

35 Monticello Drive

Andover, NH



Just Listed

Would you like one-level living in a quiet neighborhood? Midway between the Village of Andover and Highland Lake, set in a peaceful subdivision, you will find this newly built, immaculate ranch. Open-concept living with lots of natural light, a primary suite on one end with an ensuite bathroom that includes a beautiful walk-in tiled shower and walk-in closet, two additional bedrooms and full bathroom on the other end. In the center - a spacious living area with dining room, gorgeous kitchen with a walk-in pantry and an open living room. Laundry on the first floor, a lovely covered front porch, patio out back and an enormous level yard. Low maintenance vinyl exterior and thoughtful interior materials make this home a carefree choice. The oversized attached garage has room for vehicles and storage, paved driveway and full unfinished basement offer even more possibilities. The Rail Trail is just across the street for hiking, biking and more! Convenient to Route 11 and Route 4 for an easy commute to New London, Concord or the Upper Valley.

 \$585,000

Bedrooms: 3 Year Built: 2021
Bathrooms: 2 Taxes: \$5,871
Acres: 2.36 Sq. Ft.: 1,624

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

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

 ohgrp.com

 **LAKES AND MOUNTAINS**
KELLER WILLIAMS REALTY



Unbranded Tour URL 1

County NH-Merrimack
Village/Dist/Locale
Construction Status Existing
Year Built 2021
Architectural Style Ranch
Color Grey/White
Total Stories 1
Zoning AR R
Taxes TBD No
Tax Annual Amount \$5,871.00
Tax Year 2023
Tax Year Notes 2023
Owned Land
Lot Size Acres 2.36
Lot - Sqft 102,802
Common Land Acres
Garage Yes
Basement Yes
Basement Access Type Interior
Date - Initial Showin as Beain 9/21/2024

Rooms - Total 7
Bedrooms - Total 3
Baths - Total 2
Baths - Full 1
Baths - 3/4 1
Baths - 1/2 0
Baths - 1/4 0
SqFt-Apx Fin Above Grade 1,624
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 1,624
SqFt-Apx Unfn BG Source Public Records
SqFt-Apx Total Finished 1,624
Footprint
Road Frontage Yes
Road Frontage Length 413
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 No
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 Would you like one-level living in a quiet neighborhood? Midway between the Villaae of Andover and Hiahland Lake. set in a peaceful subdivison. you will find this newly built. immaculate ranch. Open-concent livino with lots of natural liiht. a primarv suite on one end with an ensuite bathroom that includes a beautiful walk-in tiled shower and walk-in closet. two additional bedrooms and full bathroom on the other end. In the center - a spacious livino area with dinina room. soraeous kitchen with a walk-in pantry and an open living room. Laundry on the first floor. a lovely covered front porch. patio out back and an enormous level vard. Low maintenance vinyl exterior and thoughtful interior materials make this home a carefree choice. The oversized attached garaage has room for vehicles and storage. paved driveway and full unfinished basement offer even more possibilities. The Rail Trail is just across the street for hiking. biking and more! Convenient to Route 11 and Route 4 for an easv commute to New London. Concord or the Upper Valle. *SHOWINGS BEGIN AT THE OPEN HOUSE on 9/21 from 10am - 1pm.
Directions From Route 11 in Andover turn onto Monticello Drive. #35 will be on your left. GPS works great!

Bath - Full 1 8'8" x 8'8"
Kitchen 1 12'11" x 20'3"
Living Room 1 12'11" x 19'6"
Primary BR 1 12'11" x
Bath - 3/4 1 12'10" x
Bedroom 1 12'10" x 9'11"
Bedroom 1 12'11" x 9'11"
Laundry Room 1 12'11" x 8'2"
Dining Room 1 12'11" x 9'3"

Map 011
Block 520
Lot 572
SPAN Number
Property ID
PlanUrbDev

DeedRecTy Warranty
DeedBook 3724
DeedPage 502
TotDeeds
Covenants Unknown
Seasonal No

SchDistrict Andover
SchElem Andover Elem/Middle School
SchMiddle Andover Elem/Middle School
SchHigh Merrimack Valley High School

