

CERTIFICATE OF HIGHWAY MILEAGE year ending FEB. 10, 1993

Fill out form, make & file COPY with the Town Clerk, & mail ORIGINAL before Feb. 10, 1993 to:
Vt. Agency of Transportation, Planning Dept., 133 State Street, Montpelier, Vt. 05633.

< IF NO CHANGES IN MILEAGE, OMIT PART I, CHECK PART II, SIGN PART III >

We, the Selectmen or Trustees or Aldermen of WEATHERSFIELD, WINDSOR COUNTY
on an oath state that the mileage of highways, according to Title 19, V.S.A., Sec#305, added
1985, is as follows:

PART I - CHANGES & TOTALS - Please fill in and calculate totals. DISTRICT 2,4

TOWN HIGHWAYS	PREVIOUS MILEAGE	ADDED MILEAGE	SUBTRACTED MILEAGE	TOTAL	* SCENIC HIGHWAYS
CLASS 1	.000			.000	*
CLASS 2	14.180			14.180	*
CLASS 3	53.860	0.46	0.10	54.320	*
STATE HWY	31.046			31.046	*
TOTAL (no Class 4)	99.086	0.56	0.10	99.546	*
CLASS 4	4.720		0.44	4.280	*

PART II - INFORMATION & DESCRIPTION OF CHANGES SHOWN ABOVE.

(1) NEW HIGHWAYS: Please attach Selectmen's "Certificate of Completion".

T-26 relocation +.163
T-108 new road (Sunset Blvd. off Rt. 5) +.301

(2) DISCONTINUED: Please attach SIGNED copy of proceedings (minutes of meeting).

T-26 relocation -.098

(3) RECLASSIFIED/REMEASURED: Please attach SIGNED copy of proceedings (minutes of meetings).

T-40 +0.08; T-86 - 0.06; T-93 -0.03; T-70 + 0.02; T-28 +0.13; T-12 -0.04
Class 4 sections of T-48 + T-84 altered to "trail" status

(4) SCENIC HIGHWAYS: Please attach copy of order designating/discontinuing Scenic Highways.

PART II - CHECK BOX IF NO CHANGES IN MILEAGES AND SIGN BELOW []

PART III - SIGNATURES - PLEASE SIGN.

SELECTMEN/ALDERMEN/TRUSTEES SIGNATURES:

Richard A Ballantine Roger A Newhall
Nancy Nuttle-McMenamy
Paul J Daniels
John Wilbur

CLERK SIGNATURE:

Carol A Donuts

DATE FILED 2-18-93

Please sign ORIGINAL & return for Transportation signature.

AGENCY OF TRANSPORTATION APPROVAL: Signed copy will be returned to T/C/V Clerk.

APPROVED:

[Signature]

Representative, Agency of Transportation

DATE:

2/25/93

CERTIFICATE OF COMPLETION AND OPENING
OF A HIGHWAY FOR PUBLIC TRAVEL

Carol Daniels, Town Clerk of the Town
of Weathersfield, Vermont.

Pursuant to Title 19, V.S.A., Section 15, as amended 1973, this is to certify that the following described section of Class 3 Highway in the Town of Weathersfield was COMPLETED AND OPEN FOR PUBLIC TRAVEL on February 18, 1993.

DESCRIPTION OF RIGHT-OF-WAY: Beginning

See attached deed

and as shown on a Highway Map of the Town of Weathersfield, dated _____, 19____, and filed in Book H-1 on page 9-11 of the Records of the Town of Weathersfield by the Town Clerk of said Weathersfield incorporated herein by reference and attested to on said map by said Town Clerk.

Dated at Weathersfield, County of Windsor and State of Vermont, this 18 day of February, A.D., 1993.

Kaney Nutt-McMenemy
Carl H. Daniels

BOARD

OF

SELECTMEN
ALDERMEN
TRUSTEES

[Signature]
Roger A. Newhall
Richard A. Ballantine

C. Lotz Cole
and the ~~Mayor of the City~~ of _____

Town Manager of the Town

Weathersfield, VERMONT

February 18, 1993.

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS 3 HIGHWAY COMPLETED AND OPENED FOR PUBLIC TRAVEL, RECORDED IN BOOK H-1 ON PAGE 9-11 OF THE Highway RECORDS OF THE Town OF Weathersfield ON THE 18 DAY OF February, 1993, AT 7:31 O' CLOCK, P. .M.

ATTEST: Carol H. Daniels

Town CLERK OF Weathersfield, VERMONT

CERTIFICATE OF COMPLETION AND OPENING
OF A HIGHWAY FOR PUBLIC TRAVEL

Carol Daniels, Town Clerk of the Town
of Weathersfield, Vermont.

Pursuant to Title 19, V.S.A., Section 15, as amended 1973, this is to certify that the following described section of Class 3 Highway in the Town of Weathersfield was COMPLETED AND OPEN FOR PUBLIC TRAVEL on February 18, 1993.

DESCRIPTION OF RIGHT-OF-WAY: Beginning

See attached deed

and as shown on a Highway Map of the Town of Weathersfield, dated _____, 19____, and filed in Book H-1 on page 13-14 of the Records of the Town of Weathersfield by the Town Clerk of said Weathersfield incorporated herein by reference and attested to on said map by said Town Clerk.

Dated at Weathersfield, County of Windsor and State of Vermont, this 18 day of February, A.D., 1993.

Nancy Nutele-McMenemy
Neil Daniels
Tom W. Cole
Roger A. Newhall
Richard A. Ballantine

BOARD
OF
SELECTMEN
~~ALDERMEN~~
~~TRUSTEES~~

C. Peter Cole

and the ~~MAYOR of the City~~ of Weathersfield.

Town Manager of the Town of
Weathersfield, VERMONT

February 18, 1993.

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS 3 HIGHWAY COMPLETED AND OPENED FOR PUBLIC TRAVEL, RECORDED IN BOOK H-1 ON PAGE 13-14 OF THE Highway RECORDS OF THE Town OF Weathersfield ON THE 18 DAY OF February, 1993, AT 7:30 O' CLOCK, P. .M.

ATTEST: Carol H Daniels

Town CLERK OF Weathersfield, VERMONT

WEATHERSFIELD SELECTBOARD MEETING
November 16, 1992

ATTENDANCE:

Sel. R. Newhall	Paul Yewell
Sel. R. Ballantine	Ken Blum
Sel. N. Nutile-McMenemy	Willis Wood
Sel. N. Daniels	Julia Lloyd Wright-Valley News
Sel. F. Crowley	Elaine Broekhuizen-Windsor
T.M. P. Cole	Chronicle
Sec. P. Daniels	

The meeting was called to order at 7:30 p.m. by Chr. Nutile-McMenemy.

#1 CORRECTIONS & ADDITIONS TO THE AGENDA

#9 OTHER BUSINESS

- a.) Ron Brown's subdivision plat map review
- b.) Green-up Day appropriation request

#10 LETTERS & ANNOUNCEMENTS

- a.) Transportation Forum - November 19, 1992
- b.) Tom Lauritsen
- c.) Local roads program - December 3, 1992
- d.) Land Trust workshop - November 23, 1992

#2 MINUTES OF NOVEMBER 2, 1992

Sel. Daniels made a motion to accept the minutes of November 2, 1992 as presented; Sel. Newhall second; vote in favor unanimous.

#3 VISITATIONS - None

#4 PUBLIC HEARING - Cooks Pond Road Reclassification

TM Cole went over the statute for changing the classification of a road. Property owners, Paul Yewell and Ken Blum, petitioned the Selectboard to change the classification of the road between their driveways from Class 4 to Trail status. This covers a distance of approximately 2,345 feet. Mr. Yewell and Mr. Blum are the only property owners affected by this change and they were properly notified of the hearing. A hearing notice was also posted in the Windsor Chronicle, the Town's official newspaper.

Testimony - Mr. Yewell told the Board that he had deeded the development rights to his property to the Upper Valley Land Trust and that he would like this portion of the road to always be a trail. Mr. Blum concurred stating that people abuse the land by leaving their trash where it is not wanted and then he or Mr. Yewell have to clean it up. This area is also used as a Lovers' Lane and an area for beer parties. The illegal jacking of deer takes place frequently. Sel. Ballantine questioned the availability of an access at either end of the trail for fire trucks in case of a forest fire in that area or a fire at either residence. Both Mr. Yewell and Mr. Blum assured the Board that there would be emergency access available to Cook's Pond. There will be several large "natural barriers" placed at either end of the trail to deter motor vehicles in the future. Sel. Daniels questioned if a survey description is necessary. TM Cole said that he had not found that as a requirement in the statute.

RECEIVED

NOV 23 1992

Weathersfield Selectboard Meeting

November 16, 1992

Page 2

#4 PUBLIC HEARING - Cook's Pond Road Reclassification (con't.)

Sel. Daniels made a motion to grant the petitioners a change of road status from Class 4 to Trail for 2,345 feet between the driveways of Paul Yewell and Ken Blum on Cook's Pond Road. Permission is given to block the trail against vehicular traffic at either end and TM Cole is instructed to draft the decision and order of the Selectboard for recording with the Town Clerk. Sel. Newhall second; vote in favor unanimous.

#5 APPOINTMENTS

a.) Budget Committee - Sel. Newhall made a motion to appoint the following to the Budget Committee for 1993-1994 fiscal year: John Arrison, Rene Bergeron, Donna Cross, Jim Neuhaus, Ernie Shand, and Vicky Prouty with Nick Boke and Ken Domey as alternates; Sel. Daniels second; vote in favor unanimous. Arthur Bryant, Ted Coddard and Dorriane Lescord had been appointed at the November 2nd meeting.

b.) Solid Waste District Representative - The names of Tom Martin and Sel. Daniels were presented for consideration. Sel. Newhall made a motion to appoint Sel. Daniels as our representative from Weathersfield; Sel. Crowley second; vote in favor was 4 with Sel. Daniels abstaining.

c.) Auditor - The name of Rae Taylor had been given to the board for consideration. She had indicated an interest to several people but TM Cole had not been able to personally contact her. Sel. Newhall made a motion to appoint Rae Taylor as a Auditor contingent on her acceptance of the position; Sel. Crowley second; vote in favor unanimous. If Mrs. Taylor accepts, the Auditors will be Brenda Hazeltine, Phyllis Dziedzic and Rae Taylor.

d.) Planning Commission - There were no names of interested people available for appointment. Jeff Brode will be leaving town soon after the first of the year. It is hoped to have a name for the selectboard meeting on December 7th.

e.) Connecticut River Advisory Commission - TM Cole presented the name of Sharon Quackenbush for consideration. Ms. Quackenbush purchased Henry Cobb's old home on the Conn. River and is interested in serving on the commission. Sel. Crowley made a motion to appoint Sharon Quackenbush to the Connecticut River Advisory Commission; Sel. Daniels second; vote in favor unanimous.

#6 LISTERS - Progress Report

Lister P. Daniels told the board that the Listers had interviewed four appraisers who are interested in reappraising the rest of the residential properties in town. They had hoped to be able to attend tonight's meeting and make a recommendation to the board but such was not the case. Hopefully some definite figures will be ready for the December 7 Selectboard meeting as well as the Listers' budget for 1993-1994. Some discussion followed.

#4 RESIGNATIONS & APPOINTMENTS
d.) Lister (con't.)

Appointment - Alison Steele was present and is interested in filling the position of Lister. She has been training in that office for the for the past two weeks. Sel. Newhall made a motion to appoint Alison Steele to the Board of Listers to fill the unexpired term of Pat Daniels until March Town Meeting; Sel. Crowley second; vote in favor unanimous.

#5 SOUTH MOUNTAIN ROAD UPDATE

TC Carol Daniels told the board that William Batchelder of Batchelder Engineering in Charlestown, NH had been hired to search the history of South Mountain Rd. for the town. He was the person who was hired to search the history of the status of the road that goes between Clattenburg's and Hennessy's several years ago. He has spoken with T.M. Cole and will do the work for \$15/hr. with a cap of \$500 to be spent. T.M. Cole had spoken with Town Attorney Doug Richards who had told him to have this done. Mr. Butterfield tried to use the Butterfield maps in determining the location of this road but the map does not appear to be correct and deed research will have to be done. Sel. Daniels made a motion to authorize the Town Manager to hire a professional to do the deed research necessary to solidify our position in this matter with a spending cap not to exceed \$500; Sel. Crowley second; vote in favor unanimous.

Chuck Roche asked for a report on the letter that Raymond Phelan had written to Chr. Nutile-McMenemy. She said that it was written to her personally. She has discussed it with Attorney Richards and he has advised her not to discuss it further.

#6 ADA COMPLIANCE

T.M. Cole had given the board a memo providing a four step format to bring Martin Memorial Hall into compliance with ADA regulations. Selectboard ADA Coordinator, Nutile-McMenemy asked the board for their thoughts on this. Sel. Daniels said that he favors a three person committee to determine the solution. He said that he would sit it out and be a critic. Sel. Crowley would like to have people brainstorm some ideas and come up with a solution without expansion. His thoughts are that maybe expansion would ultimately be on the other side of town.

It was felt that Step 2 is the key point. No decisions were made at this meeting and discussion will continue.

#7 COOK'S POND ROAD DECISION

Surveyor Gary Rapanotti was present to show the Board a survey that he has completed showing the portion of the Cook's Pond Road that has been reclassified. \$200 of Mr. Rapanotti's fee has been paid for by "Tiny" Yewell and Ken Blum. Sel. Daniels moved that "Based on the findings on Cook's Pond Road reclassification, the Selectboard orders that said road section referenced by Gary Rapanotti's Survey #12-18-92, Map #92-383, be reclassified to Trail status; Sel. Newhall second; vote in favor unanimous. The Town Clerk's number for this survey is 220.

Town of Weathersfield Vermont

TOWN OFFICE / WEATHERSFIELD, VERMONT 05030

(802) 674-2626

Decision and Order of the Selectboard Of the Town of Weathersfield For the Alteration of a Highway

At 7:30 P.M. on November 16, 1992, at Martin Memorial Hall in the Town of Weathersfield, the Selectboard held a public hearing for the purpose of taking testimony of interested persons and adjoining landowners as to whether a portion of Cooks Pond Road should be altered to the status of legal trail. Due notice was given by certified mail to all landowners at least 30 days before the date of the hearing, including Mr. Paul Yewell and Mr. Kenneth Blum.

At the hearing, there were 3 witnesses - Paul Yewell, landowner, Kenneth Blum, landowner and Willis Wood, Conservation Commission member.

The section of road being considered for alteration to a trail is from the end of Mr. Paul Yewell's driveway, proceeding by the edge of Cooks Pond to the foot of Mr. Kenneth Blum's driveway, being a distance of 2,345 feet, more or less. Everyone present being familiar with the road, the site visit was waived.

After hearing the witnesses, the Selectboard made the following findings of fact.

1. This section of Cooks Pond Road is presently a Class 4 highway, with no residences on this section.
2. Only 2 landowners are directly affected by this alteration, all other landowners having access to their property from one end or the other of the road.
3. The 2 landowners, Mr. Yewell and Mr. Blum, have requested this alteration to limit motor vehicle access to the area, thus discouraging littering, illegal hunting, and other disruptive activities.
4. Mr. Yewell's land development rights have recently been deeded to the Vermont Land Trust.
5. This alteration would relieve the Town of any responsibility to maintain the right-of-way, but would still retain the public right-of-way.

Evidence submitted: A survey map by Gary Rapanotti entitled "A portion of Cooks Pond Road being altered to a trail" Dated: 12/18/92, Map # 92-383. Town Clerk's survey #220.



Page 2
Alteration of Highway
Cooks Pond Road

Based on the preceding findings, and pursuant to 19 V.S.A. 708-711, the Selectboard hereby orders that said section of Cooks Pond Road be altered to a trail. The Selectboard further gives permission to the adjoining landowners to block the trail against vehicular traffic at either end, while not restricting public access on foot or horseback.

Signatures, Weathersfield Selectboard

Date 12/21/92

Nancy Nutile-McMenemy
Nancy Nutile-McMenemy

Neil Daniels
Neil Daniels

Roger Newhall
Roger Newhall

Fred Crowley
Fred Crowley

Richard A. Ballantine
Richard Ballantine

TOWN CLERK'S OFFICE

WEATHERSFIELD, VT. Dec. 22, 19 92

received for record at 2:00 o'clock P.M. and

recorded Vol. H-1 Page 7-8 of Land Records.

Attest: Helen Ann Dwyer Assist. Town Clerk

FEE: \$

WARRANTY DEED

Know All Persons by These Presents

That THE TOWN OF WEATHERSFIELD, a municipal entity in the County of Windsor and State of Vermont, Grantor, in the consideration of One Dollar and other good and valuable considerations paid to its full satisfaction by JANE B. BULLARD of Weathersfield, in the County of Windsor and State of Vermont, Grantee, by these presents, does freely **Give, Grant, Sell, Convey, And Confirm** unto the said Grantee JANE B. BULLARD and her heirs and assigns forever, a certain piece of land in Weathersfield, in the County of Windsor and State of Vermont, described as follows, viz:

Meaning and intending to convey hereby a parcel of land which was formerly a portion of the Cady Hill Road situated near the residence of the Grantee herein, said portion no longer being used for highway purposes and more particulary described as follows:

Beginning at an iron pipe at the centerline of the old Cady Hill Road and being the southerly right of way marker on the new Cady Hill Road;

thence South 78° 24' 58" West, a distance of 231.30 feet along the old centerline of said road to a point;

thence South 69° 51' 20" West, a distance of 159.21 feet along said centerline to a point;

thence South 66° 15' 50" West, a distance of 124.99 feet to a point marking the centerline of the old Cady Hill Road and the easterly right of way of Stoughton Pond Road and or Reservoir Basin Road.

