

TRACT 6-2 CORNER NUMBER DESCRIPTIONS

- CORNER 1 :** A POINT AT THE INTERSECTION OF THE THREAD OF THE OYSTER RIVER AND THE WESTERLY SIDELINE OF SNELL ROAD, REFERENCED BY A 5/8" REBAR WITH ALUMINUM DISK SET STAMPED "LLS 652 2008 CRNR 1-6-2 REF" BEING S24°29'21"E, 7.99 FEET DISTANT.
- CORNER 2 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 2-6-2"
- CORNER 2A:** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 2A-6-2"
- CORNER 3 :** A FOUND HUB AND TACK IN A STUMP, WITNESSED BY A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 10-6-1 4-6-2 WIT" BEING S89°16'18"W, 20.58' FEET DISTANT.
- CORNER 4 :** A POINT AT THE THREAD OF THE OYSTER RIVER, WITNESSED BY A 5/8" REBAR WITH AN ALUMINUM DISK STAMPED "LLS 652 2008 CRNR 10-6-1 4-6-2 WIT" BEING S89°16'18"W, 20.58' FEET DISTANT.

WETLANDS RESERVE PROGRAM TRACT 6-2

TOTAL EASEMENT AREA :
407,121 Sq. Ft. 9.35 Ac.

TAX MAP 5, LOT 8
TOTAL LOT AREA :
3,574,725± Sq. Ft. 82.06± Ac.

**PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE
EASEMENT
MADBURY - DEERFIELD
115 KV TRANSMISSION LINES
S.C.R.D. 925/383**

WETLANDS RESERVE PROGRAM TRACT 6-1

TOTAL EASEMENT AREA :
2,113,142 Sq. Ft. 48.51 Ac.

TAX MAP 5, LOT 8
TOTAL LOT AREA :
3,574,725± Sq. Ft. 82.06± Ac.

MAP 2, LOT 3-4
N/F THE ROBERT G. LEBLANC
REVOCABLE LIVING TRUST,
ROBERT G. LEBLANC, TRUSTEE
&
THE ANDREA N. LEBLANC
REVOCABLE LIVING TRUST,
ANDREA N. LEBLANC, TRUSTEE
72 SNELL ROAD
LEE, N.H. 03861
S.C.R.D. 2024/488

MAP 2, LOT 3-3
N/F BRADFORD MARVIN
PO BOX 385
EPPING, N.H. 03042
S.C.R.D. 1202/422

MAP 2, LOT 3-5
N/F DAVID E. & KATHRYN
COMTOIS
62 SNELL ROAD
LEE, N.H. 03861
S.C.R.D. 1362/251

MAP 2, LOT 3-2
N/F CHRISTOPHER M. & STACY S.
58 SNELL ROAD
LEE, N.H. 03861
S.C.R.D. 2784/882

MAP 5, LOT 9-11
N/F ROCK MAPLE HOLDING, INC.
PO BOX 1113
RAYMOND, N.H. 03077
S.C.R.D. 2844/746

MAP 5, LOT 9-10
N/F FEDERAL NATIONAL MORTGAGE
ASSOCIATION
1900 MARKET STREET
SUITE 800
PHILADELPHIA, P.A. 19103
S.C.R.D. 3571/893

MAP 4, LOT 6-6
N/F STEVEN T. & HEATHER H.
LADD
61 OLD MILL ROAD
LEE, N.H. 03861
S.C.R.D. 2717/612

MAP 4, LOT 6-22
N/F JONATHAN C. & SILVIE C.
WHITCOMB
53 OLD MILL ROAD
LEE, N.H. 03861
S.C.R.D. 2931/168

MAP 4, LOT 6-21
N/F ERIC, LISA, & SHIRLEY M.
EICHELSER
46 STATE STREET
PITTSFIELD, M.A. 01201
S.C.R.D. 3379/993

MAP 4, LOT 6-20
N/F THE MALCOLM JEROME CHASE JR.
REVOCABLE TRUST,
MALCOLM J. CHASE JR. TRUSTEE
PO BOX 920
DURHAM, N.H. 03824
S.C.R.D. 3372/570

MAP 5, LOT 7-0
N/F PETER T. & JOAN K.
HENRY
51 SNELL ROAD
LEE, N.H. 03861
S.C.R.D. 3375/230

MAP 5, LOT 3-0
N/F CHENEY LEE PROPERTY, LLC
56 EXETER ROAD
LEE, N.H. 03861
S.C.R.D. 2402/115

I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN. (RSA 676: 18 IIII)

I ALSO CERTIFY THAT A COPY OF THIS BOUNDARY PLAT HAS BEEN SUBMITTED TO THE TOWN OF LEE PLANNING BOARD. (RSA 676: 18 IV)

