

PROPERTY DISCLOSURE - RESIDENTIAL ONLY
New Hampshire Association of REALTORS® Standard Form



TO BE COMPLETED BY SELLER

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate FIRM representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize FIRM in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

NOTICE TO SELLER(S): COMPLETE ALL INFORMATION AND STATE NOT APPLICABLE OR UNKNOWN AS APPROPRIATE. IF ANY OF THE INFORMATION IN THIS PROPERTY DISCLOSURE FORM CHANGES FROM THE DATE OF COMPLETION, YOU ARE TO NOTIFY THE LISTING FIRM PROMPTLY IN WRITING.

1. **SELLER:** Estate of Steve M Criss

2. **PROPERTY LOCATION:** 3 Pond Street, Newmarket, NH 03857

3. **CONDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED?** ☐ Yes ☒ No

4. **SELLER:** ☐ has ☒ has not occupied the property for 1.5 years.

5. **WATER SUPPLY**

Please answer all questions regardless of type of water supply.

a. TYPE OF SYSTEM: ☒ Public ☐ Private ☐ Seasonal ☐ Unknown
☐ Drilled ☐ Dug ☐ Other _____

b. INSTALLATION: Location: _____
 Installed By: _____ Date of Installation: _____
 What is the source of your information? _____

c. USE: Number of persons currently using the system: none
 Does system supply water for more than one household? ☐ Yes ☒ No

d. MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?
 Pump: ☐ Yes ☒ No ☐ N/A Quantity: ☐ Yes ☒ No
 Quality: ☐ Yes ☒ No ☐ Unknown
 If YES to any question, please explain in Comments below or with attachment.

e. WATER TEST: Have you had the water tested? ☐ Yes ☒ No Date of most recent test: _____
 IF YES to any question, please explain in Comments below or with attachment.
 Are you aware of any test results reported as unsatisfactory or satisfactory with notations? ☐ Yes ☐ No
 IF YES, are test results available? ☐ Yes ☐ No
 What steps were taken to remedy the problem? _____
 COMMENTS: _____

6. **SEWAGE DISPOSAL SYSTEM**

a. TYPE OF SYSTEM: Public: ☒ Yes ☐ No Community/Shared: ☐ Yes ☐ No
 Private: ☐ Yes ☐ No ☐ Unknown
 Septic Design Available: ☐ Yes ☐ No

b. IF PUBLIC OR COMMUNITY/SHARED
 Have you experienced any problems such as line or other malfunctions? ☐ Yes ☒ No
 What steps were taken to remedy the problem? _____

c. IF PRIVATE:
 TANK: ☐ Septic Tank ☐ Holding Tank ☐ Cesspool ☐ Unknown ☐ Other _____
 Tank Size: _____ Gal. ☐ Unknown ☐ Other _____
 Tank Type: ☐ Concrete ☐ Metal ☐ Unknown ☐ Other _____
 Location: _____ ☐ Location Unknown. Date of Installation: _____
 Date of Last Servicing: _____ Name of Company Servicing Tank: _____
 Have you experienced any malfunctions? ☐ Yes ☐ No
 COMMENTS: _____

SELLER(S) INITIALS  / _____

BUYER(S) INITIALS _____ / _____

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d. LEACH FIELD: ☐ Yes ☒ No ☐ Other _____
 IF YES, Location: _____ Size: _____ ☐ Unknown
 Date of installation of leach field: _____ Installed By: _____
 Have you experienced any malfunctions? ☐ Yes ☐ No
 Comments: _____

e. IS SYSTEM LOCATED ON "DEVELOPED WATERFRONT" as described in RSA 485-A? ☐ Yes ☒ No ☐ Unknown
 IF YES, has a septic system evaluation been done within 180 days? ☐ Yes ☐ No ☐ Unknown
 Date of Evaluation: _____
 Comments: _____

FOR ADDITIONAL INFORMATION THE BUYER IS ENCOURAGED TO CONTACT THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES SUBSURFACE SYSTEMS BUREAU, 603-271-3501

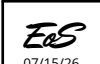
7. INSULATION	LOCATION	Yes	No	Unknown	If YES, Type	Amount	Unknown
	Attic or Cap	☒	☐	☐	Fiberglass R38	2 layers	☐
	Crawl Space	☐	☒	☐			☐
	Exterior Walls	☐	☐	☒			☐
	Floors	☐	☒	☐			☐
		☐	☐	☐			☐

8. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:
 Are you aware of any past or present underground storage tanks on your property? ☐ Yes ☒ No ☐ Unknown
 IF YES: Are tanks currently in use? ☐ Yes ☐ No
 IF NO: How long have tank(s) been out of service? _____
 What materials are, or were, stored in the tank(s)? _____
 Age of tank(s): _____ Size of tank(s): _____
 Location: _____
 Are you aware of any past or present problems such as leakage, etc? ☐ Yes ☐ No
 Comments: _____
 If tanks are no longer in use, have the tanks been removed? ☐ Yes ☐ No ☐ Unknown
 Comments: _____

b. ASBESTOS - Current or previously existing:
 As insulation on the heating system pipes or ducts? ☐ Yes ☒ No ☐ Unknown
 In the siding? ☐ Yes ☒ No ☐ Unknown In the roofing shingles? ☐ Yes ☐ No ☐ Unknown
 In flooring tiles? ☐ Yes ☒ No ☐ Unknown Other _____ ☐ Yes ☐ No ☐ Unknown
 If YES, Source of information: _____
 Comments: _____

c. RADON/AIR - Current or previously existing:
 Has the property been tested? ☐ Yes ☐ No ☒ Unknown
 If YES: Date: _____ By: _____
 Results: _____ If applicable, what remedial steps were taken? _____
 Has the property been tested since remedial steps? ☐ Yes ☐ No
 Are test results available? ☐ Yes ☐ No
 Comments: _____

SELLER(S) INITIALS  / 

BUYER(S) INITIALS  / 

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d. RADON/WATER - Current or previously existing:

Has the property been tested? ☐ Yes ☐ No ☒ Unknown

If YES: Date: _____ By: _____

Results: _____ If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ☐ Yes ☐ No

Are test results available? ☐ Yes ☐ No Comments: _____

e. LEAD-BASED PAINT - Current or previously existing:

Are you aware of lead-based paint on this property? ☐ Yes ☒ No

If YES: Source of information: _____

Are you aware of any cracking, peeling, or flaking lead-based paint? ☐ Yes ☒ No

Comments: _____

f. Are you aware of any other hazardous materials? ☐ Yes ☒ No

If YES: Source of information: _____

Comments: _____

9. GENERAL INFORMATION

a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal?

☐ Yes ☒ No ☐ Unknown If YES, Explain: _____

What is your source of information? _____

b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?

☐ Yes ☒ No ☐ Unknown If YES, Explain: _____

What is your source of information? _____

c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?

☐ Yes ☒ No If YES, Explain: _____

d. Are you aware of any problems with other buildings on the property?

☐ Yes ☒ No If YES, Explain: _____

e. Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.?

☐ Yes ☒ No ☐ Unknown If YES, Explain: _____

f. Is this property located in a Federally Designated Flood Hazard Zone?

☐ Yes ☒ No ☐ Unknown Comments: _____

g. Has the property been surveyed?

☐ Yes ☐ No ☒ Unknown If YES, By: _____

If YES, is survey available? ☐ Yes ☐ No ☐ Unknown

h. How is the property zoned? Residential

i. Heating System Age: 2026 Type: Forced hot water Fuel: Oil Tank Location: Basement

Owner of Tank: Seller

Annual Fuel Consumption: unknown Price: unknown Gallons: 275

Date system was last serviced and by whom? 2026 Seaside Plumbing and Mechanical LLC

