

## **Lot Line Adjustment, Easement and Deed**

### **Restriction Release Agreement**

This agreement is made by and between **The University of New Hampshire**, a public body corporate and politic, organized and existing under the laws of the State of New Hampshire, with an address of 5 Chenell Drive Suite 301, Concord, New Hampshire 03301, (“**UNH**”) and **Lori Lamb** and **Stephen Lamb**, wife and husband, both of 64 Bennett Road, Durham, New Hampshire 03824, (individually and/or collectively “**Lamb**”).

### **Explanatory Statement**

The parties are abutting property owners who wish to adjust their common property line, provide for common access easements, and confirm the release of certain deed restrictions imposed by UNH at the time of UNH’s October 20, 2006 conveyance of the Lambs’ property to them.

Reference is made to a certain Plan entitled “Lot Line Adjustment Plan for the University of New Hampshire, 86 Bennett Road-Tax Map 14 Lot 34-0 and Stephen & Lori Lamb, 90 Bennett Road-Tax Map 14 Lot 34-1, Durham, New Hampshire dated February 3, 2014, Revised July 23, 2016, Drawn by Joseph M. Wichert LLS, Inc.”, (the “**Plan**”) to be submitted to the Durham Planning Board for approval and then recorded at the Strafford County Registry of Deeds. UNH’s property is shown as Tax Map 14 Lot 34 on the Plan. Lamb’s property is shown (as presently existing, and to be enlarged pursuant to this Agreement), as Tax Map 14, Lot 34-1 on the Plan. The Plan, and Exhibits A, B and C attached (referenced below) are made a part of this agreement.

In consideration of the parties’ mutual promises to each other, they hereby agree as follows:

1. UNH shall cooperate with and authorize Lamb to present the Plan to the Durham Planning Board for Lot Line Adjustment/Subdivision Approval, at Lamb’s cost.
2. Following Planning Board approval, by Deed substantially in the form of Exhibit A attached, UNH agrees to convey Parcel A and Parcel B to Lamb to enlarge Lamb’s present property, and to convey to Lamb and reserve to itself (UNH) appurtenant Common Access Easements for the common benefit of Lamb and UNH, and their respective Successors in Title

over the parcel shown on the Plan labeled "Proposed Common Access Easement", as further described in Exhibit A.

3. For the reasons confirmed by UNH's April 28, 2016 letter to Lamb attached as Exhibit B, UNH agrees to confirm the release of the deed restrictions described in Exhibit B by granting to Lamb a deed for recording at the Registry of Deeds in substantially the form of Exhibit C attached.

4. UNH agrees to provide Lamb with appropriate documented authority of its authorization to enter into this Agreement, to present the Plan to the Durham Planning Board for approval, and to sign and grant deeds to Lamb in substantially the form of Exhibits A and C.

5. Contingent upon the Durham Planning Board approval, upon delivery by UNH to Lamb of signed Deeds substantially in the form of Exhibits A and C, together with related New Hampshire Department of Revenue Administration CD 57 form and the authority documentation referenced in paragraph 4 above, Lamb shall pay UNH the sum of One Thousand One Hundred Eighty Dollars (\$1,180.00). Lamb shall pay all recording fees and transfer taxes associated with recording both Deeds.

6. This agreement shall be governed by the Laws of New Hampshire and shall be binding upon both the heirs and assigns and successors in title of the parties.

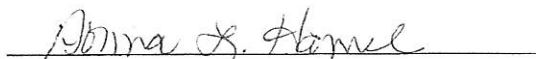
Executed this 13th day of October 2016.

  
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Witness

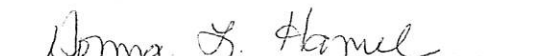
The University of New Hampshire


  
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By: Catherine Provencher, CPA, Vice

Chancellor for Financial Affairs and  
Treasurer, duly authorized.

  
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Witness

  
\_\_\_\_\_  
Lori Lamb

  
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Witness

  
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Stephen Lamb