

# Mortgagee Sale of Real Estate

# AUCTION

FRIDAY, AUGUST 3rd at 11 am

471 HIGH STREET—HAMPTON, NH

Six Unit Multi-Family Building

With 5,208 +/- sq ft of living space

## PROPERTY INFORMATION PACKET



Assessed Value: \$500,800  
Map/Lot 5531/0951  
Year Built 1971



John McInnis Auctioneers has been hired by the Newburyport Five Cents Savings Bank to offer this Multi-Family Building at public foreclosure auction.

To be sold to the highest bidder!

OPEN HOUSES: Drive by recommended.

Auction Day: Registration to take place 1 hr. prior to sale



[mcinnisauctions.com](http://mcinnisauctions.com)

76 Main Street - Amesbury, Ma 01913

800-822-1417

NH LIC# 2182 -MA LIC# 770

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# Auctioneer's Disclaimer

## IMPORTANT INFORMATION FOR PROSPECTIVE BIDDERS

THE INFORMATION SET FORTH IN THIS PACKET IS BELIEVED TO BE  
CORRECT. HOWEVER, THE MORTGAGEE  
OF THIS PROPERTY AND JOHN MCINNIS AUCTIONEERS  
MAKE NO WARRANTIES OR GUARANTEES  
AS TO THE ACCURACY OF THIS INFORMATION.

BUYER SHALL RELY ENTIRELY ON THEIR OWN INFORMATION,  
JUDGEMENT AND INSPECTION OF THE PROPERTY AND RECORDS. THIS  
PROPERTY IS TO BE SOLD ON AN AS IS, WHERE IS BASIS,  
WITH ALL FAULTS

THE AUCTIONEER HEREBY DISCLOSES HE/SHE IS ACTING SOLELY AS AN  
AGENT FOR THE MORTGAGEE IN THE MARKETING, NEGOTIATIONS AND  
SALE OF THIS PROPERTY. THE PURCHASER(S) AGREE THAT THE  
MORTGAGEE AND AUCTIONEER MAKE NO WARRANTIES OF ANY KIND

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# JOHN MCINNIS AUCTIONEERS

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Estates ♦ Auctions ♦ Real Estate ♦ Appraisals

76 Main Street - Amesbury, Massachusetts 01913  
Phone 978.388.0400 - - Fax 978.388.8863

Dear Prospective Bidder,

Thank you for your inquiry on our upcoming Mortgagee's Sale of Real Estate Auction to be held on Friday, August 3rd at 11 a.m. John McInnis Auctioneers has been hired by the Newburyport Five Cents Savings Bank and their attorney Healey, Deshaies, Gagliardi and Woelfel, PC of Amesbury, Massachusetts to offer this Six Unit Multi Family Building at public foreclosure auction.

To be eligible to bid, at the time of registration you must present a \$10,000.00 deposit in cash, bank or certified check.

This property information packet has been assembled for your convenience.

Our staff is readily available to assist you with any questions you may have regarding the property or the auction process.

Thank you again for your interest in this property and we look forward to seeing you on the day of the auction. Registration will take place one hour prior to the auction.

Additional terms to be announced at the time of sale.

Sincerely,

*John P. McInnis*

John McInnis Auctioneers

# 471 HIGH ST

**Location** 471 HIGH ST

**Mblu** 167/ 5/ / /

**Acct#** 3594

**Owner** 471 HIGH STREET LLC

**Assessment** \$500,800

**Appraisal** \$500,800

**PID** 3594

**Building Count** 1

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$326,000	\$174,800	\$500,800

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$326,000	\$174,800	\$500,800

## Owner of Record

**Owner** 471 HIGH STREET LLC

**Co-Owner**

**Address** 5 NATHANIEL CT  
HAMPTON, NH 03842

**Sale Price** \$550,000

**Certificate**

**Book & Page** 5531/0951

**Sale Date** 05/07/2014

**Instrument** 00

## Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
471 HIGH STREET LLC	\$550,000		5531/0951	00	05/07/2014
WRIGHT, DAVID W REVOC TRUST	\$40		3449/2105	00	01/14/2000
WRIGHT, DAVID W./JEANNE A	\$180,000		2493/1835	00	06/01/1984

