

58 Library Road Grafton, NH



Just Listed

This 1900s antique Cape has been freshened up and is ready for new owners. All new interior paint, newer windows, new septic installed in 2022. Live on one level with a large primary bedroom, full bath and laundry on the first floor. Also on the main level is a bright and sunny kitchen with gas range and dishwasher. A separate dining room and living room with hardwood floors complete this level. Upstairs you'll find two additional bedrooms and another full bathroom. Located in a lovely village setting, this home has a large, level yard, storage shed and 1-car garage. Just across the street from the Northern Rail Trail for year round recreation and easy commute to the Upper Valley.



\$285,000

Bedrooms: 3

Year Built: 1900

Bathrooms: 2

Taxes: \$3,895

Acres: 1.10

Sq Ft: 1,110

 **O'Halloran Group**
KELLER WILLIAMS LAKES & MOUNTAINS REALTY

256 Main Street
New London, NH
C: 603-252-6428
O: 603-526-8600
www.ohgrp.com

kw LAKES &
MOUNTAINS
KELLERWILLIAMS REALTY

Each Office is Independently Owned and Operated



Unbranded Tour URL 1

County NH-Grafton
Village/Dist/Locale
Construction Status Existing
Year Built 1900
Style Cape
Color White
Total Stories 1.5
Zoning RES
Taxes TBD No
Tax - Gross Amount \$3,895.00
Tax Year 2022
Tax Year Notes
Owned Land
Lot Size Acres 1.10
Lot - Sqft 47,916
Common Land Acres
Garage Yes
Garage Type Detached
Garage Capacity 1
Basement Yes
Basement Access Type Interior
Date - Initial Showin as Beain 10/21/2023

Rooms - Total 6
Bedrooms - Total 3
Baths - Total 2
Baths - Full 2
Baths - 3/4 0
Baths - 1/2 0
Baths - 1/4 0
SqFt-Apx Fin Above Grade 1,110
SqFt-Apx Fin AG Source Public Records
SqFt-Apx Unfn Above Grade 0
SqFt-Apx Unfn AG Source Public Records
SqFt-Apx Fin Below Grade 0
SqFt-Apx Fin BG Source Public Records
SqFt-Apx Unfn Below Grade 572
SqFt-Apx Unfn BG Source Public Records
SqFt-Apx Total Finished 1,110
Footprint
Road Frontage Yes
Road Frontage Length 180
Roads Paved, Public

Waterfront Property
Water Body Access
Water Body Name
Water Body Type
WaterFrRit
Water Body Restrictions
ROW - Parcel Access
ROW - Length
ROW - Width
ROW to other Parcel
Flood Zone Unknown
Timeshare/Fract. Ownrshp No
T/F Ownership Amount
T/F Ownership Type
Foreclosed/Bank-Owned/REO No
Days On Market 0
Auction No
Current Use
Land Gains
Resort

Remarks - Public This 1900s antique Cape has been freshened up and is ready for new owners. All new interior paint, newer windows, new septic installed in 2022. Live on one level with a large primary bedroom, full bath and laundry on the first floor. Also on the main level is a bright and sunny kitchen with gas range and dishwasher. A separate dining room and living room with hardwood floors complete this level. Unstairs you'll find two additional bedrooms and another full bathroom. Located in a lovely village setting, this home has a large, level yard, storage shed and 1-car garage. Just across the street from the Northern Rail Trail for year round recreation and easy commute to the Upper Valley. Delayed Showings, Showings begin at Open House on Saturday, Oct. 21st from 10:00am-1:00pm.
Directions Route 4, Grafton to Library Road (loop) to #58.

Kitchen 1 11'10" x 6'5"
Dining Room 1 10'7" x 9'1"
Living Room 1 15'5" x 14'3"
Primary 1 14'4" x 13'3"
Bath - Full 1 9'8" x 8'7"
Laundry Room 1 7'5" x 4'10"
Bedroom 2 19'8" x 11'
Bedroom 2 19'8" x 10'
Bath - Full 2 10'1" x 5'5"
Porch 1

Map 16D
Block 584
Lot 000
SPAN Number
Property ID
PlanUrbDev

DeedRecTy Warranty
DeedBook 4739
DeedPage 956
TotDeeds
Covenants No
Seasonal No

SchDistrict Mascoma Valley Sch Dst SAU #62
SchElem Canaan Elementary School
SchMiddle Indian River Middle School
SchHigh Mascoma Valley Regional High

Lot Description Level
Construction Wood Frame
Foundation Stone
Roof Metal
Exterior Vinyl
Driveway Dirt
Electric 100 Amp, Circuit Breaker(s)
Phone Company
Electric Company Eversource
Fuel Company Irving
Cable Company Consolidated DSL

Utilities DSL - Available
Items Excluded

Appliances Dishwasher, Dryer, Range Hood, Microwave, Range - Gas, Refrigerator, Washer
Features - Exterior Deck, Garden Space, Porch - Screened, Shed
Flooring Carpet, Hardwood, Laminate
Heating Direct Vent, Electric
Heat Fuel Gas - LP/Bottle
Cooling None
Water Drilled Well
Water Heater Electric
Sewer Leach Field, Septic

Fees - Condo - Mobile
Condo Fees
Fee
Fee Frequency
AssnFee2
AssnFee2Frq
AssnFee3
AssnFee3Frq

Condo Name
Building Number
Floor Number
Units Per Building
LmtComArea
SpecAssmt
ParkName
Mobile Co-Op
MobPkApvl
MustMove
Mobile Make
MobileMod
MobileSer#
Mobile Anchor

Offer of Compensation to Licensed PrimeMLS Real Estate Brokerages

Buyer Agency 3.00%	SubAgency	NonAgency Facilitator 3.00%	Transactional Broker
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The listing broker's offer of compensation is made only to other real estate licensees who are participant members of PrimeMLS.



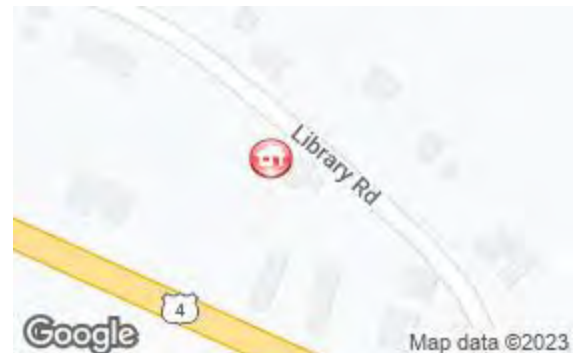
O'Halloran Group

listings@ohgrp.com



KW Coastal and Lakes & Mountains

Off: 603-526-8600



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58 Library Rd, Grafton, NH

1st Floor Finished Area 859.03 sq ft

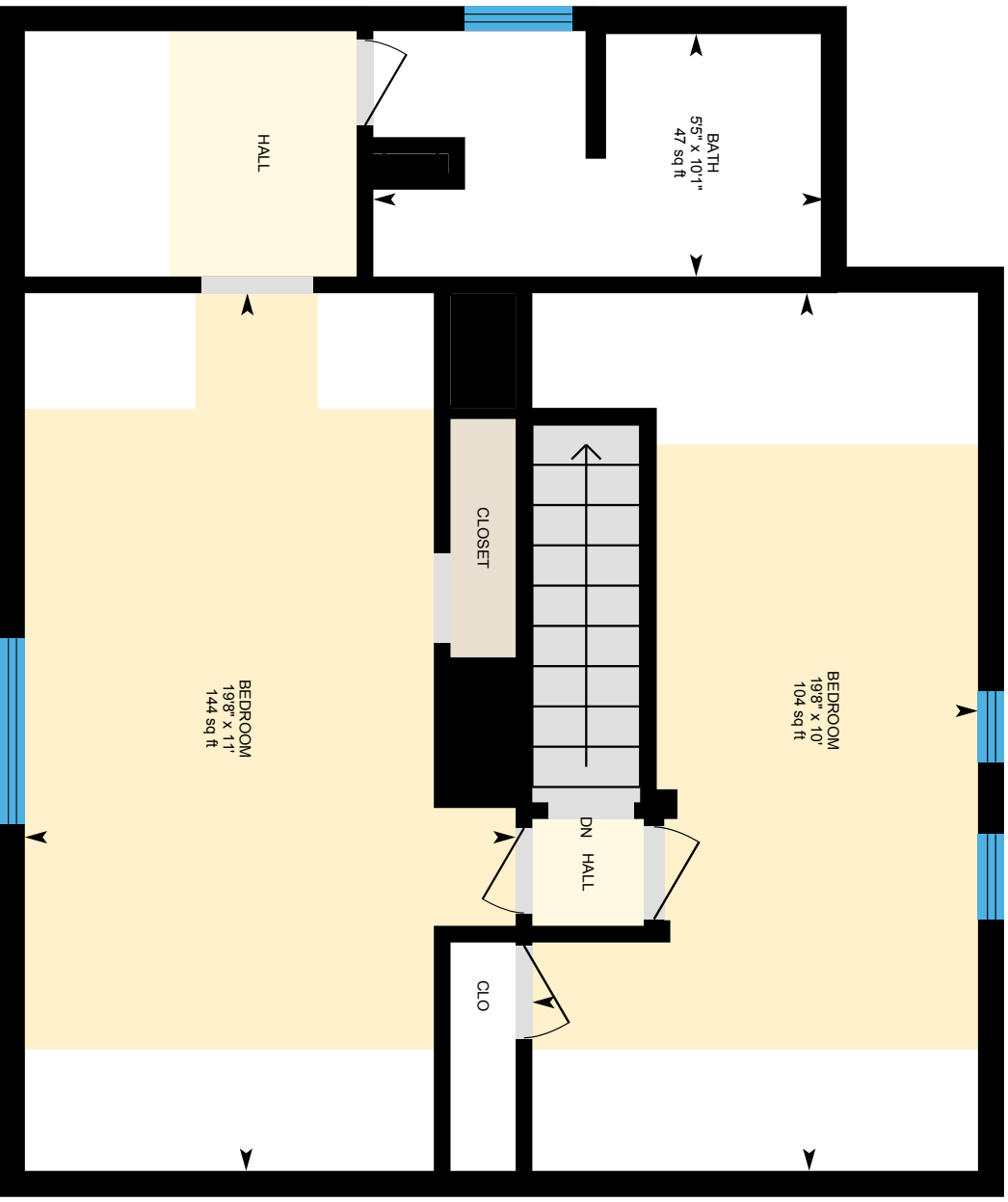


PREPARED: 2023/10/16



58 Library Rd, Grafton, NH

2nd Floor Finished Area 350.59 sq ft
Unfinished Area 230.89 sq ft



PREPARED: 2023/10/16

White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



PROPERTY DISCLOSURE - RESIDENTIAL ONLY
New Hampshire Association of REALTORS® Standard Form



TO BE COMPLETED BY SELLER

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate FIRM representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize FIRM in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

NOTICE TO SELLER(S): COMPLETE ALL INFORMATION AND STATE NOT APPLICABLE OR UNKNOWN AS APPROPRIATE. IF ANY OF THE INFORMATION IN THIS PROPERTY DISCLOSURE FORM CHANGES FROM THE DATE OF COMPLETION, YOU ARE TO NOTIFY THE LISTING FIRM PROMPTLY IN WRITING.

1. **SELLER:** Jewelene F. Russell

2. **PROPERTY LOCATION:** 58 Library Road, Grafton, NH 03240

3. **CONDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED?** Yes No

4. **SELLER:** has has not occupied the property for 1.5 years.

5. **WATER SUPPLY**

Please answer all questions regardless of type of water supply.

a. **TYPE OF SYSTEM:** Public Private Seasonal Unknown
 Drilled Dug Other _____

b. **INSTALLATION:** Location: Near garage
Installed By: Not sure Date of Installation: Not sure
What is the source of your information? N/A

c. **USE:** Number of persons currently using the system: 1
Does system supply water for more than one household? Yes No

d. **MALFUNCTIONS:** Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?
Pump: Yes No N/A Quantity: Yes No
Quality: Yes No Unknown

If YES to any question, please explain in Comments below or with attachment.

e. **WATER TEST:** Have you had the water tested? Yes No Date of most recent test 05/2022

If YES to any question, please explain in Comments below or with attachment.

