

WARRANTY DEED

THAT, I, DONNA MARIE FEMINO, SINGLE, OF 274 THOMPSON ROAD, CONWAY 03818 OF

CARROLL COUNTY, STATE OF NEW HAMPSHIRE, for consideration paid, grant to The State of New Hampshire, whose address is P. O. Box 483, 1 Hazen Drive, Concord, New Hampshire 03302-0483, with WARRANTY covenants, bounded and described:

A certain piece or parcel of land with the buildings thereon located on the northwesterly side of Woodland Road, now known as Thompson Road as now travelled, in the Artist Falls Development in the Town of Conway, County of Carroll, State of New Hampshire, and being LOT NO. 27 shown on a certain map entitled "Plan of Subdivision No. 2 for Artist Falls Corp., North Conway, N.H.", C. R. Storer, Inc., Engineering Contracting, Yarmouth, Maine, dated March 18, 1969, recorded in Carroll County Registry of Deed, Plan Book 13, Page 19, said Lot #27 being more particularly bounded and described as follows:

Beginning at a point on the westerly side of Woodland Road at the southeast corner of said lot; thence running North 76 degrees, 11 minutes West a distance of 290 feet to an iron pipe in the southwest corner of said lot; thence turning and running North 15 degrees, 40 minutes East, a distance of 100 feet, more or less, to an iron pipe at the northwest corner of said lot; thence turning and running South 75 degrees, 01 minutes East a distance of 280 feet to a stone post at the northeast corner of said lot on Woodland Road; thence turning and running southerly along the west line of said Woodland Road a distance of 48.78 feet to a point; thence continuing a distance of 52.28 feet to the point of beginning.

Reference is made and this deed is SUBJECT, where applicable, to "Amended Declaration made by Artist Falls Corporation relative to Artist Falls, Conway, N.H.", dated October 20, 1969, recorded in the Carroll County Registry of Deeds, Book 455, Page 387.

Reference is made and this deed is SUBJECT, where applicable, to "Amended Declaration made by Artist Falls Corporation relative to Artist Falls, Conway, N.H.", dated May 23, 1974, recorded in the Carroll County Registry of Deeds, Book 570, Page 80.

Granting to the grantee, her successors and assigns, the right, at their own expense, to connect to the water service installed by the said Artist Falls Corporation.

Said premises being acquired for the Conway DPI-0153(001) 11339B Project on file in the records of the New Hampshire Department of Transportation and to be recorded in the Carroll County Registry of Deeds.

Containing sixty-two hundredths (0.62) of an acre, more or less, and being all of that real estate recorded in Carroll County Registry of Deeds, Book 961, Page 160, dated September 11, 1984.

It is hereby made a part of the before-mentioned consideration and a condition to this instrument that the 1996 Property Taxes are to be pro-rated as of the date of execution of this instrument.

Executed this Friday day of 6-7-96, 1996.

Donna Marie Femino  
Donna Marie Femino

STATE OF NEW HAMPSHIRE      Carroll      SS.      7 JUNE      A.D., 1996.

Personally appeared the above-named Donna Marie Femino and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

R. H. M. W.  
Justice of the Peace - Notary Public  
My commission expires 11/99.

RECEIVED  
CARROLL COUNTY REGISTRY

1996 JUN 07 AM 11:00  
REGISTER OF DEEDS

006551

BK 1659 PG 028