LAND CONSERVATION INVESTMENT PROGRAM

PROJECT DESCRIPTIONS

Each project completed by the Land Conservation Investment Program is described in the following pages. The projects are listed alphabetically by town. If a parcel of land is located in more than one town, it is listed under the town in which the majority of its acreage is located. For each, a project description is followed by a map showing the protected parcels of land for that project.

Maps are from the New Hampshire Geographic Information System. They were created by Complex Systems Research Center of the University of New Hampshire with the assistance of Greg Smith and the Office of State Planning. Project descriptions were written by Barbara Fales and edited by Trust for New Hampshire Lands staff.

Produced by
New Hampshire Land Conservation Investment Program

June, 1993

ACWORTH LOCAL LAND CONSERVATION GRANTS

The Town of Acworth was the recipient of two local LCIP grants. The properties are valuable for their scenic qualities, their forestry and agricultural potential, and their wildlife habitat.

PROJECT ONE

The first project involved a target property--the Roy parcel--and a match property--the Moody parcel. The total appraised value of this project, which closed on October 3, 1991, is $893,000. The Roys sold their easement, valued at $835,000, for $250,000--a substantial bargain sale. The donation of the Moody easement, valued at $58,000 completed the match for this project. The Roy and Moody parcels combine with the abutting protected Clark and Bascom properties to form a continuous belt of scenic, well-managed upland farmland.

Roy Parcel

A conservation easement was acquired on the 977.5 acre Raymond and Evelyn Roy farm, located in the scenic Derry Hill section of Acworth. The land is a combination of interspersed forest and open agricultural fields containing significant sugar orchards, over 50 acres of fields, and a high scenic overlook offering expansive westerly vistas from Five Points Road. The Roys have maintained the land for dairy and maple production and today harvest and sell firewood from their extensive woodlands. A total of 5.9 miles of roads transect the property. A 3-acre pond and a small year-round stream are situated on the property.

SUMMARY INFORMATION

ACWORTH

PROJECT ONE

ROY PARCEL

GRANTOR: Raymond & Evelyn Roy
GRANTEE: Town of Acworth
ACRES: 977.5
DATE ACQUIRED: 10-3-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 949/347
PLAN RECORDED: 01-03-29-04

MOODY PARCEL

GRANTOR: Maude Moody
GRANTEE: Town of Acworth
ACRES: 102.68
DATE ACQUIRED: 10-3-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 898/500
PLAN RECORDED: 1-03-27, 28-04

PROJECT TWO

CLARK PARCEL #1

GRANTOR: Alvin L. & Nancy G. Clark
GRANTEE: Town of Acworth
ACRES: 179.06
DATE ACQUIRED: 3-10-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $40,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 961/322
PLAN RECORDED: Poc1Fo14#46-4

CLARK PARCEL #2

GRANTOR: Alvin L. Clark; Nancy G. Clark; David W. Clark
GRANTEE: Town of Acworth
ACRES: 35.00
DATE ACQUIRED: 3-10-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $10,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 961/333
PLAN RECORDED: Poc1Fo14#46-4

Moody Parcel

Maude Moody donated a conservation easement on 102.68 acres in Acworth. The property consists of three separate parcels--two which are contiguous on opposite sides of a Class VI road and the third which is a landlocked woodlot. The first tract, approximately 54 acres, is situated on the northerly side of Langdon's Road. Ten to fifteen acres are hayfield; the remainder is wooded, primarily hardwood with an operating sugarbush. Gentle slopes rise from the roadway; views to the south and east are panoramic. The second tract, situated south of tract one, contains approximately 30 acres and lies between Langdon's Road to the north and Derry Hill Road to the south. Mostly open fields, it slopes gradually to the south from Langdon's Road, affording dramatic views. The third tract contains approximately 18 acres of backland and abuts the Roy property. Maintained for generations as a non-commercial woodlot, it has no road frontage. The land is high and relatively flat. Growth is about 75% hardwood and 25% pine and hemlock.

PROJECT TWO

Clark Parcel

The Town of Acworth has acquired a conservation easement on the 214.06 acre Clark farm, owned by Alvin L. Clark, Nancy G. Clark, and David W. Clark, in the scenic Derry Hill section of the towns of Acworth and Langdon. The property consists of four tracts--35 acres and 15.7 acres in Langdon; and 27.1 acres and 136.26 acres in Acworth--with good access, scattered areas of developable terrain, and pleasant views. A diversified beef and maple syrup producing farm, its fields and forestland create ideal habitat for deer and wild turkey, and the conservation easement on this property makes it accessible for pedestrian hunting and hiking.

The property is on both sides of a narrow valley and exposure is south, east, and west. It has approximately 6457' frontage on Crane Brook Road, a paved town road, and 3600' frontage on Currier Road, a gravel town road in Langdon. Most road frontage is steep and access is blocked by Crane Brook, a picturesque brook which flows through the center of the property from north to south. About 35 acres are agricultural land--either hayland or pasture; the remainder is heavily wooded with hemlock, pine, and sugar maple.

The Clarks made a bargain sale of the conservation easement, receiving $50,000 for an easement appraised at $107,000. The Clark farm combines with the Bascom, Roy, and Moody properties in a continuous greenbelt of over 2,000 acres of scenic, well-managed upland farmland in Acworth.

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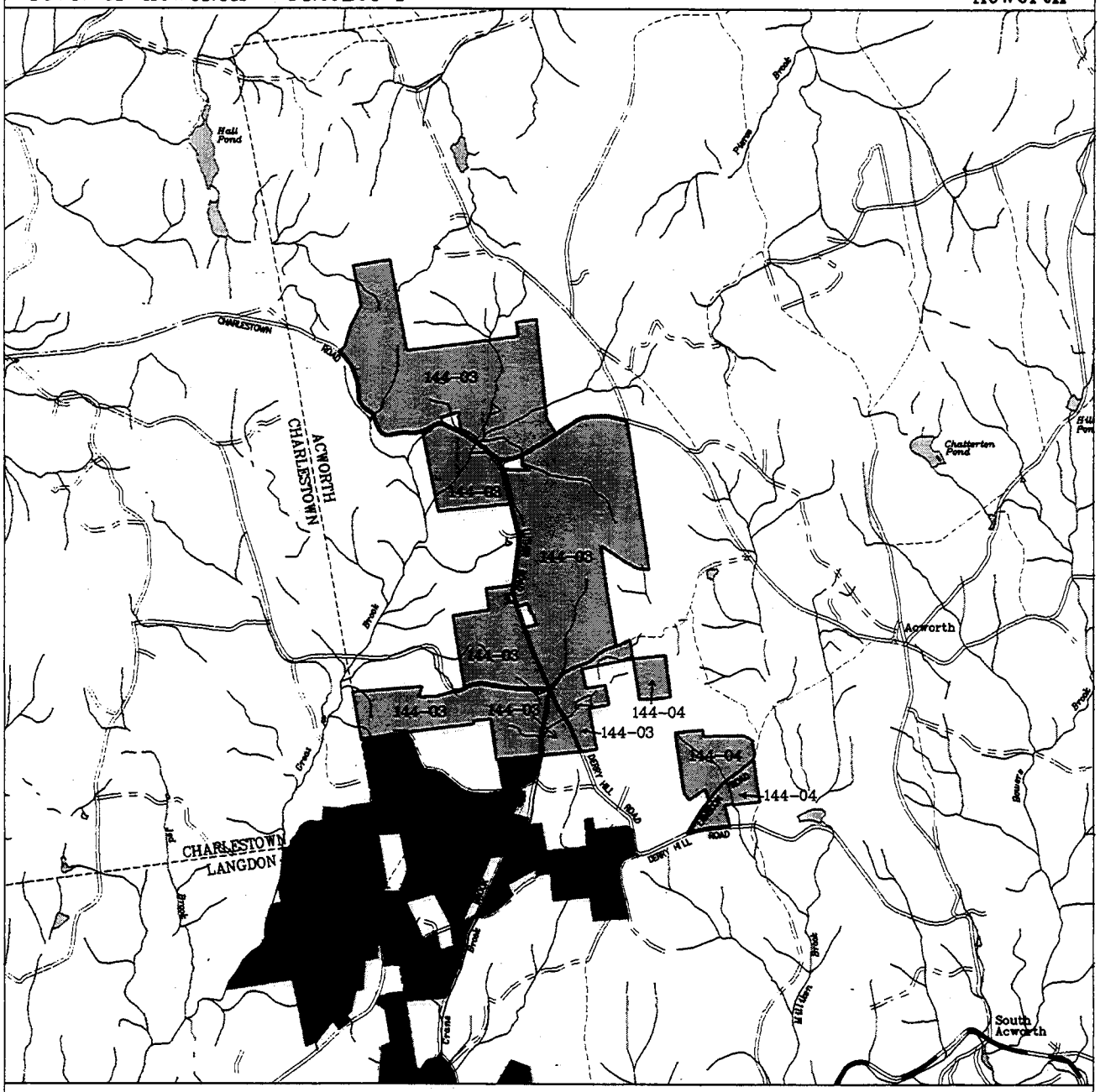
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ACWORTH - PROJECT 1

Acworth



PARCEL ID	ACREAGE	GRANTOR
144-03	977.5	ROY (ESMT)
144-04	102.7	MOODY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

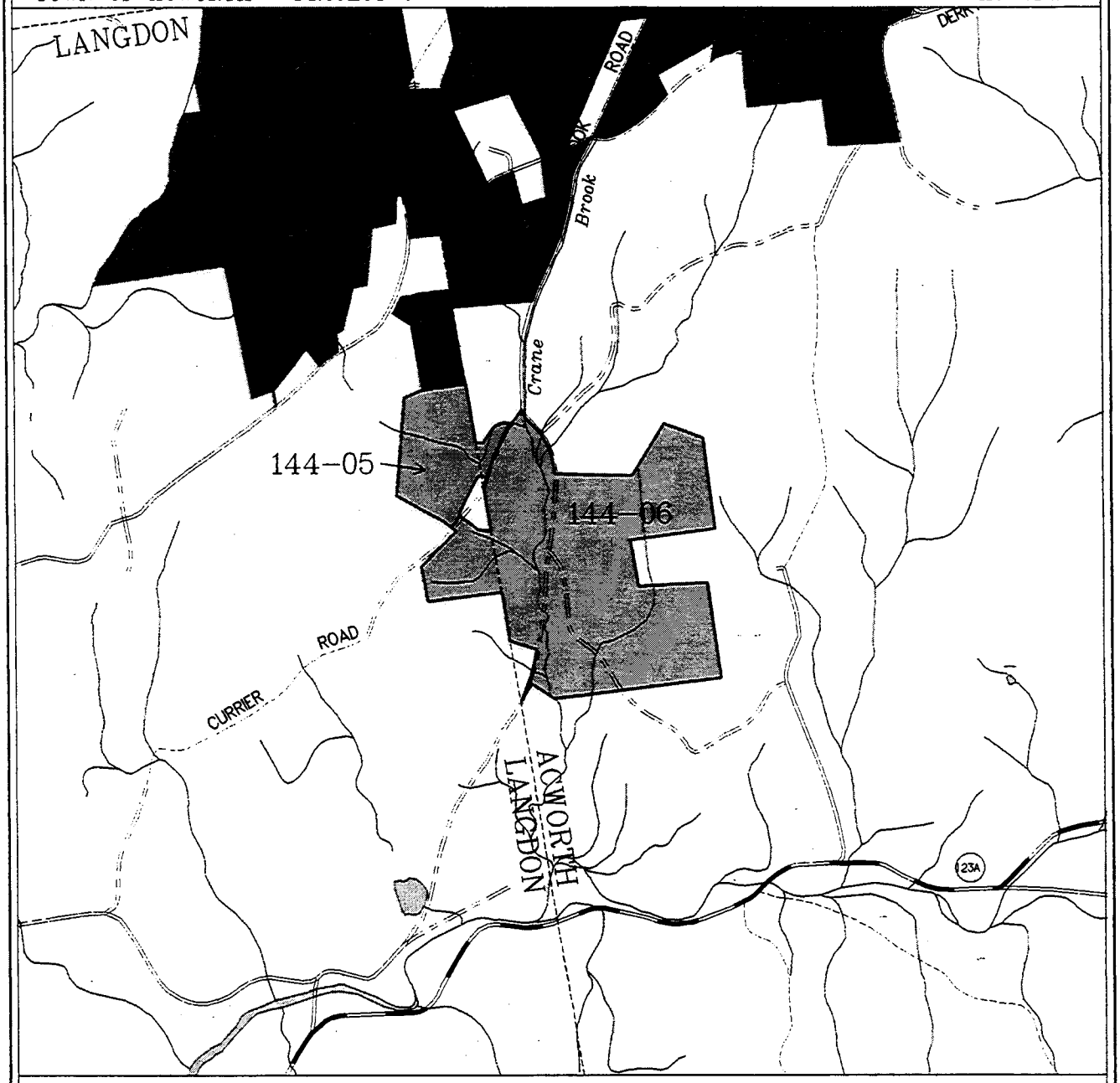
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ACWORTH - PROJECT 2

Acworth



PARCEL ID	ACREAGE	GRANTOR
144-05	35.0	CLARK, N A & D (ESMT)
144-06	179.1	CLARK, A & N (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BASCOM EASEMENTS

ACWORTH

The Land Conservation Investment Program invested in conservation easements protecting the state's most productive maple sugar farm, Bascom's Sugarhouse, and one of the state's outstanding dairy farms, owned by Harvey and Edith Bascom.

The conservation easements total nearly 750 contiguous acres and are located in the scenic Derry Hill section in the Town of Acworth in Sullivan County.

The Derry Hill section of Acworth presents the visitor with an unusually vital upland agricultural landscape. The easement properties are the most conspicuous farms in an area that supports several viable dairy and maple operations. Collectively these farms have created a land use pattern where over 30% of the land is maintained as open field.

The combination of managed field and sugarbush create ideal habitat for the locally abundant whitetail deer and wild turkey.

The Bascom families stem from some of the earliest settlers of Acworth. Much of the property subject to the conservation easements has been in the Bascom family since the 1830s. The purchase of the conservation easements represents substantial bargain sales on the part of the landowners. The total cost for the three properties involved was $525,000.

The conservation easements will ensure that these highly productive acres will remain undeveloped and open for pedestrian recreational use. The Department of Agriculture monitors the Bascom easements. Two other LCIP projects, the Roy and Clark easements, abut the Bascom easements.

Bascom Sugar House Parcel and K. Bascom Parcel

The Bascom Sugar House taps more sugar maple (18,000 --10% of the NH crop) than any other sugar producer in the

SUMMARY INFORMATION

BASCOM SUGAR HOUSE PARCEL

GRANTOR: Bascom Sugar House, Inc.
GRANTEE: State of NH (Dept. of Agriculture)
ACRES: 113.4
DATE ACQUIRED: 7-17-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $155,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 917/316
PLAN RECORDED: 157-3 - 159-3
DATE PLAN RECORDED: 7-17-90

K. & B., R. & E. BASCOM PARCEL

GRANTOR: Kenneth & Bruce Bascom; Ruth & Elizabeth Bascom
GRANTEE: State of NH (Dept. of Agriculture)
ACRES: 238.0
DATE ACQUIRED: 7-17-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $120,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 917/331
PLAN RECORDED: 157-3 - 159-3
DATE PLAN RECORDED: 7-17-90

H. & E. BASCOM PARCEL

GRANTOR: Harvey & Edith Bascom
GRANTEE: State of NH (Dept. of Agriculture)
ACRES: 398.9
DATE ACQUIRED: 7-17-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 917/347
PLAN RECORDED: Pocket 160-3
DATE PLAN RECORDED: 7-17-90

State. Their maple forests have been actively cultivated since the 1920's, with intense management since 1960 (400 cords per year harvested). The two ownerships, which are managed as one unit, comprise 351 acres. They include 250 acres of sugarbush.

The 100 acres of open fields on the property help support dairying on the neighboring property and provide 60 mile views toward the Green Mountains from town roads. The property provides outstanding habitat for deer and wild turkey.

Harvey and Edith Bascom Parcel

The 398.9 acre Harvey Bascom property in Acworth and Langdon is one of New Hampshire's top three in dairy production for its herd type. The property has been extremely well managed. The best lands have been cleared for tillage and the woodlands have been managed for decades to produce maple syrup. This property also provides good habitat for deer and wild turkey.

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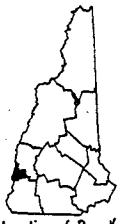
LAND CONSERVATION INVESTMENT PROGRAM

BASCOM EASEMENTS

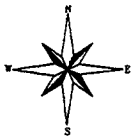
Acworth/Langdon/Charlestown

PARCEL ID	ACREAGE	GRANTOR
144-01	113.4	BASCOM SUGAR HOUSE INC (ESMT)
144-02	398.9	BASCOM, H E (ESMT)
144-08	238.0	BASCOM, K R B & E (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

ALSTEAD LOCAL LAND CONSERVATION GRANT

Alex Gardner purchased the land surrounding Wellman Pond in 1978 specifically for conservation purposes and to keep it from development. In December, 1991, the LCIP furthered that goal by purchasing the 35-acre pond and lands surrounding it for the Town of Alstead. The shallow, marshy waterbody is home to abundant wildlife, including beaver, otter, and nesting blue herons. The balance of the property is forested with mixed hardwood and hemlock and includes numerous small wetlands. The property is well known for its backland wildlife and its hunting and fishing opportunities.

Located in a remote section of town among several thousand contiguous acres of undisturbed forest, the Gardner parcel is crisscrossed by footpaths and logging roads which are frequently used by local people for hiking, skiing, and snowmobiling. The Alstead land fronts Baine Road (a/k/a Old Marlow Road) a Class VI unmaintained road. The northern portion of the property surrounding Wellman Pond has a rolling terrain and becomes increasingly steep and rugged traveling east and south of the Pond. Elevations range from 1240' to 1400' above sea level.

The LCIP contributed $60,000 for the acquisition of the Gardner parcel, whose value was appraised at $137,000. Mr. Gardner provided the local match for the project by making a bargain sale valued at $77,000--the difference between the purchase price and the appraised value. The Town of Alstead provided $2,000 towards the survey and appraisal costs for the project.

SUMMARY INFORMATION

ALSTEAD

GARDNER PARCEL

GRANTOR: Alexander Gardner
GRANTEE: Town of Alstead
ACRES: 273.7
DATE ACQUIRED: 12-13-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $60,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1390/805
PLAN RECORDED: 11,6 #693-4

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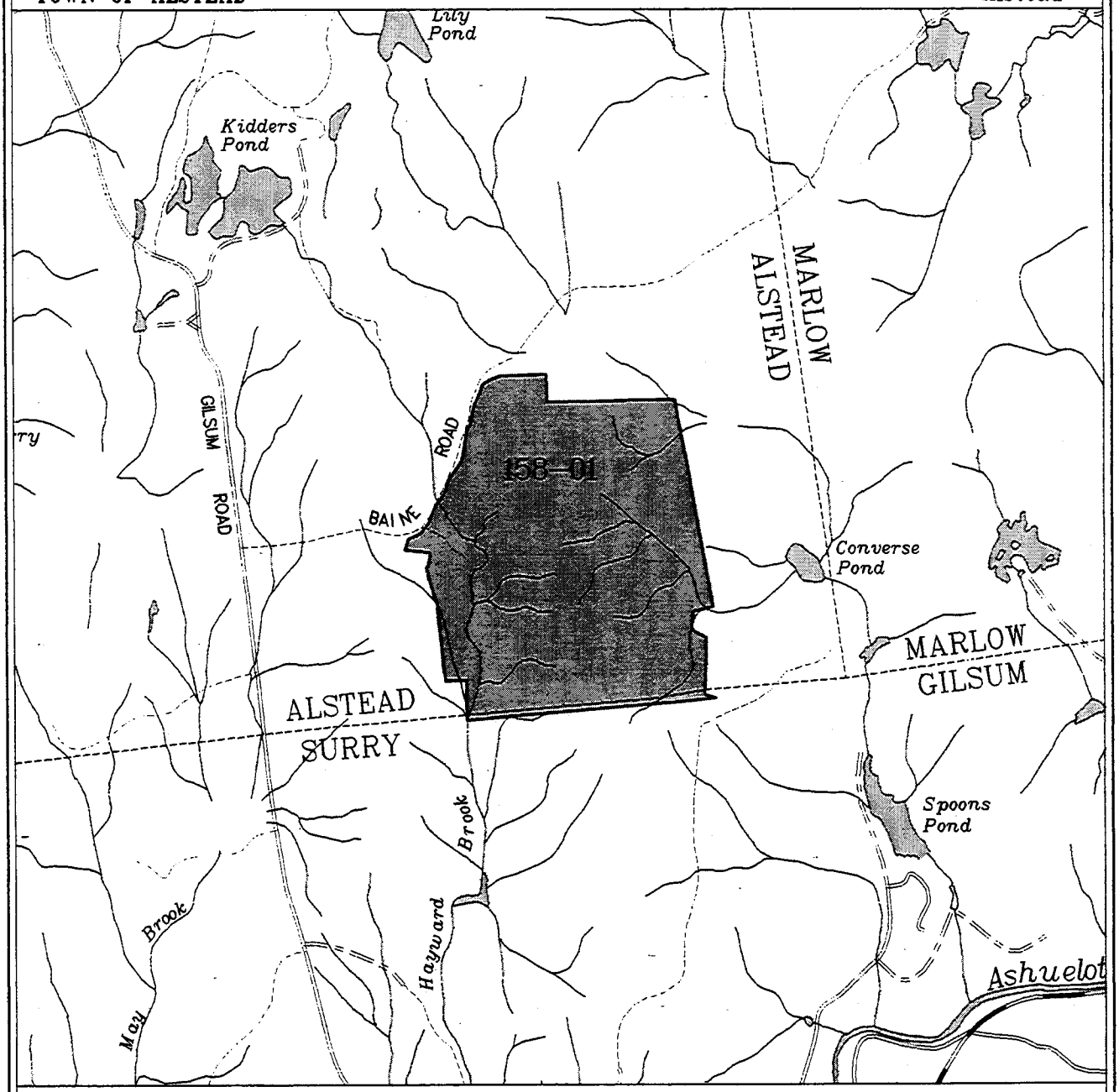
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ALSTEAD

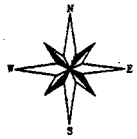
Alstead



PARCEL ID	ACREAGE	GRANTOR
158-01	273.7	GARDNER

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

ALTON LOCAL LAND CONSERVATION GRANT

The Town of Alton's project involved seven parcels of land--three parcels from the Seaveys; two from Eley; and parcels from Barbarossa and the Hoopes. Target properties were two parcels acquired from Seavey and Eley, and match consisted of the additional five donated easements. The purpose of the project is to protect the entire shoreline of Gilman Pond, a highly scenic and nearly undeveloped pond.

Seavey Parcels

Robert and Dorothy Seavey sold to the Town 208 acres of undeveloped waterfront land located on the west side of Marsh Hill Road and on the south side of Gilmans Corner Road. This LCIP target parcel fronts on Gilman Pond with over 3000 feet of frontage on the marshy west side of the pond and 3000 feet of frontage on the east side of the pond--predominantly forest, with areas of ledge. The property contains a floating bog where artic cotton and other unique plants are found.

The town plans a small area for launching hand-carried boats near the outlet stream.

The Seavey conservation easement parcels consist of 22.44 acres and 8.5 acres. The first is undeveloped land located on the west side of Route 28, immediately east of Chestnut Cove Road. It is located approximately 3 miles north of the center of Alton and has good accessibility. This parcel slopes down gently from the road to the west and is wooded. The 8.5 acre parcel abuts the 208 acre target parcel and protects land

SUMMARY INFORMATION

ALTON

SEAVEY PARCEL ONE

GRANTOR: Robert W. & Dorothy M. Seavey
GRANTEE: Town of Alton
ACRES: 208.0
DATE ACQUIRED: 6-9-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $244,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1213/51
PLAN RECORDED: L16-6
DATE PLAN RECORDED: 3-3-92

SEAVEY PARCEL TWO

GRANTOR: Robert W. & Dorothy M. Seavey
GRANTEE: Town of Alton
ACRES: 22.44
DATE ACQUIRED: 6-9-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1213/65
PLAN RECORDED: L16-59
DATE PLAN RECORDED: 6-9-92

SEAVEY PARCEL THREE

GRANTOR: Robert W. & Dorothy M. Seavey
GRANTEE: Town of Alton
ACRES: 8.5
DATE ACQUIRED: 6-9-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1213/57
PLAN RECORDED: L16-6
DATE PLAN RECORDED: 3-3-92

ELEY PARCEL ONE

GRANTOR: Diana Eley
GRANTEE: Town of Alton
ACRES: 159.2
DATE ACQUIRED: 6-9-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $72,700
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1213/39
PLAN RECORDED: L16-60
DATE PLAN RECORDED: 6-9-92

around a historic family cemetery.

Eley Parcels

A target parcel containing 159.2 acres was purchased from Diana Eley. This large undeveloped tract of land is located on Marsh Hill Road. The land slopes generally to the west. On the far west side there are 20 to 30 acres of wetlands. The site is primarily forested.

The second Eley parcel contains 18.03 acres and fronts Gilman Pond. A conservation easement on this parcel was part of the match for this project. A scenic view of the pond from Marsh Hill Road is available across the open fields of this parcel.

Barbarossa Parcel

This donated conservation easement parcel, owned by Sally Barbarossa, consists of 85.92 acres of undeveloped land located on Route 28. The parcel is predominantly forested. Approximately ten acres, mostly on the southern boundary, are wetlands and significant wildlife habitat. The site has very good soils and there appears to be substantial amounts of gravel located beneath the wetlands. Coffin Brook and its tributaries serve as a drainage basin for the property.

Hoopes Parcel

Thomas and Anne Hoopes donated a conservation easement on their 14.1 acres of land located on the south side of Marsh Hill Road. A tract around the house and barn and a 50 foot right of way for access to the house has been excluded. The parcel fronts Gilman Pond . Two streams cross the site, which slopes generally upward to the west. There are two plateaus--one toward the front of the site and one towards the back. The pond frontage is located on the north side of the parcel. The site is almost completely forested.

The Alton project, with a total appraised value of $709,000, included bargain sales on the Seavey property (the LCIP paid the Seaveys $244,000 for their land, appraised at $380,000) and Eley acquisitions (LCIP paid Mrs. Eley $72,700 for her land, appraised at $131,000). Gifts of easements from Eley, Seavey, Barbarossa, and Hoopes were valued at $46,000, $31,000, $84,000, and $37,000 respectively. A total of 367.2 acres in Alton was permanently protected through this project. The total cost to the LCIP was $316,700.

ELEY PARCEL TWO
GRANTOR: Diana Eley
GRANTEE: Town of Alton
ACRES: 18.03
DATE ACQUIRED: 6-9-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1213/43
PLAN RECORDED: L16-60

BARBAROSSA PARCEL
GRANTOR: Sally N. Barbarossa
GRANTEE: Town of Alton
ACRES: 85.92
DATE ACQUIRED: 12-31-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1158/438
PLAN RECORDED: L13-18

HOOPES PARCEL
GRANTOR: Thomas & Anne Hoopes
GRANTEE: Town of Alton
ACRES: 14.1
DATE ACQUIRED: 12-27-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1157/942
PLAN RECORDED: L13-17

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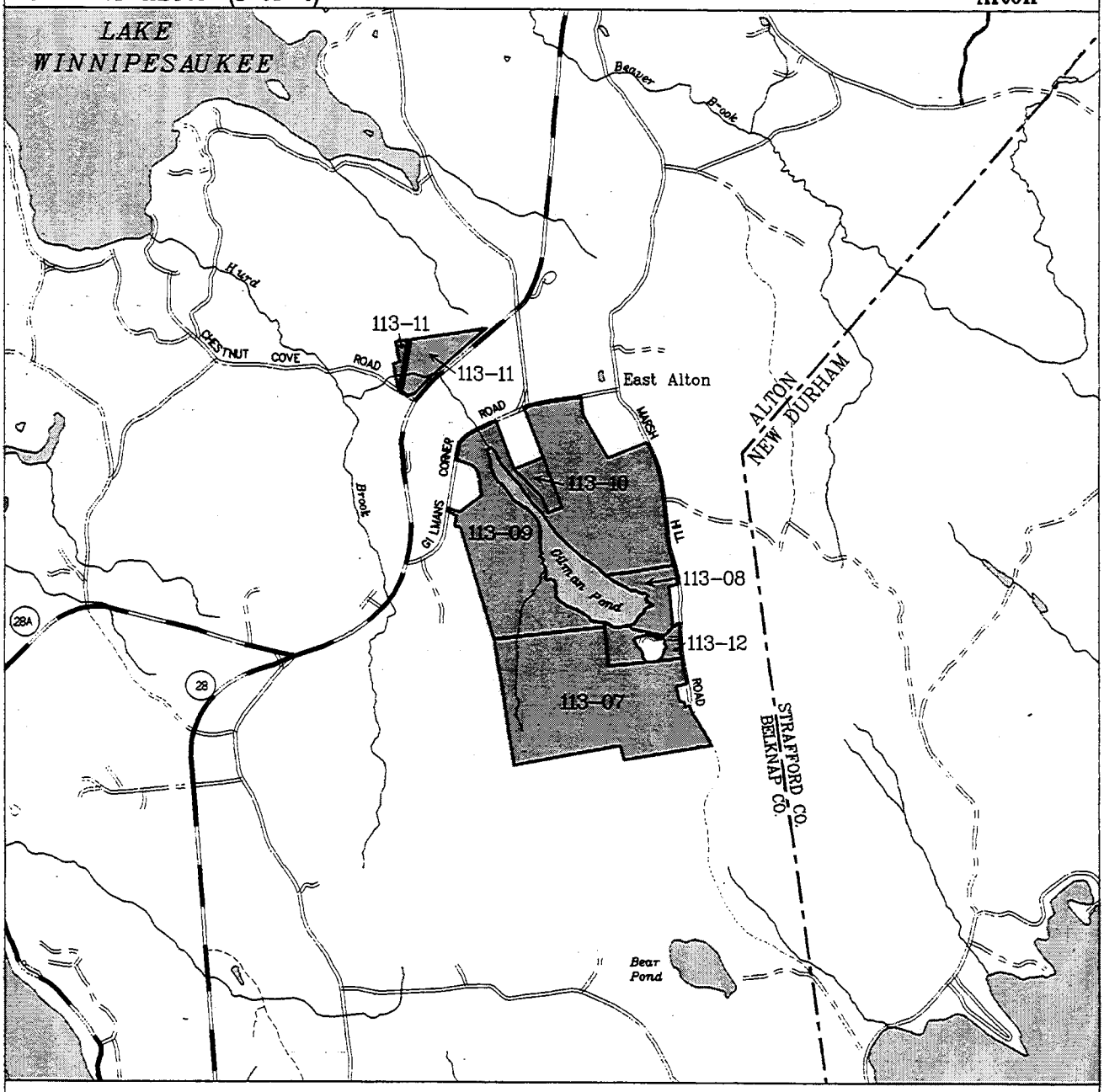
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ALTON (1 OF 2)

Alton



PARCEL ID	ACREAGE	GRANTOR
113-07	159.2	ELEY
113-08	18.0	ELEY (ESMT)
113-09	208.0	SEAVEY
113-10	8.5	SEAVEY (ESMT)
113-11	22.4	SEAVEY (ESMT)

PARCEL ID	ACREAGE	GRANTOR
113-12	14.1	HOOPES (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

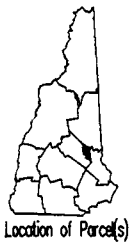
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ALTON (2 OF 2)

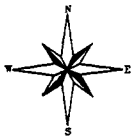
Alton

PARCEL ID	ACREAGE	GRANTOR
126-08	85.9	BARBAROSSA (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

KNIGHT'S POND EASEMENT

ALTON

The Land Conservation Investment Program completed a statewide project on August 13, 1990, which contributed to the protection of the entire shoreline of undeveloped Knight's Pond. Also protected are an endangered orchid population and a public boat access for hand-carried boats. The easement will be monitored by the Fish and Game Department.

Knight's Pond is an undeveloped 31 acre great pond of quiet beauty and natural significance. Thomas and Judith Fry sold a conservation easement to the state which protects the majority of the shore-frontage and watershed of Knight's Pond. The Frys own two parcels totaling 251 acres, which front on Rines and Stagecoach Roads. Their easement enables a trail to be located along the shoreline to encircle the pond.

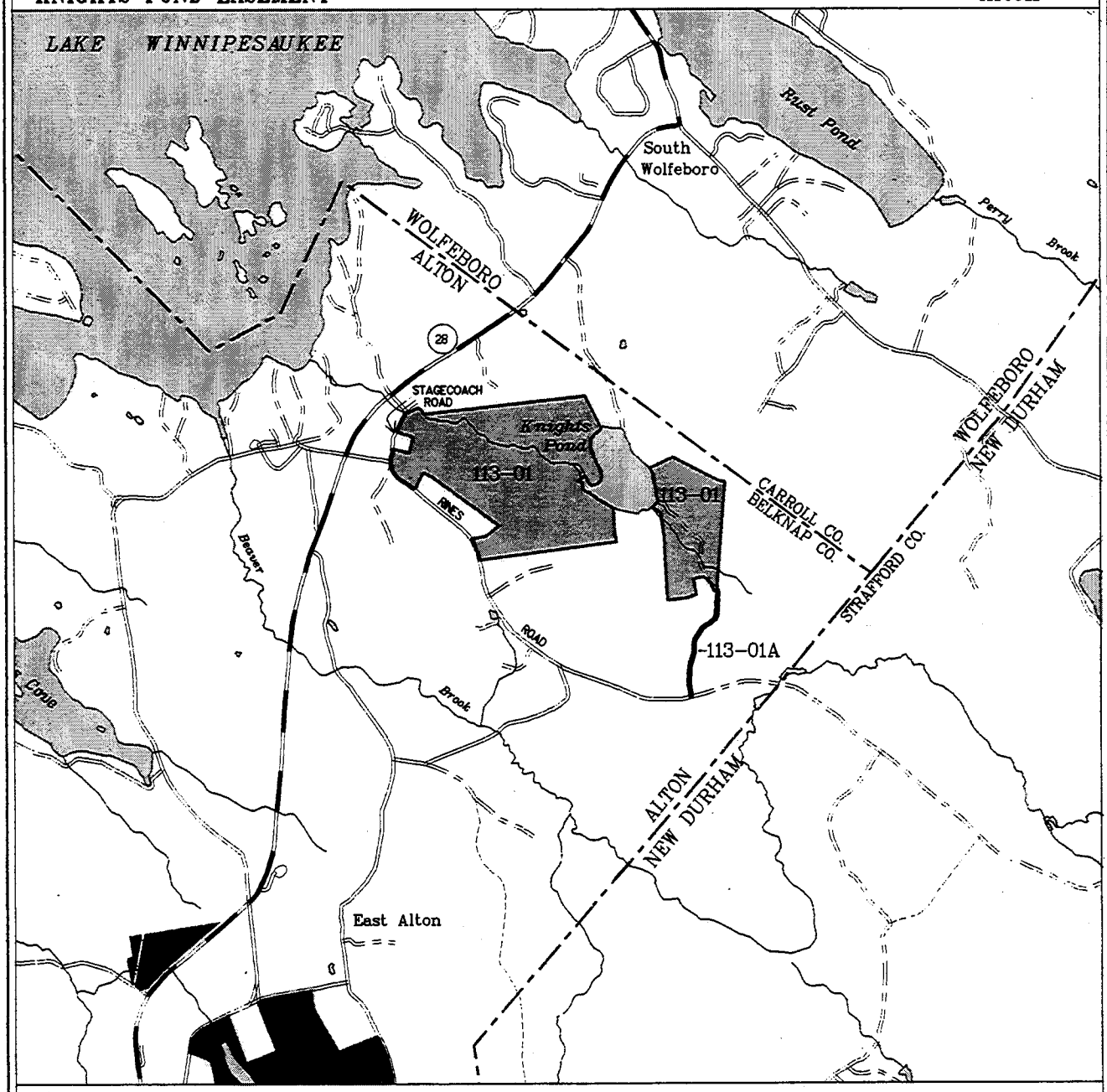
The remaining shoreline of the pond has been permanently protected through the work of the Lakes Region Conservation Trust. The Trust completed a community-wide fundraising effort and purchased a 40 acre tract from a developer and a second parcel of 7.8 acres, both on the pond shore. The Lakes Region Conservation Trust also secured a conservation easement donation from the Piper family on the final shorefront parcel of ten acres. The Trust has constructed and maintains the scenic footpath which circles the pond. The trailhead parking area can be accessed from Rines Road, off of Route 28.

SUMMARY INFORMATION

GRANTOR: Thomas E. & Judith E. Fry
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 251.0
DATE ACQUIRED: 8-13-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $150,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1144/685
PLAN RECORDED: Drawer L11, Plan I7 & I8

LAND CONSERVATION INVESTMENT PROGRAM

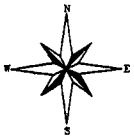
KNIGHTS POND EASEMENT — Alton



PARCEL ID	ACREAGE	GRANTOR
113-01	251.0	FRY (ESMT)
113-01A	---	FRY (ROW)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

AMHERST LOCAL LAND CONSERVATION GRANTS

The Town of Amherst was the recipient of two local LCIP grants, protecting in total three parcels of land by full acquisition. The first project targeted the Scott parcel and the second project targeted two parcels owned by the Arnold brothers. The Town plans to manage the Arnold land for forestry, wildlife habitat, and recreation.

PROJECT 1

Scott Parcel

Stephen and Charlotte Scott sold 41.69 acres of their farmland to the Town in Amherst's first LCIP local project. The property's two open fields, located on either side of the Souhegan River, include approximately 23 acres of excellent bottomland soil. The balance of the land is wooded, including a silver maple floodplain forest stretching along the riverbanks. Much of the property lies within the 100-year floodplain, overlying a high-yield aquifer identified by the Town as a potential future water supply. It abuts the town forest and extends the town's existing protected river corridor over half a mile. The two tracts which comprise this parcel front Boston Post Road and Thorntons Ferry Road.

The Town plans to construct trails along the river and around the fields, linking with trails on the adjacent town forest. Agricultural uses will be continued. A hand-carried boat access has been installed, as well as a small parking area to accommodate walkers, canoeists, and others.

The total appraised value of this project is $328,000. The LCIP funded $150,000; the Town of Amherst funded $150,000; and the owner made a donation of the remaining $28,000 of the value of the property. The project closed on January 23, 1989.

PROJECT 2

Arnold Parcels

On January 10, 1992, Edwin and Richard Arnold sold a total of 119 acres of forest-

SUMMARY INFORMATION

AMHERST

PROJECT ONE

SCOTT PARCEL

GRANTOR: Stephen & Charlotte Scott
GRANTEE: Town of Amherst
ACRES: 41.69
DATE ACQUIRED: 1-23-89
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $150,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5082/104
PLAN RECORDED: 22706

PROJECT TWO

ARNOLD PARCEL #1

GRANTOR: Edwin Arnold
GRANTEE: Town of Amherst
ACRES: 30.1
DATE ACQUIRED: 1-10-92
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $18,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5307/1875
PLAN RECORDED: 25585

ARNOLD PARCEL #2

GRANTOR: Richard Arnold
GRANTEE: Town of Amherst
ACRES: 88.9
DATE ACQUIRED: 1-10-92
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $56,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5307/1872
PLAN RECORDED: 25585

land to the Town of Amherst through the LCIP. The land abuts the town's Joe English Reservation, a forested conservation area that is well-used by townspeople for hiking and other quiet recreation. The main footpath entrance into the Joe English Reservation crosses the Arnold land, as does the Town's Bicentennial Trail. Joe English Brook and others flow across the Arnold land to provide corridors for wildlife travel, connecting numerous wetland and marshy flowages on and near the Arnold property. At the southwesterly hilltop of the Arnold land, a mature hemlock forest provides winter deer yarding areas.

The Town made a substantial contribution toward the purchase of the Arnold properties. Edwin Arnold sold 30.1 acres for $45,000 to the town, $18,000 of which was provided by the LCIP and $27,000 by the Town. Richard Arnold received $140,000 for his 88.9 acre parcel, $56,000 from the LCIP and $84,000 from the town. The local match also resulted from bargain sales by both landowners, who sold well below the appraised values for the parcels. Edwin Arnold's land was appraised at $132,500 and Richard Arnold's at $204,000. The total appraised value of this project was $336,500.

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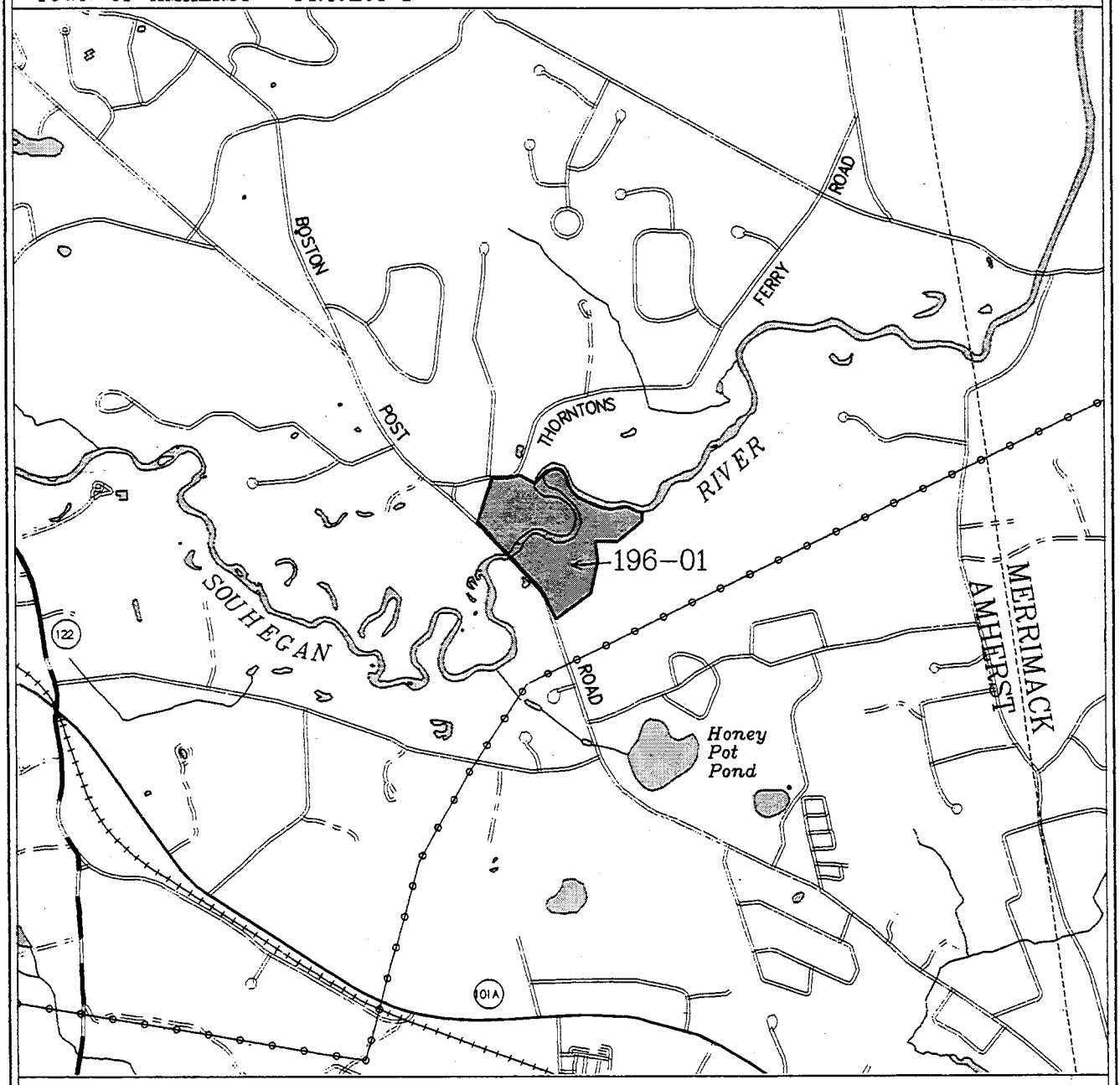
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF AMHERST - PROJECT 1

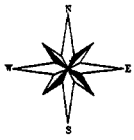
Amherst



PARCEL ID	ACREAGE	GRANTOR
196-01	41.7	SCOTT

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

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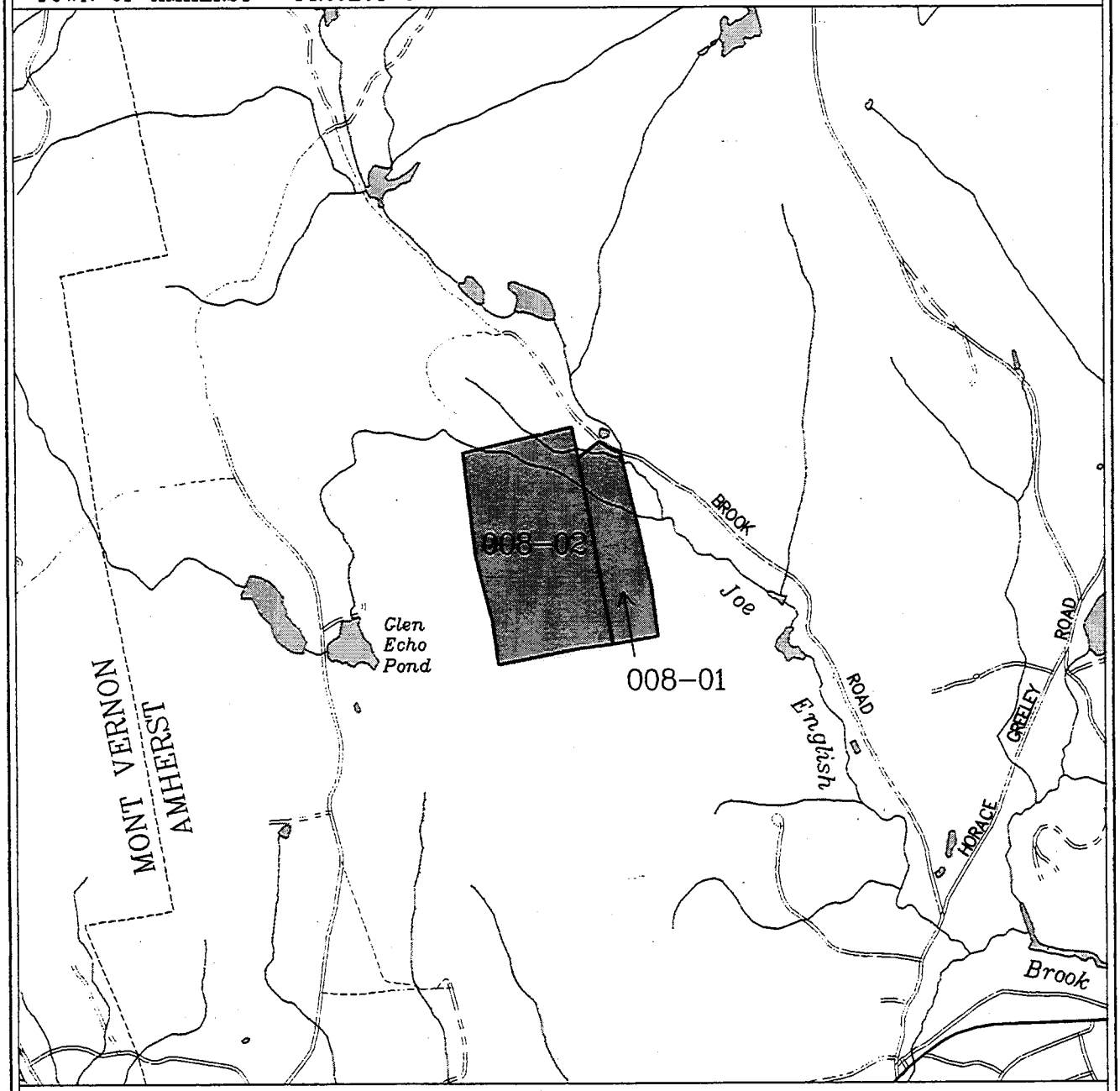
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF AMHERST - PROJECT 2

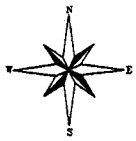
Amherst



PARCEL ID	ACREAGE	GRANTOR
180-01	30.1	ARNOLD, E
180-02	88.9	ARNOLD, R

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
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University of New Hampshire
March, 1993

NEW HAMPSHIRE

ANDOVER LOCAL LAND CONSERVATION GRANT

The Town of Andover protected over 696 acres of land through a local grant from the Land Conservation Investment Program in September, 1992.

Property belonging to Leon B. Newman was protected with a conservation easement. The land is reached from Route 11 by proceeding north along Taunton Hill Road for about a mile. Continuing north from Taunton Hill Road is Old College Road, and the Newman property is found about one half mile north on Old College Road on the left (or west) side of the road, at the end of the year-round maintained portion of the road.

The parcel is located on the southeast slope of Ragged Mountain. Elevations range from about 1000 feet to 1500 feet. Approximately two-thirds of the property is moderately steep and wooded, except for a few cleared areas. The center of the property is cut from north to south by a deep valley through which Mountain Brook flows. There is a scenic waterfall along the brook.

The parcel is located within the Town's Forest and Agricultural Zone. The easement provides for public access to a footpath and snowmobile trail that is several thousand feet long.

The property is also open for hunting but may be posted during timber harvests and agricultural use.

The cost to the LCIP for this project was $50,000. The appraised value of the Newman conservation easement was $106,000. The landowner donated more than the necessary 50% match for this project.

SUMMARY INFORMATION

NEWMAN PARCEL

GRANTOR: Leon Newman
GRANTEE: Town of Andover
ACRES: 696.62
DATE ACQUIRED: 9-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $50,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1894/1163
PLAN RECORDED: 12522

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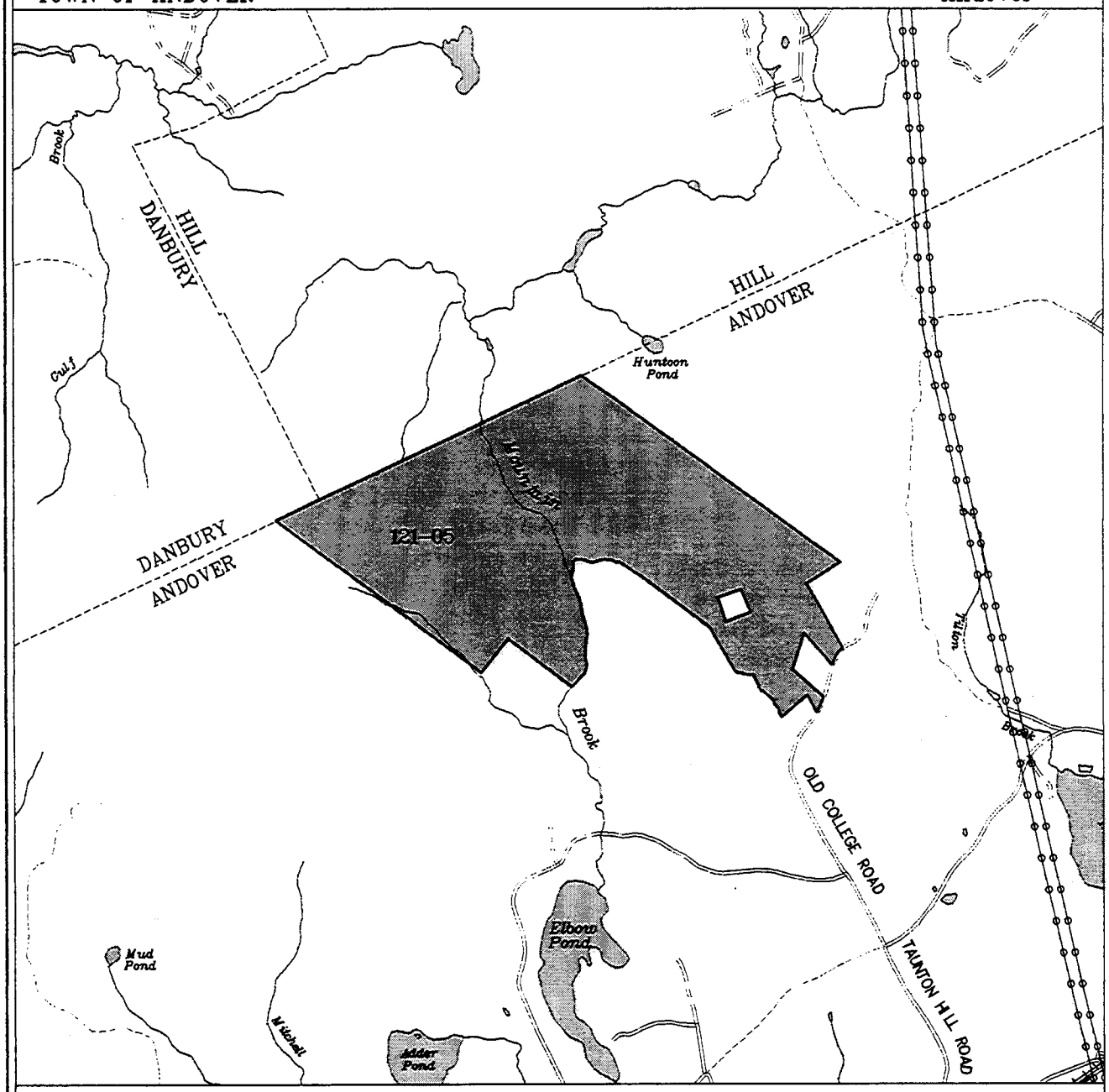
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ANDOVER

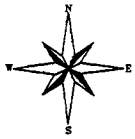
Andover



PARCEL ID	ACREAGE	GRANTOR
121-05	696.6	NEWMAN (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

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University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

ATKINSON LOCAL LAND CONSERVATION GRANT

On August 7, 1990, the Town of Atkinson acquired 59.19 acres of land through a local project of the Land Conservation Investment Program. The Town secured the former Trinity House Camp parcel with the assistance of the Society for the Protection of New Hampshire Forests and plans to keep the land in conservation uses.

Trinity House Camp had been operating at a loss for several years, and its directors were making decisions about how to dispose of the property when staff of the Forest Society and the Trust for NH Lands were approached. Even if the camp had to close, they decided they would like the land to remain as it was.

The Forest Society negotiated a purchase of the camp that would enable the Town to purchase several significant buildings for a community center and to preserve 59 acres of conservation land. The Town received a $65,000 LCIP grant for the purchase of the acreage and purchased the buildings with Town funds. Through these sales and the sale of several houselots, the Forest Society was able to raise a $230,000 conservation education endowment in memory of former camp director Carolyn Orr.

The land lies near the border of New Hampshire and Massachusetts. It is a combination of open field, forest land, and wetland. A network of trails crosses the property, leading to several small ponds. The town is using the land as a passive recreation area in conjunction with activities at the newly-renovated community center which abuts the tract.

The appraised value of the property was $350,000.

SUMMARY INFORMATION

SOCIETY FOR THE PROTECTION OF NH FORESTS (TRINITY HOUSE CAMP) PARCEL

GRANTOR: SPNHF
GRANTEE: Town of Atkinson
ACRES: 59.19
DATE ACQUIRED: 8-7-990
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $65,000
BOOK /PAGE NUMBER OF DEED CONVEYED: 2847/58
PLAN RECORDED: D-20086

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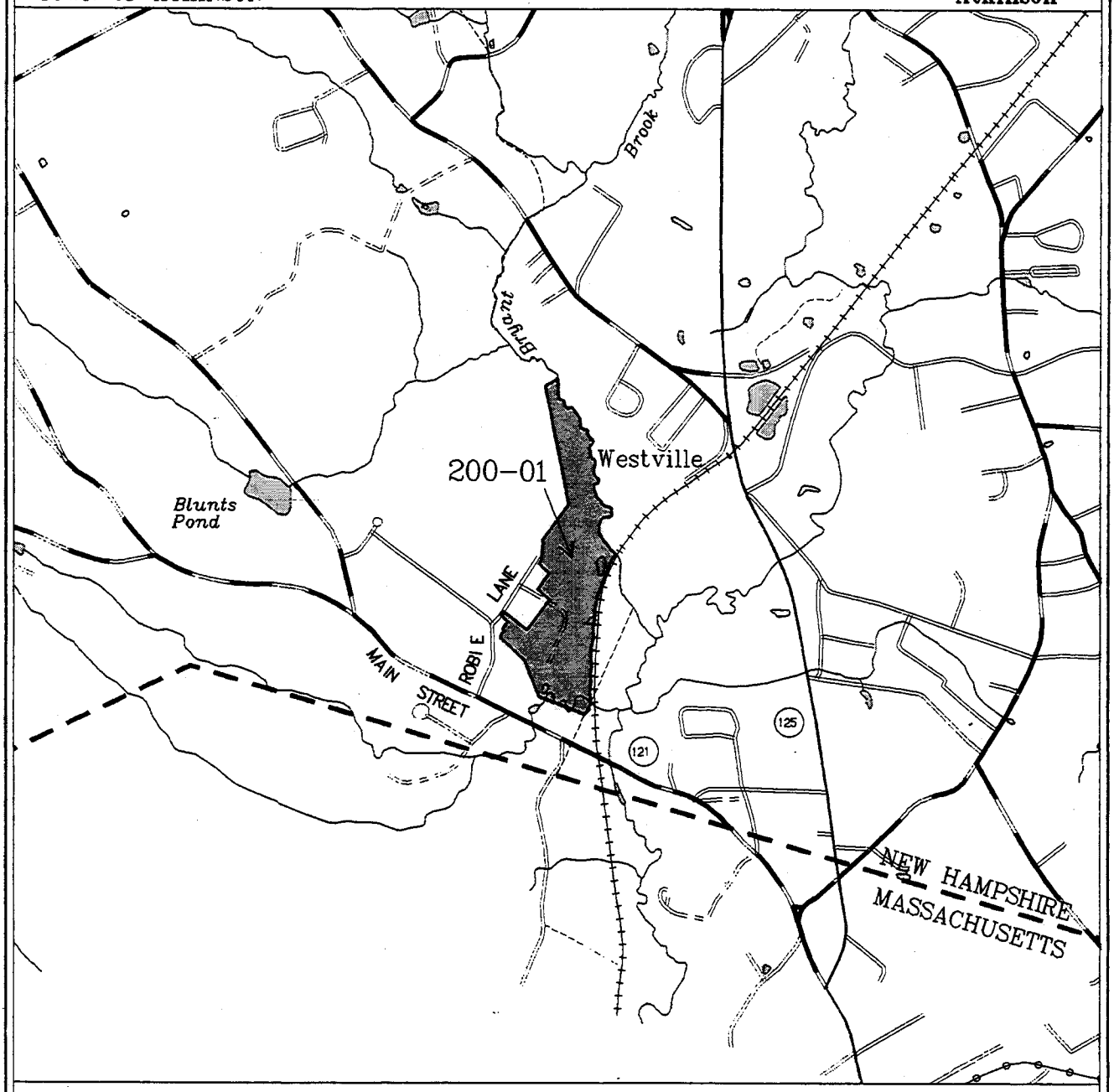
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF ATKINSON

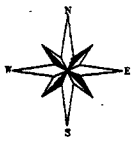
Atkinson



PARCEL ID	ACREAGE	GRANTOR
200-01	59.2	SPNHF (TRINITY HOUSE CAMP)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

BARNSTEAD LOCAL LAND CONSERVATION GRANT

The town of Barnstead completed two projects through the Land Conservation Investment Program.