Are you aware of any test results reported as unsatisfactory or satisfactory with notations? Yes No

If YES, are test results available? Yes No

What steps were taken to remedy the problem? No issues

No issues

COMMENTS: No issues

No issues


6. **SEWAGE DISPOSAL SYSTEM**

a. **TYPE OF SYSTEM:** Public: Yes No Community/Shared: Yes No
Private: Yes No Unknown
Septic Design Available: Yes No

b. **IF PUBLIC OR COMMUNITY/SHARED**
Have you experienced any problems such as line or other malfunctions? Yes No
What steps were taken to remedy the problem? _____

c. **IF PRIVATE:**
TANK: Septic Tank Holding Tank Cesspool Unknown Other _____
Tank Size _____ Gal. Unknown Other: _____
Tank Type Concrete Metal Unknown Other: _____
Location: Yard near pool ramp Location Unknown Date of Installation: 2022
Date of Last Servicing: 05/2022 Name of Company Servicing Tank: Unknown
Have you experienced any malfunctions? Yes No
Comments: N/A

N/A

SELLER(S) INITIALS  / _____

BUYER(S) INITIALS _____ / _____

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d. LEACH FIELD: Yes No Other: N/A
IF YES, Location: End of property Size: Unknown Unknown: Unknown
Date of installation of leach field: Unknown Installed By: Unknown
Have you experienced any malfunctions? Yes No
Comments: N/A

e. IS SYSTEM LOCATED ON "DEVELOPED WATERFRONT" as described in RSA 485-A? Yes No Unknown
IF YES, has a site assessment been done? Yes No Unknown
Source of Information: N/A
Comments: N/A

FOR ADDITIONAL INFORMATION THE BUYER IS ENCOURAGED TO CONTACT THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES SUBSURFACE SYSTEMS BUREAU

7. <u>INSULATION</u>	<u>LOCATION</u>	<u>Yes</u>	<u>No</u>	<u>Unknown</u>	<u>If YES, Type</u>	<u>Amount</u>	<u>Unknown</u>
	Attic or Cap	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____	_____	<input type="checkbox"/>
	Crawl Space	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____	_____	<input type="checkbox"/>
	Exterior Walls	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>
	Floors	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>
	N/A	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	_____	<u>N/A</u>	<input type="checkbox"/>

8. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:



Are you aware of any past or present underground storage tanks on your property? Yes No Unknown IF YES: Are tanks currently in use? Yes No
IF NO: How long have tank(s) been out of service? N/A
What materials are, or were, stored in the tank(s)? N/A
Age of tank(s): N/A Size of tank(s): N/A
Location: N/A
Are you aware of any past or present problems such as leakage, etc? Yes No
Comments: N/A
If tanks are no longer in use, have the tanks been removed? Yes No Unknown
Comments: N/A

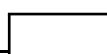
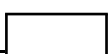
b. ASBESTOS - Current or previously existing:

As insulation on the heating system pipes or ducts? Yes No Unknown
In the siding? Yes No Unknown In the roofing shingles? Yes No Unknown
In flooring tiles? Yes No Unknown Other N/A Yes No Unknown
If YES, Source of information: N/A
Comments: N/A

c. RADON/AIR - Current or previously existing:

Has the property been tested? Yes No Unknown
If YES: Date: N/A By: N/A
Results: N/A If applicable, what remedial steps were taken? N/A
Has the property been tested since remedial steps? Yes No
Are test results available? Yes No
Comments: N/A

SELLER(S) INITIALS  / 

BUYER(S) INITIALS  / 

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PROPERTY LOCATION: 58 Library Road, Grafton, NH 03240

d. RADON/WATER - Current or previously existing:

Has the property been tested? Yes No Unknown

If YES: Date: N/A By: N/A

Results: NA If applicable, what remedial steps were taken? NA

Has the property been tested since remedial steps? Yes No

Are test results available? Yes No Comments: NA

e. LEAD-BASED PAINT - Current or previously existing:

Are you aware of lead-based paint on this property? Yes No

If YES: Source of information: NA

Are you aware of any cracking, peeling, or flaking lead-based paint? Yes No

Comments: NA

f. Are you aware of any other hazardous materials? Yes No

If YES: Source of information: NA

Comments: _____

9. GENERAL INFORMATION

a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal?

Yes No Unknown If YES, Explain: Access to unused well across the street with Library

What is your source of information? Was in property disc

b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?

Yes No Unknown If YES, Explain: NA

What is your source of information? NA

c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?

Yes No If YES, Explain: NA

d. Are you aware of any problems with other buildings on the property? Yes No

If YES, Explain: NA

e. Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.?

YES NO UNKNOWN

If YES, Explain: NA

NA

f. Is this property located in a Federally Designated Flood Hazard Zone? Yes No Unknown

Comments: NA

g. Has the property been surveyed? Yes No Unknown If YES, By: NA

If YES, is survey available? Yes No Unknown

h. How is the property zoned? Unsure

i. Street (check one): Public Private Association

If private, is there a written road maintenance agreement? Yes No

Additional Information: NA

j. Heating System Age: NA Type: Not sure Fuel: Propane Tank Location: Outside

Owner of Tank: Irving

Annual Fuel Consumption: Not sure Price: Not sure Gallons: _____

Date system was last serviced and by whom? Not sure

Secondary Heat Systems: Electric

Comments: NA

SELLER(S) INITIALS / _____

BUYER(S) INITIALS _____ / _____

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- k. Roof Age: Unknown Type of Roof Covering: Metal
Moisture or leakage: No
Comments: Unknown
- l. Foundation/Basement: Full Partial Other: NA Type: Dirt
Moisture or leakage: No
Comments: NA
- m. Chimney(s) How Many? 0 Lined? NA Last Cleaned: NA Problems? NA
Comments: NA
- n. Plumbing Type: Copper and PVC Age: Unknown
Comments: NA
- o. Domestic Hot Water: Age: Unsure Type: NA Gallons: Unsure
- p. Electrical System: # of Amps NA Circuit Breakers Fuses
Comments: NA
Solar Panels: Leased Owned If leased, explain terms of agreement: _____
Comments: No solar panels
- q. Modifications: Are you aware of any modifications or repairs made without the necessary permits? Yes No
If Yes, please explain: No
- r. Pest Infestation: Are you aware of any past or present pest infestations? Yes No Type: NA
Comments: NA
- s. Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property? (Per RSA 477:4-g) Yes No If YES, please explain: NA
- t. Air Conditioning: Type: NA Age: NA Date Last Serviced and by whom: NA
Comments: NA
- u. Pool: Age: NA Heated: Yes No Type: NA Last Date of Service: NA
By Whom: _____
- v. Generator: Portable: Yes No Whole House: Yes No Kw/Size: NA Last Date of Service: NA
If Portable: Included Negotiable
Comments: NA
- w. Internet: Type Currently Used at Property: Wireless
- x. Other (e.g. Alarm System, Irrigation System, etc.) NA
Comments: NA

NOTICE TO PURCHASER(S): PRIOR TO SETTLEMENT YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT. YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO INFORMATION ON ANY SEXUAL OFFENDERS REGISTERED UNDER NH RSA CHAPTER 651-B. SUCH INFORMATION MAY BE OBTAINED BY CONTACTING THE LOCAL POLICE DEPARTMENT.

SELLER(S) INITIALS  /

BUYER(S) INITIALS /

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10. ADDITIONAL INFORMATION

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?
 Yes No

b. ADDITIONAL COMMENTS:

No additional comments

ACKNOWLEDGEMENTS

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).

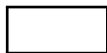
Jewelene F. Russell
dotloop verified
10/07/23 10:42 AM EDT
TSCD-HFAU-WG05-ANSW
SELLER _____ DATE _____

SELLER _____ DATE _____

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURAL OR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER _____ DATE _____

BUYER _____ DATE _____





DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT AND/OR LEAD-BASED HAZARDS FOR HOUSING SALES

This Disclosure Form is from the National Lead Information Center under the United States Environmental Protection Agency. This is not a New Hampshire Association of REALTORS® form.

Property Address: 58 Library Road, Grafton, NH 03240

Lead Warning Statement

Every purchaser of any interest in residential property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):

(i) Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

NA

(ii) Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the seller (check (i) or (ii) below):

(i) Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

NA

(ii) Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgement (initial)

(c) Purchaser has received copies of all information listed above.


(d) Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

(e) Purchaser has (check (i) or (ii) below):

(i) received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or



(ii) waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgement (initial)

(f)  Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.



Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Seller Date

Purchaser Date

Agent Date

Seller Date

Purchaser Date

Agent Date

Return To:
Jewelene F. Russell
58 Library Road
Grafton, NH 03240

E # 22008864 07/01/2022 09:35 AM
Book 4739 Page 956 Page 1 of 2
Register of Deeds, Grafton County



Transfer Tax: \$ 3735-

LCHIP FEE	GRA179070	25.00
TRANS TAX	GR077316	3,735.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That, **John J. Towne**, unmarried, with a mailing address of 58 Library Road, Grafton, NH 03240, for consideration paid grant(s) to **Jewelene F. Russell**, with a mailing address of 413 Mile Hill Road, Laconia, NH 03246, with WARRANTY COVENANTS:

A certain tract of land, with the building thereon, situate in Grafton, in the County of Grafton and State of New Hampshire on the southerly side of the Old U.S. Route #4, bounded and described as follows:

Beginning at a post on the southerly side of Old U.S. Route #4 at the corner of land now or formerly owned by Eldon Bennett;

Thence running South 44 feet;

Thence westerly about 21 feet;

Thence southerly 27 feet to an iron pin and land now or formerly of Wahlstrom;

Thence westerly about 17 rods to land now or formerly owned by Sewall Hale and a corner of land now or formerly owned by Cate;

Thence northerly on said Cate's land about 8 rods to the first mentioned highway;

Thence on said highway to the first mentioned bound.

Also included in this deed the right and privilege to a certain well near the westerly line of land formerly owned by Phillip Chellis and back of the Grafton Public Library, with the right to enter upon said premises at any time to repair said well or dig up and lay new pipe to same.

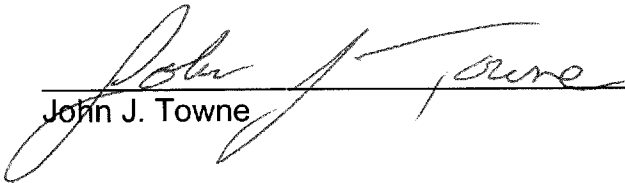
Said Grantee is to take proper care of said well. This is the same right granted to Charles E. and Flossie B. Martin by Almer Davis by his deed dated August 17, 1920 and recorded in the Grafton County Registry of Deeds, Book 558, Page 365.

Supposed to contain about 3/4 of an acre, more or less.

Meaning and intending to describe and convey the same premises as conveyed to John J. Towne by virtue of a deed dated June 9, 2017 recorded in the Grafton County Registry of Deeds at Book 4289, Page 566.

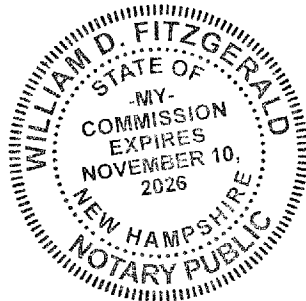
The grantor(s) hereby release all rights of homestead in the above-described property.

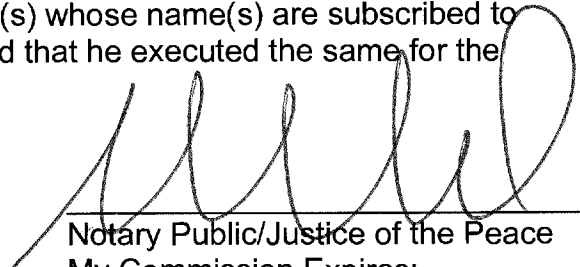
Executed this 30th day of June, 2022.

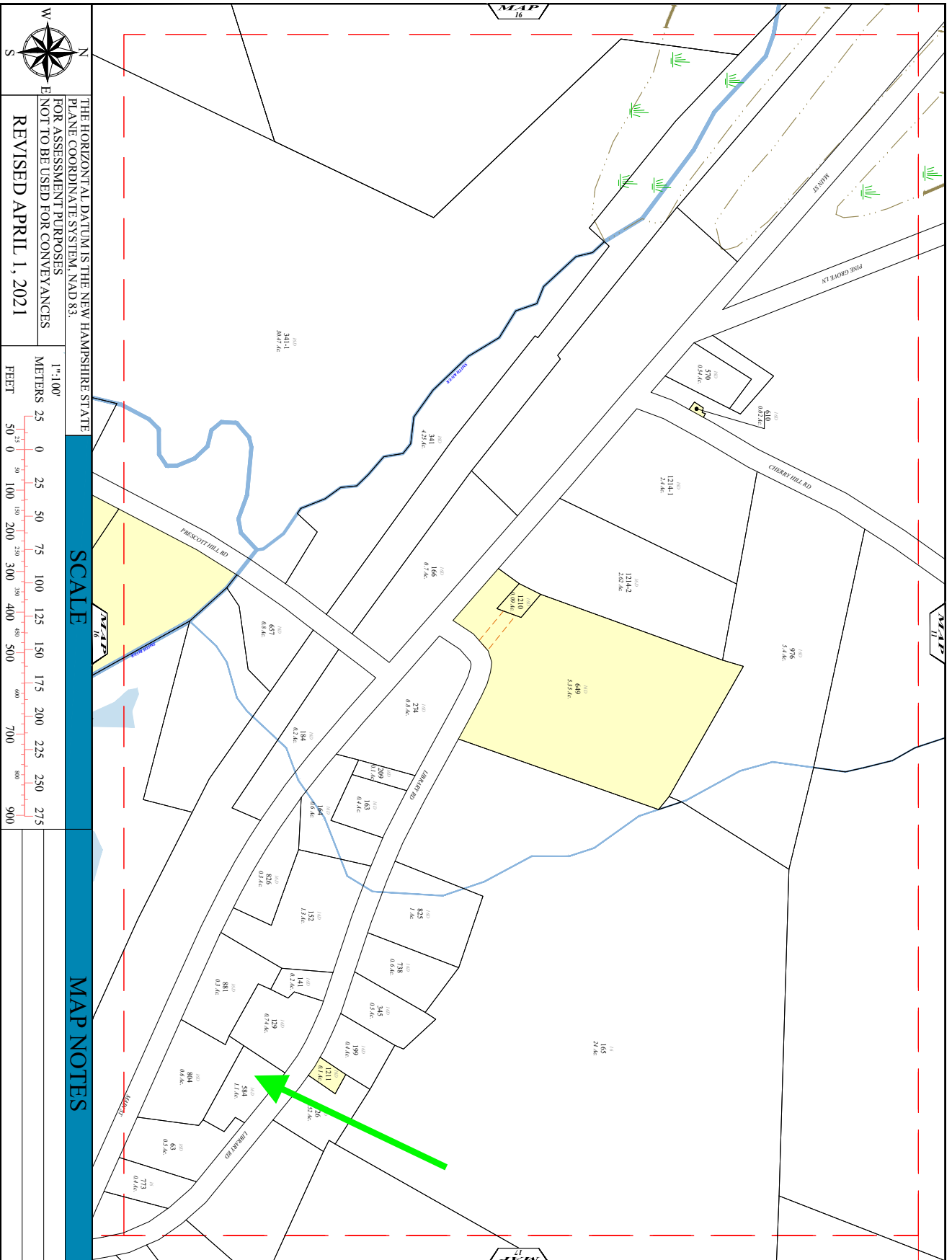

John J. Towne

State of New Hampshire
County of Merrimack

Personally appeared the above named John J. Towne, before me this 30th day of June, 2022, known to be the person(s) whose name(s) are subscribed to the foregoing instrument and acknowledged that he executed the same for the purposes therein contained.




Notary Public/Justice of the Peace
My Commission Expires:



Town of
GRAFTON
Grafton County
New Hampshire

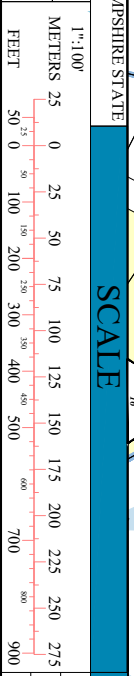
Map	Lot-Sub	Average
12	2-12	2.12 Ac/D
312 LP		
Senior's Calculated - Project Dimensions (Trail)		
ROW		
Wetlands		
Power Lines		
Water Features		
Exempt Properties		
Town Owned Land		
Structures		

MAP INDEX

MAP NUMBER

16D

THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM, NAD 83.
 FOR ASSESSMENT PURPOSES
 NOT TO BE USED FOR CONVEYANCES
 REVISED APRIL 1, 2021



MAP NOTES