Reference is hereby made to a survey map prepared by Farnsworth Surveys Brownsville, Vermont entitled "Land survyed [sic] For: Weathersfield, Cady Hill Road Weathersfield, Vermont", Drawing No. 92-1030, Dated April 1992, Scale 1" = 50" and revised 4/22/92.

Meaning and intending to convey a portion of land one and one half rods wide on each side of the described centerline of the old right of way of said Cady Hill Road, said parcel to be a total of three rods wide.

To Have And To Hold said granted premises, with all the privileges and appurtenances thereof, to the said Grantee JANE B. BULLARD and her heirs and assigns, to her own use and behoof forever; And the said Grantor THE TOWN OF WEATHERSFIELD, for itself and its successors and assigns does covenant with the said Grantee JANE B. BULLARD and her heirs and assigns, that

until the ensealing of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that she is **Free From Every Encumbrance:** except as stated herein. And it hereby engages to **Warrant And Defend** the same against all lawful claims whatever, except as stated herein.

In Witness Whereof, it hereunto sets its hand and seal this 11 day of February A.D. 1992³

In Presence of
Philip J. Galdi
Carol J. Darnell

Town of Weathersfield
By: C. Peter Cole

State Of Vermont
County Of Windsor

At Weathersfield this 11
day of Feb A.D. 1992³

C. Peter Cole personally appeared, and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed and the free act and deed of the Town of Weathersfield, Vermont.

Before me Aina Johnson²⁻¹⁰⁻⁹³
Notary Public

T-26
relocation

WARRANTY DEED

Know All Persons by These Presents

That I, JANE B. BULLARD of Weathersfield, in the County of Windsor and State of Vermont, Grantor, in the consideration of One Dollar and other good and valuable considerations paid to my full satisfaction by THE TOWN OF WEATHERSFIELD, VERMONT, Grantee, by these presents, do freely **Give, Grant, Sell, Convey, And Confirm** unto the said Grantee THE TOWN OF WEATHERSFIELD, VERMONT, and its successors and assigns forever, a certain piece of land in Weathersfield, in the County of Windsor and State of Vermont, described as follows, viz:

Beginning at an iron pipe set in the end of a stonewall on the southerly right of way of Cady Hill Road being Town Highway #26, for approximately 860 feet long and 50 feet wide.

thence South 84° 59' 12" West, a distance of 104.25 feet to an iron pipe set on the southerly right of way of Cady Hill Road and being the centerline of the old location of Cady Hill Road;

thence North 70° 28' 02" West, a distance of 322.84 feet to an iron pipe set along said southerly road right of way;

thence North 74° 56' 08" West, a distance of 379.37 feet to an iron pipe;

thence South 68° 22' 21" West, a distance of 46.83 feet to an iron pipe on the southerly right of Cady Hill Road and the easterly right of way of Stoughton Pond Road;

thence North 35° 08' 12" West, a distance of 51.42 feet along the northerly right of way of Cady Hill Road;

thence North 68° 22' 21" East, a distance of 75.43 feet along the northerly right of way of said Cady Hill Road to an iron pipe;

thence continuing South 74° 56' 08" East, a distance of 397.90 feet to an iron pipe;

thence South 70° 28' 02" East, a distance of 313.92 feet to an iron pipe;

thence North 84° 59' 12" East, a distance of 87.98 feet to an iron pipe at the end of a stonewall on the northerly side of Cady Hill Road;

thence South 11° 09' 50" East, a distance of 50.29 feet crossing Cady Hill Road to the point of beginning.

Reference is hereby made to a survey map prepared by Farnsworth Surveys, Brownsville, Vermont entitled "Land Surveyed For: Weathersfield, Cady Hill Road, Weathersfield, Vermont", Drawing No. 92-1030, Dated April 1992, Scale 1" = 50' and Revised 4/22/92.

Meaning and intending to convey hereby a parcel of land approximately 860 feet long and 50 feet wide to be used by the Town in connection with the relocation of Cady Hill Road, also known as Town Highway #26.

