

## **APPENDIX A**

### **Property Ownership and Deed Information**

2001

4119402

2004 DEC 28 AM 8:22

FEES:	10.37
SURCHARGE:	2-
CASH:	0

#540  
Hillsborough  
Town Offices

NOTS

# Know all Men by these Presents

That I, Deborah J. McDonald, collector of taxes for the Town of Hillsborough, in the County of Hillsborough and State of New Hampshire, for the year 2001 by the authority in me vested by the laws of the state, and in consideration of an \$10,823.76 to me paid by the Town of Hillsborough, do hereby sell and convey to the said Town of Hillsborough, the said:


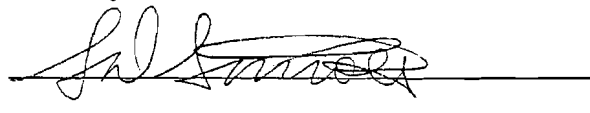
LAND AND BUILDING 25 W. MILL STREET MAP 025 LOT 028

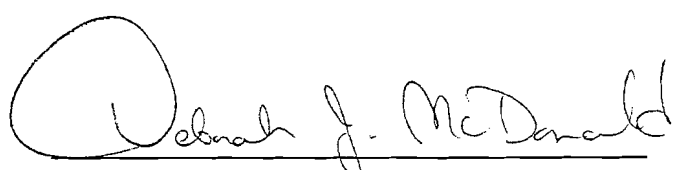
Taxed by the Selectmen Assessors in 2001 to LEON E. GRIFFIN III

To have and to hold the said premises with the appurtenances to the Town of Hillsborough, forever. And I do hereby covenant with said Town of Hillsborough, that in making this conveyance I have in all things complied with the law, and that I have a good right, so far as the right may depend upon the regularity of my own proceedings, to sell and convey the same in the manner aforesaid.

In witness whereof I have hereunto set my hand and seal the ~~XIX~~ day of ~~NOVEMBER~~ 2004.  
22nd DECEMBER

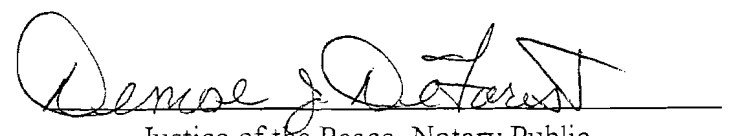
Signed, sealed and delivered in the presence of:

  
Deborah J. McDonald, Collector

State of New Hampshire, Hillsborough ss. December 22, 2004

Personally appearing Deborah J. McDonald above named, and acknowledged for foregoing instrument to be his voluntary act and deed. Before me:

  
Justice of the Peace, Notary Public

BK7383PG1544

4119403

2004 DEC 28 AM 8:22

FEES:	10.37
SURCHARGE:	2-
CASH:	0

540  
Hillsborough  
Town Office

# Know all Men by these Presents

That I, Deborah J. McDonald, collector of taxes for the Town of Hillsborough, in the County of Hillsborough and State of New Hampshire, for the year 2001 by the authority in me vested by the laws of the state, and in consideration of an \$3,947.84 to me paid by the Town of Hillsborough, do hereby sell and convey to the said Town of Hillsborough, the said:

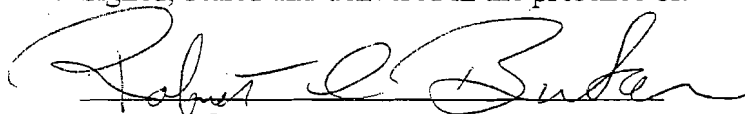
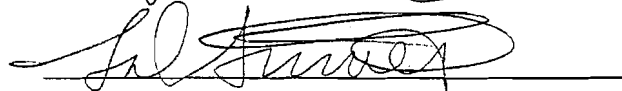
LAND AND BUILDING 23 W. MILL STREET MAP 025 LOT 029


Taxed by the Selectmen Assessors in 2001 to LEON E. GRIFFIN III

To have and to hold the said premises with the appurtenances to the Town of Hillsborough, forever. And I do hereby covenant with said Town of Hillsborough, that in making this conveyance I have in all things complied with the law, and that I have a good right, so far as the right may depend upon the regularity of my own proceedings, to sell and convey the same in the manner aforesaid.

In witness whereof I have hereunto set my hand and seal the ~~10TH~~ day of ~~NOVEMBER~~ 2004.  
22nd DECEMBER

Signed, sealed and delivered in the presence of:

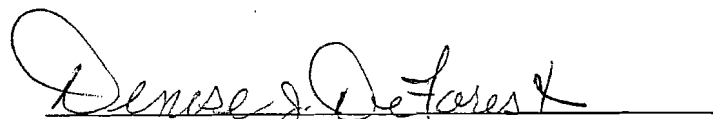
  


  
Deborah J. McDonald, Collector

State of New Hampshire, Hillsborough ss.

December 22, 2004

Personally appearing Deborah J. McDonald above named, and acknowledged for foregoing instrument to be his voluntary act and deed. Before me:

  
Justice of the Peace, Notary Public

BK 7383PG 1545

NOTS

# STATE OF NEW HAMPSHIRE

## Interdepartment Memo

**To:** Paul Heirtzler, P.E.  
HWRB - Waste Management Division

**Date:** November 23, 1999

**From:** Ralph Wickson  
HWRB - Waste Management Division

**Subject:** **HILLSBOROUGH - Former Woods Mill Site, Request for Title Search (DES #199909015)**

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This memorandum serves to request a title search of the property identified below:

<b>HILLSBOROUGH - Former Woods Woolen Mill, 23-25 West Mill Street, Tax Map 29, Lot 28</b>
<b>Current Property Owner:</b> Hill Mill Realty, LLC Mr. Joseph Griffiths 425 Central Street Franklin, NH 03235

Should you have any questions, please contact me at the HWRB at #6572.

