

E # 1711225 10/10/2017 12:36:03
 Book 3354 Page 228 Page 1 of 3
 Register of Deeds, Carroll County



Lisa Scott

Transfer Tax: \$2,625.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that We, **Scott D. Wadleigh and Gail Wadleigh**,
Husband and Wife, both having a mailing address of 4121 8th Avenue SE, Naples, Collier
 County, Florida (34117), for consideration paid grant(s) to **Andrew R. Wadleigh and Allison
 G. Wadleigh**, *Husband and Wife*, both having a mailing address of 2735 Green Hill Road,
 Chatham, Oxford County, New Hampshire (03813), As Joint Tenants with Rights of
 Survivorship, with WARRANTY COVENANTS, the following:

A certain tract of land with the buildings thereon, situate in the **Town of Chatham**, County of
 Carroll and State of New Hampshire bounded and described as follows:

Lot #2 as shown on a plan entitled "Jeff Patch, Province Falls, Chatham, NH" recorded in the
 Carroll County Registry of Deeds in Plan Book 108, Page 18. Said lot being more particularly
 bounded and described as follows:

Beginning at an iron pin on the Westerly side of South Chatham Road at the Northerly edge of a
 fifty foot right of way;

Thence running North 83° 57' 22" West along the Northerly edge of the right of way a distance
 of 349.17 feet to an iron pin;

Thence turning and running North 17° 03' 11" East a distance of 190.10 feet to an iron pin;

Thence turning and running South 77° 03' 08" East a distance of 377.05 feet to an iron pin
 located on the Westerly edge of South Chatham Road;

Thence turning and running along the westerly edge of South Chatham Road to the point of
 beginning.

Together with the right to use the fifty foot right of way as shown on the aforementioned plan up
 to 300 feet from the South Chatham Road.

Subject to the following restrictions and covenants which shall apply to the lot herein conveyed, to be construed real covenants running severally with each such lot, enforceable as in equity, and which shall remain in effect until such time as the Town of Chatham's Planning Board shall deem them non-essential.

1. All buildings and other structures shall be located at least 100 feet from the center of any Town Roadway and at least 30 feet from any other exterior boundary lines of said property.
2. All parcels shall be used for private residential purposes only.

Subject also the following building requirements:

1. All structures erected on any parcel shall have an exterior of quality materials, with no tarred paper, tarred shingles, or other types of tarred siding allowed.
2. Each residential building shall contain at least 1,200 square feet of living area, exclusive of porches, breezeways, attics and sheds.
3. All structures erected on any parcel shall be completed including exterior finishes, with 18 months from the date of commencement of construction.
4. No mobile homes or house trailers shall be permitted.

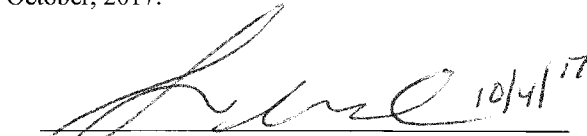
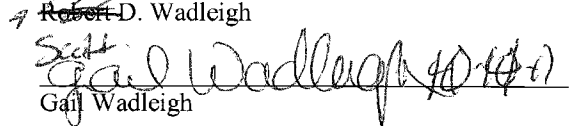
Subject also the requirement that the cost of maintenance and snow removal for a distance of 300 feet of the common driveway serving Lot numbers 1, 2 and 3 shall be shared equally by the owners of said lots.

This is not homestead property.

Meaning and intending to describe the same premises as conveyed in the Warranty Deed of Jeffery A. Patch and Holly Patch to Scott D. Wadleigh and Gail Wadleigh dated September 14, 1989 and recorded at the Carroll County Registry of Deeds in Book 1389, Page 857 on September 15, 1989.

[signatures appear on the following page]

Executed this 4th day of October, 2017.


Robert D. Wadleigh

Gail Wadleigh

State of Florida
County of Lee

Then personally appeared before me on this 4th day of October, 2017, the said **Scott D. Wadleigh and Gail Wadleigh** and acknowledged the foregoing to be their voluntary act and deed.


Notary Public/Justice of the Peace
Commission expiration:

