



Town of Hopkinton

Planning • Building Department
330 Main Street
Hopkinton, NH 03229
Tel. 603-746-8243, Fax: 603-746-3049

TOWN OF HOPKINTON, NH
NOTICE OF VOLUNTARY MERGER OF PRE-EXISTING LOTS
Pursuant to RSA 674:39-a

(This Form Must Be Typed)

Property Owner Name(s): Corinne C. Wilkens

Address: P.O. Box 591, 39 Robin Lane, Contoocook, NH 03229

Street Location of Parcels Affected by this Merger: Robin Lane and Bluebird Lane

Parcels being merged are identified as follows:

Hopkinton Parcel Identification: Tax Map 225 Lots 80 and 82

Merrimack County Registry of Deeds Plan# _____

Merrimack County Registry of Docket#/Deeds Book/Page# BK 3474 PG 1042, BK 3524 PG 762

I (we) understand that none of the parcels which are being merged by this document shall hereafter be separately transferred without subdivision approval from the Hopkinton Planning Board.

Signature(s) of Property Owner(s):

Signature: *Corinne C. Wilkens* Name: Corinne C. Wilkens Date: 9/26/19

Signature: _____ Name: _____ Date: _____

For Office Use Only

Date Received: _____ Date Reviewed: _____

Endorsed by: _____ Date: _____

Hopkinton Planning Board

MERRIMACK COUNTY RECORDS *Kathi L. Guay, CPO, Register*

225/30

Return to:
Corinne C. Wilkens
PO Box 591
Contoocook, NH 03229
\$203.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That Kelly A. Covert and Jacob A. Covert, Wife and Husband, of PO Box 182, Peterborough, NH 03458, for consideration paid grant to Corinne C. Wilkens, Single, of 40 Evergreen Lane, Contoocook, NH 03229, with WARRANTY COVENANTS:

A certain parcel of land situated at 80 Robin Lane, in the Villa of Contoocook, Town of Hopkinton, County of Merrimack, and State of New Hampshire, bounded and described as follows:

Beginning at an iron stake on the southerly side of the Price right of way, so called, and running

1. Southerly, one hundred sixty (160) feet to a stake; thence turning and running
2. Westerly, sixty (60) feet to a stake; thence turning and running
3. Northerly, one hundred sixty (160) feet to an iron state on the said Price right of way; thence
4. Easterly along said right of way, seventy (70) feet to the point of beginning.

Together with a right of way in common with other thereto entitled over other lands of the within Price from Little Tookie Road, so-called, to the Contoocook River at the Northerly end of said Road as it is now constructed.

Also a certain parcel of land situated on Robin Lane in Contoocook, Town of Hopkinton, County of Merrimack and State of New Hampshire, bounded and described as follows:

Beginning at an iron stake on the Southerly side of the Price right of way, so called, and running in a Southerly direction one hundred sixty (160) feet to a stake; thence turning and running Westerly sixty (60) feet; thence turning and running Northerly along the Houston right of way, so called, for a distance of one hundred sixty (160) feet to the aforementioned Price right of way; thence turning and running along said Price right of way in an Easterly direction eighty five (85) feet to the point of beginning.

There is also conveyed to the Grantees, their heirs and assigns, a right of way in common with others thereto entitled over other land from Little Tookie Road, so called, to the Contoocook River at the Northerly end of said Road as it is now constructed.

See Notice of Merger, both tracts above into one lot dated January 11, 2014 and recorded in Book 3428, Page 809.

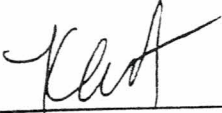
Subject to the following:

1. Subject to State of New Hampshire Department of Environmental Services of Release form for Protective Well Radii Non-Conforming Original Placement dated October 22, 2013 and recorded in Book 3416, Page 1109.
2. Subject to Notice of Merger, both tracts above into one lot dated January 11, 2014 and recorded in Book 3428, Page 809.


Meaning and intending to describe and convey the same premises conveyed to Kelly A. Covert and Jacob A. Covert by virtue of a deed from Constance M. Doherty dated and recorded in the Merrimack County Registry of Deeds at book 3412 & 3415 and page 1947 & 1235.

