

OWNER INFORMATION				SALES HISTORY				PICTURE															
KONA LLC C/O SCOTT PERDUE - MEMBER 16 MAPLE ST SOMERSWORTH, NH 03878-2720				<u>Date</u> <u>Book</u> <u>Page</u> <u>Type</u> <u>Price</u> <u>Grantor</u>																			
LISTING HISTORY				NOTES				MUNICIPAL SOFTWARE BY AVITAR MOULTONBOROUGH ASSESSING OFFICE PARCEL TOTAL TAXABLE VALUE <table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2025</td><td>\$ 129,800</td><td>\$ 1,000</td><td>\$ 0(c)</td></tr><tr><td colspan="4">Parcel Total: \$ 3,863,900</td></tr></table> (Card Total: \$ 130,800)				Year	Building	Features	Land	2025	\$ 129,800	\$ 1,000	\$ 0(c)	Parcel Total: \$ 3,863,900			
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06/29/22	LRVM	MEASUR+1VISIT		CHALET #2; 2022-SPOKE W/ BROTHR, SFH=RENTD, 9X14 STO=COOLR, ADD HEARTH, ESTIMATED SIDES AND REAR OF HOME (DEBRIS);																			
04/29/14	JJ01	MEASUR+1VISIT																					
08/09/13	RK16	FIELD REVIEW																					
05/05/13	RK16	FIELD REVIEW																					
04/28/08	PMQC	QUALITY CONTROL																					
04/14/04	MO01	MEASUR+1VISIT																					
04/14/04	MO02	MEASUR+2VISIT																					
EXTRA FEATURES VALUATION								MOULTONBOROUGH ASSESSING OFFICE PARCEL TOTAL TAXABLE VALUE <table><tr><th>Year</th><th>Building</th><th>Features</th><th>Land</th></tr><tr><td>2025</td><td>\$ 129,800</td><td>\$ 1,000</td><td>\$ 0(c)</td></tr><tr><td colspan="4">Parcel Total: \$ 3,863,900</td></tr></table> (Card Total: \$ 130,800)				Year	Building	Features	Land	2025	\$ 129,800	\$ 1,000	\$ 0(c)	Parcel Total: \$ 3,863,900			
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Feature Type	Units	Lngh x Width	Size Adj	Rate	Cond	Market Value	Notes																
HEARTH	1		100	1,000.00	100	1,000	1925																
SHED AVG	1	1 x 1	100	20.00	0	0	2022-NV-COOP																
CARPORT	1	1 x 1	100	20.00	0	0	2022-NV PLSTC																
						1,000																	
LAND VALUATION								LAST REVALUATION: 2024															
Zone: COMMERCIAL		Minimum Acreage:		Minimum Frontage:		Site:		Driveway:		Road:													
Land Type	COM/IND	Neighborhood: 5				Cond	Ad Valorem	SPI	R	Tax Value	Notes												
0 ac																							
OLD MBLU: 019/ 016/ 000/ 000/																							

PICTURE	OWNER	TAXABLE DISTRICTS		BUILDING DETAILS				
	KONA LLC C/O SCOTT PERDUE - MEMBER 16 MAPLE ST SOMERSWORTH, NH 03878-2720	District	Percentage	Model: 1.5 STORY FRAME CHALET				
				Roof: GABLE OR HIP/ASPHALT				
					Ext: PREFAB WOOD PANEL			
				Int: K PINE/A WD				
				Floor: CARPET				
				Heat: ELECTRIC/ELECT-RAD/BASEBOARD				
				Bedrooms: 3 Baths: 2.0 Fixtures: 6				
				Extra Kitchens: Fireplaces:				
				A/C: No Generators:				
				Quality: A0 AVG 100%				
				Com. Wall:				
				Size Adj: 1.0669 Base Rate: RC1 121.00				
				Bldg. Rate: 1.0200				
				Sq. Foot Cost: \$ 123.41				
BUILDING SUB AREA DETAILS								
		ID	Description	Area	Adj.	Effect.		
		HSF	1/2 STRY FIN	864	0.50	432		
		FFF	FST FLR FIN	864	1.00	864		
		BMU	BSMNT	864	0.15	130		
		DEK	DECK/ENTRANCE	240	0.10	24		
		STO	STORAGE AREA	206	0.25	52		
		GLA:	1,296	3,038		1,502		
2024 BASE YEAR BUILDING VALUATION								
		Market Cost New:		\$ 185,362				
		Year Built:		1925				
		Condition For Age:	FAIR	30 %				
		Physical:						
		Functional:						
		Economic:						
		Temporary:						
		Total Depreciation:		30 %				
		Building Value:		\$ 129,800				

