	Hospitality Class A
UNIT 2	1	Hospitality Class A
UNIT 3		
UNIT 4		
UNIT 5		
UNIT 6		
UNIT 7		
UNIT 8		

UTILITIES

Water Source Drilled Well
Sewer On-Site Septic Exists
Utilities Cable at Site, Telephone Available
Internet Cable Internet

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

LOT & LOCATION

Submarket
Project Building Name Federal House

Waterfront Property
Water View
Water Body Access
Water Body Name
Water Body Type
Water Frontage Length
Waterfront Property Rights
Water Body Restrictions

ROW Length
ROW Width
ROW Parcel Access
ROW to other Parcel

Lot Features Near Shopping, Near Skiing, Near
 Snowmobile Trails, Valley, Landscaped, Major Road
 Frontage, View, Private

Surveyed
Surveyed By

FEATURES

Parking Features On-Site, Parking Spaces 1 - 10
Other Equipment HW/Batt Smoke Detector, Window AC, Air Conditioner

Building Features Additional Outbuildings, Fire System, Furniture Included
 , Living Space Available, Smoke/Heat Detectors, In-Unit Bathroom

AirCond%
Sprinkler
Signage Adequate

Railroad Available
Railroad Provider

Green Verification Body
Green Verification Program
Green Verification Year
Green Verification Rating
Green Verification Metric
Green Verification Status
Green Verification Source
Green Verification NewCon
Green Verification URL

PUBLIC RECORDS

DeedRecTy Quit Claim
Total Deeds
Deed Book 4681
Deed Page 749

Map 214
Block 008
Lot 0
SPAN#

Tax Rate
Tax Class

Current Use
Land Gains

PropID
PlanSurv#

Assessment Year 2025
Assessment Amount \$569,800

DISCLOSURES

Foreclosed/Bank-Owned/REO No
Sale Includes Additional Buildings, Equipment, Land/Building, Furnishings
Exclusions Owner's Personal Items in Sunroom Closet
Investment Info
Flood Zone No
Seasonal
Easements
Covenants No

Right of First Refusal

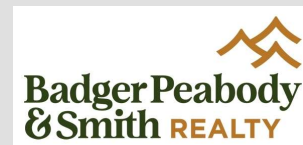
Auction No
Auction Date
Auction Time
Auctioneer Name
Auctioneer License Number
Auction Price Determined By

PREPARED BY

Linda Matheson
 Cell: 603-348-3764
 LindaM@BadgerPeabodySmith.com

My Office Info:
 Badger Peabody & Smith Realty
 383 Main St.

Franconia NH 03580
 Off: 603-823-5700



Listed by: Linda Matheson/ Badger Peabody & Smith Realty

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B&B DINING



B&B FOYER/MAIL DROP



B&B LIVING/STUDY



B&B LIVING/MUSIC RM



DINING/GATHERING ROOM



B&B GAME TABLE/FIREPLACE



GATHERING RM FIREPLACE



STAIN GLASS PANEL



B&B DINING TABLE



B&B SUITE W FIREPLACE



B&B SUITE W FIREPLACE



B&B SUITE 2



SUITE W CLAWFOOT TUB



CLAWFOOT SOAKING TUB



2ND FL GUEST SUITE



B&B SUITE 5



B&B TRANQUIL BATH



B&B SUITE



B&B BATH



B&B FIREPLACE SUITE



B&B GUEST RM BATH



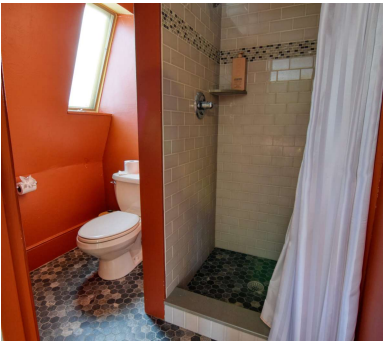
B&B GUEST SUITE



B&B GUEST RM 3RD FL



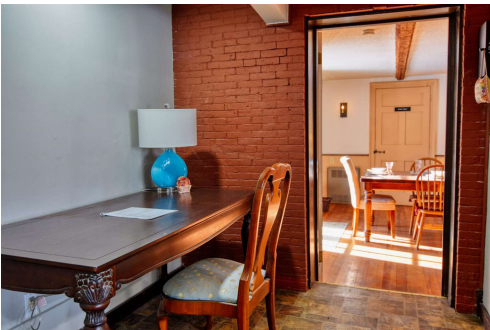
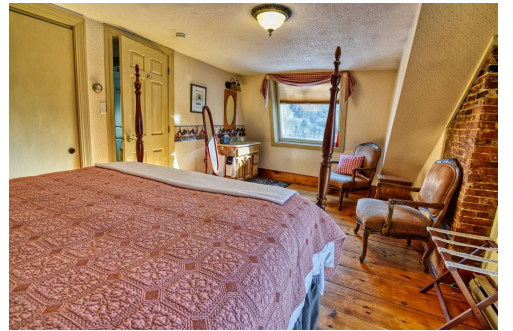
B&B GUEST SHOWER



B&B GUEST BATH



2nd B&B Guest RM 3RD FL



ALCOVE DESK



KITCHEN



STOVE & REFRIGERATOR



SPACIOUS KITCHEN



KITCHEN DOOR & ISLAND



ISLAND WARMING OVEN



OWNER RES DINING



GREAT RM FIREPLACE



OWNER GREAT RM



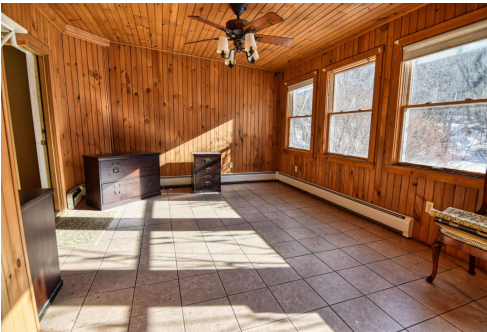
1ST FL HALF BATH



GREATROOM TO OFFICE



OWNER OFFICE



OWNER SUNROOM



OWNER RES SUNROOM



OWNER RES PRIMARY



OWNER SUITE



OWNER BATH



OWNER BATH SHOWER

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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: CASSANDRA CAVALLI NESBIT AND/OR ASSIGNS, MEREDITH STEINFELDT AND/OR ASSIGNS

2. PROPERTY LOCATION: 27 NH ROUTE 25, PLYMOUTH, NH 03264

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

4. SELLER: has has not occupied the property for 6_5 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: _____
Installed By: _____ Date of Installation: _____
What is the source of your information? _____

c. USE: Number of persons currently using the system: 0
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 unknown
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: _____

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 Gal. Unknown Other
Tank Type Concrete Metal Unknown Other _____
Location: _____ Location Unknown. Date of Installation: _____
Date of Last Servicing: 7/25 Name of Company Servicing Tank: rowe11
Have you experienced any malfunctions? Yes No
COMMENTS: _____

SELLER(S) INITIALS CCM, MS BUYER(S) INITIALS /

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d. LEACH FIELD: Yes No Other
IF YES, Location: Size: Unknown
Date of installation of leach field: Installed By:
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

Table with 7 columns: INSULATION, LOCATION, Yes, No, Unknown, If YES, Type, Amount, Unknown. Rows include Attic or Cap, Crawl Space, Exterior Walls, Floors.

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 X 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 X 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 X 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 [Initials]

BUYER(S) INITIALS /

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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? _____

i. Heating System Age: 2025 Type: oil Fuel: oil Tank Location: _____

Owner of Tank: _____

Annual Fuel Consumption: _____ Price: _____ Gallons: _____

Date system was last serviced and by whom? _____

Secondary Heat Systems: _____

Comments: _____

j. Roof Age: _____ Type of Roof Covering: _____

Moisture or leakage: _____

Comments: unknown

SELLER(S) INITIALS Initial
CWA , Initial
JK

BUYER(S) INITIALS _____ / _____

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- k. Foundation/Basement ___Full ___Partial ___Other: unknown ___Type:
Moisture or leakage:
Comments:
l. Chimney(s) How Many? ___ Lined? ___ Last Cleaned: ___ Problems? ___
Comments: unknown
m. Plumbing Type: ___ Age: ___
Comments: unknown
n. Domestic Hot Water Age: ___ Type: ___ Gallons: ___
o. Electrical System # of Amps ___ Circuit Breakers ___ Fuses
Comments: unknown
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: ___ Age: ___ Date Last Serviced and by whom:
Comments:
t. Pool Age: ___ 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: spectrum
w. Other (e.g. Alarm System, Irrigation System, etc.)
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 [Initials]