Secondary Heat Systems: Pellet Stove

Comments: _____

j. Roof Age: 20 ? Type of Roof Covering: Shingles

Moisture or leakage: Some old leakage prior to roof being done

Comments: _____

SELLER(S) INITIALS

E&S /

BUYER(S) INITIALS

 /

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- k. Foundation/Basement** ☒ Full ☐ Partial ☐ Other: _____ ☐ Type: _____
 Moisture or leakage: Basement had slight lead after several days of continuous heavy rain, but is otherwise dry
 Comments: Wet Vac easily took care of seepage
- l. Chimney(s)** How Many? 1 Lined? yes Last Cleaned: 2026 Problems? unknown
 Comments: _____
- m. Plumbing** Type: Copper Mix Age: Unknown
 Comments: _____
- n. Domestic Hot Water** Age: new 2026 Type: Boiler Gallons: Unsure
- o. Electrical System** # of Amps unknown ☒ Circuit Breakers ☐ Fuses
 Comments: _____
 Solar Panels: ☐ Leased ☐ Owned If leased, explain terms of agreement: _____
 Comments: _____
- p. Modifications:** Are you aware of any modifications or repairs made without the necessary permits? ☐ Yes ☒ No
 If Yes, please explain: _____
- q. Pest Infestation:** Are you aware of any past or present pest infestations? ☐ Yes ☒ No Type: _____
 Comments: _____
- r. Methamphetamine Production** Do you have knowledge of methamphetamine production ever occurring on the property?
 (Per RSA 477:4-g) ☐ Yes ☒ No If YES, please explain: _____
- s. Air Conditioning** Type: none Age: _____ Date Last Serviced and by whom: _____
 Comments: _____
- t. Pool** Age: none Heated: ☐ Yes ☐ No Type: _____ Last Date of Service: _____
 By Whom: _____
- u. Generator** Portable: ☐ Yes ☒ No Whole House: ☐ Yes ☐ No Kw/Size: _____ Last Date of Service: _____
 If Portable: ☐ Included ☐ Negotiable
 Comments: _____
- v. Internet** Type Currently Used at Property: none
- w. Other** (e.g. Alarm System, Irrigation System, etc.) none
 Comments: _____

NOTICE TO PURCHASER(S): PRIOR TO SETTLEMENT YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT. YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO INFORMATION ON ANY SEXUAL OFFENDERS REGISTERED UNDER NH RSA CHAPTER 651-B. SUCH INFORMATION MAY BE OBTAINED BY CONTACTING THE LOCAL POLICE DEPARTMENT.

SELLER(S) INITIALS

E&S /
07/15/26 1:42 PM EDT
 dotloop verified

BUYER(S) INITIALS

 /

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10. ADDITIONAL INFORMATION

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?
☐ Yes ☒ No

b. ADDITIONAL COMMENTS:
Ran out of oil during winter, which in turn caused pipes to burst. New boiler installed and is running fine.
Roof was patched at some point.

ACKNOWLEDGEMENTS:

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).

Estate of Steve M Criss Executor Jennifer B Palasciano
dotloop verified
07/15/26 1:47 PM EDT
OZPN-WINC-5UVJ-JGLS
SELLER _____ DATE _____

SELLER _____ DATE _____

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURAL OR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER _____ DATE _____

BUYER _____ DATE _____

SELLER(S) INITIALS *ES* /
07/15/26 1:47 PM EDT
dotloop verified

BUYER(S) INITIALS /

DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS FOR HOUSING SALES



This Disclosure Form is from the National Lead Information Center under the United States Environmental Protection Agency. This is not a New Hampshire Association of REALTORS® form.

Property Address: 3 Pond Street, Newmarket, NH 03857

LEAD WARNING STATEMENT

Every purchaser of any interest in residential property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):

(i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

(ii) ☒ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the seller (check (i) or (ii) below):

(i) ☐ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

(ii) ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgement (initial)

(c) ☐ Purchaser has received copies of all information listed above.

(d) ☐ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

(e) Purchaser has (check (i) or (ii) below):

(i) ☐ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

(ii) ☐ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgement (initial)

JR(f)
07/15/26
1:35 PM EDT
dotloop verified

KF
07/15/26
1:35 PM EDT
dotloop verified

Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Estate of Steve M Criss Executor Jennifer B Palasciano
dotloop verified
07/13/26 9:20 PM EDT
P4I3-3VPX-PM0I-X8UF

Seller Date

Seller Date

Purchaser Date

Purchaser Date

Kate Foss
dotloop verified
07/15/26 1:34 PM EDT
AYJH-PBAP-GP7F-U00R

Agent Date

Agent Date

Jennifer Russell
dotloop verified
07/15/26 1:35 PM EDT
DHDF-FKQW-T5C0-FKCZ

SELLER PROPERTY INFORMATION

Fixtures, Appliances, and Personal Property

Please indicate the age of the following, which will be included in the sale of your property.

