

Belknap County

Judith A. McGrath, Registrar
64 Court St, Laconia, NH, 03246
603-527-5420

Alton

► REAL ESTATE SALES

ALTON MOUNTAIN RD..... \$600,000
 B: Kathryn Sauer, Tr for Henry A Beaudry Jr RET
 BAddr: 100 Park St DOVER NH 03820
 S: Andrew Howard & Racine M Howard
 Bk/Page: 3656/736, Date: 12/09/24
 Mtg: Suzanne M Sauer Tr \$600,000

152 SUNCOOK VALLEY RD..... \$300,000
 B: Lillian Bernier
 BAddr: 1 Henry Dr ROCHESTER NH 03839
 S: Sharon M Rouleau, Tr for Irene E Swett RET
 Bk/Page: 3656/741, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$255,000
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 40946sf

Barnstead

► REAL ESTATE SALES

GILMANTON RD..... \$130,000
 B: Fabrizio N Cusson & Jennifer E Cusson
 BAddr: 59 Hatch Rd GILMANTON IRON WORKS NH 03837
 S: Collette Lawrence Leo Est & Christine Conway
 Bk/Page: 3656/732, Date: 12/09/24

50 MEREDITH LN..... \$365,000
 B: Michael P Pickowicz & Jacqueline J Pickowicz
 BAddr: 134 S Taylor St MANCHESTER NH 03103
 S: Frank Cardamone
 Bk/Page: 3656/576, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$60,000
 Term: 2055
 Use: 2 Bdrm Ranch, Lot: 20038sf
 Prior Sale: \$160,000 (09/15)

Belmont

► REAL ESTATE SALES

88 DEPOT ST..... \$347,000
 B: Casey Tusi
 BAddr: 20 Dearborn Rd 1 NORTHFIELD NH 03276
 S: Robert A Miller & Stephanie K Miller
 Bk/Page: 3657/480, Date: 12/12/24
 Mtg: United Wholesale Mtg \$277,600
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 20473sf
 Prior Sale: \$270,000 (10/22)

30 DUTILE RD..... \$432,533
 B: Eli Wendell & Tori Brill
 BAddr: 26 Eagle Nest Way MANCHESTER NH 03104
 S: Spf Realty 01 LLC
 Bk/Page: 3657/787, Date: 12/13/24
 Mtg: Fairway Ind Mtg \$419,525
 Term: 2055
 Use: 4 Bdrm Conventional, Lot: 47916sf
 Prior Sale: \$235,000 (03/24)

233 ENDICOTT ST U:926..... \$327,000
 B: Brett Morrison
 BAddr: Po Box 5276 WEIRS BEACH NH 03247
 S: Nathan W Phillips & Victoria M Phillips
 Bk/Page: 3656/763, Date: 12/10/24
 Use: Condo

11 LINDA DR..... \$475,000
 B: Julie A Coelho & Robert S Coelho
 BAddr: 11 Central Ave WARREN RI 02885
 S: Corey M Gosselin & Nicole A Gosselin
 Bk/Page: 3656/984, Date: 12/10/24
 Mtg: HarborOne Mortgage \$255,000
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 10803sf
 Prior Sale: \$233,933 (03/20)

NO STREET GIVEN..... \$175,000
 B: Brad Roberts Prop LLC
 BAddr: 28 Beaver Ridge Rd CENTER BARNSTEAD NH 03225
 S: Katelyn Leach & Johnathan Leach
 Bk/Page: 3657/815, Date: 12/13/24

Gilford

► REAL ESTATE SALES

4 COUNTRY CLUB RD..... \$125,000
 B: McGinley Realty Corp
 BAddr: 33 Sleeper Hill Rd GILFORD NH 03249
 S: Vasiliki B Kafanelis, Tr for Vasiliki Kafanelis RET
 Bk/Page: 3657/32, Date: 12/11/24
 Use: Other Exempt, Lot: 48787sf

105 MOUNTAIN DR..... \$450,000
 B: Kyle Sullivan & Mona Ahmed
 BAddr: 78 Carrier Ave ATTLEBORO MA 02703
 S: Richard Winters, Tr for Winters Ohara 2023 T
 Bk/Page: 3657/506, Date: 12/12/24
 Mtg: Cross Country Mtg Inc \$436,500
 Term: 2055
 Use: 3 Bdrm Contemporary, Lot: 52272sf
 Prior Sale: \$50,000 (07/05)

NO STREET GIVEN..... \$10,000
 B: William S Cunningham, Tr for W & Denise D Cunningham T
 BAddr: 14 Checkerberry Ln GILFORD NH 03249
 S: Kimberly B Koch, Tr for Lockes Legacy RET
 Bk/Page: 3657/811, Date: 12/13/24

Gilmanon

► REAL ESTATE SALES

13 MUSKET TRL..... \$299,000
 B: Deborah Gagne-Barney
 BAddr: 26 Conti Cir BARRE VT 05641
 S: Sam A Ouellette
 Bk/Page: 3657/817, Date: 12/13/24
 Mtg: Rocket Mortgage LLC \$224,250
 Term: 2055
 Use: 2 Bdrm Cottage, Lot: 6098sf
 Prior Sale: \$255,000 (07/23)

29 WOOD DR..... \$316,000
 B: Owen T Stone & Lindsey C Heath
 BAddr: 41 Evergreen Dr 8 LACONIA NH 03246
 S: Alex Decoste & Isabelle Dubia
 Bk/Page: 3657/218, Date: 12/11/24
 Mtg: Envoy Mtg LTD \$306,520
 Term: 2055
 Use: 2 Bdrm Ranch, Lot: 19620sf
 Prior Sale: \$165,000 (01/20)

NO STREET GIVEN..... \$165,000
 B: Van E Hertel Sr
 BAddr: 617 Four Bays Dr NOKOMIS FL 34275
 S: Holly S Faber & Heather G Mick-Carito
 Bk/Page: 3656/730, Date: 12/09/24

NO STREET GIVEN..... \$180,000
 B: Wendy Obrien
 BAddr: 228 Summer St BRIDGEWATER MA 02333
 S: Shellcamp Properties LLC
 Bk/Page: 3657/559, Date: 12/13/24

Laconia

► REAL ESTATE SALES

7 BAKER AVE U:3..... \$155,000
 B: Xzito LLC
 BAddr: 724 White Oaks Rd LACONIA NH 03246
 S: Lake Life Inn LLC
 Bk/Page: 3653/877, Date: 11/19/24
 Mtg: Lake Life Inn Llc \$145,000
 Use: 2 Bdrm Condo

19 COQUINA LN..... \$415,000
 B: Robert R Bridge, Tr for Robert & Nancy Bridge T
 BAddr: 11 Constitution Way A LACONIA NH 03246
 S: Daniel R Lyle & Susan E Lyle
 Bk/Page: 3657/236, Date: 12/11/24
 Mtg: United Wholesale Mtg \$332,000
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 8966sf
 Prior Sale: \$280,000 (11/20)

674 ELM ST U:28..... \$475,000
 B: Carol J Betz
 BAddr: 507 Weirs Blvd 10 LACONIA NH 03246
 S: Carolyn C Sanborn, Tr for Carolyn C Sanborn 2024 T
 Bk/Page: 3657/379, Date: 12/12/24
 Use: 2 Bdrm Condo

130 ENDICOTT ST N U:212..... \$277,000
 B: Alba Mullen
 BAddr: 285 Columbus Ave 402 BOSTON MA 02116
 S: Ryan F Caulfield
 Bk/Page: 3656/608, Date: 12/09/24
 Mtg: Fairway Ind Mtg \$221,600
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$240,000 (06/22)

GALE AVE..... \$426,933
 B: Charles E St-Clair
 BAddr: 400 Burton Hwy WILTON NH 03086
 S: Martha Rogers
 Bk/Page: 3656/628, Date: 12/09/24

32 HIGH ST..... \$395,000
 B: Susan W Davis
 BAddr: 40 Lakeshore Dr GEORGETOWN MA 01833
 S: Jason Ganong
 Bk/Page: 3656/630, Date: 12/09/24
 Mtg: Navy FCU \$383,150
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 12197sf

66 LANDING LN U:101..... \$460,000
 B: Randall C Bartlett
 BAddr: 124 Rogers Rd BELMONT NH 03220
 S: 66 Lndg Lane LLC
 Bk/Page: 3656/688, Date: 12/09/24
 Use: 2 Bdrm Condo
 Prior Sale: \$198,000 (11/20)

115 WINTER ST..... \$442,000
 B: Kyle J Fitts
 BAddr: 55 Perkins Dr LACONIA NH 03246
 S: Marie Y Duprey & David C Duprey
 Bk/Page: 3656/832, Date: 12/10/24
 Mtg: Prime Lending Inc \$442,000
 Term: 2054
 Use: 4 Bdrm Cape Cod, Lot: 18599sf
 Prior Sale: \$325,000 (08/22)

NO STREET GIVEN..... \$175,000
 B: Lauri A Stone, Tr for Lauri A Stone 2023 T
 BAddr: 52 Belknap Mountain Rd GILFORD NH 03249
 S: Frederick R Leathers, Tr for Leathers Ft
 Bk/Page: 3657/120, Date: 12/11/24

Meredith

► REAL ESTATE SALES

61 BROOK HL U:61..... \$565,000
 B: Adam Sparkman & Olivia Wagner
 BAddr: 1729 Trillium Blvd BROOKSVILLE FL 34604
 S: Linda L Lonigro & Joseph Lonigro
 Bk/Page: 3656/909, Date: 12/10/24
 Mtg: Everett Financial \$452,000
 Term: 2055
 Use: 2 Bdrm Condo

NO STREET GIVEN..... \$940,000
 B: Linda E Collins, Tr for Linda E Collins RET
 BAddr: 307 Old Bristol Rd NEW HAMPTON NH 03256
 S: Douglas E Jenkins & Barbara R Jenkins
 Bk/Page: 3656/944, Date: 12/10/24

New Hampton

► REAL ESTATE SALES

MAIN ST..... \$280,000
 B: New Hampton School
 BAddr: 70 Main St NEW HAMPTON NH 03256
 S: Matthew B Oneill
 Bk/Page: 3657/399, Date: 12/12/24

Carroll County

Lisa Scott, Registrar
95 Water Village Rd (Rte 171),
Ossipee, NH, 03864
603-539-4872

Albany

► REAL ESTATE SALES

NO STREET GIVEN..... \$525,000
 B: Roland G Mallett
 BAddr: Po Box 786 GLEN NH 03838
 S: Wagenbach LLC
 Bk/Page: 3801/203, Date: 12/09/24

Bartlett

► REAL ESTATE SALES

LEDGE LN..... \$630,000
 B: Jane M Flynn & John P Cliffe
 BAddr: Po Box 315 GLEN NH 03838
 S: Jory E Berkwitz, Tr for Jory E Berkwitz RET
 Bk/Page: 3801/719, Date: 12/11/24

PARKER RIDGE RD..... \$162,000
 B: Adam Bortolussi & Laura Bortolussi
 BAddr: 103 Pond St HOPKINTON MA 01748
 S: John H McCormack Iii RET & John H McCormack 3rd
 Bk/Page: 3801/292, Date: 12/09/24

NO STREET GIVEN..... \$270,000
 B: Jeanne M Spence, Tr for Jeanne M Spence T
 BAddr: 7 Prospect Ave SCITUATE MA 02066
 S: Elizabeth A Holmes
 Bk/Page: 3801/967, Date: 12/12/24

NO STREET GIVEN..... \$750,000
 B: Timothy J Kelleher & Jeanne E Kelleher
 BAddr: 555 Main St WEST NEWBURY MA 01985
 S: Richard T Knight & Paula C Knight
 Bk/Page: 3801/297, Date: 12/09/24

Conway

► REAL ESTATE SALES

243 KEARSARGE BROOK CONDO U:254..... \$995,000
 B: Andrew S Dulberg & Rachel Dulberg
 BAddr: 41 Marshall Rd WELLESLEY MA 02482
 S: Cmr Properties LLC
 Bk/Page: 3801/387, Date: 12/10/24
 Term: 2055
 Use: Condo

LIMAC CIR..... \$340,000
 B: Antje V Schwennicke & James T Moskowitz
 BAddr: 2220 Kendall St VIRGIHINHIA BEACH VA 23451
 S: Denise E Maggio
 Bk/Page: 3801/1079, Date: 12/13/24

32 MOUNTAIN VIEW DR..... \$280,000
 B: Paulo Resendes & Michelle Resendes
 BAddr: 3 Shawmut Ave HUDSON MA 01749
 S: Bernard R Livingston & Eileen M Livingston
 Bk/Page: 3801/1088, Date: 12/13/24
 Mtg: Ross Mortgage Co Inc \$224,000
 Term: 2055
 Use: 4 Bdrm Contemporary, Lot: 25265sf

43 PEQUAWKET DR..... \$340,000
 B: Daniel R Hodgins & Nancy A Tower
 BAddr: 90 Tenney Rd GOFFSTWON NH 03045
 S: David P Tiberio & Judith M Tiberio
 Bk/Page: 3801/759, Date: 12/11/24
 Mtg: Lighthouse Funding \$306,000
 Term: 2055 Rate: 6.5% Type: Adj
 Use: 2 Bdrm Colonial, Lot: 10454sf
 Prior Sale: \$15,000 (07/09)

17 PURPLE FINCH RD U:78..... \$379,000
 B: John T Loynd Jr
 BAddr: Po Box 608 JACKSON NH 03846
 S: Suzanne M Beliveau
 Bk/Page: 3801/843, Date: 12/12/24
 Use: 3 Bdrm Condo
 Prior Sale: \$140,000 (09/15)

Effingham

► REAL ESTATE SALES

21 IRON WORKS RD..... \$390,000
 B: Grover Tice
 BAddr: 100 Clearwater Dr 149 FALMOUTH ME 04105
 S: Lisa M Dowd
 Bk/Page: 3801/822, Date: 12/12/24
 Mtg: Mortgage Research Ctr \$398,385
 Term: 2055
 Use: 4 Bdrm Old Style, Lot: 87120sf

Freedom

► REAL ESTATE SALES

LIBERTY LN..... \$475,000
 B: Edward Sennott & Martha Sennott
 BAddr: 34 Roberts Rd CAMBRIDGE MA 02138
 S: John J Ferullo & Maureen G Ferullo
 Bk/Page: 3801/120, Date: 12/09/24

NH ROUTE 153..... \$250,000
 B: Rodney Donaldson
 BAddr: 635 Eaton Rd FREEDOM NH 03813
 S: Melissa Donaldson, Tr for Donaldson Farm T
 Bk/Page: 3801/118, Date: 12/09/24

How to Read The Real Estate Records

The information appearing in this newspaper is taken from deed and mortgage documents filed at each of the ten registries of deeds in the state. All property transfers with a sales price of at least \$100 and all term-mortgage documents are collected.

Whenever possible, we combine the separate deed and mortgage documents so that we can present one complete record of the street address, purchase price, lender and mortgage amount. When we cannot link a deed with a mortgage (and vice versa) each transaction appears individually.

Real estate records are organized alphabetically by registry, then town, then by street name.

The amount appearing on the same line as the street address is the purchase price from the deed. We print "No Amt Given" when the amount did not appear on the document we review. "No Street Given" appears in place of the street address when it was not available. The volume, page of the deed and filing date appear for all sales.

The mortgage lender and the amount of the mortgage used to purchase the property are shown. Any second mortgage (Mtg2) filed at the same time as the deed will also appear here.

In communities where we have a file of all properties from the assessor's office, we provide additional property details when available. This is done by exactly matching the address and seller name from the new sales record with the address and owner name found in the property file. No descriptive data appears whenever there is any doubt that the two records are the same property.

The "Use" is based on the code the assessor assigns to each building on a parcel. Whenever there is more than one use code or more than one building on a parcel, we flag these as "Multi-use" and "Multi-bldg" respectively.

These deeds transfer title to the lender after the mortgage is foreclosed (unless there is a higher bidder at the auction.) The amount in these transactions is usually the amount of the outstanding mortgage that was foreclosed.

KEY TO LABELS

B = Buyer
S = Seller
Mtg = Mortgage lender and amount
Mtg2 = Second Mortgage
Use = Building use
Bdrm = bedrooms
Lot = lot size in square feet
YTD = year-to-date

KEY TO ABBREVIATIONS

LP = Limited Partnership
Tr = Trustee
T = Trust
IRT = Irrevocable Trust
ReT = Revocable Trust
RT = Realty Trust
FT = Family Trust
NT = Nominee Trust
Est = Estate
Ex = Executor

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Jackson

► REAL ESTATE SALES

42 CARTER NOTCH RD **\$635,000**
 B: Paul Mullen & Michelle Mullen
 BAddr: 591 Ocean Blvd 6 HAMPTON NH 03842
 S: Cynthia L. Sauerwein
 Bk/Page: 3801/223, Date: 12/09/24
 Mtg: Bangor Savings Bank \$476,250
 Term: 2055
 Use: 2 Bdrm Victorian, Lot: 5227sf
 Prior Sale: \$460,000 (11/09)

NO STREET GIVEN **\$210,000**
 B: Donna L. Schuler, Tr for Donna L. Schuler RET
 BAddr: 164 Eagle Mountain Rd JACKSON NH 03846
 S: Christl S. Dodge
 Bk/Page: 3801/489, Date: 12/10/24

Madison

► REAL ESTATE SALES

4 JUNGFRAU RD **\$350,000**
 B: John W. Malewicz & Nicole J. Blaisdell
 BAddr: 200 Howard St ROCKLAND MA 02370
 S: Shirley L. Mead, Tr for Mead Ft
 Bk/Page: 3802/8, Date: 12/13/24
 Mtg: LoanDepot.Com \$343,660
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 20473sf
 Prior Sale: \$165,000 (06/15)

268 MAPLE GROVE RD **\$840,000**
 B: David B. Herndon & Belinda A. Erdelt
 BAddr: 5535 Memorial Dr F208 HOUSTON TX 77007
 S: Mark C. Rouvalis, Tr for Mary E. Sanderson RET
 Bk/Page: 3801/355, Date: 12/09/24
 Mtg: Chevron FCU \$672,000
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 4660920sf

Moultonboro

► REAL ESTATE SALES

ADAMS RD **\$3,800,000**
 B: Bradley Cox & Sonia Pasquale
 BAddr: 14 Eagles Nest Rdg SALEM NH 03079
 S: Karen L. Hackett & Robert H. Carlisle
 Bk/Page: 3801/846, Date: 12/12/24

42 BASEL ST **\$675,000**
 B: Emily L. Oconnell
 BAddr: 6545 135th St SAMINOLE FL 33776
 S: James P. Norcott Jr & Sarah Norcott
 Bk/Page: 3801/723, Date: 12/11/24
 Mtg: Guild Mortgage Co \$540,000
 Term: 2055
 Use: 3 Bdrm Contemporary, Lot: 34412sf
 Prior Sale: \$585,133 (10/22)

37 ORCHARD DR **\$580,000**
 B: James Casey & Anne Caldera
 BAddr: 15 Flint Rd WATERTOWN MA 02472
 S: Suzanne Bryant, Tr for 10 Pease Rd 2020 T
 Bk/Page: 3801/465, Date: 12/10/24
 Mtg: Blue Water Mortgage \$522,000
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 60548sf
 Prior Sale: \$325,000 (10/21)

6 SIMLA WAY **\$850,000**
 B: James A. Hensel & Aida J. Hensel
 BAddr: 8 Whittier Pl BOSTON MA 02114
 S: Claire Brignola, Tr for Quan Ft
 Bk/Page: 3801/890, Date: 12/12/24
 Mtg: Guaranteed Rate Inc \$680,000
 Term: 2055
 Use: 4 Bdrm Contemporary, Lot: 44867sf

7 SUNRISE DR **\$425,000**
 B: Joseph A. Posadas & Michelle Posadas
 BAddr: 7 Sunrise Dr MOULTONBOROUGH NH 03254
 S: James M. Fernandes & Maria O. Fernandes
 Bk/Page: 3801/94, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$235,000
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 9148sf
 Prior Sale: \$79,000 (06/98)

Ossipee

► REAL ESTATE SALES

PEQUAWKET TRL **\$89,933**
 B: Pequawket Camp LLC
 BAddr: 425 Daniel Webster Hwy MERRIMACK NH 03054
 S: Good To Go Properties LLC
 Bk/Page: 3801/1082, Date: 12/13/24

301 ROUTE 16B **\$299,933**
 B: Marc E. Brown & Tracy L. Brown
 BAddr: 301 Nh Route 16b OSSIPEE NH 03814
 S: John Gerstenlauer, Tr for 301 Carroll 16b T
 Bk/Page: 3801/939, Date: 12/12/24
 Mtg: EMM Loans LLC \$294,467
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 100188sf
 Prior Sale: \$140,000 (06/18)

530 ROUTE 25 E **\$340,000**
 B: Palermo & Merrill Prop LL
 BAddr: 530 Route 25 CENTER OSSIPEE NH 03814
 S: M&m Properties LLC
 Bk/Page: 3801/242, Date: 12/09/24
 Mtg: Eastern Bank \$175,000
 Use: Commercial Building, Lot: 52272sf
 Prior Sale: \$187,533 (04/19)

