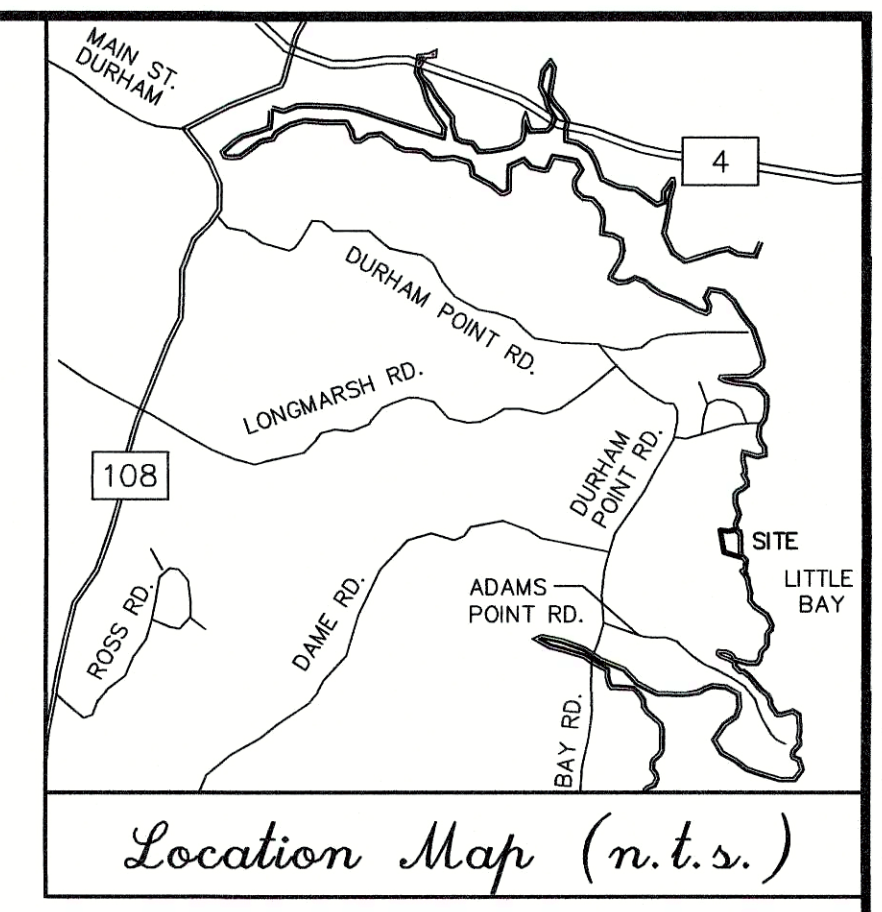


LINE	BEARING	DISTANCE
L2	N87°39'26"W	43.86'
L3	N02°57'04"E	25.55'
L4	N00°34'49"E	25.40'
L5	N87°39'26"W	21.17'

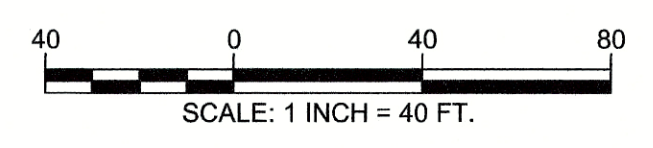
LEGEND

- UTILITY POLE & GUY WIRE
- BOUND FOUND
- IRON PIPE/ROD FOUND
-
- WELL
- EXISTING EASEMENT
- APPROXIMATE FLOOD ZONE LINE (SEE NOTE #8)
- SEPTIC LINE
- OVERHEAD WIRES
- UNDERGROUND ELECTRIC
- STONE WALL
- EXISTING PROPERTY LINES
- PROPERTY LINE TO BE ABANDONED
- PROPOSED PROPERTY LINES
- APPROXIMATE MEAN HIGH WATER LINE
- BUILDING
- RIGHT/EASEMENT IDENTIFIER



