

Return to:
Frank Howard Margolis
144 Boxwood Lane
Dover, NH 03820

E-Doc # 200015762 09/22/2020 10:17:51 AM
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Catherine A. Berube
Register of Deeds, Strafford County
LCHIP STA164748 25.00
TRANS TAX ST852308 8,175.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That **Chad R. Logan** and **Kate E. Logan**, A Married Couple, of 144 Boxwood Lane, Dover, NH 03820, for consideration paid grant to **Frank Howard Margolis**, Married, of 70 Constitution Ave, Apt 415, Portsmouth, NH 03801, with WARRANTY COVENANTS:

A certain tract or parcel of land, together with any buildings and improvements thereon, situate on the easterly side of Boxwood Lane, Dover, Strafford County, New Hampshire, being shown as Map B, Lot 21-20 on a plan entitled "Open Space Subdivision Plan Haven Farm at Alden Woods, Boxwood Lane and Wildewood Lane, Dover, New Hampshire" dated August 20, 2004, as revised, Drawn by Tri Tech Engineering Corporation and recorded in the Strafford County Registry of Deeds as Plan 80-35 through 80-37. Being more particularly bounded and described as follows:

Beginning at a 5/8" rebar on the easterly sideline of Boxwood Lane, said point marking the southwesterly corner of Map B, Lot 21-21 as shown on said plan; thence turning and running S 87° 07' 17" E along Map B, Lot 21-21 a distance of 257.90 feet, more or less, to a 5/8" rebar at land now or formerly of David S. Martino; thence turning and running S 36° 03' 42" W along land now or formerly of Martino, a distance of 77.49 feet, more or less, to a rebar and land now or formerly of Neil and Rena Doniger; thence turning and running S 35° 53' 14" W along land now or formerly of Doniger a distance of 95.40 feet, more or less, to a 5/8" rebar and the northeasterly corner of Map B, Lot 21-19 as shown on the plan; thence turning and running N 54° 42' 30" W along Map B, Lot 21-19 a distance of 195.86 feet, more or less, to a 5/8" rebar and the easterly sideline of Boxwood Lane; thence turning and running along the easterly sideline of Boxwood Lane on a curve to the left having a radius of 175.00 feet, a distance of 40.00 feet, more or less, to the point of Beginning.

Subject to the restrictions and conditions as shown on the above referenced plan.

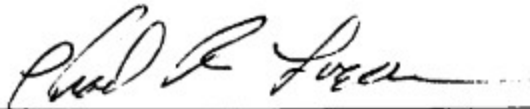
Subject to the condition that there be no further alteration of wetlands for lot development, driveways, culverts, or for other construction activities.

Said parcel is further subject to the provisions of the By-Laws of Haven Farm at Alden Woods Homeowners Association recorded in the Strafford County Registry of Deeds at Book 3418, Page 257 and to Protective Covenants dated November 28, 2006 and recorded at Book 3465, Page 340.

Meaning and intending to describe and convey the same premises conveyed to Chad R. Logan and Kate E. Logan, by virtue of a Deed from Citizens Bank, N.A. f/k/a Citizens, N.A., dated October 20, 2017 and recorded at the Strafford County Registry of Deeds in Book 4528, Page 301.

We, the grantors hereby release all rights of homestead in the above described premises.

Executed this 21st day of September, 2020.



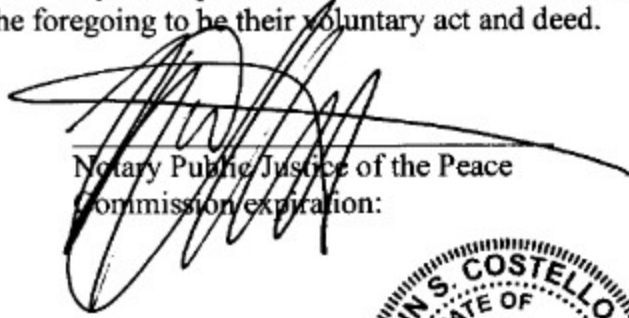
Chad R. Logan



Kate E. Logan

State of New Hampshire
County of Strafford

Then personally appeared before me on this 21st day of September, 2020, the said Chad R. Logan and Kate E. Logan and acknowledged the foregoing to be their voluntary act and deed.



Notary Public/Justice of the Peace
Commission expiration:

