

Chalet Road Unmerge Chris Derrico

Parcel ID's	Address	Current Owner	Date of unmerge/ common owner Deed	size	Comment	Notes Area of Tax Card
254-011-000	35 Chalet Road	Derrico	2004 1707 406 2001 original deed with 3 lots	Info from David Andrade .68 acres	Was one lot owned by Derrico. In 2004 Owner checkerboarded	MAP CORRECTION-SB 3 LOTS - 254-11 IS .688 PER SUBDIV
254-012-000	Chalet Road	Thompson	2004	Owner transferred deeds to family member to create checkerboarding in 2004 2043 908	.711 acre	5-04- NO STAMPS ON DEED
254-013-000	Chalet Road	D'Errico	2004	.688 acres	3 lots unmerged all vacant	

Summary of conversation with David Andrade October 2008

Chris Derrico had 3 lots on a single deed that were merged on Chalet Drive. He went in to talk to David Andrade. He had a septic plan for a single merged lot. David told him if he wanted 3 lots he had to go to the assessor's office and get them unmerged. He did.



TOWN OF GILFORD

Recreation Center of New Hampshire

DEPARTMENT OF PLANNING & LAND USE

To: Will C.

From: Dave A. *DVA*

Re: Derrico Property at 25 Chalet Dr., Tax Map 254-011

In accordance with the most recent deed, the above listed property is actually three separate lots. The associated tax map numbers are as follows:

Lot 12 Tax Map 254-013 — # 25 Chalet Drive

Lot 14 Tax Map 254-012 — # 29 Chalet Drive

Lot 15 Tax map 254-011 — # 35 Chalet Drive

You may want to provide the mapper with corrected area computations for each lot, as well.

CC: John Ayer, Director of Planning
file

RECEIVED

JUL 22 2004

Dept. of Planning and Land Use
Town of Gilford

BUILDING • CONSERVATION • HEALTH • HISTORIC PRESERVATION • PLANNING • ZONING

47 CHERRY VALLEY ROAD • GILFORD, NH 03249 • PHONE: (603) 527-4727 • FAX: (603) 527-4731

EFFECTIVE DATE OF VALUE: April 1, 2001

RESIDENTIAL PROPERTY RECORD CARD

GILFORD, NEW HAMPSHIRE

EFFECTIVE DATE OF VALUE: April 1, 2001

CARD #: 1 OF 1

MA 01890

NBHD ID: 103.00

- ASSESSMENT INFORMATION -

MA 01890

	PRIOR	CURRENT
1. <i>Age</i>	20-29	30-39
2. <i>Gender</i>	Male	Female
3. <i>Marital status</i>	Married	Single
4. <i>Education</i>	High school	College
5. <i>Income</i>	\$10,000-\$19,999	\$20,000-\$29,999
6. <i>Health status</i>	Good	Fair
7. <i>Exercise</i>	Regular	Irregular
8. <i>Stress</i>	Low	High
9. <i>Family size</i>	1-2	3-4
10. <i>Work hours</i>	40-49	50-59
11. <i>Travel</i>	Domestic	International
12. <i>Religion</i>	Protestant	Catholic
13. <i>Political affiliation</i>	Democrat	Republican
14. <i>Occupation</i>	Service	Professional
15. <i>Home ownership</i>	Rent	Own
16. <i>Vehicle ownership</i>	None	One or more
17. <i>Insurance</i>	Life	Health
18. <i>Substance use</i>	Alcohol	Drugs
19. <i>Legal issues</i>	None	One or more
20. <i>Other factors</i>	None	One or more

CURRENT

DEED DATE: 20011210

- DATA COLLECTION INFORMATION -

DEED DATE: 20011210

2000

20,000
F

2000

COMPUTATIONS

Send info to
Mapper to correct maps
(I think planning does this in
Gelfond. ngr)

2/28/02
1. 92 years to
2. 2096
3. 2096
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RESIDENTIAL PROPERTY RECORD CARD

GILFORD, NEW HAMPSHIRE

EFFECTIVE DATE OF VALUE: April 1, 2005

00025 CHALET DR MAP/LOT: 254-013-000 ZONING: LR LIVING UNITS: CLASS: RV-130 CARD #: 1 OF 1

CURRENT OWNER/ADDRESS

D'ERRICO, CHRIS
968 MAIN ST
WINCHESTER NH 01890

LAND DATA:

TYPE	SIZE	INFLUENCE FACTORS	%	LAND VALUE
PRIMARY	0.688	TOPOGRAPHY	-25	42,070
TOTAL ACREAGE:	0.688	TOTAL LAND VALUE:		42,100

