

MERRIMACK COUNTY RECORDS *Kathi L. Guay* CPO, Register

Return to:

Alice J. Pearman and Carlos D. Pearman
4 Montgomery Street
Concord, NH 03301

2700.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That **Marti J. Ilg**, a married person, of 4 Montgomery Street, Concord, NH 03301, for consideration paid, grant to **Alice J. Pearman and Carlos D. Pearman**, of 747 Chestnut Street Apt 2, Manchester, NH 03104, as joint tenants with rights of survivorship, with WARRANTY COVENANTS:

SEE ATTACHED EXHIBIT A.

MEANING and INTENDING to describe and convey the same premises conveyed to the grantor herein by deed of Lindsey A. Herbert dated 6/11/2010 and recorded at Book 3198, Page 664 in the Merrimack County Registry of Deeds.

The grantor herein and spouse of the grantor, Robert Ilg hereby release all rights of homestead in the above-described premises.

Executed this 16th day of December, 2017

Marti J. Ilg
Marti J. Ilg

Robert Ilg
Robert Ilg

State of N.H.
County of Merrimack

12.6 /20 17

Then personally appeared before me the said Marti J. Ilg and acknowledged the foregoing to be their voluntary act and deed.



[Signature]
Notary Public/Justice of the Peace
Commission expiration:

EXHIBIT A

A condominium unit located at Capitol Place Condominiums, City of Concord, County of Merrimack, State of New Hampshire, as more particularly identified below:

Unit No. 17 Summer on a Plan entitled "Capitol Place Condominiums," dated July 29, 1982 and revised August 18, 1982, surveyed by John Sharratt Associates, Inc., scale 1 inch = 20 feet, which plan is recorded in the Merrimack County Registry of Deeds, Plan #7256, as amended by a Notice of Condominium Name Change recorded at Book 1432, Page 863.

Together with an undivided interest in the Common Area described in Declaration of Condominium for Capitol Place Condominiums dated February 4, 1983 and recorded in the Merrimack County Registry of Deeds at Book 1435, Page 471. (This description corrects scrivener's errors in prior deeds.)

Subject to the provisions of NH RSA 356-B, amended.

Subject to any and all matters shown on Plan No. 7256 as recorded in the Merrimack County Registry of Deeds.

Together with the right in common with others to use all roads and driveways for the purposes of access, and for the use of all common areas as set forth in the Declaration of Condominium for Capitol Place Condominiums.

Subject to easements granted to Concord Electric Company recorded at the Merrimack County Registry of Deeds at Book 1097, Page 92 and Book 1436, Page 276. Also, subject to an agreement between Richard C. Foss and Concord Electric Company, dated January 31, 1983 and recorded in Merrimack County Registry of Deeds, Book 1434, Page 383.

Subject to easements to TeleCable, Inc. by Concord Housing Authority dated March 19, 1971 recorded in Merrimack County Registry of Deeds, Book 1096, Page 85.

Subject to Certificate of Registration dated February 4, 1983 and recorded in said Registry at Book 1435, Page 470.

Subject to Declaration of Capitol Place Condominiums dated February 4, 1983 recorded in Merrimack County Registry of Deeds, Book 1435, Page 171 as amended on August 23, 1984 and recorded in said registry at: Book 1506, Page 841.

Subject to the first and fifth conditions recited in deed from Richard F. Foss, Inc. to Richard C. Foss, dated March 3, 1983 recorded in Merrimack County Registry of Deeds, Book 1436, Page 303.