NO STREET GIVEN **\$694,533**
 B: Robert V. Jolly Jr & Linda J. Jolly
 BAddr: 17 Fairway Dr OSSIPEE NH 03864
 S: John F. Lynch, Tr for 53 Bullfinch Rd Rt
 Bk/Page: 3801/666, Date: 12/11/24

Wakefield

► REAL ESTATE SALES

LOVELL LAKE RD **\$975,000**
 B: Christopher P. O'Neill & Jodi L. O'Neill
 BAddr: 22 Hitchin Post Rd CHELMSFORD MA 01824
 S: Ernest R. Dery & Patricia A. Dery
 Bk/Page: 3801/448, Date: 12/10/24

SCRIBNER HILL RD **\$76,000**
 B: Jp Structutres LLC
 BAddr: 124 Briar Ridge Rd MILTON NH 03851
 S: Beatrice Brochu & Gary Brochu
 Bk/Page: 3801/801, Date: 12/11/24

NO STREET GIVEN **\$375,000**
 B: Drew Carbone & Brittney B. Carbone
 BAddr: 54 Old Concord Tpke 6 BARRINGTON NH 03825
 S: Shawn W. Smith
 Bk/Page: 3801/429, Date: 12/10/24

Wolfeboro

► REAL ESTATE SALES

JENNIFER CIR **\$150,000**
 B: Edward M. Malley Jr & Paula M. Miller
 BAddr: 93 Crescent St ROCKLAND MA 02370
 S: Christopher Gould
 Bk/Page: 3801/686, Date: 12/11/24

4 PERCY DR **\$440,000**
 B: David Egan & James Craddock
 BAddr: 4 Center St 110 WOLFEBORO NH 03894
 S: Kristy Nevens
 Bk/Page: 3801/918, Date: 12/12/24
 Mtg: New American Funding \$418,000
 Term: 2055
 Use: 2 Bdrm Cape Cod, Lot: 44431sf
 Prior Sale: \$375,000 (10/22)

Cheshire County

Anna Z. Tilton, Registrar
 33 West St, Keene, NH, 03431
 603-352-0403

Chesterfield

► REAL ESTATE SALES

NO STREET GIVEN **\$50,000**
 B: Dale C. Brown Jr
 BAddr: 26 Morts Rd SPOFFORD NH 03462
 S: Dale C. Brown Sr & Kathryn A. Brown
 Bk/Page: 3296/421, Date: 12/09/24

Gilsum

► REAL ESTATE SALES

NO STREET GIVEN **\$80,000**
 B: Christopher Rymes & Elizabeth Rymes
 BAddr: 9 Main St GILSUM NH 03448
 S: Richard C. Graham
 Bk/Page: 3296/914, Date: 12/13/24

Hinsdale

► REAL ESTATE SALES

65 HINSDALE HTS **\$75,000**
 B: Flippin The Sticks LLC
 BAddr: 83 Brigde St HILLSBOROUGH NH 03244
 S: Michelle E. Stephens
 Bk/Page: 3296/587, Date: 12/10/24
 Mtg: Universal Capital LLC \$149,000
 Use: 2 Bdrm Ranch, Lot: 9583sf

Keene

► REAL ESTATE SALES

51 BLAKE ST **\$403,800**
 B: Steven Enright & Alisa Loughlin
 BAddr: 24 Appleton St KEENE NH 03431
 S: Wayne V. Estey
 Bk/Page: 3296/650, Date: 12/11/24
 Mtg: CMG Mortgage Inc \$323,040
 Term: 2055
 Use: 4 Bdrm Bngl/Cottage, Lot: 13068sf
 Prior Sale: \$190,000 (02/20)

EVANS LN **\$351,000**
 B: Thomas Garceau & Jessica Garceau
 BAddr: 32 Evans Ln KEENE NH 03431
 S: Monadnock Deval Svcs Inc
 Bk/Page: 3296/608, Date: 12/10/24

30 FERRY BROOK RD **\$59,000**
 B: Tameron Properties LLC
 BAddr: Po Box 7730 NASHUA NH 03061
 S: First Realty Capital LLC
 Bk/Page: 3296/1194, Date: 12/13/24
 Mtg: Eric Pearson \$75,000
 Use: 2 Bdrm Ranch, Lot: 20473sf
 Prior Sale: \$68,174 (10/24)

101 KEY RD **\$6,000,000**
 B: Key Road Development LLC
 BAddr: 1662 Elm St MANCHESTER NH 03101
 S: Northamptonboys3 LLC
 Bk/Page: 3296/1071, Date: 12/13/24
 Mtg: Primary Bank \$3,750,000
 Use: Commercial Use, Lot: 15682sf
 Prior Sale: \$2,500,000 (03/17)

75 RAILROAD ST **\$12,475,000**
 B: 75 Railroad LLC
 BAddr: 110 Hartwell Ave Suite 330 LEXINGTON MA 02421
 S: Nep Keene Cy Nh Owner LLC
 Bk/Page: 3296/917, Date: 12/13/24
 Mtg: Ledyard Natl Bk \$7,200,000
 Use: Commercial Use, Lot: 16988sf

WASHINGTON ST **\$195,000**
 B: Caroline Stave
 BAddr: 9 Wheeler Ln SWANZEY NH 03446
 S: Jean M. Forbus, Tr for Jean M. Forbus Lt
 Bk/Page: 3296/418, Date: 12/09/24

NO STREET GIVEN **\$59,000**
 B: First Realty Capital LLC
 BAddr: 32 Birchdale Rd BOW NH 03304
 S: Rmac T & U S Bank Na Tr
 Bk/Page: 3296/1191, Date: 12/13/24

NO STREET GIVEN **\$29,533**
 B: Rmac T & Us Bank Na Tr
 BAddr: 8950 Cypress Waters Blvd COPPELL TX 75019
 S: Nationstar Mortgage LLC
 Bk/Page: 3296/1188, Date: 12/13/24

Marlboro

► REAL ESTATE SALES

7 KNOWLTON ST **\$1,200,000**
 B: Cheshire Mills LLC
 BAddr: 69 Main St HARRISVILLE NH 03450
 S: Salahazac Lp
 Bk/Page: 3296/804, Date: 12/12/24
 Mtg: NBT Bank NA \$960,000
 Use: Commercial Use, Lot: 257004sf
 Prior Sale: \$420,100 (04/97)

Marlow

► REAL ESTATE SALES

NO STREET GIVEN **\$32,000**
 B: Krokas Expeditions Inc
 BAddr: 767 Forest Rd MARLOW NH 03456
 S: Conservation Fund
 Bk/Page: 3296/967, Date: 12/13/24

Nelson

► REAL ESTATE SALES

5 TAYLOR MILL RD **\$257,533**
 B: Daniel S. Tuttle & Paulette M. Tuttle
 BAddr: 24 Rogg Rd SULLIVAN NH 03445
 S: Carol F. Sprague
 Bk/Page: 3296/1019, Date: 12/13/24
 Mtg: Churchill Mortgage Co \$231,750
 Term: 2055
 Use: Mobile Home, Lot: 143748sf

Rindge

► REAL ESTATE SALES

438 MIDDLE WINCHENDON RD **\$849,000**
 B: Maureen A. Lally & Kenneth R. Goguen
 BAddr: 438 Middle Winchendon Rd RINDGE NH 03461
 S: David M. Cullinane & Sharon M. Cullinane
 Bk/Page: 3296/875, Date: 12/12/24
 Mtg: Ross Mortgage Co Inc \$550,000
 Term: 2055

101 ROBBINS RD **\$430,000**
 B: Ronald Escobales
 BAddr: 101 Robbins Rd RINDGE NH 03461
 S: Framous Homes LLC
 Bk/Page: 3296/1213, Date: 12/13/24
 Mtg: CMG Mortgage Inc \$398,000
 Term: 2055
 Use: 2 Bdrm Raised Ranch, Lot: 87120sf
 Prior Sale: \$377,533 (07/24)

Stoddard

► REAL ESTATE SALES

ROUTE 123 **\$30,000**
 B: Robert S. Taylor Jr
 BAddr: 121C Old Town Farm Rd PETERBOROUGH NH 03458
 S: William C. Taylor, Tr for Alan G. Gibson RET
 Bk/Page: 3296/861, Date: 12/12/24

Swanzy

► REAL ESTATE SALES

OLD WHEELLOCK FARM **\$42,000**
 B: Cersosimo Lumber Co Inc
 BAddr: Po Box 1800 BRATTLEBORO VT 05302
 S: Anthony G. Brockwell & Suzanne M. Brockwell
 Bk/Page: 3296/1012, Date: 12/13/24

34 W SHORE RD **\$475,000**
 B: Patricia A. Abrams & Brendan A. Bosquet
 BAddr: 70 Troy Hill Rd SWANZEY NH 03446
 S: Barry D. Dwyer & Laura A. Dwyer
 Bk/Page: 3296/831, Date: 12/12/24
 Mtg: CMG Mortgage Inc \$380,000
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 47916sf
 Prior Sale: \$158,000 (04/03)

53 WILSON POND RD **\$510,000**
 B: William P. Cully Jr & Virginia I. Cully
 BAddr: 138 Old Hampstead Hwy KEENE NH 03431
 S: Philip H. Miner, Tr for Mdcxix RET
 Bk/Page: 3296/1044, Date: 12/13/24
 Use: 2 Bdrm Camp/Cabin, Lot: 27443sf
NO STREET GIVEN **\$535,000**
 B: Avanru Dev Group Ltd
 BAddr: Po Box 1015 WALPOLE NH 03168
 S: Paul Thomas
 Bk/Page: 3296/416, Date: 12/09/24

Troy

► REAL ESTATE SALES

135 SOUTH ST **\$360,000**
 B: Juliana Dimarzio & Abigail Dawson
 BAddr: 135 South St TROY NH 03465
 S: Andrew Mitchell & Kathleen Mitchell
 Bk/Page: 3296/987, Date: 12/13/24
 Mtg: HarborOne Mortgage \$324,000
 Term: 2055
 Use: 1 Bdrm Cape Cod, Lot: 162043sf
 Prior Sale: \$115,000 (10/00)

332 SOUTH ST **\$385,000**
 B: Paxton Development LLC
 BAddr: 252 Goddard Rd RINDGE NH 03461
 S: Ellie L. Medal
 Bk/Page: 3296/435, Date: 12/09/24
 Use: 3 Bdrm Antique, Lot: 792792sf
 Prior Sale: \$273,000 (10/20)

Walpole

► REAL ESTATE SALES

237 VALLEY RD **\$157,533**
 B: Preston M. Voisine & Shantel M. Voisine
 BAddr: 105 Stillwater Way SURRY NH 03431
 S: Shawn M. Voisine
 Bk/Page: 3296/716, Date: 12/12/24
 Mtg: NH Comm Loan Fund \$149,600
 Term: 2055
 Use: Mobile Home, Lot: 27443sf

Winchester

► REAL ESTATE SALES

ELM ST **\$180,000**
 B: Katrina Mitilenes
 BAddr: 12 Miner Ct WINCHESTER NH 03470
 S: Miner Joanne M. Est & Dean E. Miner
 Bk/Page: 3296/566, Date: 12/10/24

Coos County

Leon H. Rideout, Registrar
 55 School St, Ste 103, Lancaster, NH, 03584
 603-788-2392

Berlin

► REAL ESTATE SALES

472 BURGESS ST **\$80,000**
 B: 472 Burgess St LLC
 BAddr: Po Box 391 WINDHAM NH 03087
 S: Ali J. Kalem
 Bk/Page: 1667/5, Date: 12/11/24
 Use: 3-Family Family Flat, Lot: 4792sf
 Prior Sale: \$35,000 (01/18)

E MILAN RD **\$280,000**
 B: Dean L. Chapman & Lise A. Chapman
 BAddr: 843 5th Ave BERLIN NH 03570
 S: Roy Ronald N. Est & Nathan Roy
 Bk/Page: 1666/818, Date: 12/09/24

155 WASHINGTON ST **\$198,000**
 B: Jennifer S. Landers
 BAddr: 139 Norway St BERLIN NH 03570
 S: Robert Huot Jr & Rachel Huot
 Bk/Page: 1666/973, Date: 12/11/24
 Mtg: NHFA \$184,340
 Term: 2055
 Use: 2-Family Two Family, Lot: 4356sf
 Prior Sale: \$40,000 (02/05)

Carroll

► REAL ESTATE SALES

222 ROUTE 3 S **\$640,000**
 B: Holman Allegory LLC
 BAddr: Po Box 33 TWIN MOUNTAIN NH 03595
 S: Michelle A. Palys, Tr for M. Palys RET
 Bk/Page: 1666/933, Date: 12/11/24
 Mtg: Passumpsic Svgs Bk NH \$512,000
 Use: Commercial Use, Lot: 217800sf
 Prior Sale: \$262,200 (05/07)

NO STREET GIVEN **\$578,000**
 B: Scott G. Gove, Tr for Scott G. Gove RET
 BAddr: 34 Starfish Cir RYE NH 03870
 S: Priscilla A. Lenkowski & Joseph V. Lenkowski
 Bk/Page: 1666/763, Date: 12/09/24

Colebrook

► REAL ESTATE SALES

60 KEACH RD **\$100,000**
 B: Devin D. Carlisle & Robert E. Moynihan
 BAddr: 2160 Superior Ave CLEVELAND OH 44114
 S: Edwards Maryann P. Est & Ronald J. Cline
 Bk/Page: 1666/866, Date: 12/10/24
 Mtg: Cross Country Mtg Inc \$95,000
 Term: 2054

1259 NH ROUTE 26 **\$284,933**
 B: Denise Ash
 BAddr: 1567 Somers Point Rd EGG HARBOR TOWNSHIP NJ 08234
 S: Joan A. Lee
 Bk/Page: 1667/126, Date: 12/13/24
 Mtg: Rocket Mortgage LLC \$135,000
 Term: 2055
 Use: 3 Bdrm Chalet, Lot: 76230sf

TOWN RD **\$20,000**
 B: Michael A. Robinson
 BAddr: 1052 Fish Pond Rd COLUMBIA NH 03576
 S: Steve L. Baillargeon & Corrine L. Rober
 Bk/Page: 1667/110, Date: 12/12/24

Dalton

► REAL ESTATE SALES

NO STREET GIVEN **\$191,000**
 B: Brian G. Petruccelli
 BAddr: 24 Lenox Ave MILDPRD CT 06460
 S: Dennis J. Demers, Tr for D & France Demers RET
 Bk/Page: 1666/824, Date: 12/09/24

Errol

► REAL ESTATE SALES

NO STREET GIVEN **\$159,000**
 B: William D. Dobbs Jr & Lisa A. Dobbs
 BAddr: 76 Woodhawk Dr MILFORD NH 03055
 S: Peter W. Hinrichs & Chloe E. Hinrichs
 Bk/Page: 1667/85, Date: 12/12/24

Gorham

► REAL ESTATE SALES

ROUTE 16 **\$41,000**
 B: Sustainable Forest Future
 BAddr: 18 N. Main St Suite 204 CONCORD NH 03301
 S: New Eng Industrial Prop L
 Bk/Page: 1666/811, Date: 12/09/24

Jefferson

► REAL ESTATE SALES

225 ISRAELS RIVER RD **\$485,000**
 B: Timothy Hogan & Stacie Hogan
 BAddr: 17 Winnemay St NATICK MA 01760
 S: Eric S. Laroche, Tr for Eric S. Laroche RET
 Bk/Page: 1666/836, Date: 12/09/24
 Mtg: Bethpage FCU \$291,000
 Term: 2055 Rate: 6.3% Type: Adj

NO STREET GIVEN **\$145,000**
 B: Eric W. Hanson & Martha Hanson
 BAddr: 34 Overlook Dr HOLLIS NH 03049
 S: Lewis A. Marsh Jr
 Bk/Page: 166

NO STREET GIVEN..... **\$375,000**
 B: A K J Properties LLC
 BAddr: Po Box 115 LINCOLN NH 03251
 S: Craig A Hall, Tr for C Hall & H K Emerson RET
 Bk/Page: 4908/546, Date: 12/10/24

Bristol

► REAL ESTATE SALES

60 NYBERG RD..... **\$175,000**
 B: Tina A Paradis & Carmine D Licata Jr
 BAddr: 48 Mary Ann Ave SALEM NH 03079
 S: Thomas Waldron & Donna M Waldron
 Bk/Page: 4909/201, Date: 12/12/24
 Mtg: NH Comm Loan Fund \$166,250
 Term: 2045
 Use: Mobile Home, Lot: 130680sf
 Prior Sale: \$88,000 (09/03)

PEAKED HILL RD..... **\$149,933**
 B: Lacerte General Contracti
 BAddr: 87 Elm St MANCHESTER NH 03101
 S: Robert W Moore, Tr for Robert W Moore RET
 Bk/Page: 4909/246, Date: 12/13/24

Campton

► REAL ESTATE SALES

50 PARTRIDGE KNOLL RD..... **\$415,000**
 B: Adam Plourde & Renee Plourde
 BAddr: 70 Beech St BRISTOL NH 03222
 S: Hannah R Vennoch, Tr for Vennoch Ft
 Bk/Page: 4908/62, Date: 12/09/24
 Mtg: United Wholesale Mtg \$428,695
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 69696sf
 Prior Sale: \$265,000 (02/19)

► FORECLOSURE DEEDS

29 SADDLE BACK CIR..... **\$182,000**
 B: Currier Rd Holdings LLC
 BAddr: 18 Wright Acres Rd BEDFORD NH 03110
 S: Mario A Rampino Jr & Federal Natl Mtg Asso
 Bk/Page: 4908/349, Date: 12/09/24
 Mtg: Romeo Danais Profit S \$200,000
 Use: Mobile Home, Lot: 51401sf
 Prior Sale: \$142,000 (12/16)

Enfield

► REAL ESTATE SALES

496 SHAKER BLVD..... **\$1,650,000**
 B: James L Mcnamara 3rd & Linda Mcnamara
 BAddr: 8 Brockway HANOVER NH 03755
 S: Nicholas A Sanders, Tr for Nicholas A Sanders Lt
 Bk/Page: 4909/9, Date: 12/12/24
 Mtg: EMM Loans LLC \$270,000
 Term: 2040
 Use: 6 Bdrm Cape Cod, Lot: 25788sf
 Prior Sale: \$500,000 (11/11)

Grafton

► REAL ESTATE SALES

5 BREWSTER LN..... **\$382,000**
 B: Michael Hubert & Allison A Hubert
 BAddr: 92 Nh Route 4a LEBANON NH 03766
 S: James Griffin & Sandra A Griffin
 Bk/Page: 4909/251, Date: 12/13/24
 Mtg: EMM Loans LLC \$382,000
 Term: 2055
 Use: 2 Bdrm Colonial, Lot: 31799sf
 Prior Sale: \$219,000 (04/06)

Hanover

► REAL ESTATE SALES

8 BROCKWAY RD..... **\$1,800,000**
 B: Lindsey Allard & Kristen Giovanniello
 BAddr: 14 Rope Ferry Rd HANOVER NH 03755
 S: Linda M Mcnamara & James L Mcnamara 3rd
 Bk/Page: 4908/835, Date: 12/11/24
 Mtg: William J Allard \$1,400,000
 Use: 4 Bdrm Colonial, Lot: 10890sf
 Prior Sale: \$755,000 (03/19)

51 E WHEELOCK ST..... **\$1,400,000**

B: Shelby E Nelson & Maura C Crowell
 BAddr: 616 E 4th St 104 BOSTON MA 02127
 S: Lawrence Walters & Veer B Chaudhary
 Bk/Page: 4909/301, Date: 12/13/24
 Mtg: Guaranteed Rate Inc \$980,000
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 13068sf
 Prior Sale: \$1,200,000 (05/22)

Haverhill

► REAL ESTATE SALES

PINE ST..... **\$185,000**
 B: Edward Fisher & Christopher J Giddings
 BAddr: 11 Ammonoosuc St 2a HAVERHILL NH 03785
 S: Nicole P Smith
 Bk/Page: 4908/456, Date: 12/10/24

NO STREET GIVEN..... **\$195,000**
 B: Laura I Schaeffer
 BAddr: Po Box 179 BRISTOL NH 03222
 S: Peter B Lavoice, Tr for Peter B Lavoice T
 Bk/Page: 4908/618, Date: 12/10/24

NO STREET GIVEN..... **\$70,000**
 B: E A T A G LLC
 BAddr: 33 Central St WOODSVILLE NH 03785
 S: Newport Sand & Gravel Co
 Bk/Page: 4909/586, Date: 12/13/24

Holderness

► REAL ESTATE SALES

MOUNT PROSPECT RD..... **\$380,000**
 B: Timothy P Walsh, Tr for Walsh FT
 BAddr: 5 Howard St SALEM MA 01970
 S: Jason S Murray & Tammy Murray
 Bk/Page: 4908/890, Date: 12/11/24

US ROUTE 3..... **\$2,175,000**
 B: Chris Athanasia & Lisa Athanasia
 BAddr: 77 Oak Ridge Rd PLYMOUTH NH 03264
 S: Christine C Zoulias, Tr for Christine C Zoulias RET
 Bk/Page: 4909/549, Date: 12/13/24