PROJECT 1

The acquisition of the 6.32 acres owned by William and Marilyn Stevens provides the Town of Barnstead with a long sought boat launch for public access to the Suncook River.

The site is an irregularly shaped tract of land lying to the westerly side of Route 126. It is partially located on a flood area. It has rolling topography and is lightly wooded. Soils are primarily sand and gravel types which are well drained. The property is centrally located in the village of Center Barnstead. It fronts on the Suncook River and the Big River. The land was purchased in fee simple on June 27, 1989. The total appraised value of this project was $80,000. LCIP provided $40,000 in funds and the remaining $40,000 was donated by the owners in their bargain sale.

PROJECT 2

Harrison Parcel

One hundred seventy-nine acres on Beauty Hill Road were sold by Norman and Patricia Harrison to the Town of Barnstead to protect a parcel with significant frontage on the southern shores of Upper Suncook Lake. This forested tract slopes upwards from the lake and constitutes a major portion of the undeveloped area on the lake.

This property has over 1200 feet of shorefront. Access is by way of a long but well-maintained dirt road.

The Town plans to manage the property as a natural area for hunting, fishing and passive recreation.

Goodrich Parcel

Match for this local project was provided in part by

SUMMARY INFORMATION

BARNSTEAD

STEVENS PARCEL

GRANTOR: William & Marilyn Stevens
GRANTEE: Town of Barnstead
ACRES: 6.32
DATE ACQUIRED: 4-9-90
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $40,000.
BOOK /PAGE NUMBER OF DEED CONVEYED: 1101/260
PLAN RECORDED: Dr L-8, P 84

HARRISON PARCEL

GRANTOR: Norman & Patricia H. Harrison
GRANTEE: Town of Barnstead
ACRES: 179.0
DATE ACQUIRED: 3-3-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $78,123.
BOOK /PAGE NUMBER OF DEED CONVEYED: 1242/892
PLAN RECORDED: Dr L 18, Plan 41 & 42

GOODRICH PARCEL

GRANTOR: Fred N. S. Goodrich
GRANTEE: Town of Barnstead
ACRES: 116.0
DATE ACQUIRED: 12-31-92
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: -0-
BOOK /PAGE NUMBER OF DEED CONVEYED: 1236/950
PLAN RECORDED: Dr L 18 Plan 8 & 9

GUENTHER PARCEL

GRANTOR: Lynn Goodrich Guenther
GRANTEE: Town of Barnstead
ACRES: 5.0
DATE ACQUIRED: 3-3-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: -0-
BOOK /PAGE NUMBER OF DEED CONVEYED: 1242/883
PLAN RECORDED: Dr L 18 Plan 8 & 9

the donation of a conservation easement on 116 acres owned by Fred N.S. Goodrich. The property is located on John Tasker and Provence Roads and is mostly wooded, with a small portion in open fields.

The woodlands are a combination of white pine, hemlock, and mixed hardwoods.

Guenther Parcel

Lynn Goodrich Guenther donated a conservation easement on five acres of land located on John Tasker and Evans Roads. The property is a mixture of field, orchard, and woodland.

The LCIP provided a total of $78,123 for this second project for the town of Barnstead.

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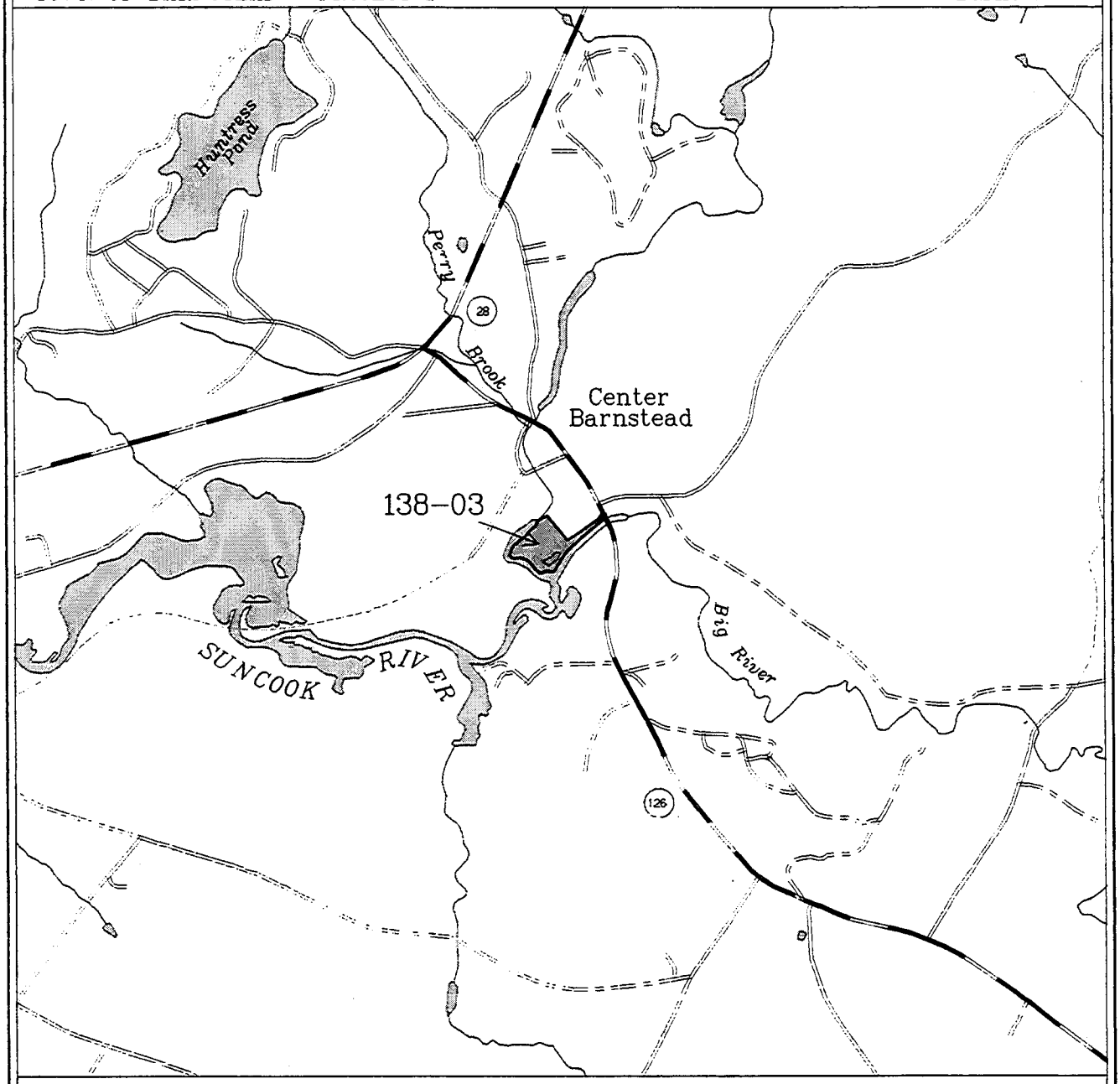
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF BARNSTEAD - PROJECT 1

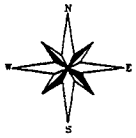
Barnstead



PARCEL ID	ACREAGE	GRANTOR
138-03	6.3	STEVENS

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

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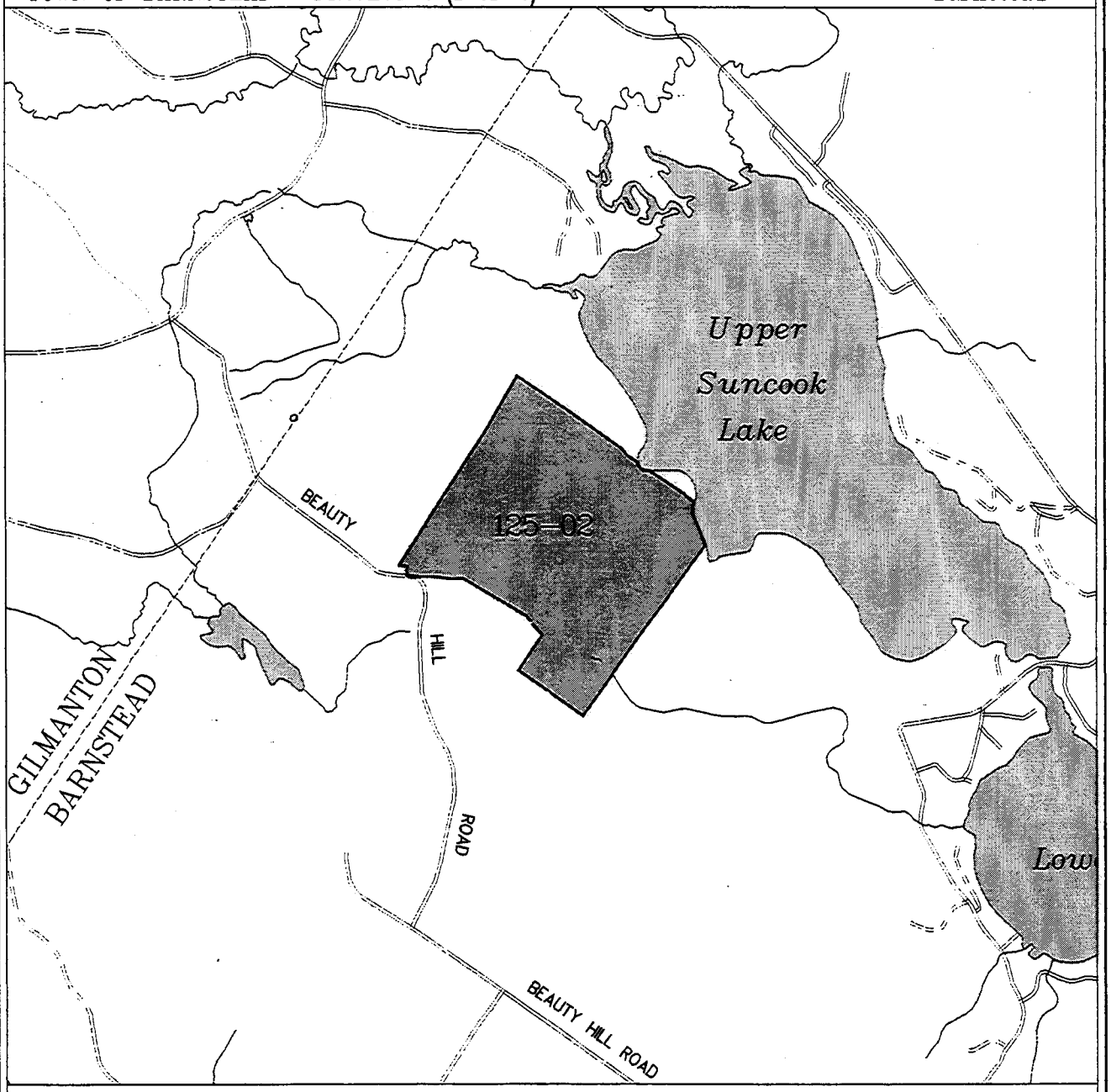
NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

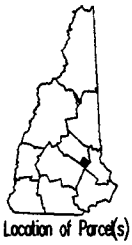
TOWN OF BARNSTEAD - PROJECT 2 (1 OF 2)

Barnstead

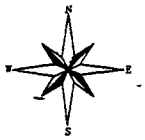


PARCEL ID	ACREAGE	GRANTOR
125-02	179.0	HARRISON

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



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(1 inch = 2000 ft.)

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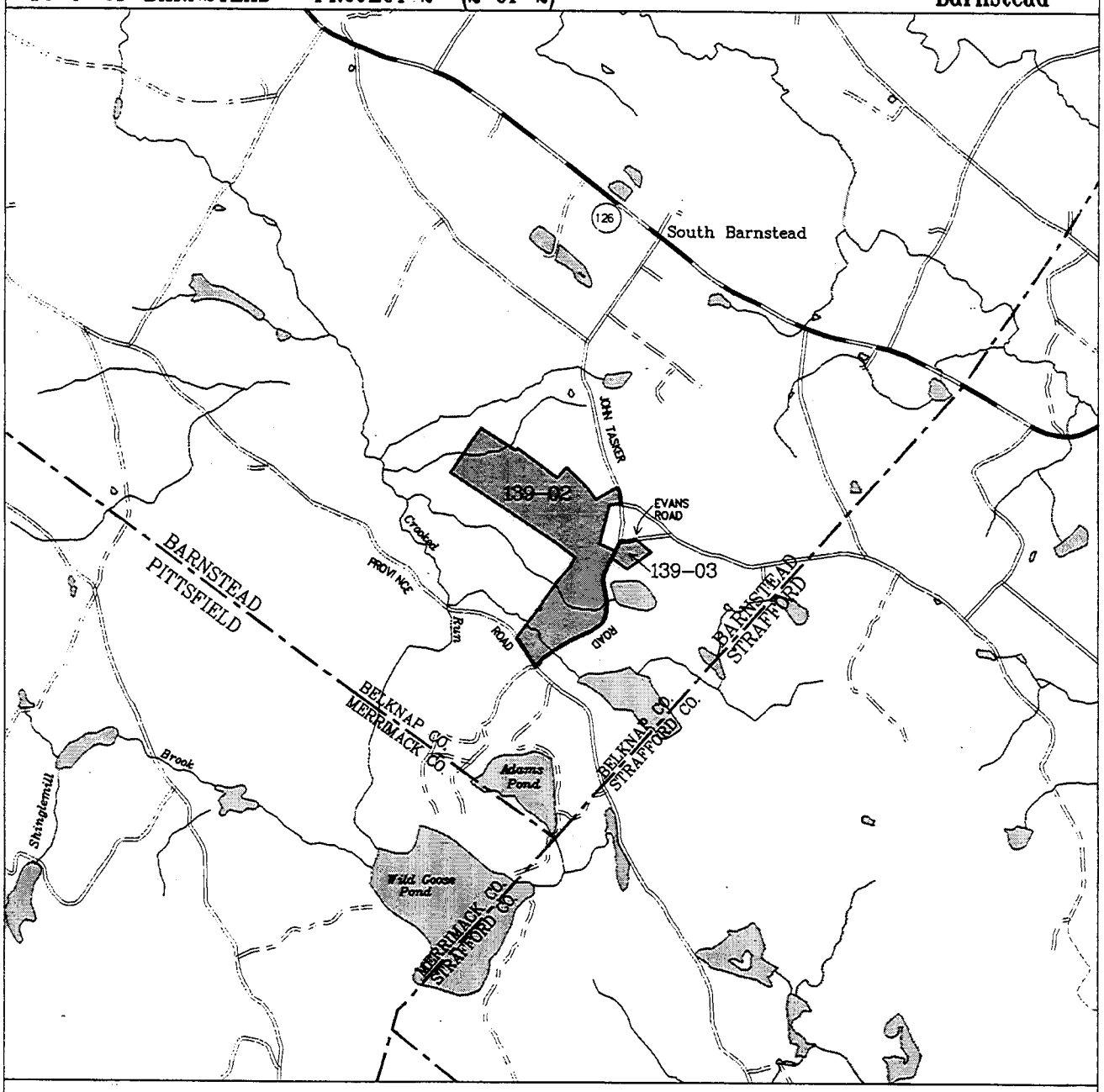
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

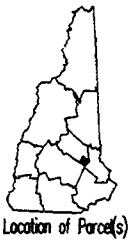
TOWN OF BARNSTEAD - PROJECT 2 (2 OF 2)

Barnstead

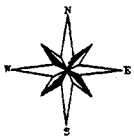


PARCEL ID	ACREAGE	GRANTOR
139-02	116.0	GOODRICH (ESMT)
139-03	5.0	GUENTHER (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

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University of New Hampshire
March, 1993

NEW HAMPSHIRE

BARRINGTON LOCAL LAND CONSERVATION GRANTS

The Town of Barrington protected three parcels of land through the LCIP with conservation easements in two separate land protection projects. Agricultural land and forest land, including a large beaver flowage valuable as wildlife habitat, have been preserved.

PROJECT 1

Warren Parcel

In August, 1989, Richard and Dorothy Warren sold a conservation easement on their 243 acres to the Town of Barrington. A heavy timber and white clapboard farmhouse dating back to 1760 presides over 20 acres that have been cleared for a thriving pick-your-own business, with neat rows of strawberries, raspberries and grapes. In addition to tending a 5-acre field of Christmas trees, Mr. and Mrs. Warren also carefully managed 220 additional acres of woodlands, complete with a system of logging roads. The Warrens were named Outstanding Tree Farmers in Strafford County in 1986 and Outstanding Tree Farmers in the State in 1987.

The land is reached by way of Warren Road from Route 4 in Barrington. The private portion of Warren Road, which is situated between the town-maintained portion of the road and the farmhouse, is surrounded by open fields and flanked on either side by a pond. Land under horticultural development (fruit and Christmas trees) is east and northeast of the farmhouse. The forested land to the northwest of the farmhouse is gently rolling to flat. The land near the southeastern border is more hilly and has some swampy areas. The property is easily developable. The conservation easement, appraised at $745,000, was sold at a bargain sale for $250,000.

PROJECT 2

Boodey Parcel

In August, 1991, the Town of Barrington purchased a conservation easement from Pauline Boodey on 149.5 acres on Canaan

SUMMARY INFORMATION
BARRINGTON

PROJECT ONE

WARREN PARCEL

GRANTOR: Richard & Dorothy Warren
GRANTEE: Town of Barrington
ACRES: 243.0
DATE ACQUIRED: 8-30-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1467/414
PLAN RECORDED: #36-132

PROJECT TWO

BOODEY PARCEL

GRANTOR: Pauline Boodey
GRANTEE: Town of Barrington
ACRES: 149.5
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $195,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1568/384
PLAN RECORDED: 010129 (39-34)

SCHULZ PARCEL

GRANTOR: James & Ann Schulz
GRANTEE: Town of Barrington
ACRES: 47.57
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1568/372
PLAN RECORDED: 010126 32A-57

Back Road and Route 202. The Boodey farm has been in the family for eight generations, since 1759, and it is considered to be a national bicentennial farm. The property includes 50 acres of scenic agricultural land, a large beaver flowage in the backland and along Route 202/9, and forestland.

The semirectangular parcel begins on Route 202/9 from the southwest corner of Canaan Back Road, then turns west on Canaan Back Road. The land west of Route 202/9 is comprised of woodlands, pasture and wetland due to the presence of a beaver dam. There is a small cemetery immediately to the left after turning onto Canaan Back Road, with a small wooded area along the roadside. Through a small row of mature trees one can see pasture, a small pond, and gradually sloping land up from street level. A forest of red pines with cleared fields behind it is situated west of the intersection of Canaan Back Road and Route 202/9. Land to the west and south is moderately rolling with equal portions of open forage fields (39 a.), woodlands (97.5 a) and wet areas (13.8 a). The parcel ends at the intersection of Canaan Back Road and Old Canaan Roads. The Boodeys made a substantial bargain sale of their conservation easement. The cost to LCIP for the easement on this target property was $195,000, for an easement appraised at $335,000.

Schulz Parcel

A donation of a conservation easement by James and Ann Schulz on their 47.57 acres in Barrington was used as matching value in Project 2. The Schulz property is located on Scruton Pond Road along the Isinglass River and protects 2,400 feet of frontage along its banks. The parcel is irregular in shape, with six parcels fronting on Brewster Road, both sides of Scruton Pond Road, Brook Road, and along logging roads and the Isinglass River. Approximately 15 acres are wet due to the floodplain areas near the river. The balance is divided between forage and pine groves. The land to the north is rolling with sharp declines to the river. The land is easily developable. The appraised value of the donated Schulz conservation easement was $115,100. The total value of Project 2 was $450,100.

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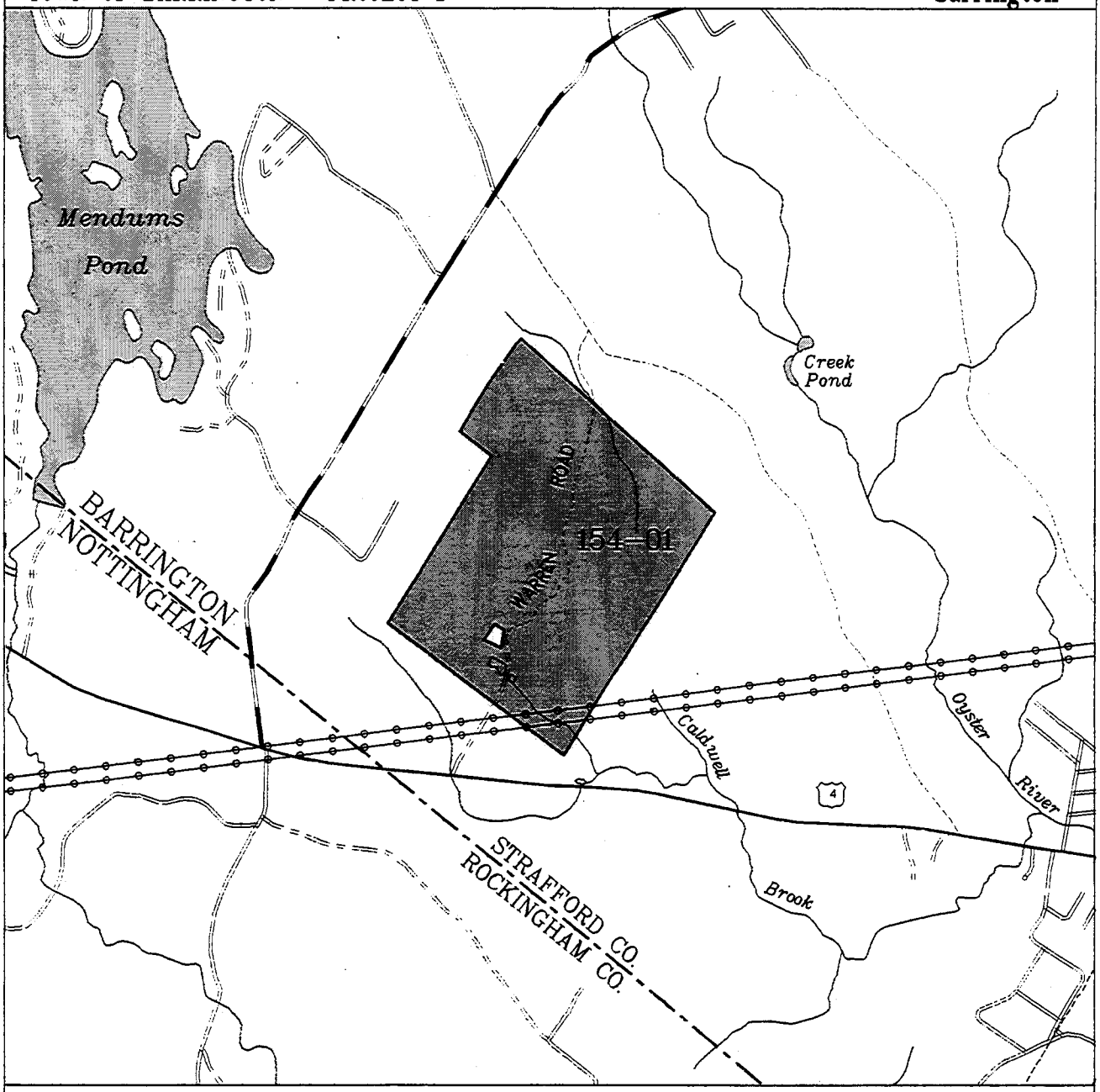
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF BARRINGTON - PROJECT 1

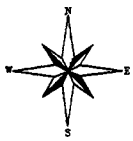
Barrington



PARCEL ID	ACREAGE	GRANTOR
154-01	243.0	WARREN (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

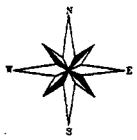
TOWN OF BARRINGTON - PROJECT 2

Barrington

PARCEL ID	ACREAGE	GRANTOR
154-02	149.5	BOODEY (ESMT)
154-03	47.6	SCHULZ (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BATH LOCAL LAND CONSERVATION GRANT

Burton Parcel

The Town of Bath was able to purchase a conservation easement on land owned by Raymond Burton with funds from the LCIP. The 43.44 acres contain prime agricultural soils, productive forestland, steep frontage on the Ammonoosuc River, and important pine and hemlock habitat for deer and black bear, grouse and woodcock, various songbirds and birds of prey. The fields are presently leased to a local farmer who plants corn on the upper fields and manages a vigorous 10 acre plantation of Christmas trees on the lower fields. The river's trout fishery is productive.

The property is located on both the north and south sides of River Road in Bath and is approximately 1.5 miles west of the village center. Approximately 7 a. are in woodland, 6 a. are in pasture, and 30 a. are in tillable forage land. The tillable open land is mostly level, slightly sloping uphill toward the north and east. The land is lightly wooded with pine and other softwoods along the eastern boundary. Views to the south and southeast are good. There is a small pond on the property and extremely steep, wooded grades to the river. Separating the lower and upper meadows is a gully, carrying run-off and drainage from the pond closer to the road.

This was a matching grant project between the Town of Bath and the State of New Hampshire's Land Conservation Investment Program. The conservation easement deed was appraised at a value of $49,000. The LCIP paid $24,500 for the easement; the remaining donation of half of the value by the landowner constituted the Town's match for the project.

SUMMARY INFORMATION

BATH

BURTON PARCEL

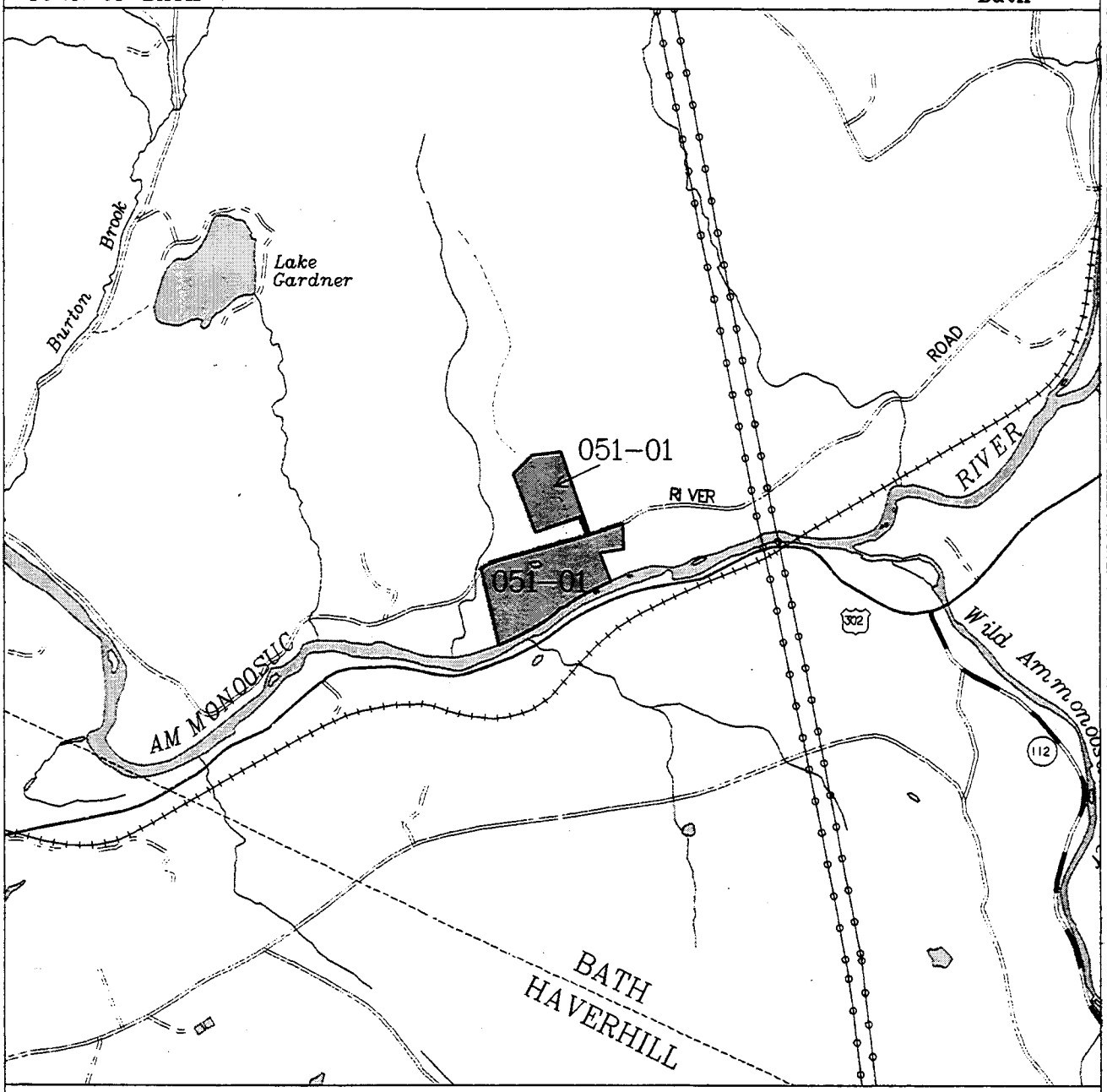
GRANTOR: Raymond S. Burton
GRANTEE: Town of Bath
ACRES: 43.44
DATE ACQUIRED: 3-13-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $24,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1850/706
PLAN RECORDED: 6535
DATE PLAN RECORDED: 3-13-90

Printed by the Land Conservation Investment Program, 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF BATH

Bath



PARCEL ID	ACREAGE	GRANTOR
051-01	43.4	BURTON (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

BEDFORD LOCAL LAND CONSERVATION GRANT

MacEwen Parcel

The Town of Bedford has purchased 7 acres of the MacEwen farm property for permanent conservation using Land Conservation Investment Program funds. The Town identified the MacEwen property (owned by Paul, Paul Jr., Peter, and David MacEwen and Marcia Mills) as its number one conservation priority for several reasons. First, it protects 950 feet of scenic, wooded frontage along the Goff's Falls section of the Merrimack River. Second, it lies within the Town's planned segment of the riverfront Heritage Trail. Third, it includes a three acre stand of mature white pine that provides eagle perching habitat. Bald eagles are known to regularly use this site in the winter months for resting and perching while fishing the adjacent rapids on the Merrimack.

The parcel is located to the extreme rear or eastern portion of a larger 43.5 acre parcel. It is irregular in shape with extensive frontage along the Merrimack River. Access to the parcel is via a 50' right of way from Moore's Crossing Road. The site has varying topography. The property is encumbered by a Public Service of NH Power Easement and a buffer zone protecting the winter eagle roost.

In the area along the river frontage, there is an almost vertical drop to the river which allows for excellent views across the river. In the northern section, the site widens out and extends back from the river further than the rest of the parcel. The tall substantial pine trees that are located here and the abundant fishing available make this an ideal winter roosting area for eagles. The site in its entirety is heavily wooded with both hardwoods and pines (trees have been removed from the area of the PSNH easement). The site is the location of two small brooks--one makes up a portion of the northwestern boundary, while the other bisects the southern portion of the site.

The Land Conservation Investment Program contributed $60,000 for the Town's fee simple acquisition of the MacEwen property, which closed on April 29, 1992. The Town of Bedford provided $80,000, to bring the total purchase price to $140,000, the full appraised value of the parcel.

SUMMARY INFORMATION

BEDFORD

MACEWEN PARCEL

GRANTOR: Paul, Paul Jr., Peter, & David MacEwen & Marcia Mills
GRANTEE: Town of Bedford
ACRES: 7.0
DATE ACQUIRED: 4-29-92
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $60,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5334/1806
PLAN RECORDED: #25627
DATE PLAN RECORDED: 2-6-92

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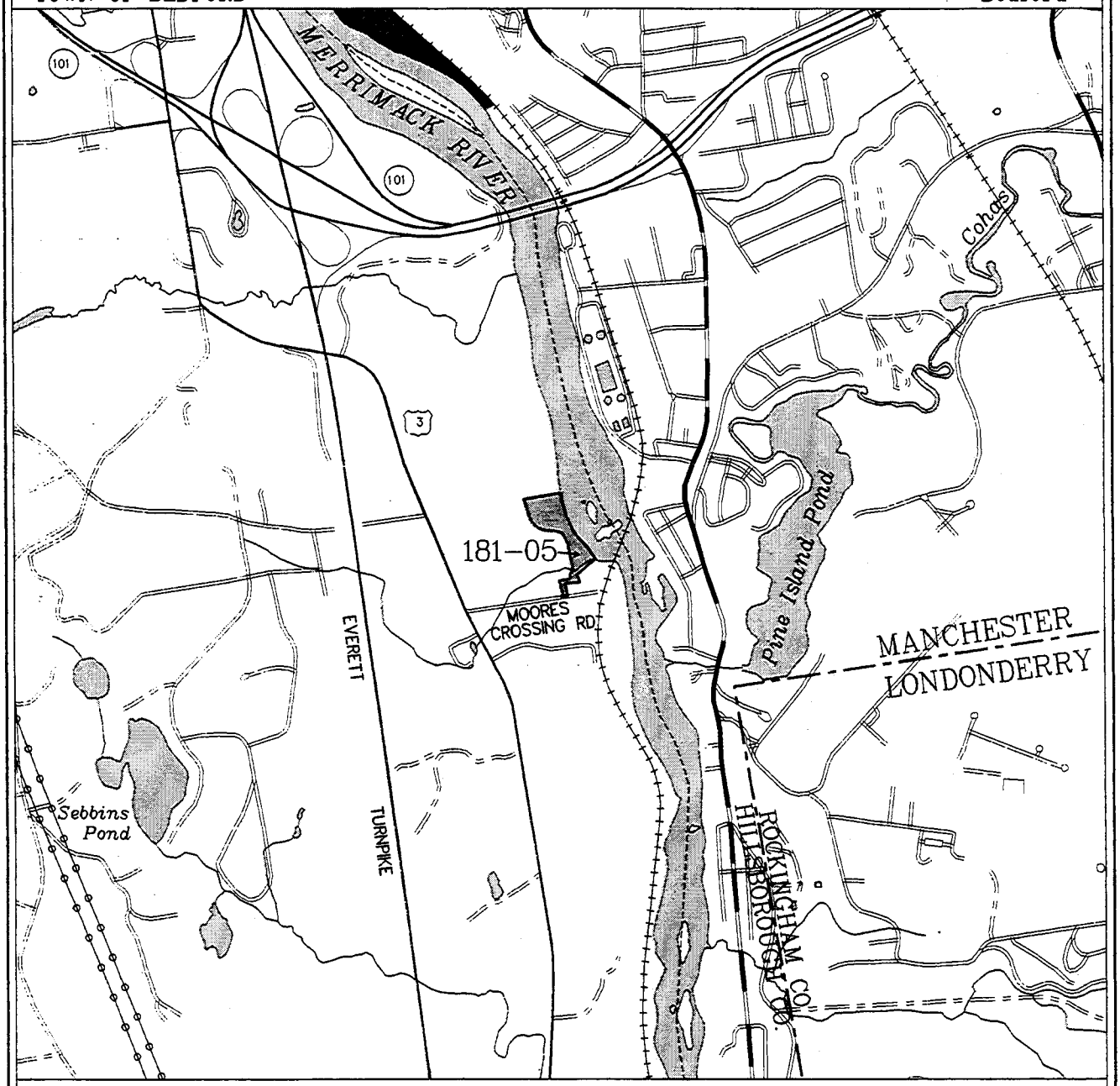
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF BEDFORD

Bedford



PARCEL ID	ACREAGE	GRANTOR
181-05	7.0	MACEWEN ET AL.

LOP parcel
Other LOP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

GWENNDOLYNN ANN BRENNICK LOCHMERE ARCHAEOLOGICAL SITE

BELMONT

One of the State's most important native American archeological sites, this 13.42 acre property is a small glacial drumlin just off the eastern shore of the Winnipesaukee River between Silver Lake and Lake Winnisquam. The land, predominantly deciduous forest (oak, birch, and locust), rises up from the river to a long, flat knoll. It is reached by way of Grey Rocks Road.

A two-acre area on the top of this knoll is one of the most valuable undisturbed sites in the Lochmere Archaeological District (listed in the National Register of Historic Places in 1982). The District is unique in the Lakes Region and the State because of the many different archaeologic sites along the half-mile channel of the Winnipesaukee River between Silver Lake and Lake Winnisquam. Thirty-one sites (historic and prehistoric) identified in this area contain diverse artifacts and other evidence of occupation covering a period of over 8,000 years.

Within the District this property is unique because the archaeological site is almost completely undisturbed, allowing archaeologists to separate and analyze artifacts and activities from at least four different prehistoric time periods. As a result, the site is one of the most significant sites in the state, both for research and education activities dealing with prehistoric culture.

A 200-foot wide strip of state-owned land joins the Brennick property with over 1300 feet of river frontage. Together, the knoll and the river frontage will protect winter habitat for bald eagle. The land also overlies a high-yield aquifer, which means the acquisition will also help protect water quality in an area with many small camps and cottages.

The property's archaeological and natural resources were jeopardized when the former owners planned and received approvals for a 9-lot cluster subdivision. After preliminary approval of the project by the LCIP Board of Directors, the Trust for New Hampshire Lands acquired the property from Yankee Pacific Corporation on behalf of the State. While the purchase price for the property was $235,000, the acquisition cost to the state was only $155,000. The balance of the purchase price was raised privately by the Lakes Region Conservation Trust, the Grey Rocks Association, and the Trust for New Hampshire Lands. In addition, the state received a $10,000 grant from the federal Land and Water Conservation Fund toward the purchase of the property. The property has been assigned to the Department of Resources and Economic Development.

To protect the site's valuable archaeological resources, arrangements to visit the site should be made with the NH Division of Historical Resources by calling (603) 271-3483.

GRANTOR: Yankee Pacific Corporation (through Trust for NH Lands)
GRANTEE: State of NH (D.R.E.D.)
ACRES: 13.42
DATE ACQUIRED: 3-15-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $165,000. (LCIP COST: $155,000)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1122/557 (1-2-90) & 1129/1661(3-15-90)
PLAN RECORDED: #85 Dr. L9

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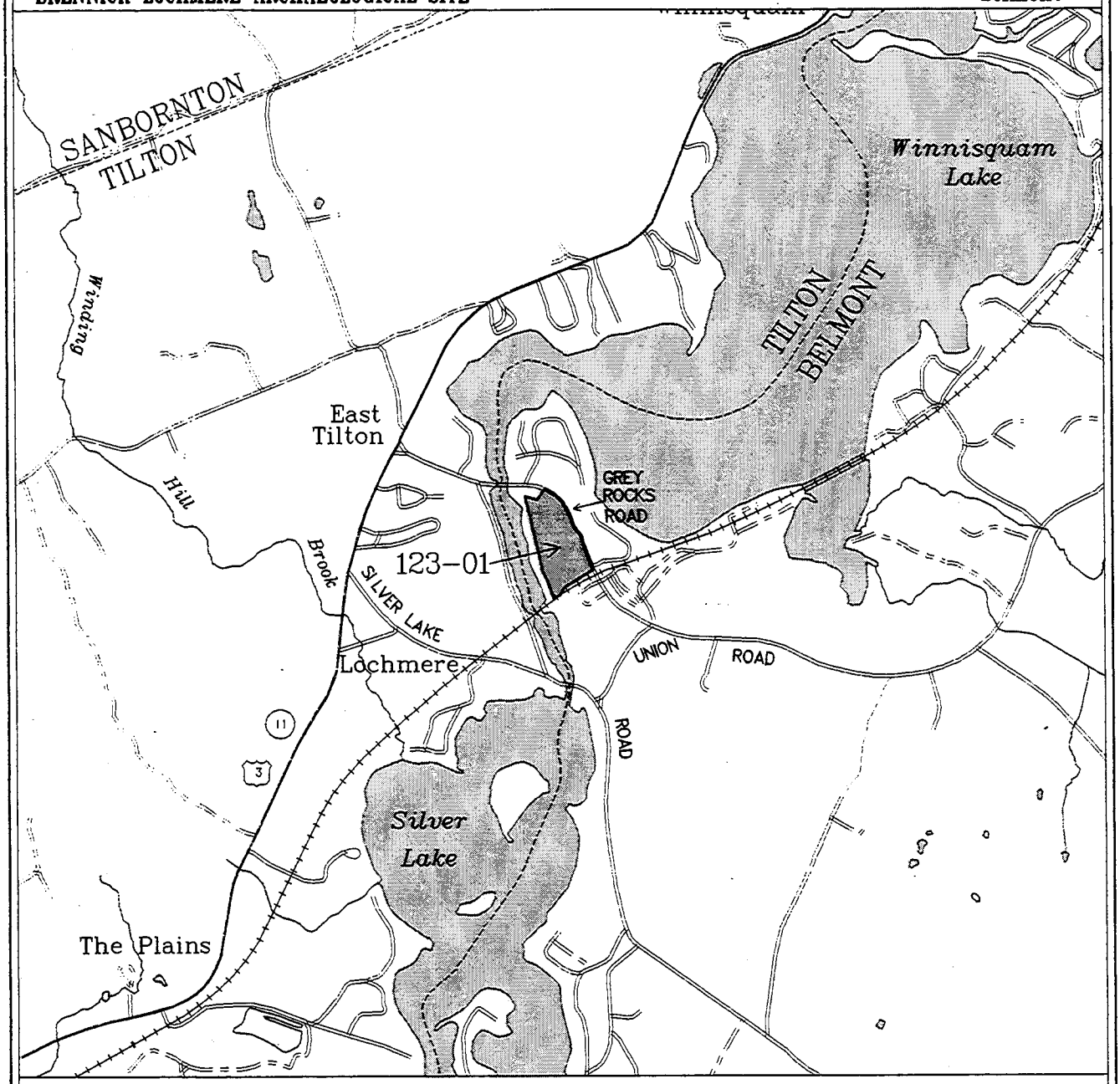
LAND CONSERVATION INVESTMENT PROGRAM

GWENNDOLYNN ANN BRENNICK LOCHMERE ARCHAEOLOGICAL SITE

Belmont



PARCEL ID	ACREAGE	GRANTOR
123-01	13.4	YANKEE PACIFIC CORP (TNHL)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

N
W E
S

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CADREACT EASEMENT

BENTON

On March 4, 1993, the Land Conservation Investment Program purchased a conservation easement from Edward and Janet Cadreact on their Benton farm. The property lies in a valley bounded by the forested hills of the White Mountain National Forest. The land is bisected by Route 25. A small portion of the land is in Haverhill. The easement protects the scenic views across the farm fields to the hills. Known as Benton Flats, the Cadreact fields are valuable for hay crops. Oliverian Brook extends through the property for over a mile, creating significant wildlife habitat in alder cover.

The Cadreacts formerly operated a dairy farm on the property and now raise a small herd and a substantial hay crop. The easement protects 315.22 acres, of which the majority is farmland. The easement allows hunting and hiking on the property during the non-agricultural season.

The state purchased the easement for $117,500. The Department of Agriculture monitors the easement.

SUMMARY INFORMATION

GRANTOR: Edward & Janet Cadreact
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 315.22
DATE ACQUIRED: 3-4-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $117,500.
BOOK/PAGE NUMBER OF DEED CONVEYED: 2015/174
PLAN RECORDED: 7600

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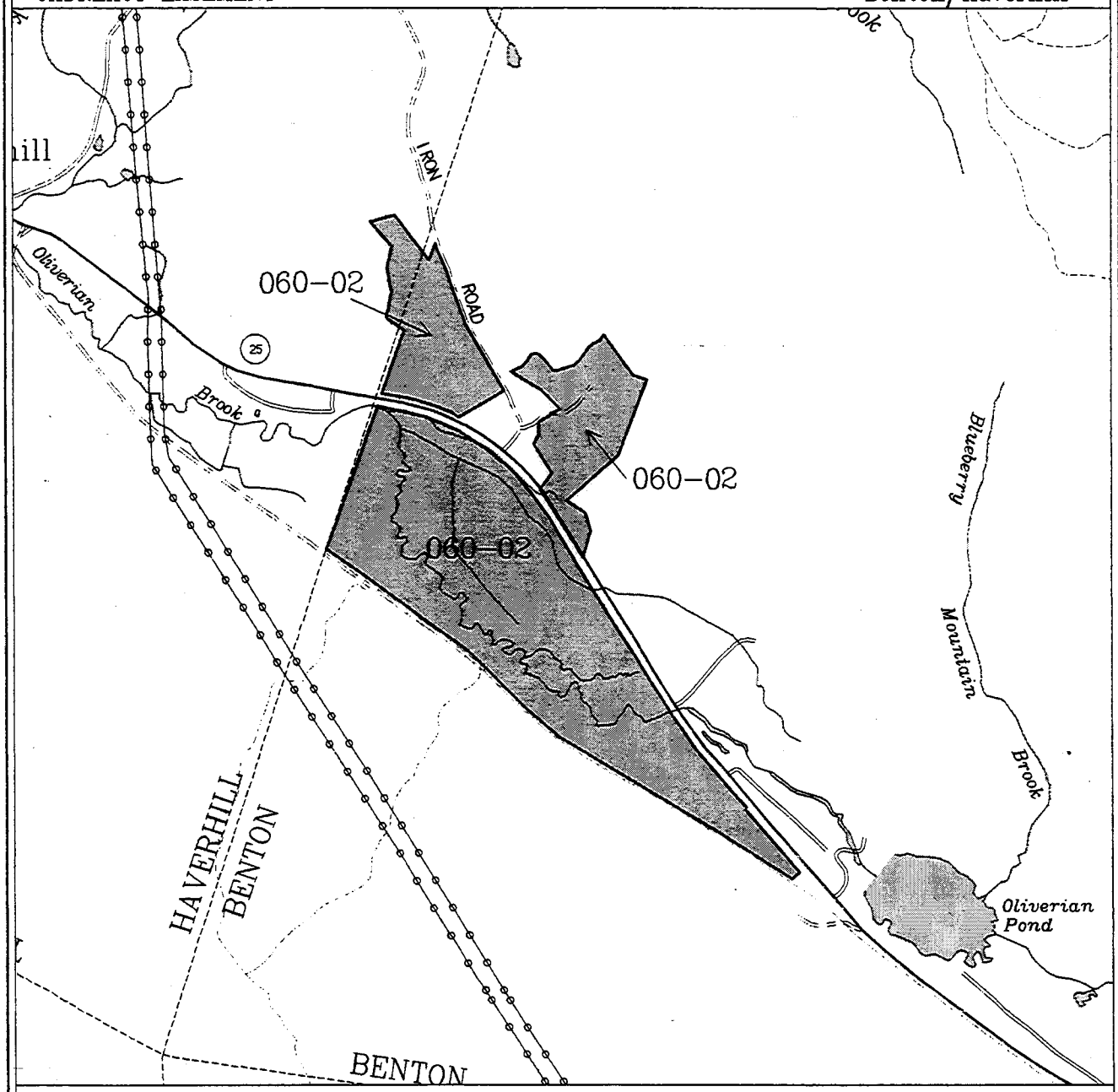
LAND CONSERVATION INVESTMENT PROGRAM

CADREACT EASEMENT

Benton/Haverhill



PARCEL ID	ACREAGE	GRANTOR
060-02	315.2	CADREACT (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BOSCAWEN LOCAL LAND CONSERVATION GRANT

On April 10, 1990, the Town of Boscawen acquired two conservation easements totaling 173.5 acres as a result of a local grant through the Land Conservation Investment Program. Both parcels help to preserve the rural agricultural character of the area.

Emery Parcel

The property formerly owned by Marjorie Emery consists of 32.8 acres of scenic cornfield and forestland. The parcel is situated on the northwest side of Goodhue Road with a 50 foot access right-of-way from Goodhue Road. The land has basically rolling topography with a 15 acre open field, currently in corn. Approximately 3 acres are considered wetland; the balance is woodland, which was harvested 7 to 8 years ago. Views to the south from the field show the Merrimack River Valley as far as Manchester.

Sahlin Parcel

Harry Sahlin sold an easement on 140.7 acres of land on the west side of Water Street in Boscawen. This irregularly-shaped parcel is fairly level near road grade, then starts to slope down towards Beaverdam Brook in the rear. Approximately 29 acres is open field which has been lying fallow for several years. Approximately 14 acres of wetland are found closer to the brook, located on the western boundary of the parcel. In the area of the brook, there are reports of loons, pied-billed grebes, blue heron, and a Cooper's hawk.

Part of this area closer to the brook is considered to be in a watershed area for Walker Pond, Boscawen's water supply. The remainder of the parcel is a maturing stand of pine. On either side of the property are open fields which are used for agricultural purposes. There are views of Mount Kearsarge to the west and pastoral views all around, due to the open fields in the immediate area.

The total value of this project was $243,000. The appraised value of the Emery easement was $87,000 and the appraised value of the Sahlin easement was $156,000. The LCIP paid $30,000 for the Emery easement and $70,000 for the Sahlin easement. The two owners made bargain sales.

SUMMARY INFORMATION

BOSCAWEN

EMERY PARCEL

GRANTOR: Marjorie G. Emery
GRANTEE: Town of Boscawen
ACRES: 32.8
DATE ACQUIRED: 4-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $30,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1835/1947
PLAN RECORDED: 11570
DATE PLAN RECORDED: 4-10-90

SAHLIN PARCEL

GRANTOR: Harry S. Sahlin
GRANTEE: Town of Boscawen
ACRES: 140.7
DATE ACQUIRED: 4-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $70,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1835/1958
PLAN RECORDED: 11571
DATE PLAN RECORDED: 4-10-90

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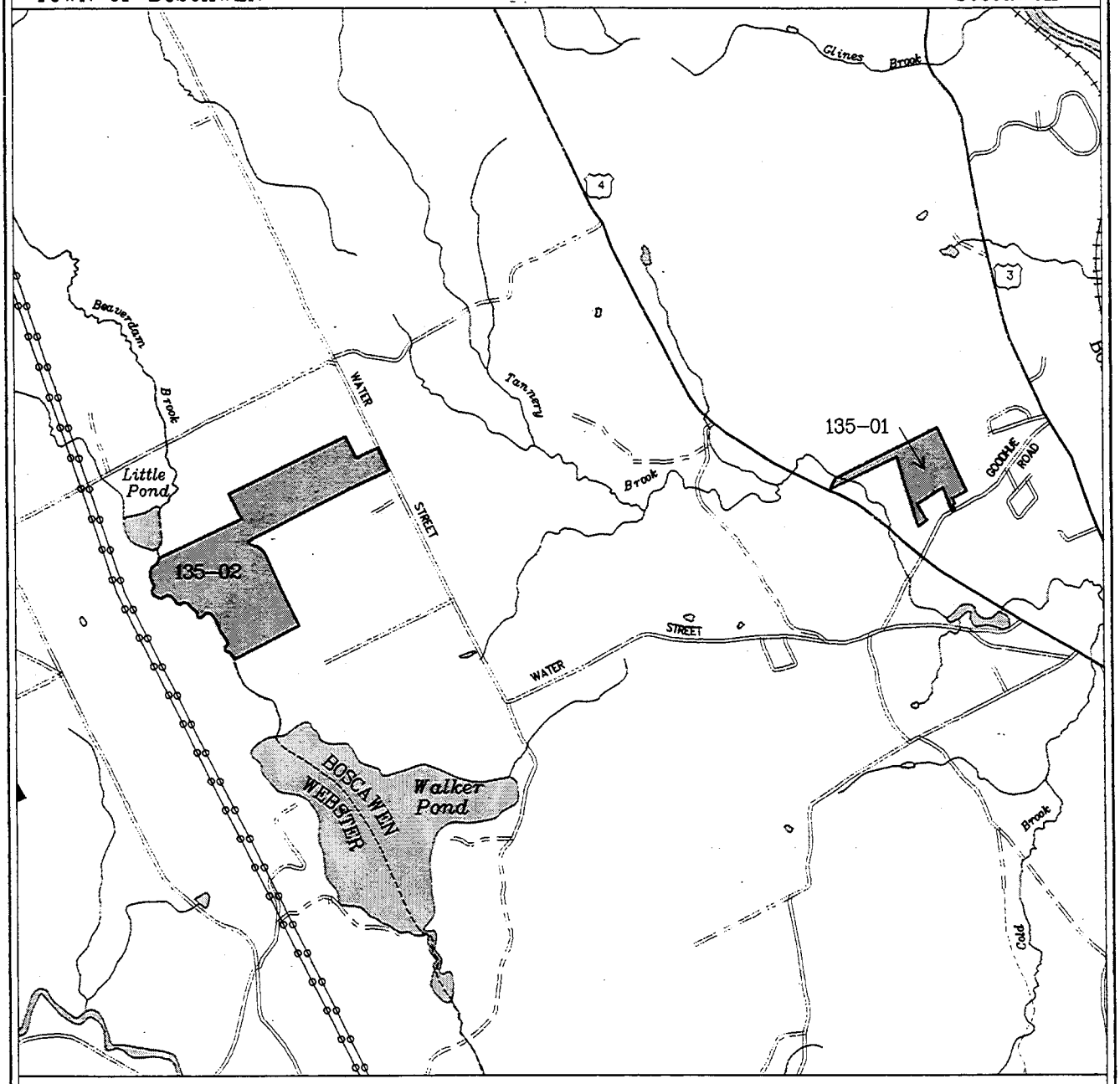
LAND CONSERVATION INVESTMENT PROGRAM

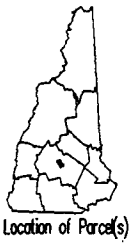
TOWN OF BOSCAWEN

Boscawen

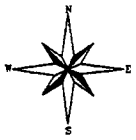


PARCEL ID	ACREAGE	GRANTOR
135-01	32.8	EMERY (ESMT)
135-02	140.7	SAHLIN (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

BRENTWOOD LOCAL LAND CONSERVATION PROJECT

The goal of Brentwood's local project was to protect the habitat and recreational values of a pristine section of the Exeter River, the public water supply for the Town of Exeter. The Merrill easement protects nearly a mile of river frontage and 95 acres of abutting timberland. The property has a network of logging roads and trails, including a riverfront trail.

The Sudduth easement protects long frontage on both sides of the Little River, in addition to Exeter River frontage, and allows for continued use of existing riverfront trails. The river frontage on both properties is a scenic combination of wetlands, islands, and upland.

Both properties have extensive frontage in a largely undeveloped segment of the Exeter River. This meandering section of the river has extensive wetland areas that provide habitat for a variety of species, from waterfowl to great blue heron, to aquatic furbearers. The River is also an important flyway for a number of coastal birds. Both have wetland areas adjacent to riparian areas, small peninsulas and pockets of softwood cover along the river corridor.

SUMMARY INFORMATION

MERRILL HEIRS PARCEL

GRANTOR: Town of Brentwood
GRANTEE: Merrill Heirs
ACRES: 95.0
DATE ACQUIRED: 6-24-93
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $70,000.

