

(11) TAX DEEDED PROPERTIES AT PUBLIC AUCTION

TOWN OF CHARLESTOWN

SATURDAY, MAY 1, 2021 AT 10:00 AM

Registration from 9:00 AM

ID 21-105. We have been retained by the Town of Charlestown to sell at Public Auction these (11) properties which were acquired by Tax Collector's Deed. These properties with a total assessed value of \$530,200 appeal to first time home buyers, investors, builders or abutters.

SINGLE FAMILY HOME • MULTI FAMILY HOME • VACANT LOTS • MOBILE HOMES IN PARKS



<u>Sale #</u>	<u>Map/Lot</u>	<u>Address</u>	<u>Assessed Value</u>	<u>2020 Taxes</u>	<u>Deposit</u>
1	116-29	274 Old Springfield Road	\$151,700.00	\$5,863.00	\$5,000
2	118-146	76 Briggs Hill Road	\$78,500.00	\$3,034.00	\$5,000
3	255-007	150 Wetherby Road	\$102,800.00	\$3,973.00	\$5,000
4	208-05	564 Morningside Lane	\$30,800.00	\$1,190.00	\$2,500
5	238-019	592 Sam Putnam Road	\$56,600.00	\$2,188.00	\$2,500
6	107-009	Emile Ave	\$23,000.00	\$889.00	\$1,000
7	209-008	Morningside Lane	\$15,200.00	\$587.00	\$1,000
8	109-007-0MH-0142	142 Morways Park	\$39,900.00	\$1,542.00	\$1,000
9	229-005-0MH-0011	11 Blueberry Hill Park	\$12,100.00	\$468.00	\$1,000
10	109-007-0MH-0035	35 Morways Park	\$5,900.00	\$228.00	\$1,000
11	252-028-0MH-0004	4 Connecticut River Park	\$13,700.00	\$530.00	\$1,000

TERMS: All deposits by cash, certified check, bank treasurer's check, or other form of payment acceptable to the Town of Charlestown at time of sale, balance due within 45 days. Conveyance by Quitclaim Deed. Sales are subject to confirmation by the Town of Charlestown, the town reserves the right to reject any and all bids. 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 make independent investigation of all matters they deem relevant.

ADDITIONAL INFORMATION & PHOTOS ARE AVAILABLE ON OUR WEBSITE

James R. St. Jean
AUCTIONEERS

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

603-734-4348 ■ www.jsjauctions.com