Included?	Yes	No	Year	Included?	Yes	No	Year
Ceiling Fan/Light	☒	☐	Unsure		☐	☐	
Blinds	☒	☐	Unsure		☐	☐	
Basement shelves	☒	☐	unsure		☐	☐	
Curtain rod hrdw	☒	☐	unsure		☐	☐	
Stove	☒	☐	unsure		☐	☐	
	☐	☐			☐	☐	
	☐	☐			☐	☐	

Please list any affixed items that will **NOT** be staying (Special chandelier, deep freezer, etc?)

Dryer

Other Information

If curbside pick-up,-What day is trash removal day? Tuesday

Does the town maintain/plow the road? Yes

Do you have smoke alarms? Yes Battery or hard-wired? Battery

Do you have carbon monoxide detectors? No Plug-in or hard-wired?

School Information

	School	Pick Up Time	Bus Stop Location
Elementary	Newmarket Elementary Schoole		
Middle	Newmarket Jr./Sr High School		
High School	Newmarket Jr./Sr. High School		

Seller

Estate of Steve M Criss Executor Jennifer B Palasciano

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07/14/26 6:59 PM EDT
MKYT-MYIM-HGPY-ZMBT

Buyer

Seller

Buyer

UTILITY INFORMATION

Please provide information on the utilities servicing your home.

Electric Company Eversource Phone
 Average Annual Consumption
 Check all that are electric: ☐ Heat ☐ Hot Water ☒ Stove ☒ Dryer ☐ Range ☒ Oven

Oil Company Nibroc plumbing & Heating Phone 603-772-6535
 Average Annual Consumption Unsure Tank Size unsure
 Check all that are Oil: ☒ Heat ☒ Hot Water Tank Location basement

Gas/Propane Company Phone
 Average Annual Consumption Tank Size
 Check all that are Gas: ☐ Heat ☐ Hot Water ☐ Stove ☐ Dryer ☐ Range ☐ Oven ☐ Fixed Generator
 Tank Location

Septic Company Phone
 Location Tank Size

Well Company Phone
 Location GPM

Cable/Internet Company None currently Phone

Telephone Company None currently Phone

Is your home serviced by Town / Community Water? Average Bill 200.00
 Is your home serviced by Town / Community Sewer? Average Bill 200.00

*If no, please describe your lot with your property and indicate location of septic/well in relation to the house.

Seller

*Estate of Steve M Criss Executor Jennifer B
Palasciano*

dotloop verified
07/14/26 6:59 PM EDT
3TIM-J3DD-88DZ-WAXW

Buyer

Seller

Buyer

• Please leave all manuals and warranties for the new home owners. Thank you!

3 POND ST

Location	3 POND ST	Mblu	U4/ 51/ / /
Acct#	000272	Owner	CRISS STEVE M TRUSTEE
Assessment	\$338,100	Appraisal	\$338,100
PID	267	Building Count	1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2024	\$178,800	\$159,300	\$338,100
Assessment			
Valuation Year	Improvements	Land	Total
2024	\$178,800	\$159,300	\$338,100

Owner of Record

Owner	CRISS STEVE M TRUSTEE	Sale Price	\$0
Co-Owner	STEVE M CRISS REVOCABLE TRUST	Certificate	
Address	3 POND ST	Book & Page	5923/1751
	NEWMARKET, NH 03857	Sale Date	06/22/2018
		Instrument	38

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
CRISS STEVE M TRUSTEE	\$0		5923/1751	38	06/22/2018
CRISS STEVE	\$0		0/0		

Building Information

Building 1 : Section 1	
Year Built:	1954
Living Area:	1,216
Replacement Cost:	\$253,650
Building Percent Good:	70
Replacement Cost	
Less Depreciation:	\$177,600

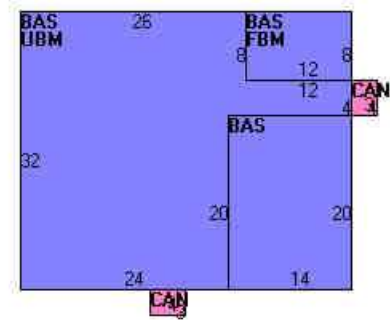
Building Attributes	
Field	Description
Style:	Ranch
Model	Residential
Grade:	Average
Stories:	1 Story
Occupancy	1
Exterior Wall 1	Wood Shingle
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F GlS/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	Carpet
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	1
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	6 Rooms
Bath Style:	Average
Kitchen Style:	Average
MHP	

Building Photo



(https://images.vgsi.com/photos/NewMarketNHPhotos//\00\00\10\97.jpg)

Building Layout



(https://images.vgsi.com/photos/NewMarketNHPhotos//Sketches/267_267.