NRHD ID: 103.00

- ASSESSMENT INFORMATION -
PRIOR CURRENT

LAND BUILDING TOTAL
42,100 42,100
42,100 42,100

- DATA COLLECTION INFORMATION -
20020125 MM UNIMPROVED ENTRY + SIGN

Sale into not verified by assessor's office

SALES DATA:

Date Type Price Valid Date # Amount Purpose

PERMIT DATA:

DWELLING DATA:

Style: Story Ht.
Attic:
Walls:
Bedrooms:
Total Rooms:
Full Baths:
Half Baths:
Add'l fixtures:
Total fixtures:
Basement: NONE
Fin Bsm't. Living Area:
Basement Rec Room Area:
Heating System:
Heating Type:
Total Fireplace:
Basement Garage (# cars):
Ground Flr Area:
Total Living Area:
Quality Grade:
Condition:
Marketability:
Year Built:
Eff. Year Built:
Unfin. Area:

NONE

COST APPROACH COMPUTATIONS

Base Price
Plumbing
Additions
Unfin. Area
Basement
Attic
Heat/AC Adj.
FRLA
Rec Rm
Fireplace
Bsm't. Gar.
SUBTOTAL
Grade Factor
C & D factor
TOTAL RCN
% Good
Market Adj.
TOTAL RCMLD

OUTBUILDING DATA

Type Qty Year Size1 sized Grd Cond Value

Outbuilding Total

VALUE FLAG: 5

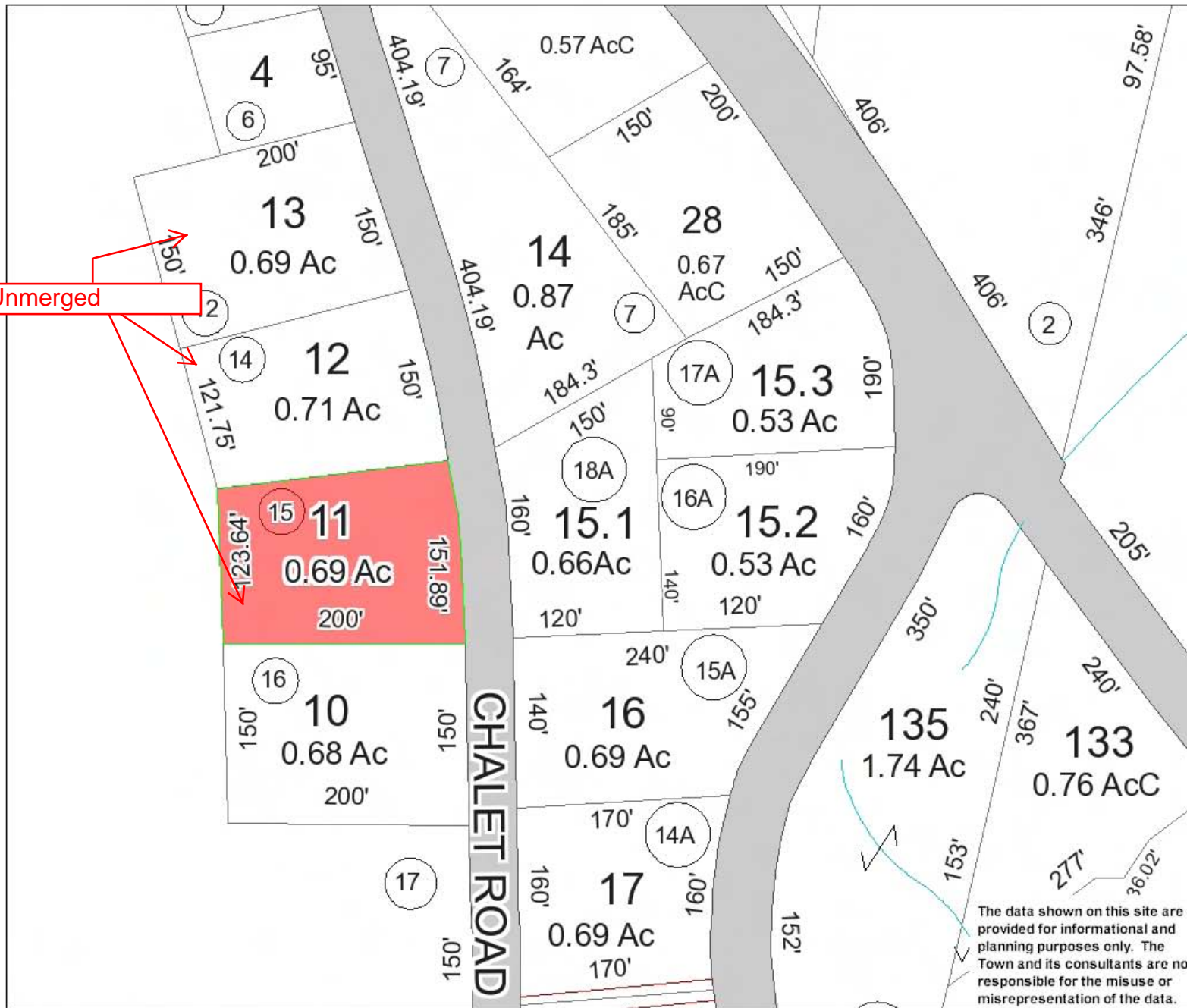
NOTES:

11/10/03
MARRIAGE -
we copy this as 4 separate, around
lot (enclosed)
1) breaks see over to view this
lot 5
2) is there is a brook, (pigeon) then
send to margins (not shown on our map)
3) back to me so I can get back to
me 0'200000
Marr



- Abutting Towns
- Buildings
- Water Bodies
 - Rivers & Streams
 - Open Water
- Misc Parcel Lines
 - Bridge
 - Cemetery
 - Easement
 - Hooks
 - Right-Of-Way
 - Private Road ROW
 - Utility
 - Wetland
- Parcels
 - Common
 - Property Line
 - Private Road
 - Road
 - Dashed Road
 - Road ROWs

Unmerged



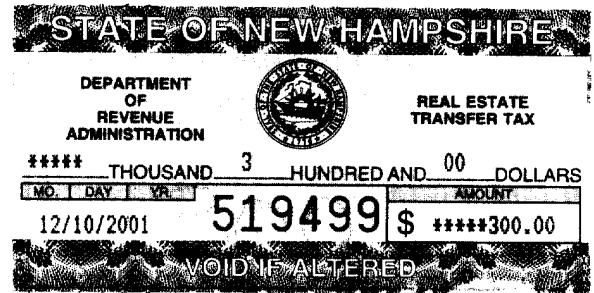
Single merged lot

54-9.1
18.8 Ac.

LB



119348



WARRANTY DEED

JAMES L. SWANTON and JANET SWANTON, husband and wife, both of 24 Cedar Street, Somerville, County of Middlesex, Commonwealth of Massachusetts, 02144, for consideration paid, grant to **CHRIS D'ERRICO**, of 968 Main Street, Winchester, County of Middlesex, Commonwealth of Massachusetts, 01890, with **WARRANTY COVENANTS**:

Three certain tracts or parcels of land situated in Gilford, County of Belknap, State of New Hampshire, being Lots 12, 14 and 15 all as shown on plan entitled, "Plan of Chalet Village of Belknap Mtn., Inc. and adjoining Lots, Gilford, New Hampshire, December 1969, Scale: 1" = 100'," prepared by Harold E. Johnson, approved by the Gilford Planning Board on September 21, 1970, and recorded in Plan Book 28, Pages 2188-89, Belknap County Registry of Deeds, more particularly bounded and described as follows:

Lot 12:

Beginning at a point on the westerly sideline of Chalet Road, so-called, at the boundary line between Lot #11 as shown on said plan and the lot herein conveyed; thence running South 88° 24' 30" West along said Lot #11 and area designated as "Green Space" on said plan, a distance of two hundred feet (200') to a point; thence turning to the left and running South 1° 35' 30" East along said "Green Space" a distance of one hundred fifty feet (150') to a point at the boundary of Lot #14 as shown on said plan; thence turning to the left and running North 88° 24' 30" East along said Lot #14 a distance of two hundred feet (200') to a point at the westerly boundary of said Chalet Road; thence turning to the left and running North 1° 35' 30" West along said Chalet Road a distance of one hundred fifty feet (150') to a point at the boundary of said Lot #11, being the point of beginning.