BUYER(S) INITIALS /

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10. ADDITIONAL INFORMATION

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?
 Yes No

b. ADDITIONAL COMMENTS:
hottub not operational

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).

Signed by: CASSANDRA CAVALLI NESBIT AND/OR ASSIGNS 3/5/2026
SELLER: CASSANDRA CAVALLI NESBIT DATE

Signed by: [Signature] 3/5/2026
SELLER: MEREDITH STEINFELDT AND/OR DATE

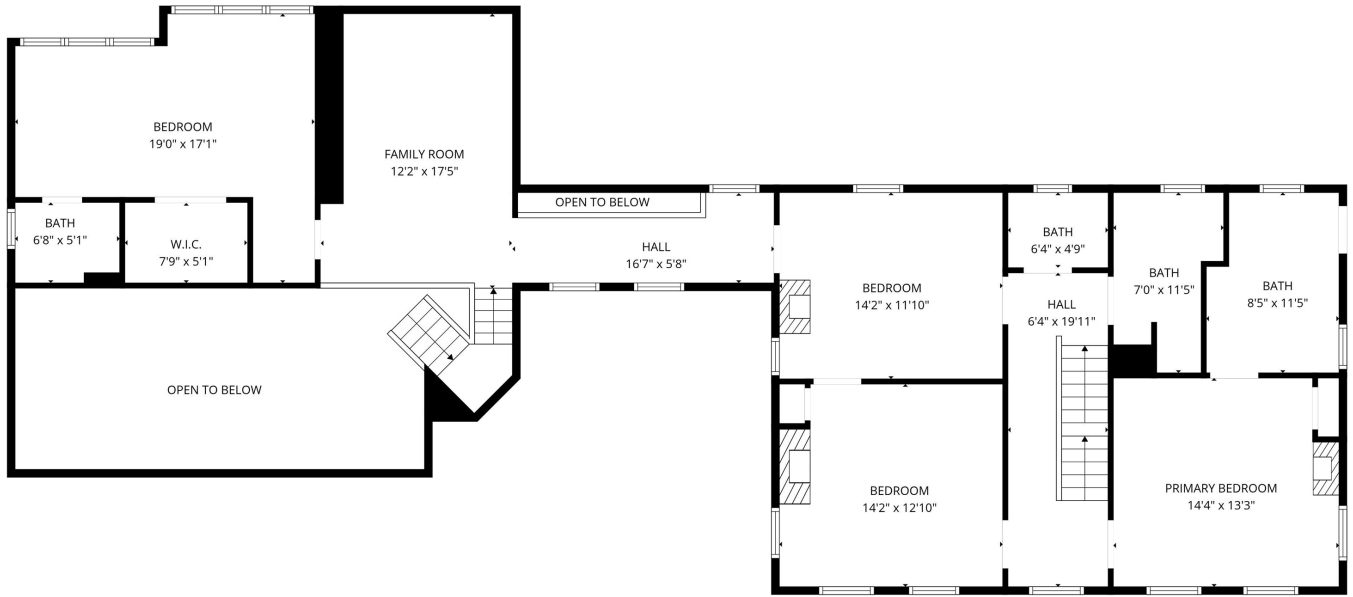
BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. 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 _____

