

2026  
102 Little Pond Rd  
Discretionary  
Preservation  
Easement Renewal



201600012593 Recorded in Merrimack County, NH In the Records of Kathi L. Guay, CPO, Register  
BK: 3522 PG: 2818, 7/18/2016 9:40 AM RECORDING \$14.00 SURCHARGE \$2.00

MERRIMACK COUNTY RECORDS *Kathi L. Guay* CPO, Register

Return to:

City of Concord  
Assessing Department  
41 Green Street  
Concord, NH 03301

14<sup>47</sup>  
2<sup>00</sup>

### Discretionary Preservation Easement Pursuant to RSA 79-D

Sylvia S. Miskoe Trust, Sylvia S. Miskoe, Trustee ("Grantor"), with a mailing address of 102 Little Pond Road, Concord, New Hampshire 03301, for consideration paid, grants to the City of Concord, ("Grantee"), a municipal corporation with a mailing address of 41 Green Street, Concord, New Hampshire 03301, a preservation easement, pursuant to RSA Chapter 79-D, upon the following terms and conditions:

1. Easement. The Grantor hereby grants to the City a preservation easement, in accordance with RSA Chapter 79-D, for the following historical agricultural structures: large dairy/horse barn (100x40) and (16x22) corncrib/blacksmith shop located at 102 Little Pond Rd in Concord, New Hampshire, identified on the City's tax maps as Map 100 Block 3 Lot 2, described in a deed to the Grantor dated April 18, 2005, recorded in the Merrimack Country Registry of Deeds at Book 2766 Page 746. The information contained in the grantor's application for a preservation easement and the Heritage Commission's Evaluation forms are incorporated into this easement by reference.

MERRIMACK COUNTY RECORDS *Kathi L. Guay* CPO, Register

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41 Green Street  
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**Discretionary Preservation Easement  
Pursuant to RSA 79-D**

Sylvia S. Miskoe Trust, Sylvia S. Miskoe, Trustee ("Grantor"), with a mailing address of 102 Little Pond Road, Concord, New Hampshire 03301, for consideration paid, grants to the City of Concord, ("Grantee"), a municipal corporation with a mailing address of 41 Green Street, Concord, New Hampshire 03301, a preservation easement, pursuant to RSA Chapter 79-D, upon the following terms and conditions:

1. Easement. The Grantor hereby grants to the City a preservation easement, in accordance with RSA Chapter 79-D, for the following historical agricultural structures: large dairy/horse barn (100x40) and (16x22) corncrib/blacksmith shop located at 102 Little Pond Rd in Concord, New Hampshire, identified on the City's tax maps as Map 100 Block 3 Lot 2, described in a deed to the Grantor dated April 18, 2005, recorded in the Merrimack Country Registry of Deeds at Book 2766 Page 746. The information contained in the grantor's application for a preservation easement and the Heritage Commission's Evaluation forms are incorporated into this easement by reference.

FORM

PA-36-A

NEW HAMPSHIRE DEPARTMENT OF REVENUE ADMINISTRATION  
DISCRETIONARY PRESERVATION EASEMENT APPLICATION

## STEP 1 PROPERTY OWNER (S)

|                      |                    |                       |  |            |                 |  |
|----------------------|--------------------|-----------------------|--|------------|-----------------|--|
| PLEASE TYPE OR PRINT | LAST NAME          | Miskoe                |  | FIRST NAME | Sylvia, Trustee |  |
|                      | LAST NAME          | Miskoe Sylvia S Trust |  | FIRST NAME |                 |  |
|                      | STREET ADDRESS     |                       |  |            |                 |  |
|                      | 102 Little Pond Rd |                       |  |            |                 |  |
|                      | STREET (continued) |                       |  |            |                 |  |
|                      | TOWN/CITY          | Concord               |  | STATE      | NH              |  |
|                      |                    |                       |  | ZIP CODE   | 03301-3037      |  |

## STEP 2 PROPERTY LOCATION OF LAND AND HISTORIC AGRICULTURAL STRUCTURE BEING CLASSIFIED

|                      |                                               |       |       |                                             |        |      |
|----------------------|-----------------------------------------------|-------|-------|---------------------------------------------|--------|------|
| PLEASE TYPE OR PRINT | STREET                                        |       |       |                                             |        |      |
|                      | 102 Little Pond Road                          |       |       |                                             |        |      |
|                      | TOWN/CITY                                     |       |       | COUNTY                                      |        |      |
|                      | Concord                                       |       |       | Merrimack                                   |        |      |
|                      | NUMBER OF ACRES                               | MAP # | LOT # | BOOK #                                      | PAGE # |      |
| 68                   | 57 Z                                          | 18    | 2766  | 0746                                        |        |      |
|                      | CHECK ONE:                                    |       |       | Tax Year                                    |        | 2026 |
|                      | Original Application <input type="checkbox"/> |       |       | Renewal <input checked="" type="checkbox"/> |        |      |

## STEP 3 REASON FOR DISCRETIONARY PRESERVATION EASEMENT APPLICATION

|                                                                                                                                                   |
|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Describe how the Historic Agricultural Structure meets one of the tests of public benefit per RSA 79-D:3. Submit additional sheets, if necessary. |
| See Attached                                                                                                                                      |
| How many square feet will be subject to the easement?                                                                                             |
| 4,352 sq. ft.                                                                                                                                     |

## STEP 4 SIGNATURES OF ALL PROPERTY OWNERS OF RECORD

|                                   |                          |        |
|-----------------------------------|--------------------------|--------|
| TYPE OR PRINT NAME (in black ink) | SIGNATURE (in black ink) | DATE   |
| Sylvia S. Miskoe - Trustee        | <i>Sylvia Miskoe</i>     | 3-4-26 |
| TYPE OR PRINT NAME (in black ink) | SIGNATURE (in black ink) | DATE   |
|                                   |                          |        |
| TYPE OR PRINT NAME (in black ink) | SIGNATURE (in black ink) | DATE   |
|                                   |                          |        |
| TYPE OR PRINT NAME (in black ink) | SIGNATURE (in black ink) | DATE   |
|                                   |                          |        |

FORM

PA-36-A

NEW HAMPSHIRE DEPARTMENT OF REVENUE ADMINISTRATION  
**DISCRETIONARY PRESERVATION EASEMENT APPLICATION**  
 (CONTINUED)

**STEP 5 TO BE COMPLETED BY THE LOCAL ASSESSORS**

|                                   |                                                                                                         |
|-----------------------------------|---------------------------------------------------------------------------------------------------------|
| <input type="checkbox"/> APPROVED | Pending approval of Discretionary Preservation Easement Agreement by landowner and assessing officials. |
| <input type="checkbox"/> DENIED   |                                                                                                         |
| Comments:                         |                                                                                                         |
|                                   |                                                                                                         |

**STEP 6 APPROVAL OF A MAJORITY OF SELECTMEN/ASSESSORS**

|                                    |                          |      |
|------------------------------------|--------------------------|------|
| TYPE OR PRINT NAME (ink black ink) | SIGNATURE (in black ink) | DATE |
| TYPE OR PRINT NAME (ink black ink) | SIGNATURE (in black ink) | DATE |
| TYPE OR PRINT NAME (ink black ink) | SIGNATURE (in black ink) | DATE |
| TYPE OR PRINT NAME (ink black ink) | SIGNATURE (in black ink) | DATE |
| TYPE OR PRINT NAME (ink black ink) | SIGNATURE (in black ink) | DATE |

**STEP 7 DOCUMENTATION**

|                                                                                                                                                              |                              |                             |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|-----------------------------|
| Is a map of the entire parcel showing the property location, orientation, overall boundaries and acreages clearly showing easement area requested submitted? | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|-----------------------------|

## Discretionary Preservation Easement Application – 102 Little Pond Road

### Step 3 Reason for Discretionary Preservation Easement Application:

The barn located at 102 Little Pond Road is a beautiful working barn. It provides scenic enjoyment as a landmark when traveling on Little Pond Road and is one of five such barns in the neighborhood. This Yankee or gable-front architecture barn was built around 1866 and is representative of the agricultural life in Concord during that era. The barn was originally used to dairying, housing horses, and chickens and storage of hay. The dairying ceased in 1947. The smaller building originally was a corn crib and later used as a blacksmith shop. The age is undetermined but believed to be older than the barn. Both buildings are mortise and tenon and fastened with pegs. They have had preventative maintenance in the past. The property has been owned by a member of the John Jordan family since 1885.

In 2021, we fully replaced the roof and repaired some wood that had begun to rot under the old roof.

## 102 LITTLE POND RD

Map ID 57/Z 18 / / /  
Bldg # 1Bldg Name  
Sec # 1 of 1

Card # 1 of 2

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| CURRENT OWNER               |                   | TOPO              | UTILITIES  | STRT / ROAD | LOCATION    | CURRENT ASSESSMENT                         |            |                                |                                             | PID    |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|-----------------------------|-------------------|-------------------|------------|-------------|-------------|--------------------------------------------|------------|--------------------------------|---------------------------------------------|--------|----------|----------|------|---------------------------------------------------------------------|-------|----------------|-----------------------------|-------|-----------------------|---------|--|------------------|---------|------------|---------|------------|--|
| MISKOE SYLVIA S TRUST       | 1 Level           | 5 Well            | 1 Paved    | 3 Rural     | Description | Code                                       | Appraised  | Assessed                       | <b>6794</b><br>CONCORD, NH<br><b>VISION</b> |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S TRUSTEE     | 4 Rolling         | 6 Septic          |            |             | RESIDENTL   | 1010                                       | 238,600    | 238,600                        |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| 102 LITTLE POND RD          |                   |                   |            |             | RES LAND    | 1010                                       | 131,000    | 131,000                        |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | SUPPLEMENTAL DATA |                   |            |             | RESIDENTL   | 1010                                       | 45,700     | 45,700                         |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | Alt Prol ID       | 100 3 2           | Tract #    |             | CU LAND     | 6000                                       | 108,900    | 8,500                          |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| CONCORD NH 03301-3037       | Sub-Div           |                   | Tract #    |             | CU LAND     | 6017                                       | 40,300     | 150                            |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | Prop Cat          | 1                 | Tract #    |             | CU LAND     | 6106                                       | 117,000    | 2,100                          |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | Ward              | BARN EASE         | Tract #    |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | District          | 1                 | Tract #    |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | Tract #           | 2370              | Tract #    |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             | GIS ID            | 6903              | Assoc Pld# |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| RECORD OF OWNERSHIP         |                   | BOOK/PAGE         | SALE DATE  | G/U         | V/I         | SALE PRICE                                 | VC         | PREVIOUS ASSESSMENTS (HISTORY) |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S TRUST       | 3522              | 2818              | 07-18-2016 | U           | I           | 0                                          | 31         | 1ED                            | Year                                        | Code   | Assessed | Year     | Code | Assessed                                                            | Year  | Code           | Assessed                    |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S TRUST       | 3115              | 0067              | 03-10-2009 | U           | I           | 0                                          | 31         | 1ED                            | 2025                                        | 1010   | 238,600  | 2025     | 1010 | 238,600                                                             | 2024  | 1010           | 238,600                     |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S TRUST       | 2918              | 0574              | 08-10-2006 | U           | I           | 0                                          | 31         | 1ED                            |                                             | 1010   | 131,000  |          | 1010 | 131,000                                                             |       | 1010           | 131,000                     |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S TRUST       | 2766              | 0746              | 04-18-2005 | U           | I           | 0                                          | 38         | 1TR                            |                                             | 1010   | 45,700   |          | 1010 | 45,700                                                              |       | 1010           | 45,700                      |       |                       |         |  |                  |         |            |         |            |  |
| MISKOE SYLVIA S             | 1201              | 0113              | 12-26-1973 |             |             | 0                                          |            |                                |                                             | 6000   | 8,250    |          | 6000 | 8,250                                                               |       | 6000           | 8,200                       |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                | Total                                       |        | 681,500  | Total    |      | 426,050                                                             | Total |                | 425,950                     |       |                       |         |  |                  |         |            |         |            |  |
| EXEMPTIONS                  |                   | Amount            |            | Code        |             | Description                                |            | Number                         |                                             | Amount |          | Comm Int |      | This signature acknowledges a visit by a Data Collector or Assessor |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| 2018                        | 22                | SOLAR             |            |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| Total                       |                   | 2,000.00          |            |             |             |                                            |            |                                |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| Nbhd                        |                   | Nbhd Name         |            | B           |             | Tracing                                    |            |                                |                                             |        |          |          |      | APPRaised VALUE SUMMARY                                             |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| B103                        |                   | SW RURAL          |            |             |             |                                            |            |                                |                                             |        |          |          |      | Appraised Bldg. Value (Card)                                        |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 233,000                                                             |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Appraised Xf (B) Value (Bldg)                                       |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 5,600                                                               |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Appraised Ob (B) Value (Bldg)                                       |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 45,700                                                              |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Appraised Land Value (Bldg)                                         |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 397,200                                                             |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Special Land Value                                                  |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 0                                                                   |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Total Appraised Parcel Value                                        |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 681,500                                                             |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Valuation Method                                                    |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | C                                                                   |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | Total Appraised Parcel Value                                        |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            |            |                                |                                             |        |          |          |      | 681,500                                                             |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| BUILDING PERMIT RECORD      |                   | Date Comp         |            | Comments    |             | Date                                       |            | Id                             |                                             | VR     |          | WD       |      | Cd                                                                  |       | Purpost/Result |                             |       |                       |         |  |                  |         |            |         |            |  |
| 2023-0160                   | 01-25-2023        | RS                | 05-03-2023 | 100         | 04-01-2023  | INSTALLATION OF A 12' PATIO DOOR ON INTERI | 03-10-2026 | MM                             | R                                           | V      |          |          |      |                                                                     |       | 1              | Exterior Pictures           |       |                       |         |  |                  |         |            |         |            |  |
| 2018-0017                   | 02-16-2018        | RS                | 04-08-2019 | 100         | 04-01-2019  | CONSTRUCT 600 SQ' REMODEL TO INCL MAST     | 10-10-2024 | TM                             |                                             |        |          |          |      |                                                                     |       | 07             | Measur/Inf/Dr Info taken at |       |                       |         |  |                  |         |            |         |            |  |
| 2014-0212                   | 07-09-2014        | SO                | 03-11-2015 | 100         | 04-01-2015  | 20 PANEL SOLAR                             | 05-03-2023 | MM                             |                                             |        |          |          |      |                                                                     |       | 01             | Exterior List               |       |                       |         |  |                  |         |            |         |            |  |
| 2002-0210                   | 05-28-2002        | RS                | 06-04-2003 | 100         | 04-01-2003  | 20X38 BRN                                  | 04-08-2019 | DB                             |                                             |        |          |          |      |                                                                     |       | 02             | Interior List Only          |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            | 03-29-2018 | DB                             |                                             |        |          |          |      |                                                                     |       | 01             | Exterior List               |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            | 03-11-2015 | MH                             |                                             |        |          |          |      |                                                                     |       | 00             | Measur+Listed               |       |                       |         |  |                  |         |            |         |            |  |
|                             |                   |                   |            |             |             |                                            | 06-30-2006 | MH                             |                                             |        |          |          |      |                                                                     |       |                |                             |       |                       |         |  |                  |         |            |         |            |  |
| LAND LINE VALUATION SECTION |                   | Zone              |            | Land Units  |             | Unit Pric                                  |            | Infl Fctr                      |                                             | S I    |          | Cond     |      | Nbhd                                                                |       | Nbhd Adj       |                             | Notes |                       | CU Cond |  | Special Pricing  |         | Adj Unit P |         | Land Value |  |
| B                           | 1010              | SINGLE FAM MDL-01 | RO         | 43,560      | SF          | 1.61                                       | 1,1500     | 4                              | 0.93                                        | 0103   | 1,680    |          |      |                                                                     |       |                |                             |       | 4352 SF=RSA 79-D=.93% |         |  |                  | 0       | 2.89       | 125,900 |            |  |
| 1                           | 1010              | SINGLE FAM MDL-01 | RO         | 1,000       | AC          | 3,800                                      | 1,0000     | 0                              | 0.80                                        | 0103   | 1,680    |          |      |                                                                     |       |                |                             |       |                       |         |  | 0                | 5,107.2 | 5,100      |         |            |  |
| Total Card Land Units       |                   | 2.00              |            | AC          |             | Parcel                                     |            | Total Land Area                |                                             | 68.00  |          |          |      |                                                                     |       |                |                             |       |                       |         |  | Total Land Value |         | 131,000    |         |            |  |