To Have And To Hold said granted premises, with all the privileges and appurtenances thereof, to the said Grantee THE TOWN OF WEATHERSFIELD, VERMONT, its successors and assigns, to its own use and behoof forever; And I the said Grantor JANE B. BULLARD, for myself and my heirs and assigns do covenant with the said Grantee THE TOWN OF WEATHERSFIELD, VERMONT and its successors and assigns, that until the ensealing of these presents I am the sole owner of the premises, and have good right and title to convey the same in manner aforesaid, that they are **Free From Every Encumbrance:** except as stated herein. And I hereby engage to **Warrant And Defend** the same against all lawful claims whatever, except as stated herein.

In Witness Whereof, I hereunto set my hand and seal this 11th day of November A.D. 1992

In Presence of

Rosemary M. Martin
Suzanne M. Germain

Jane B. Bullard
Jane B. Bullard

State Of Vermont
County Of Windsor

At Weathersfield this 11th
day of November A.D. 1992

Jane B. Bullard personally appeared, and she acknowledged this instrument, by her sealed and subscribed, to be her free act and deed.

Before me Suzanne M. Germain
Notary Public

DEED OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT Roland Smith and Sandra Smith, Grantors, of Weathersfield, County of Windsor and State of Vermont in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration paid by the Town Of Weathersfield, County of Windsor and State of Vermont do hereby dedicate the following described property to the Town of Weathersfield, its successors and assigns, for highway and appurtenant purposes:

Beginning at a point on the Easterly side of U.S. Route #5; thence, continuing along the following courses and distances:

S 69°- 10' E a distance of 245.00 feet to a set iron pin; thence, turning and continuing

S 20°-50' W a distance of 175.00 feet to a set iron pin; thence,

S 13°-20' W a distance of 171.00 feet to a set iron pin; thence,

S 00°-05' E a distance of 190.00 feet to a set iron pin; thence,

S 00°-05' E a distance of 90.00 feet to a set iron pin; thence,

S 10°-03' W a distance of 133.00 feet to a set iron pin; thence,

S 10°-03' W a distance of 148.00 feet to a set iron pin; thence,

S 08°-10' E a distance of 50.00 feet to a set iron pin; thence,

S 08°-10' E a distance of 200.00 feet to a set iron pin; thence,

S-08°-10' E a distance of 220.00 feet to an iron pipe; thence,

N 65°-45' W a distance of 238.63 feet to a set iron pipe; thence,

S 12°-21' E a distance of 170.67 feet to a set iron pipe; thence,

S 66°- 23'-30" E a distance of 125 feet to a set iron pipe;

thence,

S 66°- 23'-30" E a distance of 281.13 feet to a set iron pipe;

thence,

N 08°-10' W a distance of 134.47 feet to a set iron pipe;

thence,

N 08°-10' W a distance of 227.35 feet to a set iron pipe;

thence,

N 08°-10' W a distance of 220.00 feet to a set iron pipe;

thence,

N 08°-10' W a distance of 70.50 feet to a set iron pin; thence,

N 10°-03' E a distance of 130.42 feet to a set iron pin; thence,

N 10°-03' E a distance of 147.00 feet to a set iron pin; thence,

N 00°-05' W a distance of 72.55 feet to a set iron pin; thence,

N 00°-05' W a distance of 191.00 feet to a set iron pin; thence,

N -00°-05' W a distance of 15.00 feet to a set iron pin;

thence,

N 13°-20' E a distance of 139.84 feet to a set iron pin; thence,

N 13°-20' E a distance of 22.00 feet to a set iron pin; thence,

N 20°-50' E a distance of 171.72 feet to a set iron pin; thence,

across Cherry Street, so-called, along a tie line course N 20°-

50' E a total distance of 60 feet to a set iron pin; thence,

turning and continuing N 69°-10' W a distance of 283.79 feet to

the Easterly side of U.S. Route #5, thence turning and continuing along the Easterly side of U.S. Route #5 in a Southerly direction 60 feet to the point and place of beginning.

The lands and premises described herein are depicted on certain surveys, which are filed in the Weathersfield Land Records, the first of which is entitled "Land Surveyed For Roland Smith, Weathersfield, Vermont" prepared by Farnsworth & Associates Professional Land Surveyors, dated December 23, 1977, having a Drawing Number of 77-255 and the second of which is entitled "Land Surveyed For Roland & Sandy Smith, Weathersfield, Vermont" prepared by Farnsworth Surveys, dated September 6, 1991, Drawing Number 91-1006. The lands and premises conveyed herein contain a portion of Cherry Street, so-called, which has a width of 60 feet and also contains Sunset Boulevard, so-called, which has a width of 50 feet.

