

34 OLD RIDGE RD

Location 34 OLD RIDGE RD

Mblu 7 / 5 / / /

Acct# 1683

Owner SEARING REVOC TRUST

Assessment \$343,100

Appraisal \$361,100

PID 352

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2023	\$278,000	\$83,100	\$361,100

Assessment			
Valuation Year	Improvements	Land	Total
2023	\$278,000	\$65,100	\$343,100

Owner of Record

Owner	SEARING REVOC TRUST	Sale Price	\$0
Co-Owner	HAROLD C & TRACY L SEARING TTEE	Certificate	
Address	34 OLD RIDGE RD STRAFFORD, NH 03884	Book & Page	4939/ 491
		Sale Date	08/06/2021
		Instrument	1F

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
SEARING REVOC TRUST	\$0		4939/ 491	1F	08/06/2021
SEARING REVOC TRUST	\$0		4072/0377	2S	11/19/2012
SEARING, HAROLD C	\$0		1582/0057	1G	11/18/1991
SEARING HAROLD C	\$0		1107/0791	1F	05/18/1983

Building Information

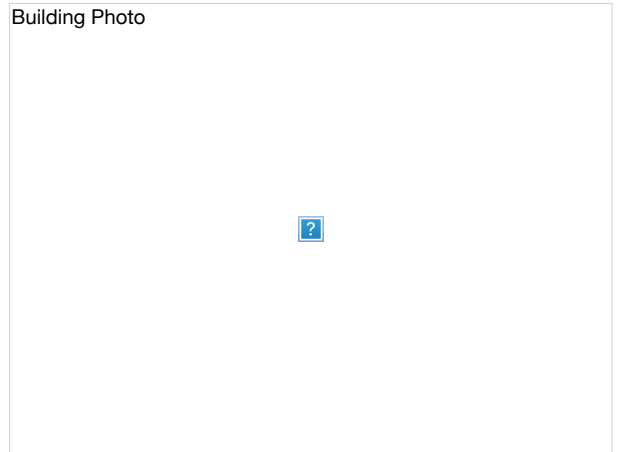
Building 1 : Section 1

Year Built: 1960

Building Photo

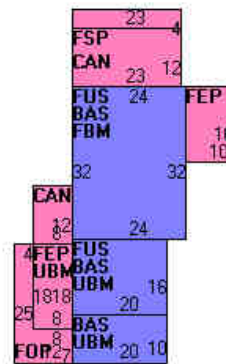
Living Area: 2,376
Replacement Cost: \$297,169
Building Percent Good: 85
Replacement Cost Less Depreciation: \$252,600

Building Attributes	
Field	Description
Style	Colonial
Model	Residential
Grade:	Below Average
Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Vinyl Siding
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	Plywood Panel
Interior Flr 1	Carpet
Interior Flr 2	Pergo Type
Heat Fuel	Oil
Heat Type:	Forced Air-Duc
AC Type:	Heat Pump
Total Bedrooms:	4 Bedrooms
Total Bthrms:	3
Total Half Baths:	
Total Xtra Fixtrs:	1
Total Rooms:	9
Bath Style:	Average
Kitchen Style:	Modern



(https://images.vgsi.com/photos/straffordnhPhotos/\00\00\62\25.jpg)

Building Layout



(https://images.vgsi.com/photos/straffordnhPhotos//Sketches/352_423.)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,288	1,288
FUS	Upper Story, Finished	1,088	1,088
CAN	Canopy	188	0
FBM	Basement, Finished	768	0
FEP	Porch, Enclosed, Finished	304	0
FOP	Porch, Open	156	0
FSP	Porch, Screen	276	0
UBM	Basement, Unfinished	664	0
		4,732	2,376

Extra Features

Extra Features				Legend
Code	Description	Size	Value	Bldg #
SOL	SOLAR PANELS	40 UNITS	\$0	1

HOTT	HOT TUB	1 UNITS	\$3,400	1
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Land

Land Use		Land Line Valuation	
Use Code	1010	Size (Acres)	13.23
Description	SINGLE FAMILY MDL-01	Frontage	0
Zone		Depth	0
Neighborhood		Assessed Value	\$65,100
Alt Land Appr	No	Appraised Value	\$83,100
Category			

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
PAT1	PATIO-AVG		16X38	608 S.F.	\$1,800	1
FGR1	GARAGE-AVE			800 S.F.	\$18,800	1
SHD1	SHED AVRG			192 S.F.	\$1,400	1
SHD1	SHED AVRG			96 S.F.	\$0	1
SHD1	SHED AVRG			80 S.F.	\$0	1

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2023	\$278,000	\$83,100	\$361,100
2022	\$278,000	\$83,100	\$361,100
2021	\$262,900	\$83,100	\$346,000

Assessment			
Valuation Year	Improvements	Land	Total
2023	\$278,000	\$65,100	\$343,100
2022	\$278,000	\$65,100	\$343,100
2021	\$262,900	\$65,200	\$328,100