

BERKSHIRE- WALPOLE LLC
 41 TAYLOR STREET 4TH FLOOR
 SPRINGFIELD, MA 01103
 TAX MAP # 12 LOT 55-2

SHIRLEY M. SABO
 66 UPPER WALPOLE ROAD
 WALPOLE, NH 03608
 TAX MAP #12 PARCEL #54

ALAN W. JOHNSON
LYNETTE M. JOHNSON
 136 UPPER WALPOLE RD.
 WALPOLE, NH 03608
 TAX MAP # 12 LOT 44
 BOOK 1559 PAGE 448

WALPOLE PROPERTIES LLC
D/B/A ONR PROPERTIES
 41 TAYLOR STREET
 SPRINGFIELD, MA 01103
 TAX MAP # 12 LOT 56
 BOOK 2183 PAGE 591

LOT #2
11.62 ACRES ±
400.20' FRONTAGE
 ZONED - RURAL-AGRICULTURAL

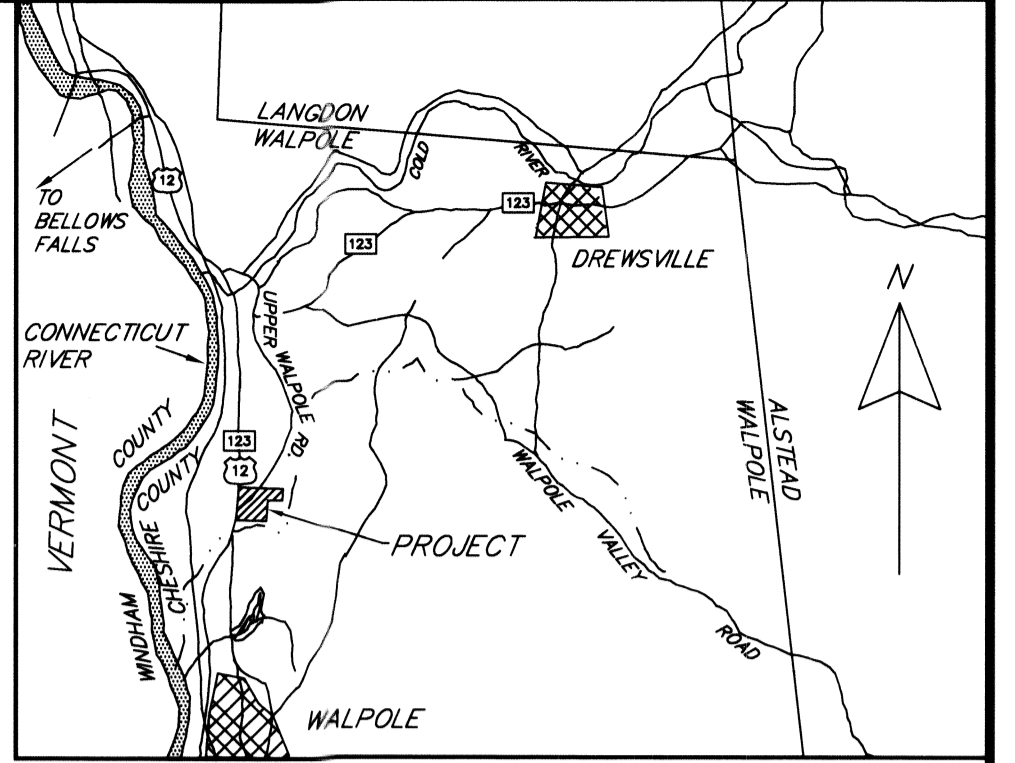
LOT #1
17.49 ACRES ±
NO FRONTAGE
 ZONED - RURAL-AGRICULTURAL
 PARCEL TO BE ANNEXED TO
 LANDS OF COLLEEN HUBBARD
 AND BECOME ONE CONTINUOUS
 LOT OF RECORD.