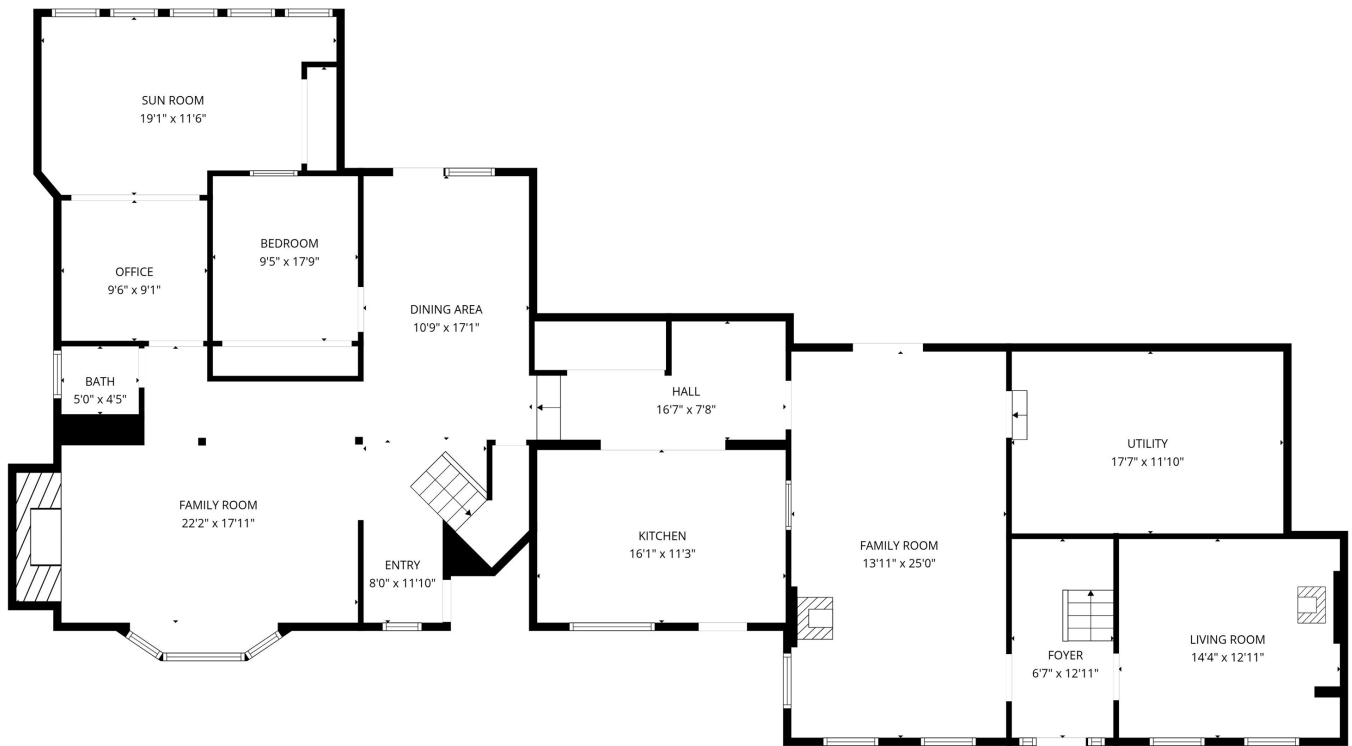
BUYER _____ DATE _____

SELLER(S) INITIALS [Initials]

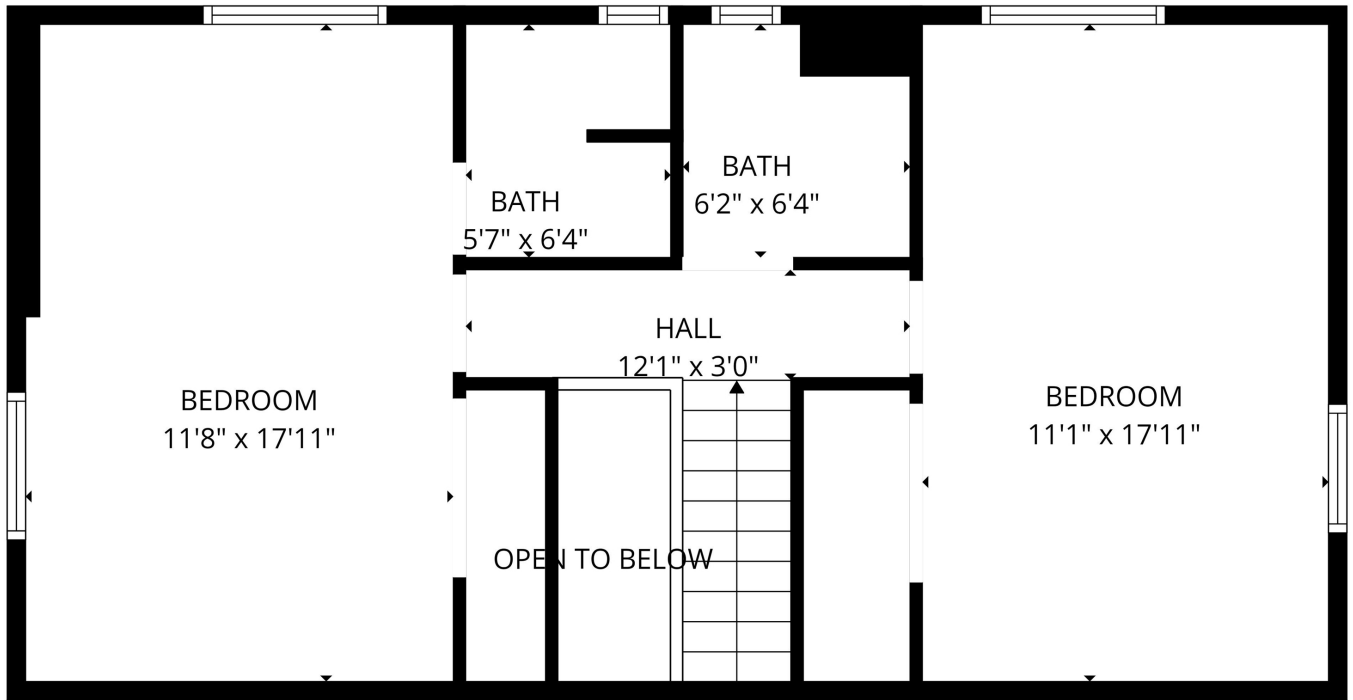
BUYER(S) INITIALS _____



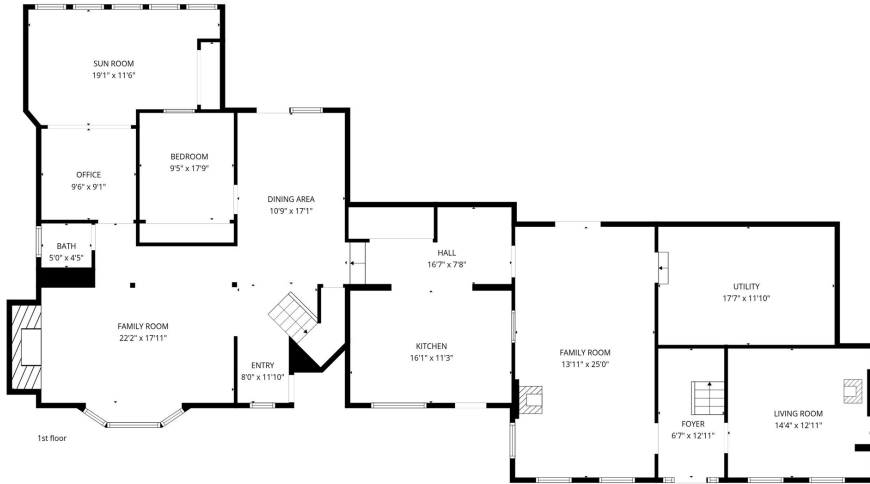
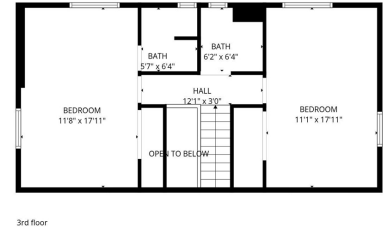
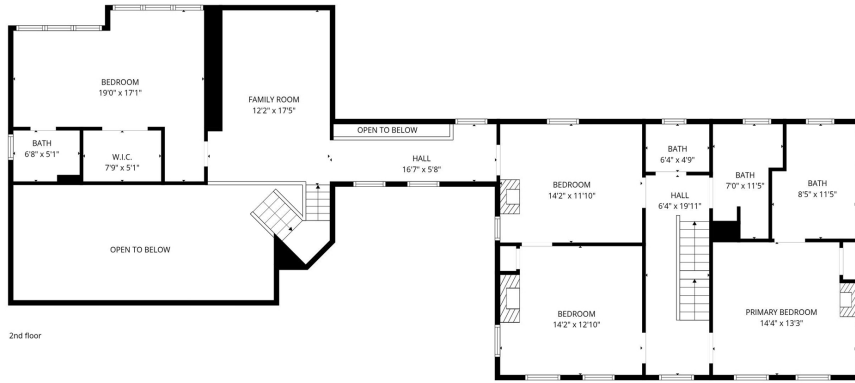
FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