932974

99 APR 29 AM 10:41

WARRANTY DEED

**Isaac F. Beck and Douglas S. Hatfield, Jr., Trustees of the Beck Mill Trust**, a New Hampshire Inter vivos Trust under agreement dated June 9, 1987, with a mailing address of P.O. Box 13, Hillsborough, New Hampshire 03244, for consideration paid, grants to **South Hampton Investment Trust Properties, L.L.C.**, with a mailing address of 454 Hanover Street, Manchester, New Hampshire 03104, with **WARRANTY COVENANTS**:

A certain tract or parcel of land, with the buildings thereon, located on the northwesterly side of Mill Street, so-called, in the **Town of Hillsborough, County of Hillsborough** and State of New Hampshire, bounded and described as follows:

Beginning at an iron pin set in the ground at the intersection of the northwesterly side of Mill Street and the northerly side of a driveway leading to Hillsboro Woolen Mills, so-called;

Thence running in a general northwesterly direction a distance of sixty (60) feet, more or less, passing just southwesterly of a shed to a point on the northwesterly side of the old Boston & Maine Railroad right-of-way;

Thence running still northwesterly on a line which is parallel with and five (5) feet northeasterly from the northeasterly wall of the storehouse, which is part of the Woolen mill facility on the within described premises, a distance of approximately forty (40) feet to an iron pin on the bank of the Contoocook River;

Thence continuing to the center of the said River;

Thence following the center of said River in a southwesterly direction up-stream approximately one thousand (1,000) feet;

Thence turning and running to the bank of said River at the northwesterly corner of land now or formerly of Stanley Daniels;

Thence continuing along land of said Stanley Daniels to a point on the northwesterly side of Mill Street;

Thence continuing to the center of Mill Street;

Thence turning and running northeasterly by Mill Street approximately one thousand (1,000) feet to a point opposite the place of beginning;

Thence turning and running northwesterly to the point or place of beginning.

Said premises are shown on a plan entitled "Small Sub-Division of Land of Woods Woolen Co., Inc. of Hillsborough, New Hampshire, dated June 30, 1976", as referenced in deed recorded at Book 4206, Page 34 of the Hillsborough County Registry of Deeds.

Said premises are conveyed subject to such rights as may exist in the Trustees of the Boston & Maine

BK6096PG1238

Railroad or the State of New Hampshire in the abandoned railroad right-of-way.

Said premises are also conveyed subject to such rights of the public as may exist in Mill Street, so-called.

Said premises are also conveyed subject to such riparian and flowage rights as may exist in the Contoocook River.

Said premises are also subject to the right-of-way for vehicles, trucks and equipment to pass from Mill Street down the driveway and along the abandoned Boston & Maine Railroad right-of-way to obtain access to the back of the Woods Warehouse (now or formerly owned by John R. Carpenter and Roberto Tagiuri) located northeasterly of the premises above described.

Said premises are also conveyed subject to such rights that the Public Service Company of New Hampshire may have for pole line easements for the herein described premises.

The premises are specifically conveyed in "as is" condition and the Grantors make no warranties as to the condition of the buildings as being in compliance with any codes or requirements and specifically disclose that the property is subject to investigation by the State Office of the Fire Marshal and further the Grantors specifically make no representations as to the environmental status of the property being conveyed and described herein.

Meaning and intending to describe and convey the same premises conveyed to Isaac F. Beck and Douglas S. Hatfield, Jr., Trustees of the Beck Mill Trust by deed of Woods Woolen Co., Inc., dated January 9, 1987, and recorded in the Hillsborough County Registry of Deeds at Book 4206, Page 34.

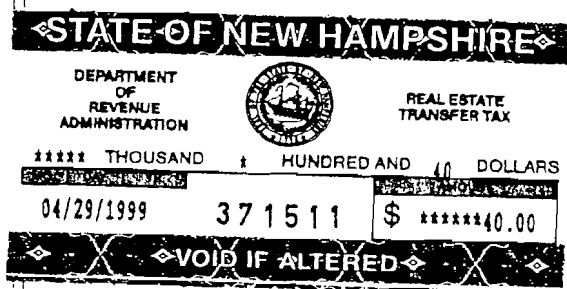
Subject to any easements and restrictions of record.

Subject to real estate taxes for the current year, which are to be prorated as of the date of sale.


State of New Hampshire Documentary Stamps shall be affixed in the amount of \$40.00.

This is not homestead property.

Dated and signed this 28<sup>th</sup> day of April, 1999.



Beck Mill Trust

By:   
Isaac F. Beck, Trustee

By:   
Douglas S. Hatfield, Jr., Trustee

*State of N.H.* State of NH  
~~COMMONWEALTH OF MASSACHUSETTS~~  
COUNTY OF *Hillsborough*, SS.

April *28*, 1999

Personally appeared **Isaac F. Beck, Trustee of the Beck Mill Trust**, known to me, or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument and acknowledged executing the same as a free and voluntary act for the purposes therein contained.

Before me,

**STEVEN B. RUDDOCK, Esq., Notary Public**  
My Commission Expires December 20, 1999

  
Notary Public

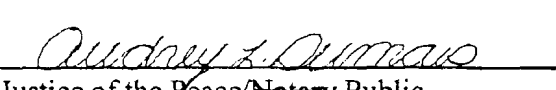
My Commission Expires: \_\_\_\_\_

STATE OF NEW HAMPSHIRE  
COUNTY OF HILLSBOROUGH, SS.

April *28*, 1999

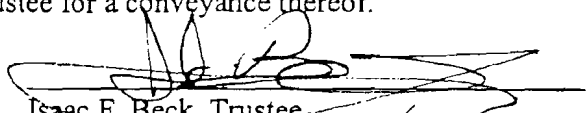
Personally appeared **Douglas S. Hatfield, Jr., Trustee of the Beck Mill Trust**, known to me, or satisfactorily proven to be the person whose name is subscribed to the foregoing instrument and acknowledged executing the same as a free and voluntary act for the purposes therein contained.

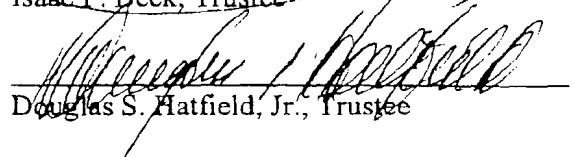
Before me,

  
Justice of the Peace/Notary Public  
My Commission Expires: \_\_\_\_\_

#### TRUSTEES' CERTIFICATE

The undersigned trustees are trustees under the Beck Mill Trust under trust agreement dated June 9, 1987, and thereto have full and absolute power in said trust agreement to convey any interest in real estate and improvements thereon held in said trust agreement and no purchaser or third party shall be bound to inquire whether the trustee has said power or is properly exercising said power or to see to the application of any trust asset paid to the trustee for a conveyance thereof.

