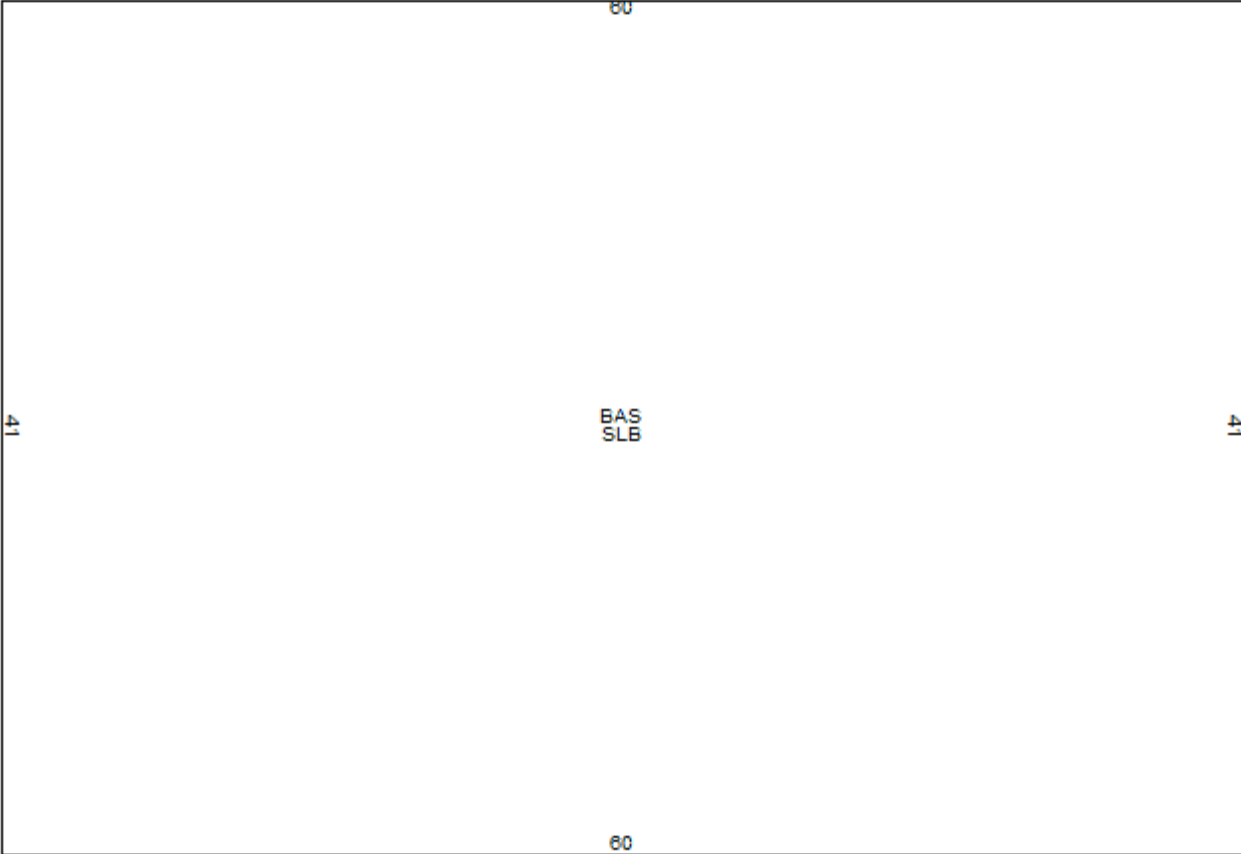


OWNER INFORMATION			SALES HISTORY							PICTURE					
T&T MTN INVESTMENTS LLC 244 MAIN STREET FRANCONIA, NH 03580			Date	Book	Page	Type	Price	Grantor							
			03/18/2025	4924	359	U I 81	395,000	HOWE ESTATE, RANDY O							
			09/09/2019	4463	723	Q V	217,533	HALE REVOC TRUST,							
			12/01/2011	3839	662	Q I	150,000	MESSIER, IAN P							
			08/13/2003	2870	807	Q I	112,000	ROGERS, ANDREW G							
			05/12/2003	2817	989	Q I	79,900	HARDY, LEDA							
LISTING HISTORY			NOTES												
06/09/24	NBFR	FIELD REVIEW	2013=DELETED RESDIENTIAL HOME, RECODED COMMERCIAL LAND, WELL STILL THERE*2021=SELF SERVE CAR WASH, NO EQUIPMENT YET*2022= NOW OPERATIONAL, COMPLETE AND PAVED												
04/24/22	ASBP	BUILDING PERMIT													
04/13/21	NBBP	BLDG PERMIT													
03/16/13	NBBP	BLDG PERMIT													
12/05/11	KMFR	FIELD REVIEW / N/C													
04/10/10	RVBP	BUILDING PERMIT													
10/02/09	NBFR	FIELD REVIEW													
05/16/04	NBSR	SALE REVIEW/VERIFY													
EXTRA FEATURES VALUATION										MUNICIPAL SOFTWARE BY AVITAR					
Feature Type		Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	<i>ENFIELD ASSESSING OFFICE</i>						
PARCEL TOTAL TAXABLE VALUE															
Year	Building		Features		Land										
2023	\$ 149,600		\$ 0		\$ 211,300										
Parcel Total: \$ 360,900															
2024	\$ 263,300		\$ 0		\$ 317,700										
Parcel Total: \$ 581,000															
2025	\$ 263,300		\$ 0		\$ 317,700										
Parcel Total: \$ 581,000															
LAND VALUATION										LAST REVALUATION: 2024					
Zone: RT4 - ROUTE 4 DIST		Minimum Acreage: 0.34		Minimum Frontage: 100						Site:		Driveway:		Road: PAVED	
Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes	
COM/IND	0.340 ac	98,800	E	105	100	100	100	100 -- TYPICAL	300	311,200	0	N	311,200		
COM/IND	0.860 ac	x 2,500	X	100				100 -- TYPICAL	300	6,500	0	N	6,500		
1.200 ac										317,700			317,700		

PICTURE	OWNER	TAXABLE DISTRICTS	BUILDING DETAILS																				
	T&T MTN INVESTMENTS LLC	<table><tr><th>District</th><th>Percentage</th></tr><tr><td>TIF District</td><td>% 100</td></tr></table>	District	Percentage	TIF District	% 100	Model: 1 STORY FRAME COMMERCIAL Roof: GABLE OR HIP/ENAMEL METAL S Ext: VINYL SIDING Int: AVERAGE FOR USE Floor: CONCRETE Heat: TYPICAL/NONE																
	District	Percentage																					
	TIF District	% 100																					
	244 MAIN STREET		Bedrooms: Baths: Fixtures:																				
	FRANCONIA, NH 03580		Extra Kitchens: Fireplaces:																				
