

- PLAN REFERENCES:
1. "BIRNISON - ROSEWOOD TERRACE (CONTINUED) - ALLENSTOWN, N.H." SCALE: 1"=50', DATED JULY 22, 1975, AND REVISION THROUGH NOVEMBER 20, 1975, BY JOHN T. HILLS ENGINEERING, INC. M.C.R.D. PLAN NO. 4231.
 2. "PLAN OF LAND OF - EDWARD N. EMOND - SINKOOK, N.H." SCALE: 1"=50', DATED NOVEMBER 20, 1987, BY HOLDEN ENGINEERING AND SURVEYING, INC. M.C.R.D. PLAN NO. 10377.
 3. "BAILEY LUMBER COMPANY DATED MARCH 1956 SCALE 1"=100' RECORDED AT WORD PLAN NO. 1388
 4. "BAILEY LUMBER COMPANY DATED SCALE 1"=100' RECORDED AT WORD PLAN NO. 1394
 5. LAND OF EDWARD J. ROY AND STEWART J. STEELE LOTS 43, 43A, 44, 44A, GARY KROCHMAL, LOT 19-19A BY JOHN HILL ENGINEERING INC. DATED JUNE 1976 RECORDED AT WORD AS PLAN NO. 4419

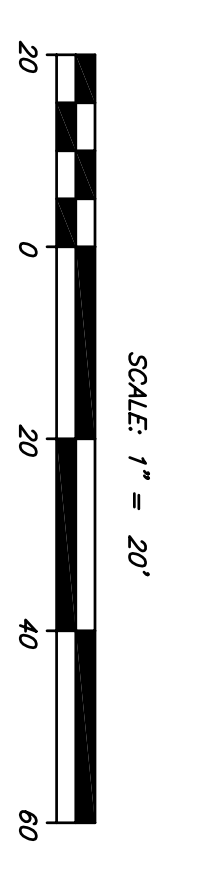
**LOT LINE ADJUSTMENT PLAN
BOUNDARY SURVEY**

TOWN OF ALLENSTOWN (Portion of Lincoln Street) &
EDWARD N. EMOND 2012 TRUST (Map 108, Lot 019)

ALLENSTOWN, MERRIMACK COUNTY, NEW HAMPSHIRE

05-25-18

Revision Date	Revision Description



Scale: 1"=20'

Dr. By: DS CK: By: DU
H.E.S. Job No. 17203552
Field Book No. 1277
Sheet No. 1 Of 1

HOLDEN ENGINEERING &
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APPROVED: TOWN OF ALLENSTOWN PLANNING BOARD

CHAIRMAN/VICE CHAIRMAN

DATE

- NOTES:
1. OWNER OF LINCOLN STREET IS THE TOWN ALLENSTOWN, DEED REFERENCE BOOK 1372 PAGE 557.
 2. OWNER MAP 108 LOT 19 IS EDWARD N. EMOND, 2012 TRUST, EDWARD EMOND TRUSTEE BOOK 3512, PAGE 2160 CONTAINING 13,985 SQ. FT OR 0.32 ACRES
 3. PURPOSE OF THE PLAN IS TO PERFORM A BOUNDARY LINE ADJUSTMENT BETWEEN THE TOWN OF ALLENSTOWN LINCOLN STREET AND EDWARD N. EMOND 2012 TRUST.
 4. AREA OF LINCOLN STREET TO BE COMBINED WITH LOT 108-19 5894 SQ. FT. OR 0.13 ACRES
 5. AREA OF LOT 108-19 TO BE COMBINED WITH LINCOLN STREET IS 2114 SQ. FT. OR 0.05 ACRES
 6. NEW AREA OF LOT 108-19 IS 17,455 SQ. FT. OR 0.40 ACRES
 7. AN ACCURATE SURVEY HAS BEEN PERFORMED ON MAP 108 LOT 19 AND THE PORTION LINCOLN STREET THAT WILL BE COMBINED WITH MAP 108 LOT 19
 8. THE HORIZONTAL DATA IS BASED UPON MAGNETIC NORTH OBSERVED APRIL 2018
 9. VERTICAL DATUM IS BASED UPON AN ASSUMED ELEVATION
 10. THE PARCELS ARE LOCATED IN THE R1 ZONE DISTRICT MINIMUM FRONTAGE WITH TOWN WATER AND SEWER IS 100 FEET, MINIMUM AREA WITH TOWN WATER AND SEWER IS 10,000 SQ. FT. FRONT SETBACK IS 20 FEET, SIDE YARD SETBACK IS 15 FEET AND REAR YARD IS 30 FEET.
 11. THE PARCEL IS NOT LOCATED IN A FLOOD ZONE
 12. PROPOSED USE FOR 108-19 WILL BE FOR A RESIDENTIAL HOUSE LOT WITH NEW DIMENSIONAL REQUIREMENTS AS SHOWN ON THE PLAN.

I HEREBY CERTIFY THAT THIS PLAN IS BASED ON AN ACTUAL FIELD SURVEY AND HAS A MAX. ERROR OF CLOSURE WITHIN 1:10,000 ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY.

08-031
ROBERT FAMILY TRUST
JAMES & REBE ROBERT TRUSTEE
ALLENSTOWN, NH 03275
BOOK 2867, PAGE 673

108-028
ANN WARE FORSEBERG-HILL TRUST
ANN WARE FORSEBERG-HILL, TRUSTEE
ALLENSTOWN, NH 03275
BOOK 3174, PAGE 1930

108-028
MATTHEW R. & SUZANNE A. LAMONKONE
ALLENSTOWN, NH 03275
BOOK 3086, PAGE 1579

108-024
ALAN & DENISE DUNN
ALLENSTOWN, NH 03275
BOOK 1302, PAGE 637
BOOK 1726, PAGE 276

108-024.1
ALAN & DENISE DUNN
ALLENSTOWN, NH 03275
BOOK 1302, PAGE 637
BOOK 1726, PAGE 276

108-023
GERALD & LUCILE
VERNE FAMILY TRUST
VERNE & LUCILE TRUSTEES
54 RIDGE ROAD
SINKOOK, NH 03275
BOOK 3524, PAGE 1065

108-017
DAN & ANITA SIMPSON
9 LINCOLN STREET
ALLENSTOWN, NH 03275
BOOK 3197, PAGE 202

108-019
EDWARD N. EMOND 2012 TRUST
201 HOLLAN STREET
LACONIA, NH 03248 SQ. FT. OR 0.32 ACRES
AREA TRANSFERRED TO TOWN OF ALLENSTOWN:
2,114 SQ. FT., OR 0.05 ACRES
5,894 SQ. FT., OR 0.13 ACRES
TOTAL AREA AFTER TRANSFER:
17,455 SQ. FT., OR 0.40 ACRES

108-014
RESIDENTIAL TRUST
11 LINCOLN STREET
ALLENSTOWN, NH 03275
BOOK 1394, PAGE 122