

# ★ (16) TAX DEEDED PROPERTIES IN WEARE, NH AT ★ **PUBLIC AUCTION** ★

**(13) PROPERTIES TO BE OFFERED AT ABSOLUTE AUCTION**



**SINGLE FAMILY, MULTI FAMILY & MIXED-USE PROPERTIES  
UNDEVELOPED WOODED LOTS  
MOUNTAIN VIEW, LAKE VIEW & RIVERFRONT LOTS**

**Saturday, November 17 At 10:00 AM**

Sale to be held at Weare Middle School, 16 East Road, Weare, NH  
Registration from 9:00 AM

**ID #18-201** • We have been retained by the Town of Weare to sell at PUBLIC AUCTION these (16) properties which were acquired by Tax Collector's Deed. These properties have a total assessed value of \$1,048,900. **Sales #1 thru #3 will be sold subject to Town confirmation. Sales #4 thru #16 will be sold at ABSOLUTE AUCTION (No minimum! No reserve!)**

**SALE #1: Tax Map 410, Lot 44, 206-208 Mountain Road** • 3-BR ranch, 2-BR cape, garage & shed on wooded 4.41± acre lot • Assessed value: \$234,800. **Deposit: \$5,000.**

**SALE #2: Tax Map 201, Lot 77, 325-327 North Stark Hwy.** • Fire-damaged 3-family home & 2,838± SF auto repair garage on 6.01± acre lot at Jct. of Routes 114 & 77 • Assessed value: \$273,900. **Deposit: \$5,000.**

**SALE #3: Tax Map 406, Lot 60, 1131 River Road** • 3-BR ranch style home with 1-car under garage on wooded 5.2± acre lot • Assessed value: \$222,200. **Deposit: \$5,000.**

**SALE #4: ABSOLUTE - Tax Map 101, Lot 83, Waterman Court** • Undeveloped 2.64± acre lot with views of nearby Horace Lake close to the Weare town beach • Assessed value: \$60,400. **Deposit: \$1,000.**

**SALE #5: ABSOLUTE - Tax Map 407, Lot 51, Hodgdon Road** • Undeveloped wooded 3.46± acre lot close to Route 149 • Assessed value: \$43,700. **Deposit: \$1,000.**

**SALE #6: ABSOLUTE - Tax Map 410, Lot 46, Mountain Road** • Undeveloped wooded 2.5± acre lot along a paved road near Perkins Pond State Wildlife management area • Assessed value: \$42,900. **Deposit: \$1,000.**

**SALE #7: ABSOLUTE - Tax Map 405, Lot 20, Peaslee Hill Road** • Undeveloped wooded 0.68± acre lot along a paved road • Assessed value: \$37,300. **Deposit: \$1,000.**

**SALE #8: ABSOLUTE - Tax Map 411, Lot 352, Old Francestown Road** • Undeveloped 0.98± acre lot along a dirt road in country neighborhood • Assessed value: \$35,900. **Deposit: \$1,000.**

**SALE #9: ABSOLUTE - Tax Map 202, Lot 109, Concord Stage Road** • Undeveloped Riverfront 1.0± acre lot along Route 77 • Assessed value: \$34,000. **Deposit: \$1,000.**

**SALE #10: ABSOLUTE - Tax Map 407, Lot 38-106, 194 Buckley Road #106** • 1988 manufactured home with mountain views located on a rental lot in the All Seasons Mobile Home Park • Assessed value: \$17,600. **Deposit: \$1,000.**

**SALE #11: ABSOLUTE - Tax Map 410, Lot 186, 59 Gettings Road** • Wooded 4.09± acre lot along a private dirt road improved with a collapsed camp • Assessed value: \$15,200. **Deposit: \$1,000.**

**SALE #12: ABSOLUTE - Tax Map 108, Lot 52, 143 Pondview Road** • Undeveloped wooded 0.69± acre lot along a private dirt road with water views of nearby Mt. Williams Pond • Assessed value: \$12,000. **Deposit: \$1,000.**

**SALE #13: ABSOLUTE - Tax Map 403, Lot 172, Concord Stage Road** • Undeveloped 0.66± acre lot with guardrail frontage along Route 77 close to Choate Brook • Assessed value: \$5,600. **Deposit: \$1,000.**

**SALE #14: ABSOLUTE - Tax Map 202, Lot 126-1, Clark Mill Road** • Undeveloped wooded 1.5± acre lot along a dead end dirt road • Assessed value: \$5,500. **Deposit: \$1,000.**

**SALE #15: ABSOLUTE - Tax Map 107, Lot 15, Abijah Bridge Road** • Undeveloped riverfront 3.72± acre lot along a paved road • Rear of property abuts the Piscataquog River • Assessed value: \$4,500. **Deposit: \$1,000.**

**SALE #16: ABSOLUTE - Tax Map 402, Lot 6-1, 6 Henniker Road** • Undeveloped 1.33± acre lot at the corner of Route 114 & Henniker Road • Assessed value: \$3,400. **Deposit: \$1,000.**

**PREVIEW: For Sale #2 (325 North Stark Hwy)** - By appointment with auctioneers. **All other sales** - Properties are marked; a drive-by is recommended.

**TERMS:** All deposits by cash, certified check, bank check, or other form of payment acceptable to the Town of Weare at time of sale. Sales #1 thru #3 require an additional deposit to increase total deposit to 10% of bid price due within 5 business days. All properties require balance of purchase price due within 45 days after date of sale. Conveyance by Quitclaim Deed. **All properties sold "AS IS, WHERE IS" subject to all outstanding liens, if any.** Other terms may be announced at time of sale.

**10% BUYER'S PREMIUM PAYABLE TO AUCTIONEER DUE AT CLOSING**

*All information herein is believed but not warranted to be correct. All interested parties are advised to do their own due diligence relative to the buildability/non-buildability of any lot and all matters they deem relevant.*

**PLOT PLANS, PHOTOS & MORE DETAILS ARE AVAILABLE ON OUR WEBSITE**

**James R. St. Jean**  
AUCTIONEERS

45 Exeter Road, Epping, NH 03042, NH Lic. #2279

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