**Return to:**

Cassandra Cavalli
1 Hardy Road, #1168
Bedford, NH 03110

21018543 11/04/2021 09:59 AM
Book 4681 Page 749 Page 1 of 3
Register of Deeds, Grafton County

No Tax Stamps required pursuant to RSA 78-B:2, XIII.

LCHIP FEE GRA170243 25.00

Clark Law
694 Pine St.
Manchester, NH
03104

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that we, Kevin W. Steinfeldt of 27 Route 25, Town of Plymouth, County of Grafton, State of New Hampshire and **Cassandra Cavalli (f/k/a Steinfeldt)**, with a mailing address of 1 Hardy Road, #1168, Town of Bedford, County of Hillsborough, and State of New Hampshire, for consideration paid pursuant to a divorce decree grants to **Kevin W. Steinfeldt** and **Cassandra Cavalli**, an unmarried couple, with **Quitclaim Covenants** all of grantor's right, title and interest in the property, **as tenants in common without rights of survivorship**, located at 27 Route 25, Town of Plymouth, and County of Grafton, more particularly bounded and described as follows:

A certain tract or parcel of land, with buildings or improvements thereon, situated in Plymouth, Grafton County, New Hampshire, as shown on a plan entitled "Winfred H. Cummings, Jr. Subdivision-Route 25 Plymouth, N.H." surveyed in August, 1978 by John R. French, more particularly bounded and described as follows:

Beginning on the westerly side of Route 25 at the northeast corner of land now or formerly of Clifton K. Eastman; thence

South 66 degrees 45 minutes West 19 feet by land of said Eastman to a cement post set in the ground; thence

Continuing South 66 degrees 45 minutes West 202.3 feet by land of Eastman to an iron pipe set at the end of a stone wall; thence

South 62 degrees West 160 feet along a stone wall and by land of said Eastman to a bend in said stone wall; thence

South 64 degrees West 259.9 feet along a stone wall and by land of said Eastman to an iron pipe; thence

North 47 degrees 30 minutes West 80 feet to a brook; thence

North 54 degrees 30 minutes East 691.1 feet to Route 25; thence

South 39 degrees 50 minutes East 202.2 feet along Route 25 to the point of beginning. Lot contains 2.1 acres, more or less,

Together with the benefit and burdens of a water rights Agreement between Edward C. and Janene L. Davis and William G. Keyworth dated November 30, 1983, recorded at Book 1497, Page 239 and re-recorded at Book 1582, Page 71.

Together with, as an appurtenance to the above described premises, a perpetual easement and right of way over the southeasterly corner of land now or formerly of William G. Keyworth as described in Quitclaim Deed of William G. Keyworth to William G. Crenson and Carolyn Crenson dated May 17, 1986, recorded May 20, 1986 at Book 1598, Page 142, the same being subject to the reservations set forth or referred to therein.

Subject to right of easement of William G. Keyworth and Theresa T. Keyworth to New Hampshire Electric Cooperative and New England Telephone and Telegraph dated November 4, 1978 and recorded in the Grafton County Registry of Deeds at Book 1358, Page 848, insofar as our locus may be affected thereby.

Such water rights and rights as to maintenance and repair of well, tank and lines as are set forth in an Agreement between Edward C. Davis and Janene L. Davis and William G. Keyworth, dated November 30, 1983, and recorded in the Grafton County Registry of Deeds at Volume 1497, Page 239, and re-recorded at Volume 1582, Page 71.