Lot 14:

Beginning at a point on the westerly sideline of Chalet Road, so-called, at the boundary line between Lot #15 as shown on said plan and the lot herein conveyed; thence

BR 1707 PG 406

running North 1° 35' 30" West along said Chalet Road a distance of one hundred fifty feet (150') to a point at the boundary line of Lot #12 as shown on said plan; thence turning to the left and running South 88° 24' 30" West along said Lot #12 a distance of two hundred feet (200') to a point at boundary of other land and conveyed or to be conveyed to the said Raymond M. Robichaud and designated as "Chalet Village of Belknap Mtn., Inc. Land" on said plan; thence turning to the left and running South 1° 35' 30" East along said other land a distance of one hundred twenty-one and seventy-five hundredths feet (121.75') to a point at the boundary line of said Lot #15; thence turning to the left and running South 83° 28' 15" East along said Lot #15 a distance of two hundred two and two hundredths feet (202.02') to a point at the westerly boundary of said Chalet Road, and being the point of beginning.

Lot 15:

Beginning at a point on the westerly sideline of Chalet Road, so-called, at the boundary line between Lot #16 as shown on said plan and the lot herein conveyed; thence running North 14° 39' East along said Chalet Road a distance of one hundred fifty-one and eighty-nine hundredths feet (151.89') to a point at the boundary line of Lot #14 as shown on said plan; thence turning to the left and running North 83° 28' 15" West along said Lot #14 a distance of two hundred two and two hundredths feet (202.02') to a point at boundary of other land conveyed or to be conveyed to the said grantee and designated as "Chalet Village of Belknap Mtn., Inc. Land" on said plan; thence turning to the left and running South 14° 39' West along said other land a distance of one hundred twenty-three and sixty-four hundredths feet (123.64') to a point at the boundary line of said Lot #16; thence turning to the left and running South 75° 21' East along said Lot #16 a distance of two hundred feet (200') to a point at the westerly boundary of said Chalet Road, and being the point of beginning.

This conveyance is made subject to the following conditions and restrictions which are to be binding on said grantee, their heirs, administrators and assigns.

1. Each lot laid out in the above mentioned plan shall be used for residential purposes only, and no portion of the land and buildings placed thereon shall be used in the exercise of any trade, business or profession whatsoever.
2. The disposal of all sewage on each lot shall be accomplished by means of septic tanks of a standard type properly determined for their per capita demand and the determination for their location shall be made in accordance with the State laws and local ordinances and the feeders shall be laid from the effluent chambers in sufficient lengths to drain properly the tank capacity. No chemical closets shall be used. No garbage or other waste material shall be thrown onto the land.

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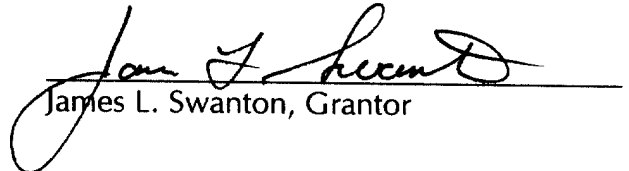
3. No trailers or other mobile homes shall be installed or stored on said lot.
4. Said grantees, their heirs, administrators and assigns shall have the right to restrain through Court proceedings any infraction or threatened infraction of any of the above restrictions and shall at their option have the right to recover damages through Court proceedings for any such infraction.
5. Invalidation of any of these restrictions by Judgment or Court Order shall not affect any of the other restrictions which shall remain in full force and effect.

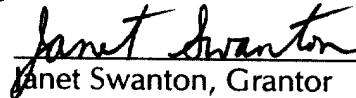
Meaning and intending to describe and convey the same premises conveyed to the Grantors herein, by Warranty Deed of James L. Swanton and Helen T. Swanton, dated August 17, 1989, recorded in Book 1107, Page 252, Belknap County Registry of Deeds. The delivery and recording of this deed shall constitute a waiver by James L. Swanton of any right of refusal or other rights reserved in the foregoing deed. Helen T. Swanton is deceased. James L. Swanton is her son and only heir.

The Grantors herein release all rights of homestead in the within conveyed premises.

Real property taxes assessed by the Town of Gilford for the tax year commencing April 1, 2001, shall be prorated between the parties as of the date of recording this Deed.

This Warranty Deed is signed this 25th day of October, 2001.


James L. Swanton, Grantor


Janet Swanton, Grantor

BK 1707 PG 0408

STATE OR COMMONWEALTH OF
COUNTY OF

New Hampshire
Belknap

On this 20th day of October, 2001, before me, the undersigned officer, personally appeared **James L. Swanton and Janet Swanton**, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.



