


Town of Boscawen

Print Now

Parcel ID: 00081D 000073 000000 (CARD 1 of 1)
 Owner: MILAS CONSTRUCTION, LLC
 Location: 9 HIGH STREET
 Acres: 1.240

General

<p>Valuation</p> <p>Building Value: \$207,600 Features: \$4,700 Taxable Land: \$152,500</p> <hr/> <p>Card Value: \$364,800  Parcel Value: \$364,800</p> <p>Review and Pay Property Taxes Online</p>		<p>Listing History</p> <table border="1"> <thead> <tr> <th>List Date</th> <th>Lister</th> </tr> </thead> <tbody> <tr> <td>02/07/2025</td> <td>KCPR</td> </tr> <tr> <td>01/16/2024</td> <td>KCPR</td> </tr> <tr> <td>01/04/2023</td> <td>TBVM</td> </tr> <tr> <td>01/01/2023</td> <td>INSP</td> </tr> <tr> <td>02/03/2022</td> <td>KCPR</td> </tr> </tbody> </table>		List Date	Lister	02/07/2025	KCPR	01/16/2024	KCPR	01/04/2023	TBVM	01/01/2023	INSP	02/03/2022	KCPR	<p>Districts</p> <table border="1"> <thead> <tr> <th>District</th> <th>% In Dist.</th> </tr> </thead> <tbody> <tr> <td>Water Dist</td> <td>100</td> </tr> </tbody> </table>		District	% In Dist.	Water Dist	100
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Notes: WHITE/GRAY; ATU=SCUTTLE HOLE DNPU; 3/11 UC=SOME TRIM, FLR, IN 26X20, SOME TRIM, INT DOORS, FLR, SOME ROUGH DRYWALL + OPEN STUD IN 2-ROOMS IN MAIN HOUSE; KITCH AND BATHS NOW UPDATED, SIDING COMPLETE EXCEPT SMALL SECT BY WINDOW MAIN HOUSE, ADD SHED H.O. STATES TEMP DUE TO LEAK IN GAR ROOF; 2/22; EST UC TO 5%; CK 23; 1/23; INFO FROM HO; CLPBRD ROT; DNPU TREEHSE; PART VINYL SID; ROOF PATCHED; DEK ROT; 2/25; NOH; EST NC; CK 26;

History Of Taxable Values

Tax Year	Building	Features	Land	Value Method	Total Taxable
2025	\$207,600	\$4,700	\$152,500	Cost Valuation	\$364,800
2024	\$207,600	\$4,700	\$152,500	Cost Valuation	\$364,800
2023	\$207,600	\$4,700	\$152,500	Cost Valuation	\$364,800
2022	\$119,900	\$4,700	\$88,300	Cost Valuation	\$212,900
2021	\$108,800	\$4,700	\$88,300	Cost Valuation	\$201,800
2020	\$108,800	\$4,700	\$88,300	Cost Valuation	\$201,800
2019	\$108,800	\$4,700	\$88,300	Cost Valuation	\$201,800
2018	\$108,800	\$4,700	\$88,300	Cost Valuation	\$201,800
2017	\$136,600	\$10,100	\$63,400	Cost Valuation	\$210,100
2016	\$136,600	\$10,100	\$63,400	Cost Valuation	\$210,100
2015	\$136,600	\$10,100	\$63,400	Cost Valuation	\$210,100
2014	\$136,600	\$10,100	\$63,400	Cost Valuation	\$210,100
2013	\$136,600	\$10,100	\$63,400	Cost Valuation	\$210,100
2012	\$153,000	\$9,400	\$82,000	Cost Valuation	\$244,400
2011	\$153,000	\$9,400	\$82,000	Cost Valuation	\$244,400
2010	\$172,400	\$10,500	\$82,000	Cost Valuation	\$264,900
2009	\$131,000	\$10,500	\$82,000	Cost Valuation	\$223,500
2008	\$131,000	\$10,500	\$82,000	Cost Valuation	\$223,500
2007	\$152,500	\$10,500	\$81,000	Cost Valuation	\$244,000
2006	\$149,800	\$10,500	\$81,000	Cost Valuation	\$241,300

Sales

Sale Date	Sale Type	Qualified	Sale Price	Grantor	Book	Page
01/16/2026	IMPROVED	YES	\$255,000	MCPHERSON, ERIKA L.	3917	1301
09/08/2017	IMPROVED	NO - SHORT SALE RQ 3RDPTY	\$136,000	WIGGIN, JAMIE B	3569	1201
08/20/2009	IMPROVED	NO - FAMILY/RELAT GRNTR/E	\$181,600	BOOTH, DEBRA	3150	1737