## Building Information

### Building 1 : Section 1

**Year Built:** 1971

**Living Area:** 5,208

**Replacement Cost:** \$440,554

**Building Percent** 74

**Good:**

**Replacement Cost**

**Less Depreciation:** \$326,000

### Building Attributes

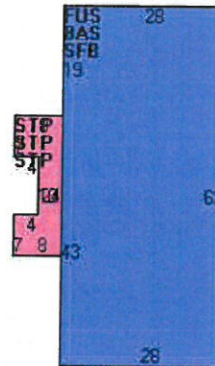
Field	Description
STYLE	Apartments
MODEL	Commercial
Grade	Average
Stories:	2
Occupancy	6
Exterior Wall 1	Aluminum Sidng
Exterior Wall 2	
Roof Structure	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Floor 1	Carpet
Interior Floor 2	
Heating Fuel	Gas
Heating Type	Hot Water
AC Type	None
Use:	APT 4-7 MDL-94
Total Rooms	
Total Bedrms	12
Total Baths	6
1st Floor Use:	111C
Heat/AC	NONE
Frame Type	WOOD FRAME
Baths/Plumbing	AVERAGE
Ceiling/Wall	CEIL & WALLS
Rooms/Prtns	AVERAGE
Wall Height	8
% Comn Wall	0

### Building Photo



(<http://images.vgsi.com/photos2/HamptonNHPhotos//\00\01\30/>)

### Building Layout



(<http://images.vgsi.com/photos2/HamptonNHPhotos//Sketches/>)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,736	1,736
FUS	Upper Story, Finished	1,736	1,736
SFB	Basement, Semi Fin	1,736	1,736
STP	Stoop	456	0
		5,664	5,208

### Extra Features

Extra Features	Legend
No Data for Extra Features	

### Land

### Land Use

### Land Line Valuation

**Use Code** 111C  
**Description** APT 4-7 MDL-94  
**Zone** RB  
**Neighborhood** HIGH  
**Alt Land Appr** No  
**Category**

**Size (Acres)** 0.34  
**Frontage** 0  
**Depth** 0  
**Assessed Value** \$174,800  
**Appraised Value** \$174,800

**Outbuildings**

Outbuildings	Legend
No Data for Outbuildings	

**Valuation History**

Appraisal			
Valuation Year	Improvements	Land	Total
2017	\$326,000	\$174,800	\$500,800
2016	\$304,000	\$174,800	\$478,800
2015	\$276,900	\$152,000	\$428,900

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$326,000	\$174,800	\$500,800
2016	\$304,000	\$174,800	\$478,800
2015	\$276,900	\$152,000	\$428,900

## MORTGAGEE'S NOTICE OF SALE OF REAL ESTATE

By virtue of a Power of Sale contained in a certain mortgage given by 471 High Street, LLC (the "Mortgagor") to Newburyport Five Cents Savings Bank, dated May 16, 2014 and recorded with the Rockingham County Registry of Deeds at Book 5531, Page 953 (the "Mortgage") of which Mortgage and the Note secured by said Mortgage the undersigned is the present holder, pursuant to and in exercise of said power and for breach of conditions of said Mortgage and for the purpose of foreclosing same will be sold at:

Public Auction  
on  
Friday, August 3, 2018  
at  
11:00 A.M.

Said sale being located on the mortgaged premises having a present address of 471 High Street, Hampton, Rockingham County, New Hampshire. The premises being more particularly described in the Mortgage.

For Mortgagor's title and a more accurate description, see deed recorded with the Rockingham County Registry of Deeds in Book 5531, Page 951.

### NOTICE

PURSUANT TO NEW HAMPSHIRE RSA 479:25, YOU ARE HEREBY NOTIFIED THAT YOU HAVE A RIGHT TO PETITION THE SUPERIOR COURT FOR THE COUNTY IN WHICH THE MORTGAGED PREMISES ARE SITUATED, WITH SERVICE UPON THE MORTGAGEE, AND UPON SUCH BOND AS THE COURT MAY REQUIRE TO ENJOIN THE SCHEDULED FORECLOSURE SALE.

The property will be sold subject to all unpaid real estate taxes and all other liens and encumbrances which may be entitled to precedence over the Mortgage. Notwithstanding any title information contained in this notice, the Mortgagee expressly disclaims any representations as to the state of the title to the property involved as of the date of the notice of the date of sale. The property to be sold at the sale is "AS IS, WHERE IS".

The foreclosure sale will be made for the purpose of foreclosure of all rights of redemption of the said Mortgagor herein possessed by it and any and all persons, firms, corporations, or agencies claiming by, from or under them.