RANDY R. ORVIS, NHLS #652

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD
C1	88.28'	266.40'	18°59'13"	S27°15'59"E, 87.88'
C2	210.59'	332.95'	36°14'22"	S35°53'32"E, 207.10'
C3	164.12'	282.22'	33°19'10"	S37°21'06"E, 161.82'
C4	124.49'	466.00'	15°18'24"	N04°17'19"W, 124.12'

LINE TABLE

LINE	LENGTH	BEARING
L1	68.84'	S17°46'19"E
L2	87.25'	S20°41'31"E
L3	238.56'	S17°32'16"E
L4	90.53'	S40°04'16"W
L5	132.09'	S77°17'55"W
L6	45.58'	N67°04'51"E
L7	33.87'	N72°02'00"W
L8	41.05'	N04°40'13"E
L9	48.57'	N76°25'49"E
L10	88.99'	N35°30'08"E
L11	90.92'	N09°21'21"E
L12	77.06'	N25°55'50"E
L13	75.84'	N02°55'32"W
L14	58.81'	N19°35'03"E
L15	41.96'	N82°13'30"E
L16	143.47'	N12°07'52"W
L17	90.37'	N35°35'56"E
L18	76.67'	S84°34'44"E
L19	129.07'	N25°20'06"E
L20	57.03'	N07°01'14"E
L21	19.82'	N21°27'07"E
L22	40.36'	S85°26'35"E
L23	62.64'	N31°52'47"E
L24	59.54'	N39°47'56"W
L25	34.78'	N13°06'21"E
L26	44.33'	N43°09'55"E
L27	10.28'	N56°07'16"E
L28	412.74'	S17°14'13"W
L29	19.99'	N52°08'14"W
L30	10.19'	S16°48'59"W
L31	58.78'	S57°00'15"W
L32	74.94'	S53°29'54"W
L33	34.29'	S03°44'50"E
L34	116.97'	S41°48'27"E
L35	14.75'	S42°32'11"W
L36	127.10'	S03°26'54"E
L37	72.87'	S66°11'08"E
L38	30.55'	S02°09'07"W
L39	74.86'	S81°43'11"W
L40	42.46'	S37°48'21"W
L41	75.25'	S13°04'57"E
L42	78.26'	S33°52'13"W
L43	42.03'	N78°32'20"W
L44	118.57'	S28°40'01"W
L45	49.23'	S18°15'15"E
L46	65.32'	S6°32'41"E
L47	39.59'	S03°31'06"E
L48	54.75'	S50°00'37"E
L49	60.52'	S49°29'05"E
L50	91.94'	S43°13'26"W
L51	21.11'	S55°46'56"W
L52	159.86'	N82°37'59"W
L53	193.76'	N71°41'57"W
L54	112.72'	N16°55'31"W
L55	162.57'	S83°54'06"E
L56	129.01'	S85°29'51"E
L57	349.70'	N08°16'38"W

N.H. STATE PLANE COORDINATES

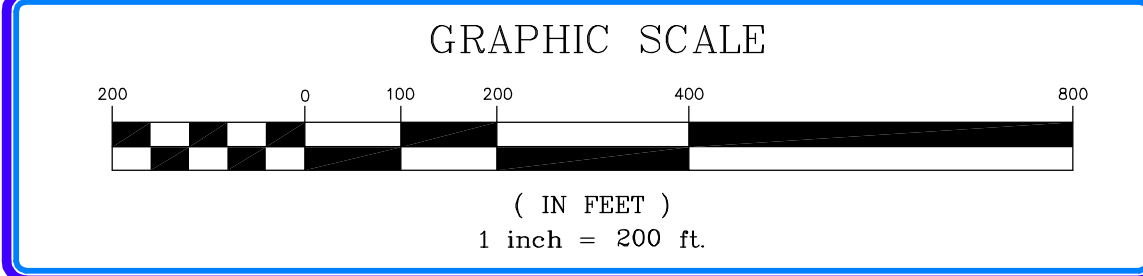
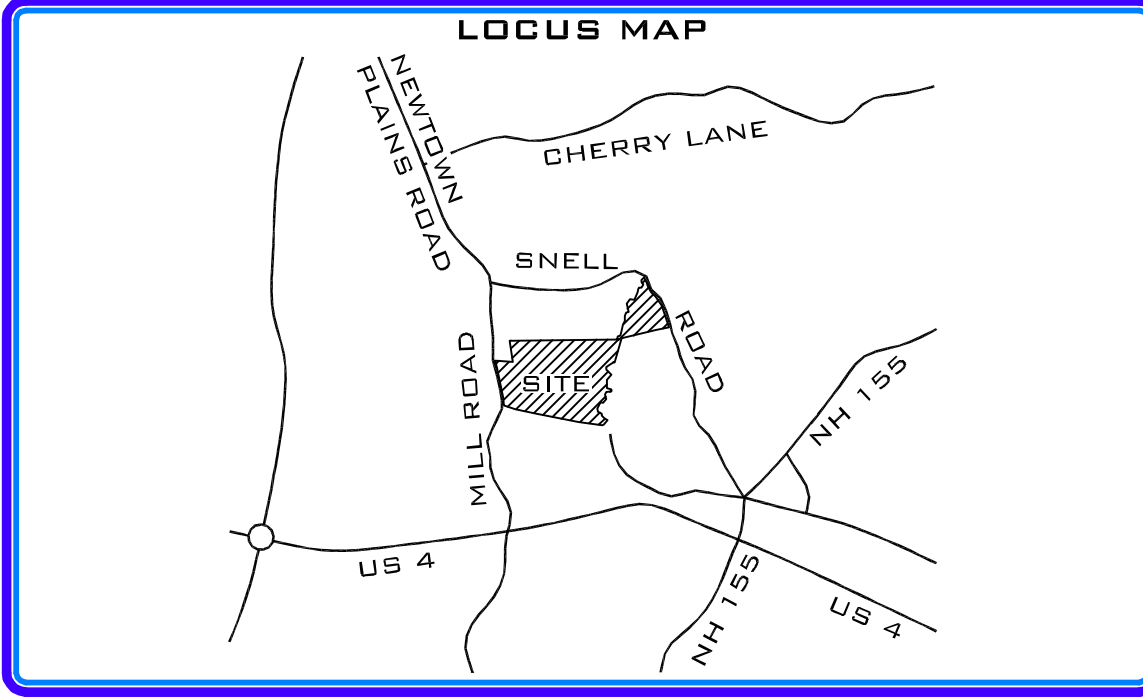
8	NORTHING - 240192.73	EASTING - 1164631.22
2	NORTHING - 240760.20	EASTING - 1167151.39

- NOTES**
- ZONING: RESIDENTIAL ZONE "A" / AQUIFER CONSERVATION DISTRICT
 - BUILDING SETBACKS: 50' FRONT
REAR & SIDE: 25' (ABUT A LOT) / 35' (ABUT A R.O.W.)
 - TAX MAP & LOT NUMBER: MAP 5, LOT 8
TOTAL TRACT AREA: 82.07 ACRES
 - DEED REFERENCE: S.C.R.D. 2397-234
 - OWNER OF RECORD: EDWARD J. & MARY A. KELLEY
96 SNELL ROAD
LEE, N.H. 03824
 - TYPE OF SURVEY: THIS IS A "U" CLASS SURVEY COMPLETED BY A RANDOM TRAVERSE HAVING A RELATIVE ERROR IN CLOSURE OF ONE PART IN 20,115 WITH A TOPCON GTS 304 TOTAL STATION, RANGER DATA COLLECTOR, AND WITH PRECISE GRADE GPS, AND TIED TO NH STATE PLANE COORDINATES WITH DPUS.
 - FIELD CREW: B. COTE III, L. SALISBURY, A. YORK, R. LAROCHE
 - FIELD BOOK: # 43
 - BEARING OBSERVATION: GRID NORTH
 - A PORTION OF THIS PROPERTY IS LOCATED IN A FLOOD HAZARDOUS ZONE PER FEMA / FIRM COMM-PNL 33017-C0315D EFF. 05/17/05.
 - BURIAL GROUNDS: AS SHOWN

LEGEND

- NRCS TRACT 6-2 CORNER NUMBER
- NRCS TRACT 6-1 CORNER NUMBER
- EASEMENT CORNER
- REBAR FOUND
- IRON PIPE FOUND
- STONEWALL
- CEMETERY
- DIMENSION LEADER
- TREE WITH WIRE
- FOUND BOUND
- BARBED WIRE FENCE