The lands and premises dedicated herein are subject to, and an easement is hereby reserved for the benefit of Country Estates Water Company, Inc., its successors and assigns, for the purposes of installing, maintaining, and repairing water lines, pipes and equipment, and all related activities associated therewith.

Also, reserving to the Grantors herein, their heirs, successors and assigns, a right to access the lands and premises dedicated herein at a point to be determined near the southeasterly portion of the lands herein dedicated for the purpose of accessing their water wells and other retained lands.

And We, the Grantors, for ourselves, heirs, successors, and assigns do hereby covenant with the Town Of Weathersfield, its successors and assigns, that we have good right and title to make the dedication as hereinbefore mentioned and that from the ensembling of these presents we will have and claim no right in said dedicated except as aforesaid.

Dated at Weathersfield, VT, County of Windsor and State of Vermont, this 14th, of September, 1992.

Roland A. Smith
Roland Smith

Sandra Smith
Sandra Smith

STATE OF VERMONT
COUNTY OF WINDSOR, SS: At, Weathersfield, VT

This 14 day of September, 1992 personally appeared Roland Smith and Sandra Smith and acknowledged the signing of this document to be their free act and deed.

Aina Johnson
Notary Public

Commission Expires: 2/10/95

By their signature below, the Board of Selectman, on behalf of the Town Of Weathersfield, hereby accept the above-described dedicated premises for town highway and appurtenant purposes.

Dated at Weathersfield, County of Windsor and State of Vermont, this 18 day of February , 1993.

