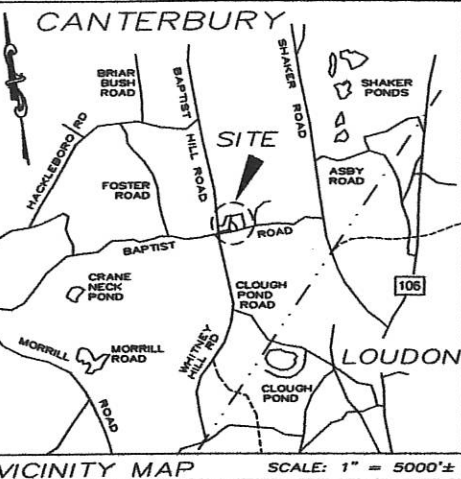
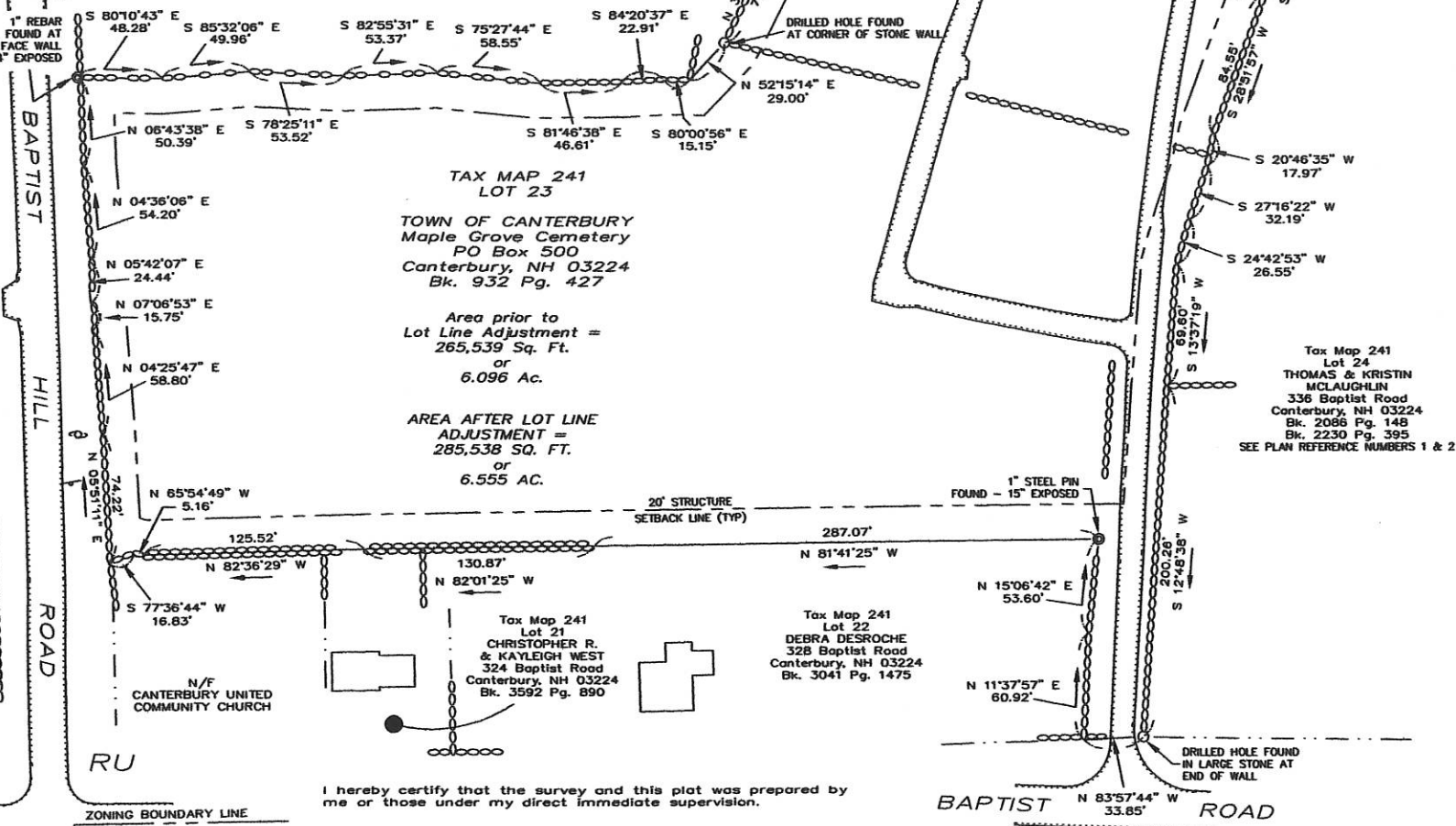