  
Isaac F. Beck, Trustee

  
Douglas S. Hatfield, Jr., Trustee

BK6096PG1240

1987

WARRANTY DEED

Woods Woolen Co., Inc., formerly W. A. C., Inc., a corporation duly organized under the laws of the State of New Hampshire, with an office and principal place of business in Hillsborough in the County of Hillsborough and State of New Hampshire 03244, for consideration paid, grants to Beck Mill Trust, a New Hampshire Inter Vivos Trust dated June 9, 1987, by and between Isaac F. Beck and Douglas S. Hatfield, Jr., whose mailing address is c/o Douglas S. Hatfield, Jr., P. O. Box 13, Hillsborough, New Hampshire 03244, with WARRANTY COVENANTS, the following described premises:

A certain tract or parcel of land, with the buildings thereon, located on the northwesterly side of Mill Street, so-called, in Hillsborough in the County of Hillsborough and State of New Hampshire, bounded and described as follows:

Beginning at an iron pin set in the ground at the intersection of the northwesterly side of Mill Street and the northerly side of a driveway leading to Hillsboro Woolen Mills, so-called; thence running in a general northwesterly direction a distance of sixty (60) feet, more or less, passing just southwesterly of a shed to a point on the northwesterly side of the old Boston & Maine Railroad right-of-way; thence running still northwesterly on a line which is parallel with and five (5) feet northeasterly from the northeasterly wall of the storehouse, which is part of the Woolen Mill facility on the within described premises, a distance of approximately forty (40) feet to an iron pin on the bank of the Contoocook River; thence continuing to the center of the said River; thence following the center of said River in a southwesterly direction up-stream approximately one thousand (1,000) feet; thence turning and running to the bank of said River at the northwesterly corner of land now or formerly of Stanley Daniels; thence continuing along land of said Stanley Daniels to a point on the northwesterly side of Mill Street; thence continuing to the center of Mill Street; thence turning and running northeasterly by Mill Street approximately one thousand (1,000) feet to a point opposite the place of beginning; thence turning and running northwesterly to the place of beginning.

Said premises are shown on a sketch entitled "Small Sub-Division of Land of Woods Woolen Co., Inc. of Hillsborough, New Hampshire, dated June 30, 1976", which has been approved by the Hillsborough Planning Board.

STATE OF NEW HAMPSHIRE  
TAX ON TRANSFER  
OF REAL PROPERTY  
JUN 11 '87  
PB 10657  
240.00  
STATE TAX COMMISSION

STATE OF NEW HAMPSHIRE  
TAX ON TRANSFER  
OF REAL PROPERTY  
JUN 11 '87  
PB 10657  
900.00  
STATE TAX COMMISSION

JUN 11 11 36 AM '87

742822

8K4206 ,P60034



Said premises are conveyed subject to such rights as may exist in the Trustees of the Boston & Maine Railroad or the State of New Hampshire in the abandoned railroad right-of-way.

Said premises are also conveyed subject to such rights of the public as may exist in Mill Street, so-called.

Said premises are also conveyed subject to such riparian and flowage rights as may exist in the Contoocook River.

Said premises are also subject to the right-of-way for vehicles, trucks and equipment to pass from Mill Street down the driveway and along the abandoned Boston & Maine Railroad right-of-way to obtain access to the back of the Woods Warehouse (presently owned by John R. Carpenter and Robert Tagiuri) located northeasterly of the premises above described.

Said premises are also conveyed subject to such rights that the Public Service Company of New Hampshire may have for pole line easements for the herein described premises.

Meaning and intending to convey all and the same premises conveyed to W. A. C., Inc. by deed of Woods Woolen Co., Inc. dated August 2, 1976, and recorded in the Hillsborough County Registry of Deeds in Vol. 2472, Page 034.

Subject to real estate taxes for the current year, which are to be prorated as of the date of sale.

New Hampshire Documentary Stamps should be affixed as follows: Seller \$570.00, Buyer \$570.00, Total: \$1,140.00.

Signed this 9 day of June, 1987.

WOODS WOOLEN CO., INC.

By: Francis B. Newton  
Its Duly Authorized Officer  
Francis B. Newton, President

STATE OF NEW HAMPSHIRE  
HILLSBOROUGH, SS.

June 9, 1987

Personally appeared Francis B. Newton, who acknowledged that he is the Pres of Woods Woolen Co., Inc., and duly authorized by said corporation to sign the within deed as the voluntary act and deed of said corporation, and has done so.

Before me,

August S. Hilditch  
Justice of the Peace/~~Notary Public~~  
My commission expires: \_\_\_\_\_

BOOK 4206 PAGE 35

WARRANTY DEED

**BK-2472 PGE-034**

KNOW ALL MEN BY THESE PRESENTS, that Woods Woolen Co., Inc., a New Hampshire Corporation, Mill Street, Hillsborough, in the County of Hillsborough and State of New Hampshire, for consideration paid, grant to W.A.C., Inc., a New Hampshire Corporation, of Hillsborough, in the County of Hillsborough and State of New Hampshire, with Warranty Covenants, the following described premises:

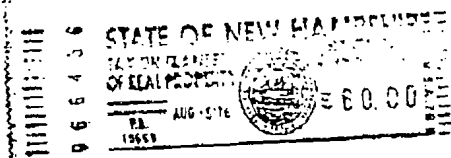
A certain tract or parcel of land with the buildings thereon located on the northwesterly side of Mill Street in Hillsborough, County of Hillsborough and State of New Hampshire, bounded and described as follows:

Beginning at an iron pin set in the ground at the intersection of the northwesterly side of Mill Street and the northerly side of a driveway leading to Hillsboro Woolen Mills, so-called; thence running in a general northwesterly direction a distance of 60 feet, more or less, passing just southwesterly of a shed to a point on the northwesterly side of the old Boston & Maine Railroad right of way; thence running still northwesterly on a line which is parallel with and 5 feet northeasterly from the northeasterly wall of the storehouse, which is part of the woolen mill facility on the within described premises, a distance of approximately 40 feet to an iron pin on the bank of the Contoocook River; thence continuing to the center of the said River; thence following the center of said River in a southwesterly direction up-stream approximately 1000 feet; thence turning and running to the bank of said River at the northwesterly corner of land now or formerly of Stanley Daniels; thence continuing along land of said Stanley Daniels to a point on the northwesterly side of Mill Street; thence continuing to the center of Mill Street; thence turning and running northeasterly by Mill Street approximately 1000 feet to a point opposite the place of beginning; thence turning and running northwesterly to the place of beginning.

Said premises are shown on a sketch entitled "Small Sub-Division of land of Woods Woolen Co., Inc., of Hillsborough, New Hampshire, dated June 30, 1976", which has been approved by the Hillsboro Planning Board.

The premises constitute part of those premises described in Volume 942, Page 590 from Hillsboro Woolen Mills, Co. to Gordon Woolen Mills, Inc. The Grantor herein is the successor in interest to Gordon Woolen Mills, Inc. For further title reference, see deed of Gordon Woolen Mills, Inc. to Virginia B. Woods, Volume 1074, Page 33; deed of Virginia Woods to Hillsboro Woolen Mills, Inc., Volume 1075, Page 59, and deed of Hillsboro Woolen Mills, Inc. to Woods Woolen Co., Volume 1475, Page 30.