SUDDUTH PARCEL

GRANTOR: Town of Brentwood
GRANTEE: Scott Sudduth
ACRES: 13.2
DATE ACQUIRED: 6-24-93
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation

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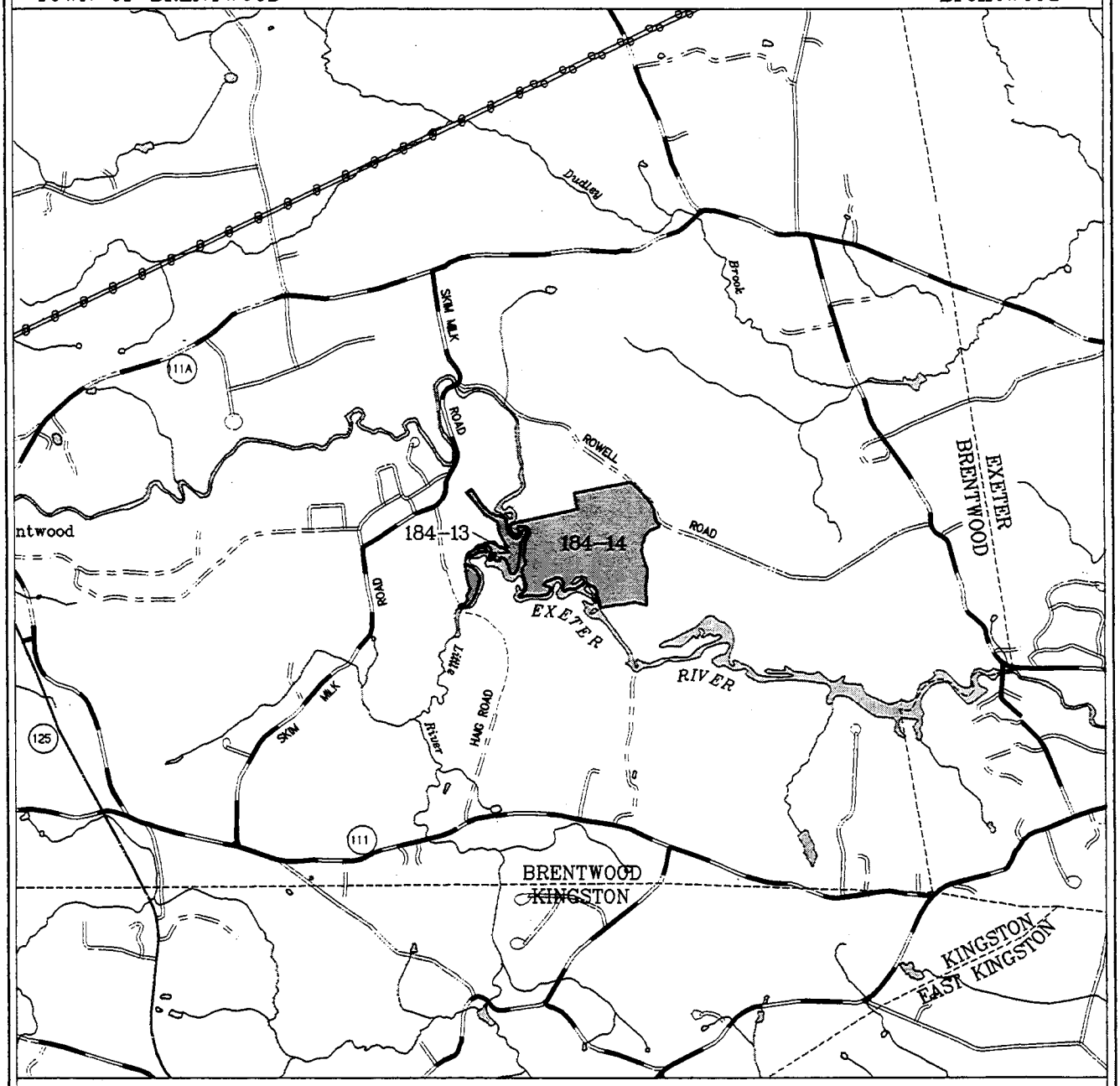
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF BRENTWOOD

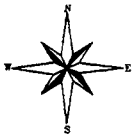
Brentwood



PARCEL ID	ACREAGE	GRANTOR
184-13	13.2	SUDDUTH (ESMT)
184-14	95.0	MERRILL HEIRS (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

JONES BROOK WILDLIFE MANAGEMENT AREA

BROOKFIELD

Three parcels protected by three LCIP state projects enhance the conservation values of the abutting Jones Brook Wildlife Management Area. At 1019 acres, this is one of the state's largest habitat management areas. These properties are reached by Class 6 roads at the end of Mountain Road in Brookfield.

Sarabia Parcel

The Sarabia 176 acres provide extended moose, bear, deer and other upland forest habitat. The land extends from a Class 6 road up the side of the Moose Mountains.

Mountain Lake Corporation Parcel

The state purchased 57 scenic acres from Mountain Lake Corporation. Carl Siemon offered to sell this parcel to protect Mountain Lake, a 12-acre man-made undeveloped cold-water pond. Mountain Lake supports native brook trout. The surrounding managed forest is part of an important deer wintering area. The parcel also contains part of a large wetland, the balance of which is already owned by Fish & Game.

The acquisition of this property provides public access to Mountain Lake. Boat access is suitable for canoes only. A woods road traverses the property and connects it to the Jones Brook Wildlife Management Area.

Gaver Parcel

William and Nancy Gaver sold a fee interest in this 244-acre parcel which abuts the eastern side of the Mountain Lake parcel. A cold water stream on the property supports native brook trout, and the forest land is part of a large deer wintering area.

The property has approximately 1,400 feet of frontage on Hanson Road, a Class VI road subject to gates and bars. Topography is moderate to steep. Timber is a mixture of white pine, hemlock, and mixed hardwoods.

SUMMARY INFORMATION

SARABIA PARCEL

GRANTOR: John Sarabia
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 176.0
DATE ACQUIRED: 5-22-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $87,000
BOOK & PAGE NUMBER OF DEED CONVEYED: 1414/906
PLAN RECORDED: 129/57

MOUNTAIN LAKE CORPORATION PARCEL

GRANTOR: Mountain Lake Corporation
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 57.0
DATE ACQUIRED: 8-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $140,000.
BOOK & PAGE NUMBER OF DEED CONVEYED: 1497/944
PLAN RECORDED: 48-73,74

GAVER PARCEL

GRANTOR: William D. & Nancy F. Gaver
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 241.0
DATE ACQUIRED: 10-30-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $101,000.
BOOK & PAGE NUMBER OF DEED CONVEYED: 1505/406

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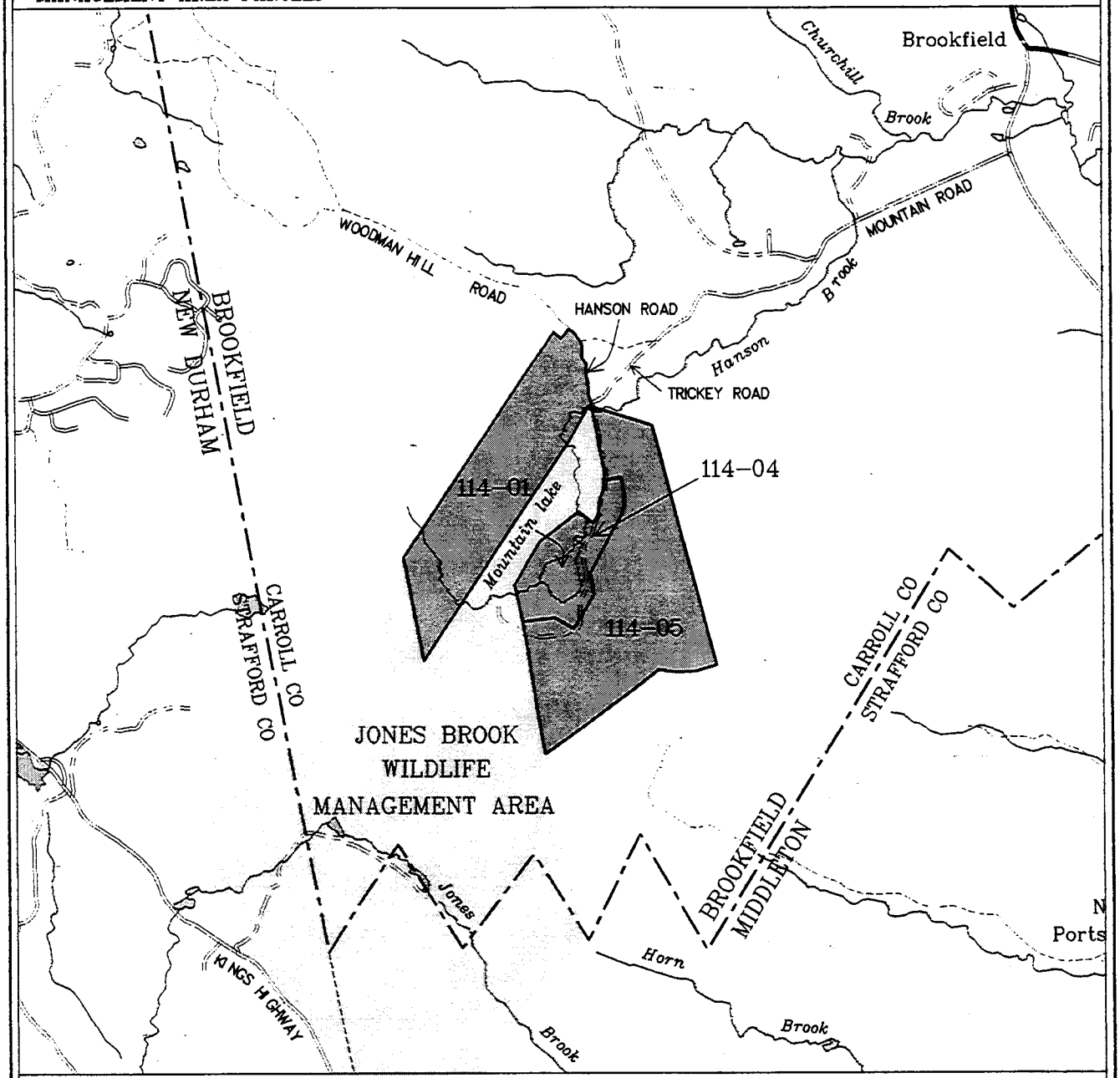
LAND CONSERVATION INVESTMENT PROGRAM

JONES BROOK WILDLIFE MANAGEMENT AREA PARCELS

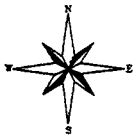
Brookfield



PARCEL ID	ACREAGE	GRANTOR
114-01	176.0	SARABIA
114-04	57.0	MOUNTAIN LAKE CORP
114-05	241.0	GAVER

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

PEMIGEWASSET RIVER WILDLIFE MANAGEMENT AREA

CAMPTON AND THORNTON

This 82 acre property, purchased on December 29, 1988, includes over two miles of frontage on the Pemigewasset River in Campton and Thornton. It includes a 15 acre island in the middle of the river. The land fronts a stretch of the river that contains an Atlantic salmon nursery and rearing substrate and provides habitat for grouse, woodcock and deer. The quiet backwaters provide waterfowl nesting habitat.

The New Hampshire Fish and Game Department manages the property. They will develop a fishing trail that will provide access to a current trout fishery and future salmon fishery once the salmon runs are re-established. The game division will also manage the land for woodcock, grouse and waterfowl. One pool in the river by the island is a popular swimming area. The department also plans to work with the town to develop river boat access over the property so as to minimize abuse and maximize reasonable use.

The property was purchased from Cersosimo Lumber Company, Inc. of Brattleboro, Vermont, which sold the property to the State for $177,500. The seller had intended to develop the site as a recreational vehicle and camping park.

SUMMARY INFORMATION

GRANTOR: Cersosimo Lumber Company
GRANTEE: State of NH (Fish & Game Department)
ACRES: 81.8
DATE ACQUIRED: 12-29-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $177,500.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1782/0727
PLAN RECORDED: # 5449
DATE PLAN RECORDED: 12-29-88

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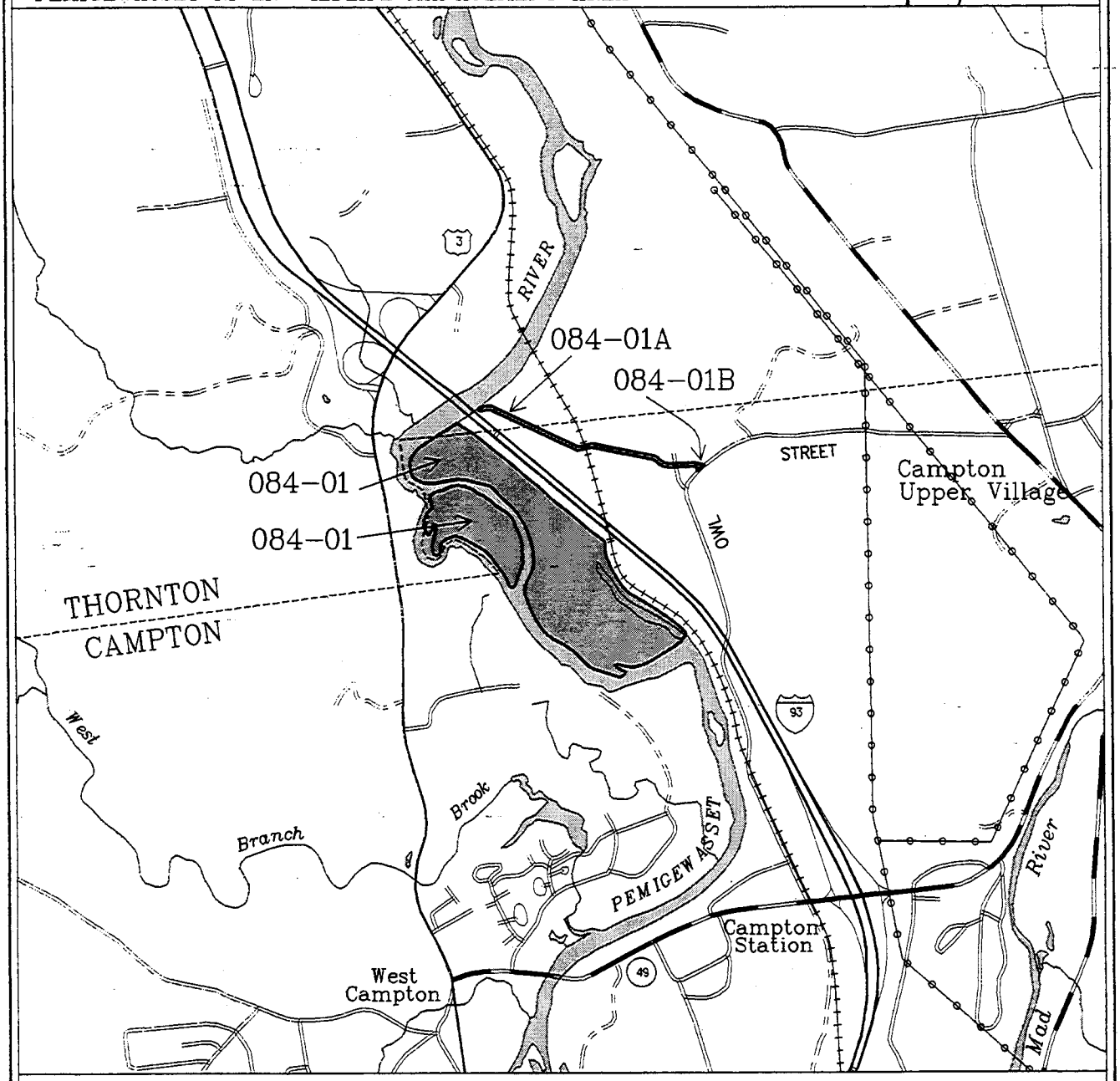
LAND CONSERVATION INVESTMENT PROGRAM

PEMIGEWASSET RIVER WILDLIFE MANAGEMENT AREA

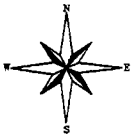
Campton/Thornton



PARCEL ID	ACREAGE	GRANTOR
084-01	81.8	CERSOSIMO LUMBER CO
084-01A	---	CERSOSIMO LUMBER CO (ROW)
084-01B	---	CERSOSIMO LUMBER CO (ROW)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CANAAN LOCAL LAND CONSERVATION GRANT

McKee Parcel

Working through the Land Conservation Investment Program, the Town of Canaan accepted a conservation easement on a 231-acre property owned by Brownlee McKee. The diverse property consists of extensive river frontage on the Indian and Mascoma Rivers, freshwater wetland and bog ecosystems, and mature hardwood and softwood forests, but is best known for its beautiful hayland located on Route 4 just west of the Switch Road intersection.

The property's habitat diversity makes it particularly dynamic from a wildlife standpoint. Directly south of the managed 20 acre hayfield on Route 4 is a dense riverine wetland system associated with the tract's 2,000 foot frontage on the Indian River. The riverine wetland system is particularly significant along the confluence of the Indian River with the Mascoma River, which confluence occurs on the westerly portion of the McKee property. The riverine wetlands support a variety of bird species and small furbearers, and the rivers support a coldwater fishery.

The southern tract of the McKee land consists of 41 acres and includes a parking area for people accessing the property for recreational purposes. One of the more popular recreational uses of the property is for flying model airplanes on the hay meadow.

The northern tract of the McKee property contains 190 acres of land subject to a conservation easement that, along with the 41 southern acres, permanently restricts the property from being developed for residential or commercial purposes. The northern parcel includes a very mature spruce/fir forest that fronts on over a mile of the Mascoma River. The Mascoma in this stretch contains viable coldwater fishing habitat and is very accessible from the McKee property.

The terms of the easement allow for public pedestrian access for hunting, fishing and passive recreational purposes, but not for camping.

In addition, the very northern reaches of the McKee property are part of the Bear Pond Bog ecosystem, an unusally large and healthy example of the bog natural system in the Upper Valley area.

Brownlee McKee donated over half the value of the conservation easement, appraised at $101,700, and received $50,000 for the bargain sale. The project closed on December 4, 1990.

SUMMARY INFORMATION

CANAAN

MCKEE PARCEL

GRANTOR: Brownlee McKee
GRANTEE: Town of Canaan
ACRES: 231.9
DATE ACQUIRED: 12-5-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $50,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1890/291
PLAN RECORDED: 6810
DATE PLAN RECORDED: 12-04-90

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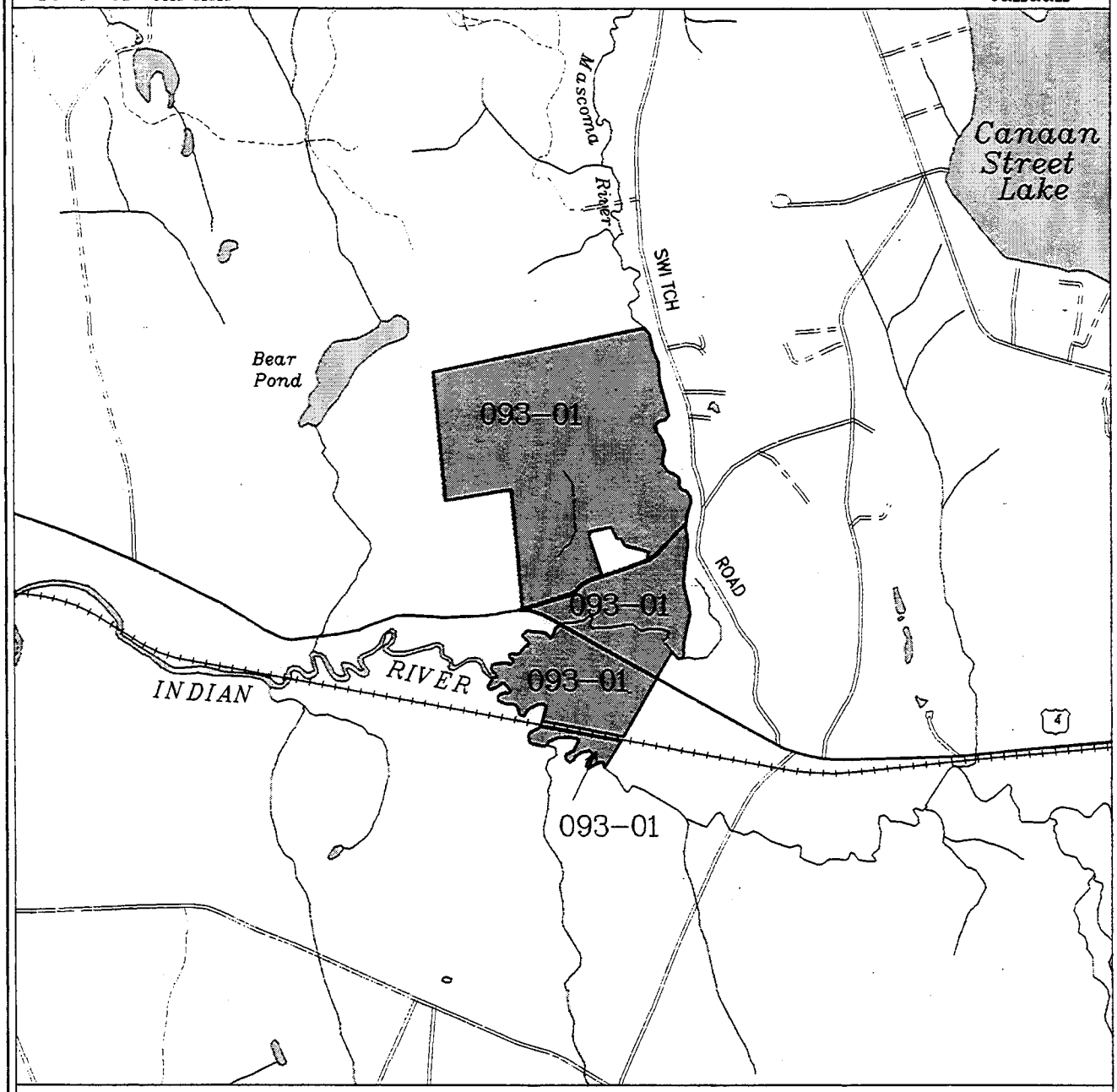
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CANAAN

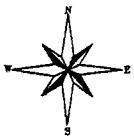
Canaan



PARCEL ID	ACREAGE	GRANTOR
093-01	231.9	MCKEE (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CANTERBURY LOCAL LAND CONSERVATION GRANT

Booth Parcels

The Town of Canterbury, working with landowners Don and Lois Booth, protected 93 acres of land along the Merrimack River through the Land Conservation Investment Program's local grant program. The Town purchased 68.7 acres fee simple and received a gift of a conservation easement on 24.3 acres.

Protected are 2,265 feet of Merrimack River frontage. In addition, the project protects two oxbow ponds, wetlands, and floodplain, maintains open agricultural fields, and provides nature study areas for the public. Valuable habitat (including open field habitat) for waterfowl, deer and songbirds are protected. Access and scenic views to the Merrimack River are provided.

The property is accessed from a Class VI road beginning at the end of Old Boyce Road (aka Shoestring Road) in Canterbury. Distance to I-93 is approximately 1 mile. The land is situated between Shoestring Road and the Merrimack River.

The conservation easement property is a 24.3 acre parcel of floodplain and highland along the Merrimack River. Approximately 9 acres are in agricultural use. Approximately 14.4 acres are wetlands. The easement portion of the land includes an area of high bluffs and plateaus above the river, which provides for very good views across the river.

The fee simple portion of the property includes two oxbow wetlands, hardwood floodplain forest, and river frontage which includes an exceptional beach area. The Town manages the riverfront as a town beach and will work with the NH Audubon Society in managing the wildlife and nature study areas.

In April, 1989, the Town acquired both the fee simple interest and the conservation easement with a grant of $72,500 from the Land Conservation Investment Program. The Booths donated over half of the value of their land to make this land protection project possible.

SUMMARY INFORMATION

CANTERBURY

BOOTH PARCEL ONE

GRANTOR: Donald W. & Lois P. Booth
GRANTEE: Town of Canterbury
ACRES: 68.7
DATE ACQUIRED: 4-19-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $72,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1784/196
PLAN RECORDED: 11021
DATE PLAN RECORDED: 5-3-89

BOOTH PARCEL TWO

GRANTOR: Donald W. & Lois P. Booth
GRANTEE: Town of Canterbury
ACRES: 24.3
DATE ACQUIRED: 4-19-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1784/199
PLAN RECORDED: 11021
DATE PLAN RECORDED: 5-3-89

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LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CANTERBURY

Canterbury

PARCEL ID	ACREAGE	GRANTOR
136-01	24.3	BOOTH (ESMT)
136-02	68.7	BOOTH
136-02A	---	BOOTH (ROW)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

MEEH EASEMENTS

CANTERBURY

On December 24, 1991, the Meeh/McCullough family signed conservation easements to the State of New Hampshire and the Town of Canterbury protecting 800 acres of family land in Canterbury. This very scenic and productive farm is located on both sides of Shaker Road just north of Shaker Village. It has a long history of agricultural management, going back to the original Canterbury Shaker community founded in 1792.

The Meeh family property includes the original sites of the North and West families of Shakers and abuts the present day Canterbury Shaker Village National Historic Site. A separate LCIP project protecting the abutting 694 acres was completed in December, 1992, with Canterbury Shaker Village, Inc. The Meeh property also abuts the 38.7 acre Curtis parcel, protected through a conservation easement held by the Society for the Protection of NH Forests.

Two Shaker ponds, beaver ponds, 700+/- acres of managed forest, and approximately 40 acres of farmland are protected on the Meeh property, preserving a key resource for wildlife as well as agricultural production. Public access to the majority of the area for fishing, hunting, hiking, and the like is provided under the terms of the conservation easements.

Tim Meeh and Jill McCullough live at the farm and manage the fields for haycrops, which they use in their draught horse business and sell locally. A productive sugar maple orchard is

SUMMARY INFORMATION

MEEH (TIMOTHY, GREGORY, & MILDRED) PARCEL #1

GRANTOR: Tim Meeh & Mildred Meeh
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 95.6
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $350,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1820
PLAN RECORDED: # 12296

MEEH & MCCULLOUGH PARCEL #1

GRANTOR: Timothy Meeh & Jill McCullough
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 451.8
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1808
PLAN RECORDED: # 12296

MEEH (TIMOTHY, GREGORY) PARCEL

GRANTOR: Timothy & Gregory Meeh
GRANTEE: Town of Canterbury
ACRES: 66.8
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $60,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1799
PLAN RECORDED: # 12296

MEEH (TIMOTHY, GREGORY, MILDRED) PARCEL #2

GRANTOR: Timothy, Gregory, & Mildred Meeh
GRANTEE: Town of Canterbury
ACRES: 64.0
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1780
PLAN RECORDED: # 12296

managed on the property, and 100 to 200 cords of firewood are marketed annually.

The Town of Canterbury and the State of NH executed cooperative purchases to assemble the entire 800 acre project. Using LCIP funds, the State purchased easements totalling 547.4 acres from Jill McCullough, and Tim, Greg, and Mildred Meeh for $350,000. The Town of Canterbury appropriated funds and purchased easements on the remaining 252.6 acres from the family for $60,000.

LCIP projects in this area total nearly 1500 acres.

MEEH (TIMOTHY, GREGORY, MILDRED) PARCEL #3

GRANTOR: Mildred, Timothy, & Gregory Meeh
GRANTEE: Town of Canterbury
ACRES: 7.4
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1770
PLAN RECORDED: # 12296

MEEH & MCCULLOUGH PARCEL #2

GRANTOR: Jill McCullough & Timothy Meeh
GRANTEE: Town of Canterbury
ACRES: 114.4
DATE ACQUIRED: 12-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1873/1789

PLAN RECORDED: # 12296

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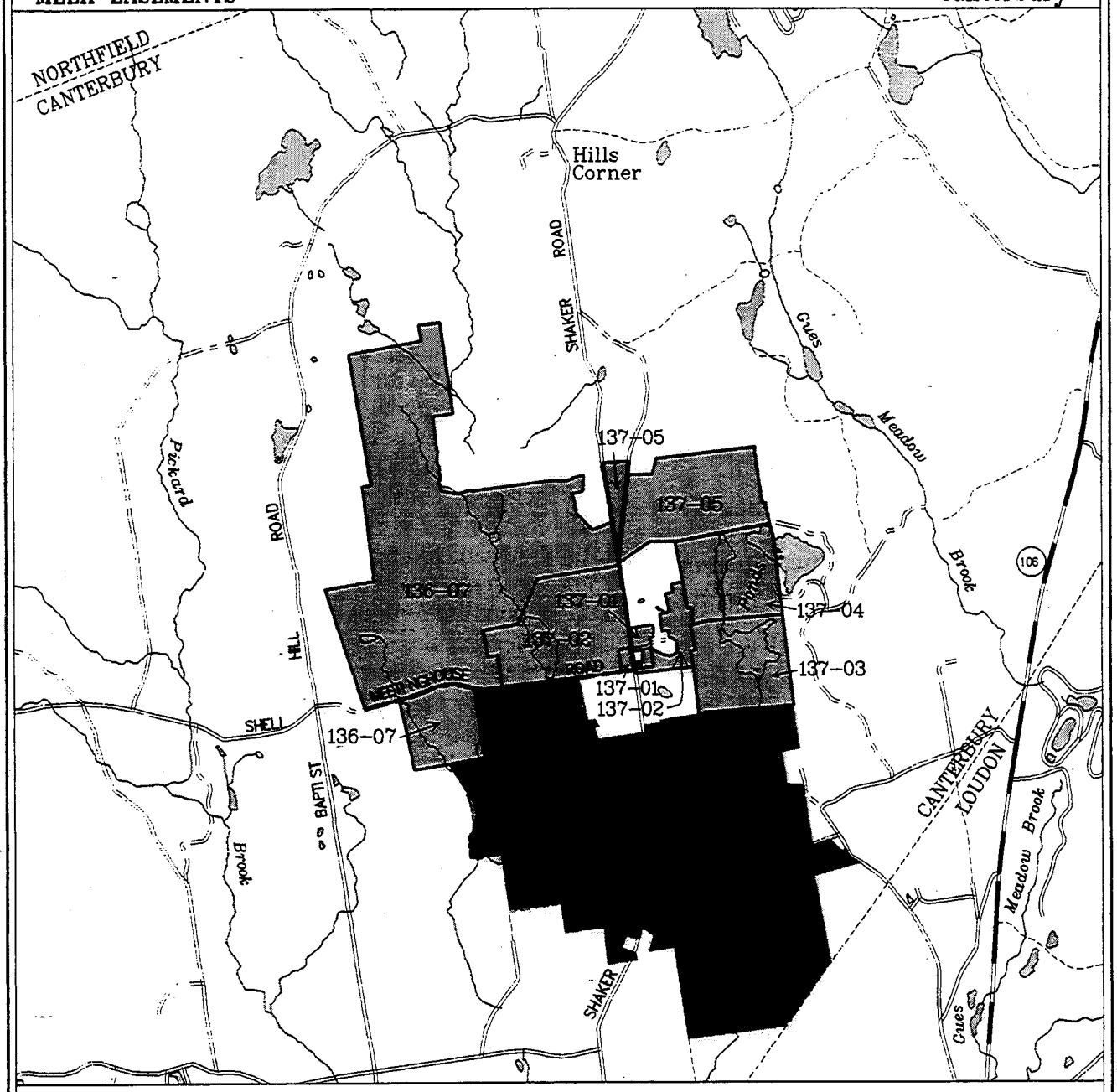
LAND CONSERVATION INVESTMENT PROGRAM

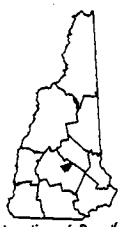
MEEH EASEMENTS

Canterbury

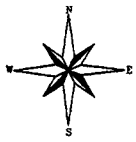


PARCEL ID	ACREAGE	GRANTOR
136-07	451.8	MEEH & McCULLOUGH (ESMT)
137-01	7.4	MEEH, M G & T (ESMT)
137-02	114.4	MEEH & McCULLOUGH (ESMT)
137-03	66.8	MEEH, G & T (ESMT)
137-04	64.0	MEEH, M G & T (ESMT)
137-05	95.6	MEEH, M G & T (ESMT)

LOP parcel
Other LOP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

SHAKER VILLAGE, INC.

CANTERBURY

The largest and most complete Shaker community in the world was permanently protected through the purchase of a historic preservation and conservation easement by the Land Conservation Investment Program. The non-profit corporation which owns the property, Canterbury Shaker Village, Inc., sold an easement covering 694 acres to the State of New Hampshire in December, 1992. The easement culminates over three years of long-term planning between the Village and the State.

In a two-part agreement, the State purchased a conservation easement on 681 acres of agricultural land for $760,000. In addition, Canterbury Shaker Village, Inc., conveyed to the NH Department of Cultural Affairs an historic preservation easement on 13 acres of land and 24 buildings which comprise the village core.

The property protects diverse conservation values, including four ponds constructed by the Shakers, forming a scenic chain. The fields along Shaker Road not only offer a spectacular setting for the cluster of village buildings, but are used by local farmers. An extensive beaver flowage and woodlands provide significant wildlife habitat. The productive forest land contains mixed hardwood and softwood, deer yard areas, and recreational trails.

This easement adds to land previously protected by the LCIP, 800 acres of the North Family Farm (Meeh/McCullough) abutting to the north, and the David Curtis easement (protected by SPNHF) between the two. In total, nearly 1,500 acres of contiguous, productive land is now permanently protected here.

The conservation easement allows the Village to reconstruct historic buildings on existing foundations and to reconstruct certain mill buildings on original sites. In addition, a total of 40 acres has been carefully sited and set aside through the easement to allow the Village to meet future structural needs, such as a visitor's center or parking area. The terms of the easement allow public access to the land for fishing and hiking on the property south of Asby Road and west of Shaker Road, as well as on specific trails in the Shaker Ponds area north of Asby Road. A snowmobile corridor that crosses the property is also open for public access.

Canterbury Shaker Village celebrated its bicentennial year in 1992. The Canterbury Shakers were known for their agricultural products, seeds, herbs, medicinal syrups, dairy products, Shaker sweaters and cloaks, and poplarware fancywork.

The easement on these Shaker Village lands was completed at a cost to LCIP of $680,000. The Department of Agriculture paid $80,000 toward the $760,000 purchase price. Long-term monitoring of the easement will be performed cooperatively by the Department of Resources and Economic Development, the Department of Agriculture, and the NH Department of Cultural Affairs (Division of Historic Resources).

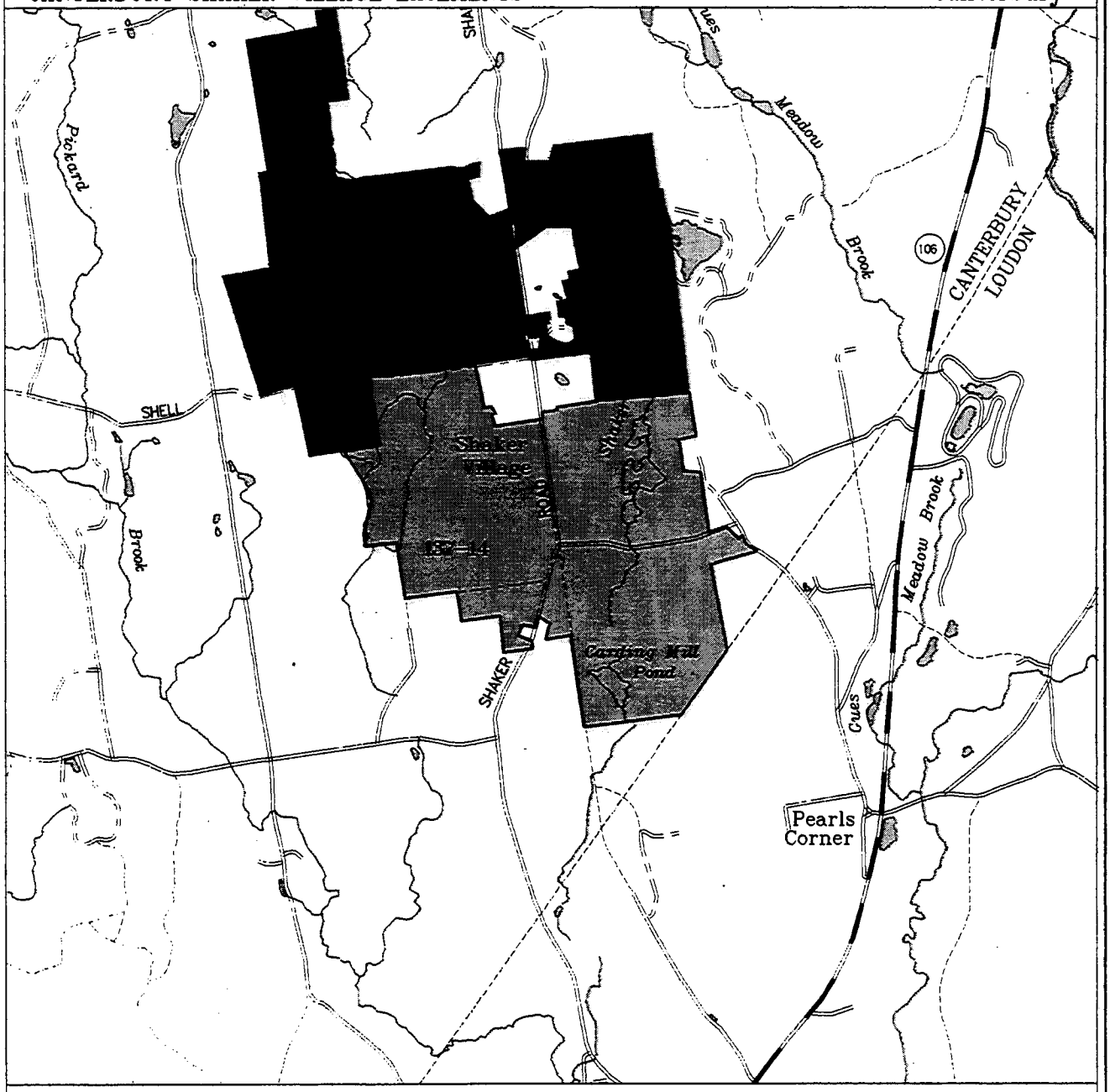
SUMMARY INFORMATION

GRANTOR: Shaker Village, Inc.
GRANTEE: State of NH (D.R.E.D., AGR., HISTORIC RESOURCES)
ACRES: 694.0
DATE ACQUIRED: 12-17-92
INTEREST ACQUIRED: Conservation Easement
PURCHASE PRICE: $760,000 (LCIP COST: $680,000)
BOOK/PAGE NUMBER OF DEED CONVEYED: 1903/1412
PLAN RECORDED: 12606

LAND CONSERVATION INVESTMENT PROGRAM

CANTERBURY SHAKER VILLAGE EASEMENTS

Canterbury



PARCEL ID	ACREAGE	GRANTOR
137-14	694.0	CANTERBURY SHAKER VILLAGE INC. (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

N
W E
S

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

CARROLL LOCAL LAND CONSERVATION GRANT

Livingstone Parcel

These 66.2 acres of productive hayfields owned by Harriet Livingstone were protected by conservation easement through the LCIP. The fields offer impressive scenery from Route 3. The views of and across the fields, their continuing agricultural use and their importance in supporting a diversity of wildlife are the benefits of protecting this scenic gateway to Coos County.

The parcel is situated on the east and west sides of Route 3 in the northern end of the Town of Carroll. Across the fields, the views of Cherry Mountain, Mount Martha, Mount Hale, Twin Mountains, and the Kilkenney Range are excellent. The fields and associated wetlands provide habitat for deer, bear, moose, fox, coyote, ruffed grouse, woodcock and various raptors. The fields are presently leased to a farmer in Lancaster. The conservation easement deed provides for the continued mowing of the fields in order to maintain the scenic views across them.

The landowner has reserved the right to gain access to the backland portion of the property across the easement land along the old Range Road near the southern end of the land.

The conservation easement deed was appraised at a value of $170,500. In October, 1989, the LCIP paid Harriet Livingstone $82,250 for the easement in a bargain sale. Her gift of the remaining half constituted the Town's match in this project. The State of New Hampshire and its North Country residents are particularly fortunate that these fields, with spectacular views so prominent to the public eye, can be protected from the development which is so often inevitable for many similar tracts of land. Mrs. Livingston and the Town of Carroll, together with the State's Land Conservation Investment Program, have forged a partnership which will ensure the protection of this one facet of New Hampshire's heritage.

SUMMARY INFORMATION

CARROLL

LIVINGSTONE PARCEL

GRANTOR: Harriet K. Livingstone
GRANTEE: Town of Carroll
ACRES: 66.2
DATE ACQUIRED: 10-26-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $85,250
BOOK AND PAGE NUMBER OF DEED CONVEYED: 756/482
PLAN RECORDED: 364A
DATE PLAN RECORDED: 10-26-89

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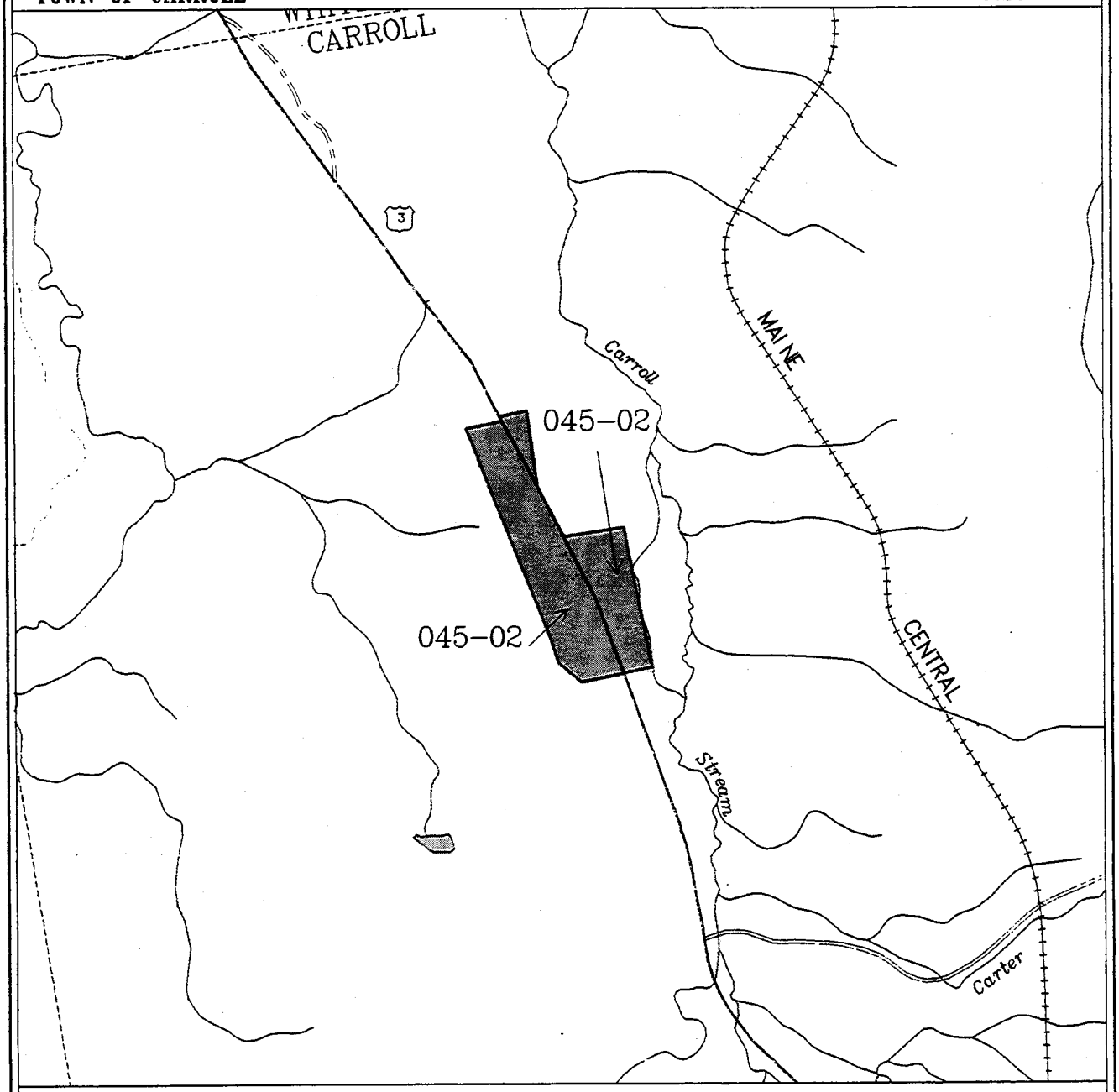
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CARROLL

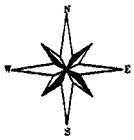
Carroll



PARCEL ID	ACREAGE	GRANTOR
045-02	66.2	LIVINGSTONE (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CHARLESTOWN LOCAL LAND CONSERVATION GRANT

The Town of Charlestown protected a total of 338 acres in two separate parcels of land through its local land conservation project.

Francis Parcel

Sharon Francis sold a conservation easement on 296.4 acres of her land. The parcel is part of Sky Farm, located on the east and northeast side of Borough Road in Charlestown. Approximately 40 to 45 acres are open land, the balance being wooded. The site has an east/northeast exposure, the easterly exposure coming off Perry Mountain and the northerly exposure resulting from a small stream bisecting the property that feeds into the Little Sugar River and eventually the Connecticut River. A small farm pond and several beaver ponds lie along the edge of the cleared fields. 3

Approximately a quarter of the acreage lies on the steep western slopes of Perry Mountain. The cost to the LCIP for this easement was $85,000.

Sussman Parcel

Match for this project was provided by donation of a conservation easement on 41.6 acres of land owned by David and Claire Sussman. The land is located on the east side of Borough Road and is rectangular in shape. It abuts one corner of the Francis parcel. Entirely wooded, the site has a north/northwest exposure with a view to Mount Ascutney. A small stream runs across the eastern third of the property in a south-to-north direction. The land fronts on Borough Road.

The NH Department of Resources and Economic Development holds an executory interest in these easements.

SUMMARY INFORMATION

FRANCIS PARCEL

GRANTOR: Sharon F. Francis
GRANTEE: Town of Charlestown
ACRES: 296.4
DATE ACQUIRED: 11-13-92
LCIP PURCHASE PRICE: $85,000.
INTEREST ACQUIRED: Conservation Easement
BOOK & PAGE NUMBER OF DEED CONVEYED: 983/721
PLAN RECORDED: Pocket 2 Folder 3 #8 Plan file 4

SUSSMAN PARCEL

GRANTOR: David & Claire Sussman
GRANTEE: Town of Charlestown
ACRES: 41.6
DATE ACQUIRED: 11-13-92
LCIP PURCHASE PRICE: -0-
INTEREST ACQUIRED: Conservation Easement
BOOK & PAGE NUMBER OF DEED CONVEYED: 983/711
PLAN RECORDED: Pocket 2 Folder 3 #7 Plan file 4

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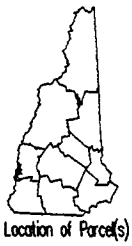
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CHARLESTOWN

Charlestown

PARCEL ID	ACREAGE	GRANTOR
130-03	296.4	FRANCIS (ESMT)
130-04	41.6	SUSSMAN (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

N
W E
S

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

FRIENDS OF PISGAH PARCEL

CHESTERFIELD

Bordering 21-square mile Pisgah State Park, this 163-acre forested parcel in Chesterfield protects several features considered integral to the Park. Its rolling terrain crests the ring of hills which surround Pisgah, and a portion of its acreage extends down into the watershed and viewshed of the Park. The parcel also includes the Old Beals Road entranceway into the Park, used by local skiers and hikers. Finally, two town-owned historic cemeteries from the 1700 and 1800's are located within the parcel: Latham Beal Cemetery at the edge of Pisgah, and Taylor-Black Cemetery at the northern end of the property.

It was these features that spurred the Friends of Pisgah to take quick action in the fall of 1987 when the parcel was put up for sale by developers. The property had been subdivided and approved for houselot development when the Friends, with the Town of Chesterfield's support, negotiated to purchase the three lots which make up this parcel. The Nature Conservancy joined with the Friends to secure the property, and in June 1988, the two organizations became co-owners. They immediately applied to the LCIP for funding so that this parcel could be added to Pisgah State Park under the management of New Hampshire Division of Parks and Recreation, DRED.

If Pisgah State Park management so decides, the trail head access on Old Beals Road may be developed for more intensive public use, and more trails may be constructed to link the cemeteries with the Pisgah trail network. Though the property had been previously cut over in anticipation of development by the former owner, the property is also well-suited to timber management.

Funds for this acquisition came from two sources: $74,000 from the LCIP and $25,000 from federal Land and Water Conservation Funds administered by the State, for a total of $99,000.

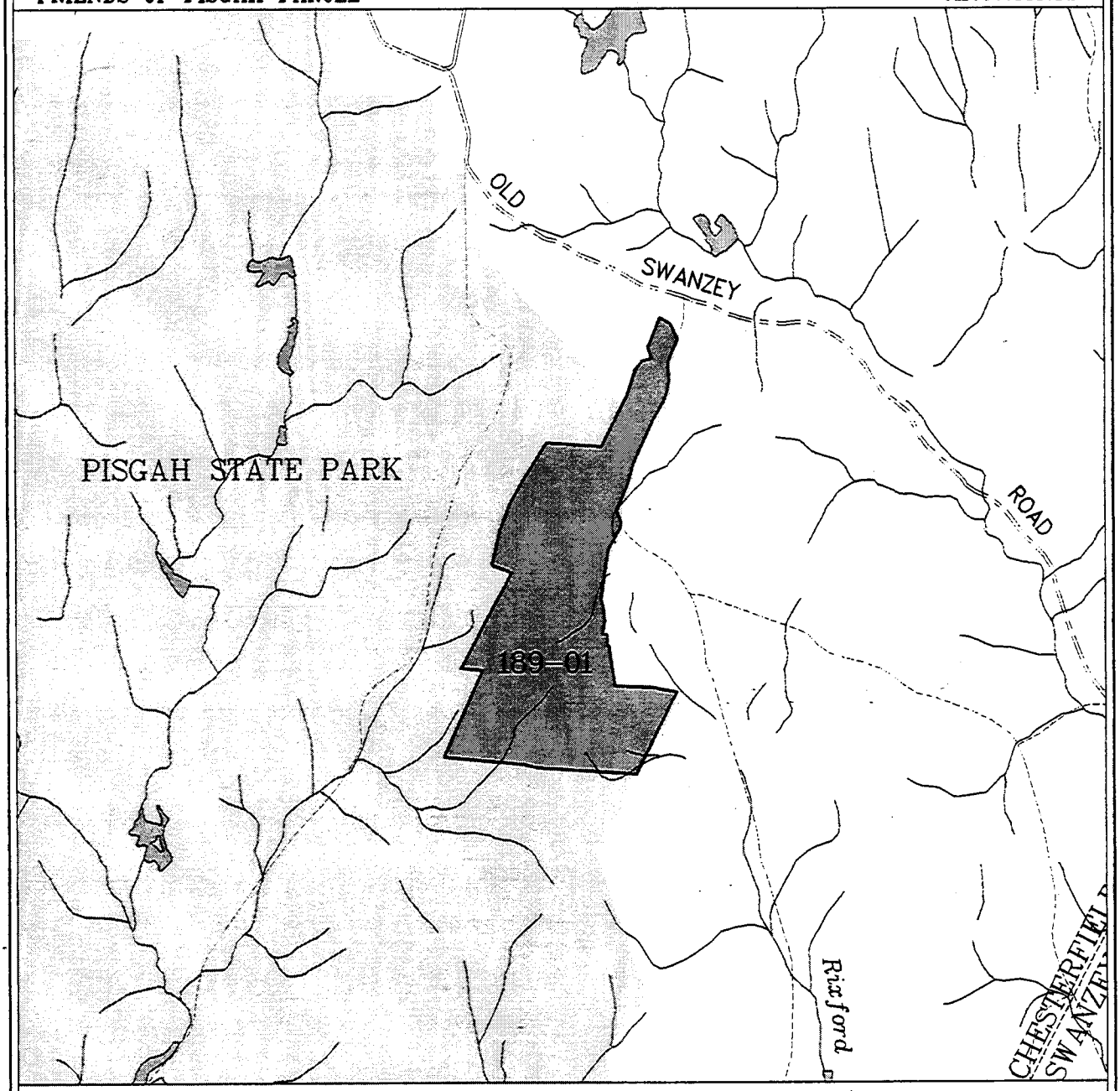
SUMMARY INFORMATION

GRANTOR: Friends of Pisgah, Inc.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 163.2
DATE ACQUIRED: 12-30-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $99,000. (LCIP PRICE: $74,000.)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1274/0809
PLAN RECORDED:# CABII/026
DATE PLAN RECORDED: 12-30-88

LAND CONSERVATION INVESTMENT PROGRAM

FRIENDS OF PISGAH PARCEL

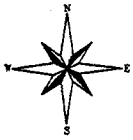
Chesterfield



PARCEL ID	ACREAGE	GRANTOR
189-01	163.2	FRIENDS OF PISGAH INC

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CHICHESTER LOCAL LAND CONSERVATION GRANT

The Town of Chichester's project involved four parcels of land--two target properties and two match properties. Conservation easements were acquired on two target properties owned by Mr. & Mrs. Joseph Drinon and by Rev. and Mrs. George Blackman; two match properties totalling 30.06 acres were donated in fee simple by Madeline Sanborn and another match property was purchased by the NH Department of Transportation from Joan and William R. Cray. The two focus areas are around Great Meadow Pond (also known as Marsh Pond) at the town center, a haven for waterfowl and other wildlife, and near the Town Forest property at the south end of town. Outstanding scenic views, productive agricultural soils and productive hardwood and pine forests are found on the two target properties.

Drinon Parcel

The 144.9 acre parcel on which the Drinons sold a conservation easement is located on both sides of West Road, a gravel town-maintained road in Chichester. In general, the topography is rolling and slopes downward to the west. Cover is a mix of hayfields in the western and central portions with the eastern and southern portions being mixed hardwoods and softwoods, ranging in size from intermediate to mature trees. The view to the distant mountains in the west and north is excellent.

The cost to LCIP for this easement was $150,000 in March 1991, a bargain sale.

SUMMARY INFORMATION

CHICHESTER

DRINON PARCEL

GRANTOR: Joseph M. & Anne P. Drinon
GRANTEE: Town of Chichester
ACRES: 144.9
DATE ACQUIRED: 3-25-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $150,000
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1856/621
PLAN RECORDED: 12030
DATE PLAN RECORDED: 3-25-91

BLACKMAN PARCELS

GRANTOR: Rev. George & Marion Blackman
GRANTEE: Town of Chichester
ACRES: 116.2
DATE ACQUIRED: 3-25-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $42,000
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 1856/593; 1856/603; 1856/612
PLAN RECORDED: 12029
DATE PLAN RECORDED: 11-10-90

SANBORN PARCELS

GRANTOR: Madeline Sanborn
GRANTEE: Town of Chichester
ACRES: 30.06
DATE ACQUIRED: 3-25-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 1836/1272; 1836/1275
PLAN RECORDED: 11476, 11594
DATE PLAN RECORDED: 1-25-90

CRAY PARCEL

GRANTOR: Joan L. & William R. Cray
GRANTEE: Town of Chichester
ACRES: 7.9
DATE ACQUIRED: 3-25-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $7,307. - Dept. of Transportation; (LCIP COST: -0-)
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1856/591
PLAN RECORDED: 11838
DATE PLAN RECORDED: 11-30-90

Blackman Parcels

Rev. and Mrs. George Blackman sold three conservation easements on their 116.2 acres to the Town of Chichester. The land is irregular in shape with various frontages on town maintained roads and Class 6 gravel roads. Entrance to the site is from Shortfalls Road and goes south into Blackman Road. The property is surrounded by various woodlands with a majority of the land being high and dry. There are open fields, small brooks, rolling hills, and heavily wooded areas of pine and hardwood throughout the property. Stonewalls are prevalent, and a snowmobile trail runs through the property. The property is easily developable, especially the northeastern half. Backlands are accessible through maintained and non-maintained roads.

The Blackmans sold their easement, valued at $82,100, to the Town for $42,000 in March, 1991.

Sanborn Parcel

Property owned by Madeline Sanborn became the local match in the Chichester project. It is comprised of two lots, separated by the Cray lot, located southwest of Main Street in the Town of Chichester. All of the lots have marsh pond frontage and are considered undevelopable due to their lack of the required minimum frontage in the Residential Zone. The lots generally are low and/or wet and partially wooded.

The appraised value of the 30.06 acre Sanborn property ($43,000) was donated fee simple to the Town for matching purposes.

Cray Parcel

The entire project was conditional on the acquisition of a 7.9 acre parcel of land owned by Joan and William R. Cray, Jr. by the NH Department of Transportation. The Cray lot is located between the two Sanborn parcels, also acquired through this project. It is undevelopable low land with marsh pond frontage. The NH Department of Transportation, as part of satisfying a wetlands mitigation requirement for construction on a nearby highway, assisted the Town in purchasing the Cray property for its appraised value of $8,000; this was used as a matching component of the LCIP project.

A total of 299.06 acres was protected through this project. The total value of the Chichester project, valued at March 25, 1991, closing, was $423,100. Total cost to the LCIP was $192,000.

