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2005 MAY -3 AM 10: 19

STRAFFORD COUNTY
REGISTRY OF DEEDS

STATE OF NEW HAMPSHIRE

DEPARTMENT OF REVENUE ADMINISTRATION

REAL ESTATE TRANSFER TAX

***** THOUSAND 6 HUNDRED AND 38 DOLLARS

MO.	DAY	YR.		AMOUNT
05/03/2005			709226	$ *****638.00

VOID IF ALTERED

QUITCLAIM DEED

KNOW ALL PERSONS that I, SUSANNAH COLT, single, of 4 Mendums Landing Road, Barrington, Strafford County, New Hampshire,

For consideration paid, grant to **KRISTANN L. MOODY,** single, of 4 Mendums Landing Road, Barrington, Strafford County, New Hampshire,

With Quitclaim covenants, the following described premises situate in Barrington, Strafford County, New Hampshire:

A certain tract or parcel of land, with all improvements thereon, situate in Barrington, County of Strafford, and State of New Hampshire, being shown as Lot #9 on a plan entitled "Subdivision Plan of the Frost Lots in Barrington & Nottingham, NH" prepared by Bruce L. Pohopek, dated December 20, 1986, revised through June 2, 1987, recorded in the Strafford County Registry of Deeds, Plan 31-127, 128 and 129, and the Rockingham County Registry of Deeds on July 21, 1987, as Plan D-16684 three pages. Containing 2.13 acres, more or less.

This conveyance is subject to and with the benefit of the terms and provisions of the Declaration of Covenants, Restrictions, Easements, Charges and Liens for Mendums Landing dated September 23, 1987, recorded in the Strafford County on September 24, 1987 at Book 1343, Page 324, and in the Rockingham County Registry of Deeds on September 25, 1987, at Book 2705, Page 694 (the "Declaration"), including without limitation the rights and responsibilities of membership in Mendums Landing Association as provided for in the Declaration.

The Grantees hereby accept the above premises with the understanding that they are situated on a private, non-city maintained road for which the Towns of Barrington and Nottingham assume no responsibility for maintenance nor any liability for damages resulting from the use therefrom. By acceptance of this deed, the Grantees agree that responsibility for the maintenance of these roads are the joint responsibility of all Lot Owners living along said roads, as further spelled out in the Declaration.

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This conveyance is made subject to, and is granted together with the following:

1. The provisions of the Declaration;
2. Rights, if any, of New Hampshire Electric Company, its successors and assigns, to a flowage easement reserved in a quitclaim deed dated December 15, 1955, recorded in the Rockingham County Registry of Deeds, Book 1505, Page 429, and in the Strafford County Registry of Deeds, Book 702, Page 230.
3. All rights of way, easements, covenants, conditions and restrictions of record, including those described in the Declaration.
4. All rights, if any, of the Town of Barrington to enforce a 100-foot buffer restriction on the shore of Mendums Pond pursuant to a Conservation Easement recorded in the Strafford County Registry of Deeds.

Being the same premises described in deed of Syed Zafarula Hussaini and Farha Hussaini to Kristann L. Moody and Susannah Colt dated September 21, 2001, recorded in Strafford County Registry of Deeds, Book 2385, Page 169.

This is a non-contractual transfer.

Signed this 26th day of April, 2005.

Susannah Colt

Susannah Colt

STATE of NEW HAMPSHIRE
County of Rockingham

Personally appeared Susannah Colt, known to me or proven to be the person executing this instrument as her free act and deed for the purposes contained herein.

Before me,

Cheryl M. Lord

Notary Public

My commission expires:
7/14/2009

CHERYL M. LORD
STATE OF NEW HAMPSHIRE
NOTARY PUBLIC

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