Property Location 102 LITTLE POND RD  
PID 6794Map ID 57/Z 18 / / /  
Bldg # 1Bldg Name  
Sec # 1 of 1

Card # 1 of 2

State Use 1010  
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| CONSTRUCTION DETAIL                                                |                              |                |            | CONSTRUCTION DETAIL (CONTINUED) |           |                |             |
|--------------------------------------------------------------------|------------------------------|----------------|------------|---------------------------------|-----------|----------------|-------------|
| Element                                                            | Cd                           | Description    |            | Element                         | Cd        | Description    |             |
| Style:                                                             | 03                           | Colonial       |            |                                 |           |                |             |
| Model:                                                             | 01                           | Residential    |            |                                 |           |                |             |
| Grade:                                                             | 05                           | Average +20    |            |                                 |           |                |             |
| Stories:                                                           | 2                            | 2 Stories      |            |                                 |           |                |             |
| Occupancy                                                          | 1                            |                |            |                                 |           |                |             |
| Exterior Wall 1                                                    | 11                           | Clapboard      |            |                                 |           |                |             |
| Exterior Wall 2                                                    |                              |                |            |                                 |           |                |             |
| Roof Structure:                                                    | 03                           | Gable/Hip      |            |                                 |           |                |             |
| Roof Cover                                                         | 11                           | Slate          |            |                                 |           |                |             |
| Interior Wall 1                                                    | 03                           | Plaster        |            |                                 |           |                |             |
| Interior Wall 2                                                    | 05                           | Drywall/Sheet  |            |                                 |           |                |             |
| Interior Flr 1                                                     | 12                           | Hardwood       |            |                                 |           |                |             |
| Interior Flr 2                                                     | 09                           | Pine/Soft Wood |            |                                 |           |                |             |
| Heat Fuel                                                          | 02                           | Oil            |            |                                 |           |                |             |
| Heat Type:                                                         | 05                           | Hot Water      |            |                                 |           |                |             |
| AC Type:                                                           | 01                           | None           |            |                                 |           |                |             |
| Total Bedrooms                                                     | 06                           | 6 Bedrooms     |            |                                 |           |                |             |
| Total Bthrms:                                                      | 2                            |                |            |                                 |           |                |             |
| Total Half Baths                                                   | 0                            |                |            |                                 |           |                |             |
| Total Xtra Fixtrs                                                  |                              |                |            |                                 |           |                |             |
| Total Rooms:                                                       | 11                           |                |            |                                 |           |                |             |
| Bath Style:                                                        | 02                           | Average        |            |                                 |           |                |             |
| Kitchen Style:                                                     | 02                           | Modern         |            |                                 |           |                |             |
| Trend:                                                             |                              |                |            |                                 |           |                |             |
| OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B) |                              |                |            |                                 |           |                |             |
| Code                                                               | Description                  | L/B            | Units      | Unit Price                      | Yr Blt    | % Gd           | Appr. Value |
| FPL3                                                               | FIREPL 2 STORY               | B              | 3          | 3700.00                         | 1994      | 50             | 5,600       |
| FRG3                                                               | GARAGE-POOR                  | L              | 272        | 15.90                           | 1990      | 20             | 900         |
| BRN1                                                               | BARN - 1 STORY               | L              | 1,254      | 15.20                           | 1990      | 40             | 7,600       |
| BRN4                                                               | B-1STY LFT&BSMT              | L              | 4,000      | 22.00                           | 1990      | 9              | 7,900       |
| BRN1                                                               | BARN - 1 STORY               | L              | 558        | 15.20                           | 1990      | 40             | 3,400       |
| FRG3                                                               | GARAGE-POOR                  | L              | 352        | 15.90                           | 1990      | 5              | 300         |
| BRN1                                                               | BARN - 1 STORY               | L              | 760        | 15.20                           | 1990      | 90             | 10,400      |
| BRN1                                                               | BARN - 1 STORY               | L              | 780        | 15.20                           | 1990      | 90             | 10,700      |
| SOPE                                                               | SOLAR ROOF ELEC              | L              | 20         | 100.00                          | 2014      | 100            | 2,000       |
| GENR                                                               | GENERATOR RES                | L              | 1          | 2500.00                         | 2019      | 100            | 2,500       |
| BUILDING SUB-AREA SUMMARY SECTION                                  |                              |                |            |                                 |           |                |             |
| Code                                                               | Description                  | Living Area    | Gross Area | Eff Area                        | Unit Cost | Undeprec Value |             |
| BAS                                                                | First Floor                  | 1,470          | 1,470      | 1,470                           | 97.47     | 143,274        |             |
| FEP                                                                | Porch, Enclosed, Finished    | 0              | 171        | 120                             | 68.40     | 11,696         |             |
| FOP                                                                | Porch, Open                  | 0              | 194        | 39                              | 19.59     | 3,801          |             |
| FUS                                                                | Upper Story, Finished        | 1,446          | 1,446      | 1,446                           | 97.47     | 140,935        |             |
| PTO                                                                | Patio                        | 0              | 100        | 10                              | 9.75      | 975            |             |
| STP                                                                | Stoop                        | 0              | 44         | 4                               | 8.86      | 390            |             |
| UAT                                                                | Attic, Unfinished            | 0              | 1,254      | 125                             | 9.72      | 12,183         |             |
| UBM                                                                | Basement, Unfinished         | 0              | 1,470      | 294                             | 19.49     | 28,655         |             |
| USP                                                                | Porch, Screen, Unfinished    | 0              | 168        | 34                              | 19.73     | 3,314          |             |
| UST                                                                | Utility, Storage, Unfinished | 0              | 45         | 9                               | 19.49     | 877            |             |
| Totl Gross Liv / Lease Area                                        |                              | 2,916          | 6,362      | 3,551                           |           | 346,100        |             |