HUBBARD LLC
 P.O. BOX 415
 WALPOLE, NH 03608
 TAX MAP # 12 LOT 57
 BOOK 2222 PAGE 87

LOT #3
13.34 ACRES ±
237.97' FRONTAGE
 ZONED - RURAL-AGRICULTURAL

COLLEEN A. HUBBARD
 7 LEVI LANE
 WALPOLE, NH 03608
 TAX MAP # 12 LOT 58
 BOOK 1728 PAGE 0124

ANDREW J. BISSLAND
 4145 S. CHEROKEE STREET
 ENGLEWOOD, CO 80110
 TAX MAP #12 PARCEL #68



~ LEGEND ~

- PROPERTY LINE
- - - RIGHT OF WAY LINE
- ⊗ STONE PILE
- ⊠ CONCRETE BOUND FOUND
- IRON PIN FOUND
- ⊙ 5/8" DIA REBAR TO BE SET
- ⊗ BLAZED TREE
- STONE WALL
- BARBED WIRE FENCE
- STOCK FENCE
- CHAIN LINK FENCE
- UTILITY POLE
- BROOK
- ⊙ SEWER MANHOLE
- ⊙ DRAINAGE MANHOLE
- ⊠ CATCH BASIN
- BUILDING SETBACKS
- UGE — UGE — UGE — UNDERGROUND ELECTRIC CABLE
- S — S — S — SEWER LINE
- W — W — W — WATER LINE

~ NOTES ~

- METHOD OF SURVEY: LEICA TCR 705 TOTAL STATION.
- BEARINGS ARE REFERENCED TO A 2003 MAGNETIC OBSERVATION
- DIBERNARDO ASSOCIATES IS NOT RESPONSIBLE FOR PROPERTY DESCRIPTIONS PREPARED BY OTHER PERSONS FOR CONVEYANCE OF THE PROPERTY SHOWN HEREON.
- THIS PLAN WAS PREPARED FOR THE SOLE USE OF HUBBARD, LLC AND IS NOT INTENDED TO BE USED BY ANY OTHER INDIVIDUAL OR BUSINESS WITHOUT THE CONSENT OF HUBBARD, LLC AND DIBERNARDO ASSOCIATES, LLC.
- ALL UNDERGROUND UTILITIES ARE APPROXIMATE. LOCATIONS TAKEN FROM EXISTING GROUND STRUCTURES FOUND DURING THE COURSE OF THE SURVEY AND DESIGN PLANS. NO UNDERGROUND EXPLORATION WAS CONDUCTED AS PART OF THIS SURVEY. UNDERGROUND LINES ARE ASSUMED TO RUN IN A STRAIGHT LINE BETWEEN EXISTING STRUCTURES. CALL 1-800-DIG-SAFE BEFORE CONSTRUCTION.

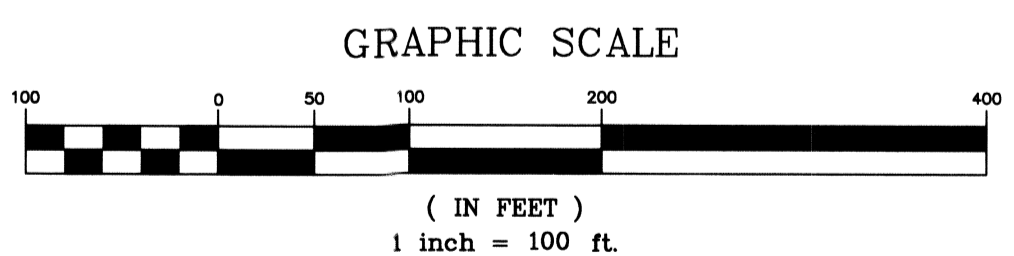
~ REFERENCE PLANS ~

- REFERENCE IS MADE TO THE FOLLOWING PLANS:
- PLAN ENTITLED "PLANS OF PROPOSED FEDERAL AID PRIMARY PROJECT F013--(15) MONADNOCK ROAD, TOWN OF WALPOLE, CHESHIRE COUNTY", DATE REVISED DECEMBER 27, 1960. NH PROJECT NO. P-3876-A, STATIONS 372 THROUGH 409.
 - PLAN ENTITLED "PROPERTIES OF HUBBARD FARMS, INC. WALPOLE, NH, HUNTINGTON FARM", DATED SEPTEMBER, 1967, REVISED OCTOBER, 1974, DRAWING NO. 1883-1-2, PREPARED BY HEMAN CHASE, SURVEYOR.
 - PLAN SHOWING SUBDIVISION OF PROPERTY OF HUBBARD, LLC ROUTE 12 & UPPER WALPOLE ROAD WALPOLE, NEW HAMPSHIRE, DATED NOVEMBER 10, 2003, DRAWING NO. 2585, PREPARED BY DIBERNARDO ASSOCIATES, LLC.

~ CERTIFICATION ~

THE SUBDIVISION REGULATIONS OF THE TOWN OF WALPOLE, NH, ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLETION OF ALL THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO, TOGETHER WITH THE FOLLOWING INFORMATION.