This is not homestead property.

Executed this 2th day of April, 2015.




Kelly A. Covert



Jacob A. Covert

State of South Carolina
County of Georgetown

Then personally appeared before me on this 10th day of April, 2015, the said Kelly A. Covert and Jacob A. Covert and acknowledged the foregoing to be their voluntary act and deed.



Notary Public/Justice of the Peace
Commission expiration: 10/19/16

KALIB MOYER
NOTARY PUBLIC SOUTH CAROLINA
MY COMMISSION EXPIRES: 10-19-2016

225/82

MERRIMACK COUNTY RECORDS *Kathi L. Guay*, CPO, Register

1447 Grantee
2 -
25 -

40.00 WARRANTY DEED

I, SHELLEY D. BAKST OF 9235 LAKE SERENA DRIVE, BOCA RATON, FLORIDA, FOR CONSIDERATION PAID, GRANT TO CORINNE C. WILKENS, P.O. BOX 591, CONTOOCOOK, NEW HAMPSHIRE 03229, WITH WARRANTY COVENANTS, THE FOLLOWING PARCEL OF LAND.

DESCRIPTION:

SITUATED IN THE CONTOOCOOK SECTION OF THE TOWN OF HOPKINTON, COUNTY OF MERRIMACK AND STATE OF NEW HAMPSHIRE AND SHOWN ON THE TOWN OF HOPKINTON TAX MAP #225 LOT 082, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON STAKE ON THE EASTERLY SIDE OF THE HOUSTON RIGHT OF WAY, SO CALLED, AND RUNNING EASTERLY ONE HUNDRED AND SEVENTY FIVE (175) FEET, MORE OR LESS, TO AN IRON STAKE; THENCE TURNING AND RUNNING IN A NORTHERLY DIRECTION TWELVE (12) FEET TO A STAKE; THENCE TURNING AND RUNNING WESTERLY ONE HUNDRED AND SEVENTY- FIVE (175) FEET, MORE OR LESS, TO THE AFOREMENTIONED HOUSTON RIGHT OF WAY; THENCE RUNNING ALONG SAID RIGHT OF WAY IN A SOUTHERLY DIRECTION SIXTY (60) FEET TO THE POINT OF BEGINNING.

SAID PREMISES ARE CONVEYED SUBJECT TO AND WITH THE BENEFIT OF EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD, IF THERE BE, SO FAR AS THE SAME MAY BE NOW IN FORCE AND APPLICABLE.

BEING AND INTENDED TO BE ALL AND THE SAME PREMISES
CONVEYED TO EDWARD B. CUTTING, III SINCE DECEASED , AND TO
HIS GRANTOR BY DEED OF GERALD S. WALSH OF SOMERVILLE,
MIDDLESEX COUNTY, COMMONWEALTH OF MASSACHUSETTS, DATED
OCTOBER 26, 1973, RECORDED WITH MERRIMACK COUNTY REGISTRY
OF DEEDS, BOOK 1193, PAGE 47.

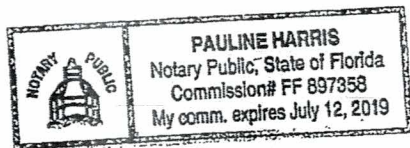
I, SHELLY D. BAKST, PERSONNEL REPRESENTATIVE OF THE ESTATE
OF EDWARD B. CUTTING, III RELEASE TO SAID GRANTEE ALL RIGHTS
OF HOMESTEAD AND OTHER INTEREST THEREIN.

SHELLY D. BAKST, Personnel Representative
SHELLEY D. BAKST, PERSONNEL REPRESENTATIVE
OF
THE ESTATE OF EDWARD B. CUTTING , III

STATE OF FL
COUNTY OF PAUL BROWN

THEN PERSONALLY APPEARED BEFORE ME ON THIS 23rd DAY OF JULY,
2016, THE SAID SHELLEY D. BAKST AND ACKNOWLEDGED THE
FOREGOING TO BE A VOLUNTARY ACT AND DEED.

Pauline Harris



NOTARY PUBLIC / JUSTICE OF THE PEACE
COMMISSION EXPIRATION: 7/12/2019