Lebanon

► REAL ESTATE SALES

102 BROOK RD..... **\$407,000**
 B: Chad Fagan & Sarah Fagan
 BAddr: 102 Trues Brook Rd WEST LEBANON NH 03784
 S: Angela Landry & Eric J Landry
 Bk/Page: 4908/412, Date: 12/10/24

25 CHURCHILL WAY..... **\$1,190,000**

B: Bergeron RET
 BAddr: 157 Bank St LEBANON NH 03766
 S: Kristen E Muller & Lochrane C Gary
 Bk/Page: 4908/331, Date: 12/09/24
 Mtg: Mascoma Bank \$840,000
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 132422sf
 Prior Sale: \$625,000 (08/17)

ELM ST..... **\$600,000**

B: Eleven Elm LLC
 BAddr: Po Box 112 MEREDITH NH 03253
 S: Elm Street West LLC
 Bk/Page: 4908/118, Date: 12/09/24

93 ETNA RD..... **\$2,625,000**

B: Elan U S A Corp
 BAddr: 93 Etna Rd LEBANON NH 03766
 S: Alpina D O O LLC
 Bk/Page: 4909/338, Date: 12/13/24
 Mtg: Ledyard Natl Bk \$2,231,250
 Use: Commercial Warehouse, Lot: 303613sf
 Prior Sale: \$1,078,000 (03/18)

192 MASCOMA ST..... **\$328,000**

B: 192 Mascoma Street LLC
 BAddr: 3225 Mcleod Dr Suite 100 LAS VEGAS NV 89121
 S: Muzzy Irma W Est & Nancy A Wright
 Bk/Page: 4908/901, Date: 12/11/24
 Mtg: Ledyard Natl Bk \$246,000
 Use: 3 Bdrm Bngl/Cottage, Lot: 39204sf

55 TOWNSEND TER..... **\$303,200**

B: Ekkarat Phrommao
 BAddr: 55 Townsend Ter LEBANON NH 03766
 S: Christopher C Giumarra
 Bk/Page: 4908/974, Date: 12/11/24
 Mtg: CMG Mortgage Inc \$288,060
 Term: 2055
 Use: 2 Bdrm Conventional, Lot: 37462sf
 Prior Sale: \$135,000 (06/13)

30 WOLF RD U:303..... **\$216,000**

B: Karale Kapital R E H V 1
 BAddr: 35 Jancle Blvd PARISPPANY NJ 07054
 S: S S Subrhmnyam-Matta
 Bk/Page: 4908/497, Date: 12/10/24
 Mtg: Morgan Stanley Privat \$194,400
 Term: 2055
 Use: 1 Bdrm Condo
 Prior Sale: \$118,000 (06/20)

NO STREET GIVEN..... **\$415,000**

B: 7 Perley Avenue LLC
 BAddr: 45 Lyme Rd Suite 209 HANOVER NH 03755
 S: Denise Roberts
 Bk/Page: 4908/440, Date: 12/10/24

Lincoln

► REAL ESTATE SALES

36 LODGE RD U:D105..... **\$220,000**

B: Jennifer Buchanan
 BAddr: 171 Lowell St PEABODY MA 01960
 S: Michael R Rowan & Margaret B Rowan
 Bk/Page: 4909/565, Date: 12/13/24
 Use: 1 Bdrm Condo
 Prior Sale: \$129,000 (12/21)

LOON MOUNTAIN CONDO U:56..... **\$825,000**

B: William W Casey, Tr for Casey RET
 BAddr: 63 Flagg Rd SOUTHBOROUGH MA 01772
 S: Kimberly J Paratore
 Bk/Page: 4908/402, Date: 12/10/24
 Use: Condo

8 LOUIS LN..... **\$685,000**

B: Christopher Monks
 BAddr: 44 Meadow View Rd NEW HAVEN CT 06512
 S: Sherrie L Frisone
 Bk/Page: 4908/854, Date: 12/11/24
 Mtg: Hometown Equity Mtg \$274,000
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 16553sf
 Prior Sale: \$250,000 (12/09)

227 MAIN ST U:327..... **\$424,933**

B: Nathan Goodwin & Heather Goodwin
 BAddr: 1 Timmins Rd BOW NH 03304
 S: William W Casey, Tr for Casey RET
 Bk/Page: 4908/674, Date: 12/11/24
 Mtg: American Heritage \$294,000
 Term: 2065
 Use: 3 Bdrm Condo
 Prior Sale: \$155,000 (06/12)

211 S PEAK RD..... **\$3,250,000**

B: Giorgos Zacharia & Snezhina Zacharia
 BAddr: 8 Saint Augustine Ct WINCHESTER MA 01890
 S: Slopeside 20 LLC
 Bk/Page: 4908/85, Date: 12/09/24
 Use: 1-Family, Lot: 14810sf

NO STREET GIVEN..... **\$782,466**

B: 22 South Mtn Dr Hldg LLC
 BAddr: 35 Forrest St NERKLEY MA 02779
 S: Riverwalk At Loon Mtn LLC
 Bk/Page: 4908/622, Date: 12/10/24

NO STREET GIVEN..... **\$259,933**

B: Thomas C Hulien, Tr for T B T R W Rt
 BAddr: 7 Round Hill Rd KINGSTON MA 02364
 S: Riverwalk At Loon Mtn LLC
 Bk/Page: 4908/183, Date: 12/09/24

Lisbon

► FORECLOSURE DEEDS

113 S MAIN ST..... **\$173,648**

B: Structured Asset Inv Loan & Us Bank Na Tr
 BAddr: 60 Livingston Ave ST PAUL MN 55107
 S: Melanie J Osborne & US Bank NA
 Bk/Page: 4908/324, Date: 12/09/24
 Use: 4 Bdrm Conventional, Lot: 46174sf

Littleton

► REAL ESTATE SALES

WASHINGTON ST..... **\$180,000**
 B: Tucker Realty LLC
 BAddr: 5860 Pigrim Point Ext CUMMING GA 30041
 S: Daniel Lewis & Dorothea Sheridan
 Bk/Page: 4909/69, Date: 12/12/24

Lyman

► REAL ESTATE SALES

LANGWAY RD..... **\$50,000**
 B: Matthew P Emery
 BAddr: 1 Clara St SOUTH YARMOUTH MA 02664
 S: Marianne Jamieson & Lee M Pilkovsky
 Bk/Page: 4909/554, Date: 12/13/24

MOUNTAIN RD..... **\$192,000**

B: Beth Tragakis
 BAddr: 20 Bellview Dr MANSFIELD MA 02048
 S: Larken Rose & Tessa R David
 Bk/Page: 4908/493, Date: 12/10/24

Monroe

► REAL ESTATE SALES

SMUTTY HOLLOW RD..... **\$353,000**
 B: Levi C Martz & Jackie L Martz
 BAddr: 1219 County Rd NORTH HAVERHILL NH 03774
 S: Elisabeth G Dane, Tr for Gary T Dane 2000 RET
 Bk/Page: 4909/378, Date: 12/13/24

Orange

► REAL ESTATE SALES

TUTTLE HILL RD..... **\$285,000**
 B: Colin Higbie
 BAddr: 527 Tuttle Hill Rd ORANGE NH 03741
 S: John Remington
 Bk/Page: 4909/563, Date: 12/13/24

Piermont

► REAL ESTATE SALES

NO STREET GIVEN..... **\$325,000**
 B: Archibald H Busby
 BAddr: 1 Western Ave C ROCHESTER NH 03867
 S: Michael H Schauer & Natasha S Schauer
 Bk/Page: 4908/97, Date: 12/09/24

Plymouth

► REAL ESTATE SALES

21 PLAZA VILLAGE RD U:A..... **\$149,000**
 B: Laura Rasmussen
 BAddr: 6 Oakside Dr ROCHESTER NY 14625
 S: Raul A Vargus
 Bk/Page: 4908/654, Date: 12/11/24
 Mtg: Mortgage Research Ctr \$134,100
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$23,500 (06/97)

Rumney

► REAL ESTATE SALES

SCHOOL ST..... **\$40,000**
 B: Nicholas Couture & Meghan Couture
 BAddr: 143 School St RUMNEY NH 03266
 S: Green Acre Woodlands Inc
 Bk/Page: 4908/995, Date: 12/11/24

NO STREET GIVEN..... **\$185,000**

B: Macinnis Ft & Michael J Macinnis 3rd
 BAddr: 143 School St RUMNEY NH 03266
 S: Green Acre Woodlands Inc
 Bk/Page: 4909/44, Date: 12/12/24

Thornton

► REAL ESTATE SALES

MOUNTAIN RIVER CONDO U:13..... **\$396,333**
 B: Michaelene P Southard, Tr for Michaelene P Southard Lt
 BAddr: Po Box 1350 DUXBURY MA 02331
 S: James A Borenstein
 Bk/Page: 4908/95, Date: 12/09/24
 Use: Condo

NO STREET GIVEN..... **\$10,000**

B: Eve J Bagley & Adam T Smith
 BAddr: Po Box 3 WOODSTOCK NH 03262
 S: Timothy Saulnier
 Bk/Page: 4908/111, Date: 12/09/24

Waterville Valley

► REAL ESTATE SALES

GREEN PEAK CONDO U:2..... **\$1,047,933**
 B: William S Kendall & Christine C Kendall
 BAddr: 32 Winter St WESTON MA 02493
 S: Chinburg Development LLC
 Bk/Page: 4909/167, Date: 12/12/24
 Use: Condo

NO STREET GIVEN..... **\$115,000**

B: John P Goulart & Elizabeth L Goulart
 BAddr: 155 Page Rd LITCHFIELD NH 03052
 S: Amy Leavitt & John Goulart
 Bk/Page: 4909/528, Date: 12/13/24

Woodstock

► REAL ESTATE SALES

PARADISE RD..... **\$365,000**
 B: Randall S Rutherford, Tr for R S & K D Rutherford Jret
 BAddr: 85 Paradise Rd NORTH WOODSTOCK NH 03262
 S: Diana Kerr
 Bk/Page: 4908/972, Date: 12/11/24

Hillsborough County

Mary Ann Crowell, Registrar
19 Temple St, PO Box 370,
Nashua, NH, 03061
603-882-6933

Amherst

► REAL ESTATE SALES

48 HORACE GREELEY RD..... **\$750,000**
 B: Rachel E Calistro & Michael J Calistro
 BAddr: 6 Longview Cir PELHAM NH 03076
 S: Michael Bracken & Ashley Bracken
 Bk/Page: 9824/100, Date: 12/12/24
 Mtg: John A Manelas Tr \$530,000
 Use: 3 Bdrm Colonial, Lot: 70567sf
 Prior Sale: \$710,000 (11/22)

16 NATHANIEL DR..... **\$735,000**

B: Chad Frazier & Alida Frazier
 BAddr: 495 Suncook Valley Hwy EPSOM NH 03234
 S: Patricia J Melillo & George R Melillo
 Bk/Page: 9823/1279, Date: 12/10/24
 Mtg: HarborOne Mortgage \$505,000
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 87120sf
 Prior Sale: \$545,000 (11/21)

3 SPRING RD..... **\$577,000**

B: Deborah D Maloney
 BAddr: 4 Executive Park Dr 109 MERRIMACK NH 03054
 S: Robert Moriarty
 Bk/Page: 9823/1468, Date: 12/10/24
 Use: 2 Bdrm Colonial, Lot: 78408sf
 Prior Sale: \$477,533 (09/21)

6 WILLIAMSBURG DR..... **\$658,000**

B: Vedant D Nighojkar & Diana Villegas-Cristerna
 BAddr: 7 St James Pl 708 NASHUA NH 03062
 S: Sean Owen & Deanna M Owen
 Bk/Page: 9823/2575, Date: 12/11/24
 Mtg: Mutual Of Omaha Mtg \$526,400
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 56628sf
 Prior Sale: \$371,000 (12/16)

Antrim

► REAL ESTATE SALES

48 TURNER HILL RD..... **\$405,000**
 B: Page L Hicks
 BAddr: 5 Blackstone Dr 29 NASHUA NH 03063
 S: Michael J Holt & Elizabeth C Holt
 Bk/Page: 9824/1353, Date: 12/13/24
 Mtg: Pinnacle Mortgage Cor \$205,000
 Term: 2055
 Use: 3 Bdrm Gambrel, Lot: 265716sf
 Prior Sale: \$199,933 (07/18)

Bedford

► REAL ESTATE SALES

S HILLS DR..... **\$595,800**

B: Community Options Inc
 BAddr: 6 Farber Rd PRINCETON NJ 08540
 S: Heath D Huffman
 Bk/Page: 9823/2671, Date: 12/11/24

40 S RIVER RD U:55..... **\$240,000**

B: Dynamic Mental Health New
 BAddr: 20 Golden Dr BEDFORD NH 03110
 S: Stacy Picard & Tamara Bollen
 Bk/Page: 9824/435, Date: 12/12/24
 Mtg: Triangle Credit Union \$192,000
 Use: Condo

41 STRAFFORD LN..... **\$1,100,000**

B: Niall Buckley & Margurite Buckley
 BAddr: 17 Greenfield Pkwy BEDFORD NH 03110
 S: Joseph N Obrien & Lisa A Markewicz
 Bk/Page: 9824/1517, Date: 12/13/24
 Mtg: CMG Mortgage Inc \$880,000
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 87120sf
 Prior Sale: \$355,000 (10/99)

Bennington

► REAL ESTATE SALES

69 BIRCH GLEN DR U:13..... **\$245,000**
 B: James A Kiriakoutsos
 BAddr: 28 Dale Rd F1 HOOKSETT NH 03106
 S: Uncho Gordon
 Bk/Page: 9823/653, Date: 12/09/24
 Use: Condo

125 ONSET RD..... **\$410,000</**

NO STREET GIVEN..... **\$8,933**
 B: Michelle M Powell & Michael S Powell
 BAddr: 26 Deerpoint Dr HILLSBORO NH 03244
 S: Helen H Sperry, Tr for D Sr & Joyce M Hull Jret
 Bk/Page: 9824/729, Date: 12/13/24

NO STREET GIVEN..... **\$225,000**
 B: 281 2nd Nh Tpkc LLC
 BAddr: 8 Cherrywood Dr NASHUA NH 03062
 S: Bold River LLC
 Bk/Page: 9823/1827, Date: 12/10/24

NO STREET GIVEN L:CE26..... **\$300,000**
 B: Jon Walker
 BAddr: Po Box 84 WEARE NH 03281
 S: Kathleen Nolin & Richard J Nolin
 Bk/Page: 9823/1048, Date: 12/09/24

Hollis

► REAL ESTATE SALES

40-42 FEDERAL HILL RD **\$182,000**
 B: Paige E Baril
 BAddr: 6 Kathy Ct RAYMOND NH 03077
 S: Kevin D Booth & Catherine A Booth
 Bk/Page: 9823/1153, Date: 12/10/24
 Mtg: Guild Mortgage Co \$165,847
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 192535sf
 Prior Sale: \$80,000 (10/01)

30 RIDGE RD **\$490,000**
 B: Carolyn Decoteau, Tr for Thirty Ridge Road 2024 Rt
 BAddr: 51 Great Brook Path CARLISLE MA 01741
 S: Cook Custom Homes LLC
 Bk/Page: 9824/1320, Date: 12/13/24

Hudson

► REAL ESTATE SALES

100 BELKNAP RD **\$550,000**
 B: Christopher E Chase & Gregory Chase
 BAddr: 1061 Lancaster Ave LUNENBURG MA 01462
 S: Dave Guay, Tr for Michel & D M Rodrigue RET
 Bk/Page: 9823/1723, Date: 12/10/24
 Mtg: Amerant Mortgage \$522,500
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 40380sf

27 MASSIE CIR U:27 **\$694,000**
 B: Richard C Farr, Tr for Richard C Farr Ft
 BAddr: 27 Massie Cir HUDSON NH 03051
 S: K & M Developers LLC
 Bk/Page: 9824/1025, Date: 12/13/24
 Use: 2 Bdrm Condo

5-A SHELLEY DR **\$737,000**
 B: Judson G Siqueira & Nilza G Nascimento
 BAddr: 40 Trout Brook Dr NASHUA NH 03062
 S: Robert Younghusband, Tr for 5a & 5b Shelley Drive Rt
 Bk/Page: 9824/165, Date: 12/12/24
 Mtg: Cross Country Mtg Inc \$589,600
 Term: 2055

5-B SHELLEY DR **\$737,000**
 B: Judson G Siqueira & Nilza G Nascimento
 BAddr: 40 Trout Brook Dr NASHUA NH 03062
 S: Robert Younghusband, Tr for 5a & 5b Shelley Drive Rt
 Bk/Page: 9824/165, Date: 12/12/24

Litchfield

► REAL ESTATE SALES

9 CENTURY LN **\$705,000**
 B: Sean Venedam & Desiree Venedam
 BAddr: 565 Daniel Webster Hwy 1 MERRIMACK NH 03054
 S: Charlene A Westervelt, Tr for G & C Westervelt Lt
 Bk/Page: 9824/1058, Date: 12/13/24
 Mtg: CMG Mortgage Inc \$506,250
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 45738sf

Manchester

► REAL ESTATE SALES

304 AMHERST ST **\$670,000**
 B: Houng T Khong & Nickolas T Nguyen
 BAddr: 5320 Effingham Dr WYOMING MI 49508
 S: John K Manning, Tr for Manning Ft
 Bk/Page: 9823/475, Date: 12/09/24
 Mtg: Pinnacle Mortgage Cor \$502,500
 Term: 2055
 Use: Apartment Bldg - 4-8 Units, Lot: 5000sf

100 BARRETT ST **\$720,000**
 B: Brendan J Foshier & Sarosa Foshier
 BAddr: 160 Melrose St MANCHESTER NH 03109
 S: East Shore Homes LLC
 Bk/Page: 9823/124, Date: 12/09/24

32 BLODGET ST **\$385,000**
 B: Bryan Batstone & Alexandria H Batstone
 BAddr: 68 Harbor Ave 3 NASHUA NH 03060
 S: Donald W Combs
 Bk/Page: 9823/1491, Date: 12/10/24
 Mtg: United Wholesale Mtg \$373,450
 Term: 2055
 Use: 2 Bdrm Conventional, Lot: 4500sf
 Prior Sale: \$117,200 (03/11)

370 BRENT ST **\$420,000**
 B: Zachary R Mastalerz
 BAddr: 2 Clocktower PI 320 NASHUA NH 03060
 S: Jane R Cortese & Charlene Moedebeck
 Bk/Page: 9824/1645, Date: 12/13/24
 Mtg: Total Mtg Svcs \$336,000
 Term: 2055
 Use: 2 Bdrm Split Level, Lot: 9126sf
 Prior Sale: \$184,900 (04/03)

342 BRIDGE ST **\$1,170,000**
 B: Anh LLC
 BAddr: 1 Davis Ct DERRY NH 03038
 S: Spruced Prop North LLC
 Bk/Page: 9824/1474, Date: 12/13/24
 Mtg: Eastern Bank \$877,500
 Use: Residential-Multiple Bldgs, Lot: 23835sf

955 CHESTNUT ST **\$719,000**
 B: John A Scacchi, Tr for J&I Scacchi Ft
 BAddr: 45 GINGER Dr GOFFSTOWN NH 03045
 S: Randy J Goodleaf & Heather M Mitchell
 Bk/Page: 9823/1718, Date: 12/10/24
 Use: 4 Bdrm Colonial, Lot: 13648sf
 Prior Sale: \$372,533 (09/17)

817 CLAY ST **\$1,160,000**
 B: Clay Street Prop LLC
 BAddr: 817 Clay St MANCHESTER NH 03104
 S: 3 Properties LLC
 Bk/Page: 9824/1104, Date: 12/13/24
 Mtg: St Marys Bank \$870,000
 Use: Apartment Bldg - 4-8 Units, Lot: 8185sf
 Prior Sale: \$965,000 (05/22)

160 CYPRESS ST **\$350,000**
 B: Jared Davison
 BAddr: 9 Alma Rd BURLINGTON MA 01803
 S: Constance P Mynczywor
 Bk/Page: 9823/1110, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$350,000
 Term: 2055
 Use: 2 Bdrm Cape Cod, Lot: 5000sf

445 DAY ST **\$470,000**
 B: Ohannes Koyounian
 BAddr: 5 Tsienneto Rd 200 DERRY NH 03038
 S: Elizabeth Gendron & Mark Gendron
 Bk/Page: 9823/1235, Date: 12/10/24
 Mtg: Enterprise Bk & Tr Co \$452,500
 Term: 2055 Rate: 6.4% Type: Adj
 Use: 3 Bdrm Split Level, Lot: 7500sf
 Prior Sale: \$198,000 (08/12)

15 EDMOND ST **\$178,000**
 B: Genia Doudi & Alen Doudi
 BAddr: 15 Edmond St MANCHESTER NH 03102
 S: Guy E Cote
 Bk/Page: 9823/496, Date: 12/09/24
 Mtg: Guy E Cote \$163,000
 Use: 3 Bdrm Cape Cod, Lot: 5775sf
 Prior Sale: \$164,000 (02/10)