APPROVED BY THE WALPOLE PLANNING BOARD ON _____
 CERTIFIED BY CHAIRMAN _____
 AND SECRETARY _____



PLAN SHOWING SUBDIVISION OF PROPERTY OF

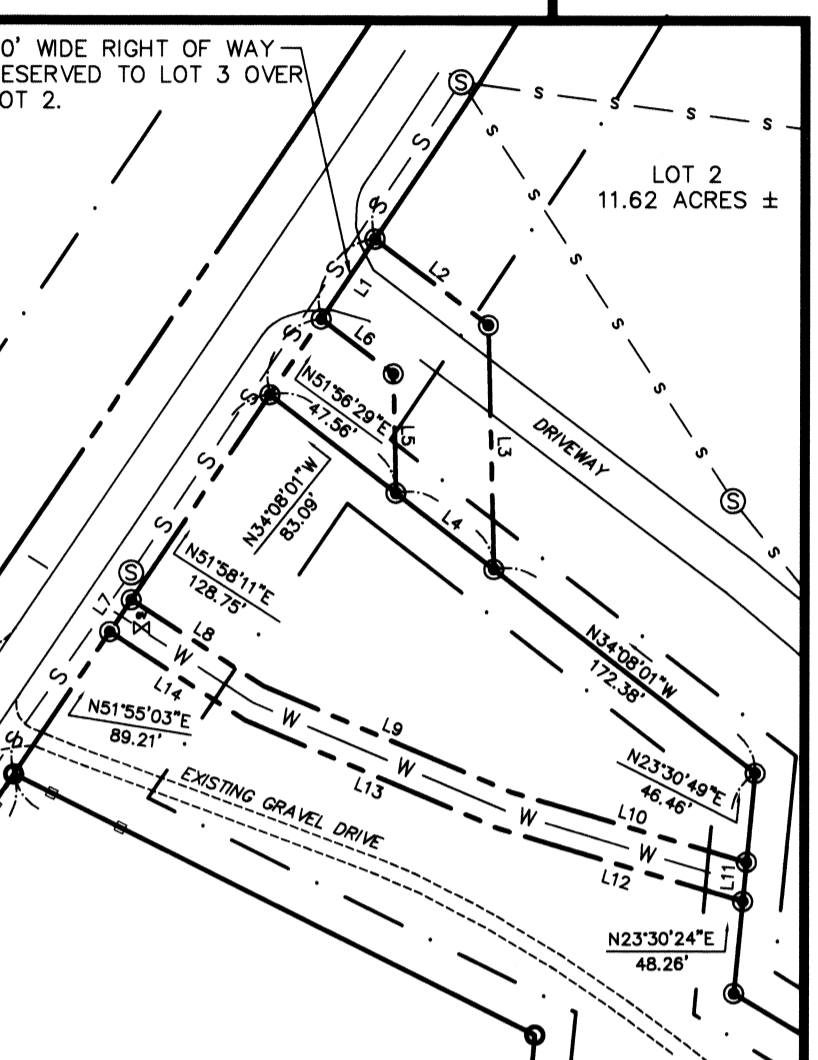
HUBBARD LLC
 P.O. BOX 415
 WALPOLE, NH 03608
 TM# 12-57-1

UPPER WALPOLE ROAD ~ CHESHIRE COUNTY ~ WALPOLE, NEW HAMPSHIRE

DIBERNARDO ASSOCIATES, LLC
 VT NH
 LICENSED LAND SURVEYORS

802-463-3031 440 ROCKINGHAM ROAD 603-358-5509
 P.O. BOX 52
 BELLOWS FALLS, VT 05601

DATE SEPTEMBER 18, 2009 SCALE 1" = 100'
 DRAWN BY JTW:JAD CK'D BY JAD
 SURVEYED BY SEE REFERENCE PLAN A
 DWG. NO. 2585-2



~ LINE TABLE ~

LINE	BEARING	DISTANCE
L1	N51°55'02"E	50.08
L2	S34°54'23"E	74.00
L3	S16°37'48"W	127.05
L4	N34°08'01"W	64.55
L5	N16°37'48"E	62.08
L6	N34°54'23"W	47.09
L7	N51°57'24"E	20.00
L8	S39°00'13"E	82.01
L9	S48°55'29"E	149.61
L10	S55°29'52"E	127.21
L11	N23°30'49"E	20.37
L12	N55°29'52"W	132.24
L13	N48°55'29"W	143.49
L14	N39°00'13"W	84.08