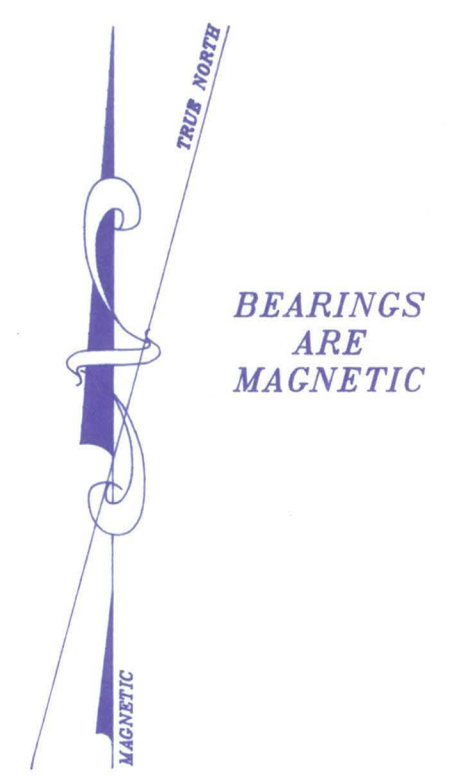
Nancy Natile-McMenemy
Selectmen

Scott H Daniels
Selectmen

Frank W. [unclear]
Selectmen

Roger A. Newhall
Selectmen

Richard A. Ballantine
Selectmen

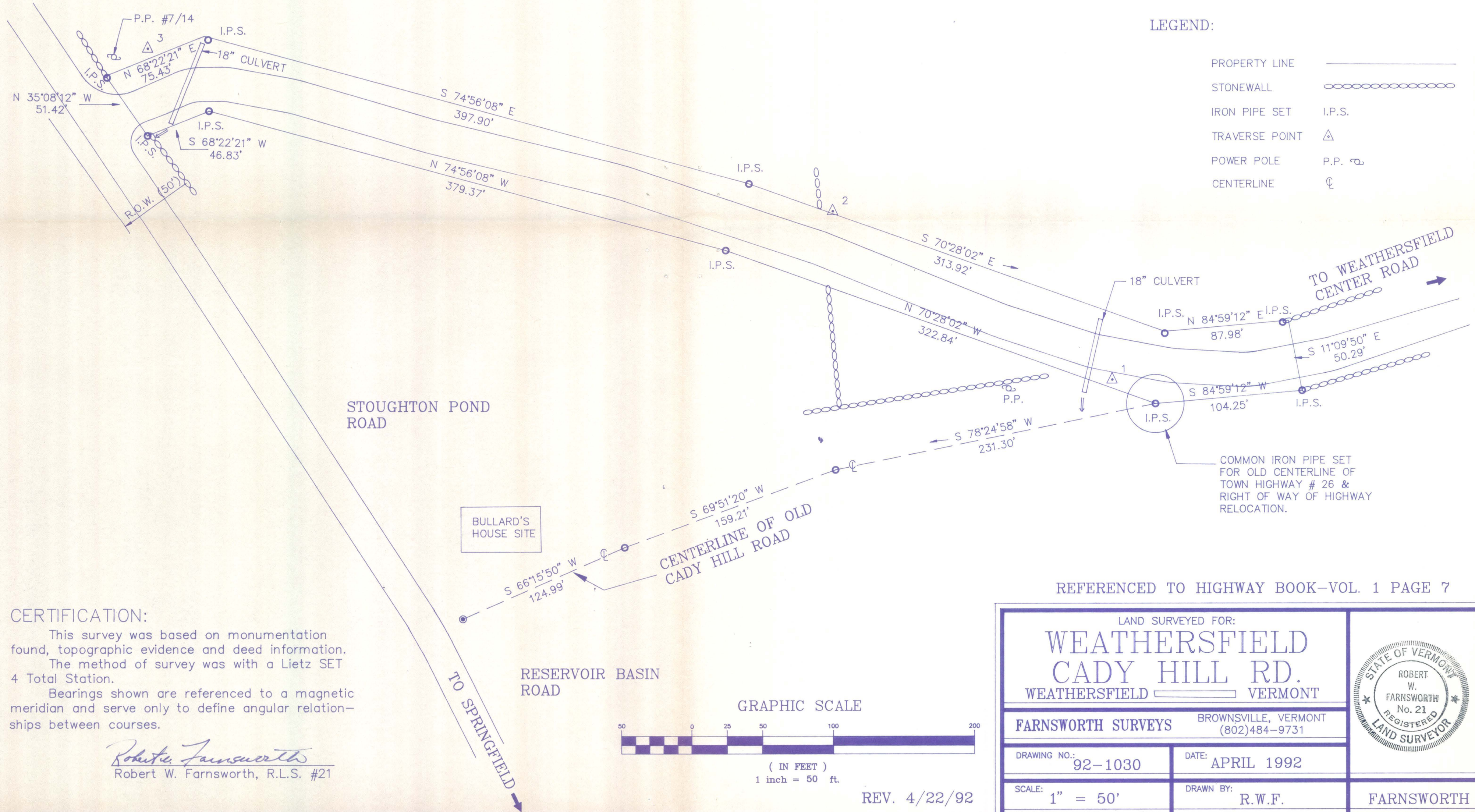


TO VERMONT ROUTE 106

NEW LOCATION OF CADY HILL ROAD
TOWN HIGHWAY NO.26
50' RIGHT OF WAY

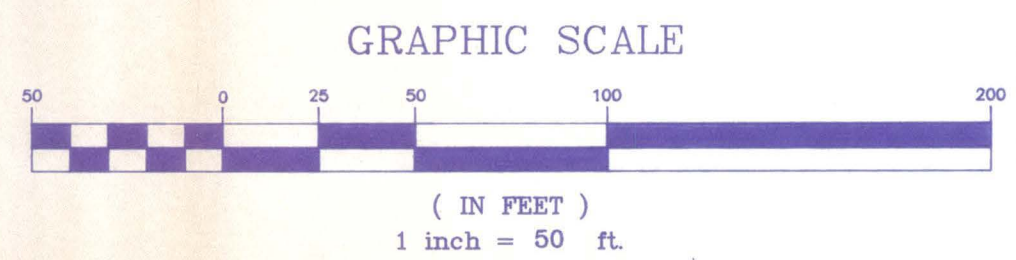
LEGEND:

- PROPERTY LINE _____
- STONEWALL ○○○○○○○○○○○○○○○○○
- IRON PIPE SET I.P.S. ●
- TRAVERSE POINT △
- POWER POLE P.P. ⊕
- CENTERLINE ⊕



CERTIFICATION:
This survey was based on monumentation found, topographic evidence and deed information. The method of survey was with a Lietz SET 4 Total Station. Bearings shown are referenced to a magnetic meridian and serve only to define angular relationships between courses.

Robert W. Farnsworth
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REV. 4/22/92

REFERENCED TO HIGHWAY BOOK-VOL. 1 PAGE 7

LAND SURVEYED FOR:		
WEATHERSFIELD CADY HILL RD. WEATHERSFIELD VERMONT		
FARNSWORTH SURVEYS BROWNSVILLE, VERMONT (802)484-9731		
DRAWING NO.: 92-1030	DATE: APRIL 1992	
SCALE: 1" = 50'	DRAWN BY: R.W.F.	FARNSWORTH