AUG 5 3 49 AM '76  
HILLSBOROUGH COUNTY  
REGISTRY OF DEEDS



Said premises are conveyed subject to such rights as may exist in the Trustees of the Boston & Maine Railroad or the State of New Hampshire in the abandoned railroad right-of-way.

Premises are conveyed subject to such rights of the public as may exist in Mill Street, so-called.

Said premises are conveyed subject to such riparian and flowage rights as may exist in the Contoocook River and the Grantor specifically reserves to himself, flowage and riparian rights as may have been described in the deed above referred to.

The Grantor reserves to himself, successors and assigns a right-of-way for vehicles, trucks and equipment passing from Mill Street down the driveway and along the abandoned Boston & Maine right-of-way to obtain access to the back of the Woods warehouse located northeasterly of the premises above described.

Subject to such rights the Public Service Company may have for pole line easements for the herein described premises.

Subject to real estate taxes for the year commencing April 1, 1976, which taxes are to be prorated at the time of the sale. The Grantor agrees to pay the 1976 taxes.

New Hampshire  
documentary  
taxes should  
be attached in  
the amount of  
\$0.00.

IN WITNESS WHEREOF, Woods Woolen Co., Inc. has caused its Corporate Name and Seal to be hereunto affixed by Henry E. Woods, its President and duly authorized officer, this 2 day of Aug, 1976.

Witness:

WOODS WOOLEN CO.

By: Henry E. Woods  
Henry E. Woods

STATE OF NEW HAMPSHIRE  
Hillsborough, ss

Aug 4, 1976

Personally appeared Henry E. Woods, who acknowledged that he is the President of Woods Woolen Co., Inc. and duly authorized by said corporation to sign and seal the within deed as the voluntary act and deed of said corporation, and has done so.

Before me,

Shirley S. Hatfield  
Justice of the Peace/Notary Public

BK-2472 PGE-1135

## Register

# KNOW ALL MEN BY THESE PRESENTS

That I, Virginia B. Woods, of Swanzey in the County of Cheshire and State of New Hampshire,

1075  
59  
\* \* \* \*  
\* U.S. RE  
\* STAMP  
\* \$38.5  
\* Cancell  
\* \* \* \*

for and in consideration of the sum of One and More Dollars,  
to me in hand, before the delivery hereof, well and truly paid by the Hillsboro Woolen Mills, Inc., a corporation  
duly organized and having a principal place of business at Hillsboro, in the County of  
Hillsboro, State of New Hampshire,  
the receipt whereof I do hereby acknowledge, have given, granted, bargained, and sold, and by these presents do give, grant,  
bargain, sell, alien, enfeoff, convey and confirm unto the said Grantee and its successors and assigns, forever,  
heirs and assigns forever.

All the land situated in said Hillsboro with the buildings thereon and the personal  
property therein, including all water wheels, shafting, belts, fixed machinery, sprinkler  
system, tools, spare parts, office equipment and furniture; all water rights situated in  
said Hillsboro, in Deering, and in Antrim in said County of Hillsboro, the same being more  
specifically described in a deed from the Gordon Woolen Mills to the Grantor, dated Decem-  
ber 21, 1944, to be recorded in the Hillsboro Registry of Deeds, to which deed reference  
is hereby made for a more particular description of the property hereby conveyed.

TO HAVE AND TO HOLD the said granted premises, with all the privileges and appurtenances to the same belonging to  
the said Grantee and its successors and assigns,  
and their only proper use and benefit forever. And I the said Grantor and my  
do hereby covenant, grant and agree, to and with the said Grantee and its successors and assigns,  
heirs, executors and administrators  
assigns, that until the delivery hereof I am the lawful owner of the said granted premises, and seized and possessed  
thereof in my own right in fee simple; and have full power and lawful authority to grant and convey the same in manner aforesaid; that the  
premises are free and clear from all and every incumbrance whatsoever; except as herein provided.

And that I and my heirs, executors and administrators shall and will warrant and defend the same to the said Grantee  
and its successors and assigns,  
heirs and assigns, against the lawful claims and demands of any person or persons whomsoever,  
except as herein provided.

And I, the subscriber, husband of the Grantor, for the  
in consideration aforesaid, do hereby release to the said Grantee my right of in the before-mentioned premises  
courtesy in the premises my homestead right, and all other my right and interest therein.

IN WITNESS WHEREOF have hereunto set our hand s and seal s this 29th day of December  
in the year of our Lord Anno Domini one thousand nine hundred and forty-four.  
Signed, sealed and delivered in presence of us:

Philip H. Faulkner

Virginia B. Woods

seal

Edmond F. Woods

seal

State of New Hampshire County of Cheshire

On this the 29th day of December, 1944, before me, - the undersigned officer, personally ap-  
peared Virginia B. Woods and Edmond F. Woods, 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. Philip H. Faulkner

Justice of the Peace, Title of Officer.

HILLSBOROUGH, SS. Received and recorded. 8-30 A.M. Jan 3, 1945  
Examined by

REGISTER

HILLSBOROUGH, SS. Rec'd and recorded 3-05 P.M. Dec. 28, 1944.

Examined by Donald Conway Register

KNOW ALL MEN BY THESE PRESENTS That Gordon Woolen Mills, Inc., a corporation duly established by law and having its principal place of business in Newport in the County of Sullivan and State of New Hampshire, for and in consideration of the sum of one dollar and other valuable considerations to it in hand before the delivery hereof, well and truly paid by Virginia B. Woods, of Swanzey in the County of Cheshire and State of New Hampshire, the receipt whereof it does hereby acknowledge, has granted, bargained, and sold, and by these presents does give, grant, bargain, sell, alien, enfeoff, convey and confirm unto the said Virginia B. Woods, her heirs and assigns, forever,

a certain tract of land with the buildings thereon situate in Hillsborough in the County of Hillsborough and State of New Hampshire, bounded and described as follows, to wit: Beginning at an iron pin set in the ground at the southeasterly corner of land formerly of James H. White and the Northeasterly corner of the premises hereby conveyed, it being on the Northerly side of Mill Street sometimes referred to as the West Deering Road; thence Southerly to the center of said street or road; thence following the center of said road in a westerly, southwesterly and southerly direction to a point opposite the Easterly end of a wall on the Westerly side of said road, said point being at the Northeasterly corner of land of Jesse Griffin, and substantially four-tenths of a mile from the place of beginning; thence Westerly by the Northerly line of said Griffin land to the center of the Contoocook River at a point upstream from what is known as the rapids; thence down the stream of said river in a Northerly, Northeasterly, and Easterly direction to a point substantially North of the place of beginning; thence South to said James H. White land; thence still continuing Southerly to the place of beginning.

In connection with the last above described tract there is also conveyed all riparian rights in and to said river.

There is also included in this conveyance all water wheels, shafting, belts and fixed machinery, sprinkler system and all other machinery, mechanical devices and equipment which may be considered as being a part of the realty and all personal property such as tools, spare parts, office equipment and furniture which is now contained in or about the buildings on said premises and heretofore used, or procured to use, in connection with the grantor's mill business.

The above described premises are subject to the rights of the public in and to said road or highway, and subject also to any rights of the railroad whether as owner in fee or whether as owner of a right of way.

Also, a certain other tract of land situate in said Hillsborough, and bounded and described as follows, to wit: Beginning at an iron pin in the ground on the Easterly side of the road, or lane, running in a Southerly direction to the premises hereby conveyed from Main Street, which was formerly known as the highway leading from Valley Hotel to Hillsborough Lower Village; the point of beginning is at the Southwesterly corner of the land formerly of the heirs of the late Jerry Smith, now owned by Lillian Proctor; thence North 49° East by said Proctor land, one hundred

Gordon Woolen Mills, Inc.  
to  
Virginia B. Woods

\* \* \* \* \*  
\* U.S. REV.  
\* STAMPS  
\* \$16.50  
\* Cancelled  
\* \* \* \* \*

fifty-eight (158) feet to an iron pin in the ground at the southwesterly corner of land formerly of Willis G. Harmon, now owned by William E. Newman, it also being at a corner of land formerly of John B. Smith, now owned or occupied by Eaton, and the Southeast corner of said Proctor land; thence South 82° East by said Eaton land, one hundred fifty (150) feet to the Southwesterly corner of the old furnace wall, or abutment, on the bank of the Contoocook River; thence Southerly and at right angles with the trend of said river to the middle of said river; thence up said river, following the center thereof, to a point opposite an iron pin set in a drill hole in a rock in the bank wall on the Northerly bank of said river; thence Northerly to said last mentioned iron pin, it being at land formerly owned by George E. Gould, now owned by Garofoli; thence North 44° East one hundred seventy-six (176) feet by said Garofoli land and by land formerly of Ephraim Dutton, now owned by Towle, to an iron pin in the ground; thence North 30° West fifteen (15) feet by said Towle land to an iron pin in the ground; thence North 62° East by said Towle land fifty-eight (58) feet to an iron pin in the ground; thence North 62° East by the Southerly end of said lane thirty-six (36) feet to an iron pin in the ground; thence North 35° West by the Easterly side of said lane, thirty-five and one-half ( $35\frac{1}{2}$ ) feet to an iron pin in the ground, it being the iron pin first above mentioned at the place of beginning.

There is also included all riparian rights in and to said river, and also the right of the grantor in and to the above mentioned lane.

Also, a certain tract of land with the buildings thereon, situate in said Hillsborough near the Fair Ground, so-called, and bounded and described as follows, to wit: Beginning at the Northeast corner of Lot No. 5 as designated on plan of land made by George H. Allen, dated August 26, 1880; thence Northwesterly by said Lot No. 5 two hundred four and seven-tenths (204.7) feet to land owned by the railroad; thence Northeasterly by said railroad land two hundred ninety-four and thirty-five one hundredths (294.35) feet to the intersection of the railroad and the highway; thence southerly by said road three hundred thirty-nine and four-tenths (339.4) feet to the bounds first mentioned, meaning to describe and include Lots No. 6, 7, 8 and 9 near the railroad as shown by the above mentioned plan.

In consideration aforesaid, there is also conveyed to the said grantee and her heirs and assigns forever, any and all other lands or interest in lands which the said grantor may have situate in said Hillsborough, in Deering, and in Antrim, all in said County of Hillsborough, even though the same may not be specifically described herein. Said interest in lands shall include all those flowage rights reserved by The Hillsboro Woolen Mill Company in its various deeds given in the year 1935 of lands in said Hillsborough, Deering and Antrim.

#### EXCEPTIONS AND RESERVATIONS

BUT EXCEPTING AND RESERVING from this conveyance the following described tracts or parcels of land:

1. That real estate granted to James Lawrence Eaton by deed of the Gordon Woolen Mills, Inc. dated August 30, 1940 and recorded in Hillsborough County Records, Vol. 1007 Page 10.
2. That land conveyed by the Gordon Woolen Mills, Inc., to Albert J. Robichaud and Alice M. Robichaud by deed dated September 12, 1944, recorded in Hills-

borough County Records, Vol. 1070 Page 9.

The description in the deed to said James Lawrence Eaton above referred to was as follows:

"A certain tract of land situate in said Hillsborough, bounded and described as follows, to wit: Beginning at an iron pin twenty-six (26) feet from center of track located on the Northerly side of the Boston & Maine right of way (this pin being at the Southwestern corner of the herein described tract) and extending in a Northwesterly direction to the bank of the Contoocook River, known as the Mill Pond Moat, a distance of about one hundred (100) feet to a pin in the ground; thence along the bank of said Moat in an easterly direction for a distance of about four hundred twenty-five (425) feet; thence in a Southerly direction to a pin located about twenty-six (26) feet from center of Boston & Maine right of way; thence in a Southwesterly direction along said Boston & Maine right of way to the place of beginning, a distance of about three hundred forty-five (345) feet.

"The above tract being the land located between the Boston & Maine right of way and the Mill Pond Moat, containing between one-half and two-thirds acres, more or less.

"The above named grantor acquired title to said premises by deed of the Hillsboro Woolen Mills Company duly recorded.

"The said grantor reserves unto itself and those claiming under it the right at any and all times to flow the whole or any portion of said premises by means of any dam or dams either as originally constructed or as reconstructed, repaired or altered across the Contoocook River, and also reserves the right to divert the flow of the stream by said premises by means of penstock, canal or any other device or devices. The word (dam) as used herein shall be so construed as to include flashboards or any other device or devices used as a substitution for flashboards."

The description in the deed to said Albert J. Robichaud and Alice M. Robichaud above referred to was as follows:

"A certain tract of land situate in said Hillsborough, bounded and described as follows: Beginning at an iron pin in the ground at the Southeasterly corner of the premises hereby conveyed, it being on the Westerly side of that street known as Preston Street and at the Northeasterly corner of land of Whitney; thence Westerly by said Whitney land one hundred thirty-five (135) feet to a rock at the Northwesterly corner of land of Whiting; thence Northeasterly by other land of the grantor one hundred thirty-five (135) feet to the Westerly side of said Preston Street; thence Southeasterly by said Preston Street twelve (12) feet to the place of beginning."

The grantor herein, to wit, the Gordon Woolen Mills, Inc., intends by this conveyance to convey to the said Virginia B. Woods all the land and interest in the real estate of whatever nature received by it from The Hillsboro Woolen Mill Company by deed dated November 20, 1935 and recorded in Hillsborough County Records, Vol. 942, Page 590, except however:

1. That tract between Mill and High Streets described in said deed which has since been conveyed to Harry Farrar and recorded in Hillsborough County Records, Vol. 948, Page 92.



2. That tract of thirty-five acres, more or less, in Deering, described in said deed, which has since been sold for taxes.

3. The real estate sold to James Lawrence Eaton as above particularly described.

4. The real estate sold to Albert J. Robichaud and Alice M. Robichaud as above more particularly described.

The Gordon Woolen Mills, Inc. intends by this conveyance also to grant to the said Virginia B. Woods that flowage and diversion right which it reserved for itself and those claiming under it from the deed to said Eaton so that said reservation in said deed will enure as a grant herein to the said Virginia B. Woods.

TO HAVE AND TO HOLD the said granted premises, with all the privileges and appurtenances to the same belonging to the said grantee and her heirs and assigns, to her and their only proper use and benefit forever. And it, the said grantor for itself and its successors and assigns, does hereby covenant, grant and agree to and with the said grantee and her heirs and assigns, that until the delivery hereof it is the lawful owner of the said premises and is seized and possessed thereof in its own right in fee simple; and has full power and lawful authority to grant and convey the same in manner aforesaid; that the said premises are free and clear from all and every incumbrance whatsoever, and that it and its successors and assigns, shall and will warrant and defend the same to the said grantee and her heirs and assigns against the lawful claims and demands of any person or persons whomsoever.

IN WITNESS WHEREOF the Gordon Woolen Mills, Inc. has caused these presents to be signed and its corporate seal affixed by Kathryn E. Rock, its Assistant Treasurer thereof, thereunto duly authorized by vote of the stockholders, certificate of which is annexed hereto, this 21st day of December, in the year of our Lord one thousand nine hundred and forty-four.

Signed, sealed and delivered in presence of:

L.E. Barmington

GORDON WOOLEN MILLS, INC. (Corporate Seal)

By Kathryn E. Rock, seal

Assistant Treasurer, duly authorized.

THE STATE OF NEW HAMPSHIRE, Sullivan, SS. December 21, 1944. On this the twenty-first day of December, 1944, before me, Kenneth Andler, the undersigned officer, personally appeared Kathryn E. Rock, who acknowledged herself to be the Assistant Treasurer of Gordon Woolen Mills, Inc., a corporation, and that she as such Assistant Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Assistant Treasurer. In witness whereof I hereunto set my hand.

Kenneth Andler Justice of the Peace

GORDON WOOLEN MILLS, INC. CLERTIFICATE OF CLERK I, Kathryn E. Rock, of Newport in the County of Sullivan and State of New Hampshire, Clerk of said Gordon Woolen Mills, Inc., within named, hereby certify that at a special meeting of the stockholders of said corporation duly called and held on December 20, 1944, the following vote was unanimously passed:

"That there be and hereby is authorized the sale by this corporation to Virginia B. Woods of all lands, buildings, interests in lands, rights of flowage or

rights of a like nature, rights of way and other rights in land owned by this corporation and located in the towns of Hillsboro-, Antrim and Deering, New Hampshire, together with all machinery, equipment, fixtures and other personal property, such as tools, spare parts, office equipment and furniture now located in said buildings; and that any one of the following officers of this corporation, namely, the President, the Treasurer, or the Assistant Treasurer, present or future, each for the time being in office, be and they hereby are and each of them alone is hereby authorized in the name and on behalf of this corporation to execute and deliver an appropriate deed, bill of sale and other instruments and from time to time to take any and all further action, all as said officer or officers shall determine to be necessary or appropriate for the purpose of carrying out said sale."

I further certify that said vote is now in full force and effect.

Witness my hand and the corporate seal of Gordon Woolen Mills, Inc.  
this 21st day of December, 1944.

Kathryn E. Rock Clerk (Corporate Seal) seal

THE STATE OF NEW HAMPSHIRE Sullivan, SS. December 21, 1944.

Then the above named Kathryn E. Rock, Clerk of the Gordon Woolen Mills, Inc., personally appeared and subscribed the above certificate and acknowledged the same to be her free act and deed as said Clerk.

Before me, Kenneth Andler Justice of the Peace.

HILLSBOROUGH, SS. Rec'd and recorded 8-30 A.M. December 29, 1944.

Examined by Kenneth Andler Register

KNOW ALL MEN BY THESE PRESENTS That I, Lena Jolicosur, of Manchester, Hillsborough County, New Hampshire, for and in consideration of the sum of one dollar and other valuable considerations, to me in hand, before the delivery hereof, well and truly paid by Rosina Baroody of said Manchester, the receipt whereof I do hereby acknowledge, have given, granted, bargained, sold, and by these presents do give, grant, bargain, sell, alien, enfeof, convey and confirm unto the said Rosina Baroody her heirs and assigns forever,

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to  
Baro  
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Two certain tracts or parcels of land, with the buildings thereon, situate in Bedford, Hillsborough County, New Hampshire, being known, bounded and described as follows, to wit:-

TRACT I. Beginning at a point on the highway on the Range Line from Goffstown to Bedford Centre, said point being 1345 feet north of the southwest corner of Lot No. 5, as shown on a plan of land hereafter referred to, and being the southwest corner of Lot No. 4; thence easterly, southerly and easterly by stone wall and by various courses and distances to land now or formerly of E.W. Butterfield; thence northerly by said Butterfield land 192 feet; thence N.  $41\frac{1}{2}^{\circ}$  W., 545 feet to a corner in the wall; thence N.  $6^{\circ}$  W., 237 feet by the wall to a corner of the wall; thence N.  $12^{\circ}$  W., 116 feet by the wall to a corner in the wall; thence S.  $87\frac{1}{2}^{\circ}$  E., 15 feet to a corner in the wall; thence N.  $8\frac{1}{2}^{\circ}$  W., 223 feet to a corner of the wall; thence N.  $1\frac{1}{2}^{\circ}$  W., 255 feet to land now or formerly of E.W. Butterfield; thence westerly by said Butterfield land and by the wall to the Range Line, being the northwest corner of Lot No. 1; thence southerly by said Range Line to the point of beginning. Said premises are known as

Hillsboro Woolen  
Mill Co.  
to  
Gordon Woolen  
Mills Inc.

\* \* \* \* \*  
\* U.S.REV.\*  
\* STAMP \*  
\* \$15.00 \*  
\* Cancelled \*  
\* \* \* \* \*

KNOW ALL MEN BY THESE PRESENTS that The Hillsboro Woolen Mill Company, a corporation duly organized under the laws of the State of New Hampshire, and having its principal place of business at Hillsborough, in the county of Hillsborough, and State of New Hampshire, in consideration of one dollar and other valuable considerations to it paid by Gordon Woolen Mills Incorporated, a corporation duly organized under the laws of said State, and having its principal place of business at Newport, in the County of Sullivan, and State aforesaid, the receipt whereof it does hereby acknowledge has remised, released, and forever quit-claimed, and does by these presents remise, release and forever quit-claim unto the said Gordon Woolen Mills Incorporated, its successors and assigns, to their use and behoof forever,

A certain tract of land with the buildings thereon, situate in said Hillsborough, and bounded and described as follows, to wit: Beginning at an iron pin set in the ground at the southeasterly corner of land formerly of James H. White and the northeasterly corner of the premises hereby conveyed, it being on the northerly side of Mill Street sometimes referred to as the West Deering Road; thence southerly to the center of said street or road; thence following the center of said road in a westerly, southwesterly and southerly direction to a point opposite the easterly end of a wall on the westerly side of said road, said point being at the northeasterly corner of land of Jesse Griffin, and substantially four-tenths of a mile from the place of beginning; thence westerly by the northerly line of said Griffin land to the center of the Conboocook River at a point upstream from what is known as the rapids; thence down the stream of said river in a northerly, northeasterly and easterly direction to a point substantially north of the place of beginning; thence south to said James H. White land; thence still continuing southerly to the place of beginning.

In connection with the last above described tract there is also conveyed all riparian rights in and to said river.

There is also included in this conveyance all water wheels, shafting, belts and fixed machinery, sprinkler system and all other machinery, mechanical devices and equipment which may be considered as being a part of the realty and is now contained in or about the buildings on said premises and heretofore used, or procured to use, in connection with the grantor's mill business.

The above described premises are subject to the rights of the public in and to said road or highway, and subject also to any rights of the railroad whether as owner in fee or whether as owner of a right of way.

Also a certain other tract of land situate in said Hillsborough and bounded and described as follows, to wit: Beginning at an iron pin in the ground on the easterly side of the road, or lane, running in a southerly direction to the premises hereby conveyed from Main Street, which was formerly known as the highway leading from Valley Hotel to Hillsborough Lower Village; the point of beginning is at the southwesterly corner of the land formerly of the heirs of the late Jerry Smith, now owned by Lillian Proctor; thence north 49° east by said Proctor land, one hundred fifty-eight (158) feet

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to an iron pin in the ground at the southwesterly corner of land formerly of Willis G. Harmon, now owned by William E. Newman, it also being at a corner of land formerly of John B. Smith, now owned or occupied by Eaton, and the southeasterly corner of said Proctor land; thence south 82° east by said Eaton land, one hundred fifty (150) feet to the southwesterly corner of the old furnace wall, or abutment, on the bank of the Contoocook River; thence southerly and at right angles with the trend of said river to the middle of said river; thence up said river, following the center thereof, to a point opposite an iron pin set in a drill hole in a rock in the bank wall on the northerly bank of said river; thence northerly to said last mentioned iron pin, it being at land formerly owned by George E. Gould, now owned by Garofoli; thence north 44° east one hundred seventy-six (176) feet by said Garofoli land and by land formerly of Ephraim Dutton, now owned by Towle, to an iron pin in the ground; thence north 30° west, fifteen (15) feet by said Towle land to an iron pin in the ground; thence north 62° east by said Towle land fifty-eight (58) feet to an iron pin in the ground; thence north 62° east by the southerly end of said lane thirty-six (36) feet to an iron pin in the ground; thence north 35° west by the easterly side of said lane, thirty-five and one-half (35½) feet to an iron pin in the ground, it being the iron pin first above mentioned at the place of beginning.

There is also included all riparian rights in and to said river, and also the right of the grantor in and to the above mentioned lane.

Also a certain tract of land with the buildings thereon, situate in said Hillsborough near the Fair Ground, so called, and bounded and described as follows, to wit: Beginning at the northeast corner of lot No. 5 as designated on plan of land made by George H. Allen, dated August 26, 1880; thence northwesterly by said lot No. 5 two hundred and four and seven-tenths feet to land owned by the railroad; thence northeasterly by said railroad land two hundred and ninety-four and thirty-five one-hundredths feet to the intersection of the railroad and the highway; thence southerly by said road three hundred and thirty-nine and four-tenths feet to the bounds first mentioned, meaning to describe and include lots Nos. 6, 7, 8 and 9 near the railroad as shown by the above mentioned plan.

The last above described tract is the same tract conveyed to the above named grantor by John Gage by deed dated July 25, 1907, and recorded in the Registry of Deeds for said county of Hillsborough Vol. 653 page 374.

Also a certain other tract of land with the buildings thereon, situate on High Street, in Hillsborough Bridge Village, in said town of Hillsborough, being lot No. 95 as shown on plan of Steven D. Wyman land made by George H. Allen and dated August 26, 1880, said tract being bounded and described as follows, to wit: Beginning at the southeasterly corner of said lot No. 95 at a stake on the northerly side of said High Street, as shown on said plan and at the southwesterly corner of lot No. 94 as shown on said plan; thence northerly on said lot No. 94, 132.77 feet to land formerly of R.S.

Frost & Co., it now being on the southerly side of Mill Street; thence southwesterly on said Mill Street 75.2 feet to the northeasterly corner of lot No. 96 as shown on said plan; thence southerly on said lot No. 96 130.83 feet to said High Street; thence easterly on said High Street 75 feet to the place of beginning.

The last above described tract is the same tract conveyed to the above named grantor by Frank E. Gray and wife by deed dated November 21, 1888, and recorded in said records, Vol. 498, page 326.

Also a certain other tract of land situate in Deering in said county of Hillsborough and bounded and described as follows, to wit: On the south by land formerly of Henry Holton; on the west by the Contoocook River; on the north by land formerly of Lucinda Heath; on the east by the railroad; being Intervale land and containing about thirty-five acres, more or less.

In consideration aforesaid, there is also conveyed to the said grantee, and its successors and assigns forever, any and all other lands or interest in lands which the said grantor may have situate in said Hillsborough, in Deering, and in Antrim, both in said county of Hillsborough, even though the same may not be specifically described herein. Said interest in lands shall include all those flowage rights reserved by the said grantor in its various deeds given in the year 1935 of lands in said Hillsborough, Deering and Antrim.

As a part of the consideration aforesaid, the said grantee hereby assumes and agrees to pay all taxes assessed for the taxable year beginning April 1, 1935 upon property of grantor by said towns of Hillsborough, Deering and Antrim.

TO HAVE AND TO HOLD the afore-described premises, with all the privileges and appurtenances thereunto belonging to the said grantee, its successors and assigns, to their use and behoof forever.