03/10/2026

## 102 LITTLE POND RD

Map ID 57/Z 18/11  
Bldg # 2Bldg Name  
Sec # 1 of 1

Card # 2 of 2

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| CURRENT OWNER                                                                                                                               |            | TOPO              | UTILITIES  | STRT / ROAD                                                         | LOCATION    | CURRENT ASSESSMENT     |          |                                |          | PID         |                  |         |                 |            |            |          |
|---------------------------------------------------------------------------------------------------------------------------------------------|------------|-------------------|------------|---------------------------------------------------------------------|-------------|------------------------|----------|--------------------------------|----------|-------------|------------------|---------|-----------------|------------|------------|----------|
|                                                                                                                                             |            | 1 Level           | 5 Well     | 1 Paved                                                             | 3 Rural     | Description            | Code     | Appraised                      | Assessed |             |                  |         |                 |            |            |          |
| MISKOE SYLVIA S TRUST                                                                                                                       |            | 4 Rolling         | 6 Septic   |                                                                     |             | RESIDENTL              | 1010     | 238,600                        | 238,600  | 6794        |                  |         |                 |            |            |          |
| MISKOE SYLVIA S TRUSTEE                                                                                                                     |            |                   |            |                                                                     |             | RES LAND               | 1010     | 131,000                        | 131,000  |             |                  |         |                 |            |            |          |
| 102 LITTLE POND RD                                                                                                                          |            |                   |            |                                                                     |             | RESIDENTL              | 1010     | 45,700                         | 45,700   |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            |                   |            |                                                                     |             | CU LAND                | 6000     | 108,900                        | 8,500    |             |                  |         |                 |            |            |          |
| CONCORD NH 03301-3037                                                                                                                       |            | Alt Prcd ID       | 100 3 2    |                                                                     |             | Tract #                | 6017     | 40,300                         | 150      | CONCORD, NH |                  |         |                 |            |            |          |
|                                                                                                                                             |            | Sub-Div           | 1          |                                                                     |             | Tract #                | 6106     | 117,000                        | 2,100    |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            | Prop Cat          | BARN EASE  |                                                                     |             | Tract #                |          |                                |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            | Ward              | 1          |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            | District          | 1          |                                                                     |             |                        |          |                                |          | VISION      |                  |         |                 |            |            |          |
|                                                                                                                                             |            | Tract #           | 2370       |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            | GIS ID            | 6903       |                                                                     |             | Assoc Pid#             |          |                                |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            |                   |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| RECORD OF OWNERSHIP                                                                                                                         |            | BOOK/PAGE         | SALE DATE  | QU                                                                  | VI          | SALE PRICE             | VC       | PREVIOUS ASSESSMENTS (HISTORY) |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            | 3522 2818         | 07-18-2016 | U                                                                   | I           | 0 31                   | 1ED      | Year                           | Code     | Assessed    | Year             | Code    | Assessed        |            |            |          |
| MISKOE SYLVIA S TRUST                                                                                                                       |            | 3115 0067         | 03-10-2009 | U                                                                   | I           | 0 31                   | 1ED      | 2025                           | 1010     | 238,600     | 2025             | 1010    | 238,600         |            |            |          |
| MISKOE SYLVIA S TRUST                                                                                                                       |            | 2918 0574         | 08-10-2006 | U                                                                   | I           | 0 31                   | 1ED      |                                | 1010     | 131,000     |                  | 1010    | 131,000         |            |            |          |
| MISKOE SYLVIA S TRUST                                                                                                                       |            | 2766 0746         | 04-18-2005 | U                                                                   | I           | 0 38                   | 1TR      |                                | 1010     | 45,700      |                  | 1010    | 45,700          |            |            |          |
| MISKOE SYLVIA S                                                                                                                             |            | 1201 0113         | 12-26-1973 |                                                                     |             | 0                      |          |                                | 6000     | 8,250       |                  | 6000    | 8,200           |            |            |          |
|                                                                                                                                             |            |                   |            |                                                                     |             |                        |          | Total                          | 425,900  | Total       | 425,900          | Total   | 425,950         |            |            |          |
| EXEMPTIONS                                                                                                                                  |            | OTHER ASSESSMENTS |            | This signature acknowledges a visit by a Data Collector or Assessor |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| Year                                                                                                                                        | Code       | Description       | Amount     | Code                                                                | Description | Number                 | Amount   | Comm Int                       |          |             |                  |         |                 |            |            |          |
| 2018                                                                                                                                        | 22         | SOLAR             | 2000.00    |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
|                                                                                                                                             |            |                   | Total      | 2,000.00                                                            |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| Nbhd                                                                                                                                        |            | Nbhd Name         |            | B                                                                   |             | Trading                |          |                                |          |             |                  |         |                 |            |            |          |
| B 103                                                                                                                                       |            | SW RURAL          |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| NOTES                                                                                                                                       |            |                   |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| 1A LEASED FOR LORAN STATION & AIRPORT BEACON<br>NO REC ADJ<br>400 EXCESS FF<br>CU 1974 BK 1218 PG 258 & BK 1250<br>PG 247 & BK 1276 PG 1000 |            |                   |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| BUILDING PERMIT RECORD                                                                                                                      |            |                   |            |                                                                     |             |                        |          | VISIT / CHANGE HISTORY         |          |             |                  |         |                 |            |            |          |
| Permit Id                                                                                                                                   | Issue Date | Type              | Amount     | Insp Date                                                           | % Com       | Date Comp              | Comments | Date                           | Id       | VR          | WD               | Cd      | Purpost/Result  |            |            |          |
|                                                                                                                                             |            |                   |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| LAND LINE VALUATION SECTION                                                                                                                 |            |                   |            |                                                                     |             |                        |          |                                |          |             |                  |         |                 |            |            |          |
| B                                                                                                                                           | Use Code   | Description       | Zone       | Land Units                                                          | Unit Price  | Inf Fctr               | SI       | Cond                           | Nbhd     | Nbhd Adj    | Notes            | CU Cond | Special Pricing | Adj Unit P | Land Value |          |
| 2                                                                                                                                           | 6000       | FARMLAND          | RO         | 10.000                                                              | AC          | 3,800                  | 0.7900   | 0                              | 0.80     | 0103        | 1.680            | PASTURE | 1.000           | CU         | 316        | 4,034.69 |
| 2                                                                                                                                           | 6000       | FARMLAND          | RO         | 17.000                                                              | AC          | 3,800                  | 0.7900   | 0                              | 0.80     | 0103        | 1.680            | CROPS   | 1.000           | CU         | 316        | 4,034.69 |
| 2                                                                                                                                           | 6106       | W PINE MGD GOOD   | RO         | 29.000                                                              | AC          | 3,800                  | 0.7900   | 0                              | 0.80     | 0103        | 1.680            |         | 1.000           | CU G       | 72         | 4,034.69 |
| 2                                                                                                                                           | 6017       | UNPROD WET        | RO         | 10.000                                                              | AC          | 3,800                  | 0.7900   | 0                              | 0.80     | 0103        | 1.680            |         | 1.000           | CU         | 13         | 4,034.69 |
| Total Card Land Units                                                                                                                       |            |                   |            | 66.00                                                               | AC          | Parcel Total Land Area |          |                                |          | 68.00       | Total Land Value |         |                 |            | 266,200    |          |