- NOTES:**
- REFERENCE: TAX MAP 20, LOTS 12-1 & 12-3
 - OWNERS OF RECORD: TAX MAP 20 LOT 12-1
EVERSOURCE ENERGY
PO BOX 270
HARTFORD, CT 06141
S.C.R.D. BOOK 4380 PAGE 763
 - TAX MAP 20 LOT 12-3
MILLER FAMILY REVOCABLE TRUST
297 DURHAM POINT ROAD
DURHAM, NH 03824
S.C.R.D. BOOK 4354 PAGE 452
 - FIELD SURVEY PERFORMED BY THIS OFFICE BETWEEN 2008 AND JUNE 2020.
 - HORIZONTAL DATUM BASED ON NEW HAMPSHIRE STATE PLANE(2800) NAD83(2011) DERIVED FROM REDUNDANT GPS OBSERVATIONS UTILIZING THE KEYNET GPS VRS NETWORK.
 - WATER BOUNDARIES ARE DYNAMIC IN NATURE AND ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES SUCH AS EROSION OR ACCRETION.
 - TAX MAP 20 LOT 12-3 IS IN BENEFIT OF A 15' WIDE ROW, SEE S.C.R.D. BOOK 611 PAGE 489.
 - THE PARCELS ARE LOCATED IN ZONE AE AND ZONE X PER FEMA FLOOD INSURANCE RATE MAP PANEL 33015C0255E DATED 5/16/05.
 - THE PROPERTY LINES AND PARCEL AREA FOR TAX MAP 20 LOT 12-3 IS BASED ENTIRELY ON REFERENCE PLAN 3. A COMPLETE BOUNDARY SURVEY OF THIS LOT WAS NOT PERFORMED BY DOUCET SURVEY.
 - NO ENCROACHMENTS WILL RESULT FROM THIS LOT LINE ADJUSTMENT.
 - FOR MORE INFORMATION ABOUT THIS LOT LINE ADJUSTMENT, CONTACT DOUCET SURVEY.
 - THE PARCELS ARE LOCATED IN ZONE RC, OVERLAY DISTRICTS INCLUDE: FLOOD HAZARD & SHORELAND.
 - SEPTIC FACILITIES ON TAX MAP 20 LOT 12-1 BASED ENTIRELY ON REFERENCE PLAN 6. SEPTIC FACILITIES ON TAX MAP 20 LOT 12-3 BASED ENTIRELY ON REFERENCE PLAN 4. REFERENCE IS ALSO HEREBY MADE TO NHDES CONSTRUCTION APPROVAL CA201106683 AND ECA2019050309.
 - FOR MORE INFORMATION ABOUT THIS LOT LINE ADJUSTMENT, OR TO SEE THE COMPLETE PLAN SET, CONTACT THE TOWN OF DURHAM PLANNING DEPARTMENT, 9 NEWMARKET ROAD, DURHAM, NH 03824. (603) 868-8064.

- REFERENCE PLANS:**
- "PLAN OF LOTS" DATED DECEMBER 4, 1948 BY ALBERT MOULTON, S.C.R.D. POCKET 1 FOLDER 3 PLAN 14.
 - "REALIGNMENT FOR BOUNDARY LINE AGREEMENT BETWEEN GETCHELL AND MILLS" DATED NOVEMBER 1992, S.C.R.D. PLAN #41A-7.
 - "POST-CONSTRUCTION CONDITIONS PLAN PREPARED FOR JEFFREY & VIVIAN MILLER" DATED SEPTEMBER 2012 BY ATLANTIC SURVEY CO., LLC (NOT RECORDED).
 - "REVISED SUBSURFACE SEPTIC DESIGN, OWNER: JEFFREY & VIVIAN MILLER" DATED MAY 3, 2019 BY ATLANTIC SURVEY CO., LLC, ON FILE AT NHDES.
 - "ALTA/NSPS LAND TITLE SURVEY, LAND OF WILLIAM F. GETCHELL" DATED FEBRUARY 2016 BY DOUCET SURVEY, INC (NOT RECORDED).
 - "SUBSURFACE SEPTIC DESIGN, OWNER: WILLIAM GETCHELL" DATED JULY 1, 2011 BY ATLANTIC SURVEY CO., LLC (NOT RECORDED).



LOT LINE ADJUSTMENT
BETWEEN
PUBLIC SERVICE COMPANY
OF NEW HAMPSHIRE
(d/b/a EVERSOURCE ENERGY)
AND
MILLER FAMILY REVOCABLE TRUST
DURHAM POINT ROAD
(TAX MAP 20 LOTS 12-1 AND 12-3)
DURHAM, NH