**TERMS OF SALE:**

A deposit of TEN THOUSAND DOLLARS AND 00 CENTS (\$10,000.00) in the form of a certified check or bank treasurer's check or other check acceptable to Mortgagee's attorney will be required to be delivered at or before the time a bid is offered. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

The successful bidder(s) will be required to execute a purchase and sale agreement in the form of a Memorandum of Sale immediately after the close of bidding. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified check, bank treasurer's check or other check acceptable or satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale.

Dated at Amesbury, Massachusetts, on July 6, 2018.

Newburyport Five Cents Savings Bank  
By its attorney  
Robert J. Deshaies, Esquire  
Healey, Deshaies, Gagliardi & Woelfel, PC  
24 Market Street  
Amesbury, MA 01913  
(978) 388-1787

## MEMORANDUM OF SALE

This Memorandum of Sale is made this 3<sup>rd</sup> day of August, 2018, by and among Newburyport Five Cents Savings Bank, a corporation duly organized under the laws of the United States of America, whose principal address is 63 State Street, Newburyport, Massachusetts (the "Seller"), and

\_\_\_\_\_, of \_\_\_\_\_, (the "Buyer").

### 1. MORTGAGEE'S SALE AT PUBLIC AUCTION

Pursuant to a public auction conducted by John McInnis, the Auctioneer, on behalf of the Seller as foreclosing mortgagee, in exercise of the Power of Sale contained in a mortgage from 471 High Street, LLC, a New Hampshire limited liability company, to Newburyport Five Cents Savings Bank, and recorded with the Rockingham County Registry of Deeds in Book 5531, Page 953, the Buyer, as the highest bidder, agrees to purchase the real and personal property described below (the "Property") in accordance with the terms hereof.

### 2. DESCRIPTION OF THE PROPERTY

The Property shall mean the following, namely:

A certain tract of land with the buildings thereon, situate on the southerly side of High Street, in said Hampton, County of Rockingham and State of New Hampshire, and bounded and described as follows:

Beginning at a stake on said High Street, at the northeasterly corner of land now or formerly of Virginia R. Mace (now or formerly of Tatone); thence running N 74° 38' E ninety and no tenths (90.0) feet, more or less, along said High Street to a stake at land now or formerly of Harold Mace; thence continuing to run along said High Street a distance of ten and no tenths (10.0) feet, more or less, to an iron pin reset at a stone wall on or near the southerly sideline of High Street, said iron pin being located one hundred and no tenths (100.0) feet, more or less, in a northeasterly direction along the aforesaid High Street from an iron pin set at the northeasterly corner of land now or formerly of Tatone (now or formerly of Virginia R. Mace); thence turning and running S 11° 27' 47" E along land now or formerly of one Page a distance of one hundred fifty seven and nine hundredths (157.09) feet, more or less to an iron pin reset at or near the northwesterly sideline of Nook Lane, said iron pin being located a distance of eighty-one and thirty-four hundredths (81.34) feet, more or less, on a course running N 50° 22' 00" E along the aforesaid Nook Lane, from an iron pin set at or near the southeasterly corner of land now or formerly of Tatone (now or formerly of Virginia R. Mace); thence turning and running S 50° 22' 00" E along the aforesaid Nook Lane, from an iron pin set at or near the southeasterly corner of land now or formerly of Tatone (now or formerly of Virginia R. Mace); thence turning and running S 50° 22' 00" W along the northwesterly sideline of Nook Lane

a distance of eleven and thirty-four hundredths (11.34) feet, more or less, to a point; thence turning and continuing to run along the northwesterly sideline of Nook Lane S 50° 07' W seventy (70) feet, more or less, to a stake at land now or formerly of Virginia Mace (now or formerly of Tatone); thence turning and running in a general northwesterly direction along said land now or formerly of Mace (now or formerly of Tatone) one hundred ninety (190) feet, more or less, to said High Street and the point of beginning.

Together with any and all right to the Grantor in and to that portion of Nook Lane between the stone walls.

Subject to a sewer easement dated April 30, 2001 and recorded in the Rockingham County Registry of Deeds in Book 3573, Page 2873.

The post office address of the property is 471 High Street, Hampton, New Hampshire 03842.

Subject to all restrictions and easements of record to the extent in force and applicable.

