

OWNER INFORMATION		SALES HISTORY					PICTURE	
NICKERSON BUSINESS PARK LLC 95 BUSINESS PARK DRIVE TILTON, NH 03276		Date	Book	Page	Type	Price	Grantor	
LISTING HISTORY		NOTES						
03/02/16	DMPL	(1) SPINNAKER (2) DSCI; 8/07; ROOF LEAKS+WALLS CRACKED; 4-DOORS FOR DOCKS; BACK 20X160=CONFERENCE ROOM+LAB ROOM-LEFT AS FFF; SPRINKLER; 6/11; ROOF LEAKS; RUBBER MEMBRANE COVERED IN STONE; 11-2 FIX BATHS; H2O DAMAGE TO SOUTH WALL; 3/16 CHANGED COF TO SMALL SQ FT FOR MORE MANUF. SQ FT; NC TO ROOF AND (3) WINDOWS CRACKED;						
04/09/15	LMAL							
06/27/11	JBVL							
06/07/11	INSP	MARKED FOR INSPECTION						
08/13/07	DMVL							
07/11/07	INSP	MARKED FOR INSPECTION						
09/16/05	DG L							

EXTRA FEATURES VALUATION								MUNICIPAL SOFTWARE BY AVITAR			
Feature Type	Units	Lngth x Width	Size Adj	Rate	Cond	Market Value	Notes	TILTON, NH ASSESSING OFFICE			
PAVING	52,000	52000 x 1	60	3.25	75	76,050	EST, SHAPE				
LIGHTS, PARKING LOT	5		100	1,500.00	100	7,500	DOUBLES				
LIGHTS, PARKING LOT	1		100	1,500.00	100	1,500	TRIPLE				
SHED-WOOD	80	8 x 10	260	7.00	45	655	VINYL				
						85,700					
								PARCEL TOTAL TAXABLE VALUE			
		Year	Building	Features	Land						
		2014	\$ 1,817,400	\$ 85,700	\$ 171,600						
					Parcel Total: \$ 2,074,700						
		2015	\$ 1,478,600	\$ 85,700	\$ 171,600						
					Parcel Total: \$ 1,735,900						
		2016	\$ 1,372,500	\$ 85,700	\$ 171,600						
					Parcel Total: \$ 1,629,800						

LAND VALUATION															
Zone: INDUSTRIAL SEWER		Minimum Acreage: 1.00		Minimum Frontage: 100										Site: AVERAGE Driveway: PAVED Road: PAVED	
Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes	
COM/IND	1.000 ac	50,000	F	110	100	100	100	95 -- MILD	250	130,600	0	N	130,600	USE	
COM/IND	11.050 ac	x 1,500	X	99					250	41,000	0	N	41,000	USE	
		12.050 ac											171,600		