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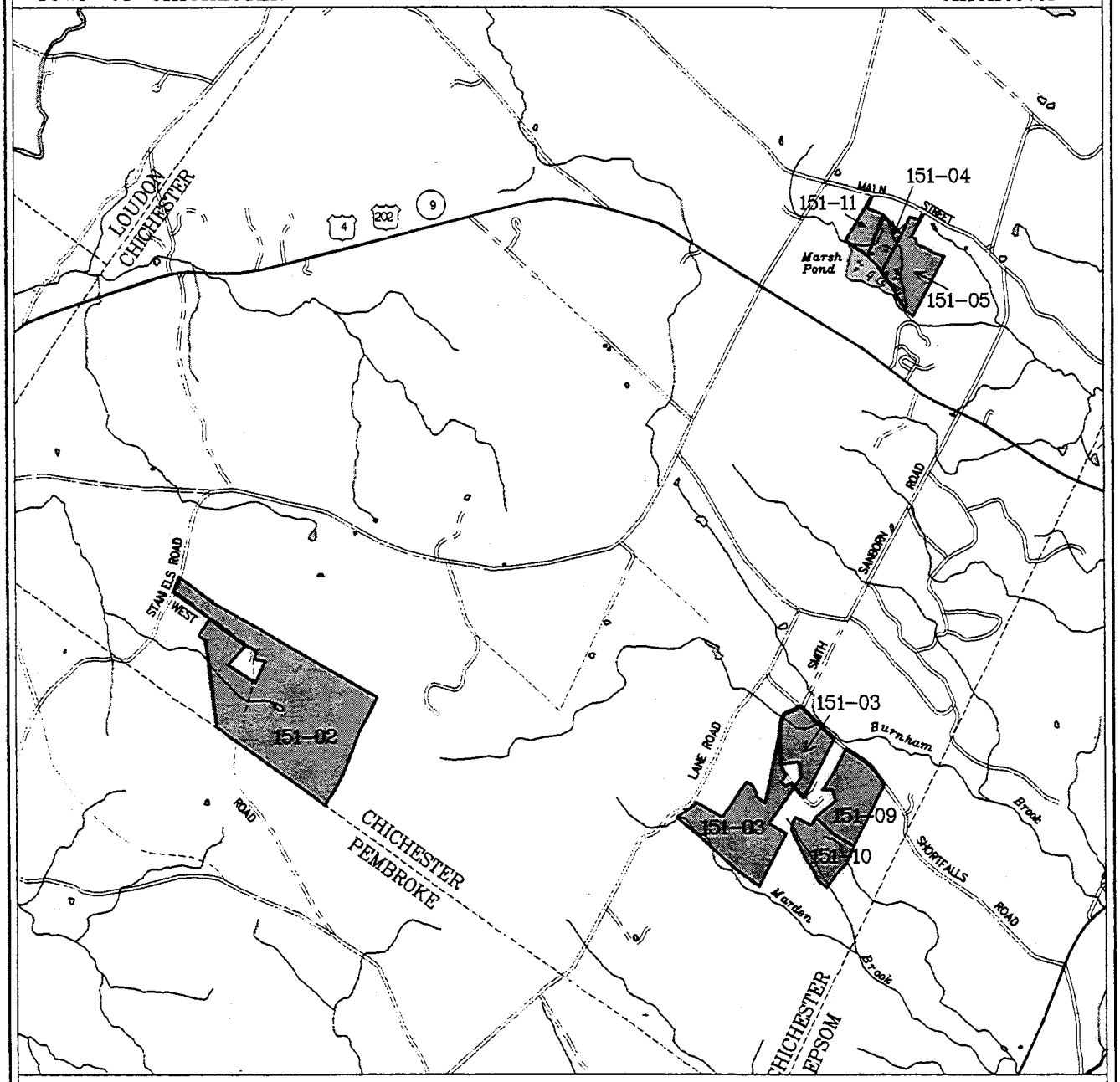
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CHICHESTER

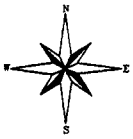
Chichester



PARCEL ID	ACREAGE	GRANTOR
151-02	144.9	DRINON (ESMT)
151-03	72.7	BLACKMAN, G & M (ESMT)
151-04	7.9	CRAY
151-05	21.9	SANBORN
151-09	25.7	BLACKMAN, G (ESMT)
151-10	17.8	BLACKMAN, G & M (ESMT)
151-11	8.2	SANBORN

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

FLETCHER PARCEL

CLAREMONT

On February 12, 1993, the New Hampshire Land Conservatition Investment Program purchased 2.68 acres between Routes 11 and 103 and the rail bed of the former Claremont /Concord railroad. Now owned by the state, the nine mile rail bed, called the Sugar River Trail, is a popular trail for running, biking and snowmobiling.

The LCIP acquisition will be used as a parking area, providing needed access to the trail. The parking area is located at the junction of Roberts Hill Road and Route 11 on the south side of the highway. The land is managed by the Department of Resources and Economic Development.

Dr. Lee O. Fletcher and Eleanor Fletcher sold the land to the state for $5,400.

SUMMARY INFORMATION

GRANTOR: Lee O. & Eleanor Fletcher
GRANTEE: State of NH (D.R.E.D.)
ACRES: 2.68
DATE ACQUIRED: 2-12-93
LCIP PURCHASE PRICE: $5,400.
INTEREST ACQUIRED: Fee Simple
BOOK / PAGE NUMBER OF DEED CONVEYED: 991/148
PLAN RECORDED: P2 F3 #43PF 4

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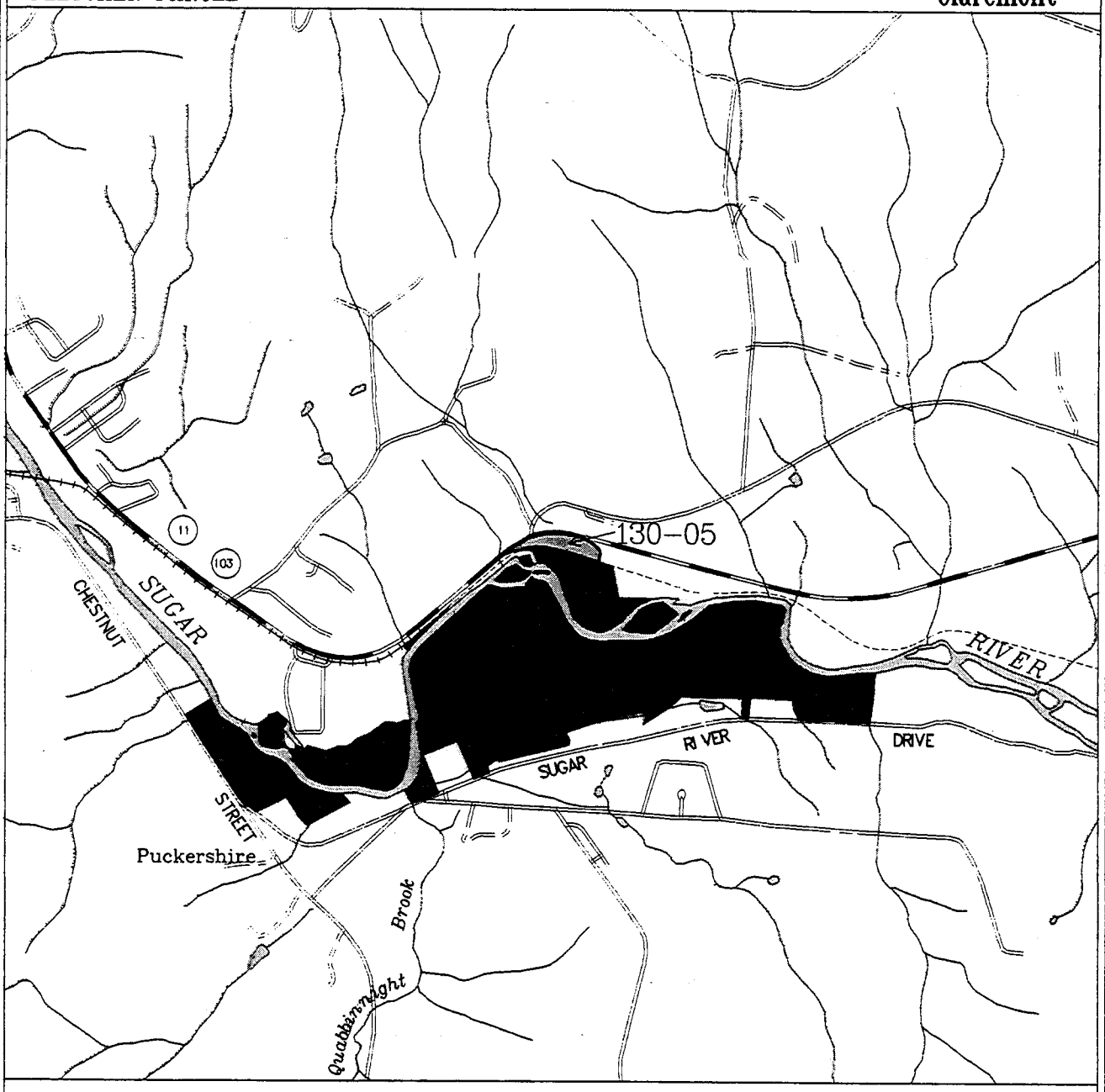
LAND CONSERVATION INVESTMENT PROGRAM

FLETCHER PARCEL

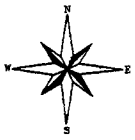
Claremont



PARCEL ID	ACREAGE	GRANTOR
130-05	2.7	FLETCHER

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

SHUGAH VALE EASEMENTS

CLAREMONT

The State's Land Conservation Investment Program (LCIP) purchased conservation easements on a 232.6 acre section of productive open farmland on the outskirts of a densely developed residential and commercial section of the City of Claremont. Containing over 3 miles of frontage on the Sugar River as it flows toward the Claremont city center from Newport, the Shugah Vale farm is noted for its deep green scenery, important wildlife habitat, and recreational attributes.

The Shugah Vale property, owned by Don and Shirley Clark, is located on the Chestnut Street Extension and Sugar River Drive. The property is managed primarily as farmland but is significant for its wildlife habitat as well. The easement covers five islands in the Sugar River and several sections of sycamore-lined riparian wetlands bordering the river. These riverine areas provide excellent habitat for waterfowl, songbirds, and upland game birds. The large tract of open farmland managed for sod and corn is also a favorite nighttime feeding area for deer that descend from the forested hills surrounding the farm.

The conservation easement restricts the property from further subdivision and development and contains important recreational provisions. The easement allows a pedestrian riverside trail along the extensive Sugar River frontage. In addition, two small parking areas can be developed from which foot and boat access to the Sugar River can be provided at the extreme eastern and western bounds of the property. The property also borders the Sugar River Recreational Trail on the old Concord-Claremont railroad bed.

A City of Claremont water pumping station is located on a 5 acre parcel that is surrounded by the easement property. The pumping station serves as one of the City's main drinking water sources. Underneath the Shugah Vale property is a substantial ground water resource. Thus the protection of the land also ensures that the land will continue to serve as an important nutrient buffer to this water supply.

The NH Dept. of Agriculture will monitor compliance with the terms of the conservation easement. The LCIP purchased the conservation easment, its first in the City of Claremont, for $118,000 in August, 1991.

SUMMARY INFORMATION

SHUGAH VALE PARCEL #1

GRANTOR: Shugah Vale, Inc.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 214.6
DATE ACQUIRED: 8-5-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $118,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 945/70
PLAN RECORDED: Poc1Fol3#10-4
DATE PLAN RECORDED: 8-5-91

SHUGAH VALE PARCEL #2

GRANTOR: Shugah Vale, Inc.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 18.0
DATE ACQUIRED: 8-5-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 945/62
PLAN RECORDED: Poc1Fol3#10-4
DATE PLAN RECORDED: 8-5-91

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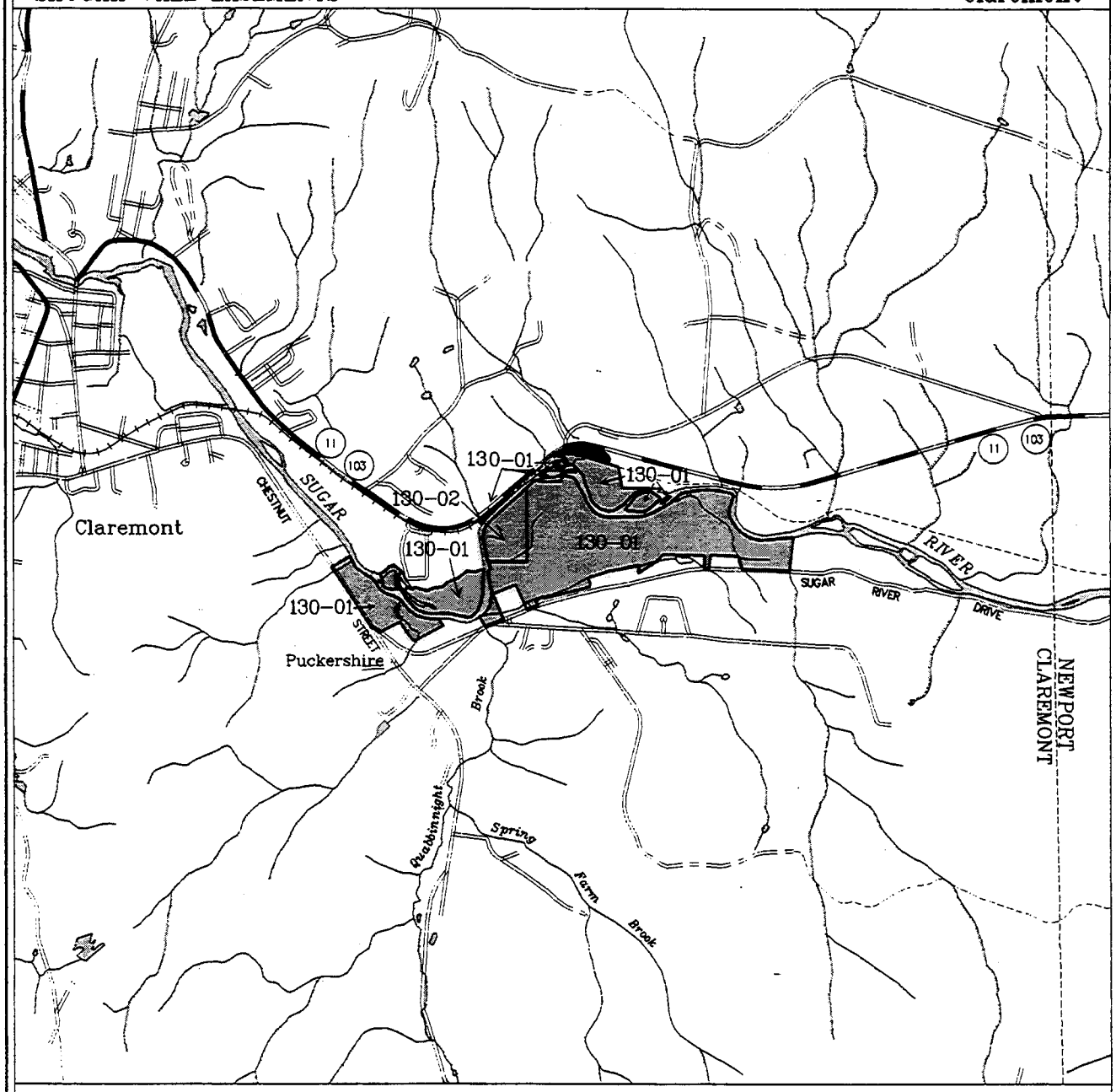
LAND CONSERVATION INVESTMENT PROGRAM

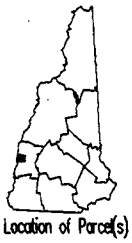
SHUGAH VALE EASEMENTS

Claremont

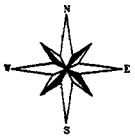


PARCEL ID	ACREAGE	GRANTOR
130-01	214.6	SHUGAH VALE INC (ESMT)
130-02	18.0	SHUGAH VALE INC (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LIME POND EASEMENT

(LLOYD W. HAWKENSEN TRUST PARCEL)

COLUMBIA

A conservation easement on 353.5 acres located on Fish Pond Road in Columbia will ensure public access and protect land surrounding Lime Pond from future development. This parcel includes about two-thirds of the pond's shoreline.

Lime Pond is a cold water trout pond. It is 11.5 acres in size, with an average depth of 6 feet, and has a public launch area at the northern end of the pond. The dam was built and is maintained by the NH Fish & Game Department.

The pond is named for the historic excavation of lime from the pond during the mid 1800's to 1940s. The alkaline environment offers excellent trout habitat.

Public access to the pond is from Holden Road, which is reached from the village of Colebrook by going easterly on Titus Hill Road about 1.8 miles to where Holden Road is located on the south side of Titus Hill Road.

About 34 acres in the area where Holden Road enters the property is rolling field land which has a pleasant outlook to the north. The balance of the acreage is managed woodland, except for the open water of Lime Pond and the beaver pond. Also present are pockets of low land around the beaver pond, just north of Lime Pond, and in the northwest corner of the parcel.

The 319 acres of woodland have been managed as productive timberland. Most is a mixture of soft and hardwoods. Recent timber harvesting has occurred to the north and east of Lime Pond. In general, the area north of Lime pond has softwoods with pockets of clear cutting. The low land to the northeast is an area of cedar and spruce that provides excellent wildlife habitat.

The easement allows fishing and boating access to the pond and allows hunting. A parking area has been constructed from which small boats can be carried for launching. The size of this undeveloped tract makes it ideal habitat for moose and bear and offers spectacular views of the surrounding mountains.

SUMMARY INFORMATION

GRANTOR: Lloyd W. Hawkenson Trust
GRANTEE: State of NH (Fish & Game Department)
ACRES: 353.5
DATE ACQUIRED: 6-28-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $70,000.

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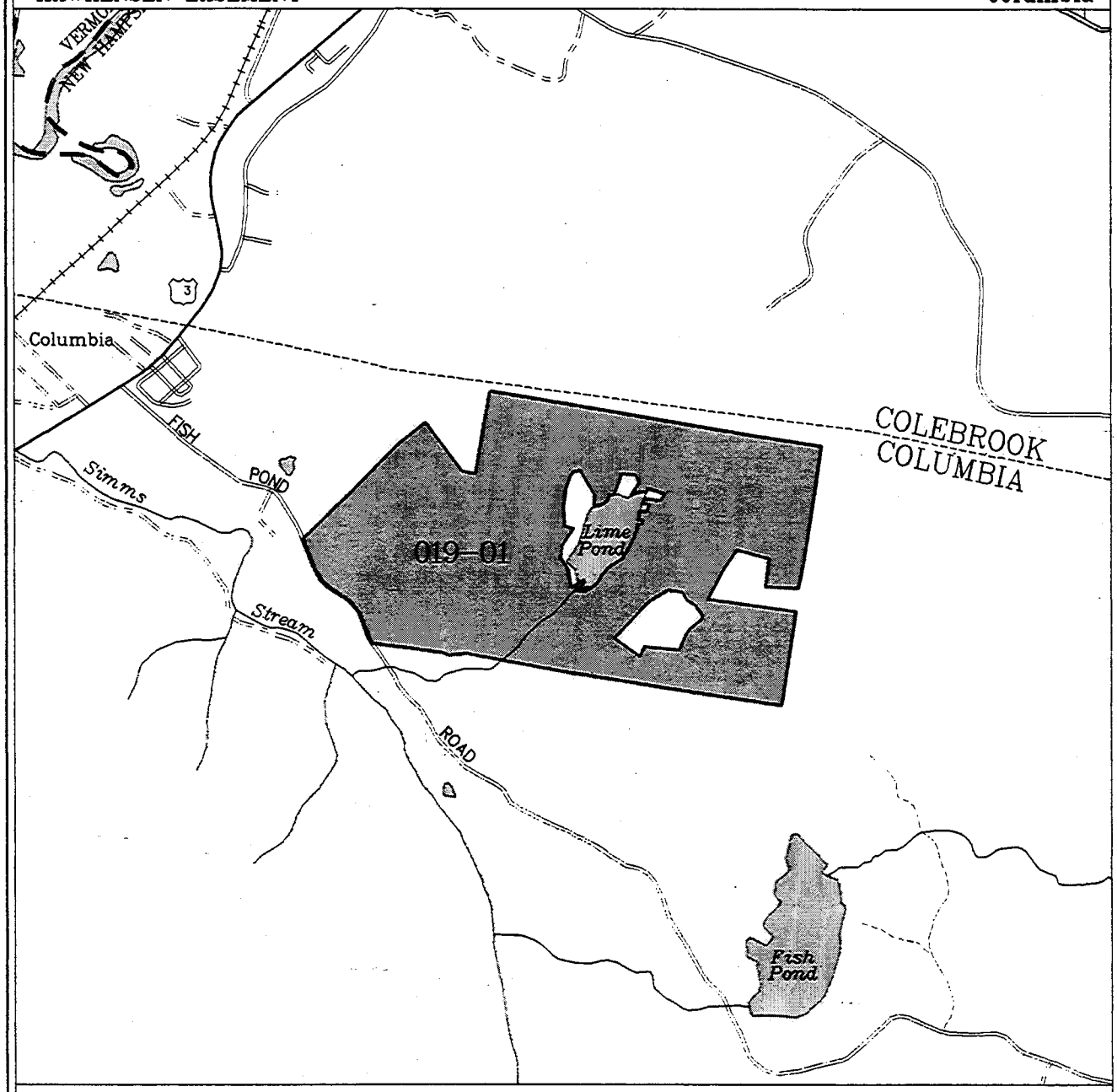
LAND CONSERVATION INVESTMENT PROGRAM

HAWKENSEN EASEMENT — Columbia



PARCEL ID	ACREAGE	GRANTOR
019-01	353.5	LLOYD W. HAWKENSEN TRUST (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

CONCORD LOCAL LAND CONSERVATION GRANT

Concord's local land conservation project is comprised of a target and a match parcel. Both were acquired in fee simple. The project is part of an integrated open space plan for the City to protect land near and around Snow Pond in East Concord.

Merullo Parcel

The 25.2 acre target property was part of a larger tract owned by developer Anthony Merullo. This acreage is critical open space abutting Snow Pond Road and provides an excellent wildlife corridor and buffer to a wetland meadow, the outlet brook from Snow Pond, and an upland white pine forest with trails and raptor nesting. It is a key link in an open space plan designed to add acreage to land already permanently protected in East Concord, including the Blood Farm and Warren Richards Tree Farm.

Cover throughout the parcel is a mix of white pine and hemlock, with alders and other wetland growth in areas of poorly draining soils. There is a scattering of several species of hardwoods. The LCIP purchased the property in January, 1990, for $64,000.

Concord Woods Development Association Parcel

The required local match came from a donated piece of land, now called Morono Park, abutting the Beaver Meadow School property and the State's Sewall's Falls Recreation Area. The 47.1 acre parcel abuts the oxbow pond near the Merrimack River and provides excellent wildlife habitat. Additionally, the area includes cross-country ski trails and walking trails for the public.

The parcel is located on the south side of Second Street. The topography of the property is a mixture of level to very gently rolling areas which are located along the floodplain area adjacent to the West Concord Old River Channel. This area is surrounded at the property's southern, western, and northern property lines by very steep and percepitous slopes which rise up from the floodplain to the upland above. Cover on the tract is a mixture of field growth with areas of mixed hardwoods and softwoods, primarily in the steep sloping portions of the property.

The City acquired title to the land from Concord Woods Development Association in September, 1987, with the intention of leveraging LCIP funds. The value

SUMMARY INFORMATION

CONCORD

MERULLO PARCEL

GRANTOR: Anthony A. Merullo, Jr.
GRANTEE: City of Concord
ACRES: 25.2
DATE ACQUIRED: 1-7-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $64,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1830/375
PLAN RECORDED: 11431

CONCORD WOODS DEVELOPMENT ASSOCIATION PARCEL

GRANTOR: Concord Woods Development Association
GRANTEE: City of Concord
ACRES: 47.1
DATE ACQUIRED: 11-10-87
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1688/249
PLAN RECORDED: 10009

of the Morono Park donation, $57,000, combined with the Merullo donation to make up the 50% matching portion of this project. The total value of this project, protecting 72.3 acres in Concord, was $128,000.

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301

LAND CONSERVATION INVESTMENT PROGRAM

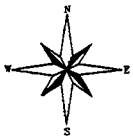
CITY OF CONCORD

Concord

PARCEL ID	ACREAGE	GRANTOR
136-03	47.1	CONCORD WOODS DEV ASSOC
136-04	25.2	MERULLO

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

RUST PARCELS

CONCORD

The 28.8 acre Rust property is located in Concord on Sewall's Falls Road. Its 1466 feet of frontage along the Merrimack River provide significant streambank protection and fishing access. Sewall's Falls is known as a bald eagle wintering area and important anadromous fishery. A section of the Heritage Trail probably will be located on this property. It abuts the state's Sewall's Falls multi-use recreation area and enhances its recreational and conservation uses.

Frederick Rust III sold this property to the state on April 10, 1991, for $320,000. He also donated an abutting conservation easement on 8.4 acres. This easement extends 2456 feet along an old oxbow of the Merrimack River. The easement provides a trail corridor to the abutting City of Concord tract.

The parcel's river frontage runs upstream from Sewalls Falls bridge to just above the first of the river's 2 1/2 miles of rapids here, which are collectively known as Sewalls Falls.

SUMMARY INFORMATION

RUST PARCEL #1

GRANTOR: Frederick W. Rust, III
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 28.8
DATE ACQUIRED: 4-10-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $320,000.
BOOK /PAGE NUMBERS OF DEED CONVEYED: 1857/0402
PLAN RECORDED: 12040

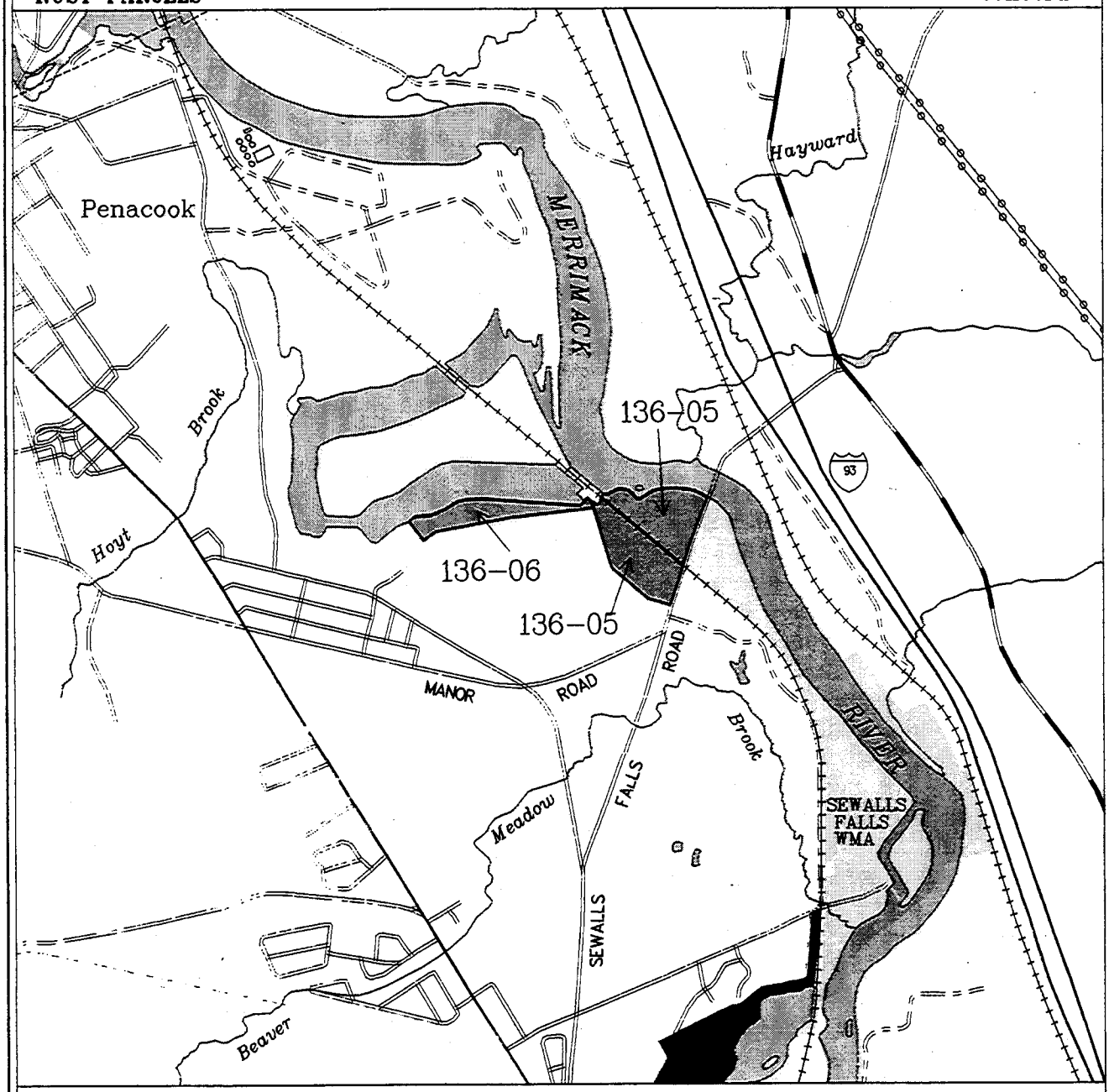
RUST PARCEL #2

GRANTOR: Frederick W. Rust, III
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 8.4
DATE ACQUIRED: 4-10-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: -0-
BOOK / PAGE NUMBERS OF DEED CONVEYED: 1857/0405
PLAN RECORDED: 12040

LAND CONSERVATION INVESTMENT PROGRAM

RUST PARCELS

Concord



PARCEL ID	ACREAGE	GRANTOR
136-05	28.8	RUST
136-06	8.4	RUST (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CORNISH LOCAL LAND CONSERVATION GRANT

The Town of Cornish targeted the Meyette property in their local project. Two match properties were provided by the Colby and Barker families. All three parcels were protected by conservation easements, securing over 330 acres from future development.

Meyette Parcel

The target property, a 188.4 acre parcel owned by Joseph and Margaret Meyette, is located on both sides of Route 120 in South Cornish. The land also has frontage on Jackson Road, Cemetary Road, and Skyline Drive. It consists of approximately 30 acres of open tillage and pasture with the balance in woodlands. The farm is enrolled in the Tree Farm program and has a beautiful stand of white pine and mixed hardwood under active management. The Meyettes are wildlife enthusiasts and have managed their land to promote bird and game species, particularly through their use of "corridor cuts" and releases of old apple trees.

The easement on the Meyette parcel, appraised at $181,000, was purchased for $139,500 with LCIP funds in October, 1989.

Barker Parcel

Two adjoining parcels containing 56 acres of forest and pasture owned by Isabelle Barker were also protected. Mrs. Barker and her late husband Leonard received the Cornish Conservation Commission's Conservationist of the Year award in 1987, acknowledging the Barkers' commitment to soil and water conservation. The property is expertly managed and located on Tifft Road, adjacent to the Blue Mountain Forest Preserve (a private hunting preserve of approximately 25,000 acres) in the eastern section of town.

The easement on the Barker parcel, appraised at $28,000 (August, 1988) was donated as match for this project, which closed in October, 1989.

Colby Parcel

The 92-acre White Swan Farm belonging to Virginia Colby was placed under con-

SUMMARY INFORMATION

CORNISH

MEYETTE PARCEL

GRANTOR: Margaret E. & Joseph C. Meyette
GRANTEE: Town of Cornish
ACRES: 188.4
DATE ACQUIRED: 10-6-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $139,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 895/683
PLAN RECORDED: Pocket63 PF3
DATE PLAN RECORDED: 10-6-89

BARKER PARCEL

GRANTOR: Isabelle E. & E. Leonard Barker
GRANTEE: Town of Cornish
ACRES: 56.0
DATE ACQUIRED: 10-6-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 857/77
PLAN RECORDED: Pocket 19 PF3
DATE PLAN RECORDED: 10-6-89

COLBY PARCEL

GRANTOR: Virginia Colby
GRANTEE: Town of Cornish
ACRES: 92.0
DATE ACQUIRED: 10-6-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 895/106

servation easement through the LCIP local grant program. The land is a diverse mix of woodland, wetland, and open field habitat, that when combined with almost 1,000 acres of adjoining conservation easement land owned by Michael and Gratian Yatsevitch, provides significant habitat for deer, wild turkey, and bear.

Ten of the acres are open; the balance is wooded. The parcel is situated along the Cornish/Plainfield town line and has frontage on Hell Hollow Road and St. Gaudens Road. There is a small one-half acre beaver pond on the property, near the building. The soils support hay and pasture uses. The wooded land has gentle to steep slopes, suited to timber production and woodland uses, and offers protection of the watershed. Nineteen acres is in a tree farm (red pines). A power line right-of-way exists across the west portion of the parcel. In general, the property is considered developable.

The easement on the Colby parcel, valued at $70,000 in December, 1987, was donated for match in this project. The total appraised value of this project, which closed on October 6, 1989, was $279,000. Total cost to the LCIP for this project was $139,500, protecting 336.47 acres in the Town of Cornish.

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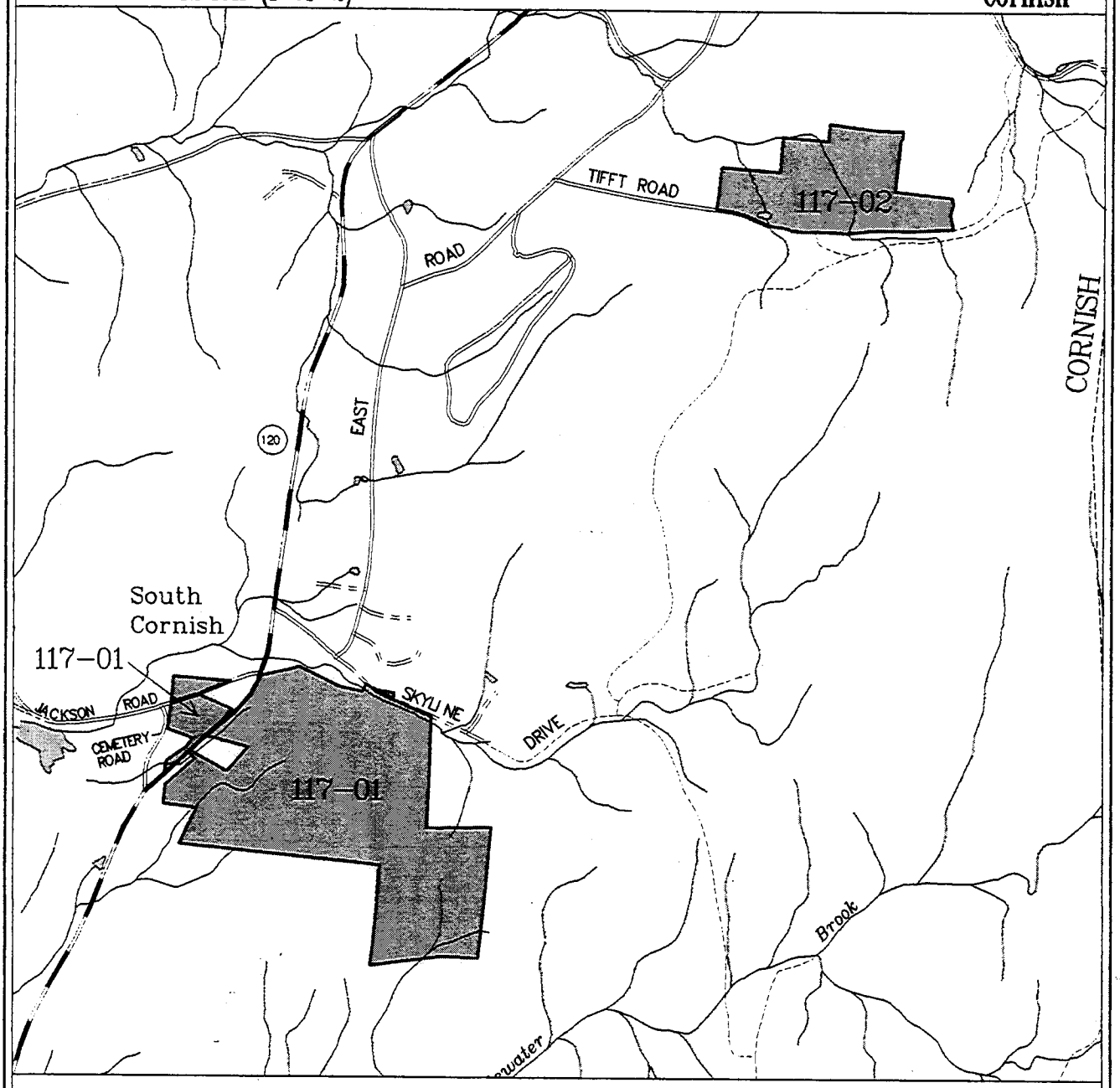
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF CORNISH (1 OF 2)

Cornish



PARCEL ID	ACREAGE	GRANTOR
117-01	188.4	MEYETTE (ESMT)
117-02	56.0	BARKER (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

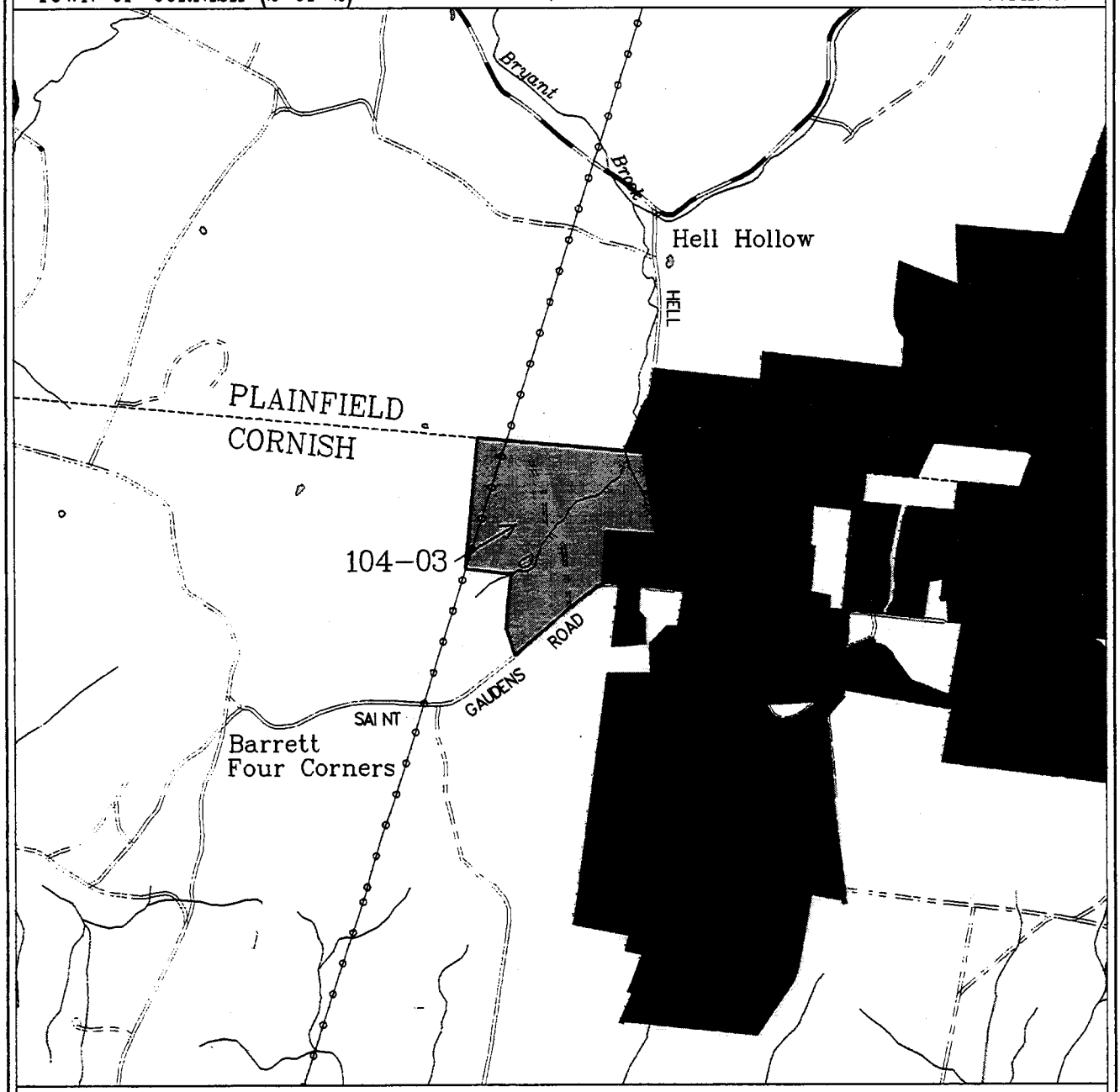
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

LAND CONSERVATION INVESTMENT PROGRAM

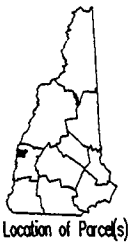
TOWN OF CORNISH (2 OF 2)

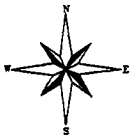
Cornish



PARCEL ID	ACREAGE	GRANTOR
104-03	92.0	COLBY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line


Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

YATSEVITCH EASEMENTS

CORNISH & PLAINFIELD

The NH Land Conservation Investment Program purchased a conservation easement on an 800 acre Tree Farm on Saint Gaudens Road owned by Michael Yatsevitch in Cornish and Plainfield. The Agreement will protect the land from development and ensure that the Tree Farm remains available for forest management. As part of the protection package, Gratian Yatsevitch, Michael's brother, donated to the State a conservation easement on an adjacent 173 acre woodland tract.

Both tracts are adjacent to the 92 acre White Swan Farm, owned by Virginia Colby, which has been protected through Cornish's local application to the LCIP. The three contiguous parcels total nearly 1100 acres of permanently protected land.

Michael Yatsevitch's property contains the tops of four hills: Altai Hill, Fernald Hill, Yatsevitch Hill, and Smith Hill. Fernald Hill is of historical interest as it was used by the first surveyors in the region as a triangulation point in conjunction with Mt. Ascutney and Croydon Mountain and is designated in many of the early maps of the area. .

The Yatsevitch family settled in the Cornish area in the 1930's. Over the succeeding 50+ years the Yatsevitch family acquired six separate farms to assemble a manageable forestry unit. To this unit they have applied the principles of selective forest management--practices that were not common in the 30's and 40's. The long-term forest management plan is paying off as their Tree Farm is one of the most productive in Sullivan County. Michael Yatsevitch is committed to the forest management tradition that he and his father began. Also protected are 25 acres of farmland.

The conservation easement will ensure that these scenic hilltops and the ridgelines connecting them will remain forever undeveloped. The 800 acre easement that the LCIP purchased provides recreation and wildlife habitat benefits and will allow trail access for snowmobiling, and general access for hunting and hiking. Also located on the parcel is the Smith Hill Deeryard, identified and mapped by the NH Fish & Game Dept. Michael Yatsevitch sold the conservation easement to the state for $180,000. This represents a substantial bargain sale as the appraised value of the easement exceeded $320,000.

SUMMARY INFORMATION

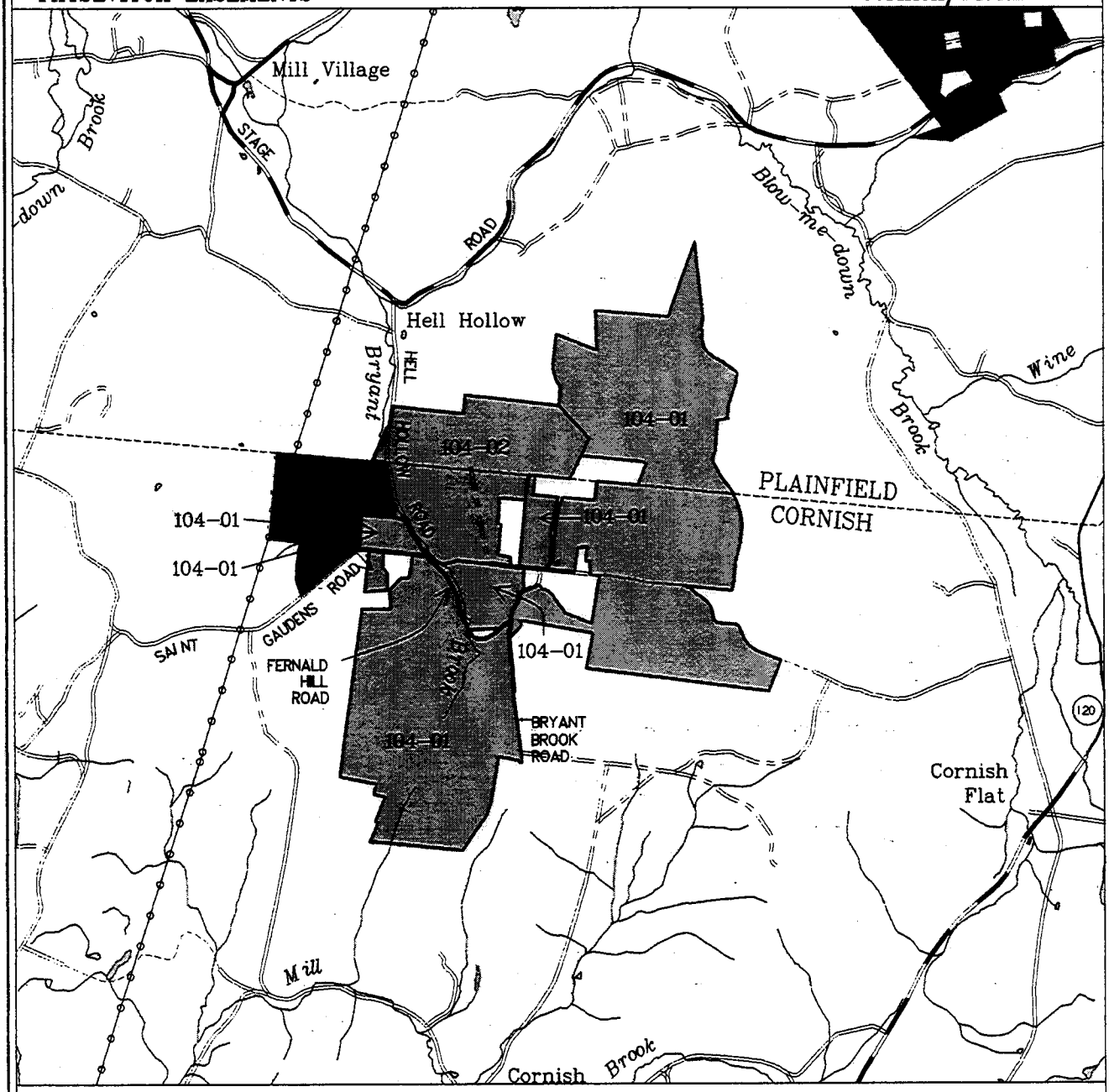
GRANTOR: Michael Yatsevitch
GRANTEE: State of NH (D.R.E.D.)
ACRES: 800.14
DATE ACQUIRED: 6-7-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $180,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 885/266
PLAN RECORDED: Plan 3 Poc 15
DATE PLAN RECORDED: 2-5-89

GRANTOR: Gratian Yatsevitch
GRANTEE: State of NH (D.R.E.D.)
ACRES: 173.05
DATE ACQUIRED: 6-7-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: -0-
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 885/257
PLAN RECORDED: #004032

LAND CONSERVATION INVESTMENT PROGRAM

YATSEVITCH EASEMENTS

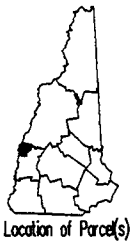
Cornish/Plainfield



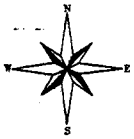
PARCEL ID	ACREAGE	GRANTOR
104-01	800.1	YATSEVITCH, M (ESMT)
104-02	173.1	YATSEVITCH, G (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DEERFIELD LOCAL LAND CONSERVATION GRANT

The Town of Deerfield targeted two parcels of land owned by Curry and Jaeger and assembled a project involving four additional parcels of land as match. The land protection effort focused on land along the Great Brook corridor, through which the Town has completed a brookside trail approximately two miles in length. Protected by this project in July, 1991, are 750 contiguous acres with a series of beaver flowages, a trail route, and excellent wildlife habitat. The corridor abuts the town's Dowst-Cate Town Forest and the NH Fish and Game LaMontage Lot.

Curry Parcel

Frances Curry sold a conservation easement on 342 acres, valued at $129,500, for a bargain price of $100,000. The property is located in Deerfield and Nottingham and fronts Bean Hill Road and Stevens Hill Road . The property is mostly wooded with field along Bean Hill Road, as well as in the Wheeler Hill area. The topography is gently rolling.

Jaeger Parcel

Al Jaeger sold a conservation easement on his 111 acres for $29,500. The property, north of Perry Road, is mostly managed woodland. Two acres are pasture, and there are wetlands throughout the property. The land slopes from flat pasture to dramatic steep rock ledges with views of Mount Pawtuckaway.

Burbank Parcels

Match for this local grant was provided in part by donation of a conservation easement on 107 acres

SUMMARY INFORMATION
DEERFIELD

CURRY PARCEL
GRANTOR: Frances Curry
GRANTEE: Town of Deerfield
ACRES: 342.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $100,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/362
PLAN RECORDED: D-21142
DATE PLAN RECORDED: 7-26-91

JAEGER PARCEL
GRANTOR: Al Jaeger
GRANTEE: Town of Deerfield
ACRES: 111.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $29,500.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/392
PLAN RECORDED: D-21143
DATE PLAN RECORDED: 7-26-91

BURBANK PARCEL #1
GRANTOR: John & Helen Burbank
GRANTEE: Town of Deerfield
ACRES: 15.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2821/458
PLAN RECORDED: D-21203,4
DATE PLAN RECORDED: 8-23-91

BURBANK PARCEL #2
GRANTOR: Helen Burbank
GRANTEE: Town of Deerfield
ACRES: 92.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2821/450
PLAN RECORDED: D-21203,4
DATE PLAN RECORDED: 8-23-91

owned by John and Helen Burbank. These parcels consist of three separate tracts. A 92-acre parcel fronts on Perry and Cate Roads and is approximately 50% wetland. The remaining topography is undulating with large boulders strewn across the surface. There are ledge outcroppings scattered across the tract.

The other two tracts are 10 and 5 acres and also are bounded by Perry Road to the north and Coffeetown Road to the east and south. Of the 10 acre tract, a large portion of the frontage on Perry Road is underwater on a seasonal basis. Approximately 30% of this lot is considered wetland. A brook traverses the property. A high tension overhead line abuts the property.

The 5 acre tract slopes from the northwest to the southeast. There are no wetlands on this property. It also abuts the high tension overhead line.

The parcels have all been logged in 1989-1990, removing all merchantable timber. The land for the most part was heavily forested, except for the wetland areas. The value of the donated Burbank conservation easement is $136,000.

Pendelton Parcels

Mary Pendleton donated two conservation easements totalling 184 acres as local match. The value of this donation is $69,000 (March, 1991, appraisal). The property is comprised of two tracts, 56 and 128 acres respectively, located north of Nottingham and Perry Roads. One parcel fronts on the east side of Harvey Road. The property is wooded with a mixture of white pine and mixed hardwood. A timber harvest in the larger parcel has been completed within the past five years. There is a wetland area on the north boundary of the Harvey Road parcel.

Malouin and Lewis Builders Trail Easements

In transactions enhancing this LCIP project, Lena and Leon Malouin donated a trail easement to complete a link in the Great Brook Trail. In addition, Lewis Builders donated a trail and conservation easement on 6.16 acres.

In summary, a total of 744 acres of land in Deerfield were protected through this project at a total cost of $129,500. The Town also contributed nearly $25,000 toward the survey, appraisal, title search, and associated expenses. Together with the value of donated easements, the total project's appraised value was $364,000.

PENDELTON PARCEL #1

GRANTOR: Mary Pendelton
GRANTEE: Town of Deerfield
ACRES: 128.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/372
PLAN RECORDED: D-21141
DATE PLAN RECORDED: 7-26-91

PENDELTON PARCEL #2

GRANTOR: Mary Pendelton
GRANTEE: Town of Deerfield
ACRES: 56.0
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/382
PLAN RECORDED: D-21141
DATE PLAN RECORDED: 7-26-91

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LAND CONSERVATION INVESTMENT PROGRAM

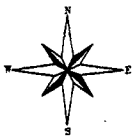
TOWN OF DEERFIELD

Deerfield

PARCEL ID	ACREAGE	GRANTOR
153-06	342.0	CURRY (ESMT)
153-07	15.0	BURBANK, J & H (ESMT)
153-08	92.0	BURBANK H (ESMT)
153-10	111.0	JAEGER (ESMT)
153-11	128.0	PENDLETON (ESMT)
153-12	56.0	PENDLETON (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DEERING LOCAL LAND CONSERVATION GRANT

The Town of Deering's local project consists of a target property conservation easement (Lindquist) and a match property easement (Leghorn). Both properties contain important agricultural soil and protect scenic views.

Lindquist Parcel

The 12.65 acres of mostly field owned by Joseph and Beverly Lindquist provides one of the best-known scenic overlooks in Deering: the view from NH Route 149 west over the undeveloped hillsides of Antrim and beyond. Cars often pull to the side of the road to admire the view; the Lindquists welcome such guests and have even provided a park bench at the edge of the road for them. Located on the southwesterly side of Route 149, the open land slopes downward from the road. The southern boundary of the property abuts a Public Service of New Hampshire easement for power lines. The conservation easement terms ensure permanent pedestrian public access on the property and also grant the right for the Town of Deering to mow the fields if necessary in the future to maintain this scenic view.

The Lindquists sold the easement on their 12.65 acres in a bargain sale for $68,000 in November, 1990.

Leghorn Parcel

The 39.96 acre Richard Leghorn easement donation protects a scenic hilltop farm on both sides of East Deering Road, including about 15 acres of important agricultural soil that is currently managed for hay.

The property includes 19.47 acres of land on the west side of East Deering Road and 23.25 acres on the east side. The westerly acreage consists of large, open fields bordering a small stream dammed by beavers. The beaver dam on one section of the stream has created a small pond. The topography slopes gradually to the stream and borders a large field to the west. The western property boundary is just east of a woods road servicing the adjoining parcel. The northern end of the parcel is partially wooded. The southern end of the parcel borders fields.

The eastern parcel fronts on East Deering Road. The topography slopes to the east to Dudley Brook with somewhat steep and irregular terrain in the mid to rear section, levelling by the brook. A stream runs through the southern end of the parcel. The front acreage consists of older open

SUMMARY INFORMATION

DEERING

LINDQUIST PARCEL

GRANTOR: Joseph & Beverly Lindquist
GRANTEE: Town of Deering
ACRES: 12.65
DATE ACQUIRED: 11-29-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $68,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5226/333
PLAN RECORDED: 24905
DATE PLAN RECORDED: 11-29-90

LEGHORN PARCEL

GRANTOR: Richard S. Leghorn
GRANTEE: Town of Deering
ACRES: 39.96
DATE ACQUIRED: 12-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5153/1112
PLAN RECORDED: 24018 Dr 100
DATE PLAN RECORDED: 12-1-89

fields with woods to the east. The property borders fields and woods to the north and south and has views of the surrounding hills.

The easement allows development of a footpath from the road to Dudley Brook, where the brook forms the easternmost boundary of the property. The Town hopes to increase this trail segment, with the cooperation of other landowners, to complete a walking trail along the length of Dudley Brook at some future date.

The Leghorn property was purchased in 1989 by the Dudley Brook Cooperative, a group of individuals who are committed to the conservation of the "Sutherland" farm, as it is known in Deering.

The project, which closed on November 29, 1990, protected a total of 52.61 acres at a total cost of $68,000 in LCIP funds. The Leghorn donation was appraised at $72,000 and the Lindquist easement was appraised at $106,000, bringing the total value of this project to $178,000.

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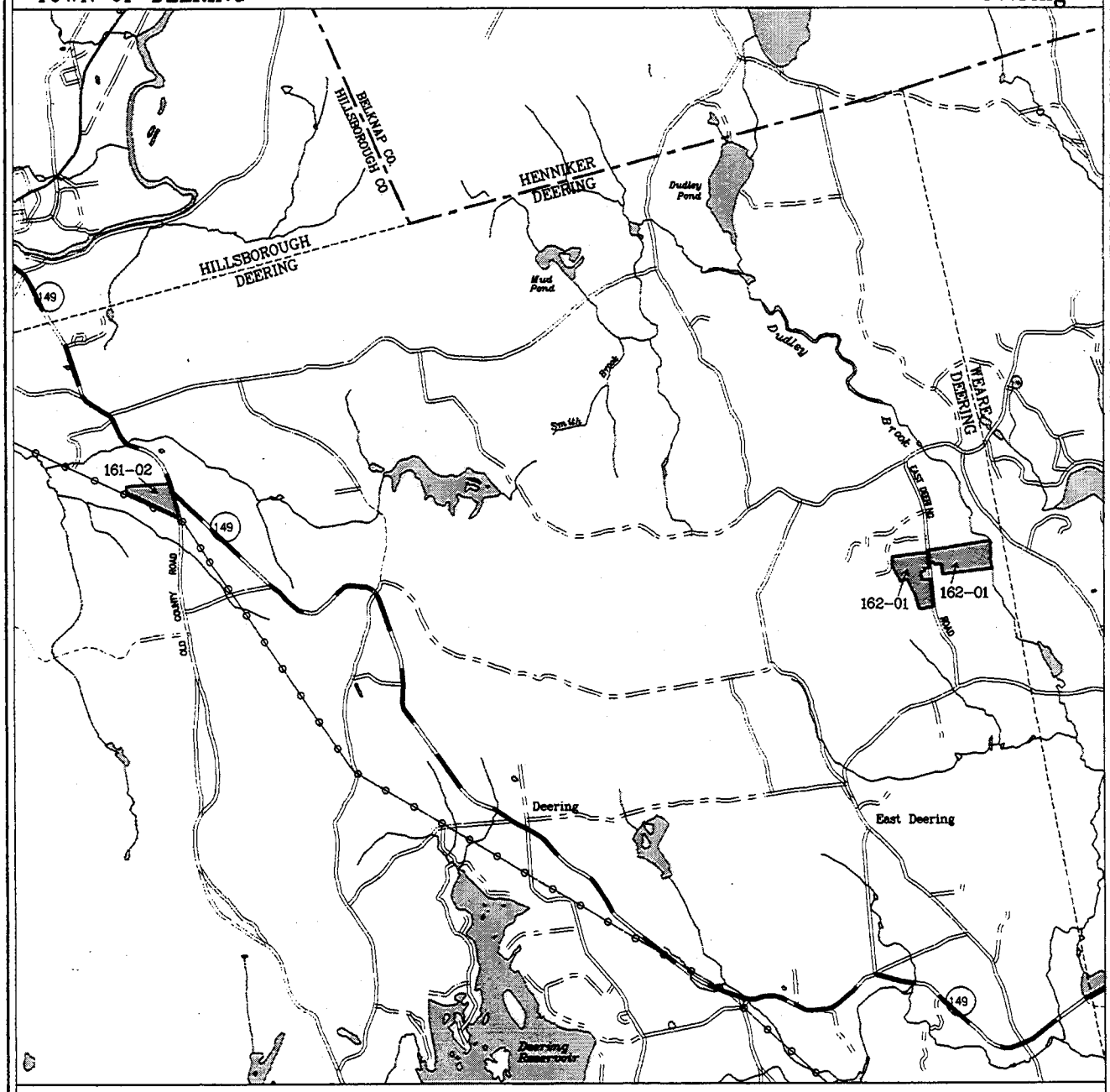
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF DEERING

Deering

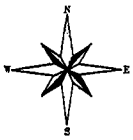


PARCEL ID	ACREAGE	GRANTOR
161-02	12.7	LINDQUIST (ESMT)
162-01	40.0	LEGHORN (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DERRY LOCAL LAND CONSERVATION GRANT

The last dairy farm in Derry was permanently protected through the acquisition of a conservation easement by the Town. An LCIP grant of $250,000 allowed the Town to purchase an easement on 126.9 acres owned by Ruth Pingree Martin. The property has considerable scenic road frontage and includes town-designated prime wetlands. It is surrounded by subdivisions and provides scarce open-space for the area.

