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WARRANTY DEED

We, JOHN D. MERRILL of Waltham, Massachusetts, MARY ANN B. MERRILL of Thornton, New Hampshire by PHYLLIS B. HOLBROOK, her attorney in fact, under a Power of Attorney dated February 24, 1978, to be recorded herewith, and ALTA MERRILL TOPPIN, whose mail address is Box G, Winnisquam, New Hampshire 03289, for consideration paid, grant to HERBERT G. INGRAM and JUDITH A. INGRAM, husband and wife, as joint tenants with rights of survivorship, whose mail address is 340 Main Street, Worcester, Massachusetts 01601, with WARRANTY covenants,

Certain tracts of land situate in Thornton, Grafton County, State of New Hampshire, bounded and described as follows:

Tract No. =1

A certain tract of land situate on the west side of Route 175 in Thornton aforesaid, bounded and described as follows:

Beginning at an iron pipe on the west side of Route 175 at a point which is located 370 feet southerly from another iron pipe on the west side of said highway which marks the southeast corner of land of Raymond A. and Phyllis B. Holbrook; thence westerly by land of Evelyn M. Bentom 1,289 feet to an iron pipe set in the ground on the bank of the Pemigewasset River; thence along said river in a general southerly direction a distance of 910 feet to land of Rebecca Pope; thence running first easterly and then northeasterly along a wire fence on the top of a bank and by land of Rebecca Pope to a corner of wire fences; thence South 82° 45' East along a wire fence and by land of said Pope 1,085.5 feet to an iron pin; thence South 83° 30' East 286.9 feet by land of Peggy Smith to an iron pipe on the west side of Route 175; thence turning and running in a northerly direction along the west side of Route 175 a distance of 890 feet to the point of beginning. Said tract contains 24.1 acres.

## Tract No. 2

A certain tract of land situate on the east side of Route 175 in Thornton aforesaid, bounded and described as follows:

Beginning at an iron pipe on the east side of Route 175 at land of Rebecca Pope; thence South 82° 45' East crossing the power line and by land of Rebecca Pope a distance of 1,367 feet along a wire fence to a natural stone monumnet set in stones and witnessed ME 1968; thence continuing South 82° 45' East along a wire fence and by land now or formerly of Anderson a distance of 1,684.3 feet to a spruce stake and stones scribed ME 1968; thence continuing South 82° 45' East along a wire fence and by land of Ruth Horner a distance of 1,057 feet to a natural stone monument set in stones; thence North 28° 30' East by land of Moody Dole a distance of 1,096.8 feet and North 25° East by land of Moody Dole 1,859.4 feet to a large natural stone monument chiseled JK 1916; thence South 84° East 1,173.5 feet by land of Moody Dole to a stake and stones scribed H, Draper, 1951, #49, #48 Lot 49 and a beech tree witnessed JK 1906, which stake and stones is located North 84° West 145.8 feet from a stone pile which marks the northwest corner of land formerly of Chester Brown; thence North 8° East 104,94 feet by land of Yorkshire Timber Co. to a stake and stones scribed 1951, H Draper on the south side of a logging road; thence North 6° 30' East 422.4 feet, crossing a brook, and by land of Yorkshire Timber Co. to a natural stone monument chiseled JK 1916; thence North 86° 30' West 1,800 feet by land now or formerly of Phil Look to a natural stone monument chiseled JK 1916 witnessed E 1975; thence South 3° 40' West 266.6 feet by land now or formerly of said Look to a natural stone monumnet chiseled JK 1916 and a hemlock tree witnessed 1916 and H 1973; thence North 80° 15' West 401.3 feet by land now or formerly of said Look and Inofficial Doc

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North 81° 40' West 1,184 feet by said Look land to a natural stone monument witnessed JK 1916; thence following a wire fence in a general southerly direction still by land now or formerly of Phil Look to a corner in said wire fence (the straight line distance between the two points last mentioned being South 12 30' West 790.6 feet); thence following a wire fence in a southwesterly direction still by land now or formerly of said Look to a corner of wire fences (the straight line distance between the two points last mentioned being South 42° 45' West 597.7 feet); thence North 83° West 528 feet along a wire fence still by said Look land to land of Evelyn M. Benton; thence South 6° 30' West 1,323.4 feet along a wire fence and by land of Evelyn M. Benton to a corner of wire fences on the northerly side of a logging road; thence continuing South 6° 30' West a distance of 460 feet; thence North 82° 30' West a distance of 1,265.2 feet by land this day conveyed by the grantors to Evelyn M. Benton to a point; thence North 84° West 898.8 feet by said land conveyed to Evelyn M. Benton to an iron pipe tobe set in the ground on the east side of Route 175; thence southerly along the east side of Route 175 a distance of 330 feet to an iron pipe at land of C. P. Parker; thence South 85° East 250 feet by land of said Parker to an iron pipe; thence South 2° 30' East 350 feet by land of said Parker to an iron pipe; thence North 85° West 250 feet by land of said Parker to an iron pipe on the east side of Route 175; thence southerly along Route 175 a distance of 214 feet to the point of beginning. Said tract contains 310.1 acres.

Meaning and intending to convey the same two (2) tracts described in a Warranty Deed from the three (3) grantors herein and Evelyn M. Benton to the three (3) grantors herein dated April 17, 1980 and recorded in the Grafton County Registry of Deeds, Book 1401,

Page 350. This conveyance is SUBJECT to the 1984 taxes which the grantees hereby assume and agree to pay.

Dated this 3rd day of Ocrover : , 1984.

John D. Merrill

Mary Ann B. Merrill, by her P.O.A.
Phyllis B. Holbrook

Alta Merrill Toppin

STATE OF NEW HAMPSHIRE

October 3 , 1984

Personally appeared John D. Merrill and Alta Merrill Toppen, and acknowledged the foregoing instrument to be their voluntary act and deed. Before me,

Justice of the Peace Notary Public

Personally appeared Phyllis B. Holbrook, attorney in fact for Mary Ann B. Merrill, by Power of Attorney dated February 24, 1978, and acknowledged the foregoing instrument to be her voluntary act and deed and the voluntary act and deed of the said Mary Ann B. Merrill. Before me,

Justice of the Perce/Notary Public

Received and recorded: October 4, 1984 1:15 P.M.

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