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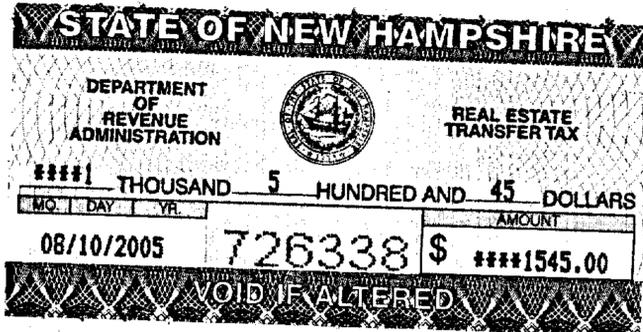
RECEIVED
CARROLL COUNTY REGISTRY

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Ruean Q. Brooks
REGISTER OF DEEDS

RETURN TO:
Heather A. Chesters
Simon J. Chesters
32 Ironstone Close St. Georges
Telford, Shropshire, UK TF29PH



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT **Craig F. Wardle and Jill L. Wardle, husband and wife**, of 42 Vine Street, Charleton, , Massachusetts 01507, for consideration paid, grant to **Heather A. Chesters and Simon J. Chesters, wife and husband as joint tenants with rights of survivorship**, of 32 Ironstone Close St. Georges, Telford, Shropshire, UK TF29PH, with **WARRANTY COVENANTS**, the following:

A certain condominium unit (the "Unit") in the River Run Motel Condominium II (the "Condominium") in Bartlett, County of Carroll, State of New Hampshire, more particularly bounded and described as follows:

Unit I in Building IX of River Run Motel Condominium II as defined, described and identified in the River Run Motel Condominium II Declaration dated December 13, 1984, recorded in the Carroll County Registry of Deeds at Book 978, Page 104, (which Declaration together with the Bylaws and other appendices thereto is sometimes hereinafter called the "Declaration"), and on a certain site plan and certain floor plans containing 6 pages (all together sometimes hereinafter called the "Plans") and recorded in said Registry at Plan Book 72, Page 3 and Pages 4-8 (inclusive), as amended by the First Amendment to the Declaration, dated November 5, 1985, recorded in said Registry at Book 1047, Page 155, along with site and floor plans containing 6 pages (also hereinafter referred to as the "Plans") and recorded in said Registry at Plan Book 80, Page 23 and Pages 24-28 (inclusive), as further amended by the Second Amendment to the Declaration, recorded in said Registry at Book 1071, Page 16, along with site and floor plans containing 6 pages and recorded in said Registry at Plan Book 83, Page 3 and Pages 4-8 (inclusive), as further amended by the Correction to second Amendment dated February 13, 1986, recorded in said Registry at Book 1072, Page 320, as further amended by the Third Amendment to Declaration recorded in the

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Registry at Book 1167, Page 121, along with site and floor plans containing 11 pages and recorded in said Registry Plan Book 94, Page 5-15 (inclusive).

Also conveying a .64% undivided interest in the Common Area, as described and identified in the Declaration and on the Plans, which interests shall be subject to reallocation by amendment to the Declaration in the event that additional units within any additional Units within any additional lands are created as part of the Condominium.

Also conveying the following rights and easements:

1. An exclusive easement to use the Limited Common Area appurtenant to the Units conveyed herein, as defined and described in the Declaration and on the Plans.
2. Easements in common with others to use the Common Area, exception Limited Common Area, as set forth in the Declaration.
3. Non-exclusive easements for structural support and encroachments and for repair, and other rights and easements as set forth in the Declaration.

This conveyance is subject to the following:

1. There is excepted from the Unit conveyed herein the Common Area lying within the Unit as set forth in the Declaration.
2. Non-exclusive easements for structural support, encroachments and for repair in favor of the owners of other Units in the Condominium, as set forth in the Declaration, and other easements, covenants, and restrictions of record, including without limitation the utility easements and other easements, covenants and restrictions specifically set forth or referred to in the Declaration.
3. The other provisions of the Declaration as amended from time to time by instruments recorded in the Carroll County Registry of Deeds, all of which provisions together with any amendments thereto shall constitute covenants running with the land and shall bind any person having at any time any interest or estate in the said Units, as though such provisions were recited and stipulated at length herein, and the provisions of the Condominium Rules, adopted pursuant to the Declaration, and of the New Hampshire Condominium Act.

The term "River Run Motel Condominium II" or "Condominium" as used herein, means all of the premises described in Exhibit A of the Declaration, as expanded by Additional Land from time to time, including all of the buildings and improvements now or hereafter located thereon, and reference may be made to the Declaration for a description of said premises. The post office address of the Condominium is Attitash Mountain, Bartlett, New Hampshire. The Condominium is primarily intended for residential use and the restrictions on that use are embodied in the Declaration and Condominium Rules.

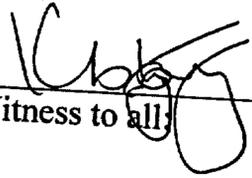
The Grantor, except as limited herein, warrants that it is lawfully seized in fee simple of the granted premises, subject to the matters referred to herein, that the said premises are free from all encumbrances except as referred to herein, and that the Grantor has good right to sell and convey the

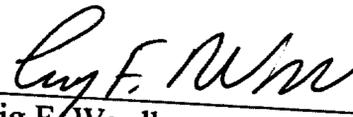
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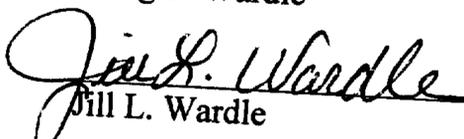
same to the Grantee, and that it will warrant and defend the same to the Grantee against the lawful claims and demands of all persons, except as herein provided.

Meaning and intending to describe and convey all the same premises as conveyed to Craig F. Wardle and Jill L. Wardle by Deed of David B. Armstrong D/B/A DDK Enterprises dated January 17, 2003 and recorded at the Carroll County Registry of Deeds at Book 2105, Page 144.

DATED AND WITNESSED this 28 day of July, 2005.

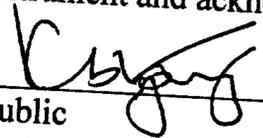

Witness to all


Craig F. Wardle

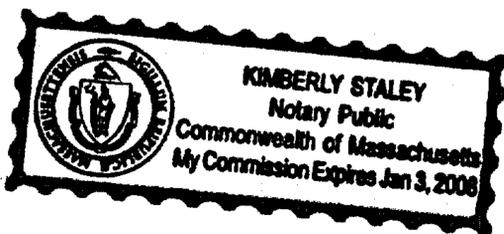

Jill L. Wardle

STATE OF Massachusetts
COUNTY OF Worcester

On this 28 day of July, 2005, personally appeared the above-named Craig F. Wardle and Jill L. Wardle, known to me or satisfactorily proven to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.


Notary Public
My Commission Expires:

PV-00756L
Form 130, Rev. 9/02



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