Being the same premises conveyed to the mortgagor by deed of Jeanne A. Wright, Trustee of the David W. Wright Revocable Trust u/d/t January 5, 2000, dated May 7, 2014 and recorded with the said Registry of Deeds, Book 5531, Page 951.

### **3. TRANSFER OF THE PROPERTY**

The Property shall be conveyed by the usual mortgagee's deed under the statutory power of sale.

The property shall be conveyed and transferred subject to all restrictions, easements, improvements, liens, tax titles, mortgages, municipal taxes and assessments, any outstanding water or sewer bills or other liens having priority over the mortgage described herein and to any outstanding tenancies and/or leases, the rights of parties in possession, and the provisions of applicable state and local law, including building codes and zoning ordinances.

The total bid price will be set forth as the consideration in the deed to the Property.

### **4. PRICE AND DEPOSIT**

The bid price for which the Property has been sold to the Buyer is \$\_\_\_\_\_ of which \$10,000.00 has been paid this day in accordance with the terms of the mortgagee's notice of sale, with the balance to be paid by certified check or bank check at the time of the delivery of the deed. The Seller shall be entitled to any interest earned on the deposit and the amount to be paid by the Buyer shall not be adjusted to reflect any interest earned on the deposit.

**5. CLOSING**

The deed and associated papers shall be delivered and the balance of the consideration paid at the office of Healey, Deshaies, Gagliardi & Woelfel, PC, 24 Market Street, Amesbury, Massachusetts, on or before ten o'clock (10:00 A.M.) on the thirtieth day following the date hereof, or such other time and place as may be mutually agreed upon by the Seller and the Buyer (the "Closing").

**6. TITLE**

In the event the Seller cannot convey title to the Property as stipulated, the deposit, and if applicable, the balance of the purchase price, shall be refunded and all rights hereunder shall cease, and the Buyer shall have no recourse against the Seller, or its employees, agents and representatives, whether at law or in equity; provided, however, that Buyer shall have the election to accept such title as the Seller can deliver to the Property in its then condition and to pay therefor the purchase price without deduction, in which event the Seller shall convey such title.

**7. RISK OF LOSS**

Seller shall maintain casualty insurance covering the Property in a reasonable amount as determined in the sole discretion of the Seller. If the Property is damaged by fire or other casualty prior to the closing, Buyer shall accept a deed to the Property and an assignment of so much of the insurance proceeds as has not been used in the restoration of the Property prior to the Closing, paying therefor the full balance of the bid price.

**8. ACCEPTANCE OF DEED**

The acceptance of a deed to the Property by the Buyer or Buyer's nominee, as the case may be, shall be deemed to be a full performance and discharge of every agreement and obligation herein contained or expressed or arising out of said public auction on the part of the Seller to be performed or observed.

**9. CONDITION OF THE PREMISES**

The Property shall be conveyed in "as-is" condition, subject to the present manner of use and occupancy of the Property. The Buyer acknowledges that Buyer has not been influenced to enter this transaction by, nor has it relied upon, any warranties or representations of the Seller or the Auctioneer not set forth or incorporated in this Memorandum.

**10. BUYER'S DEFAULT, DAMAGES**

If the Buyer shall fail to fulfill the Buyer's agreements herein, all deposits made hereunder by the Buyer shall be retained by the Seller and the Buyer shall reimburse the Seller for all costs and expenses incurred by the Seller, in excess of the amount of the deposit, due to the Buyer's default, including the costs and expenses of subsequent sales of the Property or any portion thereof and attorneys' and auctioneers' fees in connection therewith. The Seller shall also be free to sell the Property to the second highest bidder at the public auction in accordance with the terms announced at the public auction.

**11. DEED STAMPS AND RECORDING FEES**

Buyer and Seller agree that Buyer shall pay for and cancel for the benefit of the Seller the excise tax stamps required to be affixed to the foreclosure deed by the laws of the State of New Hampshire. The Buyer shall pay all recording fees in connection with the transfer of the Property.

**12. CONSTRUCTION OF AGREEMENT**

This instrument, executed in triplicate, is to be construed as a New Hampshire contract, is to take effect as a sealed instrument, sets forth the entire contract between the parties, is binding upon and enures to the benefit of the parties hereto and their respective heirs, devisees, executors, administrators, successors and assigns, and may be canceled, modified or amended only by a written instrument executed by both the Seller and the Buyer. If two or more persons are named herein as Buyer, their obligations hereunder shall be joint and several. The captions and marginal notes are used only as a matter of convenience and are not to be considered a part of this memorandum or to be used in determining the intent of the parties to it.

