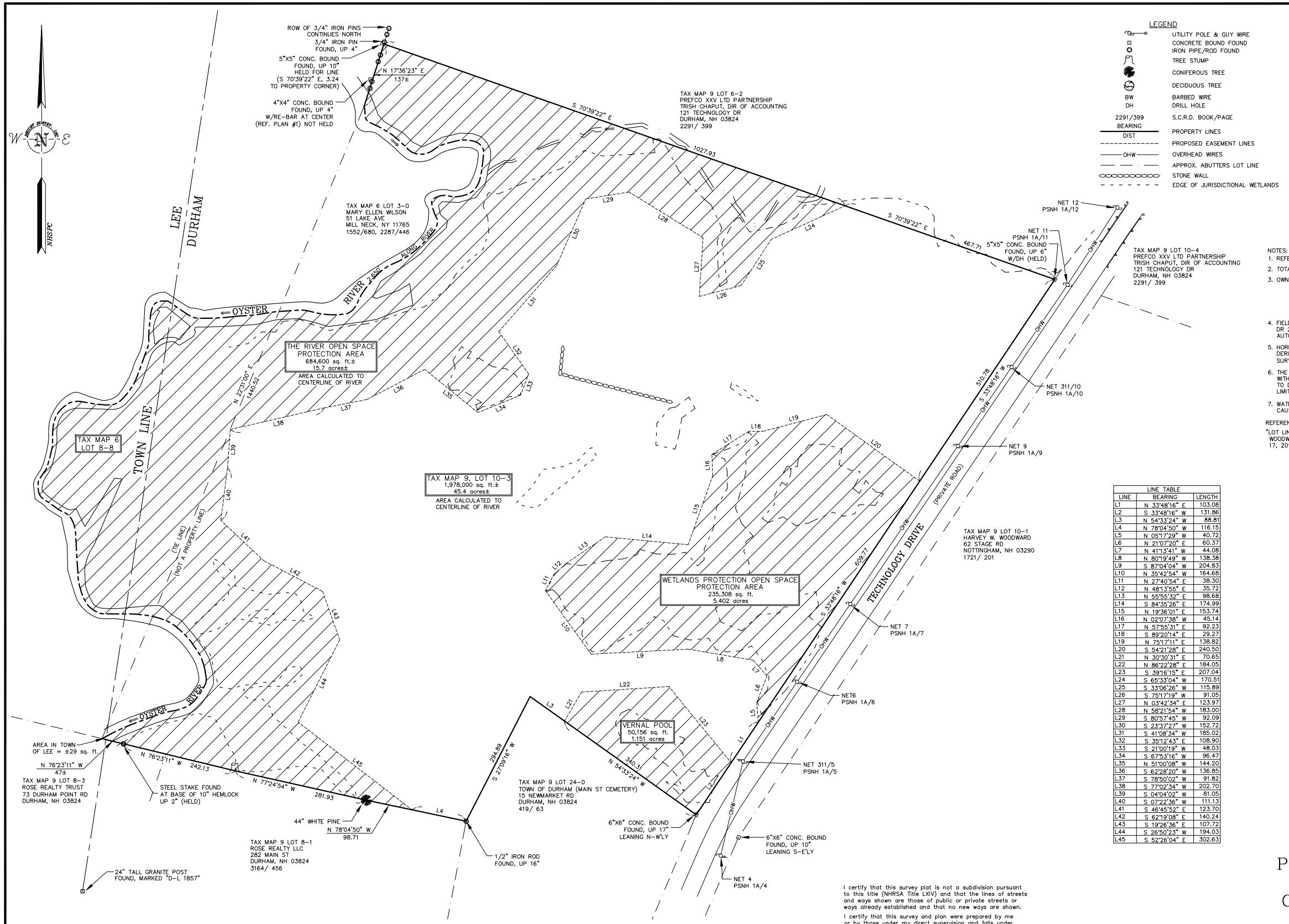

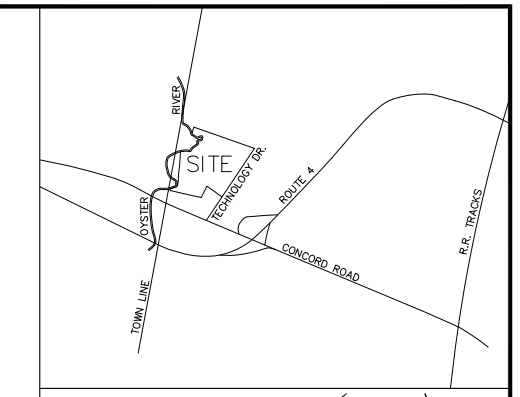

Location Map (n.t.s.)

LEGEND

- UTILITY POLE & GUY WIRE
- CONCRETE BOUND FOUND
- IRON PIPE/ROD FOUND
- TREE STUMP
- CONIFEROUS TREE
- DECIDUOUS TREE
- BW — BARBED WIRE
- DH — DRILL HOLE
- 2291/399 — S.C.R.D. BOOK/PAGE
- BEARING / DIST — PROPERTY LINES
- PROPOSED EASEMENT LINES
- OHW — OVERHEAD WIRES
- APPROX. ABUTTERS LOT LINE
- STONE WALL
- EDGE OF JURISDICTIONAL WETLANDS

NOTES:

1. REFERENCE: TAX MAP 9, LOT 10-3
2. TOTAL PARCEL AREA: 1,978,000 SQ. OR 45.4 AC.
3. OWNER OF RECORD:
   CDC NEW HAMPSHIRE LLC
   P.O. BOX 530292
   BIRMINGHAM, AL 35253
   S.C.R.D. BOOK 3940, PAGE 864
   S.C.R.D. BOOK 3940, PAGE 861
4. FIELD SURVEY PERFORMED BY J.F.K. & R.K.M. ON 04/10 USING A TRIMBLE 5603 DR 200 PLUS TOTAL STATION WITH A RANGER TDS DATA COLLECTOR AND A SOKKIA B21 AUTO LEVEL. TRAVERSE ADJUSTMENT BASED ON LEAST SQUARE ANALYSIS.
5. HORIZONTAL DATUM BASED ON NAD83(CORS96) NEW HAMPSHIRE STATE PLANE 2800 DERIVED FROM STATIC GPS OBSERVATIONS PROCESSED BY THE NATIONAL GEODETIC SURVEY ON-LINE POSITIONING USER SERVICE (OPUS).
6. THE INTENT OF THIS PLAN IS TO SHOW THE LOCATION OF BOUNDARIES IN ACCORDANCE WITH AND IN RELATION TO THE CURRENT LEGAL DESCRIPTION, AND IS NOT AN ATTEMPT TO DEFINE UNWRITTEN RIGHTS, DETERMINE THE EXTENT OF OWNERSHIP, OR DEFINE THE LIMITS OF TITLE.
7. WATER BOUNDARIES ARE DYNAMIC IN NATURE AND ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES SUCH AS EROSION OR ACCRETION.

REFERENCE PLANS:

"LOT LINE REVISION PLAN FOR CAPSTONE COMPANIES LAND OF WILLIAM S. & EDNA H. WOODWARD & JOHN B. & CANDICE L. SHEA", BY DOUCET SURVEY, INC., DATED MAY 17, 2011.

LINE TABLE

LINE	BEARING	LENGTH
L1	N 33°48'16" E	103.08
L2	S 33°48'16" W	131.86
L3	N 54°33'24" W	88.81
L4	N 78°04'50" W	116.15
L5	N 05°17'29" W	40.72
L6	N 21°07'20" E	60.37
L7	N 41°13'41" W	44.08
L8	N 80°19'49" W	138.38
L9	S 87°04'04" W	204.83
L10	N 35°42'54" W	164.68
L11	N 27°40'54" E	38.30
L12	N 48°13'55" E	35.72
L13	N 55°55'32" E	98.68
L14	S 84°35'26" E	174.99
L15	N 19°36'01" E	153.74
L16	N 02°07'38" W	45.14
L17	N 57°55'31" E	92.23
L18	S 89°20'14" E	29.27
L19	N 75°17'11" E	138.82
L20	S 54°21'28" E	240.50
L21	N 30°30'31" E	70.65
L22	N 86°22'28" E	184.05
L23	S 39°16'15" E	207.04
L24	S 65°33'04" W	170.51
L25	S 33°06'26" W	115.89
L26	S 75°17'19" W	91.05
L27	N 03°42'34" E	123.97
L28	N 58°21'54" W	183.00
L29	S 80°57'45" W	92.09
L30	S 23°27'27" W	152.72
L31	S 41°08'34" W	185.02
L32	S 35°12'43" E	108.90
L33	S 21°00'19" W	48.03
L34	S 67°53'16" W	96.47
L35	N 51°00'08" W	144.20
L36	S 62°28'20" W	136.85
L37	S 78°50'02" W	91.82
L38	S 77°02'34" W	202.70
L39	S 04°04'02" W	81.05
L40	S 07°22'36" W	111.13
L41	S 46°45'52" E	123.70
L42	S 62°19'08" E	140.24
L43	S 19°26'36" E	107.72
L44	S 28°50'23" W	194.03
L45	S 52°26'04" E	302.63

ADDITIONAL ABUTTERS

TAX MAP 9 LOT 10-2
WILLIAM S. WOODWARD REV TRUST
EDNA F. WOODWARD REV TURST
254 MAIN ST
DURHAM, NH 03824
2938/ 501

TAX MAP 9 LOT 9-0
HARVEY W. WOODWARD & LAURIE D. LEGARD
62 STAGE RD
NOTTINGHAM, NH 03290
3787/ 258

TAX MAP 9 LOT 25-0
STATE OF NEW HAMPSHIRE (CONCORD T/P)
P.O.BOX 740
DURHAM, NH 03824

TAX MAP 9 LOT 7-0
LEE TAX MAP 6 LOT 10-1
GEOFFREY N. CLARK
31 DURHAM POINT ROAD
DURHAM, NH 03824
3179/ 97

TAX MAP 9 LOT 8-2
RIVER'S EDGE APARTMENTS LLC
277 MAIN STREET
DURHAM, NH 03824
3582/264

TAX MAP 6 LOT 11-0
PREFCO XXV LIMITED PARTNERSHIP
C/O GOSS INERNAT'L AMERICAS, INC
ATTN: TAX DEPT.
121 TECHNOLOGY DR
DURHAM, NH 03824
2291/ 399

TAX MAP 6 LOT 10-0
ROSE REALTY LLC
282 MAIN STREET
DURHAM, NH 03824
3164/ 456

TAX MAP 6 LOT 8-4
JOYCE TERRIO
15 OLD CONCORD TURNPIKE
LEE, NH 03861

I certify that this survey plat is not a subdivision pursuant to this title (NHRSA Title LXV) 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.

I certify that this survey and plan were prepared by me or by those under my direct supervision and falls under the Urban Survey Classification of the NH Code of Administrative Rules of the Board of Licensure for Land Surveyors. I certify that this survey was made on the ground and is correct to the best of my knowledge and belief. Random traverse survey by Total Station, with a precision greater than 1:15,000.

_____ L.L.S. #824

_____ DATE

The certifications shown hereon are intended to meet registry of deed requirements and are not a certification to title or ownership of property shown. Owners of adjoining properties are according to current town assessors records.

NO.	DATE	DESCRIPTION	BY
2	6/13/12	UPDATED OWNER OF RECORD	J.A.G.
1	4/27/12	ADD APPROX. RIVER LENGTH	W.J.D.

NOTE:
ALL ELECTRIC, GAS, TEL. WATER, SEWER AND DRAIN SERVICES ARE SHOWN IN SCHEMATIC FASHION, THEIR LOCATIONS ARE NOT PRECISE OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN ON THIS SITE USING THIS PLAN TO LOCATE THE ABOVE SERVICES. CONSULT WITH THE PROPER AUTHORITIES CONCERNED WITH THE SUBJECT SERVICE LOCATIONS FOR INFORMATION REGARDING SUCH. CALL DIG-SAFE AT 1-888-DIG-SAFE.

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

PROPOSED EASEMENT PLAN
FOR
CDC NEW HAMPSHIRE, LLC
(DURHAM TAX MAP 9, LOT 10-3)
(LEE TAX MAP 6, LOT 8-8)
TECHNOLOGY DRIVE
DURHAM & LEE, NEW HAMPSHIRE

DRAWN BY:	M.W.F.	DATE:	MAY 24, 2011
CHECKED BY:	W.J.D.	DRAWING NO.:	2957D
JOB NO.:	2957	SHEET	1 OF 1

DOUCET SURVEY INC
Serving Your Professional Surveying & Mapping Needs
102 Kent Place, Newmarket, NH 03857
(603) 659-6560 www.doucetsurvey.com

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