Land

Size:	1.240 Ac.	Site:	AVERAGE
Zone:	08 - R2 W	Driveway:	PAVED
Neighborhood:	AVERAGE	Road:	PAVED
Land Use:	1F RES	Taxable Value:	\$152,500

Land Type	Units	Base Rate	NC	Adj	Site	Road	Dway	Topo	Cond	Ad Valorem	SPI	R	Tax Value	Notes
1F RES	0.460 AC	150,000	E	100	100	100	100	100 LEVEL	100	150,000	0	N	150,000	
1F RES	0.780 AC	3,500	X	100	0	0	0	90 ROLLING	100	2,500	0	N	2,500	

Building

2 STORY FRAME COLONIAL Built In 1875

Roof:	GABLE OR HIP ASPHALT	Bedrooms:	3	Quality:	AVG+10
Exterior:	CLAP BOARD VINYL SIDING	Bathrooms:	1.5	Size Adj.	0.9094
Interior:	PLASTER DRYWALL	Extra Kitchens:	0	Base Rate:	146.00
Flooring:	LAMINATE/VINYL PINE/SOFT WD	Fireplaces:	0	Building Rate:	0.9411
Heat:	OIL HOT WATER	Generators:	0	Sq. Foot Cost:	137.40
		AC:	NO	Effective Area:	2,651
				Gross Living Area:	2,516
				Cost New:	\$364,247

Depreciation						
Normal GOOD	Physical	Functional	Economic	Temporary UC	Total Dpr.	Assessment
38%	0%	0%	0%	5%	43%	\$207,600

Features

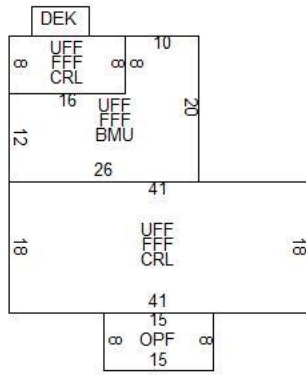
Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Value	Notes
FIREPLACE 1-STAND	1		100	3000.00	100	\$3,000	
SHED-WOOD	80	10 x 8	260	10.00	80	\$1,664	
Total:						\$4,700	

Photo



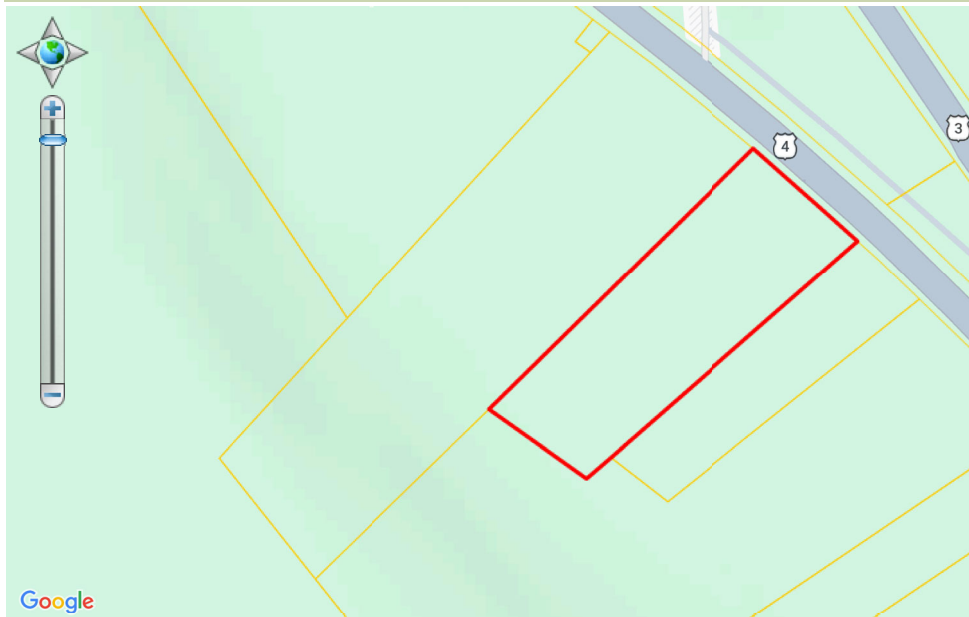


Sketch



Code	Description	Area	Eff Area	GL Area
UFF	UPPER FLR FIN	1,258	1,258	1,258
FFF	FST FLR FIN	1,258	1,258	1,258
CRL	CRAWL SPACE	866	43	0
OPF	OPEN PORCH	120	30	0
DEK	DECK/ENTRANCE	32	3	0
BMU	BSMNT UNFINISHED	392	59	0
Totals			2,651	2,516

Map



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