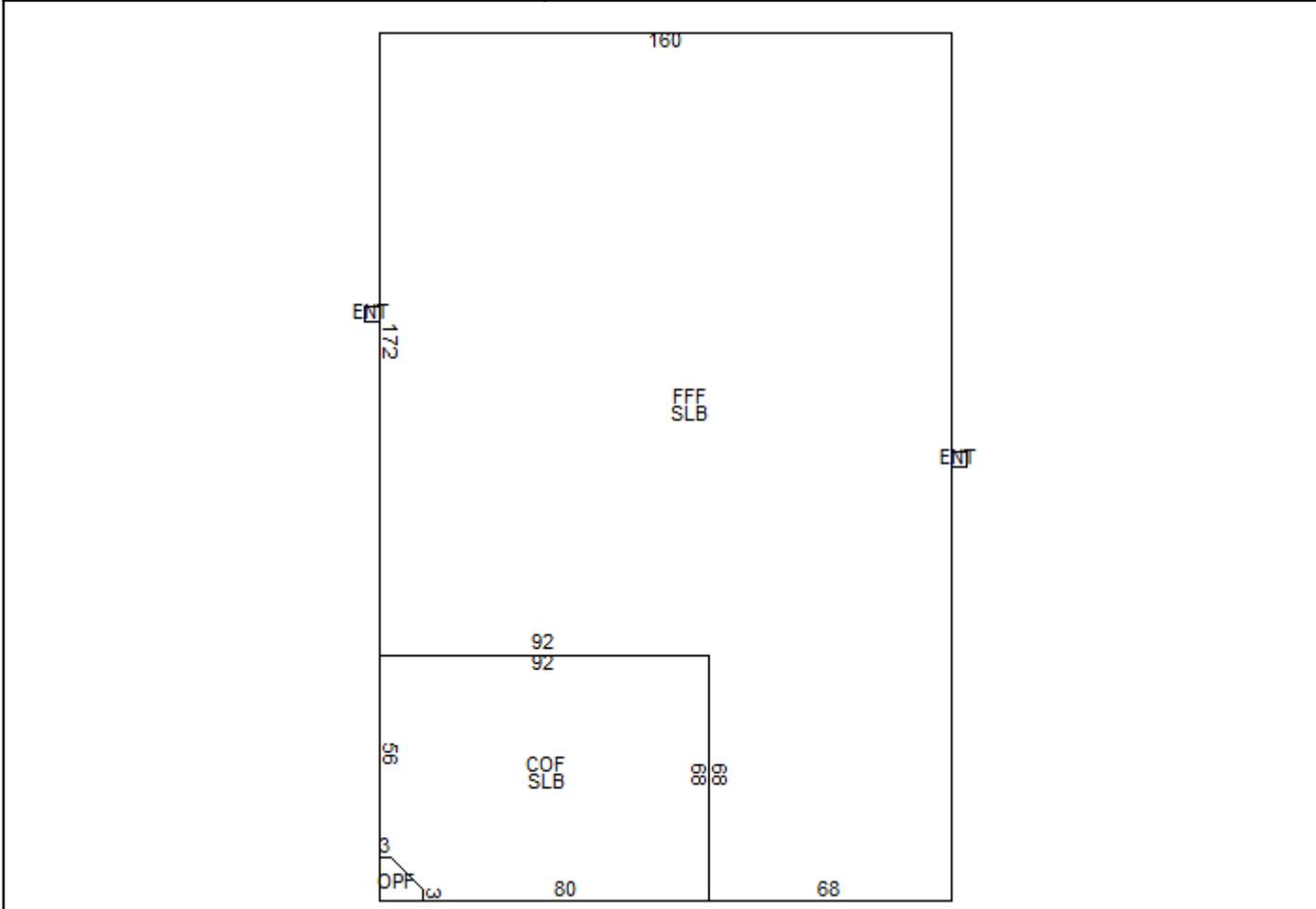
OWNER
NICKERSON BUSINESS PARK LLC
 95 BUSINESS PARK DRIVE
 TILTON, NH 03276

TAXABLE DISTRICTS	
District	Percentage
FIRE DISTRICT	% 100

BUILDING DETAILS
 Model: **1 STORY COMWAREHSE**
 Roof: **FLAT/TAR/GRAVEL**
 Ext: **BR ON MASONRY/PREFIN METAL**
 Int: **DRYWALL/AVE FOR USE**
 Floor: **CARPET/LINOLEUM OR SIM**
 Heat: **GAS/FA DUCTED**
 Bedrooms: Baths: **AVERAGE**
 Extra Kitchens: Fireplaces:
 A/C: **Yes 100.00 %** Generators: **1**
 Quality: **A1 AVG+10**
 Com. Wall: **MASONRY, 16 FT. 1.0840**
 Size Adj: **0.7321** Base Rate: **CSM 45.00**
 Bldg. Rate: **0.8295**
 Sq. Foot Cost: **\$ 40.46**

PERMITS

Date	Permit ID	Permit Type	Notes
04/21/15	2015-32	ALTERATION	MOVE SMT MANUFACTURING



BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
COF	COM OFFICE	6153	1.75	10768
OPF	OPEN	104	0.25	26
ENT	ENTRANCE	32	0.10	3
FFF	FST FLR FIN	32144	1.00	32144
SLB	SLAB	38297	0.00	0
GLA:	32,144	76,730		42,941

2014 BASE YEAR BUILDING VALUATION

Market Cost New:	\$ 1,737,352
Year Built:	1996
Condition For Age:	AVERAGE 11 %
Physical:	
Functional:	
Economic:	
Temporary:	ROOF/WTR 10 %
Total Depreciation:	21 %
Building Value:	\$ 1,372,500