Appliances Dishwasher, Dryer, Microwave, Range - Gas, Refrigerator, Washer, Water Heater-Gas-LP/Bttle, Water Heater - On Demand, Water Heater - Tankless
Equipment Smoke Detectr-Hard Wired, Stove-Pellet
Features - Exterior Garden Space, Outbuilding, Patio, Porch - Covered, Window Screens, Windows - Double Pane
Features - Interior Attic - Hatch/Skuttle, Ceiling Fan, Dining Area, Kitchen Island, Kitchen/Dining, Kitchen/Living, Primary BR w/ BA, Natural Light, Vaulted Ceiling, Walk-in Closet, Walk-in Pantry, Laundry - 1st Floor
Flooring Tile, Vinyl Plank
Heating Baseboard, Direct Vent, Hot Water, Multi Zone, Stove - Pellet
Heat Fuel Gas - LP/Bottle, Pellet
Cooling None
Water Source Driven Point, Private
Sewer 1250 Gallon, Concrete, Leach Field, Private, Septic Design Available

Lot Features Country Setting, Landscaped, Level, Major Road Frontage, Open, Trail/Near Trail
Structure Type Modular
Construction Materials Vertical Siding, Vinyl Exterior, Vinyl Siding
Foundation Poured Concrete
Roof Shingle - Architectural
Driveway Paved
Electric 200 Amp, Circuit Breaker(s)
Phone Company TDS
Electric Company NH Electric Co -op
Fuel Company Huckleberry
Cable Company TDS
Internet Service Provider TDS

Utilities Gas - LP/Bottle
Items Excluded Basketball Hoop Negotiable.

Fees - Condo - Mobile

Condo Fees
Fee
Fee Frequency
AssnFee2
AssnFee2Frq
AssnFee3
AssnFee3Frq

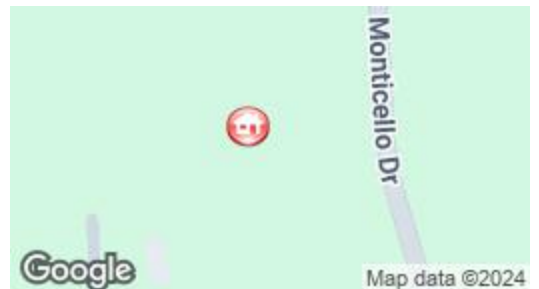
Condo Name
Building Number
Floor Number
Units Per Building
LmtComArea
SpecAssmt

ParkName
Mobile Co-Op
MobPkApvl
MustMove
Mobile Make
MobileMod
MobileSer#
Mobile Anchor

O'Halloran Group
 listings@ohgrp.com



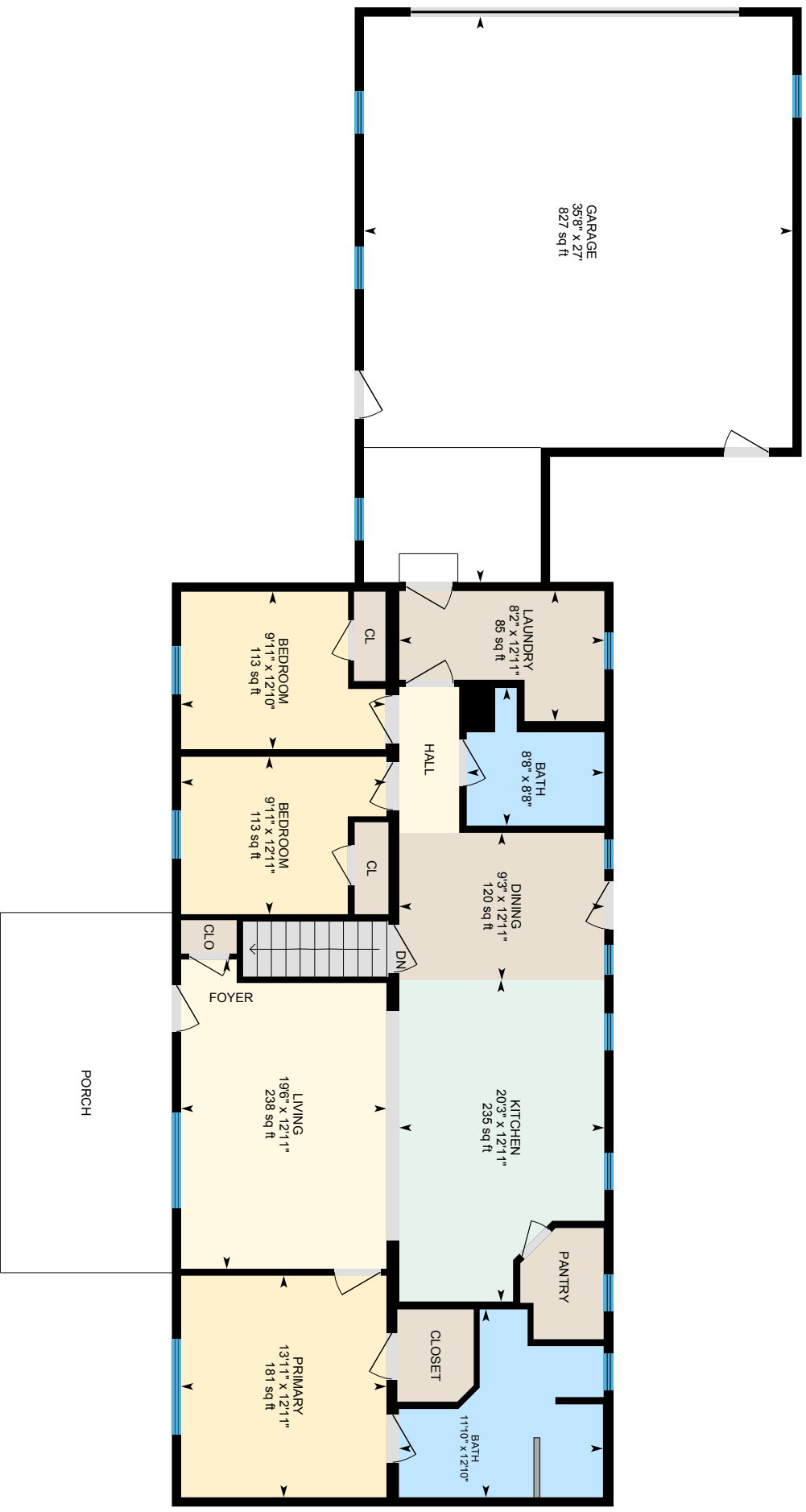
KW Coastal and Lakes & Mountains
 Off: 603-526-8600



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35 Monticello Dr, Andover, NH

Main Floor Finished Area 1619.55 sq ft
Unfinished Area 895.17 sq ft



PREPARED: 2024/09/17

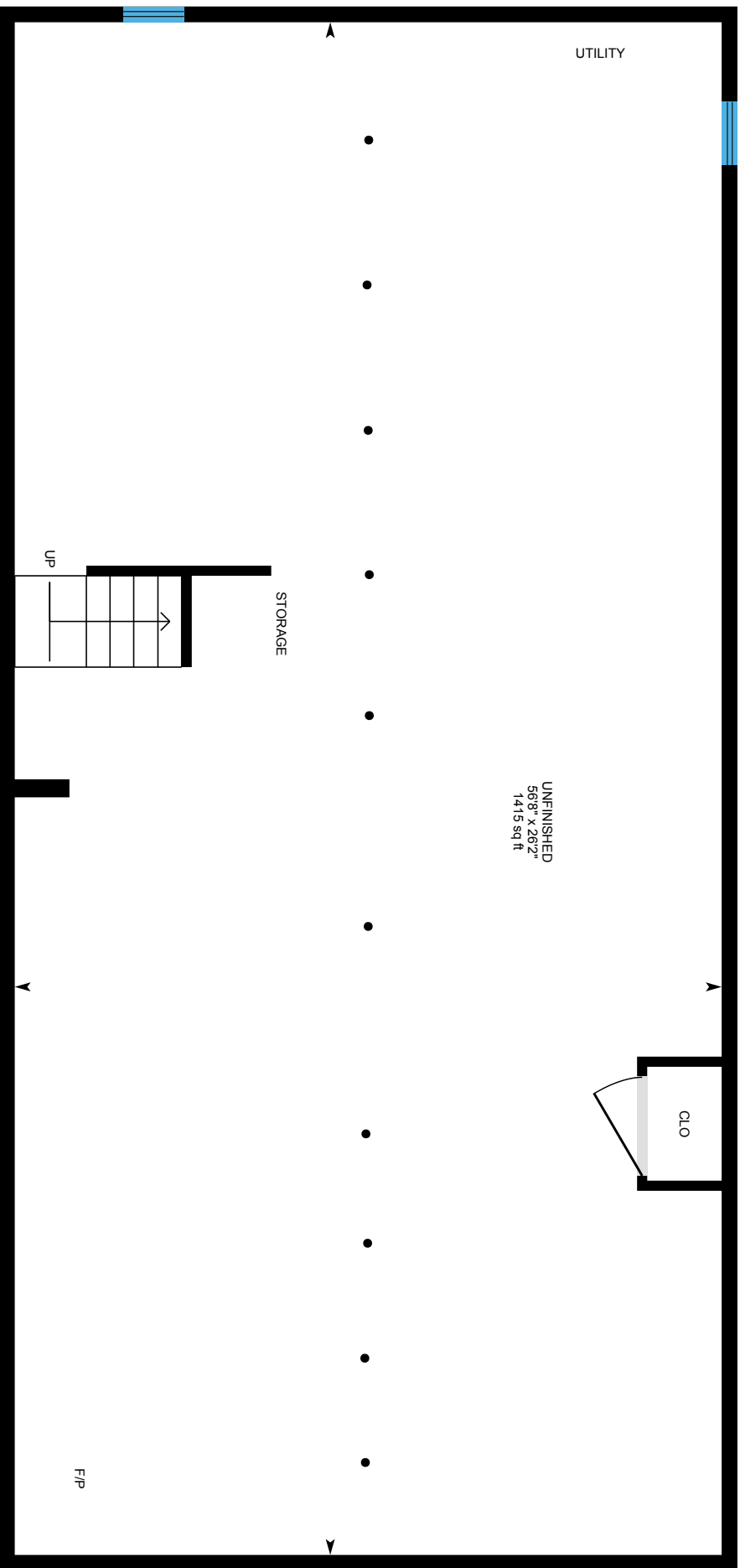


White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



35 Monticello Dr, Andover, NH

Basement (Below Grade) Unfinished Area 1577.91 sq ft



PREPARED: 2024/09/17



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: Myles McLeod and Trisha McLeod

2. PROPERTY LOCATION: 35 Monticello Drive, Andover, NH 03216

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

4. SELLER: has has not occupied the property for 3 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 Point drive

b. INSTALLATION: Location: Ride side of house
Installed By: Homeown Date of Installation: 06/2021
What is the source of your information? Homeowner

c. USE: Number of persons currently using the system: 4
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
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?

COMMENTS:

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 1250 Gal. Unknown Other:
Tank Type Concrete Metal Unknown Other:
Location: Behind house Location Unknown Date of Installation: 09/2021
Date of Last Servicing: 08/16/24 Name of Company Servicing Tank: Byrons Septic service
Have you experienced any malfunctions? Yes No
Comments:

SELLER(S) INITIALS

BUYER(S) INITIALS

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d. LEACH FIELD: Yes No Other: _____
 IF YES, Location: Behi house Size: 20x28 Unknown: _____
 Date of installation of leach field: 09/2021 Installed By: Merzi excavation
 Have you experienced any malfunctions? Yes No
 Comments: _____

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: Plans
 Comments: _____

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 checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Fiber glass	_____	<input checked="" type="checkbox"/>
	Crawl Space	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>
	Exterior Walls	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Fiber glass	_____	<input checked="" type="checkbox"/>
	Floors	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	_____	_____	<input type="checkbox"/>
	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____	_____	<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? None
 What materials are, or were, stored in the tank(s)? Na
 Age of tank(s): Na Size of tank(s): _____
 Location: Na
 Are you aware of any past or present problems such as leakage, etc? Yes No
 Comments: Na
 If tanks are no longer in use, have the tanks been removed? Yes No Unknown
 Comments: Na

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 _____ Yes No Unknown
 If YES, Source of information: _____
 Comments: _____

c. RADON/AIR - Current or previously existing:

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

SELLER(S) INITIALS MM / M

BUYER(S) INITIALS _____ / _____

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PROPERTY LOCATION: 35 Monticello Drive, Andover, NH 03216

d. RADON/WATER - Current or previously existing:

Has the property been tested? Yes No Unknown

If YES: Date: _____ By: _____

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

Has the property been tested since remedial steps? Yes No

Are test results available? Yes No Comments: _____

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: _____

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

Comments: _____

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

If YES: Source of information: _____

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: _____

What is your source of information? _____

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

Yes No Unknown If YES, Explain: _____

What is your source of information? _____

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

Yes No If YES, Explain: _____

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

If YES, Explain: _____

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: _____

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

Comments: _____

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

If YES, is survey available? Yes No Unknown

h. How is the property zoned? Agricultura

i. Street (check one): Public Private Association

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

Additional Information: _____

j. Heating System Age: 3 Type: Forced hot water Fuel: Propane Tank Location: Behind house/garage

Owner of Tank: Huckleberry heating

Annual Fuel Consumption: Unknown Price: \$3.33 Gallons: 240

Date system was last serviced and by whom? 12/23

Secondary Heat Systems: Pellet stove

Comments: _____

SELLER(S) INITIALS MM / M

BUYER(S) INITIALS _____ / _____

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PROPERTY LOCATION: 35 Monticello Drive, Andover, NH 03216

- k. Roof Age: 3 Type of Roof Covering: Asphalt shingle
 Moisture or leakage: _____
 Comments: _____
- l. Foundation/Basement: Full Partial Other: _____ Type: Concrete
 Moisture or leakage: No
 Comments: No
- m. Chimney(s) How Many? 1 Lined? No Last Cleaned: 03/2024 Problems? No
 Comments: _____
- n. Plumbing Type: Pvc Age: 3
 Comments: _____
- o. Domestic Hot Water: Age: 3 Type: Combi boiler Gallons: Tankless
- p. Electrical System: # of Amps 200 Circuit Breakers Fuses
 Comments: _____
 Solar Panels: Leased Owned If leased, explain terms of agreement: Na
 Comments: _____

None
- q. Modifications: Are you aware of any modifications or repairs made without the necessary permits? Yes No
 If Yes, please explain: _____
- r. Pest Infestation: Are you aware of any past or present pest infestations? Yes No Type: _____
 Comments: _____
- 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: _____
- t. Air Conditioning: Type: N/a Age: N/a Date Last Serviced and by whom: _____
 Comments: _____
- u. Pool: Age : _____ Heated: Yes No Type: _____ Last Date of Service: _____
 By Whom: _____
- v. Generator: Portable: Yes No Whole House: Yes No Kw/Size: _____ Last Date of Service: _____
 If Portable: Included Negotiable
 Comments: _____
- w. Internet: Type Currently Used at Property: TDS fiber
- x. Other (e.g. Alarm System, Irrigation System, etc.) _____
 Comments: _____

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 MM / M

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:

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).

Myles McLeod
dotloop verified
09/11/24 7:22 PM EDT
H1E2-Y5SV-QA8Q-CDEO
SELLER _____ DATE _____

Trisha McLeod
dotloop verified
09/11/24 7:21 PM EDT
ESFQ-GCUE-NCYU-CU6R
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 _____

Seufert Professional Association
59 Central Street
Franklin, New Hampshire 03235
(603) 934-9837

1455
2/19/21
25-

375.00

QUITCLAIM DEED

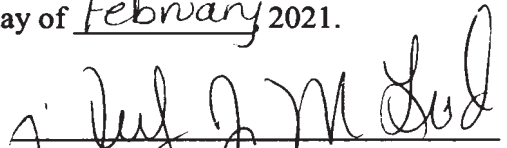
KNOW ALL MEN BY THESE PRESENTS, that I, WENDY J. MCLEOD, single, of P.O. Box 218, Andover, County of Merrimack, State of New Hampshire 03216, for consideration paid do hereby grant to Myles McLeod and Trisha McLeod, husband and wife, of 28 Boston Hill Road, Andover, County of Merrimack, State of New Hampshire, 03216, with **QUITCLAIM COVENANTS**, as joint tenants with rights of survivorship, a certain tract of land, thereon situated in Andover, County of Merrimack, and State of New Hampshire, bounded and described as follows:

Being Lot #2 on plan titled Subdivision Plan for Lands of Wendy J. McLeod, drawn by Horizons Engineering, dated 1/27/01 and recorded as Plan #202100002980 at the Merrimack County Registry of Deeds.

MEANING and intending to describe and convey a portion of the same premises as conveyed to me by Deed of Constance McLeod and the J. Dale McLeod and Constance M. McLeod Joint Revocable Trust dated 9/15/20 and recorded in the Merrimack County Registry of Deeds, Book 3696, Page 1942.

This is not homestead property.

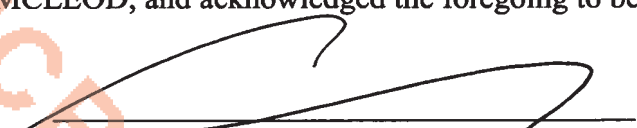
WITNESS my hands this 11th day of February 2021.


WENDY J. MCLEOD

Seufert Professional Association
59 Central Street
Franklin, New Hampshire 03235
(603) 934-9837

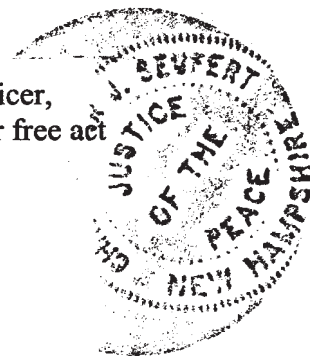
STATE OF NEW HAMPSHIRE
COUNTY OF MERRIMACK

On this the 11 day of Feb, 2021, before me, the undersigned officer,
personally appeared WENDY J. MCLEOD, and acknowledged the foregoing to be her free act
and deed.

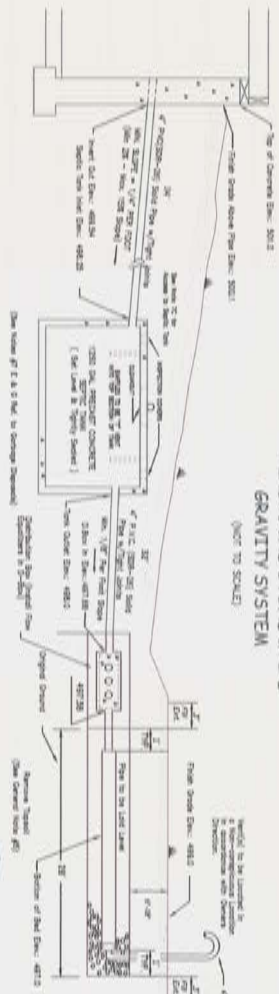


Justice of the Peace/Notary Public
My commission expires: _____

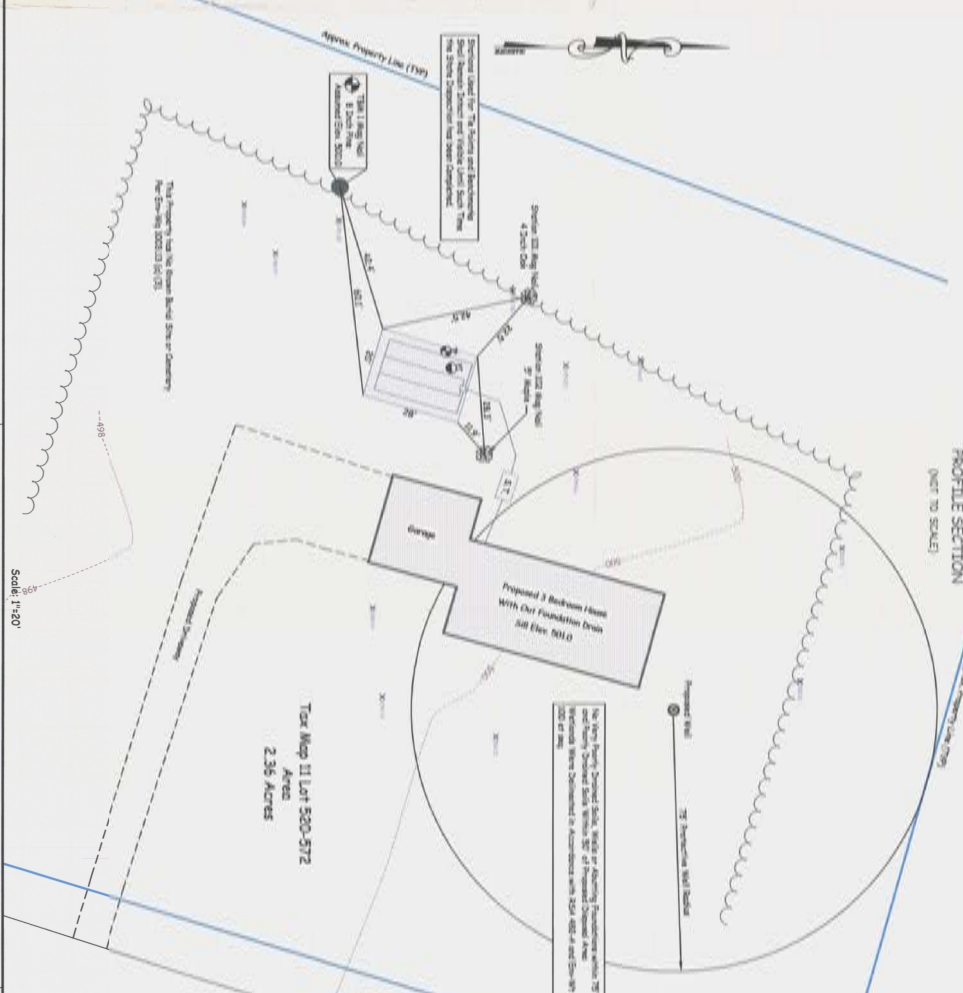
CHRISTOPHER J. SEUFERT
Justice of the Peace - New Hampshire
My Commission Expires March 25, 2025



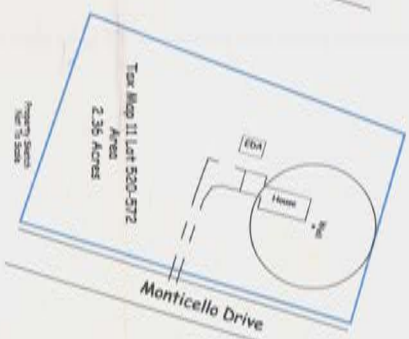
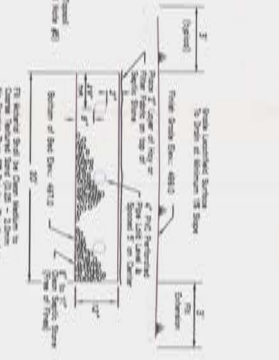
**INGROUND STONE & PIPE
GRAVITY SYSTEM**
(NOT TO SCALE)



PROFILE SECTION
(NOT TO SCALE)



CROSS SECTION
(NOT TO SCALE)



LOCATION MAP



Soils Test Pit
 0-12 inches: Topsoil
 12-24 inches: Silty Clay Loam
 24-36 inches: Silty Clay
 36-48 inches: Silty Clay Loam
 48-60 inches: Silty Clay
 60-72 inches: Silty Clay Loam
 72-84 inches: Silty Clay
 84-96 inches: Silty Clay Loam
 96-108 inches: Silty Clay
 108-120 inches: Silty Clay Loam

Sewage Disposal System
INGROUND STONE & PIPE
GRAVITY SYSTEM

Design Criteria

Number of Bedrooms: 3
 Sanitary Sewer: 150 gpd
 Percolation Rate: 2 Min/Inch
 20' x 24' x 4' 6\"/>

Design Intent:

Bottom of Disposal Area to be Set at
 Percolation Rate of 2 Min/Inch
 20' x 24' x 4' 6\"/>

Septic System Designs

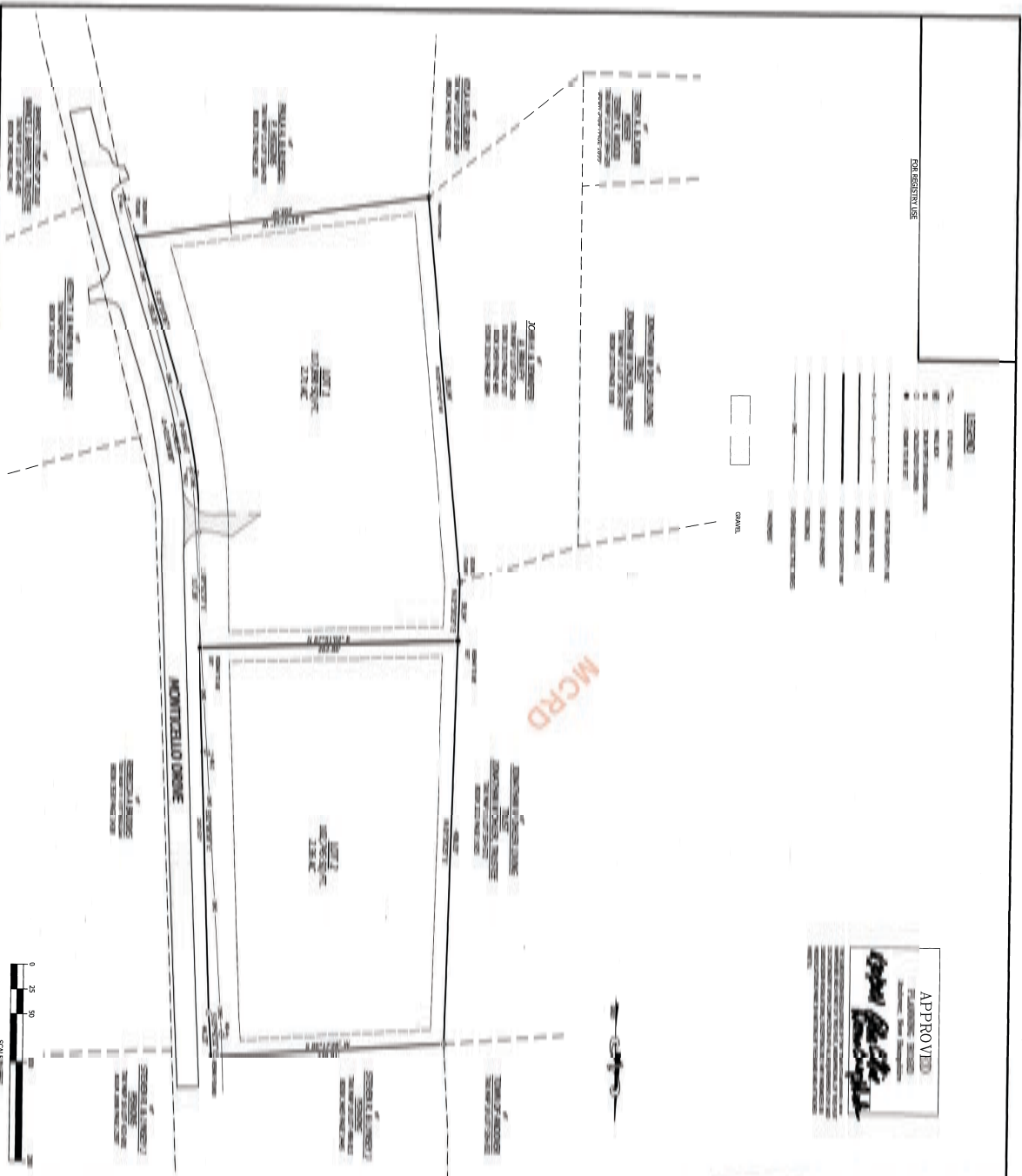
Reliable Septic Planning
 Wetland Mapping
 220 Lake Street Drive
 Phone: 603-934-3413
 Web: Hindedeigns.net

County: Merrimack
 Assessor's Map No: 145, Page 881
 Project No: 210012
 Date: 11/17/2021
 Checked: DJP

Myles McLeod
 35 Monticello Drive
 Andover, New Hampshire

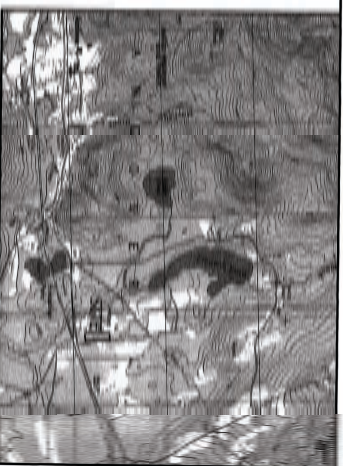
REVIEWED AND APPROVED
 IN ACCORDANCE WITH THE
 REQUIREMENTS OF THE
 NH DEPT OF ENVIRONMENTAL SERVICES
 WATER DIVISION

Project No: 210012



FOR REVISION ONLY

APPROVED
 [Signature]
 [Title]



GENERAL NOTES

1. SEE PLAN FOR...
2. SEE PLAN FOR...
3. SEE PLAN FOR...

GENERAL NOTES (continued):

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.
5. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
6. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES AND STRUCTURES.
7. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A SAFE AND SOUND CONDITION AT ALL TIMES.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES.
9. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A SAFE AND SOUND CONDITION AT ALL TIMES.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES.

horizans
 Engineering & Architecture
 1000 N. 10th Street
 Monticello, MN 55751
 Phone: (763) 835-1111
 Fax: (763) 835-1112
 Website: www.horizans.com

PROJECT: [Project Name]
 SHEET: 2 OF 2