

**ADDITIONAL INFORMATION**

**RIGHT OF WAY EASEMENT DEED**

**DILORENZO LAFAYETTE LEDGEWOOD REAL ESTATE LLC**

**TO**


**STATE OF NEW HAMPSHIRE**

**SALEM**

**ROCKINGHAM COUNTY REGISTRY**



RECORDING 14.00  
SURCHARGE 2.00

Return to: 

Shelley Winters  
NHDOT – Rail & Transit  
PO Box 483  
Concord, NH 03302



### RIGHT OF WAY EASEMENT DEED

**DiLorenzo Lafayette Ledgewood Real Estate, LLC**, a New Hampshire limited liability company with a business address of 549 US Highway 1 Bypass, Portsmouth, New Hampshire 03801 (the "Grantor"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grants to **The State of New Hampshire, Department of Transportation**, having a mailing address of One Hazen Drive, Concord, New Hampshire 03302 (the "Grantee"), WITH QUITCLAIM COVENANTS, the easement described herein below:

A right of way easement over a portion of land of Grantor situated on the southwesterly side of South Broadway (Route 28) in the Town of Salem, County of Rockingham, State of New Hampshire and known as 60 South Broadway, Salem, New Hampshire, said right of way easement being shown as "PROPOSED 13' WIDE PERMANENT EASEMENT FOR THE BENEFIT OF MAP 151, LOT 12213 (NH DOT RAIL PROPERTY) AREA = 6,324 SQ. FT." on a plan entitled "EASEMENT PLAN, SALEM PROPERTY MAP 99 - LOT 12507, PROPERTY ADDRESS - 60 S. BROADWAY", prepared by MHF Design Consultants, Inc., dated \_\_\_\_\_, 2019 and to be recorded herewith in the Rockingham County Registry of Deeds.

The easement area is more particularly described as follows:

Beginning at a point at the southeast corner of the within described premises at land now or formerly of Rock Acquisition, LLC (Map 98, Lot 7887) and land now or formerly of the State of New Hampshire, formerly Boston & Maine Railroad; thence

By said land of Rock Acquisition, LLC S 63°10'32" W thirteen and no hundredths (13.00) feet to a point; thence

Northwesterly along a line to a point at land now or formerly of Demoulas Supermarkets, Inc.; said line being thirteen (13) feet from and parallel with the westerly line of the afore-mentioned land of the State of New Hampshire; thence

By said land of Demoulas Supermarkets, Inc. N 63°15'54" E thirteen and no hundredths (13.00) feet to a point at the afore-mentioned land of the State of New Hampshire; thence

By said land of the State of New Hampshire S 26°49'28" E four hundred eighty-six and forty-four hundredths (486.44) feet to the point of beginning.

Said easement area contains 6,324 square feet, more or less.

By its acceptance of this deed, the State of New Hampshire assumes no liabilities or responsibilities for any sidewalk or other structures within the easement area, or their maintenance.

This conveyance is subject to all other easements, restrictions, rights and encumbrances existing as of the date hereof, whether or not shown on the public records.

This Right of Way Easement Deed constitutes a conveyance of real estate to the State of New Hampshire, and as such this conveyance is exempt from the payment of the real estate transfer tax pursuant to the provisions of RSA 78-B:2(I).

IN WITNESS WHEREOF, this Right of Way Easement Deed has been duly executed and delivered by the Grantor this 15<sup>th</sup> day of January, 2019.

WITNESS:

*[Signature]*

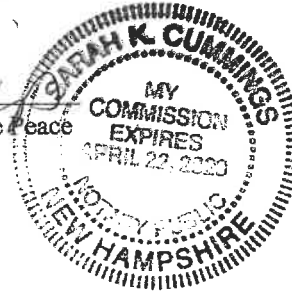
STATE OF NEW HAMPSHIRE  
COUNTY OF ROCKINGHAM

DiLorenzo Lafayette Ledgewood Real Estate, LLC

By: *[Signature]*  
Anthony DiLorenzo, Manager

Acknowledged before me on 1-15, 2019 by Anthony DiLorenzo, in his capacity as Manager of DiLorenzo Lafayette Ledgewood Real Estate, LLC, a New Hampshire limited liability company.

*[Signature]*  
Notary Public/Justice of the Peace  
My commission expires:  
[SEAL]



Sarah K Cummings  
April 22, 2020