Martin Parcels

The property consists of three parcels. One lot (43 a. +/-) is an agricultural parcel located on the southerly side of Old Auburn Road. This irregularly shaped parcel is level with trees along its southern boundary.

A second lot (44 a. +/- excluding the residence) fronts Old Auburn Road and Beckford Road. There are approximately 8 acres along the Chester boundary that are considered wetlands. This parcel is mostly level and slopes downward toward the Chester town line.

The third lot (40 a. +/-) fronts both Old Auburn Road and Beckford Road. The land is similar to that of the other two lots with a gentle slope toward the Chester town line. A relatively small area along that border is seasonally wet due to run-off. This parcel is lightly wooded along the boundary line.

This project protected a total of 126.9 acres, with an appraised valued of $510,000, at a cost of $250,000 in August, 1991.

SUMMARY INFORMATION

DERRY

MARTIN PARCEL

GRANTOR: Ruth Pingree Martin
GRANTEE: Town of Derry
ACRES: 126.9
DATE ACQUIRED: 8-23-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2888/1253
PLAN RECORDED: D-21205
DATE PLAN RECORDED: 8-23-91

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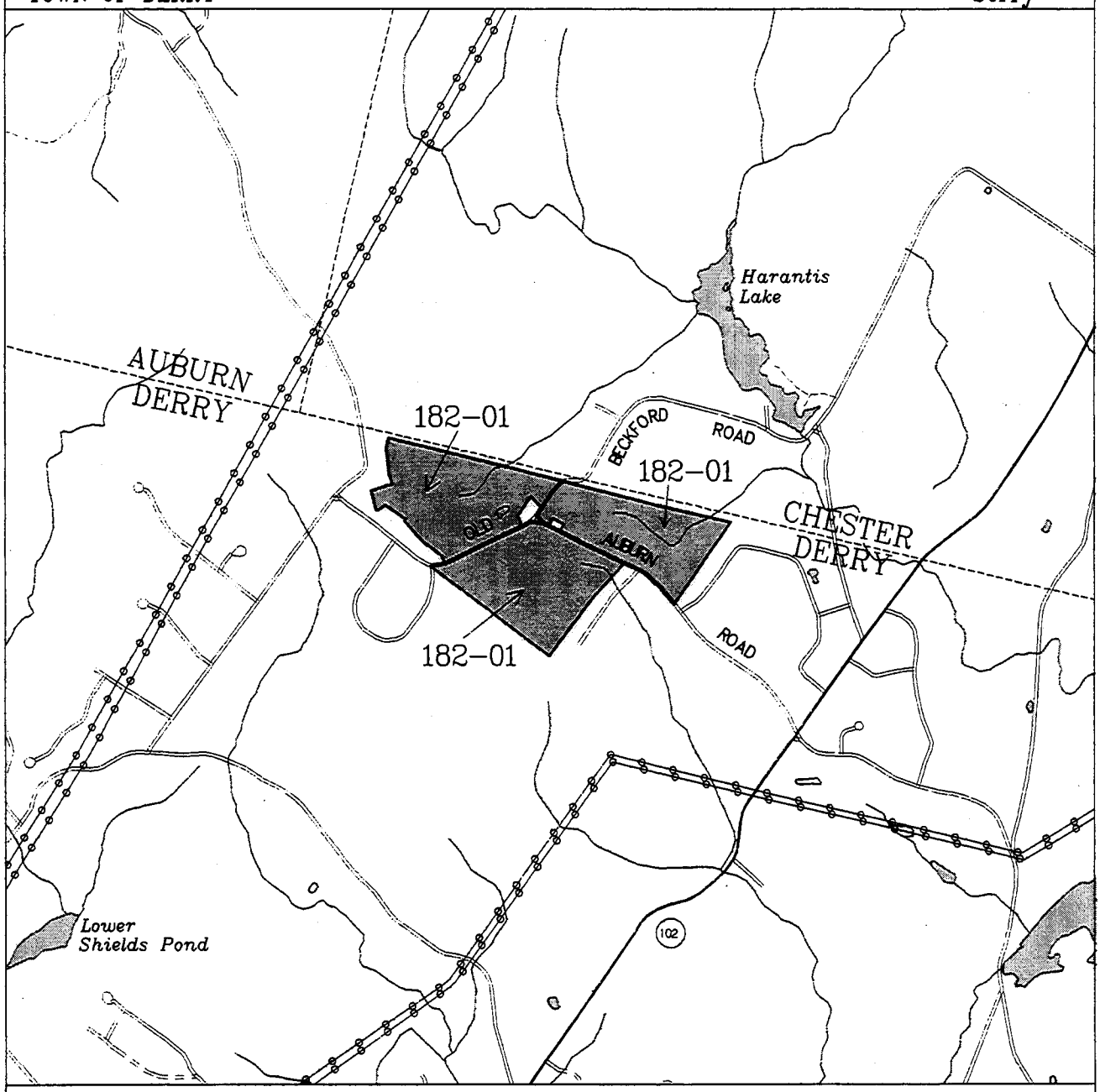
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF DERRY

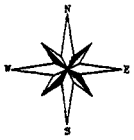
Derry



PARCEL ID	ACREAGE	GRANTOR
182-01	126.9	MARTIN (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAFFER WOODLANDS EASEMENT

DORCHESTER

The LCIP purchased a conservation easement on 664.8 acres surrounding Cummins Pond in Dorchester on December 15, 1988, from Laffer Woodlands, Inc. of Lyme, New Hampshire. Cummins Pond, an undeveloped pond of approximately 163 acres, is one of the sources of the Mascoma River, a tributary to the Connecticut River.

The property is reached from Lyme Center by way of Cummins Pond Road.

Due to the property's outstanding wildlife habitat, the Department of Fish & Game will monitor the conservation easement. In the summer of 1988 a pair of loons successfully nested on the pondshore. The open marshlands on the property are frequented by peregrine falcons that have reestablished themselves on Holt's Ledge in Lyme, four miles distant.

The terms of the conservation easement include general public access for hunting and fishing and a permanent boat access to Cummins Pond. The Clark Pond Trail, a spur of the Appalachian Trail, crosses the property. The easement specifies permanent public access to this trail. The property is part of an extensive network of snowmobile trails to which the easement secures access. The property is fully visible from the summit of Smarts Mountain, over which the Appalachian Trail is routed.

Laffer Woodlands, under its President, William G. Laffer, Jr., sold the easement for $800,000. The owner manages the property as a timber investment. The site and structures of a former camp on the pond shore may continue to be used.

This property is adjacent to the Lyme Timber company conservation easement, also acquired by the LCIP. It is located within an area of over 50,000 acres of undeveloped forestland and significant wildlife habitat.

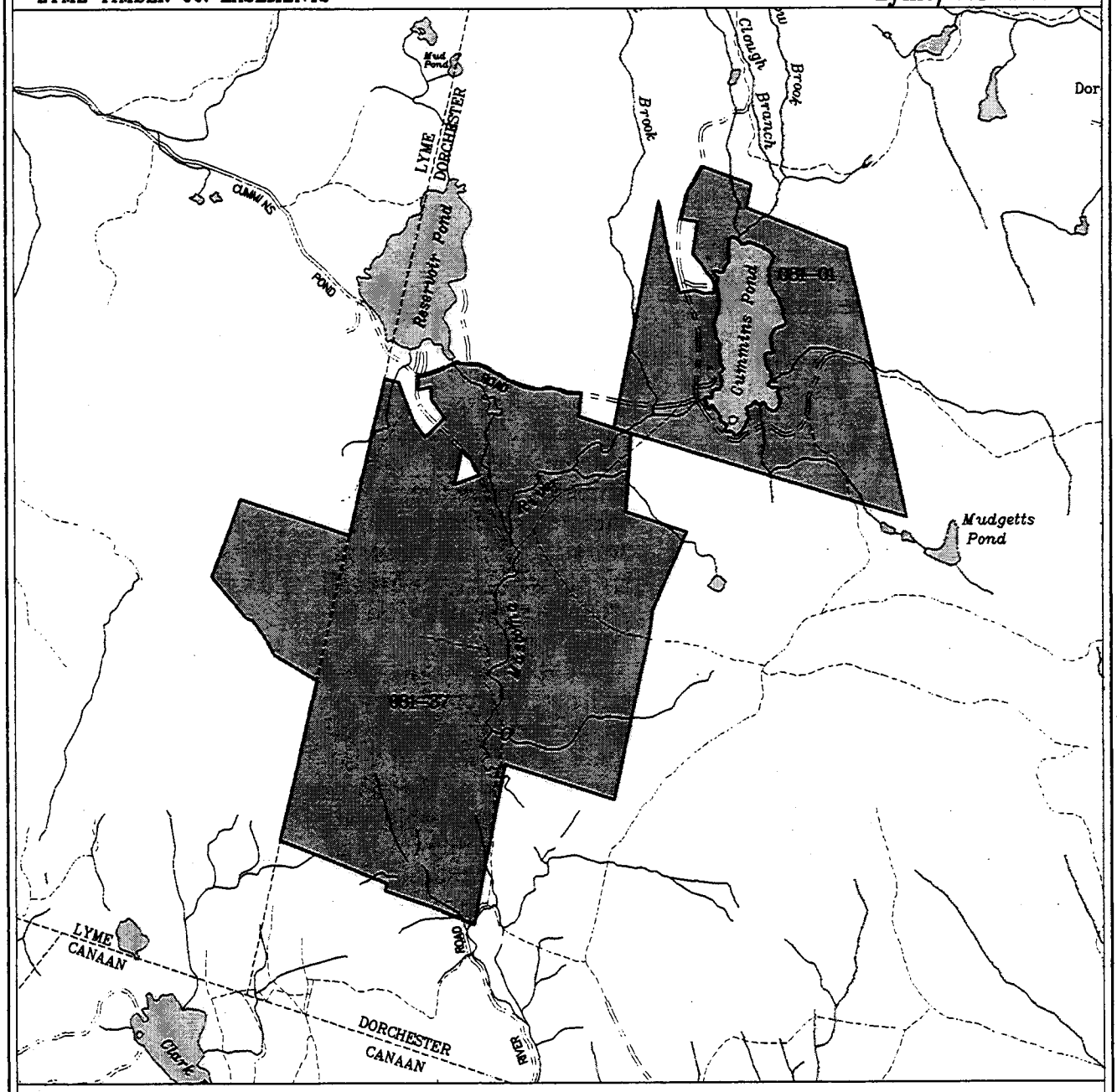
SUMMARY INFORMATION

GRANTOR: Laffer Woodlands, Inc.
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 664.8
DATE ACQUIRED: 12-15-88
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $800,000.
BOOK / PAGE NUMBERS OF DEED CONVEYED: I780/0I44
PLAN RECORDED: # 5470
DATE PLAN RECORDED: 12-15-88

LAND CONSERVATION INVESTMENT PROGRAM

LAFFER WOODLANDS AND LYME TIMBER CO. EASEMENTS

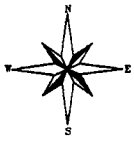
Lyme/Dorchester



PARCEL ID	ACREAGE	GRANTOR
081-01	664.8	LAFFER WOODLANDS INC (ESMT)
081-37	2162.3	LYME TIMBER COMPANY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LYME TIMBER COMPANY EASEMENT

DORCHESTER & LYME

Due to an agreement between Lyme Timber Company and the Land Conservation Investment Program, over 2,162.26 acres of land, which include the headwaters of the Mascoma River, are forever protected from development. This tract is part of a larger parcel formerly owned by International Paper Company.

The property is in the southwestern quadrant of an expansive forested region extending north and east from Dorchester into Groton, Wentworth, Rumney, and Warren. This region is estimated to contain over 60,000 acres of relatively undeveloped and contiguous forest land. Historically managed for timber purposes, the soils and road infrastructure of this parcel are of high quality for long-term timber management.

Protection of this natural area ensures that its timber resources, wildlife habitats, and recreational potential will be available for generations to come.

The Lyme Timber parcel contains the wetlands complexes and streams of the upper watershed of the Mascoma River. The land contains several beaver ponds, valuable for their wildlife and for their views of the ledges to the west, as well as Smarts Mountain to the north.

Lyme Timber Company manages the property with an ecosystem perspective and for multiple public uses. Recreational uses include hunting, fishing, snowmobiling, cross-country skiing, snow-shoeing, and bird watching. Timber practices which minimize scenery and habitat disturbance are promoted. Future management will be centered around a sustained yield forestry program.

This property supports a high quality trout fishery on the mainstem of the Mascoma River west of Mascoma Lake. The upper river supports viable wild brook trout populations. Protection of this property offers an important opportunity to study, preserve and enhance the upper river fishery through careful water quality management and monitoring of recreational use.

Holts Ledge to the west is an important peregrine falcon nesting site. Several rare plant communities are found in and near the property.

This project also enhances the Appalachian Greenway project, an effort being made by the Appalachian Trail Conference to preserve open space along the Appalachian Trail, which passes within a mile of the property. The easement secures public access to the Clark Pond Loop Trail, which links the property to the Appalachian Trail, as well as to a major snowmobile trail.

The property is adjacent to the 660 acre Laffer Woodlands easement around Cummins Pond, an easement monitored by the NH Fish & Game Department.

SUMMARY INFORMATION

GRANTOR: Lyme Timber Company
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 2,162.26
DATE ACQUIRED: 6-28-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $260,000.

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In the vicinity are several other tracts of permanently protected land, including the Appalachian Trail corridor, the 613 acre Hanover Town Forest, and the 625 acres of Town of Lyme conservation easements secured by LCIP grants.

(See Previous Map)

DOVER LOCAL LAND CONSERVATION GRANT

Gabriel Parcel

The City of Dover and the LCIP closed on a project in July, 1991, protecting 105.41 acres of land owned by Daniel and Margaret Gabriel with a conservation easement.

The property is located in Dover on County Farm Cross Road. The property is an attractive combination of open fields and woodlands bounded on the north by Black Water Brook and the south by the Cocheco River and Dead Water Brook. The woodland is a mixture of white pine, hemlock, and mixed hardwoods. The property is a certified tree farm. There is also a farm pond, located in the northeast corner of the field. The fields are open and managed; the topography is gently rolling to flat.

The woodland has been harvested within the past 10 years, primarily for white pine sawlogs. Improvement cuttings presently consist of sawlog size white pine, red oak and hemlock. There are a number of poorly drained areas scattered throughout the property. There are a few good sites on the property for shallow water impoundments for wildlife.

There is pedestrian access from the road to a trail network along the rivers. The City of Dover also acquired a groundwater extraction easement from the Gabriels and may use the conservation land as a source of city water in the future.

The LCIP grant totaled $179,000. The City supplied $138,831 in municipal funds for a total purchase price of $317,831. The total project value, including municipal match, was $360,891.

SUMMARY INFORMATION

DOVER

GABRIEL PARCEL

GRANTOR: Daniel & Margaret Gabriel
GRANTEE: City of Dover
ACRES: 105.41
DATE ACQUIRED: 7-15-91
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $179,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1563/517
PLAN RECORDED: 38A 129 & 130
DATE PLAN RECORDED: 7-15-91

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LAND CONSERVATION INVESTMENT PROGRAM

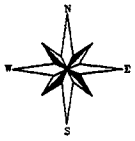
CITY OF DOVER

Dover

PARCEL ID	ACREAGE	GRANTOR
155-05	105.4	GABRIEL (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

RIVER RUN PARCELS

DOVER

This 400 acre tract is an outstanding regional recreation and wildlife area within a major city. The property is a combination of agricultural land, estaurine wetlands, wooded river front, and small freshwater wetlands. There is an existing foot trail along the extensive 4500 foot Bellamy River frontage, which is separated by a short distance from a 30 acre Audubon Society Preserve. The property is abutted on the north by City of Dover land, upon which the City has placed a conservation easement. Prior to consideration by the LCIP, the land had been planned for subdivision and a golf course.

This property is a major feeding and resting area for migrating waterfowl. The confluence of the Bellamy with the Piscataqua River and Little Bay is part of a major flyway that is used by a variety of coastal waterfowl and raptors.

The River Run project was completed in two phases. In November, 1990, the State purchased 272.49 acres from William L. Dube, David M. Gottesman, James K. Stellos, Richard A. Cabral, and Samuel A. Tamposi (also known as River Run Partners) at a total cost of $1,000,000. In March, 1992, an additional 127.7 acres were purchased for $425,000.

The property is managed by the NH Fish and Game Department. It is located on Old Garrison Road and Spruce Lane.

SUMMARY INFORMATION

RIVER RUN PARCEL #1

GRANTOR: S. Tamposi, D. Gottesman, W. Dube, J. Stellos, & R. Cabral
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 272.49
DATE ACQUIRED: 11-30-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $1,000,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1533/627
PLAN RECORDED: 38-145
DATE PLAN RECORDED: 11-30-90

RIVER RUN PARCEL #2

GRANTOR: S. Tamposi, D. Gottesman, W. Dube, J. Stellos, & R. Cabral
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 127.7
DATE ACQUIRED: 3-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $475,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1603/198
PLAN RECORDED: 38-145; 40-29
DATE PLAN RECORDED: 11-30-90

CITY OF DOVER PARCEL

GRANTOR: City of Dover
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 4.14
DATE ACQUIRED: 11-30-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: -0-
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1533/614

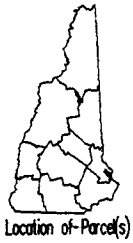
LAND CONSERVATION INVESTMENT PROGRAM

RIVER RUN PARCELS

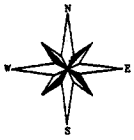
Dover

PARCEL ID	ACREAGE	GRANTOR
156-01	272.5	CABRAL ET AL. (RIVER RUN PARTNERS)
156-02	127.7	CABRAL ET AL. (RIVER RUN II)
156-04	4.1	CITY OF DOVER (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

DUBLIN LOCAL LAND CONSERVATION GRANT

The Town of Dublin's local grant project is comprised of twelve parcels of land and took three years to complete. Closing in March, 1992, the project protects a 200 acre freshwater marsh located on Stanley Brook known as Mud Pond. It is well known for its scenic open views from NH Route 101 and its outstanding wildlife habitat. Pickerelweed and other emergent vegetation growing over most of the pond create excellent feeding and brooding conditions for waterfowl. Canoeing, birdwatching and fishing are all popular activities at Mud Pond and along the Stanley Brook corridor.

All of the following parcels are most easily accessed by canoe. Canoes may put into Mud Pond on Rt. 137, near the intersection with Goldmine Road, or at a state boat access point off Rt. 101.

Wenigmann Parcels

The target property is a 41.5 acre wooded upland parcel formerly owned by C. Mitchell Wenigmann which includes a dam and an old hydropower site. The property includes the west side of a scenic hill locally known as The Pinnacle, as well as a large waterway and pond area, falls, and about 2,000 feet of frontage along the Stanley Brook gorge below the dam.

This parcel consists of two tax map parcels of 36 acres and 5.5 acres. There is no frontage on any roadway.

The cost to LCIP for the Wenigmann target property, appraised at $69,000 (3/91), was $67,563.

Mr. Wenigman donated five additional parcels [40.25 acres; 7 acres; 5

SUMMARY INFORMATION

DUBLIN

WENIGMANN PARCEL #1

GRANTOR: C. Mitchell Wenigmann
GRANTEE: Town of Dublin
ACRES: 95.75
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $67,563
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/692
PLAN RECORDED: 11-3-258, 260; 11-6-708; 11-6-710; 11-6-712; 11-6-709
DATE PLAN RECORDED: 12-18-91

BEGLEY/CUTTER PARCEL #1

GRANTOR: Robert Begley & David Cutter
GRANTEE: Town of Dublin
ACRES: 3.5
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/719
PLAN RECORDED: 11-6-707
DATE PLAN RECORDED: 12-18-91

BEGLEY/CUTTER PARCEL #2

GRANTOR: Robert Begley & David Cutter
GRANTEE: Town of Dublin
ACRES: 25.0
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/715
PLAN RECORDED: 11-6-707
DATE PLAN RECORDED: 12-18-91

DUPREE PARCEL

GRANTOR: Annabelle Dupree
GRANTEE: Town of Dublin
ACRES: 15.75
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/721
PLAN RECORDED: 11-3-259
DATE PLAN RECORDED: 12-18-91

acres; 2 acres; and 1.24 acres] in fee as part of the local match for this project. These parcels are marshland located in Mud Pond and an adjacent wetland known as Knight's Reservoir. Flowage rights in Mud Pond related to Mud Pond Dam were also donated.

Begley & Cutter Parcels

These two parcels, valued at $26,000, consist of 28.5 acres jointly owned by Robert K. Begley and David Cutter. The sites are located at Route 137 in Dublin. Also located in Mud Pond, portions of the land are under water at certain times of the year.

Weis Parcel

Robert and Mary Weis donated their 45.6 acres, appraised at $37,000 (November, 1990), as part of the local match for this project. The land is made up of two parcels separated by a service road for the Public Service Company. It fronts Route 101 and Mud Pond and consists mostly of forested wetland.

Hayes Parcel

Gordon Hayes donated 12.2 acres in Mud Pond valued at $7,000 as part of the match. The land is flat and wet and vegetated with grasses and wetland vegetation.

Dupree Parcel

Annabelle Dupree donated 15.75 acres on Rt. 101 abutting Mud Pond valued at $8,000 as match. The land is brushy and forested wetland and contributes to the area's potential as a conservation area and acquifer.

Rajaniemi Parcel

Mr. and Mrs. Paul A. Rajaniemi donated a fee simple interest in their 12 acre parcel in Mud Pond appraised at $7,000 to the Town of Dublin as part of the local match. This parcel has no road frontage and is covered with water and marsh vegetation.

In transactions enhancing this project, Tauno and Jane Kauppi donated an easement on 3 acres along Stanley Brook and John W. Harris donated a conservation easement on 31.5 acres as "unofficial" match. The total value of this project, protecting a total of 211.04 acres of land in Dublin, is $196,500, with a cost to the LCIP of $67,563.

RAJANIEMI PARCEL

GRANTOR: Albert & Mary Rajaniemi
GRANTEE: Town of Dublin
ACRES: 12.0
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/710
PLAN RECORDED: 11-6-709
DATE PLAN RECORDED: 12-18-91

WEIS PARCEL

GRANTOR: Robert P. & Mary D. Weis
GRANTEE: Town of Dublin
ACRES: 45.6
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/712
PLAN RECORDED: 11-6-711
DATE PLAN RECORDED: 12-18-91

HAYES PARCEL

GRANTOR: Gordon Hayes
GRANTEE: Town of Dublin
ACRES: 12.2
DATE ACQUIRED: 3-6-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1398/707
PLAN RECORDED: 11-6-712
DATE PLAN RECORDED: 12-18-91

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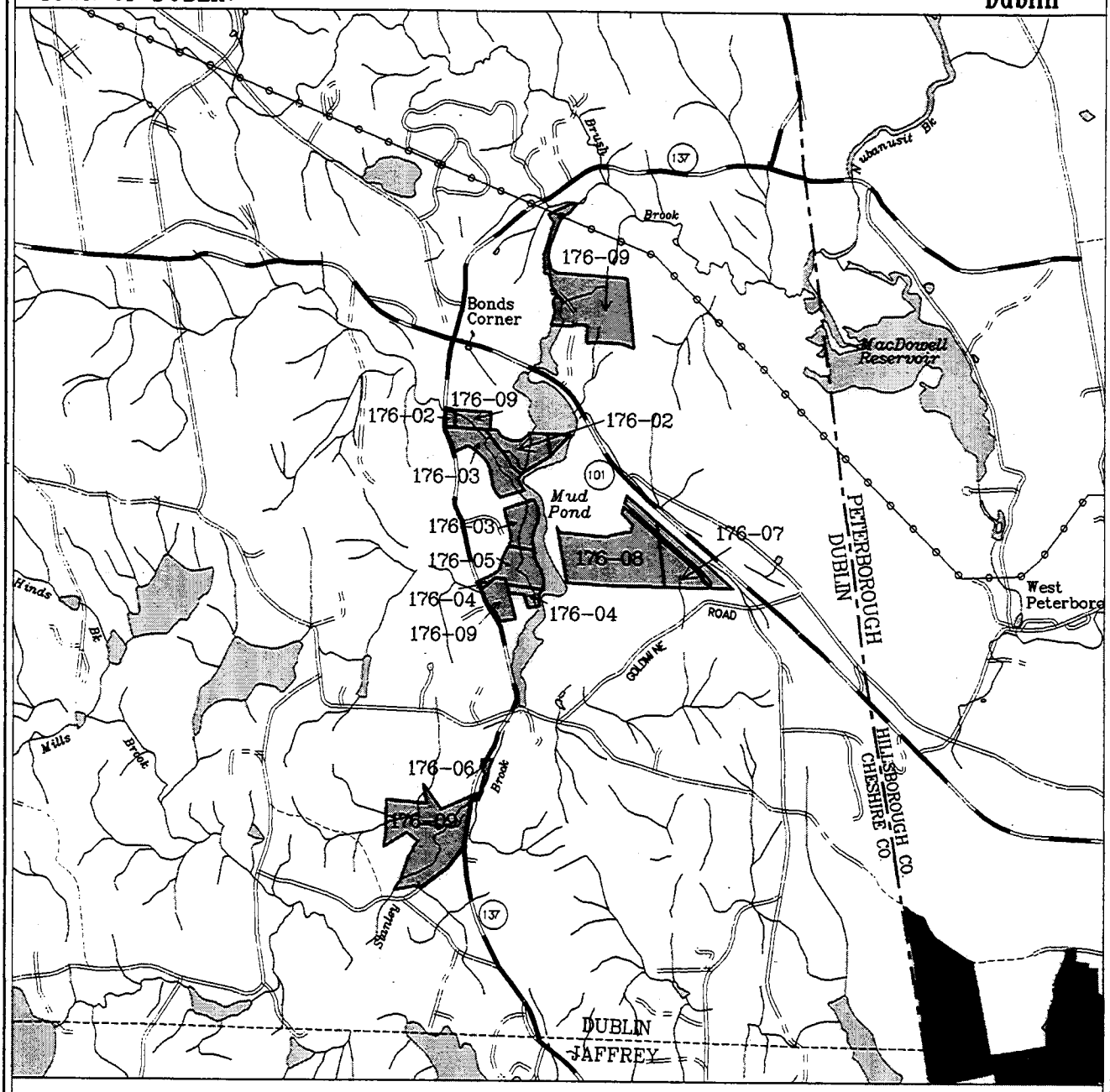
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF DUBLIN

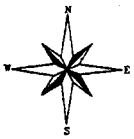
Dublin



PARCEL ID	ACREAGE	GRANTOR
176-02	12.2	HAYES
176-03	25.0	BEGLEY & CUTTER
176-04	3.5	BEGLEY & CUTTER
176-05	12.0	RAJANIEMI
176-07	15.8	DUPREE
176-08	45.6	WEIS
176-09	97.0	WENIGMANN

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DUNBARTON LOCAL LAND CONSERVATION GRANT

The Town of Dunbarton targeted two separate land parcels and assembled two separate land protection projects. The total combined protection acreage from both projects is 664.9 acres around Gorham Pond. The Town, through its Conservation Commission and Forestry Committee, manages the land for timber, wildlife habitat, and public recreation. There is an extensive trail network for walking and cross country skiing. This can be accessed from the end of Holiday Shore Drive.

PROJECT 1

Dunbarton's first local project, which closed on December 8, 1989, built upon an existing Town Forest and established the Kuncanowet Hills Town Forest and Conservation Area with the protection of nearly 500 acres. Four local landowners donated 371.7 acres of land to be used as the match to purchase 172.7 acres of land that provides frontage on Gorham Pond. All the parcels contain assorted woodland and wetlands and provide habitat for beaver, waterfowl, heron, bobcat, bear, deer and various raptors. The pre-existing 266 acre town forest is also part of this protection unit.

The project is an outstanding example of public cooperation in donating land for conservation use. The entire local match is from six land donations. The LCIP provided funds in the amount of $207,000. The value of the entire project was appraised at $573,300.

Whitney Parcels

One of the three parcels owned by the Whitney family was the target property in this project. A 172.7 acre parcel owned by Allen and Margaret Whitney, Suzanne

SUMMARY INFORMATION
DUNBARTON
PROJECT #1

WHITNEY PARCEL
GRANTOR: Allen J. & Margaret R. Whitney; Bradley & Particia L. Whitney; Leon R. & Suzanne W. Shattuck
GRANTEE: Town of Dunbarton
ACRES: 189.7
DATE ACQUIRED: 12-8-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $207,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1825/230
PLAN RECORDED: 10719

BROWN PARCEL
GRANTOR: J. Willcox Brown
GRANTEE: Town of Dunbarton
ACRES: 49.8
DATE ACQUIRED: 12-8-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1825/219
PLAN RECORDED: 11028

FOGG PARCEL
GRANTOR: Forrest & Vera Fogg
GRANTEE: Town of Dunbarton
ACRES: 13.6
DATE ACQUIRED: 12-8-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1825/221

GRAVIS PARCEL
GRANTOR: John & Marguerite Gravis
GRANTEE: Town of Dunbarton
ACRES: 269.0
DATE ACQUIRED: 12-8-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1825/226

W. and Leon R. Shattuck, and Bradley and Patricia L. Whitney, located on the west side of Gorham Pond in Dunbarton was purchased in fee simple through the LCIP at a cost of $207,000. This parcel is roughly rectangular in shape and has approximately 1,056' frontage along the marshland located to the south of Gorham Pond. In addition, the property has frontage along the westerly side of the Pond which is undeveloped and heavily wooded. The parcel has no frontage on any town maintained road; however, it does have a deeded 33' wide right-of-way which winds through the abutting Gelinas property to access Gorham Pond Road by way of a Class 5 road. The property is also accessible by water.

Topography is varied. There are a number of scenic vistas due to the topography, some of them overlooking Gorham Pond to the east or looking toward Crotched Mountain in Francestown to the west. The land slopes moderately to steeply. The back portion of the parcel, including part of the peaks located along the westerly side of the property, is part of what is known as the Kuncanowet Hills. The property is covered with hardwood species with a scattering of hemlock and pine.

James M. Whitney donated timber rights on 169 of the 172.7 acre interest as part of this project.

The Whitney family donated a parcel of 12.6 acres as part of the match for this project. This rectangularly shaped landlocked parcel is level wetlands. This parcel is situated north of the 8-acre Greenhalge tract.

A third parcel of 4.4 acres was donated by the Whitneys and is similar land situated south of the 8-acre Greenhalge tract.

Brown Parcel

The 49.8 acre parcel located north of Gorham Pond was donated by J. Willcox Brown as part of the match in this project. The parcel is roughly rectangular in shape and does not have any town road frontage. It does, however, abut the Town Forest. The topography is quite variable. Generally, the western section is steeply sloping and moderately wooded. Approximately 13 acres of the parcel can be described as level wetlands with a variety of vegetation typically found in wetlands. The easterly portion of the parcel rises out of the wetlands and is moderately sloping with a moderate forest cover (white pine and red oak). The value of the Brown property was appraised at $43,500 in February, 1989.

Fogg Parcel

Forrest and Vera Fogg donated a fee simple interest valued at $11,700 (February, 1989) in 13.6 acres as part of local match in this project. The parcel is roughly rectangular in shape and does not have any town road frontage. Most of the parcel is level wetland with a variety of wetland vegetation. Its value is as habitat for a variety of species of birds and animals found in this meadow/wetland environment.

Greenhalge Parcel

A parcel containing 22.3 acres was donated by Frederic Greenhalge as match in the amount of $18,300 (February, 1989). The parcel is irregular in shape (two connected tracts of 8 acres and 14.3 acres) and does not have any frontage on any town maintained road. It does have significant wetland fronting on Gorham Pond. The majority can be described as level wetlands with a variety of

PROJECT #1 (Cont.)

GREENHALGE PARCEL

GRANTOR: Frederic Greenhalge
GRANTEE: Town of Dunbarton
ACRES: 22.3
DATE ACQUIRED: 12-8-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1825/223
PLAN RECORDED: 11027

typical wetland vegetation.

Gravas Parcel

A parcel containing 269 acres was donated by John and Marguerite Gravas as match in the amount of $235,000 (February, 1989 prices). The land is located north from Gorham Pond and is irregular in shape. The property does not have any frontage on any town maintained road. There is a private dirt right-of-way which leads into and winds through the property in a southerly to northerly direction. The topography is variable. Starting at the eastern boundary, the property slopes moderately to gradually in a westerly direction. The parcel has a narrow stretch which can be characterized as wetlands, then towards the westerly portion of the parcel there are moderate to steep slopes leading up to the Kuncanowet Hills and the Weare Town Line. Cover is predominantly softwood with some hardwood species observed.

PROJECT 2

Dunbarton's second local project expands the northeastern boundary of the conservation area established in Project 1, adding wooded land with pockets of wetlands. In Project 2, the target parcel was owned by Freeport Development, Inc. and the match parcel was donated by Forrest and Vera Fogg. These parcels, together with the larger Kuncanowet Hills Conservation Area, provide outstanding and diverse wildlife habitat for upland and wetland wildlife.

Freeport Development Parcel

The Freeport Development parcel completes the protection of Stinson Mill Pond, a shallow pond with outstanding waterfowl habitat. The parcel is wooded with young forest and thickets. The parcel contains 62.3 acres and is generally rectangular in shape with rolling topography. The property can be accessed from a deeded right-of-way, bounded by trees and old stone walls, that winds through the abutting Town Forest for approximately 1 mile.

Fogg Parcel

The Fogg parcel abuts the Freeport parcel. It includes wetlands and brooks that, together with Stinson Mill Pond, flow into the large wetland system associated with Gorham Pond. Located to the north of Gorham Pond, this 58.2 acre landlocked parcel is also wooded with young forest and thickets. The property is roughly rectangular in shape with a small triangle at its base and has rolling topography. The southernmost portion of this property is affected by a beaver pond.

PROJECT #2

FOGG PARCEL

GRANTOR: Forrest F. & Vera L. Fogg
GRANTEE: Town of Dunbarton
ACRES: 58.2
DATE ACQUIRED: 5-22-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1884/1755
PLAN RECORDED: 12407

FREEPORT DEVELOPMENT, INC. PARCEL

GRANTOR: Freeport Development, Inc.
GRANTEE: Town of Dunbarton
ACRES: 62.3
DATE ACQUIRED: 5-22-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $42,000; (LCIP FUNDS SPENT: $35,000)
BOOK/PAGE NUMBER OF DEED CONVEYED: 1884/1752
PLAN RECORDED: 12408

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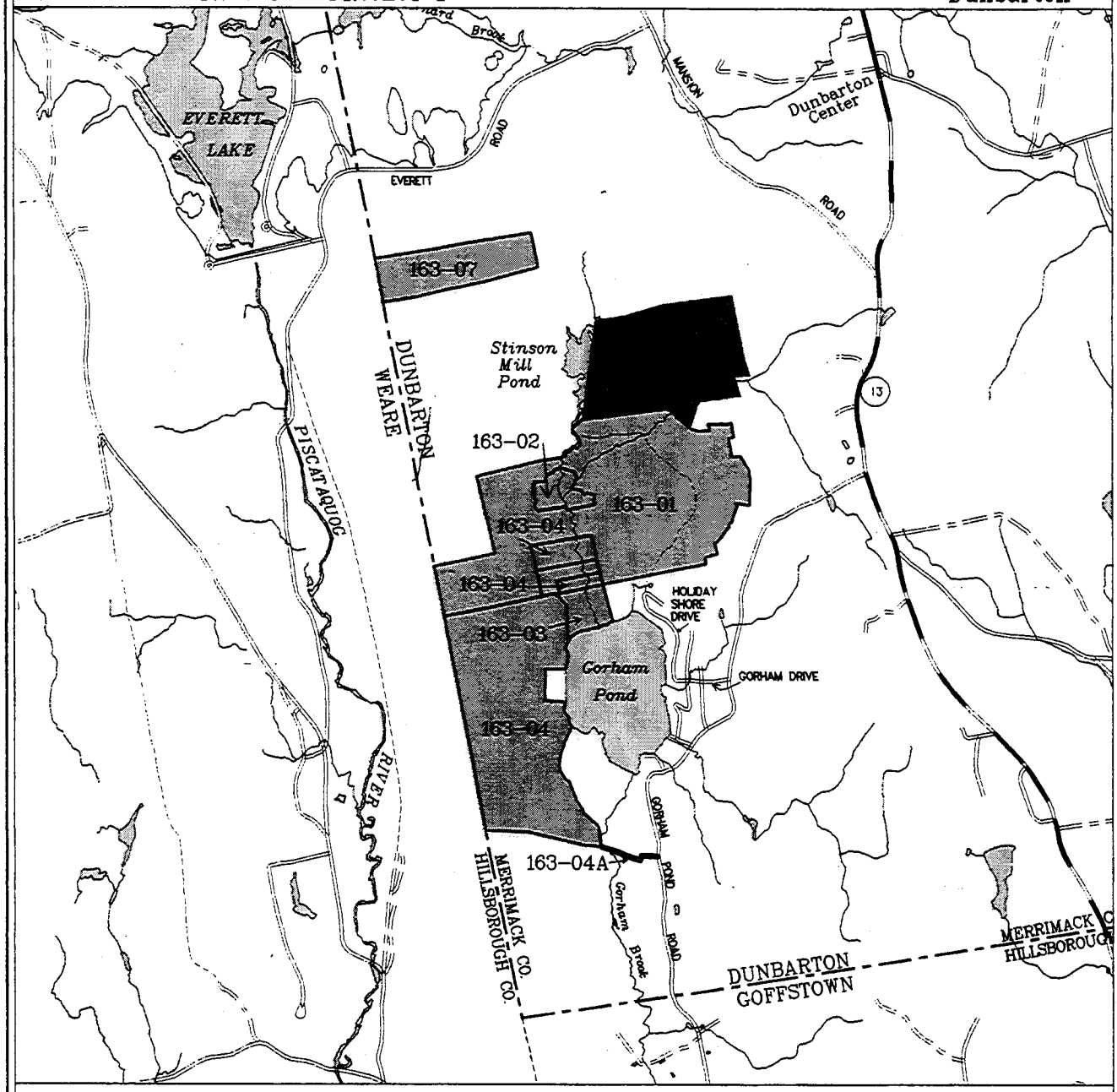
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF DUNBARTON - PROJECT 1

Dunbarton



PARCEL ID	ACREAGE	GRANTOR
163-01	269.0	GRAVIS
163-02	13.6	FOGG
163-03	22.3	GREENHALGE
163-04	189.7	WHITNEY ET AL.
163-04A	---	WHITNEY (ROW)
163-07	49.8	BROWN

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

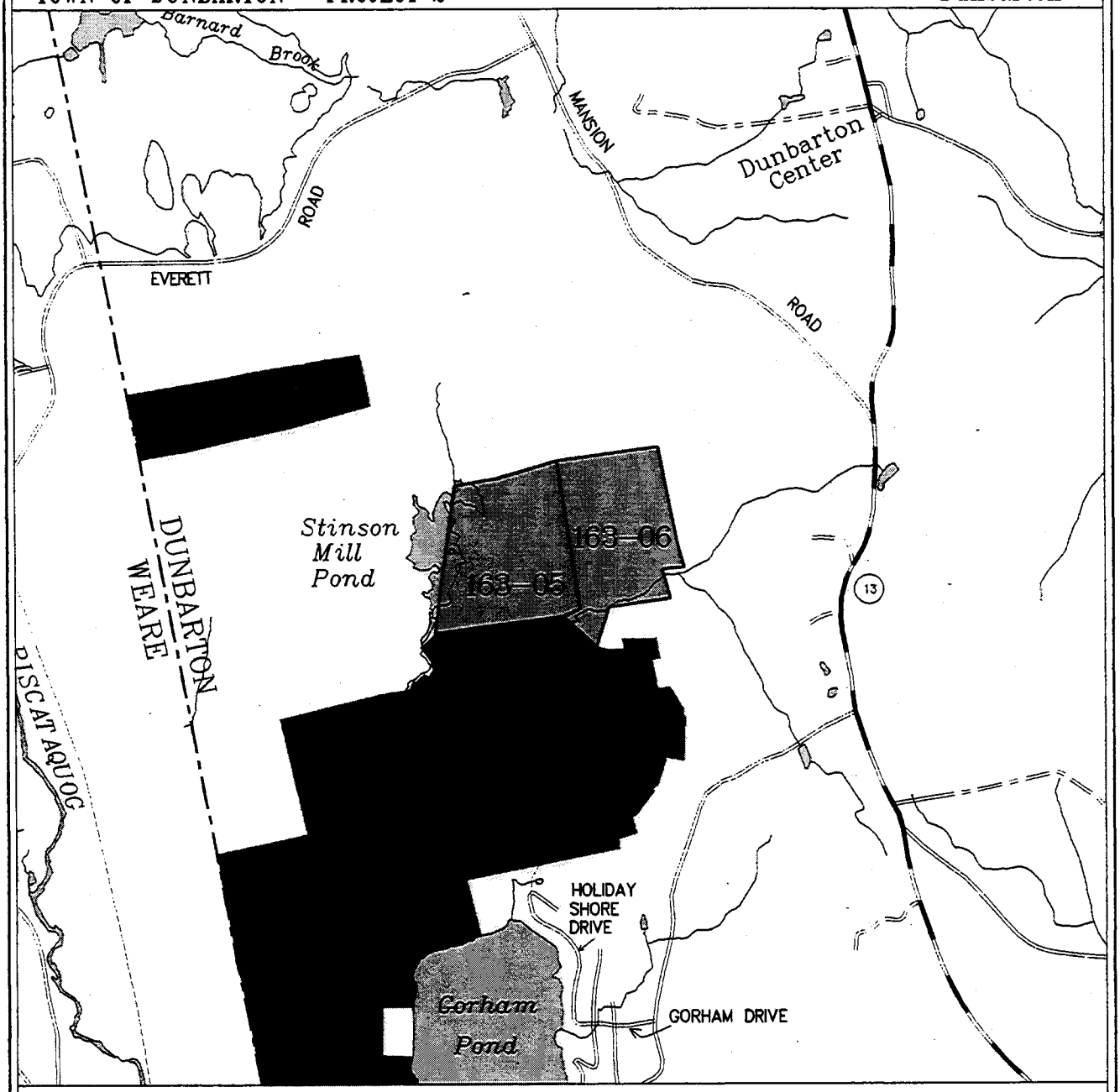
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF DUNBARTON - PROJECT 2

Dunbarton



PARCEL ID	ACREAGE	GRANTOR
163-05	62.3	FREEPORT DEVELOPMENT INC
163-06	58.2	FOGG

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

WILCOX POINT PARCELS

DURHAM

The most significant eagle roosting site on Great Bay was protected with the acquisition of 27.5 acres by the State of NH. Walter Cheney and Valerie and Frederick England sold their Bay Road prime waterfront property with over a mile of frontage for $900,000. Funds for the purchase came from: the LCIP, $500,000.00; the Great Bay National Estuarine Research Reserve, $200,000.00; the National Fish and Wildlife Foundation, $100,000.00; and the Audubon Society of New Hampshire, $100,000. The Nature Conservancy provided temporary financing. The parcel is forested, predominantly by white pine. The rocky shoreline is highly scenic.

The parcel is an important compliment to the Great Bay National Wildlife Refuge directly across the bay. It is favored by the eagles as a winter roosting site because it is sheltered from prevailing winds and provides ample undisturbed perches.

The 27.5 acres is managed by the New Hampshire Fish and Game Department. To help buffer this critical eagle wintering area, the landowners donated conservation easements on another 9.29 acres of scenic waterfront. The land fronts on Bay Road.

SUMMARY INFORMATION

GRANTOR: Cheney-England Ltd. Partnership
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 21.17
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $600,000 (LCIP COST: $200,000)
BOOK / PAGE NUMBERS OF DEED CONVEYED: 1568/432
PLAN RECORDED: 39-35
DATE PLAN RECORDED: 8-15-91

GRANTOR: Cheney East Corporation
GRANTEE: State of NH ((Fish & Game Dept.)
ACRES: 6.33
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $300,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1568/429
PLAN RECORDED: 39-35
DATE PLAN RECORDED: 8-15-91

GRANTOR: Walter Cheney
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 3.42
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: 0
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1568/406
PLAN RECORDED: 39-35
DATE PLAN RECORDED: 8-15-91

GRANTOR: Cheney-England Ltd. Partnership
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 5.87
DATE ACQUIRED: 8-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: 0
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1568/416
PLAN RECORDED: 39-15
DATE PLAN RECORDED: 8-15-91

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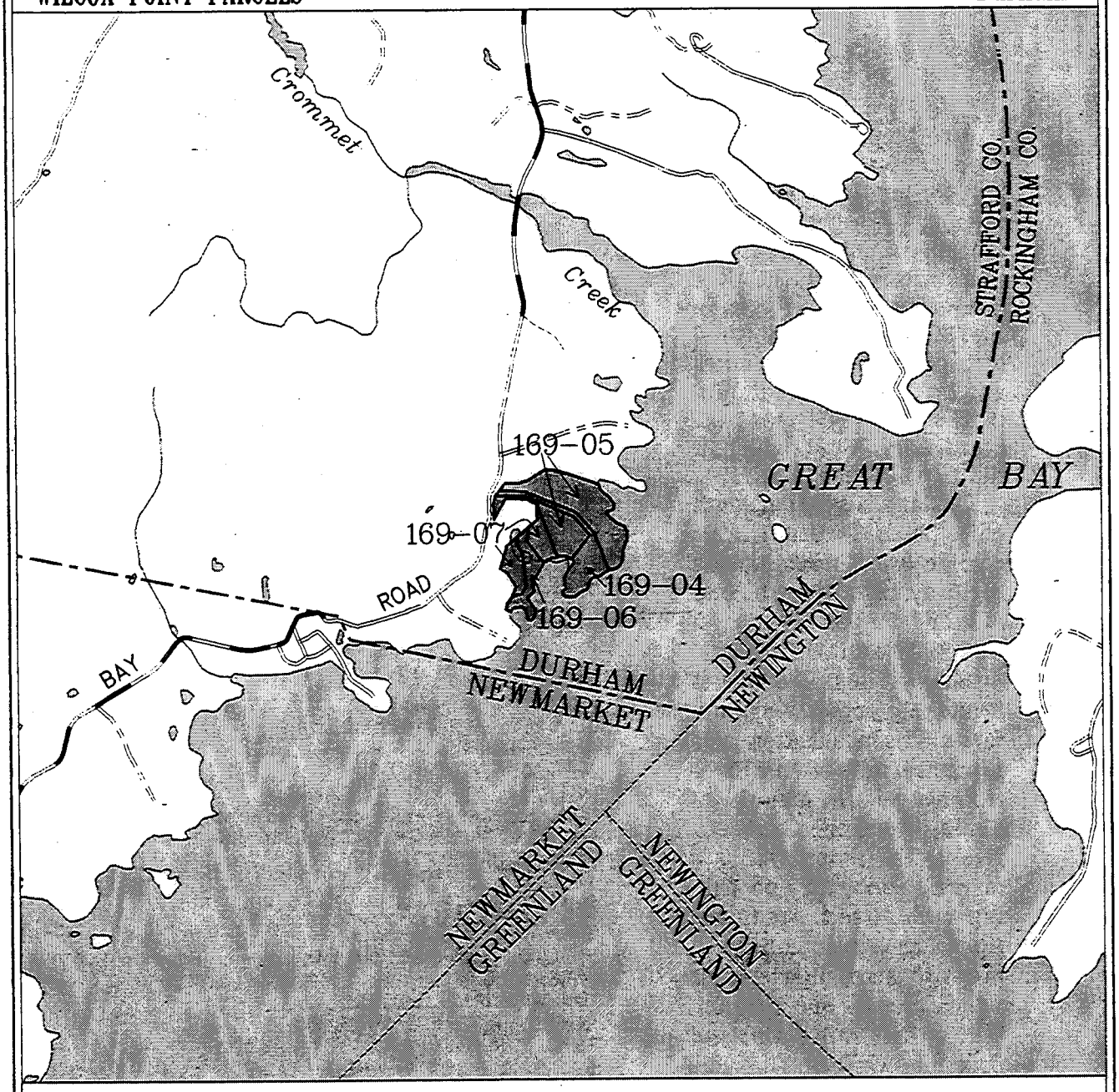
LAND CONSERVATION INVESTMENT PROGRAM

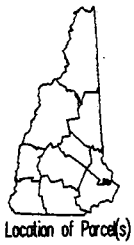
WILCOX POINT PARCELS

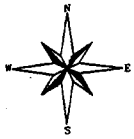
Durham



PARCEL ID	ACREAGE	GRANTOR
169-04	6.3	CHENEY EAST CORP
169-05	21.2	CHENEY-ENGLAND LTD PARTNERSHIP
169-06	3.4	CHENEY, W (ESMT)
169-07	5.9	CHENEY-ENGLAND LTD PARTNERSHIP (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line


Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

MERROW PARCELS

EFFINGHAM & OSSIPEE

The Pine River has long been a focal point for the Division of Parks and Recreation. Through the LCIP, the state acquired a total of four parcels along the river in Ossipee and Effingham. The Merrow property is the last and largest LCIP acquisition on the river. It substantially enhances Ossipee Lake State Park, with which it shares a 1.2 mile boundary.

The land is situated south of Route 25. This 478 acres of pine forest fronts on the highway next to Heath Pond Bog and buffers the bog, a National Natural Landmark. A snowmobile trail connects Route 25 with Mountain Road. The acquisition also protects a mile of Pine River frontage and the majority of a major esker along the river. The Pine River is a favorite canoeing and fishing river, which feeds Ossipee Lake. Also conserved are 450 acres of wetlands which provide special habitat for three rare plants and breeding waterfowl. The wetlands and forest together host deer, moose, bobcat, bear and other mammals.

The land was under consideration for a solid waste landfill prior to the purchase. The State of New Hampshire acquired the 928.52 acre Merrow property in two stages on March 31, 1992, and August 31, 1992. The land was owned principally by Harry and Gail Merrow and also by Louine Merrow, Helen Scott, Ervin White and Helen Smart. The landowners sold for less than appraised value at a purchase price of $480,000.

SUMMARY INFORMATION

MERROW PARCEL #1

GRANTOR: Harry Merrow & Gail Merrow
GRANTEE: State of NH (D.R.E.D.)
ACRES: 176.32 a.
DATE ACQUIRED: 3-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $480,000.
BOOK/PAGE NUMBERS OF DEED CONVEYED:1480/391-393
PLAN RECORDED: 140-33
DATE PLAN RECORDED: 3-31-92

MERROW PARCEL #2

GRANTOR: Harry Merrow
GRANTEE: State of NH (D.R.E.D.)
ACRES: 131.61 a.
DATE ACQUIRED: 8-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1497/929
PLAN RECORDED: 140-33

MERROW PARCEL #3

GRANTOR: Harry Merrow, et als.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 266.49
DATE ACQUIRED: 8-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1497/926 & 1497/923
PLAN RECORDED: 140-33

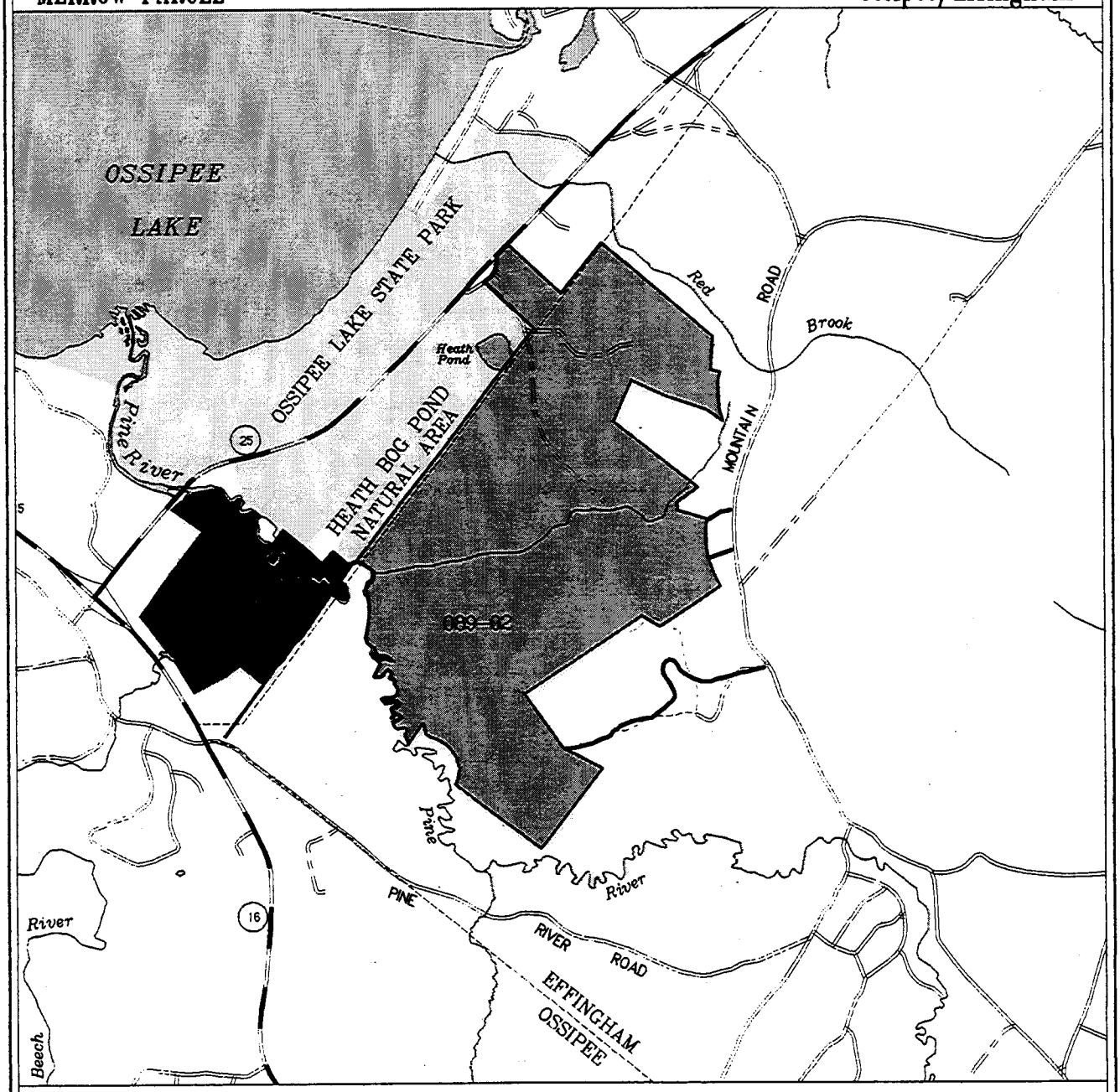
MERROW PARCEL #4

GRANTOR: Harry Merrow
GRANTEE: State of NH (D.R.E.D.)
ACRES: 354.1
DATE ACQUIRED: 3-31-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1480/395 & 1480/388
PLAN RECORDED: 140-33

LAND CONSERVATION INVESTMENT PROGRAM

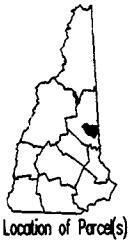
MERROW PARCEL

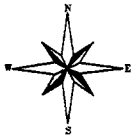
Ossipee/Effingham



PARCEL ID	ACREAGE	GRANTOR
089-02	928.5	MERROW ET AL.

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line


Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LOWER SHAKER VILLAGE

ENFIELD

This 1096-acre parcel formerly owned by Hilco Property Services, Inc. (a branch of First NH Banks) was protected March 31, 1993, by the Land Conservation Investment Program.

This land once belonged to the Enfield Shaker community. The LCIP project did not include the privately owned and developed shore of Lake Mascoma.

The LaSalette Order of Brothers purchased the entire property from the Shakers in 1927. The Order, in 1985, sold all but 25 acres of the original Shaker property to an investment partnership which pursued an aggressive phased development but ultimately lost the property to Hilco.

Situated on the easterly side of Route 4A, the property includes over 70 acres of meadow land that begins on the Route 4A plain and rises up in a series of benches to a 1,100 foot elevation. The upper fields provide spectacular views of the Lake and valley, as well as provide important edge habitat to a variety of upland game.

Located on the mid-level meadow is the Shaker feastgrounds, a one acre parcel delineated by apple trees and granite posts. The feastgrounds provided a secluded location for Shaker spiritual gatherings. Today the feastgrounds are used by the non-profit Shaker Museum for summer theatrical and education programs.

Over 1,000 acres of woodland surround the Route 4A fields. An expansive network of trails extend over this forested portion of the property. Examples of Shaker stonework are found throughout the woodland in many stonewalls and a set of canals that collected water for powering the stone mill located on Route 4A.

A key attribute of this property is its proximity to the Enfield Wildlife Management Area, which, at 3,000 acres, is Fish & Games's largest.

Located on Route 4A and surrounded by the 1,096 acre parcel is a 17.83 acre tract which was conveyed by Hilco to the Museum at Lower Shaker Village as part of this project. A historic Shaker mill building, barn and mill pond are situated on this parcel. Hilco conveyed a historic preservation easement on this parcel to the state to conserve the integrity of these building facades.