Property Location 102 LITTLE POND RD  
PID 6794Map ID 57/Z 18/11  
Bldg # 2Bldg Name  
Sec # 1 of 1

Card # 2 of 2

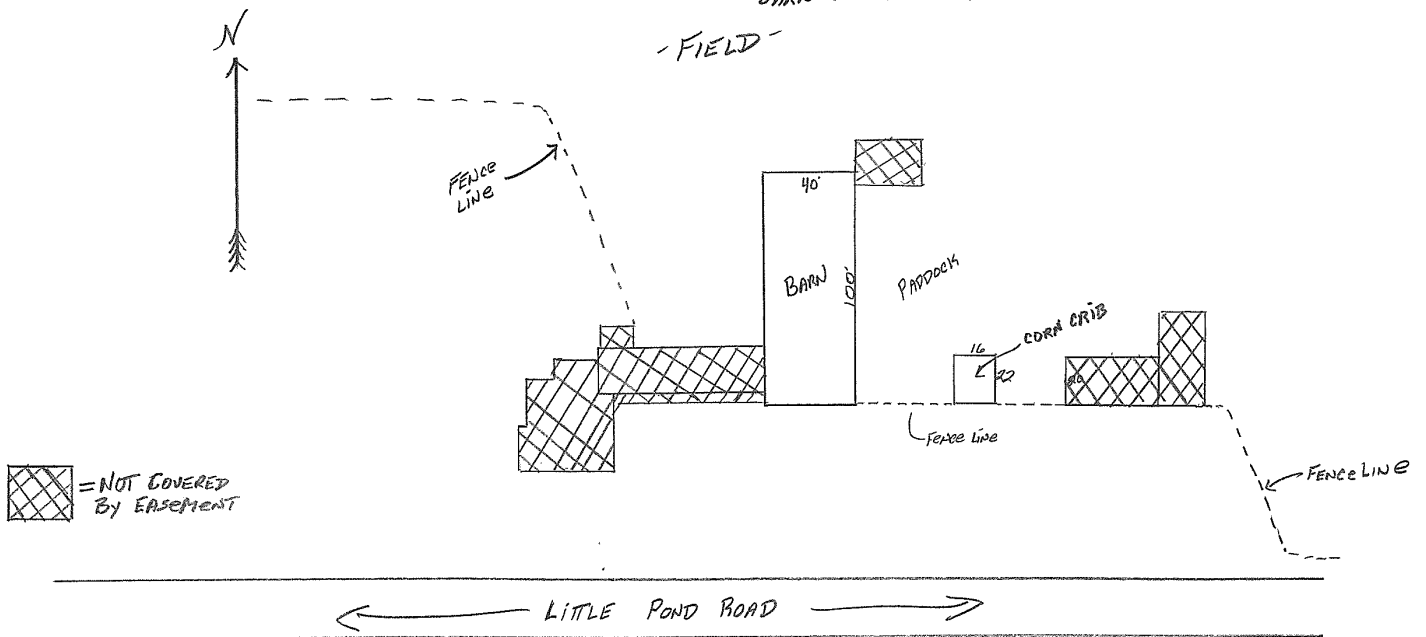
State Use 1010  
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| CONSTRUCTION DETAIL                                                |             |             |            | CONSTRUCTION DETAIL (CONTINUED) |           |                |             |
|--------------------------------------------------------------------|-------------|-------------|------------|---------------------------------|-----------|----------------|-------------|
| Element                                                            | Cd          | Description |            | Element                         | Cd        | Description    |             |
| Style: 99                                                          | 00          | Vacant Land |            |                                 |           |                |             |
| Model: 00                                                          |             | Vacant      |            |                                 |           |                |             |
| Grade:                                                             |             |             |            |                                 |           |                |             |
| Stories:                                                           |             |             |            |                                 |           |                |             |
| Occupancy:                                                         |             |             |            |                                 |           |                |             |
| Exterior Wall 1                                                    |             |             |            |                                 |           |                |             |
| Exterior Wall 2                                                    |             |             |            |                                 |           |                |             |
| Roof Structure:                                                    |             |             |            |                                 |           |                |             |
| Roof Cover:                                                        |             |             |            |                                 |           |                |             |
| Interior Wall 1                                                    |             |             |            |                                 |           |                |             |
| Interior Wall 2                                                    |             |             |            |                                 |           |                |             |
| Interior Flr 1                                                     |             |             |            |                                 |           |                |             |
| Interior Flr 2                                                     |             |             |            |                                 |           |                |             |
| Heat Fuel:                                                         |             |             |            |                                 |           |                |             |
| Heat Type:                                                         |             |             |            |                                 |           |                |             |
| AC Type:                                                           |             |             |            |                                 |           |                |             |
| Total Bedrooms:                                                    |             |             |            |                                 |           |                |             |
| Total Bthrms:                                                      |             |             |            |                                 |           |                |             |
| Total Half Baths:                                                  |             |             |            |                                 |           |                |             |
| Total Xtra Fixtrs:                                                 |             |             |            |                                 |           |                |             |
| Total Rooms:                                                       |             |             |            |                                 |           |                |             |
| Bath Style:                                                        |             |             |            |                                 |           |                |             |
| Kitchen Style:                                                     |             |             |            |                                 |           |                |             |
| Trend:                                                             |             |             |            |                                 |           |                |             |
| OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B) |             |             |            |                                 |           |                |             |
| Code                                                               | Description | L/B         | Units      | Unit Price                      | Yr Bilt   | % Gd           | Appr. Value |
|                                                                    |             |             |            |                                 |           |                |             |
| BUILDING SUB-AREA SUMMARY SECTION                                  |             |             |            |                                 |           |                |             |
| Code                                                               | Description | Living Area | Gross Area | Eff Area                        | Unit Cost | Undeprec Value |             |
|                                                                    |             |             |            |                                 |           |                |             |
| Tot Gross Liv / Lease Area                                         |             | 0           | 0          | 0                               |           |                | 0           |

102 Little Pond Rd – Property Record Card 2

102 LITTLE POND ROAD  
BARN + CORN CRIB

- FIELD -



**Discretionary Preservation Easement  
RSA 79-D  
Heritage Commission Evaluation**

Property Address: **102 Little Pond Road**

Map—Block—Lot **100-3-2**

Property Owner: **Sylvia Miskoe Trust, Sylvia Miskoe Trustee**

Tax Year of Application: **2016**

Date of Evaluation:

Length of Easement: **10 Years ending  
March 31, 2026**

Exemption Granted: **75%**

Recording Date of Easement \_\_\_\_\_

Book and Page Number \_\_\_\_\_

Recapture at end of Easement Yes \_\_\_\_ No **XX**

| <b>PUBLIC BENEFITS</b> (see back of page)                                                                                                                                                                                                                                                                                      | <b>POOR (1)</b> | <b>AVERAGE(2)</b> | <b>GOOD (3)</b> | <b>OUTSTANDING (4)</b> |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|-------------------|-----------------|------------------------|
| <b>Scenic Enjoyment:</b><br>There is scenic enjoyment of the structure by the general public from a public way or from public waters                                                                                                                                                                                           |                 |                   |                 | 12                     |
| <b>Historical Importance:</b><br>The structure is historically important on a local, regional, state, or national level, either independently or within an historic district                                                                                                                                                   |                 |                   |                 | 12                     |
| <b>Physical or Aesthetic Features:</b><br>The structure's physical or aesthetic features contribute to the historic or cultural integrity of a property listed on or determined eligible for listing on the National Register of Historic Buildings, state register of historic places or locally designated historic district |                 |                   |                 | N/A                    |
| <b>Sum of all Ratings **</b>                                                                                                                                                                                                                                                                                                   |                 |                   |                 | <b>12</b>              |

| <b>Rating</b> | <b>Final Exemption % Range</b> |
|---------------|--------------------------------|
| 1—4           | 25% - 45%                      |
| 5—8           | 40% - 60%                      |
| 9—12          | 55% - 75%                      |

**Description of Historical Structure:**

The circa 1866 dairy/horse barn (100X40) the 16x22 corn crib/blacksmith shop and the land directly under the structures encompassing 4,352 sf.

**Comments**

The barn located at 102 Little Pond Rd is a beautiful working barn. It provides scenic enjoyment as a landmark when traveling on Little Pond Rd and is one of five such barns in the neighborhood. This Yankee or gable-front architecture barn was built about 1866 and is representative of the agricultural life in Concord during that era. The barn was originally used for dairying, housing horses and chickens and hay storage. The dairying ceased in 1947. The smaller building originally was a corn crib and later used as a blacksmith shop. The age is undetermined but believed to be older than the barn. Both buildings are mortise and tenon and fastened with pegs. They have had preventive maintenance in the past. The property has been owned by a member of the John Jordan family since 1885.

\*\* See Reverse Side for Preliminary Rating Scale\*\*

**Discretionary Preservation Easement  
RSA 79-D  
Heritage Commission Evaluation Guide**

Point to consider under *Scenic Enjoyment*:

- The structure is a familiar local landmark
- The structure is part of a landscape or setting that retains its historic character
- The structure contributes to the scenic qualities of the community and region

Points to consider under *Historical Importance*:

- The structure helps to tell the story of agriculture in Concord or the region
- The structure is located on a working farm or is otherwise being used for agricultural purposes
- The structure is associated with a farm that had a significant role in Concord's agricultural past
- The structure is associated with a person who played a significant role in local, regional or state history

Points to consider under *Physical or Aesthetic Features*:

- The structure is a good representative of its type
- The structure is an unusual or rare surviving example of its type
- The structure is a good example of historic construction methods or materials
- The structure retains its historic character

Points to consider under *Comments*:

- ✓ Agricultural designations or special recognition – bicentennial farm, farm of distinction, etc.
- ✓ Special location – scenic and cultural byway, country road, etc.
- ✓ Relationship to community goals – open space, preservation of rural character, etc.

Preliminary Rating Chart -- Return to Final Easement % Table on Front Side

| Rating         | 1  | 2  | 3  | 4  | 5  | 6  | 7  | 8  | 9  | 10 | 11 | 12 |
|----------------|----|----|----|----|----|----|----|----|----|----|----|----|
| % Within Range | 25 | 28 | 30 | 35 | 40 | 45 | 50 | 55 | 60 | 65 | 70 | 75 |

City of Concord February 7, 2005

**Notes Regarding the  
Discretionary Preservation Easement Renewal  
Pursuant to RSA 79-D**

102 Little Pond Road – PID #6794  
Barn and Corn Crib

The subjects are a working Yankee style or Gable Front, Barn, built between 1860-1866 and a small Corn Crib. The Corn Crib is of unknown age, but is believed to be somewhat older than the barn.

This is the 2<sup>nd</sup> time these buildings are up for renewal. The easement was first granted in 2006 and renewed in 2016.

Barn

Barn specifications:

- 1) Dimensions: 40' x 100'.
- 2) Mortise & Tenon Construction fastened with pegs.
- 3) (x2) Haylofts (Scaffolds); 100' along west side & 75' along the east side.
- 4) (x2) Flying Scaffolds; 45' each end.

In addition to the subject, there are 4 other similar style barns in the Neighborhood:

- 1) 2 on Little Pond Road.
- 2) 1 on Fiske Road.
- 3) 1 on District #5 Road.

The subject is largest of the 5 barns, it sits on the North side of Little Pond Road, has high visibility and has landmark status.

Barn Maintenance

In addition to a rotating calendar for painting, the barn has undergone the following major repairs:

- 1994 = Extensive work to barn support system by adding concrete foundations for the posts to rest upon.
- 2021 = The metal roof was replaced and some of the wood underneath was repaired.

Corn Crib

The Corn Crib is 16' x 22'. Like the Barn it was constructed with mortise & tenon and fastened with pegs. It was also used as a blacksmith shop.





Northwest Side



Rear (north) Side



Front (South) Side



East Side



Interior View from Front



Northwest Side Loft



Stable



Tack Room



Flying Scaffold  
\*Note Knee braces



View from Loft



Loft (West side)



Loft (East Side)



Corn Crib Southeast)



Corn Crib (North)



Interior Corn Crib



Mr. Dry Martini