- TAX MAP 20 LOT 12-1 IS SUBJECT TO THE FOLLOWING (AND THEY ARE PLOTTED HEREON WHEN POSSIBLE):
- 1-6. INTENTIONALLY OMITTED.
 - TITLE TO AND RIGHTS OF THE PUBLIC AND OTHERS ENTITLED THERETO IN AND TO ANY PORTION OF THE LAND LYING WITHIN THE BOUNDS OF ANY AND ALL ADJACENT STREETS AND WAYS.
 - UTILITY EASEMENTS AS DEPICTED ON PLAN 41A-7, PLAN 14, POCKET 1, FOLDER 3, PLAN 39, POCKET 2, FOLDER 16, AND PLAN 27, POCKET 2, FOLDER 16 IN THE REGISTRY.
 - UTILITY EASEMENT TO ROCKINGHAM COUNTY LIGHT AND POWER COMPANY AS DESCRIBED IN DEED RECORDED IN THE REGISTRY AT BOOK 379, PAGE 372.
 - UTILITY EASEMENT TO NEW HAMPSHIRE GAS AND ELECTRIC COMPANY AS DESCRIBED IN DEED RECORDED IN THE REGISTRY AT BOOK 577, PAGE 461; ALSO SHOWN ON PLAN 27, POCKET 2, FOLDER 16.
 - UTILITY EASEMENT TO NEW HAMPSHIRE GAS AND ELECTRIC COMPANY AS DESCRIBED IN DEED RECORDED IN THE REGISTRY AT BOOK 577, PAGE 464.
 - CONDITIONS CONTAINED WITHIN THE AGREEMENT AND CONSENT TO JOIN USE BY AND BETWEEN SYLVIA FITTS GETCHELL AND PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE RECORDED IN THE REGISTRY AT BOOK 1114, PAGE 634 AND PAGE 638; ALSO REITERATED AT BOOK 1116, PAGE 84.
 - INTENTIONALLY OMITTED.
 - RIGHT-OF-WAY AND MAINTENANCE EASEMENTS TO NEW HAMPSHIRE GAS AND ELECTRIC COMPANY AS DESCRIBED IN THE DEED RECORDED IN THE REGISTRY AT BOOK 577, PAGE 466 AND AS SHOWN ON PLAN 39, POCKET 2, FOLDER 16.
 - RIGHT-OF-WAY AND MAINTENANCE EASEMENTS TO NEW HAMPSHIRE GAS AND ELECTRIC COMPANY AS DESCRIBED IN THE DEED RECORDED IN THE REGISTRY AT BOOK 578, PAGE 446 AND AS SHOWN ON PLAN 39, POCKET 2, FOLDER 16.
 - UTILITY EASEMENT TO NEW HAMPSHIRE ELECTRIC COMPANY AND NEW ENGLAND TELEPHONE AND TELEGRAPH COMPANY AS DESCRIBED IN DEED RECORDED AT THE REGISTRY AT BOOK 613, PAGE 351.
 - INTENTIONALLY OMITTED.
 - TERMS, CONDITIONS, RESTRICTIONS, AND COVENANTS AS RESERVED AND NOTED IN THE FOLLOWING DEEDS RECORDED IN THE REGISTRY AT BOOKS/PAGES: 522/257, 528/51, 565/371, 565/393, 610/487, 661/474, 1654/527, 1654/542, 3675/264. THESE ARE FURTHER MODIFIED BY THE EXPIRATION AND NOTICE OF WAIVER OF FIRST REFUSAL DATED AUGUST 10, 2011 AND RECORDED AT BOOK 3945, PAGE 182 AND THE RELEASE OF RENTAL RESTRICTIONS DATED AUGUST 15, 2011 AND RECORDED AT BOOK 3949, PAGE 706
 - BOUNDARY LINE ADJUSTMENT CONTAINED WITHIN THE FINDINGS OF FACT AND CONDITION OF APPROVAL RECORDED AT THE REGISTRY AT BOOK 1659, PAGE 148.

ITEMS 1-18 ABOVE ARE CONTAINED IN SCHEDULE B, SECTION 2 OF COMMONWEALTH LAND TITLE INSURANCE COMPANY COMMITMENT FOR TITLE INSURANCE (COMMITMENT NO. 15CLT0084-NH, WITH AN EFFECTIVE DATE OF JANUARY 6, 2015) AS PROVIDED BY THE CLIENT.

- ACCORDING TO THE CURRENT DEED, TAX MAP 20 LOT 12-3 IS SUBJECT TO THE FOLLOWING; -A RIGHT OF FIRST REFUSAL TO SHERWOOD ROLLINS.
-EASEMENTS AND OTHER RESTRICTIONS IN BOOK 661 PAGE 474.
-EXPIRATION OF RIGHT OF FIRST REFUSAL IN BOOK 3945 PAGE 182.
-RELEASE OF RENTAL RESTRICTION DATED AUGUST 18, 2011.

NO.	DATE	DESCRIPTION	BY

DRAWN BY: SVM	DATE: JUNE 2020
CHECKED BY: WJD	DRAWING NO. 3655AH
JOB NO. 3655	SHEET 1 OF 1

DOUCET SURVEY
Serving Your Professional Surveying & Mapping Needs
102 Kent Place, Newmarket, NH 03857 (603) 659-6560
2 Commerce Drive (Suite 202) Bedford, NH 03110 (603) 614-4060
10 Storer Street (Riverview Suite) Kennebunk, ME (207) 502-7005
<http://www.doucetsurvey.com>

FINAL APPROVAL BY DURHAM PLANNING BOARD, CERTIFIED BY MICHAEL BEHRENDT, TOWN PLANNER.
DATE _____

I CERTIFY THAT THIS SURVEY AND PLAN WERE PREPARED BY ME OR BY THOSE UNDER MY DIRECT SUPERVISION AND FALLS UNDER THE URBAN SURVEY CLASSIFICATION OF THE NH CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS. I CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. RANDOM TRAVERSE SURVEY BY TOTAL STATION, WITH A PRECISION GREATER THAN 1:15,000.

L.L.S. #916
DATE 8/7/2020



THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET REGISTRY OF DEED REQUIREMENTS AND ARE NOT A CERTIFICATION TO TITLE OR OWNERSHIP OF PROPERTY SHOWN. OWNERS OF ADJOINING PROPERTIES ARE ACCORDING TO CURRENT TOWN ASSESSORS RECORDS.