Also part of this deal was the donation by Hilco of 15.3 acres on Route 4A to the Town of Enfield for conservation and recreational uses.

SUMMARY INFORMATION

GRANTOR: Hilco Property Services, Inc.
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 1095.75
DATE ACQUIRED: 3-31-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: 445600
BOOK/PAGE NUMBER : 2018/512
PLAN RECORDED: 7621

GRANTOR: Hilco Property Services, Inc.
GRANTEE: State of NH (Dept. of Cultural Affairs)
ACRES: 17.83
DATE ACQUIRED: 3-31-93
INTEREST ACQUIRED: Historic Easement
LCIP PURCHASE PRICE: -0-
BOOK/PAGE NUMBER : 2018/522
PLAN RECORDED: 7615

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LAND CONSERVATION INVESTMENT PROGRAM

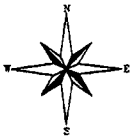
HILCO PARCELS

Enfield

PARCEL ID	ACREAGE	GRANTOR
105-06	1095.8	HILCO PROPERTY SERVICES, INC.
105-07	17.8	HILCO PROPERTY SERVICES, INC. (ESMT)
105-08	15.3	HILCO PROPERTY SERVICES, INC.

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
June, 1993

NEW HAMPSHIRE
GRANT

EPSOM LOCAL LAND CONSERVATION GRANT

Epsom's local land conservation project involved three parcels--one target and two match. The target property (Fokas) was acquired with an LCIP grant; the two match properties (Smith and Jackson) were placed under conservation easement.

Fokas Parcel

A 318-acre parcel owned by Ethel Fokas, Herbert Miller and Stephen Bronstein was the target for acquisition through the LCIP local project. The parcel consists of two tracts, one situated on the west side of Old Tarleton Road with 148 acres of land, and the other on the east side of old Tarlton Road with 170 acres. The parcels are situated approximately 875' from the maintained section of old Tarlton Road. Both parcels have extensive frontage on the closed section of old Tarlton Road, a Class VI road in the central eastern end of Epsom. The road is presently impassable due to a backup of water along Blake Brook, which runs through both tracts. Skimobilers use the road in the winter. The area is mostly woodland, with wetlands and beaver ponds.

The southern end of the 148-acre parcel includes the wetland area and beaver pond. There is a tributary of Blake Brook on the northwestern end of the parcel which originates in a beaver pond, also on the property. The central eastern boundary has an old foundation and adjacent Tarleton Family cemetery. The property rises in elevation in a northerly to southerly direction, drops to Blake Brook and continues to rise to the southern boundary. The western end of the site has been logged and borders a parcel which was clearcut in the mid 80's.

The 170 acre parcel east of Old Tarleton Road rises in elevation to the south, drops to Blake Brook approximately one third of the way from the southern boundary, where it continues to rise to the border. The site rises in a westerly to easterly direction with areas of steep slope, particularly along the eastern border. Bedrock is evident in the central and eastern portions. A tributary of Blake Brook runs along the southern boundary. The southeastern end of the property borders the Deerfield town line. Parts of the northern end are low and wet; there is an old sand pit on the northwestern end of the site. The parcel is basically wooded with hardwoods including beech, birch, and oak and pine the dominant species. Logging trails are evident.

The appraised value of the 318 acres was $190,000, as of September 21, 1990. The cost to the LCIP was $140,000 at a September 27, 1991 closing.

Smith Parcel

A 107.1 acre rectangular-shaped parcel owned by Alice Kimball Smith was one of two match properties for this project. Valued at $31,000, the Smith conservation easement is on the west side of Sanborn Hill Road in south-central Epsom, a Class VI, unmaintained town road.

The property rises in elevation in a northerly to southerly direction and drops from the east to the west. The highest point is Brush Hill at 960'. The southwest corner has a small stream and adjacent wet area. The north central end has an extensive granite outcrop. Leighton Brook cuts across the northeastern end of the parcel, and topography slopes steeply on either side. Much of the land is wooded with pine, although part of the land is cleared and supports juniper growth. There is an extensive trail network on the property, which provides views to the northwest and west of the Ossipee Range and various peaks in the White Mountains. A snowmobile trail crosses the property.

Jackson Parcel

The second match prop-

erty for this project was a 74.8 acre parcel owned by Edward and Carole Ann Jackson situated along Griffin Road in Epsom. The value of their donated conservation easement was appraised at $51,000. This property abuts the Fokas parcel. The parcel has an old apple orchard on the northeast corner and is basically level. There are views to the west and south of McCoy and Fort Mountains. The parcel slopes down along Griffin Road to the south and then drops steeply to the west on the central and southern end. There is a a large beaver dam on the northeastern end of the property and a small stream bisects the eastern end of the parcel from Griffin Road. The central and western end support a mixed growth of hardwoods and some merchantable timber.

The town may create a trail linking the Jackson parcel to the Fokas parcel.

The project, which was completed on September 27, 1991, protected 499.9 acres for a total cost to LCIP of $140,000. The total appraised value of the project was $272,000.

SUMMARY INFORMATION

EPSOM

FOKAS PARCEL

GRANTOR: Ethel Fokas; Herbert Miller; Stephen Bronstein
GRANTEE: Town of Epsom
ACRES: 318.0
DATE ACQUIRED: 9-27-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $140,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1868/467
PLAN RECORDED: 7876

SMITH PARCEL

GRANTOR: Alice Kimball Smith
GRANTEE: Town of Epsom
ACRES: 107.1
DATE ACQUIRED: 9-27-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1868/456
PLAN RECORDED: 12211
DATE PLAN RECORDED: 9-27-91

JACKSON PARCEL

GRANTOR: Dr. Edward & Carole Ann Jackson
GRANTEE: Town of Epsom
ACRES: 74.8
DATE ACQUIRED: 9-27-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1868/447
PLAN RECORDED: 12212

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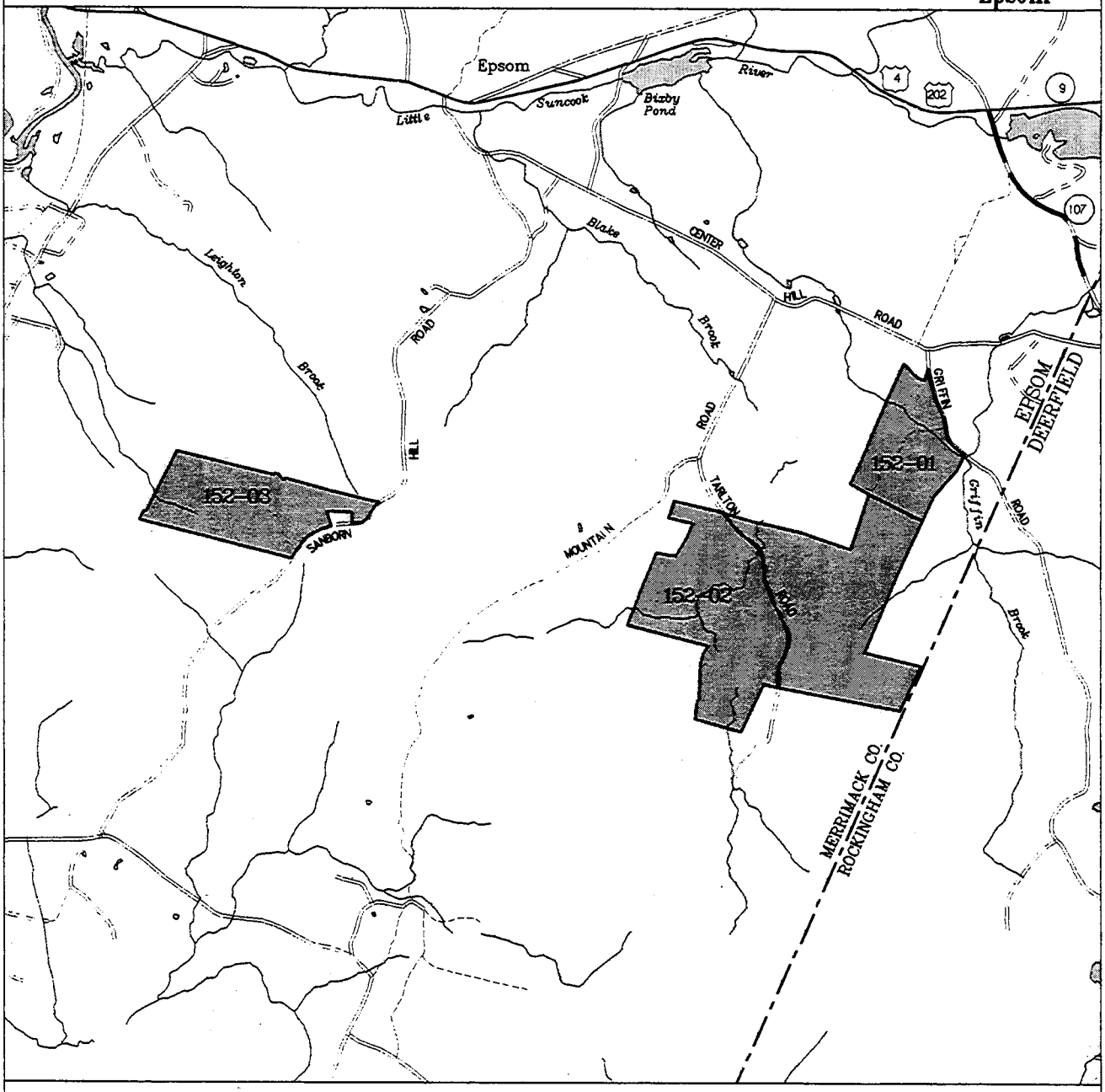
LAND CONSERVATION INVESTMENT PROGRAM

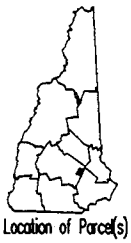
TOWN OF EPSOM

Epsom

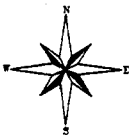


PARCEL ID	ACREAGE	GRANTOR
152-01	74.8	JACKSON (ESMT)
152-02	318.0	FOKAS ET AL.
152-03	107.1	SMITH (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAKE UMBAGOG PARCELS

ERROL & CAMBRIDGE

Truly one of New Hampshire's outstanding wildlife areas, Umbagog has long been treasured by people of the North Country for hunting, boating and weekend solitude. Traditional uses of this property have included recreation and commercial forestry. Umbagog is the only place where bald eagles nest in New Hampshire. The highest concentration of loons breed here--producing 15% of all the chicks hatched in New Hampshire in 1992.

This project complements efforts by the US Fish and Wildlife Service to preserve critical portions of the lake and to establish a new national wildlife refuge on other portions of the lake.

Public access to these lands is primarily from the lake, which has boat launches on Route 26 and at Errol Dam on the Androscoggin River.

James River & Irving Paper Parcels

The State of New Hampshire, through the Land Conservation Investment Program, received fee simple interests in 446 acres of land with 7.3 miles of frontage on Lake Umbagog and a conservation easement on an addition 2258 acres of adjacent forestland from James River and Irving Pulp and Paper, Ltd. The pro-

SUMMARY INFORMATION

JAMES RIVER PARCEL

GRANTOR: James River Timber Corporation & Irving Pulp & Paper, Ltd.
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 446.25
DATE ACQUIRED: 7-29-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $2,000,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 797/847
PLAN RECORDED: 595B, 596A

JAMES RIVER PARCEL EASEMENT

GRANTOR: James River Timber Corporation & Irving Pulp & Paper, Ltd.
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 2,258.85
DATE ACQUIRED: 7-29-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (combined above)
BOOK/PAGE NUMBER OF DEED CONVEYED: 797/879
PLAN RECORDED: 597A, 596B

BOISE CASCADE PARCEL

GRANTOR: Oxford Paper Company (Boise Cascade)
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 602.5
DATE ACQUIRED: 12-21-92-
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $1,000,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 797/879
PLAN RECORDED: 625B, 626A & B

UNION WATER POWER COMPANY PARCEL

GRANTOR: Union Water Power Company
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 23.9
DATE ACQUIRED: 12-21-92-
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $167,300.
BOOK/PAGE NUMBER OF DEED CONVEYED: 804/584
PLAN RECORDED: 627A

PINGREE HEIRS PARCEL

GRANTOR: Pingree Associates, Inc.
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 16.0
DATE ACQUIRED: 6-21-93
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $75,000.

ject, which closed on July 29, 1992, helps protect the undeveloped beauty of this area, situated along the New Hampshire/Maine border.

The landowners will continue to grow and harvest timber on the easement area.

The State manages the lakefront land it now owns for public conservation and recreation purposes. There are presently seven primitive tenting sites on the 446 acres which are available to the public with a permit and reservation. The easement lands will remain in James River ownership, with the state securing prohibition on development and the right to subdivide and assuring the right to passive public access. Pedestrian access to the easement area can be gained from Thurston Cove Road, off of Route 26. In addition, an agreement with D.R.E.D. establishes permanent snowmobile trails within the easement area. An agreement with the Department of Fish and Game protects nesting habitats in the easement area for bald eagles, ospreys and loons.

Boise Cascade Parcel

Oxford Paper Company, a subsidiary of Boise Cascade Paper Group, sold 602.5 acres of forestland fronting on Umbagog Lake to the State of New Hampshire on December 21, 1992. The purchase price was $1,000,000.

Located in three tracts, the acreage extends for 5.5 miles along the eastern and western shores of Umbagog Lake. Two of the parcels are located on Tidswell Point, on either side of land acquired by the State from James River Corporation. The third parcel is located north of Big Island and abuts land acquired by the US Fish and Wildlife Service. Portions of several islands were also purchased, including the northern half of Town Line Island.

There are three osprey nests located on the protected property. Campers enjoy several primitive campsites that are on this protected shoreline.

Some of the land acquired was clearcut in the mid-1980s. Other sections support young growth. The shoreline supports thick growth of cedar, pine, hemlock and red maple. The shore is highly scenic and contributes to the semi-wild quality of the lake.

The land is managed by the Department of Resources and Economic Development.

Union Water Power Company Parcel

As part of the state's effort to protect the shores of Lake Umbagog, the Land Conservation Investment Program purchased 23.9 acres from Union Water Power Company.

This forested parcel is located on a prominent point on the western shore of the lake in the town of Errol. It supports some of the most mature forest in the area. The acquisition protects 2283 feet of shoreline. It abuts land previously acquired by the State from James River and Irving Pulp and Paper Companies. The other abutter to the west is the U.S. Fish and Wildlife Service.

Union Water Power Company and Boise Cascade also sold a right-of-way to the State which helps provide management access from Route 26 across the Mountain Pond Road to land acquired from James River.

The sale took place on December 21, 1992, at a price of $167,300.

Pingree Heirs

Pingree Associates, Inc. sold the majority of Town Line Island to the State of NH through the LCIP.

This 16 acre portion of Town Line Island is situated in the southern part of Lake Umbagog in the town of Cambridge. The property is mature pine forest. The island is an ideal location for day use, with several small sand beaches and excellent views of the White Mountains to the southwest. Grafton Notch and other uplands afford a very scenic view to the east. A picnic area has been cleared at the western tip of the island.

The property has 3,500 feet of lake frontage. The

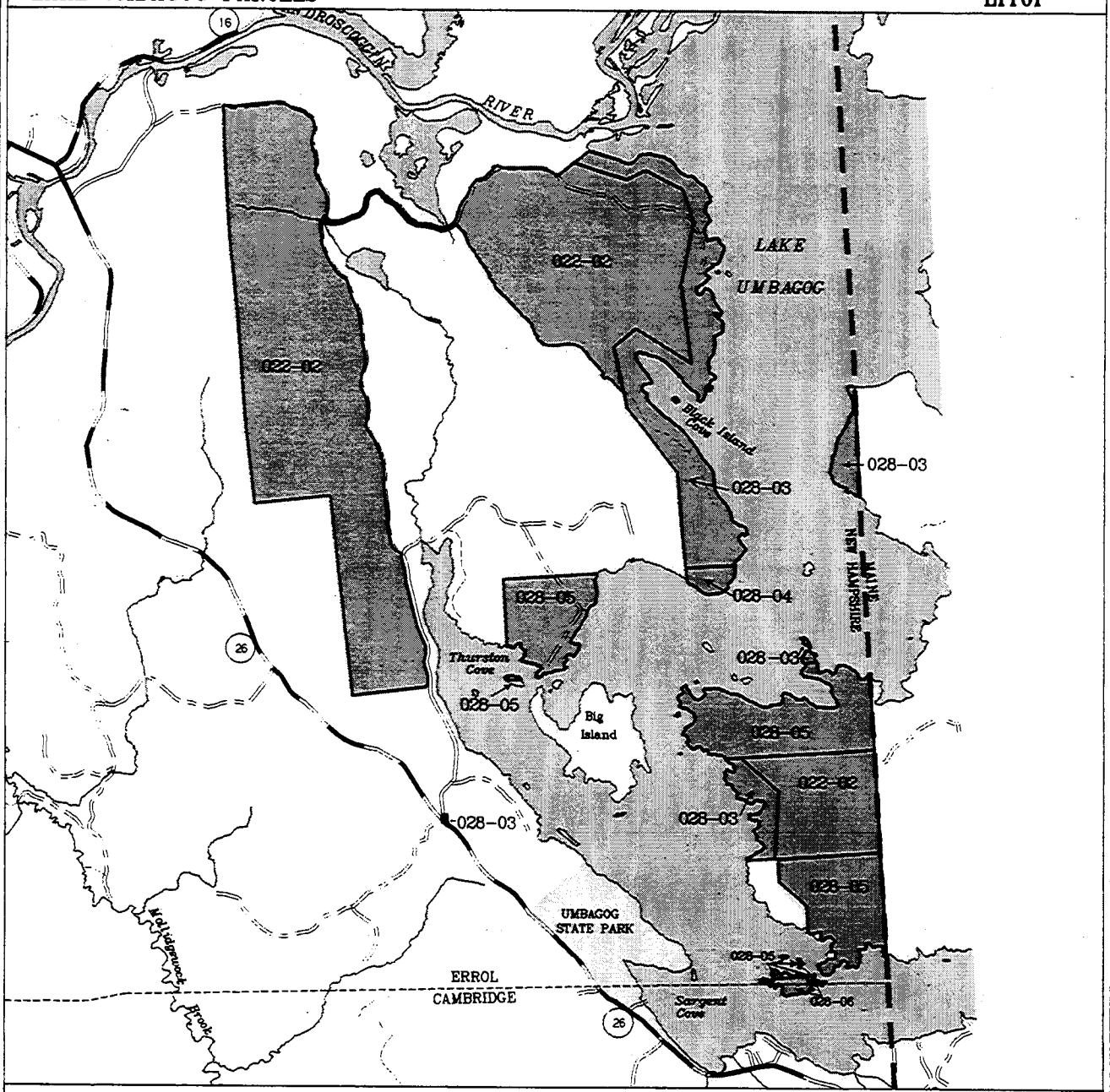
eastern tip of the island has a small beach with fine westerly and southerly views. Boat access to the property is available from a small public boat launch and parking area off Route 26 at the southern end of the lake.

The remainder of Town Line Island was previously acquired by the State from Oxford Paper Company.

LAND CONSERVATION INVESTMENT PROGRAM

LAKE UMBAGOG PARCELS

Errol



PARCEL ID	ACREAGE	GRANTOR
022-02	2258.9	JAMES RIVER/IRVING (ESMT)
028-03	446.3	JAMES RIVER/IRVING
028-04	23.9	UNION WATER POWER COMPANY
028-05	602.5	OXFORD PAPER COMPANY (BOISE CASCADE)
028-06	16.5	PINGREE ASSOCIATES, INC.

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRNI

EXETER LOCAL LAND CONSERVATION GRANTS

The Town of Exeter completed two local projects through the Land Conservation Investment Program, the first in February, 1989, and the second in the Fall, 1991. The first project protects over 2000 feet of undeveloped Squamscott River frontage and provides a public natural area. The Town hopes to develop a riverfront walkway over the next several years. The second project protects 249.5 acres for forestry and multiple uses.

PROJECT 1

Exeter's first project consisted of a local target property (Irvine Heirs), which was purchased, and a local match (Exeter Country Club). A conservation easement was donated on the match property to complete the package protecting a total of 72 acres at a cost of $240,000.

Irvine Heirs Parcel

With LCIP funds the Town of Exeter was able to purchase a 16.65 acre peninsula (13.36 acre purchase and 3.29 acre gift) at the confluence of the Squamscott River and Wheelwright Creek. The land abuts the Exeter Golf Club and is situated on the edge of the marsh. It provides habitat for blue heron, hawks, muskrat, and other species. Located on the tidal portion of the Squamscott, the pro-

SUMMARY INFORMATION

EXETER

PROJECT #1

IRVINE HEIRS PARCEL

GRANTOR: Irvine Heirs
GRANTEE: Town of Exeter
ACRES: 16.65
DATE ACQUIRED: 2-22-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $240,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2782/386
PLAN RECORDED: D-18932
DATE PLAN RECORDED: 2-22-89

EXETER COUNTRY CLUB PARCEL

GRANTOR: Exeter Country Club, Inc.
GRANTEE: Town of Exeter
ACRES: 55.35
DATE ACQUIRED: 2-22-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2782/392
PLAN RECORDED: D-18931
DATE PLAN RECORDED: 2-22-89

PROJECT #2

CHAMBERLIN PARCEL #1

GRANTOR: Thomas B. Chamberlin
GRANTEE: Town of Exeter
ACRES: 4.0
DATE ACQUIRED: 12-5-91
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $2,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 2900/2947
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

CHAMBERLIN PARCEL #2

GRANTOR: Thomas B. Chamberlin
GRANTEE: Town of Exeter
ACRES: 61.5
DATE ACQUIRED: 12-5-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $22,500.
BOOK/PAGE NUMBER OF DEED CONVEYED: 2900/2950
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

ject helps protect the health of the Great Bay estuary. The marshland is also home to an endangered plant, the stout bulrush, and a "critically imperiled" waterfowl, the common moorhen.

The land is level to gently rolling, has no frontage on any town maintained roadways, but has a 33' wide right-of-way from the end of Jady Hill Avenue. The northwest and northern boundaries drop down approximately 15 to 20 feet to the Squamscott River. The northeastern and eastern property lines of the property are bordered by Wheelright Creek. Cover is a mix of field grasses and field growth as well as a scattering of sumac, poplar, pine, oak, maple, apple, ash and other trees.

The value of the parcel was appraised at $255,000 (November, 1988).

Exeter Country Club Parcel

Abutting the Irvine Heirs parcel are 55.35 acres owned by the Exeter Country Club. When club members became aware of the town interest in protecting the land, they decided to donate a conservation easement on their golf course for the required match in the project. In addition, they agreed upon a public right-of-way along the wooded and scenic riverfront and agreed to allow public use of the golf course lands during periods of sufficient snow cover.

DEENE PARCELS

GRANTOR: Lewis A. & Lillian Deene
GRANTEE: Town of Exeter
ACRES: 141.5
DATE ACQUIRED: 12-5-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $77,000.
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 2900/2942; 2900/2937
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

JENSEN PARCEL #1

GRANTOR: Matthew J. Jensen
GRANTEE: Town of Exeter
ACRES: 8.7
DATE ACQUIRED: 9-9-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $2,320.
BOOK/PAGE NUMBER OF DEED CONVEYED: 2890/719
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

JENSEN PARCELS #2 & #3

GRANTOR: Matthew J. Jensen
GRANTEE: Town of Exeter
ACRES: 28.8
DATE ACQUIRED: 9-9-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $7,680.
BOOK/PAGE NUMBER OF DEED CONVEYED: 2890/716
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

STOCKBRIDGE PARCEL

GRANTOR: Robert B. Stockbridge; Elizabeth S. Oliver; Philip Stockbridge
GRANTEE: Town of Exeter
ACRES: 5.0
DATE ACQUIRED: 12-5-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $2,500
BOOK/ PAGE NUMBER OF DEED CONVEYED: 2900/2958
PLAN RECORDED: D-21223
DATE PLAN RECORDED: 9-9-91

The parcel has an attractive combination of fairways and woodland located off Jady Hill Avenue in Exeter. The woodland is primarily white pine. There is extensive frontage on the Squamscott River and Wheelwright Creek. The value of the conservation easement on this parcel was estimated, in December, 1988, to be $914,500.

The total value of Exeter's first project was over $1,000,000. The total cost to LCIP for protection of the 72 acres was $240,000.

PROJECT 2

The second LCIP project for the Town of Exeter, completed late in 1991, was comprised of eight mostly contiguous parcels of land, seven purchased and one placed under conservation easement. All parcels had been targeted for protection by the town conservation commission. The Town appropriated $149,800 toward the cost of the project. Additional match was in the form of survey and appraisal costs in the amount of $22,500.

The parcels form a nearly continous stretch of protected forestland. In this rapidly developing area, such a large block of land is of great significance for wildlife habitat and recreation. The town plans a trail network that will pass under Route 101 and link these parcels with the pre-existing town forest.

Chamberlin Parcels

Thomas B. Chamberlin sold an easement on 61.5 acres and a fee simple interest in a 4-acre parcel through the LCIP. The 61.5 acre parcel is part of a tract located on the west side of Route 85 and north of Rt. 101 in Exeter. The front 10 to 12 acres are mostly open field. The remainder is mostly forested. Several species indigenous to wetlands environments are also present. The value of the conservation easement was estimated to be $57,000 in August, 1991, and was purchased with $22,500 in LCIP funds.

A 4-acre parcel owned by Thomas Chamberlin and valued at $4,000 was purchased by the Town using municipal and LCIP funds. This parcel is located on the westerly side of Route 85, north of a Public Service Co. power line easement. Mr. Chamberlin donated an additional value amounting to $12,000 in this project.

Deene Parcels

Lewis A. and Lillian R. Deene sold fee interests in two parcels to the Town of Exeter. The larger 126.4 acre parcel fronts NH Route 101 and the west side of Route 85. The LCIP provided $74,000 in funds toward this purchase. The Deenes sold their parcels in a bargain sale, donating $28,300 toward the match for this project.

The 126.4 acre and the 15.1 acre Deene parcels are located just north and west of the intersection of Route 101 and Route 85. Access to the larger parcel is provided for on Route 85. The smaller parcel is backland. The larger parcel has mostly undulating terrain, is mostly forested with good quality timber, and is 40-45% wetland.

Jensen Parcels

Three parcels of land totalling 37.5 acres owned by Matthew J. Jensen were sold to the Town of Exeter. The LCIP provided $10,000 toward this purchase. Parcels with acreages of 8.7, 19.2, and 9.6 acres helped to complete the conservation package. The appraised value of the Jensen parcels was estimated to be $24,500.

All Jensen parcels have pockets of wetlands throughout. All are forested with regrowth consisting mostly of low sprouts and cordwood. Overall the parcels are approximately 50 percent wet or affected by wetland areas. The soils on the parcels are marginally developable, with numerous outcroppings of ledge.

Stockbridge Parcel

The value of this 5 acre parcel was appraised at $5,000. It is located west of Route 85, south of a Public Service Company power line easement. Robert Stockbridge, Elizabeth Oliver, and Philip Stockbridge, the joint owners of this parcel, sold their land to the Town for $2,500., provided by the LCIP.

The total value of this second local project for the Town of Exeter was $326,600. December, 1991.

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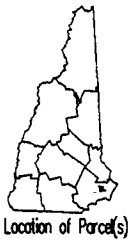
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF EXETER - PROJECT 1

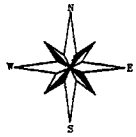
Exeter

PARCEL ID	ACREAGE	GRANTOR
185-01	16.7	IRVINE HEIRS
185-02	55.4	EXETER COUNTRY CLUB INC (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

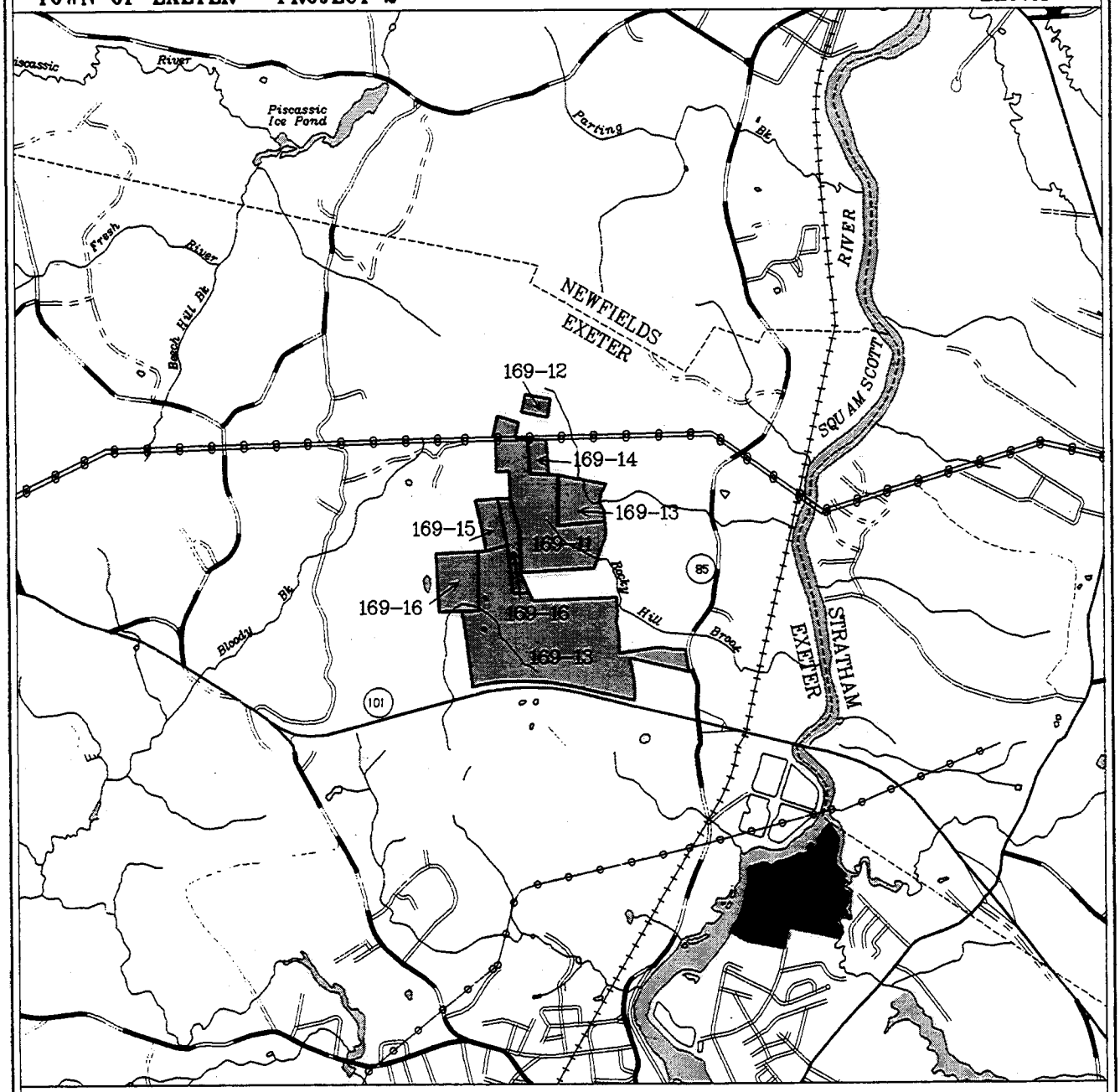
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

LAND CONSERVATION INVESTMENT PROGRAM

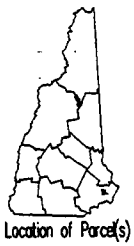
TOWN OF EXETER -- PROJECT 2

Exeter

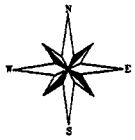


PARCEL ID	ACREAGE	GRANTOR
169-11	61.5	CHAMBERLIN (ESMT)
169-12	4.0	CHAMBERLIN
169-13	141.5	DEENE
169-14	5.0	STOCKBRIDGE ET AL.
169-15	8.7	JENSEN
169-16	28.8	JENSEN

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BLUE JOB MOUNTAIN AND SCRUTON PARCELS

FARMINGTON

This project consists of two parcels in Farmington. In April, 1991, an easement was placed on 589.81 acres owned by Frank Scruton. In addition, the state purchased 116.59 acres from Blue Job Mountain, Inc. in November, 1991.

These properties are located on Scruton Road, a Class 6 road off Meaderboro Road in Farmington. Adjoining properties, they are situated on the slopes of Little Blue Job and Blue Job Mountains and add a significant wildlife corridor to the only mountain range in New Hampshire's Seacoast, the Blue Hills Range.

The two tracts together add over 700 acres to the existing corridor of state protected wildlife habitat in this area.

Scruton Parcel

The Frank Scruton property is the site of an old family homestead and is split by an old town road. On either side of the road, active hayfields provide open views of the summit of Little Blue Job and Blue Job Mountains. The remaining upland is an active moose area, one of the only in the Seacoast area. The property is a registered tree farm and has a network of logging roads through it. It abuts Blue Job Mountain State Forest, a 175-acre tract of forestland with a firetower on its summit.

The Scruton easement allows for passive pedestrian uses of the property, including hunting. The Scrutons continue to hay the fields for the family dairy operation and continue to manage the woodlands. They have reserved a 5-acre houselot around the former home site.

The cost to LCIP for the Scruton easement was $250,000. The Scruton land is managed by the Department of Fish & Game.

Blue Job Mountain, Inc., Parcel

Blue Job Mountain, Inc., which sold the summit of Little Blue Job Mountain to the state, had managed the land for years as a blueberry farm. From the open, rocky summit, hikers can see the White Mountains and most of the surrounding towns. The property, which cost $60,000, abuts Blue Job State Forest. The land is managed by the Department of Resources and Economic Development.

SUMMARY INFORMATION

SCRUTON PARCEL

GRANTOR: Frank J. Scruton
GRANTEE: State of NH (Fish & Game Department)
ACRES: 589.81
DATE ACQUIRED: 4-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1549/161
PLAN RECORDED: 38A-95-101
DATE PLAN RECORDED: 6-10-90

BLUE JOB MOUNTAIN, INC. PARCEL

GRANTORS: Blue Job Mountain, Inc.
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 116.59
DATE ACQUIRED: 11-18-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $60,000
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1582/0181

PLAN RECORDED: 39-83, 39-84
DATE PLAN RECORDED: 11-18-91

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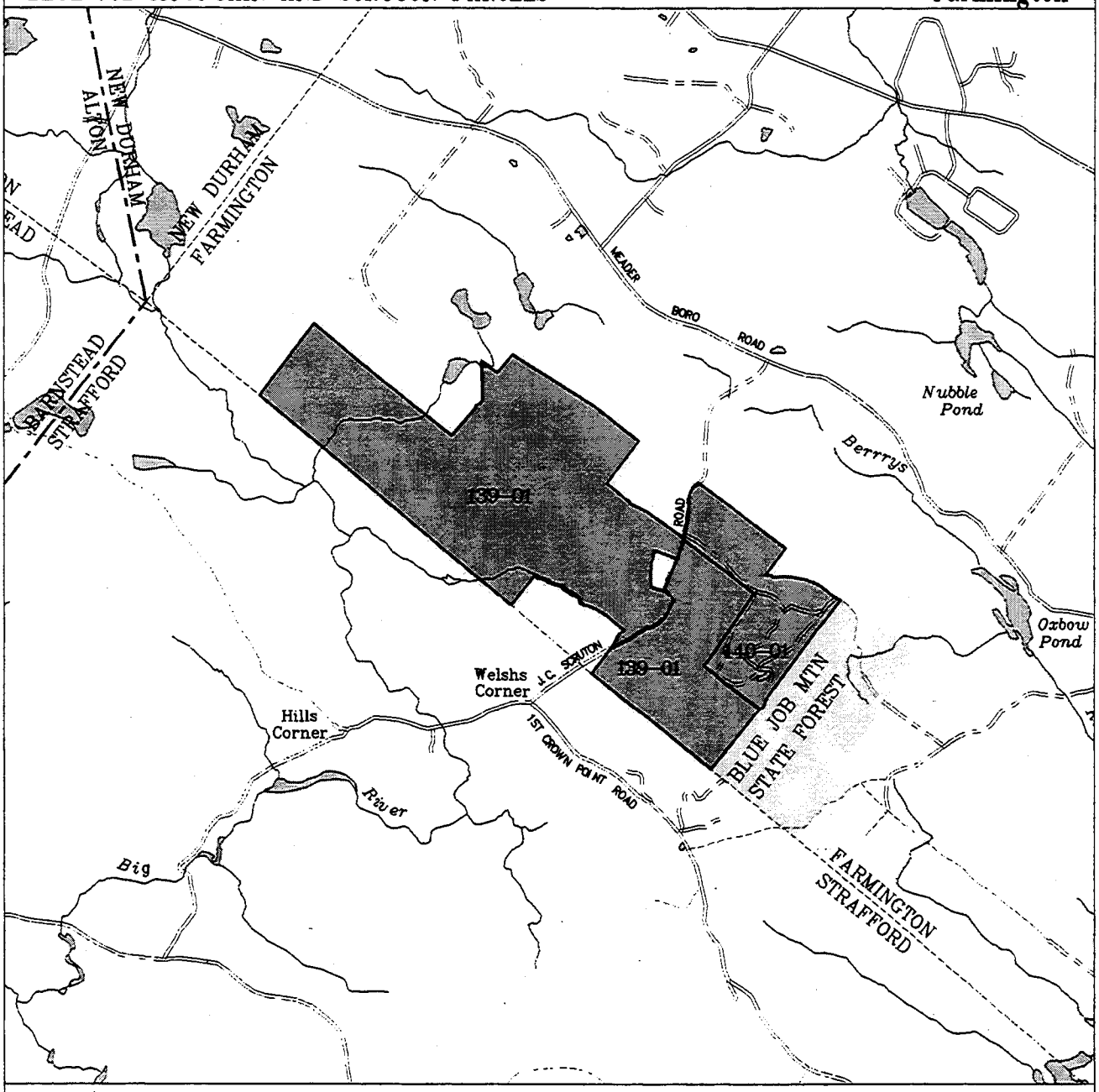
LAND CONSERVATION INVESTMENT PROGRAM

BLUE JOB MOUNTAIN AND SCRUTON PARCELS

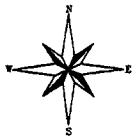
Farmington



PARCEL ID	ACREAGE	GRANTOR
139-01	589.8	SCRUTON (ESMT)
140-01	116.6	BLUE JOB MOUNTAIN INC

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

FRANCESTOWN LOCAL LAND CONSERVATION GRANTS

The Land Conservation Investment Program local project in Francestown sparked interest in protecting over 2,000 acres of land formerly owned by Gov. John King and his wife Anna across western Hillsborough County. The Town of Francestown utilized funds from the LCIP to complete two separate local projects, protecting a total of 748.78 acres at a cost of $396,000 for land valued at $896,000. Other non-LCIP land protection projects were also completeded.

PROJECT 1

Society for the Protection of NH Forests (King) Parcel

The 388-acre King parcel situated on the southern slopes of Crotched Mountain became a target for the first local land conservation project, completed in April, 1989.

Across the gently rolling lower slopes are a series of extensive open wetland terraces which provide important habitat for beaver and other wetland wildlife. Ledgey outcrops on the parcel's steep upper reaches allow views to the south and also support a hearty porcupine population. A network of old woods roads on this and neighboring parcels is used by hikers, skiers, and snowmobiles. As part of a large block of undeveloped land on Crotched Mountain, this parcel protects an essential section of the mountain for backland wildlife habitat and recreational uses.

In order to permanently protect this property, the former owners, Governor and Mrs. John King, sold it to the Society for the Protection of New Hampshire For-

SUMMARY INFORMATION

FRANCESTOWN

PROJECT 1

SOCIETY FOR PROTECTION OF NH FORESTS (KING) PARCEL

GRANTOR: SPNHF
GRANTEE: Town of Francestown
ACRES: 388.0
DATE ACQUIRED: 4-28-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $211,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5102/279
PLAN RECORDED: 23288, D-97

VARNUM PARCEL

GRANTOR: Harold A. & Constance C. Varnum
GRANTEE: Town of Francestown
ACRES: 45.6
DATE ACQUIRED: 4-28-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5101/1
PLAN RECORDED: 23287, Dr97

PROJECT 2

MERRILL PARCEL

GRANTOR: Richard C. Merrill
GRANTEE: Town of Francestown
ACRES: 155.2
DATE ACQUIRED: 11-1-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $140,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 5221/562
PLAN RECORDED: 24828 Dr 105

SCHULTZ PARCEL

GRANTOR: Cynthia M. Schultz
GRANTEE: Town of Francestown
ACRES: 25.0
DATE ACQUIRED: 11-1-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $45,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 5221/559
PLAN RECORDED: 24829

ests in December, 1988, with the understanding that the land would be conveyed to the Town through the Land Conservation Investment Program. The Town manages the tract for multiple uses, including timber production, recreation, and wildlife habitat. Additional footpaths and snowmobile trails may be developed.

Varnum Parcel

To provide the local match for this project, Harold and Connie Varnum came forward to donate a conservation easement on their riverfront woodland. This 45.6 acre easement protects nearly half a mile of frontage on the Piscataquog River and provides a public walkway to the river and site for launching hand-carried boats. Along the riverfront are wetlands and marshy areas used by waterfowl and other wildlife. Over half a mile of scenic road frontage on Poor Farm and Todd Roads is also protected through the easement.

The Land Conservation Investment Program provided $211,000 for the purchase of the King parcel. The Society for the Protection of NH Forests donated the $36,000 difference between this purchase price and the full appraised value, $247,000. Local match value of the Varnum easement contributed $184,000 to the package, bringing the total value of all the land protected in this project to $431,000.

PROJECT 2

The second land conservation project in Francestown involved protection of three parcels--two target parcels which were acquired outright (Merrill and Schultz) and one match parcel, which was protected through conservation easement (Hill). This project was completed in November, 1990.

Merrill Parcel

One hundred fifty-five acres owned by Richard Merrill is located on either side of Bullard Hill Road in Francestown. The land is level to gently rolling, and it abuts the King land purchased through the first LCIP project. The area is approximately 2 miles west of the village center. With the purchase of this parcel, Francestown adds important productive forestland to its Crotched Mountain Town Forest. The parcel is forested with hardwoods and hemlocks and is crisscrossed by numerous trails and logging roads. The Town manages this land for wildlife habitat, recreational trails, and forest products. The Merrill property was purchased with $140,000 in LCIP funds.

Schultz Parcel

Cynthia Schultz sold 25 acres of land in Francestown for $45,000. This land abuts the Merrill parcel and adds to the productive Crotched Mountain Town Forest. Together with the Merrill parcel, the Schultz parcel protects and enhances the entranceway to the Town Forest along Bullard Hill Road. The land is gentle and rolling, forested with hardwoods and hemlocks and contains a series of trails and logging roads.

Hill Parcel

Ellen Hill donated a conservation easement on her land on Pleasant Pond for the local match, completing this land protection project. This 134.9 acre forested easement protects frontage on Pleasant Pond and almost a mile of frontage on the headwaters of the Piscataquog River. Along the riverfront and Collins Brook are marshy wetlands, which provide important local wetland and wildlife

HILL PARCEL

GRANTOR: Ellen M. Hill
GRANTEE: Town of Francestown
ACRES: 134.9
DATE ACQUIRED: 11-1-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 5150/1170
PLAN RECORDED: 24827

habitat. The donated conservation easement was valued at $270,000.

The second project in Francestown protected a total of 315.18 acres at a cost of $185,000, protecting land valued at $465,000.

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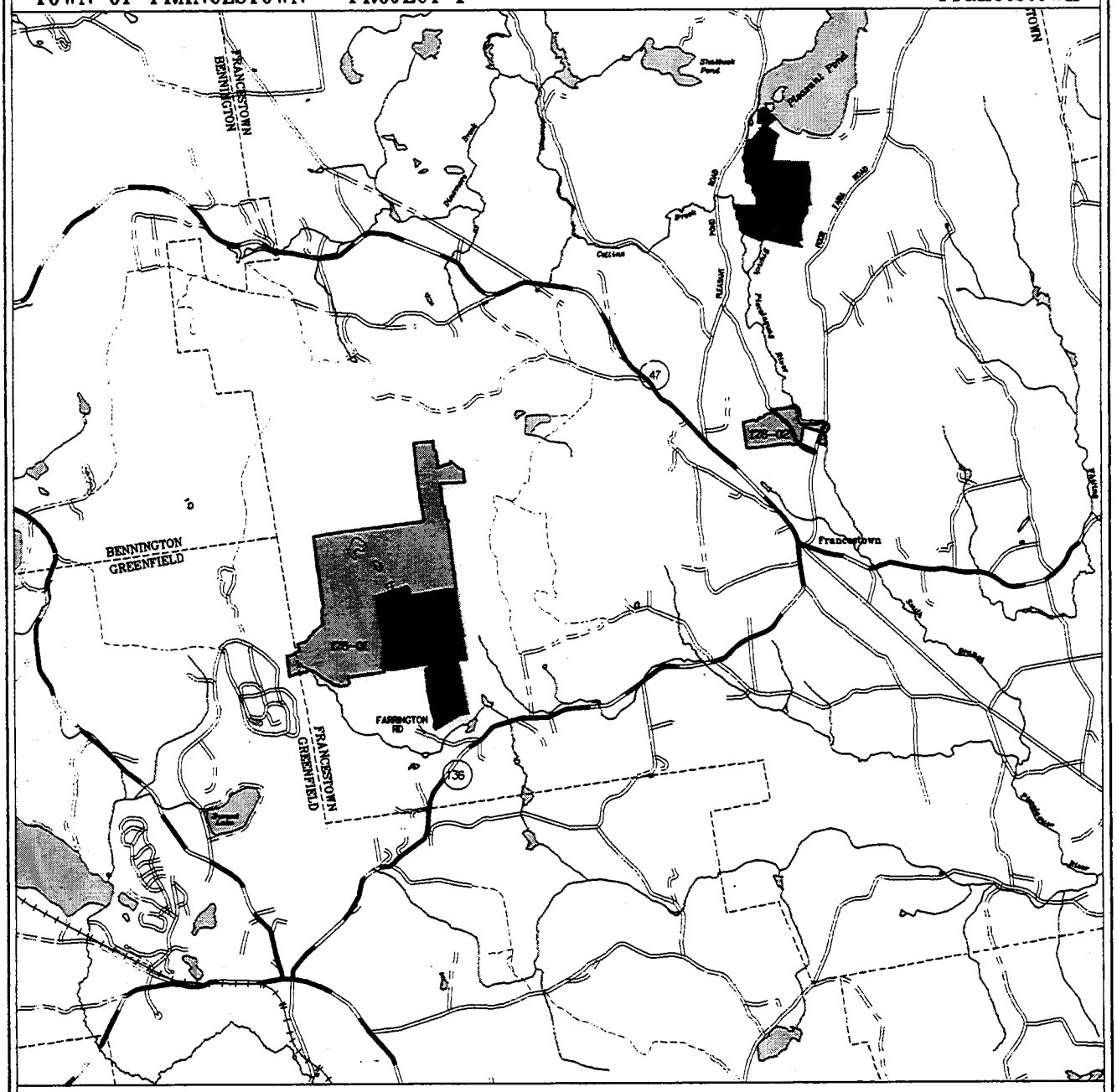
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF FRANCESTOWN - PROJECT 1

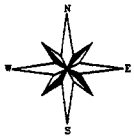
Francestown



PARCEL ID	ACREAGE	GRANTOR
178-01	388.0	SPNHF (KING)
178-D2	45.6	VARNUM (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

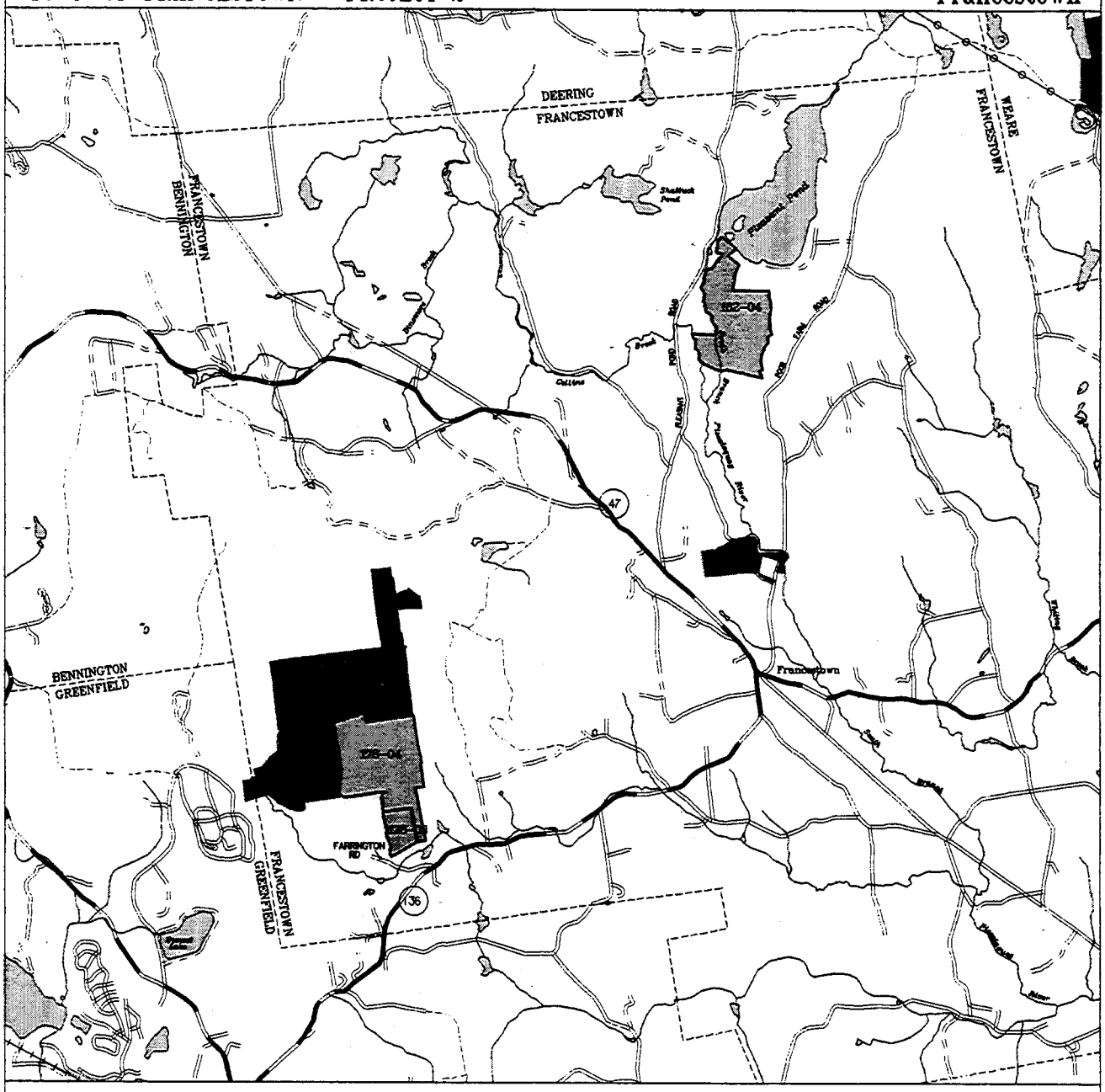
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF FRANCESTOWN - PROJECT 2

Francestown



PARCEL ID	ACREAGE	GRANTOR
162-04	134.9	HILL (ESMT)
178-03	25.0	SCHULTZ
178-04	155.2	MERRILL

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

N W E S

SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

WEBSTER LAKE PARCEL

FRANKLIN

This property, located on Lake Shore Drive, encompasses the largest stretch of undeveloped shoreline on Webster Lake. Its 151.41 acres provide important shoreline, wetland and upland habitat. The 1660 feet of shoreline provide the only state public access to the lake.

The Webster Lake Association brought the property to the attention of the Land Conservation Investment Program and highlighted its public values. The property had been approved for a 7 lot subdivision, with the potential for additional interior lots.

The path to protection was long and circuitous. After the owner filed for bankruptcy, the bank which held the mortgage was taken over by the FDIC. Ultimately the state was able to purchase the land at a foreclosure auction held by the Resolution Trust Corporation. The state was the high bidder at the May 29, 1992, auction at a bid of $170,000, plus $21,000 in back taxes. The project was completed on July 28, 1992.

The land is managed by the NH Fish and Game Department, which plans to construct a public boat access ramp from Lake Shore Drive to Webster Lake.

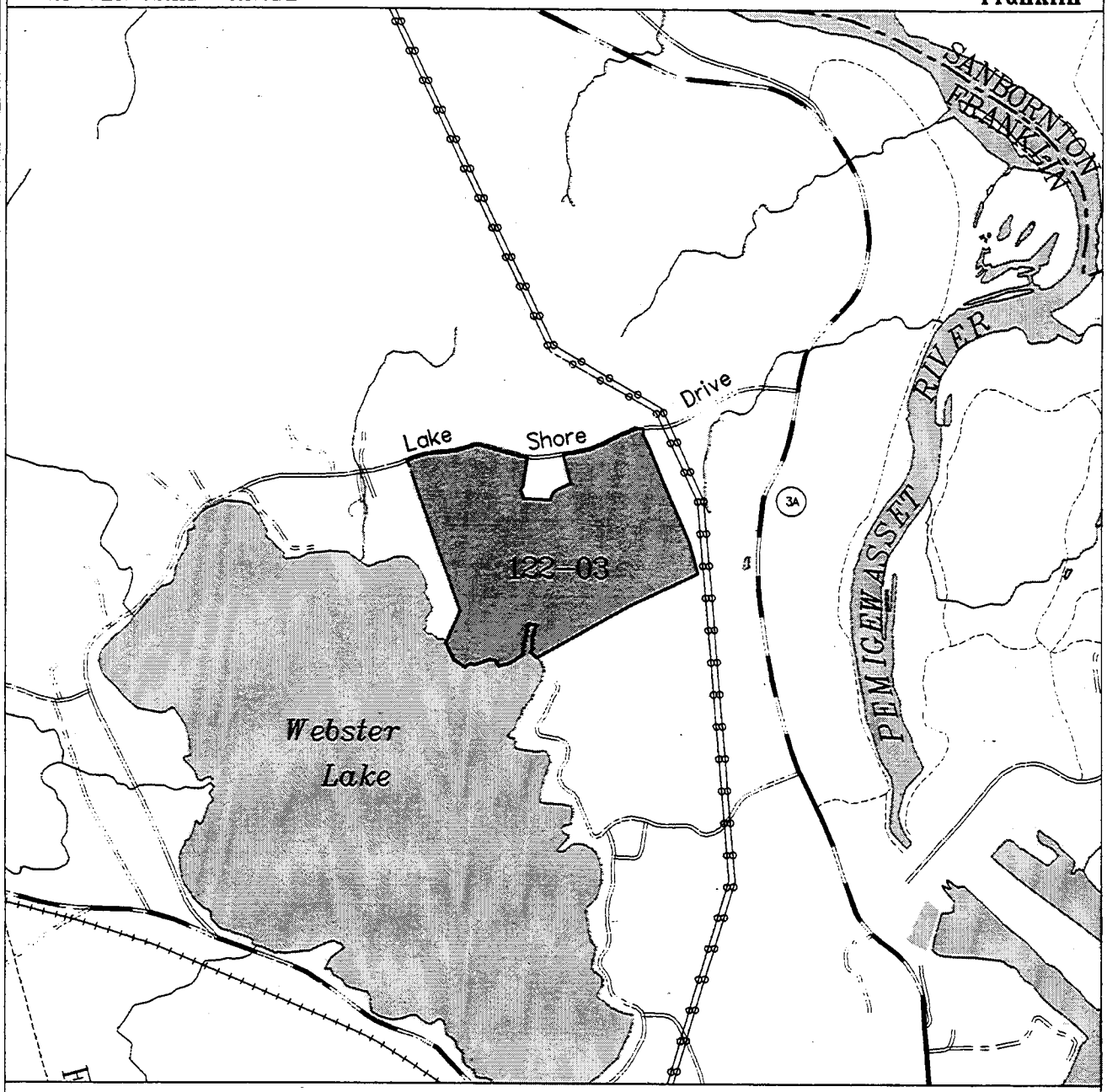
SUMMARY INFORMATION

GRANTOR: Resolution Trust Corporation
GRANTEE: State of NH (Fish & Game Department)
ACRES: 151.41
DATE ACQUIRED: 7-28-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $170,000
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1889/1621
PLAN RECORDED: 10776
DATE PLAN RECORDED: 12-15-88

LAND CONSERVATION INVESTMENT PROGRAM

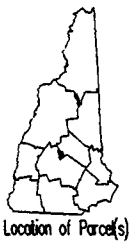
WEBSTER LAKE PARCEL

Franklin

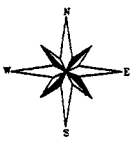


PARCEL ID	ACREAGE	GRANTOR
122-03	151.4	RESOLUTION TRUST CORPORATION

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

GILFORD LOCAL LAND CONSERVATION GRANT

The Town of Gilford completed its local land conservation project in February, 1991, protecting a total of 21.79 acres of land valued at $176,000 at a cost of $55,000.

Sportsmen's Association Parcel

This 5.33 acre tract is an unimproved parcel fronting for approximately 390' on Saltmarsh Pond. Pond and mountain views are present from much of the site.

The property, off Saltmarsh Pond Road, was acquired by the Town of Gilford from the Belknap County Sportsmen's Association to provide improved public access to Saltmarsh Pond. The property abuts a state-owned right-of-way to the pond, which had inadequate space for parking. Saltmarsh Pond is a scenic, undeveloped pond which is a popular fishing and boating spot.