FOR MERRIMACK COUNTY REGISTRY OF DEEDS (M.C.R.D.) USE ONLY



ADDITIONAL ABUTTERS
(WEST SIDE OF BAPTIST HILL ROAD)

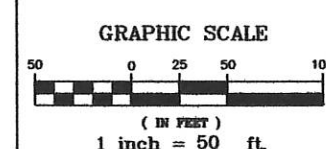
- Tax Map 241 Lot 6
CHRISTOPHER & GAIL RUEGGEBERG
510 Baptist Road
Canterbury, NH 03224
- Tax Map 241 Lot 7
JERRY EDWARDS
JEFFREY M. & SUSAN CHRABOLOWSKI
8 Baptist Hill Road
Canterbury, NH 03224
- Tax Map 241 Lot 20
CHERYL L. NEWCOMBE
15 Baptist Hill Road
Canterbury, NH 03224
Bk. 3476 Pg. 2004
SEE PLAN REFERENCE NUMBER 3



I hereby certify that the survey and this plat was prepared by me or those under my direct immediate supervision.

Licensed Land Surveyor License No. _____ Date _____

F. WEBSTER STOUT
LAND SURVEYOR/SEPTIC DESIGNER
56 BOYCE ROAD CANTERBURY, NH 03224
(603) 783 - 9924



NO.	DATE	REVISION

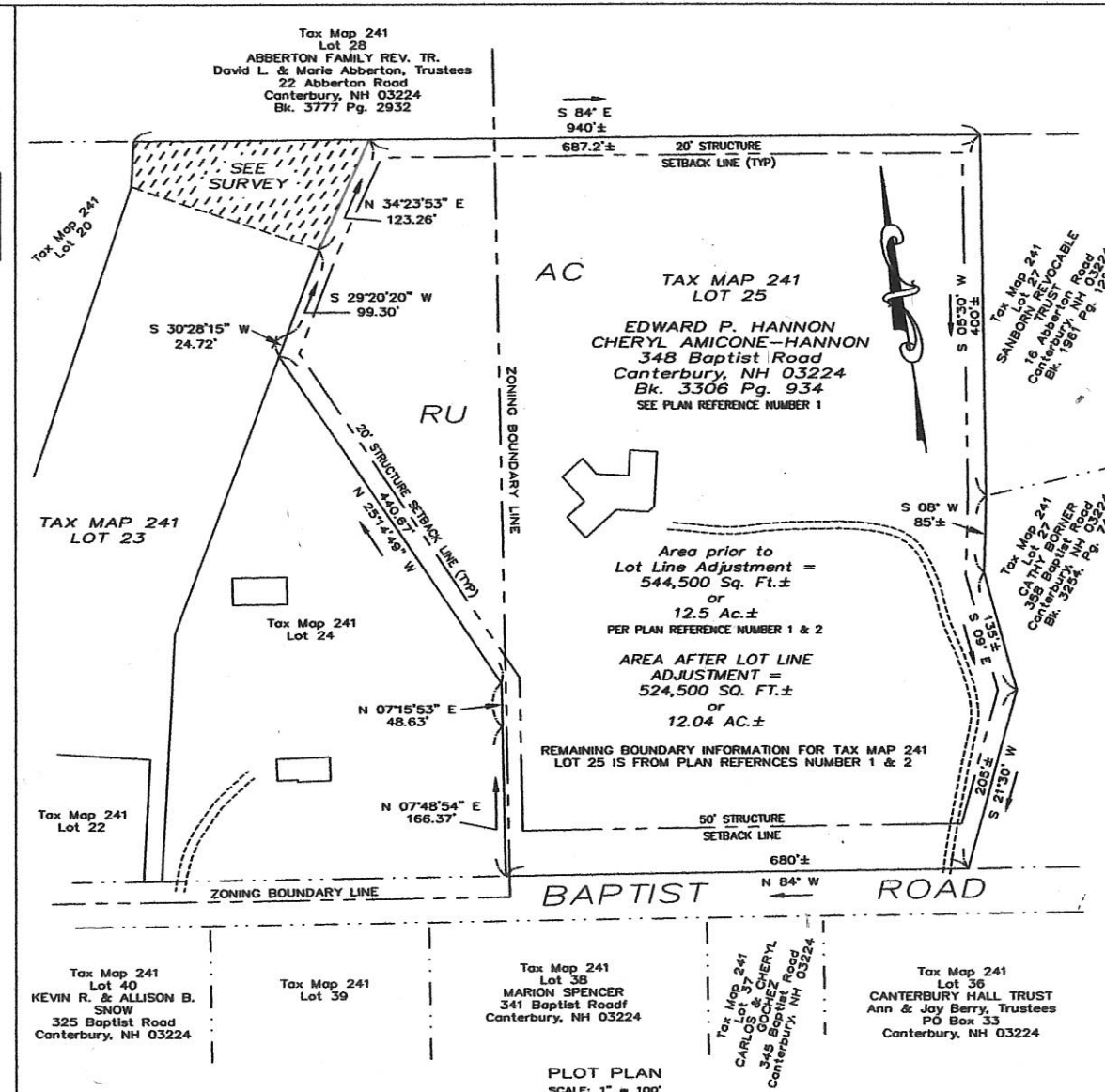
DATE: JANUARY 8, 2024
PROJECT NO. 23-18LLA
RECORDING NO:
DATE:
SHEET 1 OF 1

LOT LINE ADJUSTMENT PLAT
LANDS OF
TOWN OF CANTERBURY
AND
EDWARD P. & CHERYL AMICONE HANNON
LOCATION
BAPTIST ROAD - CANTERBURY, NH - MERRIMACK COUNTY
TAX MAP 241 LOTS 23 & 25

DETAIL "A"
NOT TO SCALE

- LEGEND**
- IRON PIPE/STEEL PIN FOUND
 - DRILLED HOLE FOUND
 - GRANITE/STONE BOUND FOUND
 - DRILLED HOLE SET
 - 1" REBAR WITH CAP SET
 - 1" REBAR SET
 - GRANITE BOUND SET
 - BOUNDARY POINT
 - TREE LINE
 - STONE WALL
 - UTILITY POLE
 - EDGE OF PAVEMENT
 - EXISTING WELL LOCATION
 - OVERHEAD UTILITY LINES
 - APPROXIMATE PROPERTY LINE

TAX MAP 241 LOT 25



PLAN REFERENCES

- Plan entitled "PROPOSED SUBDIVISION OF THE LAND OF RICHARD DICKSON SR." dated May 12, 1978. Prepared by Dickson, Holden & Assoc. and recorded at the M.C.R.D. as plan number 5354.