132 FAITH LN **\$480,000**
 B: Ebony Martin & Leilonnie Matson
 BAddr: 527 Heavy St 1f MANCHESTER NH 03102
 S: Raymond M Chauvette, Tr for Penray Chauvette Lt
 Bk/Page: 9824/991, Date: 12/13/24
 Mtg: Total Mtg Svcs \$471,306
 Term: 2055
 Use: 3 Bdrm Split Level, Lot: 8186sf

154 GARVIN AVE **\$498,000**
 B: Jacob P Godfrey & Kelsey J Lincoln
 BAddr: 614 Colletta Grove Rd DERRY NH 03038
 S: Robert L Soucy & Debra J Soucy
 Bk/Page: 9824/399, Date: 12/12/24
 Mtg: Cross Country Mtg Inc \$450,752
 Term: 2055
 Use: 3 Bdrm Split Level, Lot: 10580sf
 Prior Sale: \$224,900 (05/13)

22 HAZEL ST **\$695,000**
 B: Formosa Investments LLC
 BAddr: 5 Beards Hill Rd BEDFORD NH 03110
 S: Marilyn E Brennan, Tr for Marilyn E Brennan RET
 Bk/Page: 9823/1890, Date: 12/10/24
 Mtg: NBT Bank NA \$243,000
 Use: Office Bldg-General, Lot: 9000sf

LAKE AVE **\$200,000**
 B: Mehmd Anwar
 BAddr: 5 W Stearns Ave HOOKSETT NH 03106
 S: Brickleaf Properties LLC
 Bk/Page: 9823/1886, Date: 12/10/24

98 MANNING ST **\$449,933**
 B: Kenneth A Jean
 BAddr: 98 Manning St MANCHESTER NH 03103
 S: Richard Guillemette, Tr for Guillemette Ft
 Bk/Page: 9823/150, Date: 12/09/24
 Mtg: Cross Country Mtg Inc \$404,910
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 9618sf

152 MAPLE ST **\$1,225,000**
 B: Dendros Realty Maple LLC
 BAddr: 20 Ashlyn Dr HUDSON NH 03051
 S: Marc L Provencher
 Bk/Page: 9823/839, Date: 12/09/24
 Mtg: Enterprise Bk & Tr Co \$921,250
 Use: Apartment Bldg - 4-8 Units, Lot: 7800sf
 Prior Sale: \$100,000 (06/99)

453 MAPLE ST **\$903,333**
 B: Sixty Four Merrimack LLC
 BAddr: 92 Riverview Park Rd MANCHESTER NH 03102
 S: Melissa L Vermette & Jennifer M Godzyk
 Bk/Page: 9824/80, Date: 12/12/24
 Mtg: GFA Federal Credit Un \$720,000
 Use: Apartment Bldg - 4-8 Units, Lot: 7280sf
 Prior Sale: \$135,000 (09/00)

351 MOREY ST **\$690,000**
 B: Kimberly Donovan & Mark Dimarzio
 BAddr: 15 Samuel J Dr MERRIMACK NH 03054
 S: Sheryl Dewhurst, Tr for Gelinas Ft
 Bk/Page: 9823/2402, Date: 12/11/24
 Mtg: EMM Loans LLC \$335,000
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 10288sf

690 S PORTER ST U:22 **\$325,000**
 B: Colin Leblanc
 BAddr: 12 John Goffe Dr BEDFORD NH 03110
 S: Diane M Copeland, Tr for Diane Marie Copeland RET
 Bk/Page: 9823/1255, Date: 12/10/24
 Mtg: Guild Mortgage Co \$260,000
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$325,000 (06/23)

134 S TAYLOR ST **\$455,000**
 B: Rafael B Flores
 BAddr: 797 Mammoth Rd MANCHESTER NH 03104
 S: Michael Pickowicz & Jacqueline Pickowicz
 Bk/Page: 9823/232, Date: 12/09/24
 Mtg: HarborOne Mortgage \$446,758
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 10819sf
 Prior Sale: \$245,500 (03/09)

455 SHASTA ST **\$300,000**
 B: Owoseni E Omowaye
 BAddr: 719 Hevey St MANCHESTER NH 03102
 S: Gloria A Prosper, Tr for William A Thomas RET
 Bk/Page: 9823/2361, Date: 12/11/24
 Mtg: CMG Mortgage Inc \$240,000
 Term: 2055
 Use: 4 Bdrm Conventional, Lot: 3799sf

470 SILVER ST U:215 **\$260,000**
 B: Alexander MacIachlan
 BAddr: 8 Edgemere Rd LYNNFIELD MA 01940
 S: Casey B Harding
 Bk/Page: 9824/1198, Date: 12/13/24
 Mtg: HarborOne Mortgage \$232,875
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$158,200 (04/21)

300 VARNEY ST **\$815,000**
 B: Highpoint Holdings LLC
 BAddr: Po Box 572 DERRY NH 03038
 S: Curtis Inv Prop Inc
 Bk/Page: 9824/105, Date: 12/12/24
 Mtg: Service Credit Union \$605,250
 Use: 2-Family Two Family, Lot: 50225sf

539 VINTON ST **\$515,000**
 B: Joshua Asselin & Gianna Brown
 BAddr: 41 Dairy Farm Way TEWKSBURY MA 01876
 S: Melissa Cedeno & Walter Cedeno
 Bk/Page: 9823/799, Date: 12/09/24
 Mtg: New Fed Mtg Corp \$463,500
 Term: 2055
 Use: 2-Family Two Family, Lot: 13332sf
 Prior Sale: \$90,000 (05/04)

Merrimack

► REAL ESTATE SALES

41 AMHERST RD **\$530,000**
 B: Arianna Getty & James Zielinski
 BAddr: 23 Congress St 28 NASHUA NH 03062
 S: Wade D Curtis & Kathy J Curtis
 Bk/Page: 9824/1378, Date: 12/13/24
 Mtg: United Wholesale Mtg \$503,500
 Term: 2055
 Use: 2 Bdrm Ranch, Lot: 38551sf

40 BELMONT DR **\$490,000**
 B: Suhail A Nami & Nermin R Nami
 BAddr: 29 Congress St 9 NASHUA NH 03062
 S: Artisan Homes LLC
 Bk/Page: 9823/769, Date: 12/09/24
 Mtg: Evolve B&T \$465,500
 Term: 2055
 Use: 5 Bdrm Cape Cod, Lot: 15725sf

29 BLOSSOM LN U:29 **\$370,000**
 B: Katherine Bowers
 BAddr: 140 Commonwealth Ave 19 N ATTLEBORO MA 02763
 S: Jason Halvorson & Naomi Halvorson
 Bk/Page: 9823/1179, Date: 12/10/24
 Mtg: CMG Mortgage Inc \$355,200
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$450,000 (12/24)

DEPOT ST **\$495,000**
 B: Dakota M Bilodeau & Andrew T Schultz
 BAddr: 6 Depot St MERRIMACK NH 03054
 S: Mary J Harpley-Morse, Tr for Mary J Harpley-Morse T
 Bk/Page: 9823/183, Date: 12/09/24

81 FRONT ST **\$575,000**
 B: Gmp Landscaping & Const I
 BAddr: 30-32 Bay View Ave 3 LYNN MA 01902
 S: 81 Front St Merrimack Rit
 Bk/Page: 9823/2769, Date: 12/12/24
 Use: Commercial Building, Lot: 39988sf
 Prior Sale: \$250,000 (06/02)

4 SMALL LN **\$417,533**
 B: Emma K Eafrafi & Keith P Perry
 BAddr: 529 Dix St MANCHESTER NH 03103
 S: Barbara A Francoeur & Shirley M Small
 Bk/Page: 9823/2811, Date: 12/12/24
 Mtg: NHFA \$334,000
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 18992sf

22 WATERVILLE DR **\$445,000**
 B: Matthew J Misodoulakis & Asheley E Buchwalter
 BAddr: 13 Mayflower Dr LITCHFIELD NH 03052
 S: Mary A Morrison, Tr for Morrison Ft
 Bk/Page: 9823/205, Date: 12/09/24
 Mtg: HarborOne Mortgage \$378,250
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 25003sf

Milford

► REAL ESTATE SALES

CHESTNUT ST **\$269,200**
 B: Theresa Ford
 BAddr: 21 Chestnut St MILFORD NH 03055
 S: Daniel Linnell, Tr for Jacquelyn A Covey RET
 Bk/Page: 9824/1278, Date: 12/13/24

24 KASEY DR **\$645,000**
 B: Philip H Thomas & Geneva M Thomas
 BAddr: 76 Kodiak Way MANCHESTER NH 03109
 S: Douglas A Scott, Tr for Scott Ft
 Bk/Page: 9824/1569, Date: 12/13/24
 Mtg: United Wholesale Mtg \$645,000
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 67954sf
 Prior Sale: \$219,000 (09/98)

89 NASHUA ST **\$500,000**
 B: Anthony Dilegro
 BAddr: 355 Nashua St MILFORD NH 03055
 S: Shane Hooker
 Bk/Page: 9824/1327, Date: 12/13/24

Mont Vernon

► REAL ESTATE SALES

19 SPRING HILL RD **\$680,000**
 B: Andrew R Donnelly & Lia Donnelly
 BAddr: 103 Farnklin St STONEHAM MA 02180
 S: Mark A Anibal & Kathryn C Anibal
 Bk/Page: 9823/970, Date: 12/09/24
 Mtg: Jeanne DArc CU \$476,000
 Term: 2055
 Use: 4 Bdrm Gambrel, Lot: 57499sf
 Prior Sale: \$296,000 (08/03)

Nashua

► REAL ESTATE SALES

20 BURNS ST **\$524,000**
 B: Tyler N Rozzi
 BAddr: 34 Talmuth Ave HAVERHILL MA 01830
 S: Martha J Deasley, Tr for Edna G Patterson RET
 Bk/Page: 9824/352, Date: 12/12/24
 Mtg: American Fin Network \$512,000
 Term: 2055
 Use: 2 Bdrm Ranch, Lot: 7405sf
 Prior Sale: \$252,500 (09/07)

5 CAMBRIDGE RD U:53 **\$483,000**
 B: Rahul Emami
 BAddr: 5 Cambridge St NASHUA NH 03060
 S: R L & Mary A Sousa Jret & Robert L Sousa Jr
 Bk/Page: 9823/949, Date: 12/09/24
 Use: Condo

5 COLD BROOK CIR U:3 **\$789,933**
 B: Magesh Madi & Rajalakshmi Asokan
 BAddr: 5 Cold Brook Cir 3 NASHUA NH 03062
 S: Rg Dev Associates LLC
 Bk/Page: 9823/538, Date: 12/09/24
 Mtg: Leader Bank NA \$669,000
 Term: 2055
 Use: Condo

E GLENWOOD ST **\$420,000**
 B: Douglas E Seppala
 BAddr: 29 Diane's Way RINDGE NH 03461
 S: Lovejoy Marjorie Est & Christopher Lovejoy
 Bk/Page: 9824/1402, Date: 12/13/24

21 GILLIS ST **\$437,000**
 B: Reyes Realty LLC
 BAddr: 17 Buckthorn St LONDONDERRY NH 03038
 S: 21 Gillis St LLC
 Bk/Page: 9824/295, Date: 12/12/24
 Mtg: TD Bank NA \$300,000
 Use: 2-Family Family Flat, Lot: 9757sf
 Prior Sale: \$99,000 (12/08)

48 GLEN DR **\$565,000**
 B: David L Surprenant & Marion Surprenant
 BAddr: 106 Sunnynview Dr JERICHO VT 05465
 S: Evan F Carlson, Tr for Curtis E & Ga Carlson RET
 Bk/Page: 9823/1302, Date: 12/10/24
 Mtg: Mortgage Research Ctr \$577,147
 Term: 2055

55 LAKE ST **\$485,000**
 B: Weverson Araujo
 BAddr: 11 Long Hill Rd HOLLIS NH 03049
 S: Cambridge Holdings Inc
 Bk/Page: 9823/2630, Date: 12/11/24
 Mtg: Millyard Bank \$350,000

30 MELISSA DR **\$525,000**
 B: Myles A Shannon & Joyce G Herrera
 BAddr: 30 Melissa Dr NASHUA NH 03062
 S: Kristina Botti
 Bk/Page: 9824/500, Date: 12/12/24
 Mtg: Digital FCU \$509,250
 Term: 2055
 Use: 3 Bdrm Raised Ranch, Lot: 11935sf
 Prior Sale: \$425,000 (12/21)

12 MICHAEL AVE **\$320,000**
 B: Granite State Invest LLC
 BAddr: 185 Sandown Rd DANVILLE NH 03819
 S: Constance M Miller
 Bk/Page: 9824/595, Date: 12/12/24
 Mtg: Jeffrey D Trudel \$288,000
 Use: 3 Bdrm Raised Ranch, Lot: 25178sf

8 NIGHTINGALE RD **\$505,000**
 B: Matthew Keefe & Christina M Keefe
 BAddr: 8 Nightingale Rd NASHUA NH 03062
 S: Gregory B Jumps & Kaleigh A Mcmahon
 Bk/Page: 9824/1600, Date: 12/13/24
 Mtg: Shoreham Bank \$488,145
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 9714sf
 Prior Sale: \$310,000 (09/19)

16-18 PERRY AVE **\$495,000**
 B: Mulberry & Perry LLC
 BAddr: 72 Trillium Ln CHESTER NH 03036
 S: 68 Perry Ave LLC
 Bk/Page: 9824/1617, Date: 12/13/24
 Mtg: RFL 4 LLC \$420,000
 Term: 2026
 Use: 2-Family Duplex, Lot: 9017sf
 Prior Sale: \$122,000 (09/12)

27 PRESCOTT ST **\$550,000**
 B: Cameron Whale
 BAddr: 27 Prescott St NASHUA NH 03064
 S: Eric C Lernoild & Rachael Dillon
 Bk/Page: 9824/622, Date: 12/12/24
 Mtg: Guild Mortgage Co \$550,000
 Term: 2055
 Use: 4 Bdrm Conventional, Lot: 9235sf
 Prior Sale: \$360,000 (04/21)

17 SEMINOLE DR **\$515,000**
 B: Gregory R Micalizzi & Brooke E Mains
 BAddr: 17 Seminole Dr NASHUA NH 03063
 S: Obin Richard L Est & Lisa Gonzales
 Bk/Page: 9823/744, Date: 12/09/24
 Mtg: Mortgage Research Ctr \$441,429
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 9017sf

28 SEROTTA AVE U:28 **\$590,000**
 B: Joseph M Dolciotto & Alisha M Reynolds
 BAddr: 28 Serotta Ave NASHUA NH 03062
 S: Tyler S Andrews & Stephanie O Andrews
 Bk/Page: 9823/2329, Date: 12/11/24
 Mtg: Keystone Funding \$560,500
 Term: 2055
 Use: 3 Bdrm Condo, Lot: 9757sf
 Prior Sale: \$390,000 (07/17)

9 SOUTH ST **\$150,000**
 B: Ramiro R Arcelay & Ana Romero
 BAddr: 9 South St NASHUA NH 03060
 S: Ramiro Rivera & Joshua Rivera
 Bk/Page: 9823/370, Date: 12/09/24
 Mtg: Nationstar Mtg \$348,392
 Term: 2054
 Use: 3 Bdrm Conventional, Lot: 4574sf
 Prior Sale: \$228,000 (09/18)

17 TERRY ST **\$485,000**
 B: Aaron Philaphandeth
 BAddr: 21 Perham St CHELMSFORD MA 01824
 S: Lynn M Dumont & Kevin E Dumont
 Bk/Page: 9824/201, Date: 12/12/24
 Mtg: CMG Mortgage Inc \$456,750
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 10542sf
 Prior Sale: \$197,000 (08/11)

► FORECLOSURE DEEDS

12 BADGER ST **\$290,000**
 B: Jcb Renovations LLC
 BAddr: Po Box 653 GOFFSTOWN NH 03045
 S: Timothy J Dickinson & Lakeview Loan Servicing L
 Bk/Page: 9824/1408, Date: 12/13/24
 Mtg: Mdr Rehab & Dev Llc \$294,932
 Use: 3 Bdrm Conventional, Lot: 3659sf
 Prior Sale: \$272,000 (12/19)

New Ipswich

► REAL ESTATE SALES

20 BINNEY HILL RD **\$395,000**
 B: Noah E Chokas
 BAddr: 41 Williams Rd ASHBURNHAM MA 01430
 S: Sheila M Rutledge
 Bk/Page: 9824/232, Date: 12/12/24
 Mtg: Mortgage Research Ctr \$395,000
 Term: 2055
 Use: 3 Bdrm Raised Ranch, Lot: 87991sf
 Prior Sale: \$207,000 (09/04)

66 OLD BEAVER RD **\$490,000**
 B: Brett L Bousquet & Velma Bousquet
 BAddr: 127 Main St TOWNSEND MA 01469
 S: Kenneth L Rountree
 Bk/Page: 9823/107, Date: 12/09/24
 Mtg: Ross Mortgage Co Inc \$392,000
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 88950sf
 Prior Sale: \$250,800 (03/19)

Pelham

► REAL ESTATE SALES

55 ASPEN DR **\$865,000**
 B: Christopher R Macarthur & Brittany R Macarthur
 BAddr: 55 Station Lndg MEDFORD MA 02155
 S: David P Scaplen & Nicole D Poirier
 Bk/Page: 9823/904, Date: 12/09/24
 Mtg: TD Bank NA \$692,000
 Term: 2055
 Use: 4 Bdrm Colonial, Lot: 29185sf
 Prior Sale: \$560,466 (05/18)

29 SPRING ST **\$1,125,000**
 B: Adam Kittedge & Oceanne S Kittedge
 BAddr: 29 Spring St PELHAM NH 03076
 S: Ralph J Tucci Jr & Dawn J Tucci
 Bk/Page: 9823/1801, Date: 12/10/24
 Mtg: Cross Country Mtg Inc \$900,000
 Term: 2055
 Use: 2-Family Duplex, Lot: 217800sf
 Prior Sale: \$480,000 (07/04)

Peterboro

► REAL ESTATE SALES

Merrimack County

Erica S. Davis, Registrar
163 North Main St, Suite 103,
Concord, NH, 03301
603-228-0101

Boscawen

► REAL ESTATE SALES

CONCORD ST..... \$25,000
B: Penacook Civil Defense Re
BAddr: 1 Oak St BOSCAWEN NH 03303
S: Boscawen Town Of
Bk/Page: 3876/1882, Date: 12/10/24

KNOWLTON RD..... \$675,000
B: Ruth Chou & David Chou
BAddr: 338 N Billerica Rd TEWKSBURY MA 01876
S: Thomas G Lamy & Stacey A Lamy
Bk/Page: 3876/1369, Date: 12/09/24

Bow

► REAL ESTATE SALES

43 KNOX RD..... \$379,933
B: Melanie Moore & Zach Moore
BAddr: 1 Maple Ridge Dr 208 MERRIMACK NH 03054
S: Alec M Silva & Brianna S Silva
Bk/Page: 3876/2460, Date: 12/12/24
Mtg: Plains Commerce Bank \$360,905
Term: 2055
Use: 3 Bdrm Ranch, Lot: 43560sf
Prior Sale: \$330,000 (09/22)

616 PAGE RD..... \$540,000
B: Sarah J Barden & John Morehead
BAddr: 1310 Baldwin Rd YORKTOWN HEIGHTS NY 10598
S: Earle Ft & James P Earle 3rd
Bk/Page: 3876/1254, Date: 12/09/24
Mtg: Resicentral LLC \$240,000
Term: 2055
Use: 3 Bdrm Ranch, Lot: 47916sf

Bradford

► REAL ESTATE SALES

NO STREET GIVEN L:1..... \$80,000
B: Brian P Barbosa
BAddr: 15401 Crystal Lake Rd NORTH FORT MYERS FL 33917
S: Joann Patel & Vivek Patel
Bk/Page: 3876/2244, Date: 12/11/24

Concord

► REAL ESTATE SALES

45 BOROUGH RD..... \$410,000
B: Erin Roderick & Michael Loader
BAddr: 38 Sandown Rd FREMENT NH 03044
S: Henry L Farrin Jr & Dyann L Farrin
Bk/Page: 3876/2207, Date: 12/11/24
Mtg: New American Funding \$380,000
Term: 2055
Use: 2 Bdrm Cape Cod, Lot: 104544sf
Prior Sale: \$200,000 (01/16)

66 CURRIER RD..... \$283,200
B: Abbott A Presby 3rd & Abigail S Presby
BAddr: 66 Currier Rd CONCORD NH 03301
S: Denise R Presby, Tr for Presby Ft
Bk/Page: 3876/2754, Date: 12/13/24
Mtg: CMG Mortgage Inc \$274,752
Term: 2055
Use: 3 Bdrm Ranch, Lot: 292288sf
Prior Sale: \$215,000 (03/07)

ELM ST..... \$555,000
B: Cj Realty LLC
BAddr: 496 Brockway Rd HOPKINTON NH 03229
S: Michelle R Clark, Tr for Michelle Rae Clark RET
Bk/Page: 3876/2031, Date: 12/10/24