Carson Parcel

The match in this project was the gift of a conservation easement from Elizabeth B. Carson. The 16.46 acre easement, valued at $100,000, is on Cotton Hill Road, approximately 2 miles from downtown Laconia, and overlooks Lake Winnisquam. The site slopes upward from Cotton Hill Road. Most of the land is wooded, with recent growth of both hard and soft woods. The parcel is located in a rural residential area.

SUMMARY INFORMATION

GILFORD

BELKNAP COUNTY SPORTSMEN'S ASSN. PARCEL

GRANTOR: Belknap County Sportsmen's Association, Inc.
GRANTEE: Town of Gilford
ACRES: 5.33
DATE ACQUIRED: 2-7-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $55,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1161/454
PLAN RECORDED: L-13-#41
DATE PLAN RECORDED: 2-7-91

CARSON PARCEL

GRANTOR: Elizabeth B. Carson
GRANTEE: Town of Gilford
ACRES: 16.46
DATE ACQUIRED: 2-7-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1161/442
PLAN RECORDED: L13, Page 42
DATE PLAN RECORDED: 2-7-91

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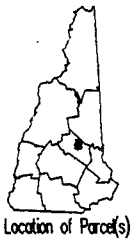
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF GILFORD

Gilford

PARCEL ID	ACREAGE	GRANTOR
111-01	16.5	CARSON (ESMT)
111-02	5.3	BELKNAP COUNTY SPORTSMEN'S ASSOCIATION

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

HIDDEN VALLEY & MOONEY EASEMENTS

GILMANTON, GILFORD, ALTON

Boy Scouts of America Parcel

The Daniel Webster Council, Inc. of the Boy Scouts of America sold a conservation easement on their largest New Hampshire camp to the State of New Hampshire. The easement was purchased in December, 1991, for $700,000 with funds from the Land Conservation Investment Program. It is monitored by the NH Fish and Game Department.

The land is located in Gilmanton, Gilford and Alton and fronts on Alton Mountain Road in Gilmanton. It abuts the Mount Belknap State Forest and the 308-acre Mooney conservation easement which was also acquired by the LCIP It lies midway along the Belknap Mountain Range and hosts trails that link Mt. Belknap and Mt. Major. Nearly five miles of pond frontage are protected by the easement on Manning Lake, Sunset Lake, Upper Round Pond and Lake Eileen. Many miles of trails and the majority of the property (outside the camp core) are open to the public for pedestrian recreation.

This 3268.69 acres of forestland and significant wildlife habitat comprise the largest easement acquired by the LCIP. The easement purchase enabled the Daniel Webster Council to acquire and protect the abutting Camp Leo, which has been added to the main camp. The Hidden Valley Boy Scout Reservation hosts approximately 1700 scouts every year.

Mooney Parcel

Mark A. Mooney sold a conservation easement on his strategic 308-acre property located off Rt. 11A on Bickford Road and Wood Road. It abuts the Belknap Mountain State Forest and Gunstock Recreation Area. The land has a trail used regularly by the public that provides access to the State Forest and the summit of Mount Belknap. This trail also provides access for forest management to one portion of the state land. The property abuts the Boy Scout property and shares the habitat, recreation and scenic values of this large undeveloped corridor. The cost of the Mooney project, which closed July 15, 1991, was $175,000. The easement is monitored by the Department of Resources and Economic Development.

SUMMARY INFORMATION

BOY SCOUTS OF AMERICA PARCEL

GRANTOR: Boy Scouts of America (Daniel Webster Council)
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 3268.69
DATE ACQUIRED: 12-20-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $700,000.
BOOK & PLAN NUMBER OF DEED CONVEYED: 1194/181
PLAN RECORDED: L-15 #57-64
DATE PLAN RECORDED: 12-20-91

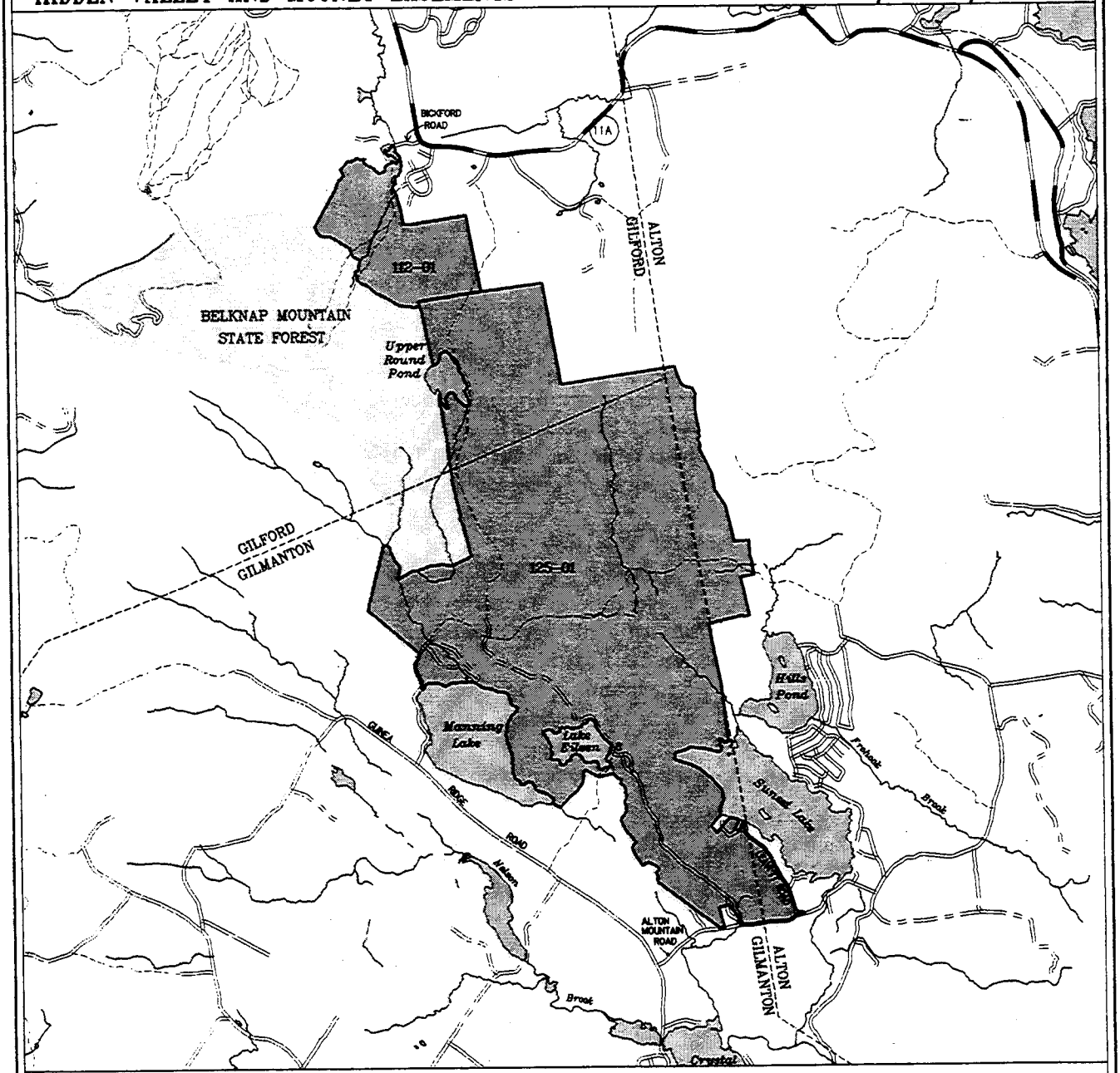
MOONEY PARCEL

GRANTOR: Mark A. Mooney
GRANTEE: State of NH (D.R.E.D.)
ACRES: 308.33
DATE ACQUIRED: 7-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $175,000.
BOOK & PLAN NUMBER OF DEED CONVEYED: 1177/762
PLAN RECORDED: Dr M2, PL 46; Dr L14, PL 29
DATE PLAN RECORDED:

LAND CONSERVATION INVESTMENT PROGRAM

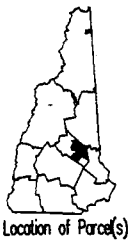
HIDDEN VALLEY AND MOONEY EASEMENTS

Gilmanton/Gilford/Alton

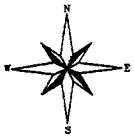


PARCEL ID	ACREAGE	GRANTOR
112-01	308.3	MDONEY (ESMT)
125-01	3268.7	D WEBSTER COUNCIL BSA (HIDDEN VALLEY) (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

GRANTHAM LOCAL LAND CONSERVATION GRANT

Flewelling Parcels

The Town of Grantham acquired conservation easements on the 825.9 acre Sherwood Forest and a 19-acre primitive campground, owned by Kenneth and Ramona Flewelling. The lands provide a critical block of open space in an area where the town already owns land.

This forested parcel, located in the northwesterly section of Grantham, is near the Plainfield Town Line and abuts the 400 acre Grantham Town Forest. The land has been managed under selective forest management for timber production. Combined with the adjacent Town Forest, the land creates a favorable habitat for far-ranging wildlife such as bear and moose.

The land has frontage on Meriden Road, also known as Miller Pond Road. The property also includes over 4,500' of frontage on Miller Pond, which, when combined with the pond's many inflow streams and associated wetlands, provides important elements of habitat diversity.

Sherwood Forest is criss-crossed by a number of marked snowmobile trails that access neighboring tracts of undeveloped land. The conservation easement provides for continued rights of access to those trails for snowmobiles as well as generalized rights of pedestrian access for hiking, hunting, and skiing.

As match for this local project, the Flewellings donated a conservation easement to the Town on their 19 acre campground on Miller Pond that will prohibit any further development and require maintenance of the primitive nature of the campground as long as it is used commercially. The Flewellings have run a campground on the 19 acre site adjacent to the easement property since the mid-1950s.

This local project was completed in November, 1989, at a cost to LCIP of $174,991. The Flewellings donated an additional $204,508 of the total appraised value of their easement, which was $379,500.

SUMMARY INFORMATION

GRANTHAM

FLEWELLING PARCEL #1

GRANTOR: Kenneth & Ramona Flewelling
GRANTEE: Town of Grantham
ACRES: 825.9
DATE ACQUIRED: 11-17-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $174,991.74
BOOK AND PAGE NUMBER OF DEED CONVEYED: 899/336
PLAN RECORDED: Poc81,82 PF#3
DATE PLAN RECORDED: 11-17-89

FLEWELLING PARCEL #2

GRANTOR: Kenneth & Ramona Flewelling
GRANTEE: Town of Grantham
ACRES: 19.0
DATE ACQUIRED: 11-17-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 899/348
PLAN RECORDED: Poc81,82 PF#3
DATE PLAN RECORDED: 11-17-89

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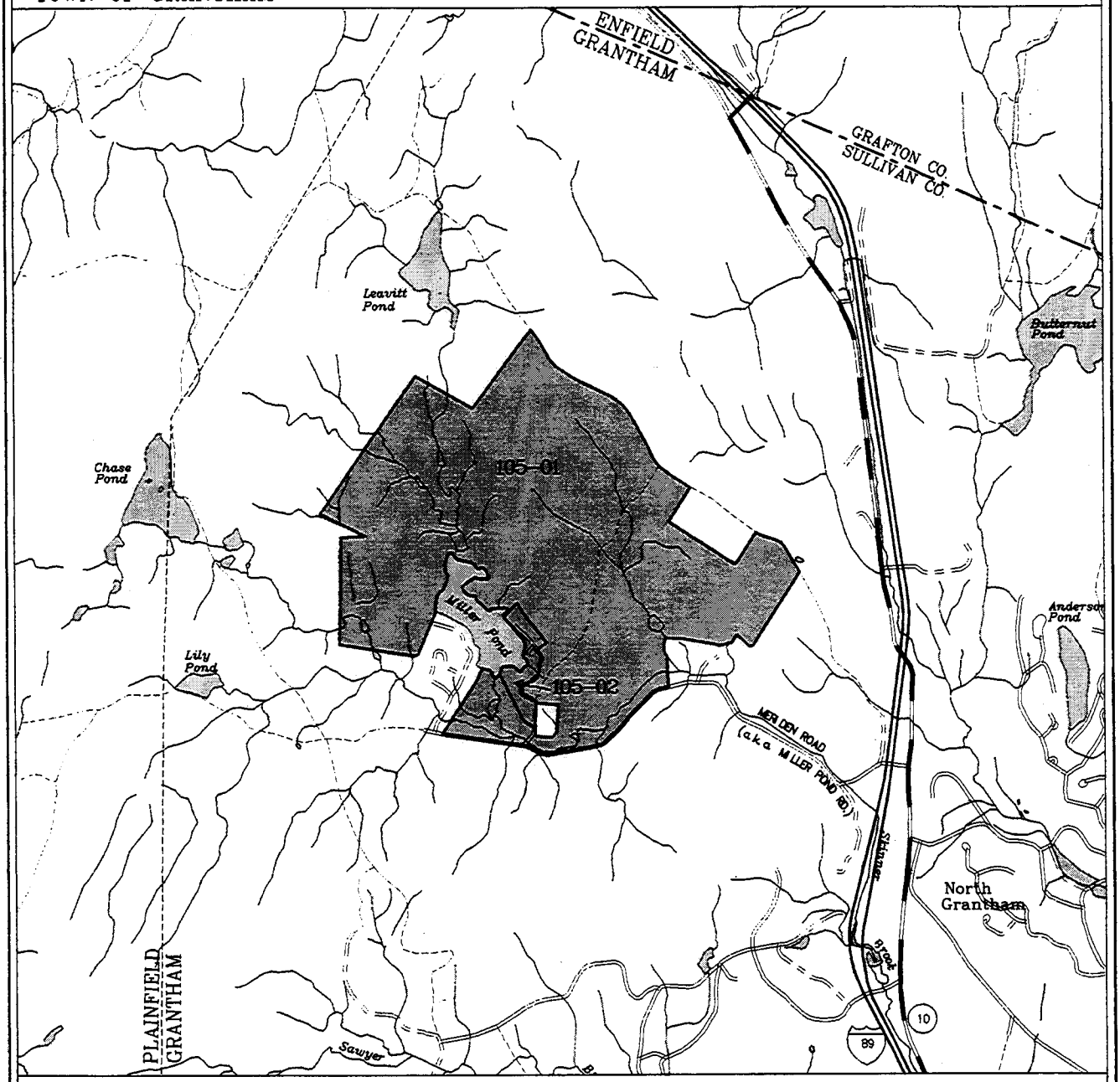
LAND CONSERVATION INVESTMENT PROGRAM

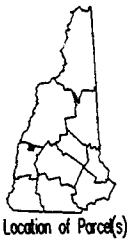
TOWN OF GRANTHAM

Grantham

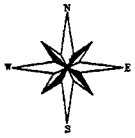


PARCEL ID	ACREAGE	GRANTOR
105-01	825.9	FLEWELLING (ESMT)
105-02	19.0	FLEWELLING (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

GREENLAND LOCAL LAND CONSERVATION GRANT

Weeks Parcel

With a grant of $78,694 from the Land Conservation Investment Program, the Town of Greenland in February, 1991, completed an easement purchase on 30.55 acres of land surrounding the historic Weeks Brick House. Leonard Weeks and Descendants in America, Inc., a non-profit corporation that owns the house and land, accepted a grant for half the appraised value of the easement so that the 50% match required by the LCIP would be met.

The property is located on the north side of Route 101 and Weeks Road. It is an attractive combination of open fields and woodland, which is a mixture of white pine, hemlock, and mixed hardwoods. The fields are not managed. The parcel fronts on the Winnicut River; topography is gently rolling to flat. A railroad right-of-way marks the north boundary of the property, and the eastern boundary fronts on Tide Mill Road, a Class V unmaintained road.

In addition to protecting the setting for the state's oldest brick house, the easement protects extensive frontage on the tidal portions of the Winnicut River. The Winnicut is one of seven rivers feeding the Great Bay Estuary, and its tidal wetlands are largely undeveloped. Abutting the tract is a 20-acre conservation easement which was donated in 1988 by Rosamund Hughes. The two easements together protect all but a small portion of the Winnicut's tidal river frontage and create a corridor which provides significant wetland habitat for waterfowl, shore birds and migrating geese.

The Weeks easement allows for passive pedestrian uses of the property and will allow the Town to construct a foot trail. The Conservation Commission hopes the trail will be used by local school children that visit the historic home. The house is listed on the National Register of Historic Places and is protected by a facade easement held by the State of New Hampshire.

The total appraised value of the protected land was $154,500 (October, 1990).

SUMMARY INFORMATION

GREENLAND

WEEKS PARCEL

GRANTOR: Leonard Weeks & Decendants in America, Inc.
GRANTEE: Town of Greenland
ACRES: 30.55
DATE ACQUIRED: 2-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $78,694.50
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2867/1742
PLAN RECORDED: D-20863
DATE PLAN RECORDED: 2-26-91

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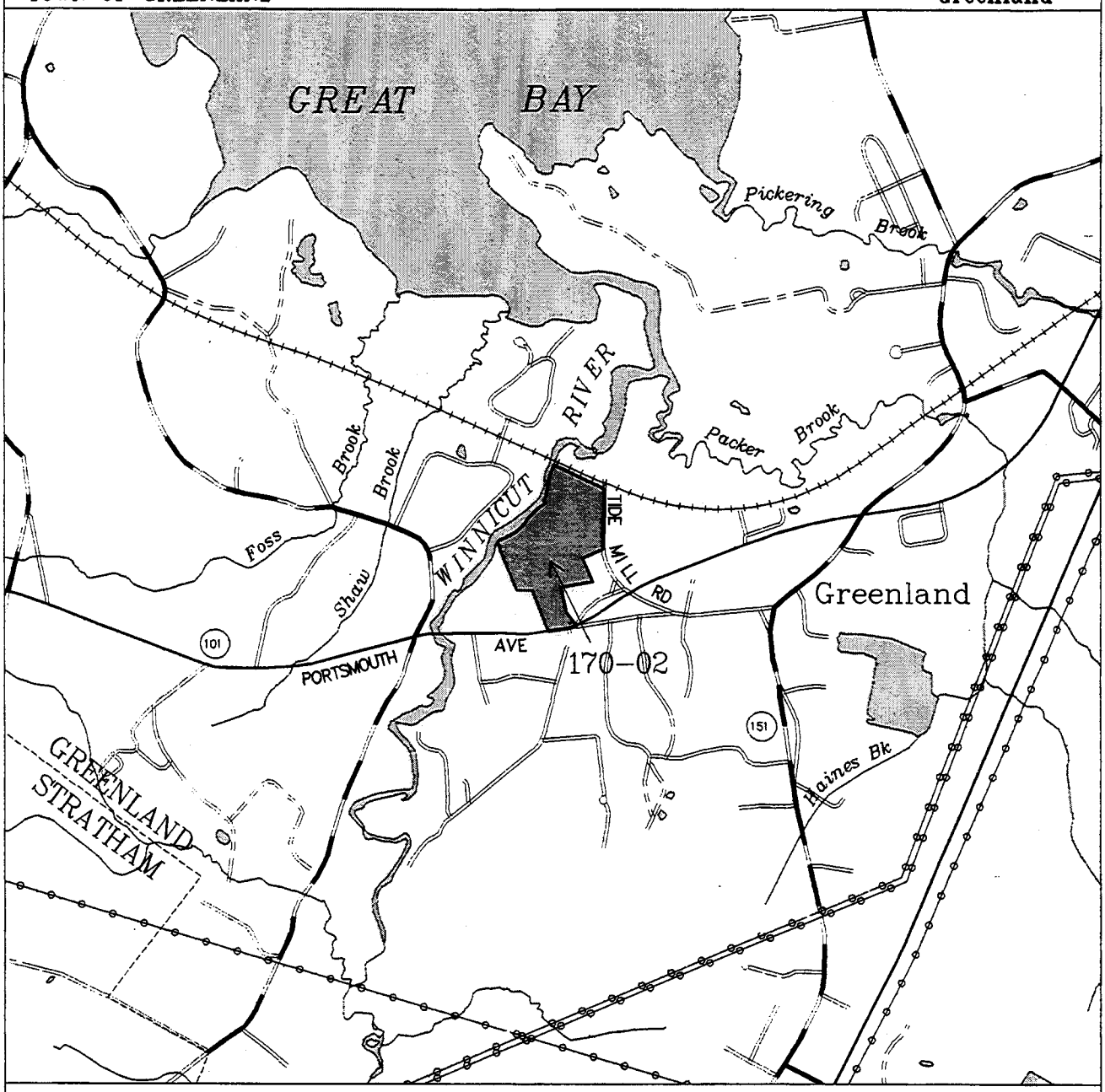
LAND CONSERVATION INVESTMENT PROGRAM

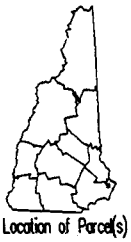
TOWN OF GREENLAND

Greenland

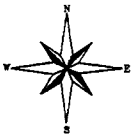


PARCEL ID	ACREAGE	GRANTOR
170-02	30.6	LEONARD WEEKS & DESCENDANTS INC (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

HAMPSTEAD LOCAL LAND CONSERVATION GRANTS

PROJECT 1

Hampstead's first local project protected two parcels of land, totaling 80.11 acres at a cost of $93,000. The land provides an important addition to a 250-acre town conservation area and is part of an even larger corridor of public and private conservation land.

The area is part of an exemplary town trail system that is used extensively for hiking, cross-country skiing and horseback riding. The protected area includes a wetland around Hog Hill Brook, an area of over 100 acres. Additional privately protected land along Island Pond and on Governor's Island brings the total area of protected land to over 500 acres.

The total appraised value of land protected in Hampstead's first project was $195,900.

Society for the Protection of NH Forests Parcel (Currier)

A target parcel containing 31.31 acres was purchased for the Town of Hampstead from the Society for the Protection of NH Forests using LCIP funds. The Forest Society bought the land from Denis and Catherine Currier to hold it for the Town in anticipation of this LCIP local project. The tract lies to the northerly side of Hog Hill Pond in Hampstead and consists of three separate lots. There are at least three access points which are secured by legally recorded rights-of-way. The tract has mixed topography and cover consists of mixed hard and softwoods of varying sizes which range from mature to pole and sapling size growth. Soils are primarily sandy and gravelly type soils, with some ledge outcroppings and low wet areas.

RUMA Parcels

The Town matched the value of the grant for this project with the donation of 48.8 acres of conservation land by RUMA, Inc., a local land developer. The donated forest lands abut other conservation land, were appraised at $102,900 (June, 1989), and consist of three lots.

The 13.77 acre parcel is located to the northerly side of Page Lane in Hampstead in a rural residential area. It has mixed topography and lot cover consists of mixed hard and softwoods of varying sizes. Soils are sandy and gravelly with occasional ledge outcroppings and some low wet areas.

The 11.83 acre parcel is situated to the northerly side of Wheelwright Road in Hampstead in a rural residential area. This irregularly shaped tract is landlocked.

SUMMARY INFORMATION

HAMPSTEAD

PROJECT 1

SOCIETY FOR THE PROTECTION OF NH FORESTS (CURRIER) PARCEL

GRANTOR: SPNHF
GRANTEE: Town of Hampstead
ACRES: 31.31
DATE ACQUIRED: 10-18-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $195,900 (LCIP FUNDS SPENT: $93,000.)
BOOK/ PAGE NUMBER OF DEED CONVEYED: 2812/1726
PLAN RECORDED: D-19856; 19459

RUMA, INC. PARCELS

GRANTOR: RUMA, Inc.
GRANTEE: Town of Hampstead
ACRES: 48.80
DATE ACQUIRED: 10-18-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 2789/157; 2824/332
PLAN RECORDED: D12707 & D17535

The 23.2 acre parcel is situated on the westerly side of Kent Farm Road in Hampstead and is similar in topgraphy and lot cover to the two lots above.

PROJECT 2

Randall Parcel

The second project targeted a significant 73.54 tract of land adjacent to the Town center and to a 700 acre block of conservation land. Formerly owned by Maurice, Paul, and Patricia Randall, the Town purchased this parcel as one of the last key links in the town-wide trail system. Two trail loops meet on the property, which has a scenic oak forest.

The property is located on Quarry Road in Hampstead. An interior road extends the length of the property and is a hiking and horseback riding trail. This road appears on local maps as Old County Road. The land offers a rolling topography with mixed tree growth. There is an old quarry/mining site along the interior road. Along the south side and rear of the parcel is a year-round brook. There is evidence of deer on the parcel. The parcel is bounded to the west, south and partially along the east by stone walls. Several other stone walls cross the interior of the property.

The cost to the LCIP to acquire this land for the Town of Hampstead was $172,975. Additional funds in the amount of $102,505 were donated from private individuals.

Williams Parcels

In addition to the donated funds, additional match for the project was from two conservation easements donated by Mary Lou and Walworth Williams. These easements are nearly surrounded by other protected land. The 3.35 acre parcel has a generally long and narrow shape with frontage along the south side of Old Salem Road, a Class VI unmaintained road. The tract has stone wall boundaries and reverting fields. The land would have been an attractive building site with good access to protected land, the Town center, and highways.

The 8.89 acre parcel fronts on both sides of Island

SUMMARY INFORMATION

HAMPSTEAD

PROJECT 2

RANDALL PARCEL

GRANTOR: Maurice I. & Juanita Randall; Paul H. & Lois Randall; Patricia J. Randall
GRANTEE: Town of Hampstead
ACRES: 73.54
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $172,975.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/285
PLAN RECORDED: D21139
DATE PLAN RECORDED: 7-26-91

WILLIAMS PARCEL #1

GRANTOR: Walworth B. & Mary Louise Williams
GRANTEE: Town of Hampstead
ACRES: 8.89
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/294
PLAN RECORDED: D21140
DATE PLAN RECORDED: 7-26-91

WILLIAMS PARCEL #2

GRANTOR: Walworth B. & Mary Louise Williams
GRANTEE: Town of Hampstead
ACRES: 3.35
DATE ACQUIRED: 7-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2885/277
PLAN RECORDED: C-21138
DATE PLAN RECORDED: 7-26-91

View Drive, a private, paved road which connects to Governors Island Road. Tree cover is a mix of hardwoods, hemlock and white pine. The Old County Road, used as a local recreational trail, extends across the parcel. There are substantial rock and/or ledge outcrops on the parcel. The total appraised value of land protected in Hampstead's second project was $345,950.

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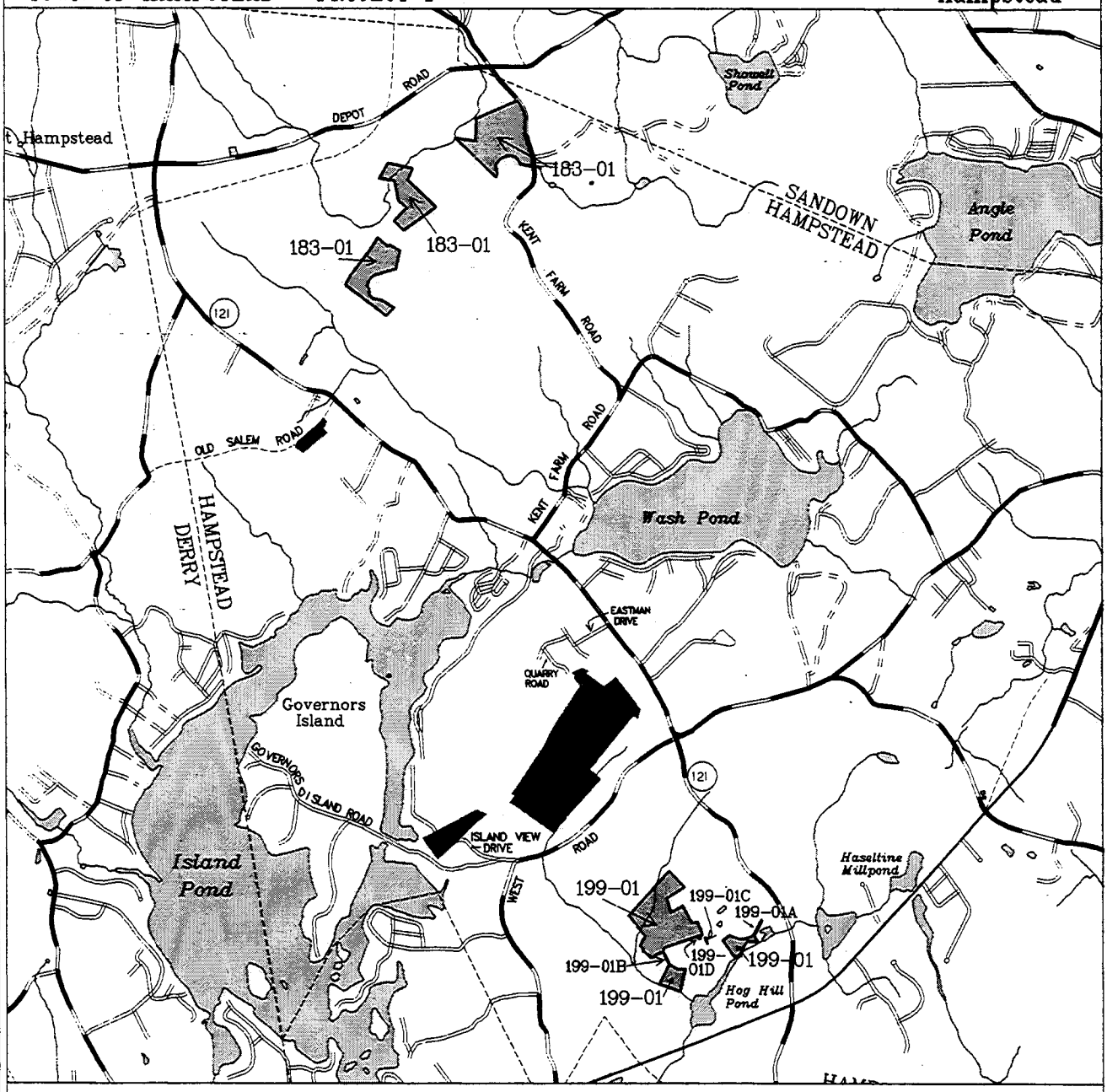
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HAMPSTEAD - PROJECT 1

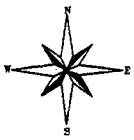
Hampstead



PARCEL ID	ACREAGE	GRANTOR
183-01	48.8	RUMA INC
199-01	31.3	SPNHF (CURRIER)
199-01A	---	SPNHF (ROW)
199-01B	---	SPNHF (ROW)
199-01C	---	SPNHF (ROW)
199-01D	---	SPNHF (ROW)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

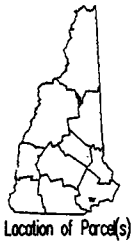
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HAMPSTEAD - PROJECT 2

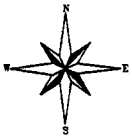
Hampstead

PARCEL ID	ACREAGE	GRANTOR
183-02	3.4	WILLIAMS (ESMT)
199-03	8.9	WILLIAMS (ESMT)
199-04	73.5	RANDALL

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

HANCOCK LOCAL LAND CONSERVATION GRANT

Brown / Painchaud Parcel

Just south of Hancock village lies one of Hancock's earliest farms, the Valley Farm. It is known for its scenic open fields which stretch along the east side of Middle Hancock Road. This target for protection, 81.83 acres of farmland owned by John and Lorraine Painchaud and Kenneth and Julie Brown was placed under conservation easement through a grant from the LCIP. Situated on Middle Hancock Road approximately one mile south of the Village of Hancock, the parcel overlies an excellent medium-yield aquifer. Ferguson Brook runs through the property.

The land along the brook is rich flood plain. The wetlands along the brook provide important habitat for wildlife such as deer, wild turkey, and migrating waterfowl.

The conservation easement allows the drilling of a municipal well and ensures the property will remain open for forestry, agriculture, and open space uses and that the public will have access to non-agricultural portions of the land so that traditional uses such as walking and birdwatching may continue. The Browns plan to continue operation of the farm as a local supplier of lamb, beef, and dairy products.

The Town hopes to build on this protected greenbelt corridor, expanding from the Valley Farm. To protect the Valley Farm, the LCIP provided the Town of Hancock $170,100, the appraised value of the Brown's conservation easement. In addition, the town raised $19,900 toward cash costs of the project.

Merrill Parcel

Charles and Mary Merrill donated an easement on their 260-acre field, forest and wetland property as match for LCIP funds. The Merrill's property is located on both sides of Old Dublin Road, Nelson Road and Jaquith Road in a scenic rural residential area approximately 3.5 miles southwest of Hancock Village. The acreage includes 199 acres of commercial forestland, 9 acres of non-commercial forestland, 12 acres of open land, and 40 acres of wetland. The land has small ponds, brooks, wetlands, and steep hillsides. There are excellent wildlife habitat areas and scenic views toward Mount Monadnock.

SUMMARY INFORMATION

HANCOCK

BROWN/PAINCHAUD PARCEL

GRANTOR: Kenneth & Julie Brown; John E. & E. Lorraine Painchaud
GRANTEE: Town of Hancock
ACRES: 81.83
DATE ACQUIRED: 1-13-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $170,100.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5080/258
PLAN RECORDED: 22957
DATE PLAN RECORDED: 1-13-89

MERRILL PARCEL

GRANTOR: Charles E. & Mary K. Merrill
GRANTEE: Town of Hancock
ACRES: 260.0
DATE ACQUIRED: 1-13-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 4893/315
PLAN RECORDED: 19756
DATE PLAN RECORDED: 9-23-86

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LAND CONSERVATION INVESTMENT PROGRAM

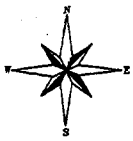
TOWN OF HANCOCK

Hancock

PARCEL ID	ACREAGE	GRANTOR
176-01	260.0	MERRILL (ESMT)
177-01	81.8	BROWN & PAINCHAUD (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

HANOVER LOCAL LAND CONSERVATION GRANT

Two local land conservation projects were completed by the Town of Hanover through the Land Conservation Investment Program. The first project, completed in December, 1990, and the second in May, 1991, protect the Town's last contiguous stretch of meadowland along the Connecticut River. The two projects combine to permanently protect 43.14 acres of land in Hanover at a total cost to LCIP of $165,000. The total appraised value of the protected lands was $503,500.

PROJECT 1

Fullington Trust Parcel

With the general improvement of the Connecticut River's water quality over the past two decades, riverside development has increased steadily. Many of the open meadows along the river were developed during this time, and along with them went the unobstructed views and working riverside farmland. For these reasons, the Town Conservation Commission and the private Hanover Conservation Council targeted two abutting farmland properties.

The first leg of Hanover's quest to protect its last remaining undeveloped river frontage focussed on the 7 acre Fullington meadow, lying adjacent and to the north of Dartmouth College property described in Project 2.

The conservation easement ensures that no further development will take place on the land and provides other important amenities as well. Because the scenic values of the land are so important, the easement requires that the land remain open and unforested so as to keep clear views to the river. Also, a riverside trail will be established over both parcels, beginning at the Town of Hanover Boat Landing at the extreme northern end of the project.

The Fullington Trust property easement was sold to the Town for $115,000.

Hanover Improvement Society Parcel

The match for the purchase of the above easement was provided by the donation of an easement on 19.4 acres located on Route 10 just north of the village. The exposure of the property is generally east and southeast and there are pleasant local views of nearby hills. The parcel abuts the town's Storr's Pond Recreation Area.

The majority of the land is an open rolling field of about 12 acres in size. In the wooded portion, the predominant species is pine.

SUMMARY INFORMATION

HANOVER

PROJECT ONE

FULLINGTON TRUST PARCEL

GRANTOR: Wilson Fullington Trust
GRANTEE: Town of Hanover
ACRES: 7.0
DATE ACQUIRED: 12-4-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $115,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1890/210
PLAN RECORDED: 6399
DATE PLAN RECORDED: 12-4-90

HANOVER IMPROVEMENT SOCIETY PARCEL

GRANTOR: Hanover Improvement Society, Inc.
GRANTEE: Town of Hanover
ACRES: 19.4
DATE ACQUIRED: 12-4-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1890/199
PLAN RECORDED: 6809
DATE PLAN RECORDED: 12-4-90

PROJECT 2

Dartmouth College Parcel

Hanover's second application to the Land Conservation Investment Program was to purchase a conservation easement on 16.74 acres of Connecticut River farmland owned by Dartmouth College. Located north of the Hanover village center, the acreage is entirely open and used for hay and sod production by the College. The open meadows provide excellent views of the river from Route 10.

The conservation easement was appraised for a value of $204,000. Dartmouth College agreed to bargain sell the easement for $150,000. The Town of Hanover appropriated $50,000 for the project, which was matched by a $50,000 private fundraising effort spearheaded by the Hanover Conservation Council. The final funding component for the project was $50,000 requested from the LCIP.

SUMMARY INFORMATION

HANOVER

PROJECT TWO

DARTMOUTH COLLEGE PARCEL

GRANTOR: Trustees of Dartmouth College
GRANTEE: Town of Hanover
ACRES: 16.74
DATE ACQUIRED: 5-31-91
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $50,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1911/622
PLAN RECORDED: 6456

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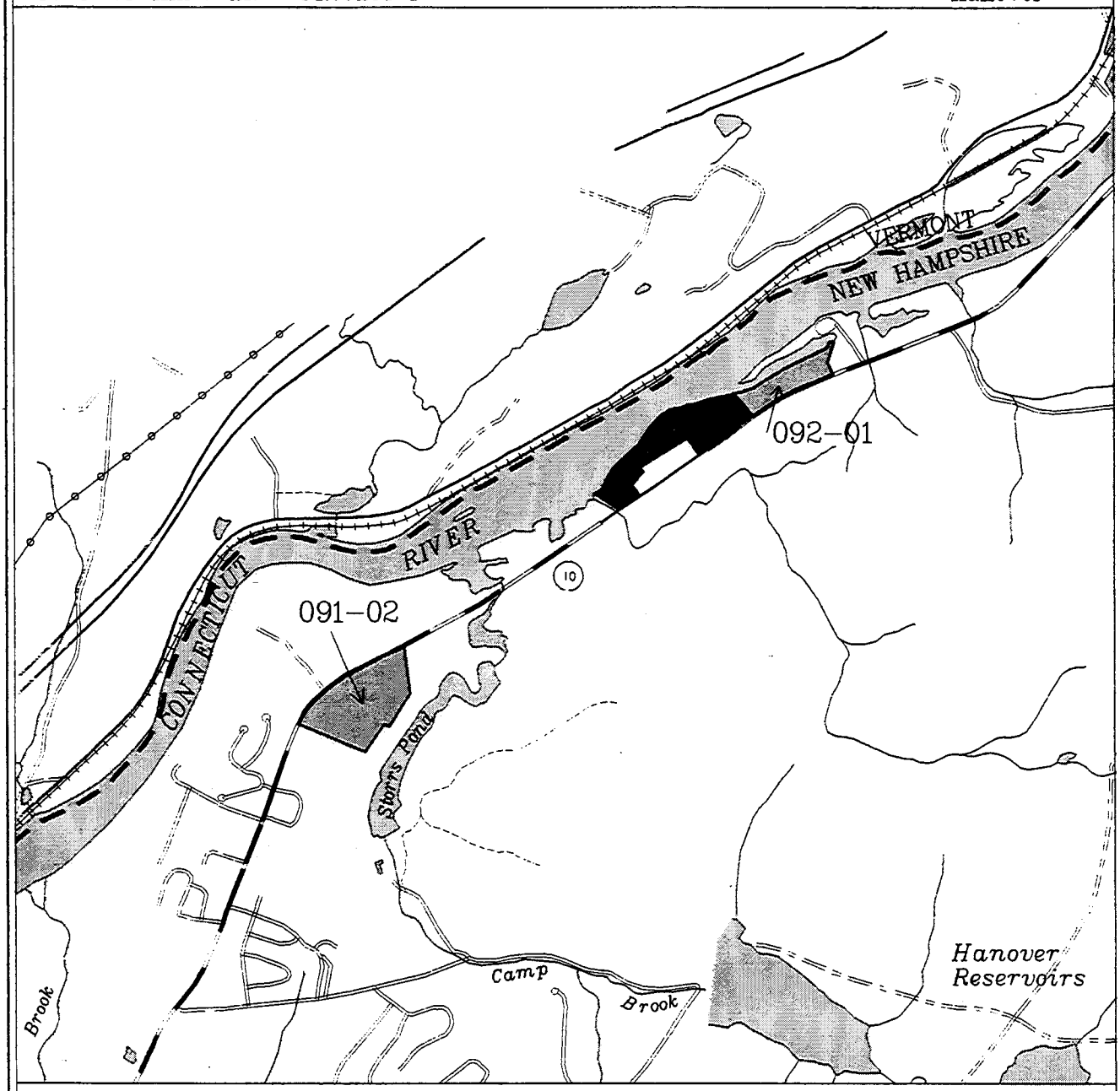
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HANOVER - PROJECT 1

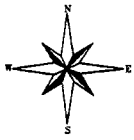
Hanover



PARCEL ID	ACREAGE	GRANTOR
091-02	19.4	HANOVER IMPROVEMENT SOCIETY INC (ESMT)
092-01	7.0	WILSON FULLINGTON TRUST (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

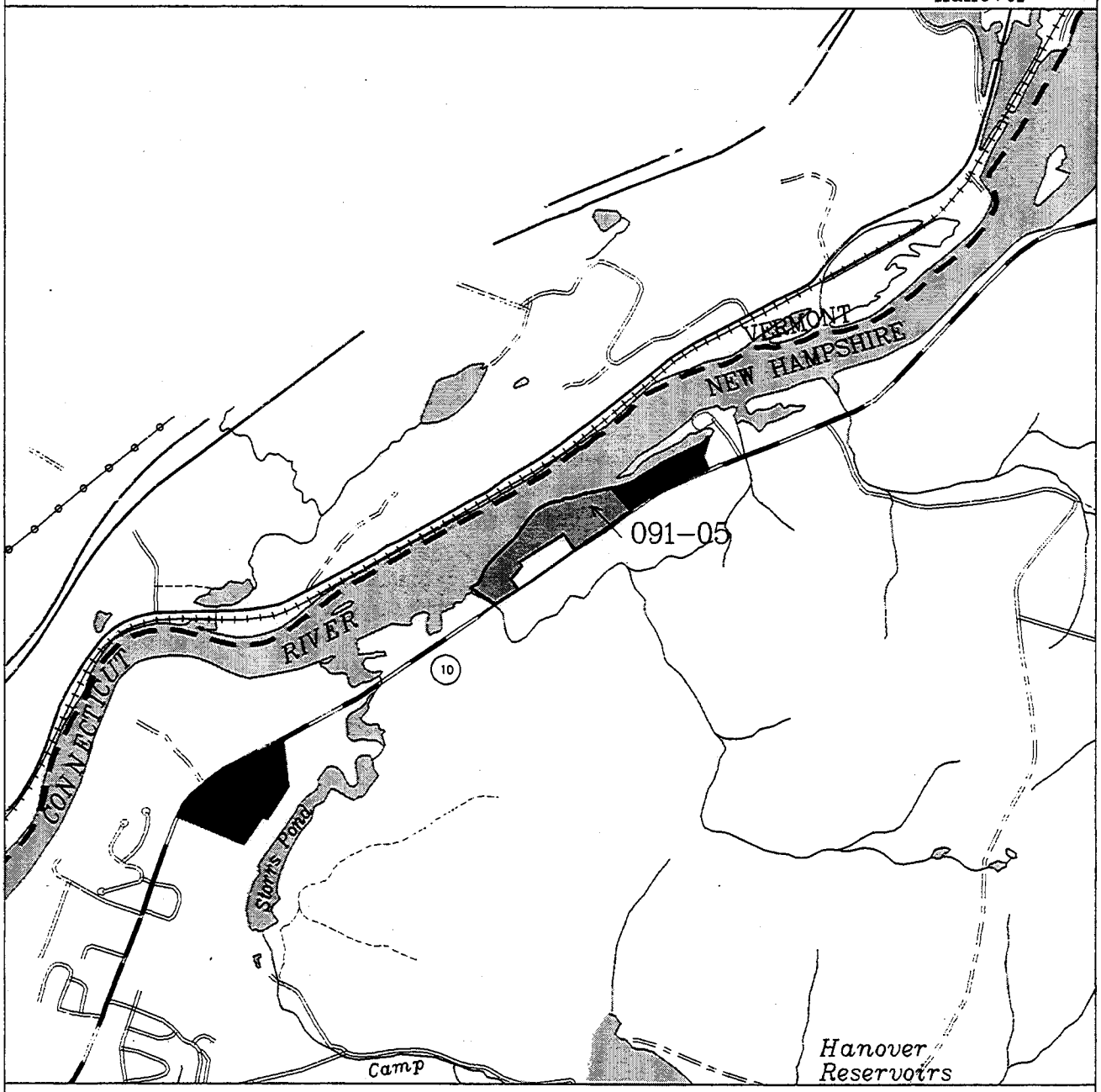
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

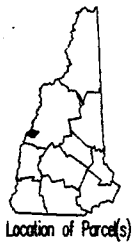
TOWN OF HANOVER - PROJECT 2

Hanover

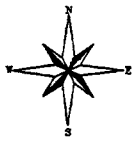


PARCEL ID	ACREAGE	GRANTOR
091-05	16.7	DARTMOUTH COLLEGE (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DOYLE EASEMENTS

HANOVER

The State of New Hampshire, acting through the Land Conservation Investment Program (LCIP), acquired two conservation easements protecting the 439.1 acre Huntington Hill Farm in Hanover, owned by Samuel and Joanna Doyle. The Doyles were the first recipients of the NH Wildlife Stewardship Award, granted by the UNH Extension Service. The conservation easements help ensure that their exemplary wildlife management efforts will benefit future generations.

Huntington Hill Farm is located on Goodfellow Road north of the Hanover town center. The property is in an area of intense residential development pressure. The Doyles have actively managed their farm with forest productivity and wildlife habitat enhancement as management goals. Cooperating with the UNH Cooperative Extension and the NH Dept. of Fish & Game, the Doyles have established a demonstration forest on their property featuring a 3-mile long public trail, with numerous interpretive stations.

The property is impressive in its diversity of land types and demonstration of wildlife habitat management techniques. The property features a deeryard along Slade Brook in the southerly portion, an impressive stand of red oak on the northerly portion, a number of wetlands and ponds, several maintained grouse thickets, and over 60 acres of fields. Twenty of these 60 acres lie remote from Goodfellow Road. One-third of this field area is cut annually, allowing for the succession of a variety of herbaceous plants on the uncut two-thirds--a cornucopia of food for a range of wildlife, from songbirds to deer and bear.

The conservation easements to the property ensure that the property remains undeveloped and open for pedestrian uses, including educational uses of the trail. A signed parking area has been established on the property. The Doyles, in their effort to encourage wildlife stewardship for those who own the property after them, will also set up a management endowment. This endowment ensures that a management plan will be drafted every 10 years with the primary goal being the enhancement of wildlife habitat.

The conservation easement was appraised for a value of $694,000. The LCIP invested $300,000 to acquire the easement, representing a substantial bargain sale on the part of the Doyles.

SUMMARY INFORMATION

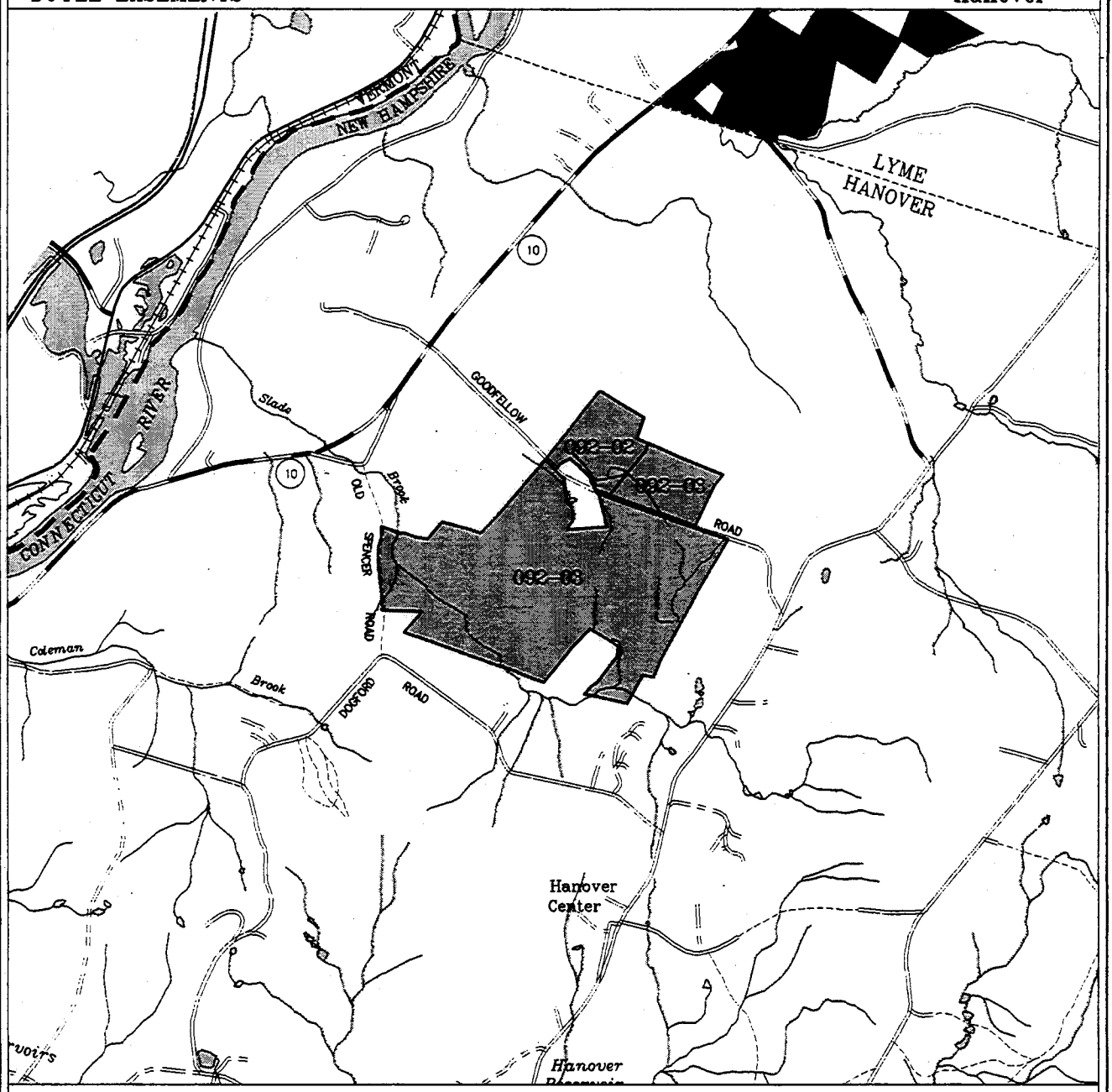
GRANTOR: Samuel C. & Joanna M. Doyle
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 396.3
DATE ACQUIRED: 4-17-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $300,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1905/385
PLAN RECORDED: 6912
DATE PLAN RECORDED: 4-17-91

GRANTOR: Samuel C. & Joanna M. Doyle
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 42.8
DATE ACQUIRED: 4-17-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: (Combined above)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1905/396
PLAN RECORDED: 6912
DATE PLAN RECORDED: 4-17-91

LAND CONSERVATION INVESTMENT PROGRAM

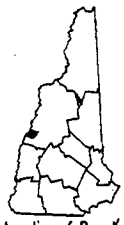
DOYLE EASEMENTS

Hanover



PARCEL ID	ACREAGE	GRANTOR
092-02	42.8	DOYLE (ESMT)
092-03	396.3	DOYLE (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

HAVERHILL FARM EASEMENTS

(MCDANOLDS & CHAMBERLIN HEIRS)

HAVERHILL

McDanolds Parcel

The State purchased a conservation easement on the scenic McDanolds farm, located on the edge of North Haverhill village. The conservation easement ensures that the productive lands of the farm will be kept undeveloped and that the woodlands will be kept open for pedestrian recreational use.

The McDanolds farm is a prominent farm in Haverhill. Its long white pine lined drive, blue silos, and granite posts create an idyllic picture postcard view that is well known throughout the region. Located on Route 10, the McDanolds farm fields provide beautiful views to the east of Mt. Moosilauke, Sugarloaf and Blackmount, three quite prominent landscape features. The 181.45 acre conservation easement contains a provision that the fields be kept in an open, unforested condition, thus ensuring that these scenic views are maintained.

In addition to the farm's main fields that front on Route 10, the easement includes a 10 acre Connecticut River meadow. A right of pedestrian access along the top of the riverbank is another recreational provision of the easement. The McDanolds trail segment extends to a trail on the neighboring Chamberlin property, creating a total trail length in excess of 2 miles.

The LCIP and the New Hampshire Department of Agriculture combined their funds to purchase the McDanolds conservation easement for a total of $342,000 (LCIP contributed $292,000.).

Chamberlin Parcel

East and west of the McDanolds farm is the Chamberlin Heirs property. Brother and sister Phineas A. and K. Elizabeth Chamberlin protected their two Haverhill properties by selling conservation easements to the State of New Hampshire. The two

SUMMARY INFORMATION

MCDANOLDS PARCEL

GRANTOR: Richard G. McDanolds
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 181.45
DATE ACQUIRED: 6-30-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $292,000.
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1975/556
PLAN RECORDED: 6-30-92
DATE PLAN RECORDED:

CHAMBERLIN HEIRS PARCEL #1

GRANTOR: Heirs of Martha C. Chamberlin
GRANTEE: State of NH (Dept. of Agriculture)
ACRES: 68.47
DATE ACQUIRED: 9-24-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $35,000.
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1989/444
PLAN RECORDED: #7500-1,2
DATE PLAN RECORDED: 9-24-92

CHAMBERLIN HEIRS PARCEL #2

GRANTOR: Heirs of Martha C. Chamberlin
GRANTEE: State of NH (Dept. of Agriculture)
ACRES: 183.0
DATE ACQUIRED:9-24-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $15,000.
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1989/456
PLAN RECORDED: #7500-1,2
DATE PLAN RECORDED: 9-24-92

tracts are the remains of their family farm. The Connecticut River borders the farm for over 7000 feet. The 68.47 acre parcel includes 42 acres of fertile riverbottom farmland. A major feature of this easement is the right to locate a riverside trail and water-accessed campsite on the property. This parcel abuts the McDanolds riverside conservation easement previously acquired through the LCIP.

The second tract of land is a wooded parcel of 183 acres. It provides important wildlife habitat and a remote recreation area. This abuts the McDanolds conservation easement to the east.

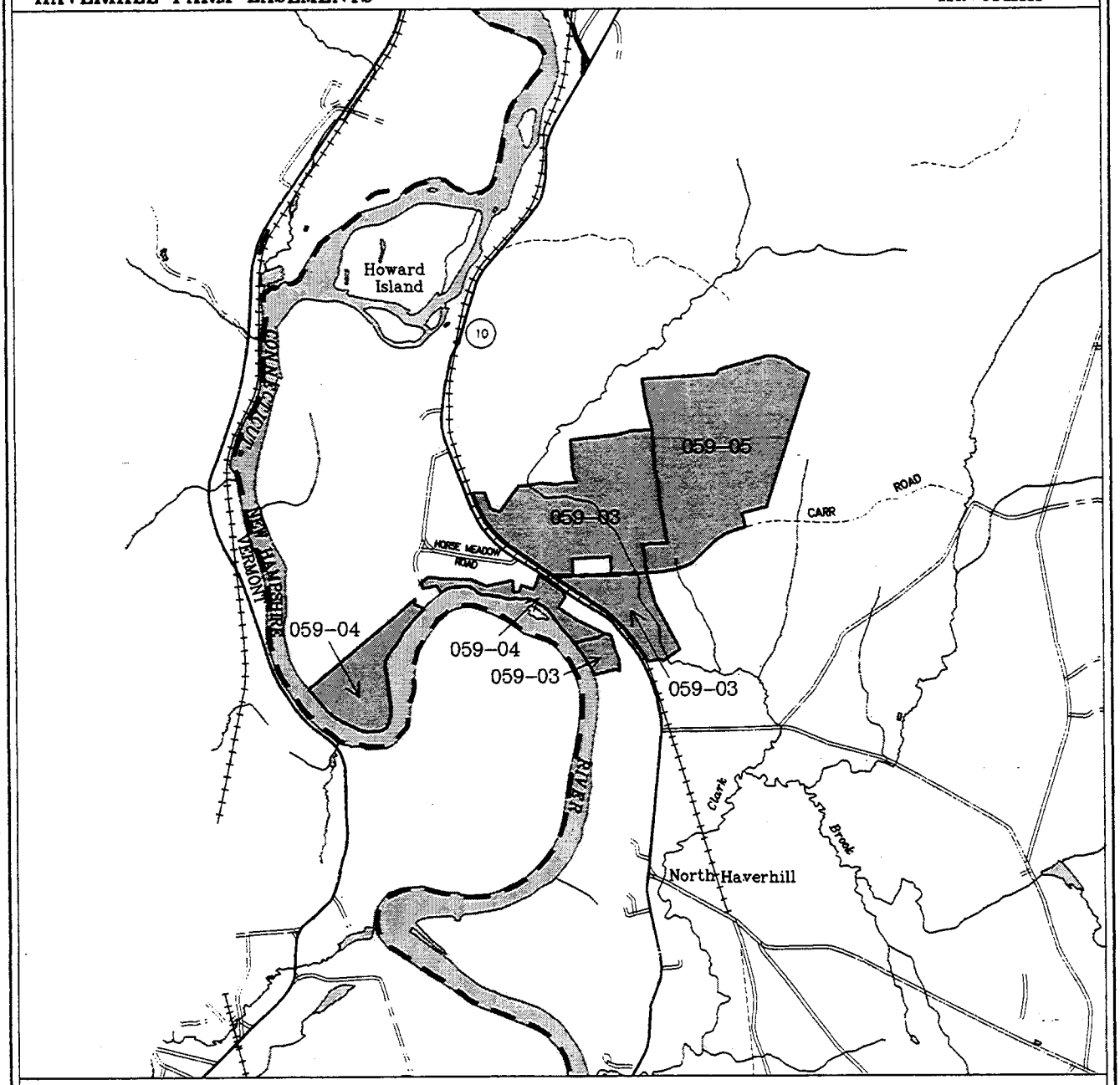
The two Chamberlin easements were appraised at $96,000. The easements were sold by the Chamberlin Heirs for a bargain price of $50,000 on September 24, 1992. The Department of Agriculture has monitoring responsibility for the easements.

