

(3) 7-64

Doc# 673502  
Book: 2972  
Pages: 0517 - 0518  
Filed & Recorded  
03/15/2007 10:38AM  
KATHI L. GUAY, CPO, REGISTER

✓  
John S. Kitchen  
NV-

MERRIMACK COUNTY REGISTRY OF DEEDS  
RECORDING \$ 14.00  
SURCHARGE \$ 2.00  
POSTAGE \$ 0.39  
TRANSFER TAX \$ 40.00

Book 2972 Page 517

14.39  
2.00

40.00

**WARRANTY DEED**

**Statutory Short Form**

We, **O. FRED HILL and TAMMY J. HILL**, husband and wife, of 60 Old Denny Hill Road, Warner, Merrimack County, New Hampshire, for consideration paid, grant an undivided one-half (1/2) interest to **O. FRED HILL, TRUSTEE OF O. FRED HILL 2007 REVOCABLE TRUST, U/D/T DATED 16 FEBRUARY 2007**, whose mailing address is 60 Old Denny Hill Road, Warner, New Hampshire 03278, and the other undivided one-half (1/2) interest to **TAMMY J. HILL, TRUSTEE OF TAMMY J. HILL 2007 REVOCABLE TRUST, U/D/T DATED 16 FEBRUARY 2007**, whose mailing address is 60 Old Denny Hill Road, Warner, New Hampshire 03278, as tenants in common, with **WARRANTY COVENANTS:**

Certain tracts or parcels of land, together with any improvements thereon, situate in Warner, Merrimack County, New Hampshire, described as follows:

Land located on the East side of Interstate 89 and the West side of Poverty Plains Road, as more particularly shown and described in Plan #13196 as recorded in the Merrimack County Registry of Deeds. Said parcels of land are shown as Lot #64 on Map 7 of the Warner Tax Map, Lot #104 on Map 3 of the Warner Tax Map (Parcel B) and Lot #91 on Map 3 of the Warner Tax Map (Parcel D). The premises are described in deeds recorded in

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Book 865, Page 42; Book 865, Page 41; Book 932, Page 282; Book 1022, Page 318; Book 1380, Page 282; Book 876, Page 146; and Book 1757, Page 734; all of the Merrimack County Registry of Deeds, and a one-half (1/2) interest in Parcel C as shown on said plan, being Lot #101 on Map 3 of the Warner Tax Map, further described in deed recorded in Book 950, Page 199 of the Merrimack County Registry of Deeds. The premises are a part of the premises described in deed of John R. Hill and Beverly S. Hill to the John R. Hill Trust recorded in Book 1990, Page 218 of the Merrimack County Registry of Deeds.

Meaning and intending to convey all the same premises conveyed to O. Fred Hill and Tammy J. Hill by deeds of Beverly S. Hill and Douglas S. Hatfield, Trustees of The John R. Hill Trust, dated 5 June 1995 and recorded with the Merrimack County Registry of Deeds in Book 1989, at Page 975, dated 17 October 1996 and recorded in Book 2038, at Page 47 and dated 11 November 1997 and recorded in Book 2077, at Page 695.

SIGNED THIS 9<sup>th</sup> DAY OF March, 2007.

STATE OF NEW HAMPSHIRE

DEPARTMENT OF REVENUE ADMINISTRATION



REAL ESTATE TRANSFER TAX

THOUSAND HUNDRED AND 40 DOLLARS

MO.	DAY	YR.	AMOUNT
03	15	2007	\$ 40

VOID IF ALTERED

O. Fred Hill  
O. Fred Hill

Tammy J. Hill  
Tammy J. Hill

STATE OF: NEW HAMPSHIRE  
COUNTY OF: MERRIMACK, SS

The foregoing instrument was acknowledged before me this 9<sup>th</sup> day of MARCH, 2007 by the above-named O. Fred Hill and Tammy J. Hill.

Jere T. Henley (Seal)  
Notary Public  
My Commission Expires:  
**JERE T. HENLEY, Notary Public**  
My Commission Expires October 21, 2010

Hill Trusts WD 1  
**MERRIMACK COUNTY RECORDS**

Kathi L. Gray, CPO, Register

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7-65  
①

Doc# 673500  
Book: 2972  
Pages: 0510 - 0512  
Filed & Recorded  
03/15/2007 10:38AM  
KATHI L. GUAY, CPO, REGISTER

ENV ✓ John S. Kitchen  
395 Main St.  
Laconia N.H. 03246

MERRIMACK COUNTY REGISTRY OF DEEDS  
RECORDING \$ 18.00  
SURCHARGE \$ 2.00  
POSTAGE \$ 0.39  
TRANSFER TAX \$ 40.00

Book 2972 Page 510

**WARRANTY DEED**

40.00

**Statutory Short Form**

We, **O. FRED HILL and TAMMY J. HILL**, husband and wife, of 60 Old Denny Hill Road, Warner, Merrimack County, New Hampshire, for consideration paid, grant an undivided one-half (1/2) interest to **O. FRED HILL, TRUSTEE OF O. FRED HILL 2007 REVOCABLE TRUST, U/D/T DATED 16 FEBRUARY 2007**, whose mailing address is 60 Old Denny Hill Road, Warner, New Hampshire 03278, and the other undivided one-half (1/2) interest to **TAMMY J. HILL, TRUSTEE OF TAMMY J. HILL 2007 REVOCABLE TRUST, U/D/T DATED 16 FEBRUARY 2007**, whose mailing address is 60 Old Denny Hill Road, Warner, New Hampshire 03278, as tenants in common, with **WARRANTY COVENANTS:**