6-A HILLS CT U:C..... \$441,000
B: James P Monahan & Donna J Brown
BAddr: 221 Mountain Rd CONCORD NH 03301
S: Terri W Trier, Tr for Joseph A Trier
Bk/Page: 3876/1932, Date: 12/10/24
Use: Condo

119 HOIT RD..... \$844,733
B: Casey Jewett
BAddr: 14 Chandler Ln RAYMOND NH 03077
S: Trademark Homes LLC
Bk/Page: 3876/1329, Date: 12/09/24
Mtg: United Wholesale Mtg \$494,700
Term: 2055
Use: 4 Bdrm Colonial, Lot: 272250sf
Prior Sale: \$380,000 (10/23)

5 LAKE ST..... \$545,000
B: Meghan W Woodbury & Thomas G Lamy
BAddr: 133 Ridgetop Ln HENNIKER NH 03242
S: Jennifer Albert, Tr for Jennifer Albert 2021 T
Bk/Page: 3876/1855, Date: 12/10/24
Use: County/Municipality Property, Lot: 10019sf
Prior Sale: \$275,000 (01/19)

171-185 LOUDON RD U:12..... \$124,933
B: Jason Beauchesne, Tr for Beauchesne Ft
BAddr: 76 West St CONCORD NH 03301
S: Cynthia M Macwhinnie & Scott T Macwhinnie
Bk/Page: 3876/2742, Date: 12/13/24
Use: Condo

227 LOUDON RD U:47..... \$265,000
B: Theadora A Stark
BAddr: 27 Seven Pines Rd HOLDERNESS NH 03245
S: Joy L Cadarette
Bk/Page: 3876/1408, Date: 12/09/24
Use: Condo

44 MILLSTONE DR..... \$679,000
B: Matthew Warden & Elizabeth Singh-Warden
BAddr: 141 John St 113 LOWELL MA 01852
S: Matthew J Nadeau, Tr for Nadeau FT
Bk/Page: 3876/2276, Date: 12/11/24
Mtg: CMG Mortgage Inc \$645,050
Term: 2055
Use: 3 Bdrm Colonial, Lot: 103237sf
Prior Sale: \$332,000 (05/16)

99 MOUNTAIN RD..... \$635,000
B: Corbin Leblanc & Betsy Larson
BAddr: 118 Perkins Rd MADBURY NH 03823
S: Gordon W Tuttle & Annette L Tuttle
Bk/Page: 3876/2556, Date: 12/12/24
Mtg: CMG Mortgage Inc \$455,625
Term: 2055
Use: 6 Bdrm Colonial, Lot: 50094sf
Prior Sale: \$335,000 (12/17)

178 N STATE ST..... \$395,333
B: Mary M Brown
BAddr: 1748 Old Derry Rd HUDSON NH 03051
S: Edward M Steenbeke & Dorothy K Steenbeke
Bk/Page: 3876/1132, Date: 12/09/24
Mtg: CMG Mortgage Inc \$375,487
Term: 2055
Use: 2 Bdrm Cape Cod, Lot: 3920sf
Prior Sale: \$225,000 (10/19)

230 N STATE ST..... \$389,000
B: Tyler J Watt
BAddr: 61 Shore Dr NOTTINGHAM NH 03290
S: Steven P Smith & Diane M Smith
Bk/Page: 3876/1647, Date: 12/10/24
Mtg: NBKC Bank \$270,000
Term: 2055
Use: 4 Bdrm Conventional, Lot: 10454sf
Prior Sale: \$226,000 (02/06)

23 RUMFORD ST..... \$500,000
B: Charlotte M Boghossian & Alan S Hassler
BAddr: 82 Warren St 1 CONCORD NH 03301
S: Calvin T Herst
Bk/Page: 3877/26, Date: 12/13/24
Mtg: CMG Mortgage Inc \$400,000
Term: 2055
Use: 3 Bdrm Colonial, Lot: 7405sf
Prior Sale: \$123,800 (08/98)

29 VICTORIAN LN U:29..... \$417,533
B: Kyle A Barrett
BAddr: 44 Brookside Dr KINGSTON NH 03848
S: Karen S Welch & John H Welch Jr
Bk/Page: 3876/2795, Date: 12/13/24
Mtg: Guaranteed Rate Inc \$375,750
Term: 2055
Use: 2 Bdrm Condo
Prior Sale: \$215,000 (01/10)

VILLAGE ST..... \$200,000
B: Job LLC
BAddr: 75 S Main St 7 CONCORD NH 03301
S: 77 Village Street LLC
Bk/Page: 3876/2488, Date: 12/12/24

WOOD AVE..... \$312,000
B: Dylan R Bernard
BAddr: 39 Wood Ave CONCORD NH 03301
S: Sarah B Transue
Bk/Page: 3876/2614, Date: 12/13/24

Dunbarton

► REAL ESTATE SALES

186 GRAPEVINE RD..... \$660,000
B: Jordan A Smith & Heather L Smith
BAddr: 72 Hutchins St CONCORD NH 03303
S: Grapevine LLC
Bk/Page: 3876/2673, Date: 12/13/24
Mtg: Fairway Ind Mtg \$481,800
Term: 2055

Epsom

► REAL ESTATE SALES

262 MOUNT DELIGHT RD..... \$319,000
B: Michael K Farnham & Pamela J Perry
BAddr: 3 Bush Ave ALLENSTOWN NH 03275
S: Heather C Ryan, Tr for Ryan Rex Ft
Bk/Page: 3876/1828, Date: 12/10/24
Mtg: Everett Financial \$140,000
Term: 2040
Use: Mobile Home, Lot: 94961sf
Prior Sale: \$153,533 (10/16)

210 NEW RYE RD..... \$450,000
B: Olivia E Lacroix & Susel Lacroix
BAddr: 273 Walnut St MANCHESTER NH 03104
S: Mary A Ricciotti
Bk/Page: 3877/71, Date: 12/13/24
Mtg: CMG Mortgage Inc \$405,000
Term: 2055
Use: 4 Bdrm Cape Cod, Lot: 43560sf

ROUTE 28..... \$285,000
B: All About Family Prop LLC
BAddr: 82 Village St CONCORD NH 03303
S: Renewed Homes LLC
Bk/Page: 3876/2318, Date: 12/11/24

627 SANBORN HILL RD..... \$780,000
B: May June Holdings LLC
BAddr: 4 James Rd DEERFIELD NH 03307
S: Seth S Harkness, Tr for More Forever RET 2020
Bk/Page: 3876/1905, Date: 12/10/24
Mtg: Merrimack Cnty SB NH \$585,000
Use: 4 Bdrm Colonial, Lot: 982278sf
Prior Sale: \$181,500 (08/04)

Franklin

► REAL ESTATE SALES

LAKE SHORE DR..... \$225,000
B: William Bingham & Roberta Bingham
BAddr: 1228 Kingfisher Dr PATTERSON CA 95363
S: Kaye L Collins
Bk/Page: 3876/1802, Date: 12/10/24

LAKE SHORE DR..... \$450,000
B: William Bingham & Roberta Bingham
BAddr: 1228 Kingfisher Dr PATTERSON CA 95363
S: Collins Jr Walter E Est & Kaye L Collins
Bk/Page: 3876/1799, Date: 12/10/24

203 LAKE SHORE DR..... \$630,000
B: Brandon Grunes & Samantha Grunes
BAddr: 19 Jennifer Cir NEEDHAM MA 02494
S: Joni K Hinds, Tr for Hinds Ft
Bk/Page: 3877/92, Date: 12/13/24
Mtg: Morgan Stanley Privat \$511,000
Term: 2055 Rate: 5.6% Type: Adj
Use: 2 Bdrm Cottage, Lot: 2744sf
Prior Sale: \$150,000 (10/07)

515 PROSPECT ST..... \$650,000
B: Derick P Pignone & Michelle R Pignone
BAddr: 597 Tanglewood Dr HENNIKER NH 03242
S: Erik D Wheeler
Bk/Page: 3876/1513, Date: 12/09/24
Mtg: Keystone Funding \$650,000
Term: 2055
Use: 4 Bdrm Colonial, Lot: 609840sf
Prior Sale: \$235,000 (08/10)

18 RIVERVIEW DR..... \$370,000
B: Richard Gilmore & Susan Gilmore
BAddr: 8 Morning Glory Dr FRANKLIN NH 03235
S: Gary H Plourde & Marilyn S Plourde
Bk/Page: 3876/1070, Date: 12/09/24
Mtg: Fairway Ind Mtg \$199,500
Term: 2055
Use: Mobile Home, Lot: 68825sf

32 SPRING ST..... \$245,000
B: Marin Smith & Parker Bergholm
BAddr: 7628 Currier Rd LOUDON NH 03307
S: Susanna M West
Bk/Page: 3876/1747, Date: 12/10/24
Mtg: NHFA \$237,650
Bk/Page: 3876/1647, Date: 12/10/24
Use: 3 Bdrm Old Style, Lot: 2570sf
Prior Sale: \$130,000 (11/20)

WILLOW HILL PARK..... \$237,000
B: Patricia J Lilly
BAddr: 934 Trail Creek Rd LAKE GEORGE CO 80827
S: Kevin Courtemanche & David Courtemanche
Bk/Page: 3877/66, Date: 12/13/24

NO STREET GIVEN L:1..... \$500,000
B: Historic Old Homes Inc
BAddr: 288 Franklin Rd SALISBURY NH 03268
S: Madeline Y Daigneault
Bk/Page: 3876/2976, Date: 12/13/24

Henniker

► REAL ESTATE SALES

597 TANGLEWOOD DR..... \$415,000
B: Griffin C Barbaro & Abigail Barbaro
BAddr: 5 Timbertwood Dr 101 GOFFSTOWN NH 03045
S: Michelle R Pignone & Derick Pignone
Bk/Page: 3876/1630, Date: 12/10/24
Mtg: EMM Loans LLC \$401,149
Term: 2055
Use: 3 Bdrm Cape Cod, Lot: 43560sf
Prior Sale: \$223,533 (05/16)

331 WEARE RD..... \$587,000
B: Lillian Patten & Brandon W Cote
BAddr: 48 Summit Dr NEW BOSTON NH 03070
S: Damian F Whittier & Ashlea N Whittier
Bk/Page: 3876/2823, Date: 12/13/24
Mtg: CMG Mortgage Inc \$547,000
Term: 2055
Use: 4 Bdrm Cape Cod, Lot: 87120sf

Hooksett

► REAL ESTATE SALES

45 CRAWFORD LN..... \$630,000
B: Carissa Bernier
BAddr: 1465 Hooksett Rd HOOKSETT NH 03106
S: Amanda Williamson & Matthew Defelice
Bk/Page: 3876/2844, Date: 12/13/24
Mtg: Leader Bank NA \$430,000
Term: 2055
Use: 3 Bdrm Colonial, Lot: 12197sf
Prior Sale: \$282,600 (08/11)

GRANITE HEIGHTS CONDO U:1046..... \$460,000
B: Kristy L Sylvia, Tr for Kristy L Sylvia RET
BAddr: 1465 Hooksett Rd Unt 1378 HOOKSETT NH 03106
S: Carissa A Bernier, Tr for Carissa Kelley RET
Bk/Page: 3876/2480, Date: 12/12/24
Use: Condo

156 WHITEHALL RD..... \$470,000
B: Daniel F Roberts & Nancy J Roberts
BAddr: 14 Jacob Ave HOOKSETT NH 03106
S: Gelinas Donald S Est & Jocelyn Fortier
Bk/Page: 3876/1569, Date: 12/10/24
Mtg: Guaranteed Rate Inc \$352,500
Term: 2055
Use: 3 Bdrm Raised Ranch, Lot: 47916sf

Hopkinton

► REAL ESTATE SALES

1926 CLEMENT HILL RD..... \$321,000
B: Job LLC
BAddr: 75 S Main St 7 CONCORD NH 03301
S: Rioux Properties LLC
Bk/Page: 3876/2737, Date: 12/13/24
Use: 3 Bdrm Ranch, Lot: 357192sf
Prior Sale: \$275,000 (11/24)

1075 HOPKINTON RD..... \$515,000
B: Alexander Decoste & Isabelle Dubia
BAddr: 58 Branch Tpkc 12 CONCORD NH 03301
S: Clay K Boutwell & Deborah J Boutwell
Bk/Page: 3876/2527, Date: 12/12/24
Mtg: NHFA \$412,000
Term: 2055
Use: Residential-Multiple Bldgs, Lot: 187308sf

Loudon

► REAL ESTATE SALES

22 DAFFODIL DR U:22..... \$495,000
B: Julia Dumais & Phillip C Dumais
BAddr: 30 Cherry 205 CONCORD NH 03301
S: Tammy L Hysel, Tr for Catherine E Potter RET
Bk/Page: 3876/1387, Date: 12/09/24
Mtg: EMM Loans LLC \$110,000
Term: 2055
Use: 2 Bdrm Condo
Prior Sale: \$307,200 (08/15)

48 IRIS LN U:48..... \$510,000
B: Debra Smith, Tr for Liberty 2020 RET
BAddr: 5 Springwood Dr HOOKSETT NH 03106
S: Michel R Therrien & Marjorie Therrien
Bk/Page: 3877/23, Date: 12/13/24
Use: 2 Bdrm Condo

129 PITTSFIELD RD..... \$730,000
B: Jonathan E Burgess & Michelle L Burgess
BAddr: 2 County Rd TUFTONBORO NH 03816
S: Michelle Tramposch, Tr for Raymond Tramposch
Bk/Page: 3876/2190, Date: 12/11/24

New London

► REAL ESTATE SALES

16 SEASONS U:16..... \$725,000
B: Paul J Marinelli, Tr for Mbm Ft
BAddr: 21 Corbin Ct GRANTHAM NH 03753
S: Mary R Walsh, Tr for Avita F Ryan 2017 T
Bk/Page: 3876/2183, Date: 12/11/24
Use: 3 Bdrm Condo

Newbury

► REAL ESTATE SALES

CHENEY RD..... \$65,000
B: Corey S Beaudry & Ashley E Beaudry
BAddr: 40 Northwood Dr WAYNESBORO VA 22980
S: Bell Point LLC
Bk/Page: 3876/2171, Date: 12/11/24

896 ROUTE 103..... \$209,000
B: Jonathan Larose & Ashley B Amore
BAddr: 57 Eaton Grange Rd E WARNER NH 03278
S: Tammy R Sandy, Tr for Dale R Sandy Jont RET
Bk/Page: 3876/2436, Date: 12/12/24
Mtg: Northpoint Mortgage \$159,000
Term: 2055
Use: 1 Bdrm Conventional, Lot: 121968sf

NO STREET GIVEN L:136..... \$5,000
B: Sunapee Hills Assn
BAddr: Po Box 8 NEWBURY NH 03255
S: Gabriel Koukkos & George Koukkos
Bk/Page: 3876/2499, Date: 12/12/24

Northfield

► REAL ESTATE SALES

501 BEAN HILL RD U:36..... \$280,933
B: Jenny Fialkoff
BAddr: 22 Meetinghouse Rd ACTON MA 01720
S: Keith R Whitten & Darlene C Smith-Whitten
Bk/Page: 3876/1677, Date: 12/10/24
Mtg: Cross Country Mtg Inc \$80,000
Term: 2055
Use: 2 Bdrm Condo
Prior Sale: \$124,533 (03/18)

Pembroke

► REAL ESTATE SALES

414 BLANE CIR U:414..... \$715,000
B: Raymond R Houle Jr
BAddr: 11 Boutillier Ln NORTH HAMPTON NH 03862
S: Ronda Cote & Donald Cote
Bk/Page: 3876/2581, Date: 12/12/24
Mtg: Rocket Mortgage LLC \$115,000
Term: 2055
Use: 3 Bdrm Condo, Lot: 51401sf
Prior Sale: \$676,933 (07/23)

11 KIMBALL ST U:D..... \$369,000
B: Matthew E Defelice
BAddr: 45 Crawford Ln HOOKSETT NH 03106
S: Proven Homes LLC
Bk/Page: 3877/48, Date: 12/13/24
Mtg: HarborOne Mortgage \$89,000
Term: 2055
Use: Condo

NEST TOWNHOMES CONDO U:11C..... \$410,000
B: Haley M Tramposch, Tr for Jesse D Tramposch
BAddr: 15 Farley Rd HOLLIS NH 03049
S: Proven Homes LLC
Bk/Page: 3876/1292, Date: 12/09/24
Use: Condo

Pittsfield

► REAL ESTATE SALES

44 MAIN ST..... \$450,000
B: Jintana W Britland
BAddr: 25 Cottage St WATERTOWN MA 02472
S: Baxter Real Estate LLC
Bk/Page: 3876/1605, Date: 12/10/24
Mtg: Nqm Funding Llc \$315,000
Term: 2055
Use: Commercial Building, Lot: 3920sf
Prior Sale: \$275,000 (10/23)

Sutton

► REAL ESTATE SALES

KEARSARGE VALLEY RD..... \$120,000
B: Land Ops LLC
BAddr: 101 Sheraton Ln ELIZABETH TN 37643
S: Michael J Duncan & Karen L Duncan
Bk/Page: 3876/2321, Date: 12/12/24

NO STREET GIVEN L:1..... \$30,000
B: Jacob M Lashier
BAddr: Po Box 626 BRADFORD NH 03221
S: Robert A Jeffrey, Tr for Robert A K Jeffrey Ft
Bk/Page: 3876/2485, Date: 12/12/24

Warner

► REAL ESTATE SALES

DUMMER RD..... \$20,000
B: Rose View Properties LLC
BAddr: 100 Chase Farm Rd CONTOOCOOK NH 03229
S: Richard M George, Tr for Richard M George 2022 T
Bk/Page: 3876/2225, Date: 12/11/24

Webster

► REAL ESTATE SALES

NEW HAMPSHIRE DR..... \$30,000
B: Maurice A Bilodeau & Claudette Levesque
BAddr: 227 Mast Rd GOFFSTOWN NH 03045
S: Christopher C Small
Bk/Page: 3876/2893, Date: 12/13/24

► FORECLOSURE DEEDS

36 GUIDE BOARD HILL RD..... \$100,000
B: Sierra Michie & Nicholas Reed
BAddr: 48 Farrell Loop WARNER NH 03278
S: Paul A Cross & Bank Of America NA
Bk/Page: 3876/1550, Date: 12/09/24
Use: 3 Bdrm Gambrel, Lot: 223942sf

Rockingham County

Cathy Ann Stacey, Registrar
10 Route 125, Brentwood, NH, 03833
603-642-5526

Atkinson

► REAL ESTATE SALES

43 CHANDLER DR U:43..... \$450,000
B: Timothy D Kubbeck
BAddr: 43 Chandler Dr ATKINSON NH 03811
S: Jane A Kubbeck, Tr for Jane A Kubbeck Ft
Bk/Page: 6592/248, Date: 12/13/24
Mtg: Amerant Mortgage \$360,000
Term: 2055
Use: 2 Bdrm Condo
Prior Sale: \$210,000 (12/11)

HAMPTON RD L:33..... \$345,000
B: Linda Beddeos
BAddr: 33 Pine Meadows Dr 33 EXETER NH 03833
S: Dauntless Path LLC
Bk/Page: 6591/2313, Date: 12/12/24

22 OVERLOOK DR U:22..... \$455,000
B: Deidre Stahl
BAddr: 22 Overlook Dr ATKINSON NH 03811
S: Pauline Bahia
Bk/Page: 6591/467, Date: 12/09/24
Mtg: Rocket Mortgage LLC \$235,000
Term: 2055
Use: 2 Bdrm Condo

WRIGHT FARM CONDO 2 U:49..... \$495,000
B: Barbara J Blanchette
BAddr: 9 Molly Ln ATKINSON NH 03811
S: Marcia M Murphy
Bk/Page: 6591/183, Date: 12/09/24
Use: Condo

Auburn

► REAL ESTATE SALES

82 CEDAR CREST LN..... \$1,200,000
B: Taif S Nouri & Zaynab Mahmud
BAddr: 85 Highview Ter MANCHESTER NH 03104
S: Catherine Boutin, Tr for Ceb RET
Bk/Page: 6591/2135, Date: 12/11/24
Mtg: Nationstar Mtg \$860,000
Term: 2055
Use: 4 Bdrm Colonial, Lot: 140873sf
Prior Sale: \$185,000 (12/12)

36 E DERRY RD..... \$449,933
B: Samatha B Popp & Nathaniel Buzzell
BAddr: 36 E Derry Rd DERRY NH 03038
S: Jcb Renovations LLC
Bk/Page: 6591/2180, Date: 12/11/24

55 EVERGREEN DR U:55..... \$774,933
B: Elizabeth Mccann
BAddr: 23 Osprey Ln YORK ME 03909
S: Chinburg Development LLC
Bk/Page: 6592/787, Date: 12/13/24
Mtg: Wells Fargo Bank \$240,000
Term: 2055
Use: 2 Bdrm Condo

Danville

► REAL ESTATE SALES

34 EMERALD DR..... \$615,000
B: Brendan M Williams
BAddr: 236 Ayer Rd HARVARD MA 01451
S: Arthur P Ayotte
Bk/Page: 6591/2540, Date: 12/12/24
Mtg: United Wholesale Mtg \$553,500
Term: 2055
Use: 3 Bdrm Colonial, Lot: 187308sf
Prior Sale: \$285,000 (08/13)

Deerfield

► REAL ESTATE SALES

43 RIDGE RD..... \$151,733
B: Marcus G Hayes
BAddr: 43 Ridge Rd DEERFIELD NH 03037
S: Marcus G Hayes & Jacqueline D Roy
Bk/Page: 6591/2093, Date: 12/11/24
Mtg: Digital FCU \$304,800
Term: 2055
Use: 4 Bdrm Cape Cod, Lot: 446054sf
Prior Sale: \$250,000 (10/18)

Derry

► REAL ESTATE SALES

BIRCHWOOD DR..... \$530,000
B: Christopher Winton & Meghan Horan
BAddr: 10 Elsmere Ave METHUEN MA 01844
S: Steve J Wallack, Tr for Wallack Ft
Bk/Page: 6591/1565, Date: 12/10/24

C

14 FLORENCE ST U:2	\$385,000
B: Morgan Dissottie & Joseph Dissottie BAddr: 14 Florence St 2 DERRY NH 03038 S: Yaille A Torres Bk/Page: 6591/496, Date: 12/09/24 Mtg: Leader Bank NA \$320,000 Term: 2055 Use: 2 Bdrm Condo Prior Sale: \$236,000 (12/19)	
161 FORDWAY EXT	\$570,000
B: Thomas Denoi & Jacquelyn Denoi BAddr: 32 Downfall Rd BYFIELD MA 01922 S: Terry L Melim Bk/Page: 6591/2074, Date: 12/11/24 Mtg: Mortgage Research Ctr \$400,000 Term: 2055 Use: 5 Bdrm Gambrel, Lot: 119354sf Prior Sale: \$318,000 (11/17)	
FRANKLIN ST	\$499,000
B: Patrick Horrigan & Kristen Ceaser BAddr: 1655 Osgood St N ANDOVER MA 01845 S: Joseph Ruotolo Bk/Page: 6591/2002, Date: 12/11/24	
GILCREST RD L:3D	\$586,733
B: Nancy E Raczka, Tr for Nancy E Raczka RET BAddr: 20905 Athenian Ln NORTH FORT MYERS FL 33917 S: Gfm Development LLC Bk/Page: 6590/2975, Date: 12/09/24	
2 GRIFFIN ST	\$474,200
B: Nevio Castellì 3rd BAddr: 104 Dennison Ave FRAMINGHAM MA 01702 S: Larry R Jacobs & Ashley J Jacobs Bk/Page: 6591/1583, Date: 12/10/24 Mtg: Guild Mortgage Co \$426,780 Term: 2055 Use: 3 Bdrm Cape Cod, Lot: 23958sf Prior Sale: \$274,933 (11/17)	
5 HEMLOCK SPRINGS RD	\$480,000
B: Brianna P Poliquin & Justin E Lombard BAddr: 1 Webster Ct MERRIMACK NH 03054 S: Cheryl J Cornett, Tr for Marilyn J Cornett RET Bk/Page: 6592/991, Date: 12/13/24 Mtg: EMM Loans LLC \$384,000 Term: 2055 Use: 3 Bdrm Cape Cod, Lot: 24394sf	
RICHARDSON DR L:B	\$375,000
B: Ting K Chen BAddr: 2-53 207th St OAKLAND GARDENS NY 11364 S: Jason S Trecartin Bk/Page: 6591/2694, Date: 12/12/24	
25 SUMMIT AVE	\$550,000
B: Susan Llerena BAddr: 23 Oak Ridge Ave 10 SALEM NH 03079 S: Jennifer L Lucier Bk/Page: 6591/2251, Date: 12/12/24	
TOBACCO RD	\$275,000
B: Junior M Mora BAddr: 78 Everett St LAWRENCE MA 01843 S: Robert F Decoste Bk/Page: 6591/1539, Date: 12/10/24	
7 TRUE AVE	\$580,000
B: Roxanne D Holland & Jeffrey C Holland BAddr: 10 Burlington Ave WILMINGTON MA 01887 S: White Knuckle Invs LLC Bk/Page: 6592/734, Date: 12/13/24 Mtg: Jmac Lending Inc \$592,470 Term: 2055 Use: 4 Bdrm Ranch, Lot: 82328sf Prior Sale: \$505,000 (07/24)	
5 TSIENNETO RD U:20	\$355,000
B: Emily K O'Brien & Casey B Harding BAddr: 470 Silver St MANCHESTER NH 03103 S: Nicole A Christensen Bk/Page: 6592/900, Date: 12/13/24 Mtg: Total Mtg Svcs \$275,000 Term: 2055 Use: 2 Bdrm Condo Prior Sale: \$189,000 (12/18)	
NO STREET GIVEN L:6C101	\$1,110,000
B: Vito Martello 3rd & Dominique Ortiz-Martello BAddr: 17 Sycamore Ave SALEM NH 03079 S: Hirenkumar R Patel & Bhumii B Patel Bk/Page: 6591/2268, Date: 12/12/24	

East Kingston

► REAL ESTATE SALES

8 DEPOT RD	\$950,000
B: Yug Realty LLC BAddr: 7 Hampton Rd EXETER NH 03833 S: North Road Prop Mgmt LLC Bk/Page: 6592/409, Date: 12/13/24 Mtg: Partners Bk New Eng \$760,000 Use: Commercial Building, Lot: 20473sf Prior Sale: \$610,000 (05/12)	
163 NORTH RD U:11	\$635,000
B: Daniel J Laverty & Susan Laverty BAddr: 10 Cricket Ridge Dr WINDHAM NH 03087 S: Lisa Lortie, Tr for Loretta Casale RET Bk/Page: 6592/855, Date: 12/13/24 Use: Condo	

Epping

► REAL ESTATE SALES

36 GATCHELL WAY	\$642,533
B: Gentral Larochele BAddr: 197 Abbott St NORTH ANDOVER MA 01845 S: Marita L Gund Bk/Page: 6592/430, Date: 12/13/24 Use: 4 Bdrm Cape Cod, Lot: 145378sf Prior Sale: \$457,400 (05/20)	
6-A LOGAN MICHAEL LN U:3363A	\$559,933
B: Michael R Goodman & Lee M Goodman BAddr: 6A Logan Michael Ln EPPING NH 03042 S: Lewis Builders Dev Inc Bk/Page: 6591/1312, Date: 12/10/24 Mtg: Mass Inst of Tech \$165,000 Term: 2055 Use: Condo	
6-B LOGAN MICHAEL LN U:3363B	\$567,133
B: Frank E Boliver BAddr: 6B Logan Michael Ln EPPING NH 03042 S: Lewis Builders Dev Inc Bk/Page: 6592/152, Date: 12/13/24 Use: Condo	
2 PAUL LN	\$550,000
B: Alexander Delorey & Marissa Delorey BAddr: 2 Paul Ln EPPING NH 03042 S: David T Gaudet Bk/Page: 6592/920, Date: 12/13/24 Mtg: Guaranteed Rate Inc \$232,000 Term: 2055 Use: Mobile Home, Lot: 43244sf Prior Sale: \$330,000 (04/20)	

27 PLUMER RD	\$520,000
B: Eric Modica & Isabella Pershouse BAddr: 27 Plumer Rd EPPING NH S: Forsberg Eleanor C Est & Michael Seagren Bk/Page: 6591/266, Date: 12/09/24 Mtg: CMG Mortgage Inc \$510,581 Term: 2055 Use: 3 Bdrm Colonial, Lot: 94098sf Prior Sale: \$190,000 (12/03)	

Exeter

► REAL ESTATE SALES

50 BROOKSIDE DR U:N8	\$325,000
B: Walter Kinslow BAddr: 19 Fisk Ave EAST WEYMOUTH MA 02189 S: John D Conway & Marcella A Hain Bk/Page: 6591/1915, Date: 12/11/24 Use: 2 Bdrm Condo Prior Sale: \$211,000 (03/21)	
131 COURT ST U:14	\$615,000
B: Axiom Investment LLC BAddr: 84 West Broadway Ste 200 DERRY NH 03038 S: Michael R Goodman & Lee Goodman Bk/Page: 6591/1191, Date: 12/10/24 Use: 2 Bdrm Condo Prior Sale: \$350,000 (11/18)	
39 NEWFIELDS RD	\$462,000
B: Stephen Tanguay BAddr: 100 Blue Heron Dr PORTSMOUTH NH 03801 S: Karen R Jellison & Jerome S Jellison Bk/Page: 6592/307, Date: 12/13/24 Mtg: CMG Mortgage Inc \$432,000 Term: 2055 Use: 3 Bdrm Cape Cod, Lot: 21780sf Prior Sale: \$269,933 (01/18)	
WINDSOR LN L:66	\$595,000
B: Patricia A Daneman, Tr for Patricia A Daneman RET BAddr: 62 Pineview Dr CANDIA NH 03034 S: Keith A Stahl & Suzanne L Stahl Bk/Page: 6591/904, Date: 12/10/24	

Fremont

► REAL ESTATE SALES

46 LYNETTE LN	\$560,000
B: Derek G Kirilis & Morgan M Kirilis BAddr: 46 Lynette Ln FREMONT NH 03044 S: John P Kenny & Michelle M Kenny Bk/Page: 6592/553, Date: 12/13/24 Mtg: Haverhill Bk \$360,000 Term: 2055 Use: 3 Bdrm Cape Cod, Lot: 96268sf Prior Sale: \$143,300 (09/98)	

Greenland

► REAL ESTATE SALES

BRAMBER VALLEY RD L:S	\$1,000,000
B: Jason N Theodore, Tr for Theodore FT BAddr: Po Box 4598 PORTSMOUTH NH 03801 S: Catherine C Stone, Tr for Catherine C Stone RET Bk/Page: 6591/2485, Date: 12/12/24	

Hampstead

► REAL ESTATE SALES

CRICKET RIDGE DR	\$875,000
B: Jeremiah H Kearns & Nancy P Lange BAddr: 4 Montalcino Way SALEM NH 03079 S: Daniel J Laverty & Susan Laverty Bk/Page: 6591/2277, Date: 12/12/24	
ODD FELLOWS RD L:A	\$516,000
B: Lucille G Bourque, Tr for Bourque Ft BAddr: 31 Linden Dr EAST HAMPSTEAD NH 03826 S: James Giannotti, Tr for R A & Joan A Gianotti Ft Bk/Page: 6590/2927, Date: 12/09/24	
NO STREET GIVEN L:14	\$600,000
B: Ralph J Tucci BAddr: 57 Scott Dr HAMPSTEAD NH 03841 S: Dancing Lax Holdings LLC Bk/Page: 6591/1484, Date: 12/10/24	

Hampton

► REAL ESTATE SALES

GLEN RD	\$400,000
B: Jane Fouraker & Lawrence Fouraker BAddr: 6821 Springdale Ct VICTOR NY 14564 S: John S Murphy Bk/Page: 6591/1832, Date: 12/11/24	
LAFAYETTE RD	\$1,000,000
B: 775 Lafayette Road LLC BAddr: 348 Lafayette Rd HAMPTON NH 03842 S: Sunrise Realty LLC Bk/Page: 6591/679, Date: 12/09/24	
ROBERTS DR	\$560,000
B: Roderick A Robtoy & Julie A Robtoy BAddr: 1 Donnans Ln HAMPTON NH 03842 S: Kelly Hakes & Joseph Boyd Bk/Page: 6591/1207, Date: 12/10/24	
501-503 WINNACUNNET RD U:C	\$825,000
B: Melissa Dougherty BAddr: 7 Lovejoy Ln HOLLIS NH 03079 S: Cargill FT & David L Cargill Jr Bk/Page: 6591/794, Date: 12/10/24 Use: Condo	
558 WINNACUNNET RD	\$375,000
B: Auffant Properties LLC BAddr: 750 Lafayette Rd PORTSMOUTH NH 03801 S: Barbara L Bohan Bk/Page: 6591/2837, Date: 12/12/24 Mtg: Andrew J Lane \$375,000 Term: 2025 Use: 2 Bdrm Camp/Cabin, Lot: 4356sf Prior Sale: \$275,000 (08/16)	
NO STREET GIVEN	\$590,000
B: Ashley M Cote & Ryan D Maguire BAddr: 8 Tuck Rd HAMPTON NH 03842 S: Bayfield LLC Bk/Page: 6591/980, Date: 12/10/24	

Kingston

► REAL ESTATE SALES

TOWLE RD	\$620,000
B: Anthony Delucia BAddr: 46 Mill Rd KINGSTON NH 03848 S: William Dunn & Theresa Dunn Bk/Page: 6591/2691, Date: 12/12/24	
NO STREET GIVEN	\$3,000
B: Justin W Perkins BAddr: 18 Tenth St KINGSTON NH 03848 S: Derek Vater Bk/Page: 6592/726, Date: 12/13/24	

Londonderry

► REAL ESTATE SALES

ANDERSON CIR	\$475,000
B: Sarj Real Prop Mgmt LLC BAddr: 367 Willow Ave HAVERHILL MA 01835 S: Brian R Hilliard, Tr for Hilliard Ft Bk/Page: 6592/691, Date: 12/13/24	
4 BELLFLOWER HOLW	\$742,000
B: Robert Moriarty BAddr: 3 Spring Rd AMHERST NH 03031 S: Kristin A Mainella & Yvonne R Korrey Bk/Page: 6591/1039, Date: 12/10/24 Mtg: Fairway Ind Mtg \$593,600 Term: 2055 Use: 4 Bdrm Colonial, Lot: 21810sf Prior Sale: \$393,800 (02/16)	
BREWSTER RD	\$96,500
B: Denise A Trevor, Tr for Steven A Trevor BAddr: 21 Kent St TEWKSBURY MA 01876 S: Steven A Trevor, Tr for Kim E Sullivan Bk/Page: 6591/1873, Date: 12/11/24	
33 CALLA RD	\$812,933
B: John H Baillargeon Jr & Kathryn L Baillargeon BAddr: 141 Silver Creek Dr SUFFIELD CT 06078 S: Lorden Commons LLC Bk/Page: 6591/1363, Date: 12/10/24 Mtg: Guaranteed Rate Inc \$650,320 Term: 2035 Use: Forest Use-Christmas Trees, Lot: 25143sf	
3 DEER CROSSING CIR	\$899,933
B: Kelly Madden & Jimmie Pritts 3rd BAddr: 3 Deer Crossing Cir LONDONDERRY NH 03053 S: Michael P McCormick & Lisa J McCormick Bk/Page: 6592/708, Date: 12/13/24 Mtg: New Fed Mtg Corp \$806,500 Term: 2055 Use: 1-Family Colonial, Lot: 161128sf	

16 HOVEY RD	\$200,000
B: Alfredo Osorio BAddr: 447 Oak St METHUEN MA 01844 S: Doris J Miller Bk/Page: 6592/278, Date: 12/13/24 Mtg: Doris J Miller \$180,000 Term: 2039 Use: 4 Bdrm Split Level, Lot: 423404sf	
JEFFERSON DR	\$575,000
B: Bradley Auclair BAddr: 43 Bower Landing Dr 114 MERRIMACK NH 03054 S: Sarah J Rocca Bk/Page: 6591/686, Date: 12/09/24	
16 MOULTON DR	\$715,000
B: Ernest Dery & Patricia Dery BAddr: 754 Brakett Rd WAKEFIELD NH 03872 S: Matthew R Zarembo & Joy A Zarembo Bk/Page: 6591/1037, Date: 12/10/24 Use: 4 Bdrm Colonial, Lot: 44431sf Prior Sale: \$425,000 (06/18)	

30 SHEFFIELD WAY U:30	\$587,133
B: Michelle R Clark, Tr for Michelle Rae Clark RET BAddr: 47 Elm St CONCORD NH 03301 S: Gfm Development LLC Bk/Page: 6591/1740, Date: 12/11/24 Mtg: Service Credit Union \$350,000 Term: 2055 Rate: 6.3% Type: Adj Use: Possible New Construction	
NO STREET GIVEN	\$805,000
B: Jared Lambert & Ashley Lambert BAddr: 11 Palm Rd SALEM NH 03079 S: Maureen M Scarfo & Gregory H Scarfo Bk/Page: 6591/832, Date: 12/10/24	

SHIPWRIGHT WAY	\$600,000
B: Kona Construction LLC BAddr: 14 Madison Ln MERRIMACK NH 03054 S: Nimble Hill Dev LLC Bk/Page: 6592/817, Date: 12/13/24	
SHIPWRIGHT WAY	\$1,400,000
B: Eldon R Collymore, Tr for Eldon R Collymore RET BAddr: 450 Cutts Ave PORTSMOUTH NH 03801 S: Shackford Homes LLC Bk/Page: 6592/221, Date: 12/13/24	
SHIPWRIGHT WAY	\$1,185,000
B: Kona Construction LLC BAddr: 14 Madison Ln MERRIMACK NH 03054 S: Nimble Hill Dev LLC Bk/Page: 6592/820, Date: 12/13/24 Mtg: Primary Bank \$3,207,750	

Newington

► REAL ESTATE SALES

SHIPWRIGHT WAY	\$600,000
B: Kona Construction LLC BAddr: 14 Madison Ln MERRIMACK NH 03054 S: Nimble Hill Dev LLC Bk/Page: 6592/817, Date: 12/13/24	
SHIPWRIGHT WAY	\$1,400,000
B: Eldon R Collymore, Tr for Eldon R Collymore RET BAddr: 450 Cutts Ave PORTSMOUTH NH 03801 S: Shackford Homes LLC Bk/Page: 6592/221, Date: 12/13/24	
SHIPWRIGHT WAY	\$1,185,000
B: Kona Construction LLC BAddr: 14 Madison Ln MERRIMACK NH 03054 S: Nimble Hill Dev LLC Bk/Page: 6592/820, Date: 12/13/24 Mtg: Primary Bank \$3,207,750	

Newmarket

► REAL ESTATE SALES

CANDICE LN	\$315,000
B: Danielle Lafayette BAddr: 9 Candice Ln NEWMARKET NH 03857 S: Russell V Lafayette 3rd Bk/Page: 6591/1616, Date: 12/10/24	
7 DAYBREAK DR	\$725,000
B: 7 Daybreak LLC BAddr: 6 Manchester St NASHUA NH 03064 S: Changxing Lin & Ling Yang Bk/Page: 6591/2397, Date: 12/12/24 Use: 3 Bdrm Cape Cod, Lot: 6852sf Prior Sale: \$510,000 (12/18)	
FIELDSTONE ESTATES CONDO U:C	\$325,000
B: John P Schumaker BAddr: 19 Hooke Rd FREMONT NH 03044 S: Tyler E Schumaker Bk/Page: 6591/360, Date: 12/09/24 Use: Condo	
33 GREEN RD U:33	\$595,000
B: Annette M Gonzalez-Torres & Michael A Torres BAddr: 100 Diplomat Dr 6k MT KISCO NY 10549 S: Douglas Mogill, Tr for Douglas Mogill RET Bk/Page: 6592/649, Date: 12/13/24 Mtg: JPMorgan Chase Bank \$476,000 Term: 2055 Use: 3 Bdrm Condo Prior Sale: \$548,133 (03/23)	
2 MOUNT PLEASANT ST	\$450,000
B: Emily Austin & Shawn Roach BAddr: 24 Hawthorne Rd NORTH HAMPTON NH 03862 S: Theresa M Boisvert, Tr for Theresa M Boisvert RET Bk/Page: 6592/528, Date: 12/13/24 Mtg: HarborOne Mortgage \$360,000 Term: 2055 Use: 3 Bdrm Cape Cod, Lot: 10454sf	
10 SUMMIT CIR U:10	\$889,933
B: Kevin Taube, Tr for K M Taube & Mai Chan RET BAddr: 5 Apollo Way SALEM NH 03079 S: Chinburg Development LLC Bk/Page: 6591/1086, Date: 12/10/24 Use: 2 Bdrm Condo	

North Hampton

► REAL ESTATE SALES

44 LAFAYETTE RD U:6	\$249,000
B: 44 Crosby Realty LLC BAddr: 44 Lafayette Rd 6 NORTH HAMPTON NH 03862 S: Garrant Property Mgmt LLC Bk/Page: 6592/572, Date: 12/13/24 Mtg: Salem Five Mtg Co \$199,000 Use: Office Condo Unit Prior Sale: \$257,500 (03/04)	

Northwood

► REAL ESTATE SALES

125 OLD MOUNTAIN RD	\$550,000
B: Robert Oakes 3rd & Lisa Oakes BAddr: 53 First Nh Tpk NORTHWOOD NH 03261 S: James A Hadley & Eileen M Hadley Bk/Page: 6591/2467, Date: 12/12/24 Mtg: Envoy Mtg LTD \$440,000 Term: 2055 Use: 3 Bdrm Garrison, Lot: 239580sf	
NO STREET GIVEN L:51	\$456,000
B: Brian Wurcel BAddr: 22 Dale St 1 NEEDHAM MA 02494 S: Eric Lapiere & Tauna Lapiere Bk/Page: 6591/116, Date: 12/09/24	