IN WITNESS WHEREOF the Hillsboro Woolen Mill Company has hereunto set its signature and seal by Stafford Johnson, its President, by vote of stockholders duly authorized, this 20th day of November, 1935.

Signed, sealed and delivered in the presence of:

Oscar W. Haussermann

The Hillsboro Woolen Mill Company (Corporate  
by Stafford Johnson, Its president Seal)  
duly authorized. seal

COMMONWEALTH OF MASSACHUSETTS, Suffolk, SS. November 20, 1935. Then the above named Stafford Johnson, as President of the Hillsboro Woolen Mill Company, personally appearing, subscribed the above and acknowledged the foregoing instrument to be the free act and deed of said Hillsboro Woolen Mill Company.

Before me, John E. Hopkins, Notary Public (Notarial Seal)

My commission expires Jan. 22, 1937.

The Hillsboro Woolen Mill Company Certificate of Clerk I, F.R. Foxcroft of Hillsborough, New Hampshire, Clerk of The Hillsboro Woolen Mill Company, a New Hampshire corporation, hereby certify that at a special meeting of the stockholders of said

appearing, subscribed the above certificate and acknowledged the same to be his free act and deed as said Clerk.

Before me, Ralph G. Smith, Justice of the Peace.

HILLSBOROUGH, SS. Rec'd and recorded 8-30 A.M. Nov. 26, 1935.

Examined by Ralph G. Smith Register.

Gordon Woolen  
Mills Inc.  
to  
Hillsboro Guar.  
Sav. Bank  
Mortgage

KNOW ALL MEN BY THESE PRESENTS that the Gordon Woolen Mills Incorporated is a corporation duly organized under the laws of the State of New Hampshire, and having its principal place of business at Newport, in the county of Sullivan, and State aforesaid, in consideration of - -- to it paid by the Hillsboro Guaranty Savings Bank, a corporation duly organized under the laws of said State, and having its principal place of business at Hillsborough, in the county of Hillsborough and State aforesaid, the receipt whereof it does hereby acknowledge, have given, granted, bargained, sold and conveyed, and does for itself and its successors and assigns by these presents, give, grant, bargain, sell and convey unto the said Bank, its successors and assigns, and assigns forever.

A certain tract of land with the buildings thereon situate in said Hillsborough, and bounded and described as follows, to wit: Beginning at an iron pin set in the ground at the southeasterly corner of land formerly of James H. White and the northeasterly corner of the premises hereby conveyed, it being on the northerly side of Mill Street sometimes referred to as the West Deering Road; thence southerly to the center of said street or road; thence following the center of said road in a westerly, southwesterly and southerly direction to a point opposite the easterly end of a wall on the westerly side of said road, said point being at the northeasterly corner of land of Jesse Griffin, and substantially four-tenths of a mile from the place of beginning; thence westerly by the northerly line of said Griffin land to the center of the Contoocook River at a point upstream from what is known as the rapids; thence down the stream of said river in a northerly, northeasterly and easterly direction to a point substantially north of the place of beginning; thence south to said James H. White land; thence still continuing southerly to the place of beginning.

In connection with the last above described tract there is also included all riparian rights in and to said river.

There is also included in this conveyance all water wheels, shafting, belts, and fixed machinery, sprinkler system and all other machinery, mechanical devices and equipment which may be considered as being a part of the realty and is now contained in or about the buildings on said premises and heretofore used, or procured to use, in connection with the grantor's mill business.

The above described premises are subject to the rights of the public in and to said road or highway, and subject also to any rights of the railroad whether as owner in fee or whether as owner of a right of way.

Also a certain other tract of land situate in said Hillsborough, and

*Second record Vol. 947 Page 130.  
See Vol. 947 Page 92 for Partial Release.  
April 9, 1937. The conditions of this mortgage have been complied with  
and the same is satisfied and discharged.  
Hillsboro Guaranty Savings Bank,  
John S. Child, Treas.  
Hillsborough ss.  
Rec'd and recorded 8-30 A.M. April 12, 1937  
Examined by Ralph G. Smith Register*

corporation duly called and held on November 19, 1935, at which 948 shares out of 1008 shares of common stock outstanding and entitled to vote were duly represented in person or by proxy, the 125 shares of Class A Preferred Stock having no voting power, the following votes, upon several motions therefor each duly made and seconded, were unanimously passed, in each case by the affirmative vote of said 948 shares:

Voted: That there be and hereby is authorized the sale by this corporation to Gordon Woolen Mills, Incorporated, a New Hampshire corporation, of all lands, buildings, interests in lands, rights of flowage or rights of a like nature, rights of way and other rights in land owned by this corporation and located in the towns of Hillsborough, Antrim and Deering, New Hampshire, together with all machinery, equipment fixtures and other property now located in said buildings, (here follow in the vote as passed the terms of the sale, which was for cash in a sum stated); and that any one or more of the following officers of this corporation, namely, the President, the Treasurer, the Assistant Treasurer and the Clerk, present or future, each for the time being in office, be and they hereby are and each of them alone hereby is authorized in the name and on behalf of this corporation to execute and deliver an appropriate deed, bill of sale and other instruments and from time to time to take any and all further action, all as said officer or officers shall determine to be necessary or appropriate for the purpose of carrying out said sale.

Voted:- That the draft of deed presented to this meeting from this corporation as grantor to Gordon Woolen Mills, Incorporated as grantee, conveying to said grantee, as much fully described therein, all lands, buildings, interests in lands, rights of flowage or rights of a like nature, rights of way and other rights in land owned by this corporation and located in the towns of Hillsborough, Antrim and Deering, New Hampshire, be and the same hereby is approved; and that any one or more of the following officers of this corporation, namely, the President, the Treasurer, the Assistant Treasurer and the Clerk, present or future, each for the time being in office, be and they hereby are and each of them alone hereby is authorized to execute and deliver a deed in or substantially in said form and from time to time to take all other action which said officer or officers shall determine to be necessary or appropriate in connection with or as incidental to the execution and delivery of said deed.

I further certify that the foregoing votes are now in full force and effect, that the foregoing deed to which this certificate is annexed is in the form presented to said meeting and referred to in the foregoing vote, and that Stafford Johnson, who signed the foregoing deed on behalf of said The Hillsboro Woolen Mill Company, is the President of said corporation.

Witness my hand and the corporate seal of said The Hillsboro Woolen Mill Company this 23rd day of November, 1935.

F.R. Foxcroft, Clerk (Corporate Seal)

State of New Hampshire, Hillsborough, SS. November 23, 1935. Then the above-named F.R. Foxcroft, Clerk of The Hillsboro Woolen Mill Company, personally .