

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That I, JONATHAN L. BOWIE, single, of 353 Portsmouth Avenue, Greenland, County of Rockingham and State of New Hampshire, for consideration paid, grant to JAMES H. MACKENZIE and GAIL V. MACKENZIE, husband and wife, both of 1616 Greenland Road, Greenland, County of Rockingham and State of New Hampshire, as joint tenants with rights of survivorship, with WARRANTY COVENANTS, the following described premises:

A certain parcel of land with the buildings thereon situate in Greenland, County of Rockingham and State of New Hampshire, bounded and described as follows, viz:

Beginning in the southeasterly side of the road leading from Portsmouth to Exeter, at the corner of a stone wall at the Westerly corner of land of one Todd; thence running southeasterly by said stone wall and said land of Todd four hundred fifty-six (456) feet, more or less, to a stone wall at land of David O. and Wilma H. Jewell; thence turning and running southwesterly by said last named land and said stone wall one hundred four (104) feet, more or less, to a stone wall at other land of said Jewell; thence turning and running by a stone wall and said land of said Jewell northwesterly four hundred seventeen (417) feet, more or less, to a walnut tree; thence continuing in a general northwesterly direction by and along the land of Alonzo N. and Mary E. Corwell two hundred four (204) feet, more or less, to a hub in the ground at said Greenland road; thence turning and running northeasterly by and along said Road two hundred twenty-one (221) feet to the westerly corner of said land of Todd to the point of beginning.

SUBJECT TO and with the benefit of any and all easements, covenants, rights and/or restrictions of record, if any.

EXCEPTING THEREFROM a small parcel of land situated Southerly of Route 101 in the Town of Greenland, County of Rockingham, State of New Hampshire, described as follows:

All the land belonging to Allen B. Lewis and Margharita E. Lewis that lies Southerly of a line seventy-five (75) feet Northerly of and parallel to the center line as shown on a plan of Greenland-Portsmouth F-018-2(4) P-2977 Project on file in the records of the New Hampshire Department of Public Works and Highways and recorded in the Rockingham County Registry of Deeds; between land now or formerly of Florence I. Arendt and land formerly of Alden J. Syphers on the West near station 482 + 50 and land now or formerly of Arthur C. Todd and land formerly of said Syphers on the East near Station 487 + 00.

Containing one (1) acre more or less, and conveyed to the State of New Hampshire together with all rights of access, air, view and light pertaining to the remainder of abutting lands, belonging to said Allen B. Lewis and Margharita E. Lewis, their heirs, assigns, executors and administrators, as defined in Part 7 Chapter 90 of the Revised Laws as amended by Chapter 188, laws of 1945 entitled "Limited Access Highways", together with the right to extend and maintain such slopes and embankments beyond the limits of the land thereby conveyed as may be necessary to construct slopes and embankments at such an angle as will hold

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the material of said slope in repose against ordinary erosion; together with the right to construct and maintain on other land of said Lewis pipes or ditches incidental to the construction.

Meaning and intending to convey the same premises conveyed to Jonathan L. Bowie by virtue of a Quitclaim Deed of Edith L. Bowie, dated February 15, 2000 and recorded in Rockingham County Registry of Deeds at Book 3463, Page 0504.

WITNESS, my hand and seal this 19<sup>th</sup> day of July, 2000.


*Michelle Jo*  
Witness

*Jonathan L. Bowie*  
Jonathan L. Bowie

STATE OF NEW HAMPSHIRE  
COUNTY OF ROCKINGHAM

Personally appeared this 19<sup>th</sup> day of July, 2000, the above-named JONATHAN L. BOWIE, known to me, or satisfactorily proven, to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same for the purposes contained therein. Before me,

*Michelle Jo*  
Notary Public/Justice of the Peace  
My Commission Expires: 8/6/02  
Michelle Lacourt

STATE OF NEW HAMPSHIRE			
DEPARTMENT OF REVENUE ADMINISTRATION			REAL ESTATE TRANSFER TAX
5 THOUSAND 2 HUNDRED AND 50 DOLLARS			
MO.	DAY	YR	AMOUNT
07	2000	442187	\$5250.00
VOID IF ALTERED			