Plaistow

► REAL ESTATE SALES

15 CULVER ST U:60	\$399,000
B: Gerardo Tatzati & Sylvia Tatzati BAddr: 15 Culver St 60 PLAISTOW NH 03865 S: James Paquette Bk/Page: 6592/1013, Date: 12/13/24 Mtg: MSA Mortgage LLC \$379,050 Term: 2055 Use: 2 Bdrm Condo Prior Sale: \$185,000 (03/19)	
79 MAIN ST	\$549,933
B: Thomas B Murray & Cali Murray BAddr: 79 Main St PLAISTOW NH 03865 S: John A Karcz & Joanne A Karcz Bk/Page: 6591/1265, Date: 12/10/24 Mtg: Baycoast Mortgage Co \$494,910 Term: 2055 Use: 5 Bdrm Garrison, Lot: 23087sf	

160 MAIN ST	\$495,000
B: Ernest Dery & Christopher Carter BAddr: 160 Main St PLAISTOW NH 03865 S: Melissa Champa Bk/Page: 6591/2364, Date: 12/12/24 Mtg: Movement Mtg LLC \$290,000 Term: 2055 Use: 3 Bdrm Conventional, Lot: 20473sf Prior Sale: \$295,000 (01/20)	
128 NEWTON RD U:38	\$327,200
B: Lisa Young BAddr: 128 Newton Rd 38 PLAISTOW NH 03865 S: Federal Natl Mtg Assoc Bk/Page: 6592/432, Date: 12/13/24 Mtg: Newrez LLC \$72,000 Term: 2055 Use: 1 Bdrm Condo Prior Sale: \$106,500 (11/15)	

CRESCENT WAY	\$445,000
B: Sharon S Wright BAddr: 150 Norton Rd KITTERY ME 03904 S: Katherine Leigh, Tr for Katherine Leigh RET Bk/Page: 6591/2761, Date: 12/12/24	
HILLSIDE DR	\$955,000
B: Justin Ziemba & Allison Ziemba BAddr: 446 Hanover St PORTSMOUTH NH 03801 S: Maureen A Gallagher & Dennis M Moulton Bk/Page:	

Strafford County

Catherine A. Berube, Registrar
259 County Farm Rd Suite 202,
Dover, NH, 03820
603-742-1741

Barrington

► REAL ESTATE SALES

149 COACHMAN DR..... \$559,000
 B: Jesse Antosiewicz
 BAddr: 2185 Franklin Pierce Hwy BARRINGTON NH 03825
 S: Molly A Kelso-Trass, Tr for Alexander W Trass
 Bk/Page: 5231/719, Date: 12/10/24
 Mtg: Service Credit Union \$447,200
 Term: 2055 Rate: 6.4% Type: Adj
 Use: 3 Bdrm Ranch, Lot: 89124sf

456 HALL RD..... \$490,000
 B: Patrick Williams
 BAddr: 392 Central Ave 7 DOVER NH 03820
 S: Rebecca A Bergeron
 Bk/Page: 5231/548, Date: 12/09/24
 Mtg: Navy FCU \$450,800
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 111078sf

330 HEMLOCK LN..... \$502,000
 B: Matthew Miller & Christine Arnone
 BAddr: 101 Portland Ave DOVER NH 03620
 S: Amanda Melvin & Patrick D Melvin
 Bk/Page: 5232/773, Date: 12/13/24
 Mtg: Service Credit Union \$399,650
 Term: 2055
 Use: 2 Bdrm Conventional, Lot: 9583sf
 Prior Sale: \$290,000 (08/19)

LONG SHORES DR..... \$550,000
 B: Nicole Stefanelli & David Stefanelli
 BAddr: 8 Layne Dr LEE NH 03861
 S: Melissa K Lessard
 Bk/Page: 5231/328, Date: 12/09/24

MALLEGO RD..... \$315,000
 B: Our Maine Roots LLC
 BAddr: 12 Whitney Pines Dr STANDISH ME 04084
 S: Gary D Hubbard & Gayle C Hubbard
 Bk/Page: 5232/745, Date: 12/13/24

267 SMOKE ST..... \$422,000
 B: Victoria Byron & Albert J Byron
 BAddr: 48 Hansonville Rd 2 ROCHESTER NH 03839
 S: Brian S Elliott
 Bk/Page: 5232/240, Date: 12/12/24
 Mtg: EMM Loans LLC \$343,508
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 28314sf

US ROUTE 4..... \$14,950,000
 B: 66 Old Concord Tpkc LLC
 BAddr: 74 Gilcrest Rd LONDONDERRY NH 03053
 S: Sterling Realty LLC
 Bk/Page: 5232/678, Date: 12/13/24

Dover

► REAL ESTATE SALES

113 BELLAMY WOODS U:113..... \$350,000
 B: Joseph Towle & Mary Joiner
 BAddr: 145 Brewery Ln 124 PORTSMOUTH NH 03801
 S: Sam G Osteen
 Bk/Page: 5231/492, Date: 12/09/24
 Mtg: Service Credit Union \$332,500
 Term: 2055 Rate: 5.9% Type: Adj
 Use: 2 Bdrm Condo
 Prior Sale: \$172,000 (12/17)

25 CIELO DR..... \$477,000
 B: Donald E Bardsley, Tr for Bardsley Ft S: Joseph K Kline, Tr for Susan E & J K Kline RET
 Bk/Page: 5232/229, Date: 12/12/24
 Use: Residential-Other
 Prior Sale: \$298,600 (09/13)

25 CLEARWATER DR U:25..... \$725,000
 B: Vincent D Chiodo & Sarah C Chiodo
 BAddr: 14 Celtenham Way DALLAS TX 75230
 S: Cindy K Edwards & Eddie Edwards
 Bk/Page: 5231/430, Date: 12/09/24
 Mtg: Blue Water Mortgage \$467,940
 Term: 2055
 Use: 3 Bdrm Condo
 Prior Sale: \$320,000 (04/19)

423 DOVER POINT RD..... \$100,000
 B: Little Bay Marina & Dev L
 BAddr: 197 Loudon Rd 3502 CONCORD NH 03301
 S: Little Bay Dev LLC
 Bk/Page: 5231/476, Date: 12/09/24

15 NELSON ST..... \$240,000
 B: Maxwell Bortz & Allison Bortz
 BAddr: 50 Ida Cir ROCHESTER NH 03868
 S: Robert J Kelley Jr & Samantha Kelley
 Bk/Page: 5231/295, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$495,840
 Term: 2054
 Use: 3 Bdrm Conventional, Lot: 7841sf
 Prior Sale: \$272,933 (07/16)

4 ROSEMARY DR U:4..... \$625,000
 B: Robert E Lee & Brenda R Lee
 BAddr: 2 Royal Dr 201 SOMERSWORTH NH 03878
 S: Brigid Hayes
 Bk/Page: 5231/608, Date: 12/09/24
 Use: 3 Bdrm Condo

9 SPRUCE LN..... \$542,533
 B: Jonathan T Lynch & Lauren E Lynch
 BAddr: 2104 Wellington Rd MANCHESTER NH 03104
 S: Marianne J Cussins, Tr for Cussins Ft
 Bk/Page: 5231/579, Date: 12/09/24
 Mtg: EMM Loans LLC \$406,875
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 26572sf

41 TIDEVIEW DR U:41..... \$349,933
 B: Mohit Mehrotra & Amie S Mehrotra
 BAddr: 12 Stop River Rd NORFOLK MA 02056
 S: Meredith Decross
 Bk/Page: 5232/749, Date: 12/13/24
 Mtg: CMG Mortgage Inc \$262,425
 Term: 2055
 Use: 2 Bdrm Condo
 Prior Sale: \$212,533 (10/19)

284 TOLEND RD..... \$59,000
 B: Michael Bane
 BAddr: 25 Bennett Bridge Rd NORTHWOOD NH 03261
 S: Muriel K Sullivan
 Bk/Page: 5232/447, Date: 12/13/24
 Mtg: Partners Bank \$44,250
 Term: 2040
 Use: Res Potentially Dvlpble Land, Lot: 20038sf

WINTERBERRY DR..... \$1,715,000
 B: Edie A Lekites & Robert L Lekites
 BAddr: 100 S Birch Rd FORT LAUDERDALE FL 33316
 S: Thomas J Lennon Jr & Amie B Lennon
 Bk/Page: 5232/238, Date: 12/12/24

NO STREET GIVEN..... \$425,000
 B: Barry D Dwyer & Laura A Dwyer
 BAddr: 34 W Shore Rd SWANZEY NH 03446
 S: Marie Jensen & Rodney Jensen
 Bk/Page: 5232/37, Date: 12/11/24

Durham

► REAL ESTATE SALES

4 CHESLEY DR..... \$690,000
 B: Christopher G Healow & Molly E Petrik
 BAddr: 5 Glencrest Dr DOVER NH 03820
 S: Yaning Li & Dacheng Lin
 Bk/Page: 5231/361, Date: 12/09/24
 Mtg: Northeast Home Loan \$552,000
 Term: 2055
 Use: 4 Bdrm Ranch, Lot: 28750sf
 Prior Sale: \$339,900 (04/14)

DURHAM POINT RD..... \$1,000,000
 B: Greg Miller, Tr for Miller Dynasty Ft
 BAddr: 283 Durham Point Rd DURHAM NH 03824
 S: Mark W Mcdonough, Tr for Jane K Mcdonough RET
 Bk/Page: 5232/389, Date: 12/13/24

NO STREET GIVEN..... \$225,000
 B: Eric Grainger & Margaret Grainger
 BAddr: 3 Ambler Way DURHAM NH 03824
 S: Moore Jeannette Est & Timothy Moore
 Bk/Page: 5231/712, Date: 12/10/24

Farmington

► REAL ESTATE SALES

309 MAIN ST..... \$235,000
 B: Mark A Ciulla & Chelsea N Jackson
 BAddr: 41A Marion Way SOUTH BERWICK ME 03908
 S: Donna Chesley
 Bk/Page: 5231/226, Date: 12/09/24
 Mtg: NHFA \$230,743
 Term: 2055
 Use: 3 Bdrm Conventional, Lot: 28314sf

49 WHIPPOORWILL RDG..... \$450,000
 B: Tyler G Ramos & Caitlin Pierson
 BAddr: 170 Ham Rd BARRINGTON NH 03825
 S: William Fawcett & Vicky L Fawcett
 Bk/Page: 5231/999, Date: 12/11/24
 Mtg: CMG Mortgage Inc \$360,000
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 10890sf
 Prior Sale: \$180,000 (09/16)

Lee

► REAL ESTATE SALES

ROUTE 125..... \$368,000
 B: 64 Hovey St LLC
 BAddr: 923 Elm St 97 MANCHESTER NH 03101
 S: David J Stefanelli & Nicole M Stefanelli
 Bk/Page: 5232/659, Date: 12/13/24

68 TAMARACK RD..... \$522,000
 B: Karen Jellison & Jerome S Jellison
 BAddr: 68 Tamarack Rd LEE NH 03861
 S: Kathleen A Hoy & Jeffrey P Hoy
 Bk/Page: 5232/489, Date: 12/13/24
 Mtg: Salem Five Mtg Co \$362,000
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 64904sf
 Prior Sale: \$137,000 (02/00)

NO STREET GIVEN..... \$355,000
 B: James Petrovitsis
 BAddr: 1 Bayside Rd GREENLAND NH 03840
 S: Stetson J Phillip Est & David M Allen
 Bk/Page: 5232/657, Date: 12/13/24

Milton

► REAL ESTATE SALES

31 THURSTON RD..... \$220,000
 B: Mcdall LLC
 BAddr: 18 Wright Acres Rd BEDFORD NH 03110
 S: Jane M Silver, Tr for Mystic Rt
 Bk/Page: 5232/588, Date: 12/13/24
 Use: Mobile Home, Lot: 56192sf
 Prior Sale: \$141,000 (01/24)

W MILTON RD..... \$55,000
 B: Amy Upton & Corey Lacey
 BAddr: 93 Park Pl MILTON NH 03851
 S: Whitney J Coder
 Bk/Page: 5232/620, Date: 12/13/24

New Durham

► REAL ESTATE SALES

13 SAINT MORITZ DR..... \$370,000
 B: Allana N Rose & Matthew Rose
 BAddr: 45 Rand Hill Rd ALTON NH 03810
 S: Ann M Willard
 Bk/Page: 5232/509, Date: 12/13/24
 Mtg: Prime Lending Inc \$370,000
 Term: 2055
 Use: 2 Bdrm Ranch, Lot: 19620sf
 Prior Sale: \$166,000 (11/04)

NO STREET GIVEN..... \$6,400
 B: Joanne Yelle & Shaun Yelle
 BAddr: 262A Exeter Rd HAMPTON FALLS NH 03844
 S: Sardy Dorothy L Est & Ellen T Babcock
 Bk/Page: 5232/23, Date: 12/11/24

NO STREET GIVEN..... \$21,933
 B: Richland Acquisitions
 BAddr: 3824 Cedar Springs Rd 80147 DALLAS TX 75219
 S: Emma Morin
 Bk/Page: 5231/198, Date: 12/09/24

NO STREET GIVEN..... \$46,333
 B: Minerva Palazzo
 BAddr: 12 Interlaken Dr NEW DURHAM NH 03855
 S: Richland Acquisitions
 Bk/Page: 5231/321, Date: 12/09/24

NO STREET GIVEN..... \$40,000
 B: William H Lapar, Tr for W H R & Sonya R Lapar T
 BAddr: Po Box 602 WOLFEBORO NH 03894
 S: Lily & Co LLC
 Bk/Page: 5232/533, Date: 12/13/24

Rochester

► REAL ESTATE SALES

35 ANDERSON LN..... \$535,000
 B: Keely Power
 BAddr: 24 Windsor Way BARRINGTON NH 03825
 S: Paul G Perkins & Robin J Perkins
 Bk/Page: 5231/203, Date: 12/09/24
 Mtg: EMM Loans LLC \$525,309
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 20473sf
 Prior Sale: \$256,900 (04/11)

CHESTNUT HILL RD..... \$30,000
 B: Jonathan D Mott & Judith M Mott
 BAddr: 350 Chestnut Hill Rd ROCHESTER NH 03867
 S: Charles J Gerrish Jr & Tracy L Gerrish
 Bk/Page: 5231/773, Date: 12/10/24

CHESTNUT HILL RD..... \$7,000
 B: Paqakos LLC
 BAddr: 10 Gile Rd NOTTINGHAM NH 03290
 S: Mark Traeger, Tr for Ernest C Schafer
 Bk/Page: 5231/423, Date: 12/09/24

22 DAVIS BLVD..... \$399,000
 B: Robert P Barrett & Cynthia Barrett
 BAddr: 6 Boynton Ct SEABROOK NH 03874
 S: Gary E Bryant & Jennifer L Bryant
 Bk/Page: 5232/798, Date: 12/13/24
 Mtg: Envoy Mtg LTD \$391,773
 Term: 2055
 Use: 3 Bdrm Raised Ranch, Lot: 10019sf
 Prior Sale: \$192,400 (04/04)

5 DRURY DR..... \$411,000
 B: Taylor M Raine & Katherine P Raine
 BAddr: 50 Porpoise Way PORTSMOUTH NH 03801
 S: Robert P Mullen & Cynthia J Mullen
 Bk/Page: 5232/568, Date: 12/13/24
 Mtg: EMM Loans LLC \$398,670
 Term: 2055
 Use: 3 Bdrm Ranch, Lot: 78408sf

5 EDGEWOOD LN..... \$485,000
 B: Donald M Keith & Elizabeth A Keith
 BAddr: 135 Osprey Dr PORTSMOUTH NH 03801
 S: Robert E Lee & Brenda R Lee
 Bk/Page: 5231/399, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$476,215
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 26136sf

9 ELIZABETH ST..... \$398,533
 B: Jay R Laclair & Brenda M Laclair
 BAddr: 2 Alder Brook Way 2 LEE NH 03861
 S: Michelle S Whelan, Tr for Duchesneau Ft
 Bk/Page: 5232/291, Date: 12/13/24
 Mtg: CMG Mortgage Inc \$391,281
 Term: 2055
 Use: 3 Bdrm Cape Cod, Lot: 9583sf

50-52 FLAT ROCK BRIDGE RD..... \$415,000
 B: Avy Bartlett & Ross Hogan
 BAddr: 10 Strawberry Dr 201 DOVER NH 03820
 S: Jessica Manuel
 Bk/Page: 5232/91, Date: 12/12/24
 Mtg: CMG Mortgage Inc \$407,483
 Term: 2055
 Use: 2-Family Duplex, Lot: 36590sf

16 GAGNE ST U:16..... \$315,000
 B: Julia K Wolklin
 BAddr: 108 Liberty St 2 MANCHESTER NH 03104
 S: Alicia G Colwell
 Bk/Page: 5232/425, Date: 12/13/24
 Mtg: Holy Rosary Cr Un NH \$130,000
 Term: 2055
 Use: 3 Bdrm Condo
 Prior Sale: \$320,000 (07/23)

50 IDA CIR..... \$532,000
 B: Luis Rattia
 BAddr: 50 Ida Cir ROCHESTER NH 03868
 S: Allison Bortz & Maxwell Bortz
 Bk/Page: 5231/455, Date: 12/09/24
 Mtg: EMM Loans LLC \$452,200
 Term: 2055
 Use: 3 Bdrm Colonial, Lot: 23522sf
 Prior Sale: \$490,000 (08/22)

365 OLD DOVER RD..... \$679,000
 B: Christy A Carleton & Timothy P Carleton
 BAddr: 26 Matildas Way A ROCHESTER NH 03839
 S: Champagne Enterprises LLC
 Bk/Page: 5231/896, Date: 12/11/24
 Mtg: EMM Loans LLC \$619,000
 Term: 2055

Rollinsford

► REAL ESTATE SALES

541 SILVER ST..... \$425,000
 B: Aubrey Blanchette & Mark Blanchette
 BAddr: 14 Lindsey Ln SOUTH BERWICK ME 03908
 S: Seacoast Home Pros LLC
 Bk/Page: 5232/546, Date: 12/13/24
 Mtg: United Wholesale Mtg \$403,750
 Term: 2055
 Use: 1 Bdrm Cape Cod, Lot: 35893sf
 Prior Sale: \$220,000 (07/21)

Strafford

► REAL ESTATE SALES

32 MEETING HOUSE DR..... \$715,000
 B: Shawn C Quinn, Tr for S C & Samantha J Quinn Lt
 BAddr: 1812 Craftsbury St ESSEX VT 05452
 S: Brian K Higginson & Amy C Shellenberger
 Bk/Page: 5231/804, Date: 12/10/24
 Mtg: United Wholesale Mtg \$515,000
 Term: 2055
 Use: 4 Bdrm Cape Cod, Lot: 179032sf
 Prior Sale: \$400,000 (05/19)

Sullivan County

Janet Gibson, Registrar
14 Main St, 2nd Fl, PO Box 448,
Newport, NH, 03773
603-863-2110

Acworth

► REAL ESTATE SALES

NYE RD..... \$110,000
 B: Laura Laskevich & Hayden Scott
 BAddr: 69 Nye Rd ACWORTH NH 03601
 S: Adrian J Dubois
 Bk/Page: 2277/492, Date: 12/09/24

Charlestown

► REAL ESTATE SALES

111 LOWER LANDING RD..... \$285,000
 B: Elaine B Van-Veslor & Marjorie J Putnam
 BAddr: 93 Sullivan St CHARLESTOWN NH 03603
 S: Todd P Worthley
 Bk/Page: 2277/825, Date: 12/11/24
 Mtg: Mascoma Bank \$210,000
 Term: 2055
 Use: Mixed Use-Prim Res & Non-Com, Lot: 635976sf
 Prior Sale: \$5,000 (01/17)

NO STREET GIVEN..... \$80,000
 B: Hope Colburn & Gary Colburn
 BAddr: 278 Pleasant St 3 CLAREMONT NH 03743
 S: Shirley Honulik
 Bk/Page: 2277/809, Date: 12/11/24

Claremont

► REAL ESTATE SALES

7 FRENCH TER..... \$275,000
 B: Craig E Curtis & Megan P Curtis
 BAddr: 10A Hary Ave CLAREMONT NH 03743
 S: Jay L Jason & Sally Jason
 Bk/Page: 2277/668, Date: 12/10/24
 Mtg: NHFA \$270,018
 Term: 2055
 Use: 3 Bdrm Bngl/Cottage, Lot: 9583sf

65 W TERRACE ST..... \$185,000
 B: Terri L Hanson
 BAddr: 65 W Terrace St CLAREMONT NH 03743
 S: Zachery T Adams
 Bk/Page: 2277/601, Date: 12/09/24
 Mtg: CMG Mortgage Inc \$168,700
 Term: 2055
 Use: 2 Bdrm Conventional, Lot: 14810sf
 Prior Sale: \$142,933 (04/21)

5 WINTER ST..... \$525,000
 B: 5 Winter LLC
 BAddr: Po Box 112 MEREDITH NH 03253
 S: Jewell Properties LLC
 Bk/Page: 2277/522, Date: 12/09/24
 Mtg: Live Oak Bkng Co \$575,000
 Term: 2049
 Use: Mixed Use-Prim Comm & Other, Lot: 22651sf
 Prior Sale: \$395,000 (10/17)