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,216	1,216
CAN	Canopy	24	0
FBM	Basement, Finished	96	0
UBM	Basement, Unfinished	840	0
		2,176	1,216

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	1010
Description	SINGLE FAM MDL-01
Zone	R2
Neighborhood	50
Alt Land Appr Category	No

Land Line Valuation

Size (Acres)	0.16
Frontage	0
Depth	0
Assessed Value	\$159,300
Appraised Value	\$159,300

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
RPV1	SMALL <50			1.00 UNITS	\$800	1
SHD1	SHED FRAME			64.00 S.F.	\$400	1

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2025	\$178,800	\$159,300	\$338,100
2024	\$179,000	\$159,300	\$338,300
2023	\$104,400	\$91,000	\$195,400

Assessment			
Valuation Year	Improvements	Land	Total
2025	\$178,800	\$159,300	\$338,100
2024	\$179,000	\$159,300	\$338,300
2023	\$104,400	\$91,000	\$195,400



LOCATION

Property Address 3 Pond St
Newmarket, NH 03857-1805

Subdivision

County Rockingham County, NH

GENERAL PARCEL INFORMATION

Parcel ID/Tax ID NMAR M:U4 B:51 L:

Alternate Parcel ID

Account Number 272

District/Ward

2020 Census Trct/Blk 675.03/2

Assessor Roll Year 2025

PROPERTY SUMMARY

Property Type Residential

Land Use Single Family Residential

Improvement Type Ranch/Rambler

Square Feet 1216

CURRENT OWNER

Name Criss Steve M

Mailing Address 3 Pond St
Newmarket, NH 03857-1805

SCHOOL ZONE INFORMATION

Newmarket Elementary School 0.1 mi

Elementary: Pre K to 5 Distance

Newmarket Senior High School 0.2 mi

Middle-High: 6 to 12 Distance

SALES HISTORY THROUGH 04/24/2026

Date	Amount	Buyer/Owners	Seller	Instrument	No. Parcels	Book/Page Or Document#
6/22/2018		Steve M Criss Ret & Criss Steve M	Criss Steve M	Warranty Deed		5923/1751 18023992

TAX ASSESSMENT

Tax Assessment	2025	Change (%)	2024	Change (%)	2023
Assessed Land	\$159,300.00		\$159,300.00	\$68,300.00 (75.1%)	\$91,000.00
Assessed Improvements	\$178,800.00	-\$200.00 (-0.1%)	\$179,000.00	\$74,600.00 (71.5%)	\$104,400.00
Total Assessment	\$338,100.00	-\$200.00 (-0.1%)	\$338,300.00	\$142,900.00 (73.1%)	\$195,400.00

Exempt Reason**TAXES**

Tax Year	City Taxes	County Taxes	Total Taxes
2025			\$6,566.00
2024			\$5,819.00
2023			\$5,762.00
2022			\$5,274.00
2021			\$5,151.00
2020			\$4,975.00
2018			\$4,447.00
2017			\$4,066.00
2016			\$3,871.00
2015			\$3,796.00

MORTGAGE HISTORY

No mortgages were found for this parcel.

FORECLOSURE HISTORY

No foreclosures were found for this parcel.

PROPERTY CHARACTERISTICS: BUILDING**Building # 1**

Type	Ranch/Rambler	Condition	Average	Units	
Year Built	1954	Effective Year		Stories	1
BRs	3	Baths	1 F H	Rooms	6

Total Sq. Ft. 1,216

Building Square Feet (Living Space)	Building Square Feet (Other)
1st Floor 1216	Basement 936
	Gross Area 2176
	Basement Unfinished 840

- CONSTRUCTION

Quality	Roof Framing	Gable
Shape	Roof Cover Deck	Asphalt
Partitions	Cabinet Millwork	
Common Wall	Floor Finish	
Foundation	Interior Finish	
Floor System	Air Conditioning	
Exterior Wall Wood Siding	Heat Type	Hot Water
Structural Framing	Bathroom Tile	
Fireplace	Plumbing Fixtures	