IN WITNESS WHEREOF, the parties have executed this Memorandum as a sealed instrument as of the date first written above.

Newburyport Five Cents Savings Bank

By: \_\_\_\_\_

Its

\_\_\_\_\_  
BUYER

\_\_\_\_\_  
BUYER

**Town of Hampton**

100 Winnacunnet Rd.  
 Hampton, NH 03842  
 PH: (603) 926-6769

**Office Hours:**

Monday-Thursday 8am-5pm  
 Friday 8am-12pm

**Tax Statement**

Statement Date: 8/1/2018

Map / Lot: 167-5

Account ID: 87025

Interest Thru: 8/6/2018

471 HIGH STREET LLC  
 5 NATHANIEL CT  
 HAMPTON, NH 03842

471 HIGH STREET LLC  
 5 NATHANIEL CT  
 HAMPTON, NH 03842

Property Location	471 HIGH ST	Assessed Value:	
Property Class	1000	Land	174,800.00
Taxable Value	500,800.00	Building	326,000.00
Exemptions	0.00	Current Use	0.00
Net Taxable Value	\$500,800.00		
Tax Credits	0.00		

**Tax Year 2018**

Invoice	Date	Due Date	Description	Billed	Due
2018-1-1128681	05/29/2018	07/02/2018	2018-1-0-2018 TAX WARRANT	\$4,099.00	\$4,146.17

**Billing Detail**

Date	Description	Principal	Costs	Interest Due
05/29/2018	Tax Bill	\$4,099.00	\$0.00	\$47.17

**Total Due For Tax Year 2018: \$4,146.17****Tax Year 2017**

Invoice	Date	Due Date	Description	Billed	Due
2017-1-1030360	05/26/2017	07/03/2017	2017-1-0-2017 TAX WARRANT	\$4,027.00	\$0.00

**Billing Detail**

Date	Description	Principal	Costs	Interest Due
05/26/2017	Tax Bill	\$4,027.00	\$0.00	\$0.00
05/03/2018	Costs	\$18.42	\$0.00	\$0.00
05/03/2018	Liquidate Invoice	(\$4,027.00)	\$0.00	\$0.00
05/03/2018	Interest	\$402.47	\$0.00	\$0.00

2017-2-1078302	11/13/2017	12/13/2017	2017-2-0-2017 TAX WARRANT	\$4,171.00	\$0.00
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**Billing Detail**

Date	Description	Principal	Costs	Interest Due
11/13/2017	Tax Bill	\$4,171.00	\$0.00	\$0.00
05/03/2018	Costs	\$19.08	\$0.00	\$0.00
05/03/2018	Liquidate Invoice	(\$4,171.00)	\$0.00	\$0.00
05/03/2018	Interest	\$193.35	\$0.00	\$0.00

2017-1136683	05/03/2018	05/03/2018	2017 Tax Lien 167-5	\$8,831.32	\$9,283.06
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**Billing Detail**

Date	Description	Principal	Costs	Interest Due
05/03/2018	Tax Bill	\$8,831.32	\$38.00	\$413.74

**Total Due For Tax Year 2017: \$9,283.06**

**Town of Hampton**

100 Winnacunnet Rd.  
 Hampton, NH 03842  
 PH: (603) 926-6769

**Tax Statement****Statement Date:** 8/1/2018**Map / Lot:** 167-5**Account ID:** 87025**Interest Thru:** 8/6/2018**Office Hours:**

Monday-Thursday 8am-5pm  
 Friday 8am-12pm

471 HIGH STREET LLC  
 5 NATHANIEL CT  
 HAMPTON, NH 03842

471 HIGH STREET LLC  
 5 NATHANIEL CT  
 HAMPTON, NH 03842

**Tax Year 2016**

<u>Invoice</u>	<u>Date</u>	<u>Due Date</u>	<u>Description</u>	<u>Billed</u>	<u>Due</u>
2016-1-903253	05/23/2016	07/01/2016	2016-1-0-TAX WARRANT	\$4,109.00	\$0.00
<b>Billing Detail</b>			<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	05/23/2016	Tax Bill	\$4,109.00	\$0.00	\$0.00
	01/03/2017	Interest	\$251.27	\$0.00	\$0.00
	01/03/2017	Payment	(\$4,109.00)	\$0.00	\$0.00
2016-2-948024	11/01/2016	12/01/2016	2016-2-0-TAX WARRANT	\$3,590.00	\$0.00
<b>Billing Detail</b>			<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	11/01/2016	Tax Bill	\$3,590.00	\$0.00	\$0.00
	01/03/2017	Interest	\$38.95	\$0.00	\$0.00
	01/03/2017	Payment	(\$2,470.72)	\$0.00	\$0.00
	04/25/2017	Interest	\$43.79	\$0.00	\$0.00
	04/25/2017	Payment	(\$1,119.28)	\$0.00	\$0.00
	04/25/2017	Costs	\$19.00	\$0.00	\$0.00

