

REPORT OF THE TAX COLLECTOR-2008

The State of New Hampshire has enacted specific laws governing the collection of taxes under Chapter 80. The tax year begins on April 1st and the town has 18 months to collect the taxes due. In order to not lose this right, tax collectors have been given the powers to place a tax lien on the property on behalf of the municipality and a specific time period to perfect this lien.

After following the necessary legal procedures, the lien is perfected and filed by law with the Registry of Deeds for Sullivan County. The town holds the lien and redeems the lien upon full payments of taxes, interest and fees. Once the lien is filed, the property owner has two years to make full payment. If the taxes are not redeemed on or before the two year date, a deed is issued to the Town.

Sullivan County Registry of Deeds records are public. The major credit bureaus have extractors who pick up information on a regular basis such as liens filed. This is how it gets on the credit reports and will remain there for years. Unfortunately, the credit bureaus do not always pick up the releases and this does affect credit ratings.

A copy of all tax laws is available at the town office and on line with the State of New Hampshire.

Respectfully submitted,
Ruth Ann Wheeler
Tax Collector

TAX COLLECTOR'S FINANCIAL REPORT
Fiscal Year ending December 31st 2008

-Debits-			
Uncollected Taxes			
Beginning of fiscal year	2008		2007
Property taxes			\$378,306
Timber yield tax			\$455
Land use change tax			\$0
Excavations			\$0
Prior year's credit balances	(\$663)		
This year's new credits	(\$8,472)		
Taxes Committed to Collector			
Property taxes	\$5,999,302		
Land use change taxes	\$31,580		
Yield taxes	\$2,777		\$223
Excavation activities	\$54		
Overpayments			
Property taxes	\$3,590		
Interest collected on delinquent taxes	\$4,142		\$21,314
TOTAL DEBITS	\$6,032,310		\$400,299
-Credits-			
Remittances to Treasurer During Fiscal Year			
Property taxes	\$5,631,453		\$210,671
Land use changes taxes	\$31,580		\$0
Excavation	\$54		\$0
Timber yield taxes	\$2,777		474
Interest on taxes	\$4,142		\$21,314
Converted to liens (principal only)	0		\$153,860
Prior year overpayments assigned	(\$663)		
Abatements Granted During Fiscal Year			
Property taxes	\$546		\$13,776
Timber tax			\$204
Overpayments Collected During Fiscal Year			
Property taxes-returned	\$0		
Property taxes-this year	\$0		
Uncollected Taxes End of Fiscal Year			
Property taxes	\$367,303		
Property Tax Credit Balance	(\$4,882)		
TOTAL CREDITS	\$6,032,310		\$400,299

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TAX COLLECTOR'S LIEN REPORT
December 31st 2008

Unredeemed Liens	-Debits-		
	2007	2006	2005+
Beginning of year	0	\$80,238	\$38,241
New liens	\$166,048		
Interests/Penalties	\$3,894	\$13,556	\$10,951
TOTAL DEBITS	\$169,943	\$93,794	\$49,191

	-Credits-		
Remittance to Treasurer			
Redemptions	\$69,525	\$39,795	\$37,912
Interest/Penalties	\$3,894	\$13,556	\$10,950
Unredeemed liens	\$96,505	\$40,443	\$329
TOTAL CREDITS	\$169,943	\$93,794	\$49,191