NO STREET GIVEN..... \$385,000
 B: Thomas N Vultee & Patricia A Dow
 BAddr: 8 Hillstead Rd CLAREMONT NH 03743
 S: William A Thompson & Elizabeth A Thompson
 Bk/Page: 2277/961, Date: 12/12/24

Cornish

► REAL ESTATE SALES

NO STREET GIVEN..... \$344,000
 B: Acme Farms LLC
 BAddr: Po Box 185 MERIDEN NH 03781
 S: Steven A Cummings & Stephanie L Cummings
 Bk/Page: 2277/792, Date: 12/11/24

Croydon

► REAL ESTATE SALES

319 LOVERIN HILL RD..... \$545,000
 B: Stephen A Lee
 BAddr: 87 Winter Rd CROYDON NH 03773
 S: Melanie J Warburton & Kenneth Warburton
 Bk/Page: 2277/964, Date: 12/12/24
 Mtg: EMM Loans LLC \$436,000
 Term: 2055
 Use: 3 Bdrm Contemporary, Lot: 65340sf
 Prior Sale: \$155,000 (08/17)

NO STREET GIVEN..... \$50,000
 B: Daniel P Noyer & Rachel E Noyer
 BAddr: 104 Bouldervale Rd CROYDON NH 03773
 S: Gary C Quimby
 Bk/Page: 2277/923, Date: 12/12/24

Grantham

► REAL ESTATE SALES

E LAKE CONDO U:1..... \$621,533
 B: Diane M Frankenfield & Thomas A Frankenfield
 BAddr: 8 Fiske Rd HOLLISOTN MA 01746
 S: Michelle Cartwright & Todd Mosher
 Bk/Page: 2277/754, Date: 12/10/24
 Use: Condo

24 OLD SPRING DR..... \$625,000
 B: Samuel A Goldberg & Susan Goldberg
 BAddr: 69 Washburn Ave WELLESLEY MA 02481
 S: Gary L Snow & Linda M Snow
 Bk/Page: 2278/107, Date: 12/13/24
 Mtg: Raymond James Bk FSB \$500,000
 Term: 2055 Rate: 5.9% Type: Adj
 Use: 4 Bdrm Contemporary, Lot: 56192sf
 Prior Sale: \$320,000 (06/14)

NO STREET GIVEN..... \$37,533
 B: Benjamin P Murray
 BAddr: 251 Heath St 420 BOSTON MA 02130
 S: Pocket Door LLC
 Bk/Page: 2277/487, Date: 12/09/24

NO STREET GIVEN..... \$580,000
 B: Carol S Lewis & Warren J Lewis
 BAddr: 47 Ellis St WESTWOOD MA 02090
 S: Robbie G Stebbins & Kathleen M Stebbins
 Bk/Page: 2277/640, Date: 12/09/24

Lempster

► REAL ESTATE SALES

NO STREET GIVEN..... \$37,000
 B: Michael Farias
 BAddr: 8 Country Side Dr NASHUA NH 03062
 S: Acre Alliance LLC
 Bk/Page: 2277/490, Date: 12/09/24</

CHESHIRE COUNTY

Keene

Armstrong, John, 21 Allen Ct, Keene, 03431-1806
D:12/15/24 Case#: 24-10835-KB

Walpole

Thomas, Paul M, 17 Avery Ln U:119, Walpole, 03608
D:12/19/24 Case#: 24-10844-KB

GRAFTON COUNTY

Ashland

Clay, Ashley C, 39 Mills St U:1, Ashland, 03217
D:12/17/24 Case#: 24-10840-KB

Canaan

Moodie, Anna M, 63 Canaan St, Canaan, 03741-7612
D:12/20/24 Case#: 24-10848

Hanover

Marloe, Melanie E, 4 Granite Ln, Hanover, 03755-3705
D:12/18/24 Case#: 24-10841-KB

Plymouth

Hegarty, Rebecca F, 15 Wentworth St, Plymouth, 03264
D:12/13/24 Case#: 24-10831-KB

HILLSBOROUGH COUNTY

Manchester

Gerade, Mark, 734 Pine St, Manchester, 03104-3108
D:12/13/24 Case#: 24-10834-KB

MERRIMACK COUNTY

Hooksett

Desrochers, Robert H, 39 Gary Ave, Hooksett, 03106-1704
D:12/20/24 Case#: 24-10845-KB

ROCKINGHAM COUNTY

Derry

Mccroskey, Deborah A, 23 Wren Ct, Derry, 03038-1819
D:12/20/24 Case#: 24-10847

Hampton

Snyder, Amanda, 975 Ocean Blvd U:20, Hampton, 03842-1437
D:12/13/24 Case#: 24-10832-KB

Raymond

Cosman, Ethel Marie, 54 Barberry Ln, Raymond, 03077
D:12/19/24 Case#: 24-10843-KB

STRAFFORD COUNTY

Dover

Taylor, Phyllis D, 94 Knox Marsh Rd U:12, Dover, 03820-5406
D:12/13/24 Case#: 24-10833-KB

Chapter 11 Bankruptcies

Filed: Office of the Clerk, US Bankruptcy Court, O'Neill Federal Office Building, Boston.

These are reorganizations usually used by a business (may be used by an individual) to rehabilitate rather than to liquidate. Debtors propose a plan to reorganize their financial affairs and satisfy their creditors. This plan must be accepted by the creditors and approved by the court.

The name and mailing address of the person or entity filing the petition is followed by the filing date (D) and the case number (Case#).

HILLSBOROUGH COUNTY

Manchester

Bedard, Gary Alan, 588 Montgomery St, Manchester, 03102-3026
D:12/18/24 Case#: 24-10842-KB

Chapter 13 Bankruptcies

*Filed: Office of the Clerk, US Bankruptcy Court District of New Hampshire

These allow for an adjustment of debt. An individual with a regular income proposes a plan to pay off debts from future earnings over a period of time between three to five years. Usually these payments are in full satisfaction of the debt, but may be a percentage of them. Upon completion, the debtor receives a discharge of all debts covered by the plan except child support and alimony, if applicable.

The name and mailing address of the person or entity filing the petition is followed by the filing date (D) and the case number (Case#).

CHESHIRE COUNTY

Keene

Johnston, Traci E & SSN / ITIN:--1xxx-xx-0455, 21 Lorraine St, Keene, 03431
D:12/20/24 Case#: 24-10849

HILLSBOROUGH COUNTY

Manchester

Edwards, Kathleen Helen, 742 Mast Rd U:2, Manchester, 03102-1530
D:12/16/24 Case#: 24-10836-KB

Nashua

Bouley, Nina Marie, 22 Kern Dr, Nashua, 03060-4252
D:12/16/24 Case#: 24-10839-KB

ROCKINGHAM COUNTY

Derry

Cunha, Daniele E, 124 E Broadway, Derry, 03038
D:12/16/24 Case#: 24-10837-KB

SULLIVAN COUNTY

Plainfield

Mcgranaghan, Sharon Rose, 825 River Rd, Plainfield, 03781
D:12/20/24 Case#: 24-10846

Lien & Attachments

*Filed: Registry of Deeds.

The Registry Review provides notice of the filing of Writs Of Attachments, RSA72: 38-a Liens and other Liens in the various County Registries. Liens are filed for any number of reasons including some which have little or no bearing on the credit worthiness of the parties involved. Also, many liens are released shortly after they are filed. Readers are further cautioned that the same lien may be filed in more than one county. Since The Registry Review reports lien filings in each county, the same lien may appear in one or more county listings in any issue or in multiple issues. In accordance with standard Registry Review policy and especially with respect to liens, readers are cautioned to investigate all public records and other circumstances surrounding the filing of any lien in which they are interested. No other action should be taken or opinions formed based solely on information published in The Registry Review. Types of tax include:

941	FICA and Withholding Tax;
940	Federal Unemployment Tax;
1040	Individual Income Tax;
2290	Highway Use Tax;
1120	Corporate Tax;
720	Excise Tax.

BELKNAP COUNTY

Gilford

McDonald, Valerie, 3 Bittersweet Ct U:20, Gilford, 03249
Plaintiff: Mulberry Hill Condo Assn
D:12/13/2024 Amt:\$1,248 Bk/Pg:3657/598

Poole-Beaudoin RET & Richard B Beaudoin, 3 Bittersweet Ct U:19, Gilford, 03249
Plaintiff: Mulberry Hill Condo Assn
D:12/13/2024 Amt:\$1,248 Bk/Pg:3657/596

Laconia

Hayhurst, Kevin, 20 Shane Way U:6, Laconia, 03246-1663
Plaintiff: Evergreens Condo Assn
D:12/10/2024 Amt:\$4,160 Bk/Pg:3656/865

Sanbornton

York, Mary B, 113 Gray Rd, Sanbornton, 03269-2809
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$18,887 Bk/Pg:3656/686

COOS COUNTY

Carroll

Sweeney, Lynn T, PO Box 164, Carroll, 03598
Plaintiff: New Hampshire State Of
D:12/12/2024 Amt:\$785 Bk/Pg:3801/888

GRAFTON COUNTY

Thornton

Risman, Robert & Eleanor Risman, 869 Upper Mad River Rd U:5, Thornton, 03285-6457
Plaintiff: Upper Mad Riv Rd Assn Inc
D:12/11/2024 Amt:\$5,368 Bk/Pg:4908/959

HILLSBOROUGH COUNTY

Hudson

Abel Feliz Auto Body & Co, 15 Tolles St U:A, Hudson, 03051-3666
Plaintiff: Usa Irs
D:12/11/2024 Tax:941 Amt:\$8,920 Bk/Pg:9823/2614

Affordable Gunite Pools I, 11 Rebel Rd U:E, Hudson, 03051-3034
Plaintiff: New Hampshire State Of
D:12/13/2024 Amt:\$14,959 Bk/Pg:9824/1045

Sonic Mfg Company Inc, 4 McKinney Dr, Hudson, 03051-5332
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$660,480 Bk/Pg:9823/791

Manchester

Barnes, Nathan E & Christopher D Courage, 26 Valley West Way U:26, Manchester, 03102
Plaintiff: Valley West Condo Assn
D:12/13/2024 Amt:\$2,798 Bk/Pg:9824/1037

Gaytan, Raul, 351 Blucher St U:141, Manchester, 03102-3684
Plaintiff: Valley West Condo Assn
D:12/13/2024 Amt:\$3,215 Bk/Pg:9824/1041

Mustard Seed Excavation L, 636 Howe St, Manchester, 03103-4522
Plaintiff: Usa Irs
D:12/12/2024 Tax:1120, 940 Amt:\$21,733 Bk/Pg:9823/2958

Merrimack

Jones, Jan, 76 Shelburne Rd U:76, Merrimack, 03054
Plaintiff: Webster Green Condo Assn
D:12/11/2024 Amt:\$1,665 Bk/Pg:9823/2734

Krikorian, Jean, 5 Granite Cir U:5, Merrimack, 03054
Plaintiff: Webster Green Condo Assn
D:12/12/2024 Amt:\$3,455 Bk/Pg:9823/2776

Mailoux, Dawn & Shaun Mailoux, 7 Granite Cir U:7, Merrimack, 03054-4340
Plaintiff: Webster Green Condo Assn
D:12/12/2024 Amt:\$995 Bk/Pg:9823/2794

Martin, Alexandra K, 2 Granite Cir U:2, Merrimack, 03054-2736
Plaintiff: Webster Green Condo Assn
D:12/12/2024 Amt:\$8,555 Bk/Pg:9823/2775

Mascetti, Cara, 7 Hillcrest Dr, Merrimack, 03054-4104
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$22,271 Bk/Pg:9823/873

McDonough, Matthew & David McDonough, 77 Shelburne Rd U:77, Merrimack, 03054
Plaintiff: Webster Green Condo Assn
D:12/12/2024 Amt:\$9,630 Bk/Pg:9823/2793

Pegram, Laurie, 19 Kimberly Dr U:14, Merrimack, 03054-2739
Plaintiff: Webster Green Condo Assn
D:12/12/2024 Amt:\$1,650 Bk/Pg:9823/2965

Nashua

En Business Solutions Inc, 27 Elm St, Nashua, 03060-3328
Plaintiff: New Hampshire State Of
D:12/11/2024 Amt:\$1,282 Bk/Pg:9823/2596

Rob Hollands Ultimate Air, 117 Perimeter Rd, Nashua, 03063-1302
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$1,769 Bk/Pg:9823/969

Tequila Jalisco LLC, 406 Amherst St, Nashua, 03063-1228
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$63,547 Bk/Pg:9823/413

Pelham

Vivadigi Com LLC & Nathan St Amant, 8 Grandview Rd, Pelham, 03076-3029
Plaintiff: New Hampshire State Of
D:12/13/2024 Amt:\$26,039 Bk/Pg:9824/1152

Peterboro

Jaimes, Francisco J, 11 Lobacki Dr, Peterboro, 03458-1700
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$63,572 Bk/Pg:9823/414

ROCKINGHAM COUNTY

Derry

Delvillar, Elvis, 15 Silvestri Cir U:12, Derry, 03038-1303
Plaintiff: Hillside Ests Condo Assn
D:12/13/2024 Amt:\$2,404 Bk/Pg:6592/179

Little Wild LLC, 55 N Shore Rd, Derry, 03038-5108
Plaintiff: New Hampshire State Of
D:12/13/2024 Amt:\$28,304 Bk/Pg:6591/2989

Hampton

Nisbet, Leona, 464 Ocean Blvd U:B7, Hampton, 03842-0036
Plaintiff: Seabreeze Condo Assn
D:12/09/2024 Amt:\$3,500 Bk/Pg:6590/2922

Newton

Hobbs, John, 70 Smith Corner Rd, Newton, 03858-4000
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$77,079 Bk/Pg:6591/336

Kelleher, John, PO Box 146, Newton, 03858
Plaintiff: New Hampshire State Of
D:12/13/2024 Amt:\$1,385 Bk/Pg:6592/245

Portsmouth

Lucas Brand Equity LLC, 7 Portwalk Pl U:1306, Portsmouth, 03801
Plaintiff: Usa Irs
D:12/09/2024 Tax:940, 941 Amt:\$108,063 Bk/Pg:6590/2846

Rye

Reid, Aaron & Amy Reid, 206 Washington Rd, Rye, 03870-2442
Plaintiff: Usa Irs
D:12/09/2024 Tax:1040 Amt:\$95,614 Bk/Pg:6590/2847

Salem

Par28 Corp, 23 S Broadway U:10, Salem, 03079-3005
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$32,575 Bk/Pg:6591/1563

Stratham

Labrasca, Dennis, 4 Alex Way, Stratham, 03885
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$9,393 Bk/Pg:6591/896

Labrasca, Krista, 4 Alex Way, Stratham, 03885
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$9,293 Bk/Pg:6591/894

Windham

Ama Office Solutions Inc, 11 Glenwood Rd, Windham, 03087-1161
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$2,993 Bk/Pg:6591/1613

Mannina, Chance & Alyssa J Mannina, 32 Burnham Rd, Windham, 03087-1855
Plaintiff: Usa Irs
D:12/09/2024 Tax:1040 Amt:\$145,647 Bk/Pg:6590/2848

STRAFFORD COUNTY

Barrington

Berry, Paul, 464 Berry River Rd, Barrington, 03825-7210
Plaintiff: Long Shores Lot Assn Inc
D:12/12/2024 Amt:\$3,198 Bk/Pg:5232/227

Dover

Dustons Market Inc, 153 Portland Ave, Dover, 03820-3578
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$5,460 Bk/Pg:5231/646

McGuire, Allen R, PO Box 1038, Dover, 03820
Plaintiff: New Hampshire State Of
D:12/09/2024 Amt:\$1,369 Bk/Pg:5231/523

Rochester

Bennett Property Dev LLC, 5 Sunset Dr, Rochester, 03867-3222
Plaintiff: Usa Irs
D:12/11/2024 Tax:941 Amt:\$67,310 Bk/Pg:5231/1025

Clough, Stephen, 15 Stillwater Cir, Rochester, 03839-4962
Plaintiff: New Hampshire State Of
D:12/12/2024 Amt:\$5,686 Bk/Pg:5232/259

Fresh Vibes Cafe LLC, 16 Norway Plains Rd, Rochester, 03868-8807
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$45,519 Bk/Pg:5231/771

Maranda, Kristina L, 16 Norway Plains Rd, Rochester, 03868-8807
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$45,444 Bk/Pg:5231/769

Somersworth

Sofia Restaurant LLC, 2 Main St, Somersworth, 03878-3122
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$121,841 Bk/Pg:5231/661

SULLIVAN COUNTY

Acworth

Kalem, Ali, 39 Linden St, Acworth, 03601
Plaintiff: New Hampshire State Of
D:12/10/2024 Amt:\$80,582 Bk/Pg:5231/664

Grantham

Preston, Jay A, PO Box 427, Grantham, 03753
Plaintiff: New Hampshire State Of
D:12/12/2024 Amt:\$2,564 Bk/Pg:2277/879

Newport

Beard, Tim, 221 Springfield Rd, Newport, 03773-1273
Plaintiff: New Hampshire State Of
D:12/12/2024 Amt:\$4,199 Bk/Pg:2277/882

Beard, Tim, 221 Springfield Rd, Newport, 03773-1273
Plaintiff: New Hampshire State Of
D:12/12/2024 Amt:\$4,199 Bk/Pg:2277/881

Foreclosure, Mortgagee & Other Lien Auctions

The schedule of recently published notices of mortgagee foreclosure sales is to be used only as a reference and index to the actual public notices. The Warren Group does not independently verify the listed information and disclaims all responsibility for the accuracy and completeness of this information. Readers are advised that foreclosure notices may contain errors with respect to any aspect of the property or the auction being noticed. TWG might not report subsequent corrections, if any. Listing of summary information for a notice is not intended to represent that a default has occurred. Any actual default which may have occurred may have been, or may be, cured at any time. The reader should contact the person or firm specified in the actual notice for any purpose (including, but not limited to, verification, current status, cancellation or postponement of the sale). Auctions may be cancelled or postponed at any time up to and including at the auction itself.

BELKNAP COUNTY

Barnstead

02/03/25 03:00 PM 37 Emerson Dr
Owner:Fred D Emerson Sr
Lender:Pennymac Loan Services LL Deposit:\$5,000
Doc#:* D:04/26/13
Source:Manchester Union Leader (12/13/24)
Atty:Harmon Law Offices Pc 603-669-7963

CARROLL COUNTY

Bartlett

01/13/25 12:00 PM 5 Nordic Vlg Vlg U:5
Owner:Jennifer Sutton
Lender:Wells Fargo Bank NA Deposit:\$5,000
Doc#:* D:04/12/05
Source:Manchester Union Leader (12/16/24)
Atty:Korde & Assoc Pc 978-256-1500

CHESHIRE COUNTY

Rindge

01/06/25 03:00 PM 79 Middle Winchendon Rd Rd
Owner:Wendy Jayne
Lender:Nationstar Mortgage Deposit:\$5,000
Doc#:* D:08/08/17
Source:Manchester Union Leader (12/16/24)
Atty:Orlans Pc 781-790-7800

Westmoreland

01/30/25 01:00 PM 487 River Rd
Owner:David M Ulitsch & Laura P Ulitsch
Lender:MTG ASSETS MNGMNT LLC Deposit:\$5,000
Doc#:* D:08/11/09
Source:Manchester Union Leader (12/12/24)
Atty:Brock & Scott Pllc

GRAFTON COUNTY

Ashland

01/30/25 11:00 AM 35 Sanborn Rd
Owner:Tina Dumark
Lender:HSBC Bank USA Deposit:\$5,000
Doc#:* D:07/06/04
Source:Manchester Union Leader (12/12/24)
Atty:Brock & Scott Pllc

HILLSBOROUGH COUNTY

Nashua

01/29/25 10:00 AM 61 Pennichuck St St
Owner:Fernando Badillo & Sixto A Torres
Lender:MTG ASSETS HSNB FI Deposit:\$5,000
Doc#:* D:10/14/22
Source:Manchester Union Leader (12/13/24)
Atty:Craig Deachman & Associat 603-665-9111

MERRIMACK COUNTY

Concord

02/04/25 12:00 PM 18 Curtice Ave
Owner:Drew Roberts
Lender:Freedom Mortgage Corp Deposit:\$5,000
Doc#:* D:04/05/24
Source:Manchester Union Leader (12/12/24)
Atty:Brock & Scott Pllc

ROCKINGHAM COUNTY

Derry

01/31/25 01:00 PM 46 Goodhue Rd
Owner:Christopher D Huppe
Lender:Federal National Mortgage Deposit:\$10,000
Doc#:* D:08/31/20
Source:Manchester Union Leader (12/13/24)
Atty:Harmon Law Offices Pc 603-669-7963
01/31/25 12:00 PM 30 Amherst Dr Dr U:30
Owner:Barbara E Christie
Lender:Federal Home Loan Mortgag Deposit:\$5,000
Doc#:* D:10/18/17
Source:Manchester Union Leader (12/13/24)
Atty:Har