**Total Due For Tax Year 2016: \$0.00**

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471 HIGH STREET LLC  
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471 HIGH STREET LLC  
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 HAMPTON, NH 03842

**Tax Year 2015**

<u>Invoice</u>	<u>Date</u>	<u>Due Date</u>	<u>Description</u>	<u>Billed</u>	<u>Due</u>
2015-1-803042	05/14/2015	07/01/2015	2015-1-0-2015 TAX WARRANT	\$3,927.00	\$0.00
<b>Billing Detail</b>			<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	05/14/2015	Tax Bill	\$3,927.00	\$0.00	\$0.00
	10/22/2015	Interest	\$145.89	\$0.00	\$0.00
	10/22/2015	Payment	(\$3,927.00)	\$0.00	\$0.00
2015-2-851570	11/02/2015	12/02/2015	2015-2-0-2015 TAX WARRANT	\$4,291.00	\$0.00
<b>Billing Detail</b>			<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	11/02/2015	Tax Bill	\$4,291.00	\$0.00	\$0.00
	05/05/2016	Liquidate Invoice	(\$4,291.00)	\$0.00	\$0.00
	05/05/2016	Interest	\$218.66	\$0.00	\$0.00
	05/05/2016	Costs	\$37.50	\$0.00	\$0.00
2015-911061	05/05/2016	05/05/2016	2015 Tax Lien 167-5	\$4,547.16	\$0.00
<b>Billing Detail</b>			<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	05/05/2016	Tax Bill	\$4,547.16	\$0.00	\$0.00
	01/03/2017	Interest	\$544.90	\$0.00	\$0.00
	01/03/2017	Payment	(\$4,547.16)	\$0.00	\$0.00
	01/03/2017	Costs	\$38.00	\$0.00	\$0.00

**Total Due For Tax Year 2015: \$0.00**



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 HAMPTON, NH 03842

**Tax Year 2014**

Invoice	Date	Due Date	Description	Billed	Due	
2014-1-707486	05/30/2014	07/01/2014	2014-1-0-2014 TAX WARRANT	\$3,926.58	\$0.00	
<b>Billing Detail</b>				<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	05/30/2014	Tax Bill		\$3,926.58	\$0.00	\$0.00
	05/04/2015	Liquidate Invoice		(\$3,926.58)	\$0.00	\$0.00
	05/04/2015	Interest		\$396.31	\$0.00	\$0.00
	05/04/2015	Costs		\$18.75	\$0.00	\$0.00
2014-2-753930	11/10/2014	12/10/2014	2014-2-0-2014 TAX WARRANT	\$3,926.59	\$0.00	
<b>Billing Detail</b>				<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	11/10/2014	Tax Bill		\$3,926.59	\$0.00	\$0.00
	05/04/2015	Liquidate Invoice		(\$3,926.59)	\$0.00	\$0.00
	05/04/2015	Interest		\$187.18	\$0.00	\$0.00
	05/04/2015	Costs		\$18.75	\$0.00	\$0.00
2014-812301	05/04/2015	05/04/2015	2014 Tax Lien 167-5	\$8,474.16	\$0.00	
<b>Billing Detail</b>				<b>Principal</b>	<b>Costs</b>	<b>Interest Due</b>
	05/04/2015	Tax Bill		\$8,474.16	\$0.00	\$0.00
	10/22/2015	Interest		\$714.61	\$0.00	\$0.00
	10/22/2015	Payment		(\$8,474.16)	\$0.00	\$0.00

**Total Due For Tax Year 2014: \$0.00****STATEMENT SUMMARY**

Total Principal:	\$12,930.32
Total Costs:	\$38.00
Total Interest as of 8/6/2018:	\$460.91
<b>Total Currently Due:</b>	<b>\$13,429.23</b>