- OTHER

Occupancy	Building Data Source
------------------	-----------------------------

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description	Year Built	Condition
Utility Bldg			

PROPERTY CHARACTERISTICS: LOT

Land Use	Single Family Residential	Lot Dimensions	
Block/Lot	51/	Lot Square Feet	7,000
Latitude/Longitude	43.072984°/-70.949303°	Acreage	0.16

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source		Road Type	
Electric Source		Topography	
Water Source		District Trend	
Sewer Source		Special School District 1	Newmarket
Zoning Code	R2	Special School District 2	
Owner Type			

LEGAL DESCRIPTION

Subdivision		Plat Book/Page	
Block/Lot	51/	District/Ward	
Description			

POWER PRODUCTION

No power production information was found for this parcel.

INTERNET ACCESS

courtesy of Fiberhomes.com

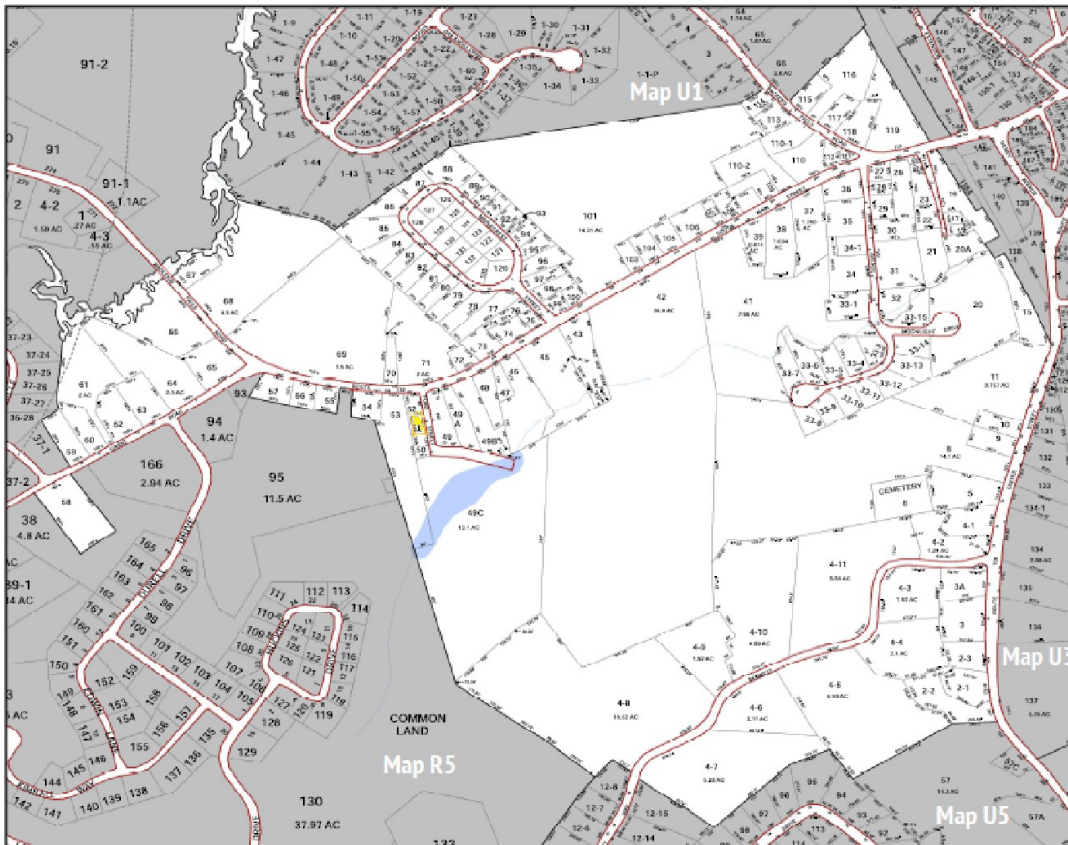
Provider	Type	Confirmed	Advertised Top Download Speed	Advertised Top Upload Speed
Fidium Fiber	FIBER	No	2000 Mbps	
FirstLight Fiber	FIBER	No	100 Mbps	
Xfinity	CABLE	No	2000 Mbps	

FEMA FLOOD ZONES

Zone Code	Flood Risk	BFE	Description	FIRM Panel ID	FIRM Panel Eff. Date
X	Minimal		Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.	33015C0230F	01/29/2021

LISTING ARCHIVE

No Listings found for this parcel.