- Plan entitled "LOT LINE ADJUSTMENT PLAT LAND OF THAYER A. McCAIN & KRISTEN C. McLAUGHLIN" dated Sept. 22, 2000. Prepared by this office and recorded at the M.C.R.D. as plan number 15266.
- Plan entitled "PROPERTY OF CARL & ELIZABETH PETERSON" dated December 12, 1973. Prepared by Raymond G. Cushman and recorded at the M.C.R.D. as plan number 9827.

NOTES

- The intent of this plot is to annex 19,999 Sq. Ft. from Tax Map 241 Lot 25 to Tax Map 241 Lot 23 as shown hereon. The property conveyed as a result of this annexation shall not be deemed or considered a separate lot of record, but shall be regarded as merged into the lot of land as shown, so that the same shall be considered a single lot of record.
- Owner of Record: Tax Map 241 Lot 23 - Town of Canterbury having a mailing address of PO Box 500 - Canterbury, NH 03224. For deed reference see M.C.R.D. at Bk. 932 Pg. 427.
- Owner of Record: Tax Map 241 Lot 25 - Edward P. & Cheryl Amicone Hannon having a mailing address of 348 Baptist Road - Canterbury, NH 03224. For deed reference see M.C.R.D. at Bk. 3306 Pg. 934.

ZONING REQUIREMENTS

Property is Zoned: RU = RURAL DISTRICT
Minimum Lot Size = 3.00 Ac.
Minimum Frontage = 300 feet
Structure Setbacks: Front = 50 feet, Side = 20 feet, Rear = 20 feet

Property is Zoned: AC = AGRICULTURAL/CONSERVATION DISTRICT
Minimum Lot Size = 5.00 Ac.
Minimum Frontage = 300 feet
Structure Setbacks: Front = 50 feet, Side = 20 feet, Rear = 20 feet

APPROVED
THIS MAP IS HEREBY APPROVED BY THE CANTERBURY PLANNING BOARD AT AN OFFICIAL MEETING HELD ON _____
DATE _____ CHAIRPERSON OF THE CANTERBURY PLANNING BOARD _____