A certain tract or parcel of land, together with any improvements thereon, situate in the Town of Warner, County of Merrimack, and State of New Hampshire, containing 167.2 acres, as shown on plan entitled "SURVEY FOR: JOHN R. HILL, POVERTY PLAINS ROAD, BOG ROAD" dated June 14, 1999, prepared by Bristol, Sweet & Associates, Inc., said plan being recorded in the Merrimack County Registry of Deeds as Plan #14843, being bounded and described as follows:

Beginning at a 1" iron pipe set on the northerly sideline of Poverty Plains Road, said point being the southeasterly corner of the within described premises;

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thence running in a northwesterly direction along the northerly sideline of Poverty Plains Road a distance of 3,081.2 feet to a 1" iron pipe set in stones, said point being the southwesterly corner of the within described premises;

thence turning and running North 77° 03' 20" East a distance of 1,362.41 feet along land now or formerly of Margaret Eleanor Bartlett Courser Revocable Trust, by the remains of a stone wall and sheep wire fence through an 18" red oak and an 18" crooked red oak to a 10" white birch;

thence turning and running North 06° 42' 37" East a distance of 528.45 feet along said Courser land to a 1" iron pipe set in a stone pile found;

thence turning and running South 69° 29' 39" West a distance of 1,049.40 feet along said Courser land, through a stone wall to a 1" iron pipe set;

thence turning and running North 10° 31' 22" East a distance of 993.09 feet along said Courser land to a 3/8" drill hole set in a 7" x 8" stone bound found;

thence turning and running North 66° 10' 06" East a distance of 582.99 feet along said Courser land to a 3/8" drill hole set in a 6" x 8" stone bound found;

thence turning and running North 05° 08' 44" West a distance of 1,464.88 feet along said Courser land through a pile of four stones found to a 1" iron pipe set in stones;

thence turning and running North 87° 15' 53" East a distance of 271.35 feet along said Courser land to a 1" iron pipe set in stones by a 22" ash;

thence turning and running North 09° 20' 24" West a distance of 640.63 feet along said Courser land to a 1" iron pipe set in stones, said point being the northwesterly corner of the within described premises;

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STATE OF NEW HAMPSHIRE

DEPARTMENT OF REVENUE ADMINISTRATION



REAL ESTATE TRANSFER TAX

40

THOUSAND HUNDRED AND DOLLARS

MO.	DAY	YR.	AMOUNT
03	15	2007	\$ 40

VOID IF ALTERED

thence turning and running South 83° 16' 54" East a distance of 905.95 feet along land now or formerly of Fred W. Courser, Jr. Revocable Trust of 1992, a barbed wire fence and partially along a stump/brush fence to a 5/8" iron rod set in a drill hole at the end of a stone wall on the westerly sideline of Bog Road, said point being the northeasterly corner of the within described premises;

thence turning and running in a generally southeasterly direction a distance of 5,504.9 feet along the westerly sideline of Bog Road to the point or place of beginning.

Meaning and intending to describe and convey a portion of Tract 17 conveyed to Beverly S. Hill and Douglas S. Hatfield, Trustees of The John R. Hill Trust by deed of John R. Hill and Beverly S. Hill, dated June 5, 1995 and recorded in the Merrimack County Registry of Deeds at Book 1990, Page 218.

Meaning and intending to convey the second tract described in deed of Beverly S. Hill and Douglas S. Hatfield, Trustees of The John R. Hill Trust, to O. Fred Hill and Tammy J. Hill dated 8 May 2001 and recorded with the Merrimack County Registry of Deeds in Book 2261, at Page 745.

SIGNED THIS 9<sup>th</sup> DAY OF March, 2007.

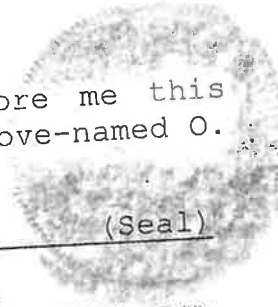
[Signature]  
O. Fred Hill

[Signature]  
Tammy J. Hill

STATE OF: NEW HAMPSHIRE  
COUNTY OF: MERRIMACK, SS

The foregoing instrument was acknowledged before me this 9<sup>th</sup> day of MARCH, 2007 by the above-named O. Fred Hill and Tammy J. Hill.

[Signature]  
Notary Public  
My Commission Expires:



Hill Trusts wd 2  
**MERRIMACK COUNTY RECORDS**

[Signature] CPO. Registrar

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