Map U4

TAX PARCELS MAP

NEWMARKET

NEW HAMPSHIRE



Legend

- Parcels
- Adjacent Map Sheets
- Rivers and Streams
- Lakes and Ponds
- Roads
- Right-of-Way

Prepared by the
Strafford Regional Planning Commission
 150 Wakefield St. Suite 12 Rochester, NH 05867
 Phone: (603) 994-3500
 Email: srpc@strafford.org
 Date: 12/17/2021

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY. IT IS NOT INTENDED FOR LEGAL DESCRIPTION OR CONVEYANCE.

These tax maps dated November 10, 2021 were updated with data through April 1, 2021.

Base data layers from ESRI, NHD, and the Town of Newmarket. These agencies and organizations have derived this data using a variety of cited source materials, at different time frames, through different methodologies, with varying levels of accuracy. As such, errors are often inherent in GIS data and should be used for planning purposes only. Please visit the original location of the data, contact the original host source, or contact SRPC for information on the full data set.



2021

18023992 06/22/2018 10:28:32 AM
Book 5923 Page 1751 Page 1 of 2
Register of Deeds, Rockingham County

Cathy Ann Seacy

LCHIP	ROA413315	25.00
TRANSFER TAX	RO080048	40.00
RECORDING		14.00
SURCHARGE		2.00



Return to 
Kathryn S. Williams
57 Main Street
PO Box 836
Epping, NH 03042

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, that I, **Steve M. Criss**, widowed person, of 3 Pond Street, Town of Newmarket, County of Rockingham, State of New Hampshire 03857

for consideration paid, grant to **Steve M. Criss, as Trustee of The Steve M. Criss Revocable Trust of 2017**, u/t/d/ April 19, 2017, with a mailing address of 3 Pond Street, Town of Newmarket, County of Rockingham, State of New Hampshire 03857

with WARRANTY covenants

A certain tract of land with the buildings thereon, situated on the southerly side of the highway leading from Newmarket to Wadleigh's Falls in said Newmarket, bounded and described as follows, to wit: Beginning at the northwest corner of the premises and at the southwest corner of land now or formerly of Frank E. LaBranche at an iron stake; thence, turning and running easterly and bounded northerly by land of said LaBranche a distance of seventy (70) feet to an iron post at a right of way and land of Joseph H. and Katharina R. Sopel; thence, turning and running southerly along said right of way and land of Sopel a distance of one hundred (100) feet to an iron post set in the ground; thence, turning and running westerly and bounded southerly by land of Sopel a distance of seventy (70) feet to an iron stake at land formerly of Joseph O. Wood, now or formerly of Joseph Kieltyka; thence, turning and running northerly along land of said Kieltyka a distance of one hundred (100) feet to the point of beginning.

Also a right of way in common with Joseph H. Sopel and Katharina R. Sopel and others and to the heirs and assigns of all parties, to use the way laid out easterly of the land herein conveyed running from South Main Street southerly to the Pond, so-called, at all times and for all purposes with or without vehicles to and from the land herein conveyed.

No title search was performed.

Grantors do not waive any homestead rights.

MEANING AND INTENDING to describe and convey the same premises conveyed by Joseph A. Rathbun and Mamie L. Rathbun to Steve M. Criss and Lynda A. Criss by deed dated November 29, 1963 and recorded in the Rockingham County Registry of Deeds at Book 1698 Page 0156.

Lynda A. Criss is deceased; her death certificate is recorded herewith.

This is a conveyance to a revocable trust created for estate planning purposes. The consideration paid was less than fair market value. This conveyance is subject to the minimum transfer stamps of \$40.00 as required under the New Hampshire Code of Administrative Rules, Department of Revenue Administration, Part Rev. 802.02.

Dated: May 29, 2018

Steve M. Criss
Steve M. Criss

STATE OF NEW HAMPSHIRE
COUNTY OF Rockingham

Personally appeared before me the above-named, **Steve M. Criss**, known to me or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he/she executed the same on the 29th of May, 2018

Sandra J. Stevens
Name:
NOTARY/PUBLIC
My commission expires:

SANDRA J. STEVENS, Notary Public
New Hampshire
My Commission Expires March 13, 2020