		A/C: No Generators:																					
PERMITS			Quality: 04 A/D-04-1.15																				
	<table><tr><th>Date</th><th>Project Type</th><th>Notes</th></tr><tr><td>09/30/21</td><td>NEW CONSTRUCTION</td><td>60 X 60 3-BAY CAR WASH</td></tr><tr><td>09/28/20</td><td>NEW CONSTRUCTION</td><td>CONSTRUCT 3 BAY CAR WASH</td></tr><tr><td>01/10/13</td><td>DEMOLITION</td><td>2013 DEMOLISH DEMOLISH HOUSE</td></tr><tr><td>06/17/09</td><td>DEMOLITION</td><td>2009 DEMOLISH DEMOLISH POLE</td></tr><tr><td>03/16/09</td><td>OTHER</td><td>2009 OPEN PORCH 12X16 REPLACE</td></tr></table>	Date	Project Type	Notes	09/30/21	NEW CONSTRUCTION	60 X 60 3-BAY CAR WASH	09/28/20	NEW CONSTRUCTION	CONSTRUCT 3 BAY CAR WASH	01/10/13	DEMOLITION	2013 DEMOLISH DEMOLISH HOUSE	06/17/09	DEMOLITION	2009 DEMOLISH DEMOLISH POLE	03/16/09	OTHER	2009 OPEN PORCH 12X16 REPLACE	Com. Wall: REIN-CONCRETE, 12 FT. 1.1000			
Date	Project Type	Notes																					
09/30/21	NEW CONSTRUCTION	60 X 60 3-BAY CAR WASH																					
09/28/20	NEW CONSTRUCTION	CONSTRUCT 3 BAY CAR WASH																					
01/10/13	DEMOLITION	2013 DEMOLISH DEMOLISH HOUSE																					
06/17/09	DEMOLITION	2009 DEMOLISH DEMOLISH POLE																					
03/16/09	OTHER	2009 OPEN PORCH 12X16 REPLACE																					
		Size Adj: 1.1782 Base Rate: CCW 100.00																					
		Bldg. Rate: 1.0135																					
		Sq. Foot Cost: \$ 111.48																					
			BUILDING SUB AREA DETAILS																				
			<table><tr><th>ID</th><th>Description</th><th>Area</th><th>Adj.</th><th>Effect.</th></tr><tr><td>BAS</td><td>FIRST FLOOR</td><td>2460</td><td>1.00</td><td>2460</td></tr><tr><td>SLB</td><td>SLAB</td><td>2460</td><td>0.00</td><td>0</td></tr><tr><td>GLA:</td><td>2,460</td><td>4,920</td><td></td><td>2,460</td></tr></table>	ID	Description	Area	Adj.	Effect.	BAS	FIRST FLOOR	2460	1.00	2460	SLB	SLAB	2460	0.00	0	GLA:	2,460	4,920		2,460
			ID	Description	Area	Adj.	Effect.																
			BAS	FIRST FLOOR	2460	1.00	2460																
			SLB	SLAB	2460	0.00	0																
			GLA:	2,460	4,920		2,460																
			2024 BASE YEAR BUILDING VALUATION																				
			Market Cost New:		\$ 274,241																		
			Year Built:		2021																		
			Condition For Age:	AVERAGE	4 %																		
Physical:																							
Functional:																							
Economic:																							
Temporary:																							
Total Depreciation:		4 %																					
Building Value:		\$ 263,300																					