

1539 PROVINCE RD

Location	1539 PROVINCE RD	Mblu	1/ 13/ / /
Acct#	1390	Owner	DUSTON TERRI A TTEE
Assessment	\$468,700	Appraisal	\$468,700
PID	25	Building Count	1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2024	\$395,600	\$73,100	\$468,700
Assessment			
Valuation Year	Improvements	Land	Total
2024	\$395,600	\$73,100	\$468,700

Owner of Record

Owner	DUSTON TERRI A TTEE	Sale Price	\$900,000
Co-Owner	THE JACKSON WOODS GRANTR PROTCTN TR	Certificate	
Address	1539 PROVINCE RD	Book & Page	5147/ 676
	STRAFFORD, NH 03884	Sale Date	11/06/2023
		Instrument	00

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
DUSTON TERRI A TTEE	\$900,000		5147/ 676	00	11/06/2023
FERREIRA RICHARD H II	\$115,000		3376/ 869	00	05/24/2006
RUSSO ANGELO JR	\$4,000		1904/0581	1A	12/30/1996
OPLAND, CLIFTON	\$0				

Building Information

Building 1 : Section 1

Year Built:	2007
Living Area:	2,355
Replacement Cost:	\$408,841

Building Percent Good: 88

Replacement Cost

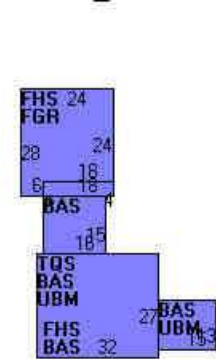
Less Depreciation: \$359,800

Building Attributes	
Field	Description
Style	Cape Cod
Model	Residential
Grade:	Good
Stories:	1.75
Occupancy	1
Exterior Wall 1	Wood Shingle
Exterior Wall 2	Clapboard
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Pine/Soft Wood
Interior Flr 2	
Heat Fuel	Gas
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	2
Total Half Baths:	1
Total Xtra Fixtrs:	1
Total Rooms:	6 Rooms
Bath Style:	Average
Kitchen Style:	Modern

Building Photo

 Building Photo
(https://images.vgsi.com/photos/straffordnhPhotos//\00\00\64\64.jpg)

Building Layout



(https://images.vgsi.com/photos/straffordnhPhotos//Sketches/25_29.jpg)

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,371	1,371
TQS	Three Quarter Story	864	648
FHS	Half Story, Finished	672	336
FGR	Garage Attached	600	0
UBM	Basement, Unfinished	1,059	0
UST	Utility, Storage, Unfinished	48	0
WDK	Deck, Wood	48	0
		4,662	2,355

Extra Features

Extra Features					Legend
Code	Description	Size	Value	Bldg #	
FPL	FIREPLACE	1 UNITS	\$1,800	1	
FPL3	2 STORY CHIM	1 UNITS	\$4,200	1	
HRTH	HEARTH INC FLU	1 UNITS	\$3,800	1	
GEN	GENERATOR	1 UNITS	\$7,500	1	

Land

Land Use

Use Code 1010
Description SINGLE FAMILY MDL-01

Land Line Valuation

Size (Acres) 6
Frontage 0

Zone

Neighborhood

Alt Land Appr No

Category

Depth

Assessed Value

Appraised Value

0

\$73,100

\$73,100

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
SPL2	VINYL/PLASTIC		18X36 IRREG	648 S.F.	\$17,200	1
IMP	IMPLEMENT SHED		12X4 ATTD	48 S.F.	\$500	1
SHD1	SHED AVRG		10X8	80 S.F.	\$0	1
PAT1	PATIO-AVG			282 S.F.	\$800	1

Valuation History

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Assessment			
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2023	\$387,000	\$73,100	\$460,100