Marci L. DeCarli
Notary Public ~~Justice of the Peace~~
My Commission Expires: _____

RECEIVED

2001 DEC 10 PM 12:44
Rachel M. Hammond
REGISTRY OF DEEDS
BELKNAP COUNTY
Registrar

BK1707PG0409

RECEIVED

2004 MAY 25 AM 11:31
Rachel M. Normandin
REGISTRY OF DEEDS
BELKNAP COUNTY
Registrar

410047

WARRANTY DEED

Chris D'Errico, of 3 Valley Drive, Gilford, New Hampshire, for consideration paid, grants to **Linda Thompson** of 3 Valley Drive, Gilford, New Hampshire 03249 with WARRANTY COVENANTS:

A certain tract or parcel of land situated in Gilford, County of Belknap, State of New Hampshire, being Lot 14 as shown on plan entitled, "Plan of Chalet Village of Belknap Mtn., Inc. and adjoining Lots, Gilford, New Hampshire, December 1969, Scale: 1" = 100'," prepared by Harold E. Johnson, approved by the Gilford Planning Board on September 21, 1970, and recorded in Plan Book 28, Pages 2188-89, Belknap County Registry of Deeds, more particularly bounded and described as follows:

Beginning at a point on the westerly sideline of Chalet Road, so-called, at the boundary line between Lot #15 as shown on said plan and the lot herein conveyed; thence running North 1° 35' 30" West along said Chalet Road a distance of one hundred fifty feet (150') to a point at the boundary line of Lot #12 as shown on said plan; thence turning to the left and running South 88° 24' 30" West along said Lot #12 a distance of two hundred feet (200') to a point at boundary of other land and conveyed or to be conveyed to the said Raymond M. Robichaud and designated as "Chalet Village of Belknap Mtn., Inc. Land" on said plan; thence turning to the left and running South 1° 35' 30" East along said other land a distance of one hundred twenty-one and seventy-five hundredths feet (121.75') to a point at the boundary line of said Lot #15; thence turning to the left and running South 83° 28' 15" East along said Lot #15 a distance of two hundred two and two hundredths feet (202.02') to a point at the westerly boundary of said Chalet Road, and being the point of beginning.

This property is benefited by and given the right to use a certain driveway providing vehicular and pedestrian access to Chalet Road across other land of Chris D'Errico. This property is also burdened by rights of owners of adjacent lots to use the said driveway for similar rights of access.

This is not homestead.

This is a non-contractual transfer pursuant to NHRSA 78-B:2 (IX).

BK2043PG0908

This conveyance is made subject to the following conditions and restrictions which are to be binding on said grantee, her heirs, administrators and assigns.

1. Each lot laid out in the above mentioned plan shall be used for residential purposes only, and no portion of the land and buildings placed thereon shall ~ be used in the exercise of any trade, business or profession whatsoever.
2. The disposal of all sewage on each lot shall be accomplished by means of septic tanks of a standard type properly determined for their per capita demand and the determination for their location shall be made in accordance with the State laws and local ordinances and the feeders shall be laid from the effluent chambers in sufficient lengths to drain properly the tank capacity. No chemical closets shall be used. No garbage or other waste material shall be thrown onto the land.
3. No trailers or other mobile homes shall be installed or stored on said lot.
4. Said Grantee, her heirs, administrators and assigns shall have the right to restrain through Court proceedings any infraction or threatened infraction of any of the above restrictions and shall have at their option the right to recover damages through Court proceedings for any such infraction of any of the above restrictions.
5. Invalidation of any of these restrictions by Judgment or Court Order shall not affect any of the other restrictions which shall remain in full force and effect.

Meaning and intending to describe and convey a portion of those premises deeded to the within grantor by deed of the Swantons dated October 25, 2001, and recorded at Book 1707, Page 408.

Witness my hand this ^{25th} ~~21st~~ day of May, 2004.


Chris D'Errico

BK2043PG0909

State of New Hampshire
County of Belknap

25th CO
On this the 21st day of May, 2004, personally appeared Chris D'Errico and
acknowledged that he executed the above for the purposes contained therein.

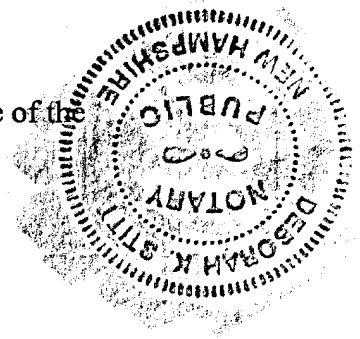
Before me,

Deborah K Stitt

Peace

Deborah K. Stitt
NOTARY PUBLIC
New Hampshire
My Commission Expires 3/24/09

Notary Public/Justice of the Peace



BK2043PG0910