- REFERENCES**
- "SUBDIVISION OF LAND FOR EDWARD J. & MARY ALICE KELLEY - TAX MAP 5, LOT NO. 8-0 - SNELL ROAD & OLD MILL ROAD - LEE, STRAFFORD COUNTY, NEW HAMPSHIRE." BY: K E M LAND SURVEY, INC. DATED: MAY 2005 RECORDED AT THE S.C.R.D. AS PLAN 80-70
 - "LOT LINE ADJUSTMENT PLAN OF LAND FOR PETER T. AND JOAN K. HENRY - TAX MAP 5, LOT NO. 7-0 AND EDWARD J. & MARY ALICE KELLEY - TAX MAP 5, LOT NO. 8-0 - SNELL ROAD 7 OLD MILL ROAD - LEE, STRAFFORD COUNTY, NEW HAMPSHIRE." BY: K E M LAND SURVEY, INC. DATED: FEBRUARY, 2006 RECORDED AT THE S.C.R.D. AS PLAN 86-12
 - "OLD MILL ROAD RECONSTRUCTION - LEE, STRAFFORD COUNTY, NEW HAMPSHIRE, PREPARED FOR MARY A. & EDWARD J. KELLEY, CHENEY LEE PROPERTY LLC, M. JEROME CHASE JR. & SETH & PEARL PETERS." BY: ORVIS/DREW, LLC DATED: AUGUST 7, 2003
 - "PLAN OF LAND - WALTER W. CHENEY - LEE, N.H." BY: FREDERICK E. DREW ASSOCIATES DATED: JANUARY, 1981
 - "HIGHWAY PROJECT F012-2(3). SHEETS 39 & 40." DATED: 1961 AVAILABLE AT N.H. DEPT. OF TRANSPORTATION, DIVISION SIX OFFICE IN DURHAM.



TRACT 6-1 CORNER NUMBER DESCRIPTIONS

- CORNER 1 :** A FOUND HUB AND TACK IN A STUMP, WITNESSED BY A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 1-6-1 3-6-2 WIT" BEING N76°17'57"E, 2.40 FEET DISTANT.
- CORNER 2 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 2-6-1"
- CORNER 3 :** A POINT AT THE THREAD OF THE OYSTER RIVER, WITNESSED BY A 5/8" REBAR WITH AN ALUMINUM DISK STAMPED "LLS 652 2008 CRNR 3-6-1" BEING S52°08'14"E, 19.99 FEET DISTANT.
- CORNER 4 :** A POINT AT THE THREAD OF THE OYSTER RIVER, WITNESSED BY A 5/8" REBAR WITH AN ALUMINUM DISK STAMPED "LLS 652 2008 CRNR 4-6-1 WIT" BEING N82°37'59"W, 91.09 FEET DISTANT.
- CORNER 5 :** THE BASE OF A 2" DIAMETER IRON PIPE, 4' TALL.

- CORNER 6 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 12-911 6-6-1" BEING N71°57'16"W, 15.17' FROM A 1/2" BY 1" TALL REBAR, WITH ID CAP # 275 FOUND.
- CORNER 7 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 7-6-1" BEING S86°11'18"E, 3.94' FROM A 1/2" DIAMETER, BY 1" HIGH REBAR FOUND, WITH NO ID CAP.
- CORNER 8 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 8-6-1" IN THE LOCATION OF A BENT 1/2" REBAR WITH ID CAP LLS 275 FOUND.
- CORNER 9 :** A 5/8" REBAR WITH ALUMINUM DISK SET, STAMPED "LLS 652 2008 CRNR 9-6-1" IN THE LOCATION OF A BENT 1/2" REBAR FOUND WITH NO ID CAP.
- CORNER 10 :** A POINT AT THE THREAD OF THE OYSTER RIVER, WITNESSED BY A 5/8" REBAR WITH AN ALUMINUM DISK STAMPED "LLS 652 2008 CRNR 10-6-1 4-6-2 WIT" BEING S89°16'18"W, 20.58' FEET DISTANT.

Geometres Blue Hills, LLC

LAND SURVEYING
LAND USE CONSULTING
SEPTIC SYSTEM DESIGN
ENVIRONMENTAL CONSULTING

PO BOX 277
HORN TOWN ROAD
DURHAM, NH 03825-0277
603-859-2367

STAMP

NO. 652
RANDY R. ORVIS
SIGNATURE

STAMP

STAMP

REVISIONS

INIT.	DATE	DESCRIPTION

RESEARCH BY: RRO
FIELD WORK BY: BKC,LS
COMPUTATIONS BY: RRO,AFR
DRAWN BY: AFR
CHECKED BY: RRO
DATE: 4/28/08
SCALE: 1"=200'
FIELD BOOK: 43
DRAWING ID: 08-016-1
PUBLISH DATE: 4/30/08

UNITED STATES OF AMERICA
NATURAL RESOURCES CONSERVATION SERVICE
WETLANDS RESERVE PROGRAM
EDWARD & MARY KELLEY TRACT 6-1 & 6-2
LEE, STRAFFORD COUNTY NEW HAMPSHIRE
TAX MAP 5, LOT 8

SHEET

1 OF 1

PLAN NUMBER 1118
Geometres Blue Hills, LLC