Subject to matters set forth on the plan entitled 'Winfred H. Cummings, Jr., Subdivision, Route 25, Plymouth, N.H.', surveyed August 1978, by John R. French and recorded in the Grafton County Registry of Deeds at Book 1334, Page 2.

Subject to rights of the general public in and to Route #25 and such rights of slopes and embankments as may exist in and to the Town of Plymouth and State of New Hampshire.

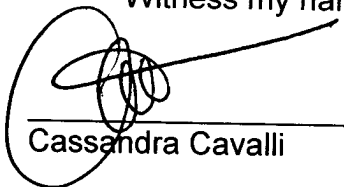
Meaning and intending to describe the same premises conveyed to Kevin W. Steinfeldt and Cassandra Steinfeldt, husband and wife, by Warranty Deed of Francesco and Andrea Morese Revocable Trust dated June 20, 2011 and recorded with the Grafton County Registry of Deeds on June 22, 2011 in Book 3801, Page 0330.

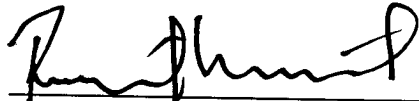
This transfer is made pursuant to a Decree of Divorce from the 2nd Circuit – Family Division – Plymouth, In the Matter of Cassandra Steinfeldt and Kevin Steinfeldt, Case number: 669-2020-DM-0026, thus no transfer tax is required.

This transfer is subject to all liens of record.

I, Cassandra Cavalli, an unmarried person, release all rights of homestead.

Witness my hand this 28 day of October 2021.

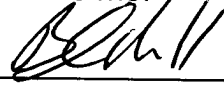

Cassandra Cavalli


Witness

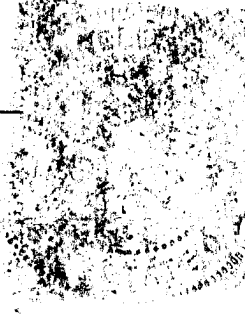
STATE OF
COUNTY OF

On this 28th day of October, 2021, then personally appeared the above-named Cassandra Cavalli, known to me, or satisfactorily proven, to be the person whose name is subscribed to the foregoing instrument and acknowledged that she executed the same for the purpose therein contained, before me.

BRANDON JAMES MERRELL
Notary Public - State of New York
NO. 01ME6343869
Qualified in Monroe County
My Commission Expires Jun 20, 2024



Notary Public/Justice of the Peace
My Commission Expires: 06/20/2024



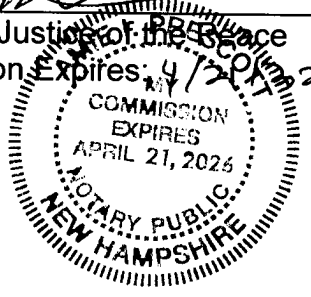
Kevin Steinfeldt

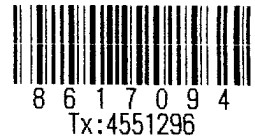
Witness

STATE OF
COUNTY OF

On this 27th day of October, 2021, then personally appeared the above-named Kevin Steinfeldt, known to me, or satisfactorily proven, to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same for the purpose therein contained, before me.



Notary Public/Justice of the Peace
My Commission Expires: 4/20/2026



Return to:
Cassandra Cavalli
1 Hardy Road, #1168
Bedford, NH 03110

22001902 02/10/2022 10:15 AM
Book 4706 Page 899 Page 1 of 1
Register of Deeds, Grafton County

Keely Monahan

SCRIVENER'S AFFIDAVIT

Clark Law
694 Pine St.
Manchester, NH
03104

Property: 27 Route 25, Plymouth, New Hampshire
Document to Correct: Book 4681, Page 749

I, Cassandra Cavalli, the affiant and preparer of this Scrivener's Affidavit, whose relationship to the above referenced document is Grantor/grantee, do hereby swear and affirm that Deed recorded at Book 4681, Page 749 included the following mistake:

1. I am presently an owner of the property referenced above as joint tenants in common with Kevin W. Steinfeldt.
2. When originally purchasing the property, the Warranty Deed, Book 3801, Page 330, listed my name as "Cassie J. Steinfeldt" with Cassie being my nickname. At that time my legal name was "Cassandra Jean Steinfeldt".
3. When the Quitclaim Deed was prepared, (Book 4681, Page 749) I had changed my last name to my maiden name pursuant to a Decree of Divorce, making my present legal name "Cassandra Cavalli". It is noted in the deed as "Cassandra Cavalli (f/k/a Steinfeldt)".
4. It is to be noted that "Cassie J. Steinfeldt" is one and the same person as "Cassandra Steinfeldt", "Cassandra Jean Steinfeldt" and "Cassandra Cavalli".
5. I hereby state the above information is true and accurate.

Signed under the pains and penalties of perjury this 2nd day of February, 2021/ 2022 ^{CR}

Cavalli

Cassandra Cavalli

STATE OF NEW YORK
COUNTY OF MONROE

Then personally appeared on this 2nd day of FEBRUARY, 2022, the above named Cassandra Cavalli and acknowledged the foregoing instrument to be her free act and deed.

WENDY M ROSSI
Notary Public - State of New York
NO. 01RO6376057
Qualified in Wayne County
My Commission Expires Jun 4, 2022

Wendy Rossi
Notary Public
My commission expires: 6/4/2022

WENDY M ROSSI
Notary Public - State of New York
NO. 01RO6376057
Qualified in Wayne County
My Commission Expires Jun 4, 2022

Bill Information

Bill Number: 157925
Description: Tax Bill
Property ID: 214-008-000
Owner: STEINFELDT KEVIN W
Address: 27 ROUTE 25
Bill Date: 5/13/2025
Due Date: 7/2/2025

Bill Amount:	\$6,579.00
Interest:	\$0.00
Costs:	\$0.00
Total:	\$6,579.00
Payments:	\$6,579.00
Balance Due:	\$0.00

Details

Description	Date	Tax Year	Period	Amount
Tax Bill	5/13/2025	2025	1	\$6,579.00
- Adjustment	5/13/2025	2025	1	(\$51.10)
Payment-CHECK	7/2/2025	2025	1	(\$3,263.50)
Payment-CHECK	7/8/2025	2025	1	(\$3,264.40)

Bill Information

Bill Number: 160412
Description: Tax Bill
Property ID: 214-008-000
Owner: STEINFELDT KEVIN W
Address: 27 ROUTE 25
Bill Date: 12/16/2025
Due Date: 1/21/2026

Bill Amount:	\$6,965.00
Interest:	\$0.00
Costs:	\$0.00
Total:	\$6,965.00
Payments:	\$6,965.00
Balance Due:	\$0.00

Details

Description	Date	Tax Year	Period	Amount
Tax Bill	12/16/2025	2025	2	\$6,965.00
Payment-CHECK	1/21/2026	2025	2	(\$6,965.00)



Property Card: 27 ROUTE 25
Town of Plymouth, NH



Parcel ID: 214-008-000-000
PID: 2140080000000000000

Owner: STEINFELDT KEVIN W
Co-Owner: CAVALLI CASSANDRA
Mailing Address: 1 HARDY ROAD # 1168

BEDFORD, NH 03110

General Information		Assessed Value	
<p>Map: 214008 Lot: 000000 Sub: 000000</p> <p>Land Use: COM/IND Zone: AGRICULTURAL</p> <p>Land Area in Acres: 2.1 Current Use: N Neighborhood: N-L Frontage: 0 Waterfront: 0 View Factor: N</p>	<p>Land: \$189,600 Buildings: \$377,900 Extra Features: \$2,300 Total: \$569,800</p>	<p align="center">Sale History</p> <p>Book/Page: 4681-0749 Sale Date: 11/4/2021 Sale Price: 0</p>	
Building Details			
<p>Model Description: INN Total Gross Area: 0 Year Built: 1835 Building Grade: AVG Stories: 3.00 STORY FRAME</p>	<p>Condition: AVERAGE Depreciation: 0 No. Bedrooms: 6 No. Baths: 6.5 Adj Bas: 0</p>		



www.cai-tech.com

This information is believed to be correct but is subject to change and is not warranted.