In total, the Chamberlin, and McDanolds farms and the abutting Grafton County Farm land create a contiguous block of protected land in excess of 810 acres.

LAND CONSERVATION INVESTMENT PROGRAM

HAVERHILL FARM EASEMENTS

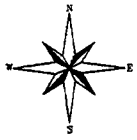
Haverhill



PARCEL ID	ACREAGE	GRANTOR
059-03	181.5	MCDANOLDS (ESMT)
059-04	68.5	CHAMBERLIN HEIRS (ESMT)
059-05	183.0	CHAMBERLIN HEIRS (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
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Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

ROWLEY PARCEL

HAVERHILL

The NH Fish and Game Department recommended the acquisition of this parcel of land to provide boat access to Wood Pond in Haverhill. The parcel abuts other protected land.

The property consists of approximately 2.1 acres and includes 175 feet of frontage on Wood Pond, a pond about 31 acres in size. Development on about half the pond is limited by conservation easements.

The majority of the site is heavily wooded, the predominant species being eastern hemlock and white pine.

The parcel has frontage along County Road, a gravel road maintained for winter travel by the Town of Haverhill. The lot is fifty feet in width for about half its width and then widens out in an irregular fashion.

A conservation easement on the property was also conveyed by Mr. Rowley to the state. This was done to satisfy a new state wastewater disposal regulation.

The Fish & Game Department will construct an access road and parking area to enable people to launch small boats on Wood Pond.

SUMMARY INFORMATION

GRANTOR: Robert W. Rowley
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 2.1
DATE ACQUIRED: 5-6-93
INTERESTS ACQUIRED: Fee Simple & Conservation Easement
LCIP PURCHASE PRICE: $21,000.
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 2024/979; 2024/974
PLAN RECORDED: 7639

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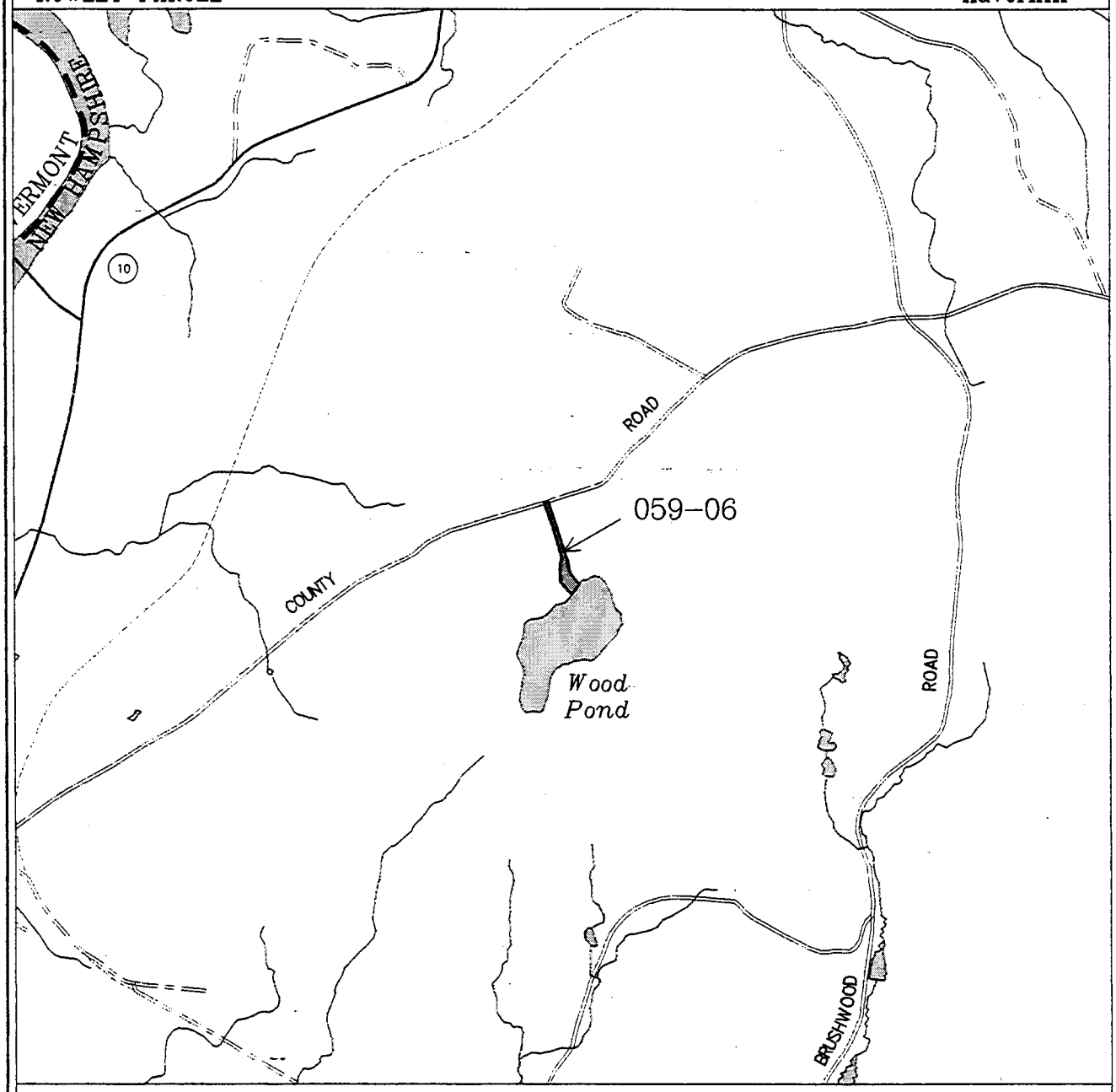
LAND CONSERVATION INVESTMENT PROGRAM

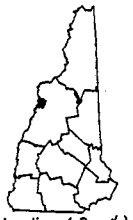
ROWLEY PARCEL

Haverhill

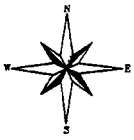


PARCEL ID	ACREAGE	GRANTOR
059-06	2.1	ROWLEY

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

THORBURN EASEMENT

HAVERHILL

The State of New Hampshire, acting through the Land Conservation Investment Program (LCIP), purchased a conservation easement on 81 acres of prime agricultural land on the Connecticut River in Haverhill. The property is owned by Dean and Dorothy Thorburn and is situated adjacent to the State's Bedell Bridge Historic Site.

The Thorburn property is diverse in its land types and opportunities for public use. It consists mostly of farmland, with a small wetland area. A broad meadow with beautiful open field views, the parcel contains over 3400' of frontage on the Connecticut River. The terms of the conservation easement allow for the establishment of a riverfront pedestrian trail access leading from the state land. In addition, public access for fishing and hunting has been acquired in the Thorburn easement.

The 81 acre property has 72 acres of prime tillage land that is actively farmed by the Thorburns in support of their dairy operation. Properties such as the Thorburn river meadow are critical to the local dairy economy as the Town of Haverhill boasts 35 active dairy farms.

The wetland area on the property provides outstanding breeding and feeding habitat for waterfowl. The Thorburn easement allows the NH Dept. of Fish & Game to actively manage the wetland area for waterfowl, including establishing of wetland feed grasses and the erection of duck boxes. The Fish & Game Department cost-shared with the LCIP on the purchase of the Thorburn conservation easement. The cost of the easement to the state was $21,900, with $19,467 coming from the LCIP. The sale price to the state represented a bargain sale, as the Thorburn easement was appraised at $26,000.

SUMMARY INFORMATION

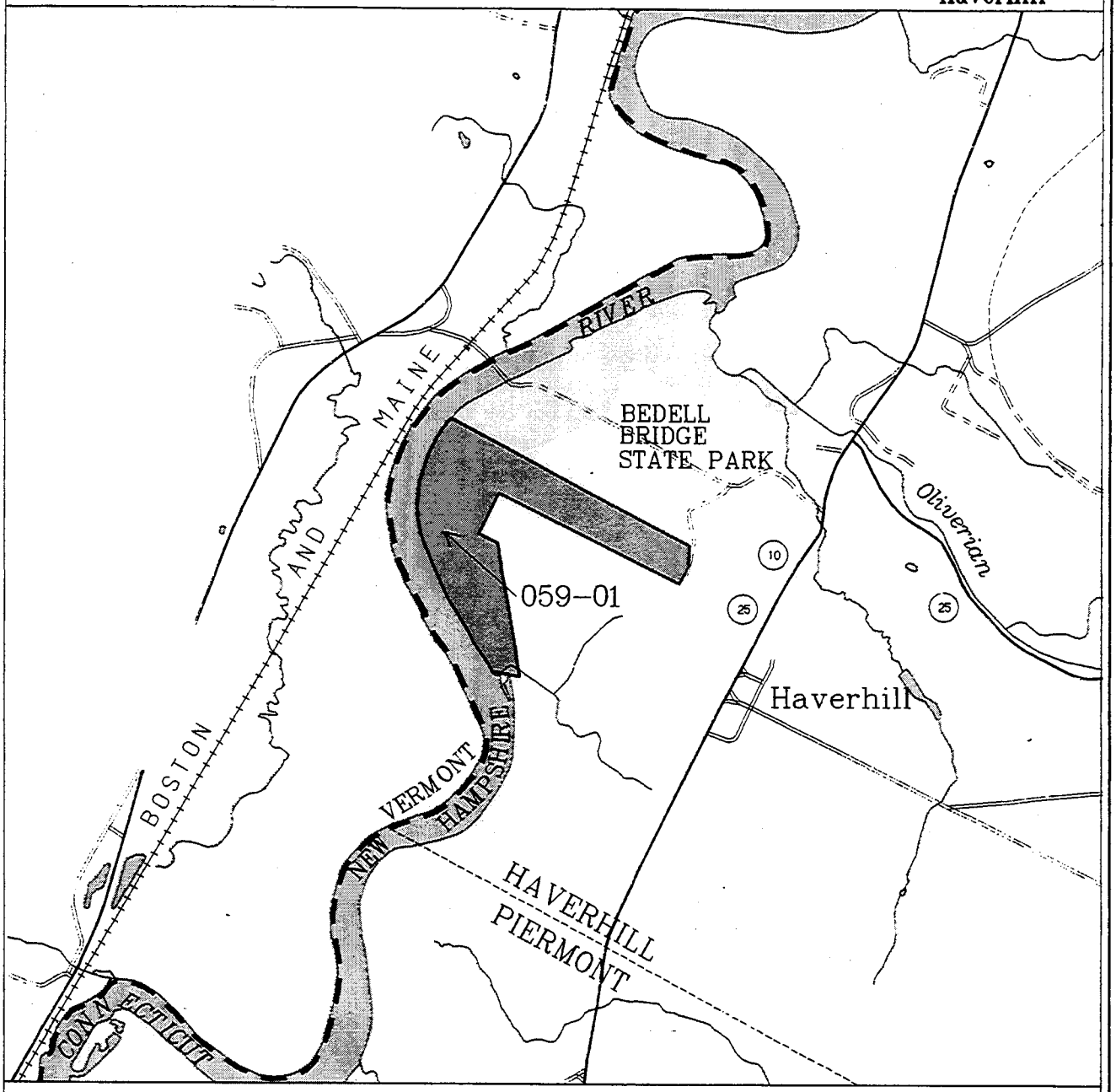
THORBURN PARCEL

GRANTOR: Dean L. & Dorothy L. Thorburn
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 81.0
DATE ACQUIRED:7-22-91
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $19,467.
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1920/435
PLAN RECORDED: 6994

LAND CONSERVATION INVESTMENT PROGRAM

THORBURN EASEMENT

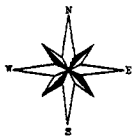
Haverhill



PARCEL ID	ACREAGE	GRANTOR
059-01	81.0	THORBURN (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

DORT PARCEL

HINSDALE

On February 14, 1992, the Land Conservation Investment Program purchased 181.4 acres in Hinsdale to permanently protect a popular entrance route to Pisgah State Park. The main western entrance to the Park leads from NH Rt. 63 across the Dort property along an old logging road. In addition to securing access and more suitable parking for the Park, purchase of the Dort property protects its mature hemlock and hardwood forest. A series of deeryards is located along the State Park and Dort property boundary. Protection of this parcel has long been a priority of the State Division of Parks and Recreation as well as of the Friends of Pisgah, a local citizen organization.

This parcel had been in the Dort family for several decades. Dr. Wakefield Dort, Jr., the seller of the property, inherited it from his father, Wakefield Dort. His father originally owned over 2,000 acres in this area, much of which he sold to the State of New Hampshire with federal Land and Water Conservation Fund assistance in 1972 to establish Pisgah State Park.

The Division of Parks and Recreation manages this parcel as part of the park for recreation, timber, and wildlife habitat enhancement. The entrance gate and road will be improved over time, and a small parking area may be developed inside the parcel.

The parcel was sold to the State LCIP for $125,000, close to its appraised value of $127,000. The Friends of Pisgah added their financial support to their enthusiastic moral support for this acquisition by covering the costs of surveying the property.

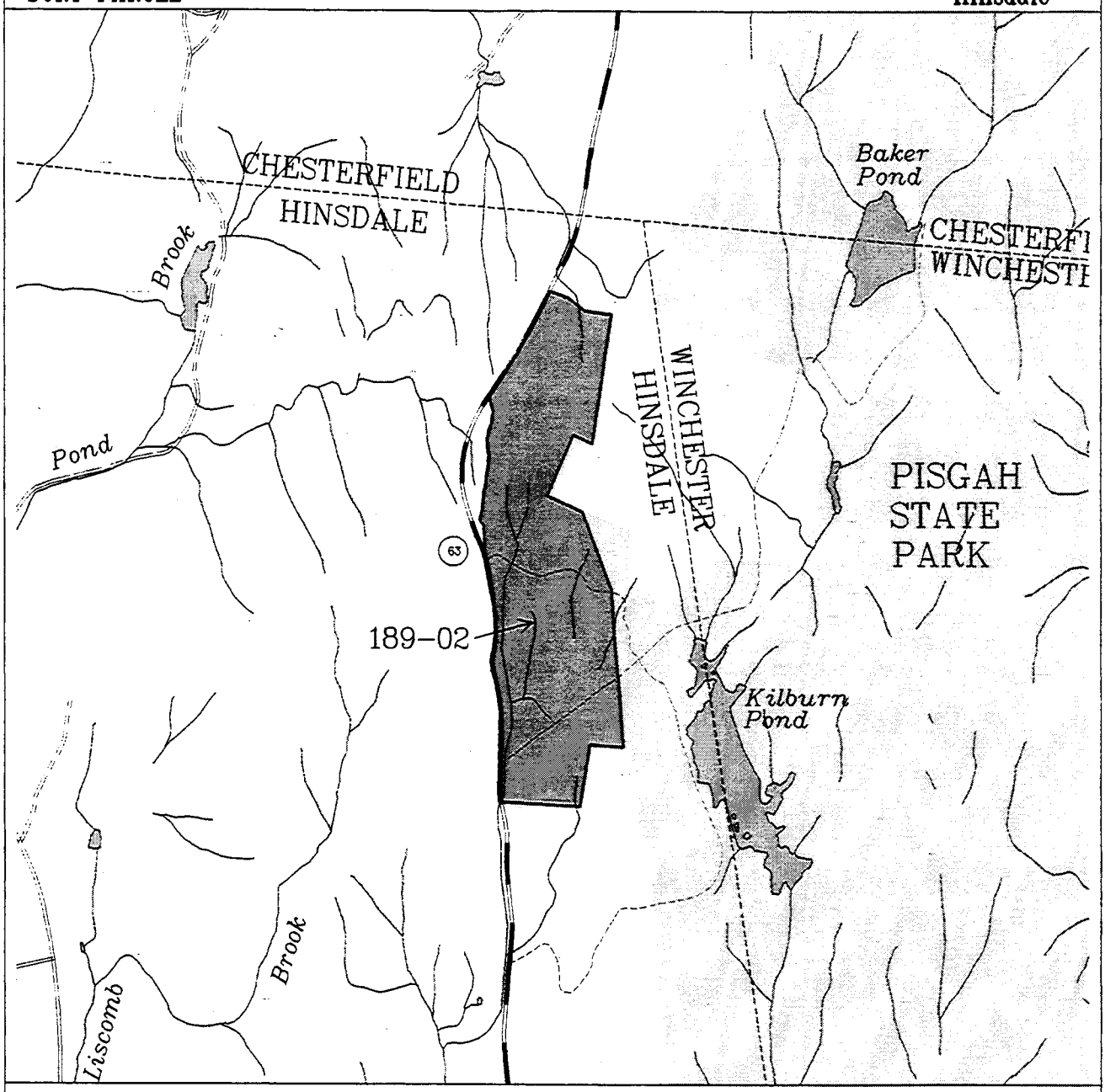
SUMMARY INFORMATION

GRANTOR: Dort 1967 Trust
GRANTEE: State of NH (D.R.E.D.)
ACRES: 181.4
DATE ACQUIRED: 2-14-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $125,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1396/569
PLAN RECORDED: 11/581 594-5
DATE PLAN RECORDED: 4-18-91

LAND CONSERVATION INVESTMENT PROGRAM

DORT PARCEL

Hinsdale



PARCEL ID	ACREAGE	GRANTOR
189-02	181.4	DORT 1967 TRUST

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WANTASTIQUET MOUNTAIN PARCEL

HINSDALE

On September 29, 1992, the NH Land Conservation Investment Program acquired the Eleanor Smith parcel, a 90.65 acre tract on Wantastiquet Mountain in Hinsdale. The Smith land adjoins Wantastiquet State Forest and includes most of the mountain's unprotected southwest face. Very steep and ledgey with a warm western exposure, this land provides habitat for two state endangered species. According to the NH Natural Heritage Inventory, the Mt. Wantastiquet area as a whole is one of the most ecologically significant sites in New Hampshire.

Two exemplary natural communities, Northern New England Acidic Rocky Summit Community and Southern New England Acidic Talus Forest/Woodland, have been identified here as well. Old logging trails lead up the mountainside to overlooks on the parcel and connect onto the adjacent state forest land, allowing spectacular views of the Connecticut River Valley to the north and south. In addition to extending the state forest and its unusual ecological habitat, this parcel provides needed parking for access to the state forest from the west.

The Nature Conservancy worked with the LCIP to purchase the property and ensure permanent protection for this critical habitat. In this joint acquisition, the Nature Conservancy first purchased a conservation easement on the land from Eleanor Smith. The LCIP then purchased the land, encumbered by the easement, from Mrs. Smith. The terms of the easement prohibit activities that would harm habitat values of the property, but allow the State to manage the property for limited recreational uses.

To the east of the state land is Madame Sherri Forest, managed by the Society for the Protection of NH Forests. The addition of the Smith parcel brings the total protected acreage on and around Wantastiquet Mountain to over 1000 acres.

The land was purchased at its appraised value of $25,000, with The Nature Conservancy acquiring the conservation easement for $12,500 and the LCIP acquiring the encumbered land for $12,500.

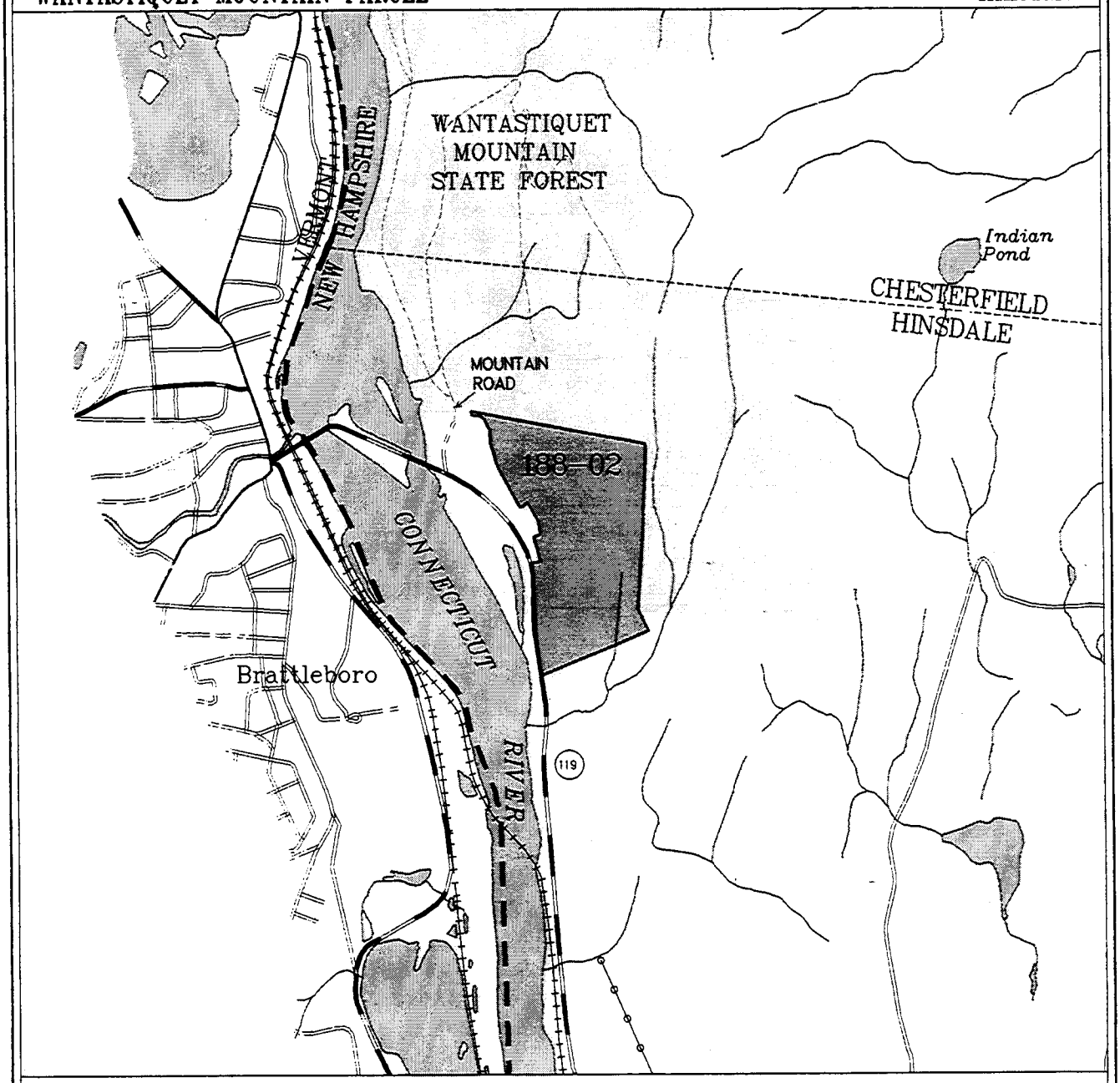
SUMMARY INFORMATION

GRANTOR: Eleanor S. Smith
GRANTEE: State of NH (D.R.E.D.)
ACRES: 90.65
DATE ACQUIRED: 9-29-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $25,000 (LCIP COST: $12,500.)
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1423/268
PLAN RECORDED: CabIIDr6 P778
DATE PLAN RECORDED: 7-8-92

LAND CONSERVATION INVESTMENT PROGRAM

WANTASTIQUET MOUNTAIN PARCEL

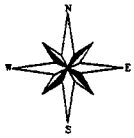
Hinsdale



PARCEL ID	ACREAGE	GRANTOR
188-02	90.7	SMITH

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

HOLDERNESS LOCAL LAND CONSERVATION GRANT

The Town of Holderness protected three properties in areas of conservation concern: Squam Lake, Pemigewasset River, Mt. Prospect. The Pilote and Morrell properties were both LCIP target parcels and were purchased for the Town through the grant program on December 23, 1991. The Crawford property donation provided the local match to complete the project, protecting a total of 145.09 acres at a total cost to LCIP of $66,200.

Pilote Parcel

Lois and Frank Pilote sold 105.1 acres of their land so that it could become a Town Forest. The property is across Beede Road from an existing Town Forest. It is also bounded by a trail leading up Mt. Prospect and has important recreational value. The land is entirely wooded with mixed hardwoods and softwoods. The terrain features vary considerably. The eastern portion has some steep grades. The western section has a year-round brook, is gently rolling to level land, and borders the Class VI town road called Town Farm Road. The Beede Road frontage consists partly of wetlands and partly of elevated forest land with gentle grades. The Pilotes sold their land, appraised at $120,000 (August, 1991), at a bargain price of $60,000.

Morrell Parcel

A future boat access site was sold to the town by Ken and Julie Morrell. The 2.77 acres on South River Street are located just south of the bridge to Plymouth on the Pemigewasset River. The land is totally in flood plain, immediately abutting a high density residential area. The heavily wooded parcel has a swale that runs through it. The river frontage is typical for this river, and it is of major significance to the parcel's value because it provides the Town with an access point to the river. There is good public access to the property from the end of South River Street. The land may also become part of the Heritage Trail. The Morrell land was purchased for $6,200.

Crawford Parcel

A conservation easement on 37.22 acres of Squam Lake frontage was donated by Rev. James W. Crawford. This donation, appraised at

SUMMARY INFORMATION
HOLDERNESS

PILOTE PARCEL

GRANTOR: Frank & Lois M. Pilote
GRANTEE: Town of Holderness
ACRES: 105.1
DATE ACQUIRED: 12-23-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $60,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1943/858
PLAN RECORDED: 7021

MORRELL PARCEL

GRANTOR: Kenneth Morrell
GRANTEE: Town of Holderness
ACRES: 2.77
DATE ACQUIRED: 12-23-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $6,200.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1943/865
PLAN RECORDED: 7319

CRAWFORD PARCEL

GRANTOR: Rev. James W. Crawford
GRANTEE: Town of Holderness
ACRES: 37.22
DATE ACQUIRED: 4-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1905/57
PLAN RECORDED: 6909

$244,000 (April, 1991) leveraged the LCIP funds used to purchase the Morrell and Pilote properties. The land fronts the easterly side of Route 3 and extends down to Sunset Point on the southwest shore of Squam Lake. It protects 530 feet of shoreline and abuts another 21 acres of shorefront land also protected by conservation easement. The gently-sloping land is wooded, with mixed growth of hardwoods and softwoods.

The parcel is long and narrow, fronting on Route 3. The neighborhood is predominantly summer residential. The property is adjacent to Cromwell Point, which has some year-round residences.

The Crawford property's beautiful oak and pine forest contribute to the high scenic value and water quality of Squam Lake.

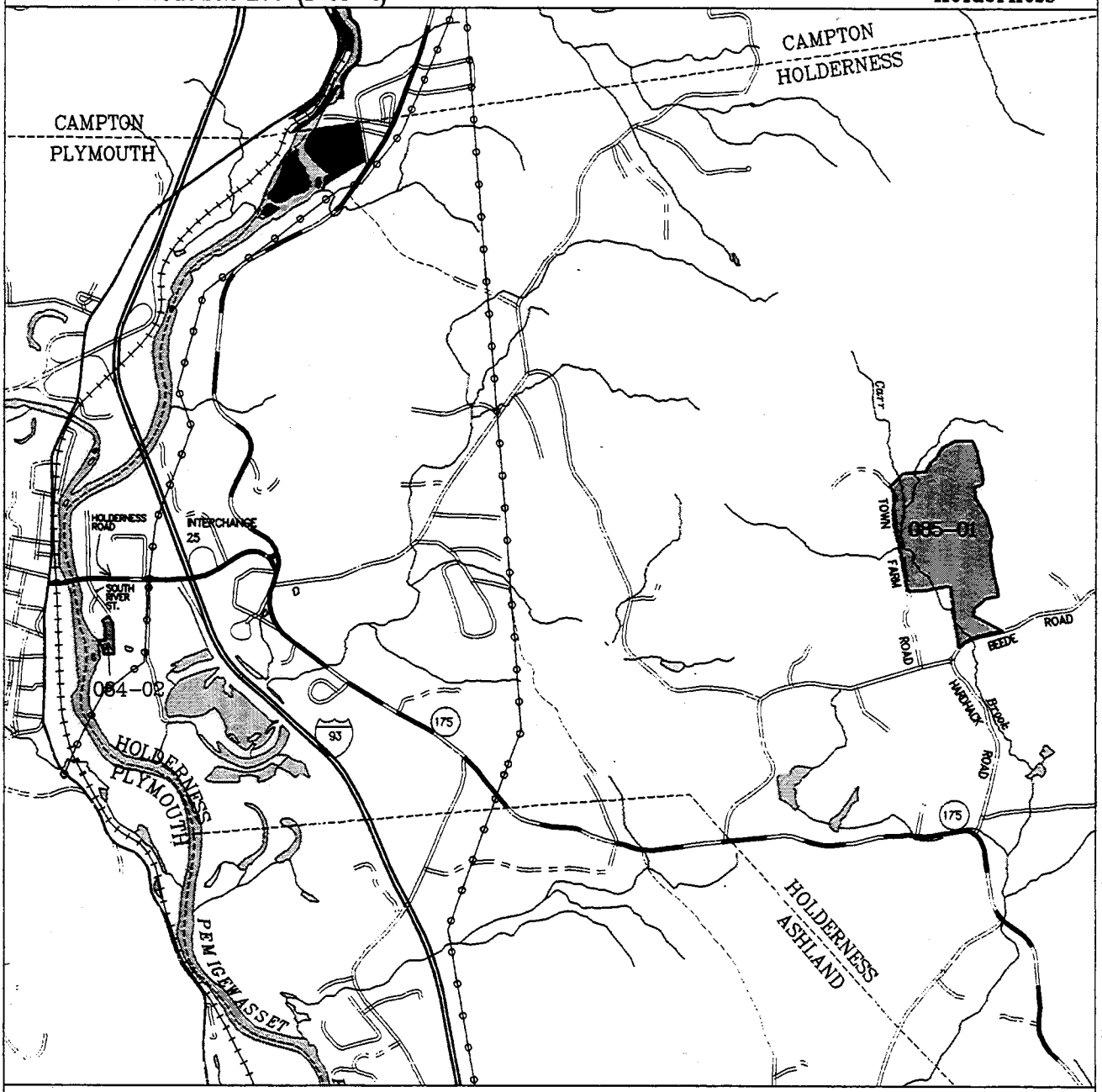
The entire project protected land and easements appraised in total at $370,200 (August, 1991) at a cost of $66,200.

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

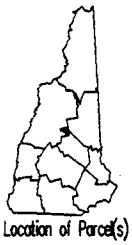
TOWN OF HOLDERNESS (1 OF 2)

Holderness

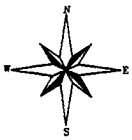


PARCEL ID	ACREAGE	GRANTOR
084-02	2.8	MORRELL
085-01	105.1	PILOTE

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

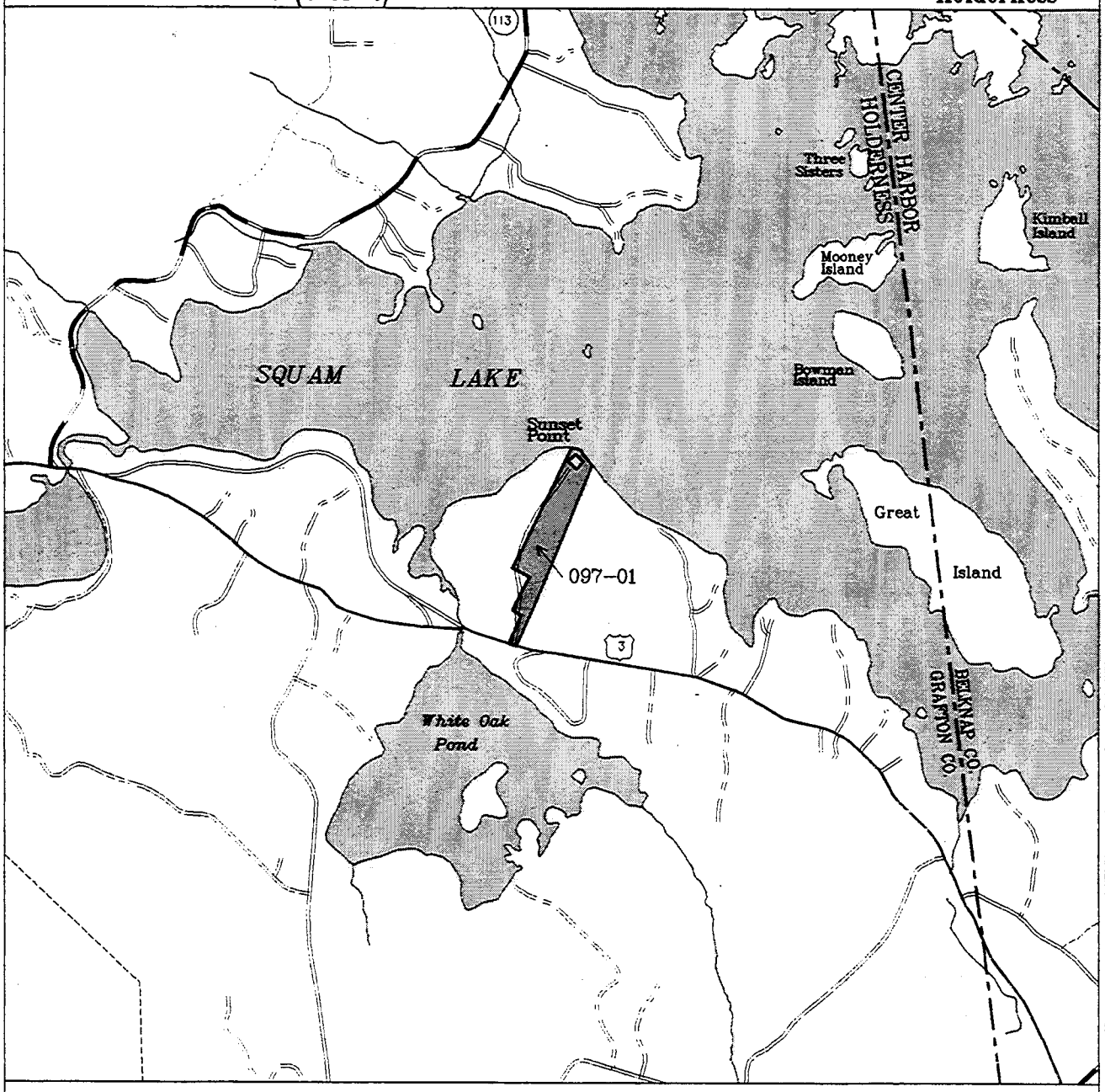
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HOLDERNESS (2 OF 2)

Holderness



PARCEL ID	ACREAGE	GRANTOR
097-01	37.2	CRAWFORD (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

N
W E
S

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LIVERMORE FALLS PARCELS

HOLDERNESS & CAMPTON

On August 14, 1992, the NH Land Conservation Investment Program secured permanent protection of Livermore Falls, a spectacular scenic gorge on the Pemigewasset River. The LCIP acquired 41.8 acres from Livermore Falls Corporation in the towns of Campton, Holderness, and Plymouth, including over two miles of frontage on both sides of the Pemigewasset River around the gorge. To provide improved access to the gorge, the LCIP purchased 2.54 acres fronting on NH Route 3 in Campton from Mary Durgin. The purchase price for the Livermore Falls Corporation tract was $393,500 and the Mary Durgin tract was $10,000.

On the east side of the river, the property links the river to the existing 130 a. Livermore Falls State Forest, located on Rt. 175 in Campton.

The ruins of a historic pulp mill, built at the turn of the century and abandoned in the 1950's, are located on the parcel's west bank, together with an access way from Route 3 in Campton. On the east bank in Holderness, the property includes forested riverbluff and floodplain and a large sandy beach traditionally used for fishing and swimming. Near the beach lies the foundation of a historic fish hatchery, constructed in the late 1800's as part of the earliest joint New Hampshire-Massachusetts salmon restoration project. Great Island and Butternut Island in Holderness are included in the purchase as well. An historic "pumpkinseed" bridge that spans the gorge and rests on the property's west bank remains in private ownership.

This site is frequented by picnickers, geologists, and hundreds of on-lookers who come each year to watch the Pemigewasset River rush through the gorge. Under management by the NH Department of Resources and Economic Development, the property will become a state natural area, managed to preserve the unique natural and historic features of thie site. The fishery resources will be managed under a cooperative agreement with the NH Fish & Game Department. Looking farther into the future, the property may be a link in the Heritage Trail.

SUMMARY INFORMATION

LIVERMORE FALLS PARCEL

GRANTOR: Livermore Falls Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 41.8
DATE ACQUIRED: 8-14-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $393,500.
BOOK & PAGE NUMBER OF DEED CONVEYED: 1983/12
PLAN RECORDED: 7269
DATE PLAN RECORDED: 8-14-92

DURGIN PARCEL

GRANTOR: Mary Durgin
GRANTEE: State of NH (D.R.E.D.)
ACRES: 2.54
DATE ACQUIRED: 8-14-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $10,000
BOOK & PAGE NUMBER OF DEED CONVEYED: 1983/8
PLAN RECORDED: 7386
DATE PLAN RECORDED: 8-14-92

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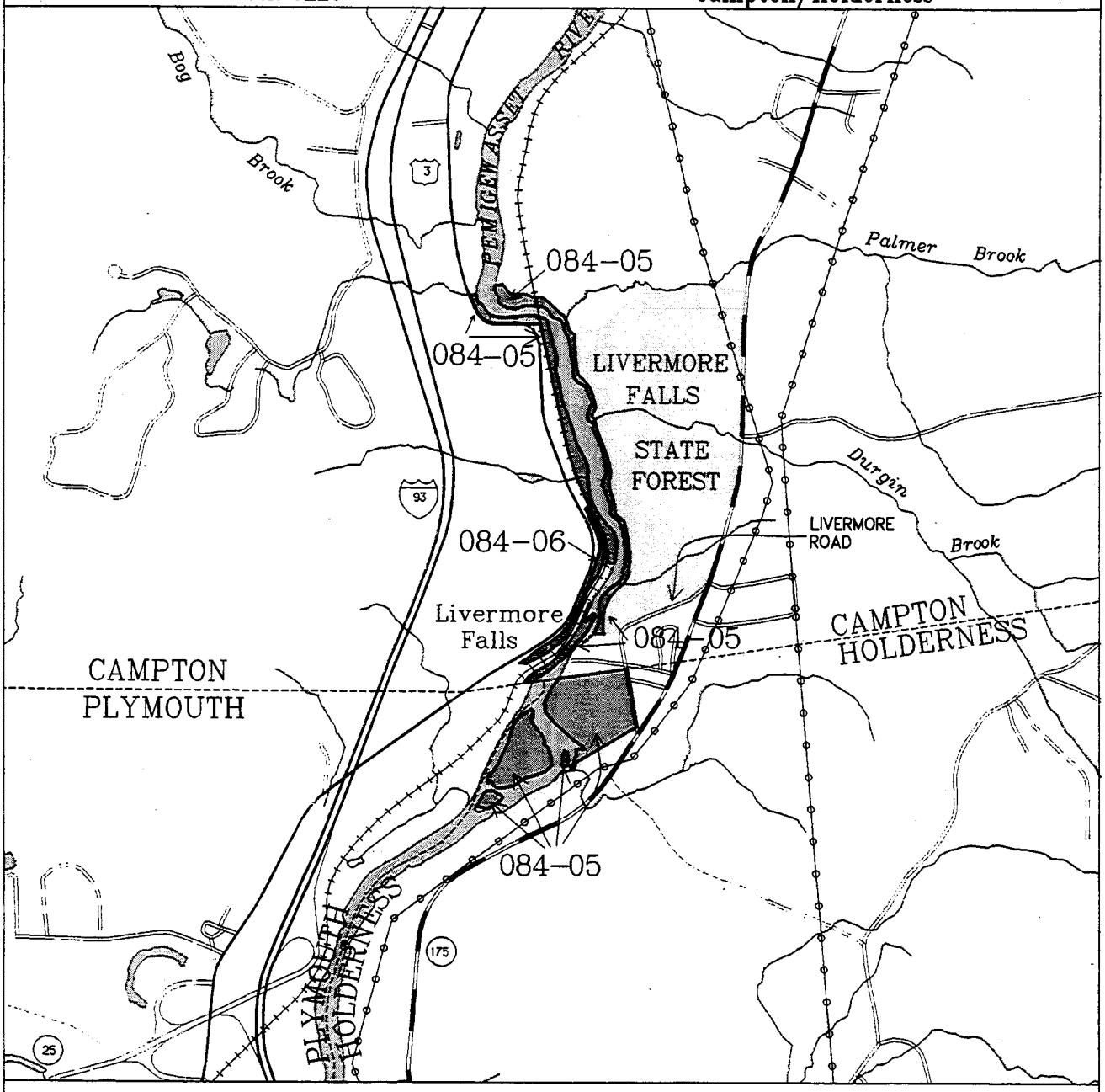
LAND CONSERVATION INVESTMENT PROGRAM

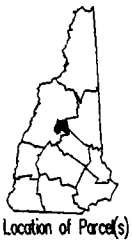
LIVERMORE FALLS PARCELS

Campton/Holderness

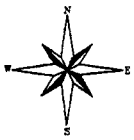


PARCEL ID	ACREAGE	GRANTOR
084-05	41.8	LIVERMORE FALLS CORP
084-06	2.5	DURGIN

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

HOLLIS LOCAL LAND CONSERVATION GRANT

Rideout Parcel

With over one-half mile of frontage on the Nashua River, the 51.6 acres formerly owned by Pearl Rideout and her family adds an important link to the corridor of protected riverfront land in Hollis. The parcel is visually attractive and offers unique recreational and conservation opportunities in an area of close proximity to downtown Nashua. Its fee simple purchase by the Town of Hollis enhances the conservation value of abutting land already owned by the Town, as well as other protected conservation lands along the Nashua River Greenway.

Forested with white pine and hardwoods, this parcel offers valuable wildlife habitat along the riverfront, especially for riparian species. Its gentle topography and undeveloped river views make for pleasant hiking and other pedestrian uses along the riverfront.

The property consists of two tracts of unimproved land located east of Rideout Road in the southeast section of Hollis. The property has no road frontage but is accessible by a right-of-way from Rideout Road. It abuts a 9-acre tract owned by the Town. The property is highly developable due to its proximity to major highways and the presence of utilities along Rideout Road.

The river bank is typically of moderate slope and approximately three feet above the normal water level. Tree cover is predominantly hardwoods. The area is thought to be part of a high yield aquifer, which could be a substantial source of municipal water supplies in the future.

The Town of Hollis plans to use this parcel for forest and wildlife habitat management and passive recreational uses. A footpath connecting with the neighboring Town conservation property will be developed for access along the riverfront on the Rideout property. As the Town continues to protect more land on the Nashua River, the Conservation Commission hopes to link the Rideout parcel with trails extending the length of the River.

The Town of Hollis appropriated $200,000 toward the purchase of this parcel, with the Land Conservation Investment Program providing a grant in the amount of $100,000. The project was completed in December, 1990.

SUMMARY INFORMATION

HOLLIS

RIDEOUT PARCEL

GRANTOR: Pearl Rideout
GRANTEE: Town of Hollis
ACRES: 51.6
DATE ACQUIRED: 12-14-90
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $100,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5228/1496
PLAN RECORDED: 24939
DATE PLAN RECORDED: 12/14/90

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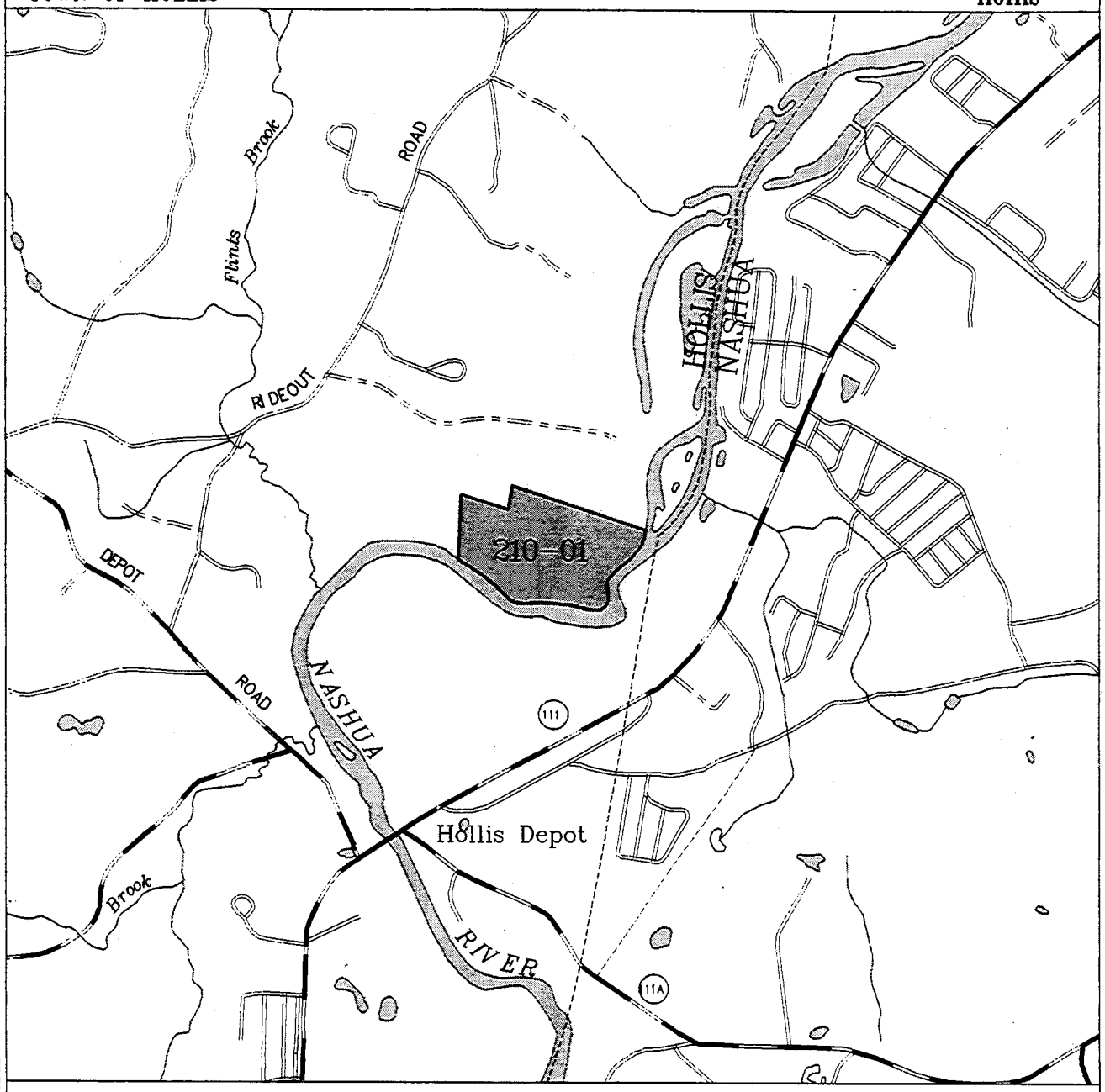
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HOLLIS

Hollis



PARCEL ID	ACREAGE	GRANTOR
210-01	51.6	RIDEOUT

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BROOKDALE FRUIT FARM EASEMENT

HOLLIS

Brookdale Fruit Farm is one of New Hampshire's premier orchards. Outstanding agricultural soils, favorable terrain, and a long history of careful stewardship by the Hardy family have built this property into an extremely productive fruit farm. The farm currently produces a variety of apples, pears, peaches, and berries on the property, and is regionally known for its excellence in the orchard business.

The property is prominently located on either side of Route 130. Its proximity to Hollis village makes it a key scenic attraction for the Town, which enjoys the rolling orchard views and informal access to the footpaths and horsetrails which cross the farm. The most important orchards are included in the LCIP easement area, while land areas for the wholesale business, workers quarters, farmstand, greenhouses, and five future home sites are excluded.

The conservation easement allows pedestrian access to the property. Many people from Nashua and surrounding communities visit the property and Brookdale's farm stand for fresh and pick-your-own produce.

The easement was purchased at a price of $1,100,000. The NH Department of Agriculture monitors the easement.

SUMMARY INFORMATION

GRANTOR: Brookdale Fruit Farm, Inc.
GRANTEE: State of New Hampshire (Dept. of Ag.)
ACRES: 194.44
INTEREST ACQUIRED: Conservation Easement
DATE ACQUIRED: 12-22-92
LCIP PURCHASE PRICE: $1,100,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5397/1481
PLAN RECORDED: 26098

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LAND CONSERVATION INVESTMENT PROGRAM

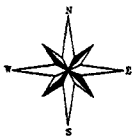
BROOKDALE FRUIT FARM EASEMENT

Hollis

PARCEL ID	ACREAGE	GRANTOR
210-02	194.4	BROOKDALE FRUIT FARM INC (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE PARCEL

HOOKSETT

This 6.7 acre parcel on the Merrimack River at the intersection of Routes 3A, 293, and 93 in Hooksett was acquired by the State on December 20, 1989.

The Trust for New Hampshire Lands first acquired this parcel on behalf of the state from Public Service Company of New Hampshire. PSNH had purchased this land for a recreation area in conjunction with the licensing of the Amoskeag Dam before it entered bankruptcy. The Trust later sold it to the State for $180,000. It protects 502 feet of river frontage, and the NH Fish & Game Department will develop it into a boat access site with a parking area and buffer. The boat access will be the first north of the Amoskeag Dam within reasonable distance of the Manchester area. Now that the Amoskeag fish ladder is operational, there is a need for a ramp, both for general boating and fishing, as well as for anadromous fishing access.

The land also contains a remnant oak-pine riverbluff community .

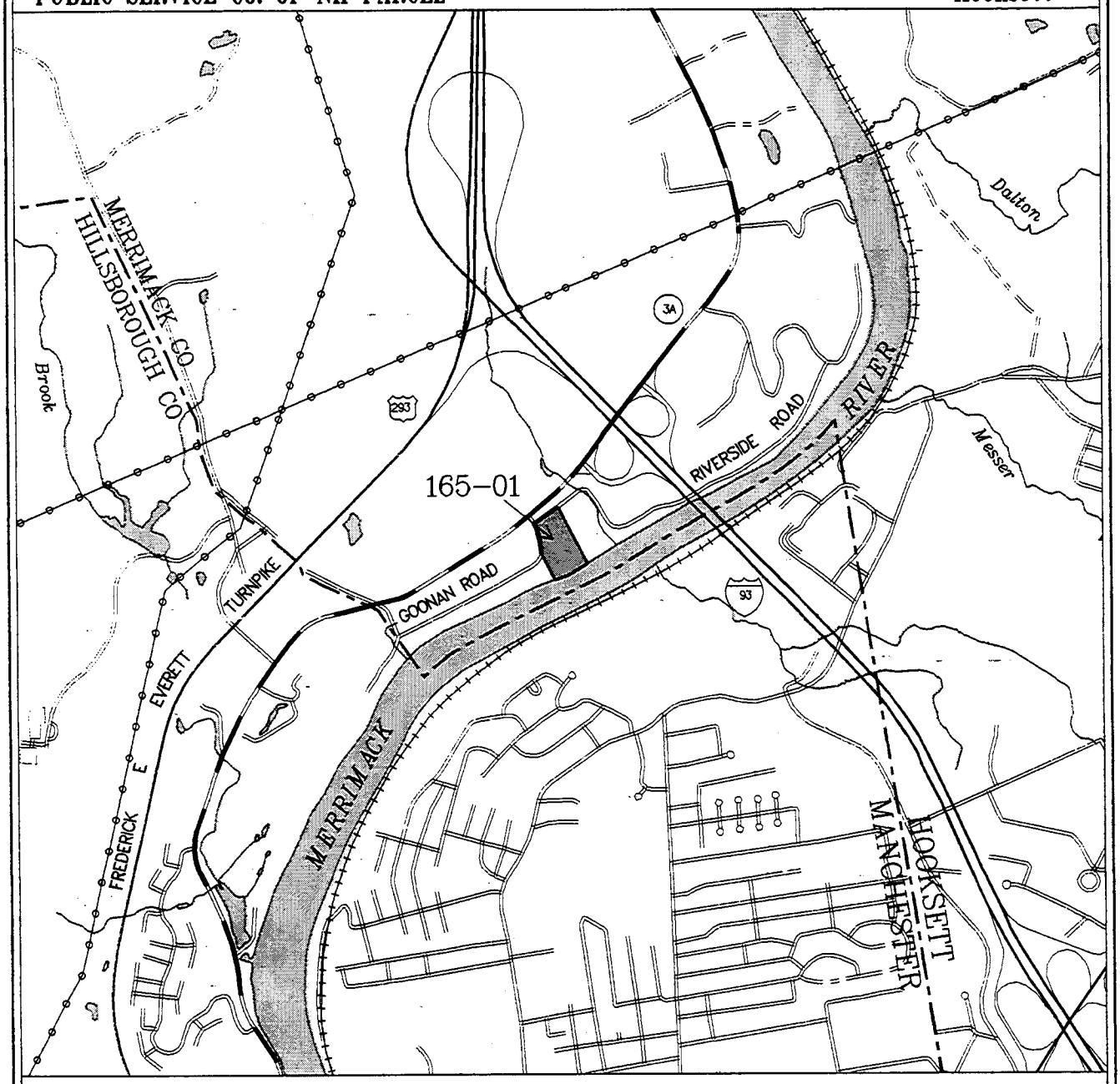
SUMMARY INFORMATION

GRANTOR: Public Service Company of NH (through Trust for NH Lands)
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 6.7
DATE ACQUIRED: 12-20-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $180,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1827/581; 1774/310
PLAN RECORDED: #10968
DATE PLAN RECORDED: 3-31-89

LAND CONSERVATION INVESTMENT PROGRAM

PUBLIC SERVICE CO. OF NH PARCEL

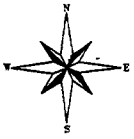
Hooksett



PARCEL ID	ACREAGE	GRANTOR
165-01	6.7	PSNH (TNHL)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

HOPKINTON LOCAL LAND CONSERVATION GRANT

The Town of Hopkinton completed two local land conservation projects through the Land Conservation Investment Program. The first project, completed in December, 1989, protected 95.52 acres formerly owned by Rachael Johnson. The second project, completed in September, 1990, preserved an additional 92.54 acres which had been proposed for development by the Northeast Community Development Group. The two projects combined to protect 188 acres of land in Hopkinton at a total cost to the LCIP of $185,000.

PROJECT 1

Johnson Parcel

The 95.54 acre purchase of Rachael Johnson's parcel in Hopkinton gave the Town productive forestland, a scenic area, and protection for the watershed above Kimball Pond.

The parcel is located approximately one-half mile from the Hopkinton Village Center. The property is bordered to the south by Hawthorne Hill Road with a small section fronting Route 202, to the west by residences, to the north by the Town of Hopkinton Salt Shed Forest Lot and to the east by residences. The property is L-shaped. It rises in elevation from the southwest corner.

The majority of the area is mixed hardwood forest (red oak, maple, birch) and a small area is covered by white pine mixed with hardwood seedlings and saplines. The property is under a forestry management plan and was cut in 1977. Logging roads run through the site. There is an active deer yard on the property. The property is part of the Dolf Brook Watershed used as the public water supply by the Town. The Town will continue to manage the timber and use the lot for passive recreation. The cost to the LCIP to acquire the Johnson parcel for the Town was $150,000. The parcel was appraised at $370,000 (August, 1989). The bargain sale provided the necessary local match.

PROJECT 2

Northeast Community Development Group

The 95.52-acre Northeast Community Development Group was a target parcel which contains excellent wildlife habitat. The wildlife potential was emphasized in response to the owner's application for a permit to allow filling of the wetlands prior to proposed development of the property. The permit was ultimately denied by the US Army Corps of Engineers. The proposal sparked local concern for protection of the property.

The property is situated on Farrington Corner Road in Hopkinton. A large portion of the neighborhood is undeveloped forest land, the remainder being essentially rural residential in nature. The parcel is irregularly-shaped with frontage on Farrington Corner Road and on I-89, its northern boundary. The parcel has varied topography, from level to slight in wetland sections to moder-

SUMMARY INFORMATION

HOPKINTON

PROJECT ONE

JOHNSON PARCEL

GRANTOR: Rachael Johnson
GRANTEE: Town of Hopkinton
ACRES: 92.54
DATE ACQUIRED: 12-11-89
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $150,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1825/622
PLAN RECORDED: 11316
DATE PLAN RECORDED: 10-23-89

ately sloping in other well drained sections. Wetlands and wetlands growth cover approximately one-third of the site. One large wetland area in the northeast section caused by a beaver dam feeds Boutwell Mill Brook. Another large wetland area, which appears to be dammed by an old man-made dam, is found in the southern section. There are a number of smaller wetland areas throughout the site.

The Town plans to manage the property as a wildlife sanctuary and as part of the town forest system. Wetlands and associated uplands provide well-rounded habitat for waterfowl, mammals and other wildlife.

The Audubon Society of NH worked closely with the Town in securing a private donation of $35,000 as the local match. The cost to the LCIP was $35,000 to purchase the entire parcel, appraised at $70,000.

SUMMARY INFORMATION

HOPKINTON

PROJECT TWO

NORTHEAST COMMUNITY DEVELOPMENT GROUP PARCEL

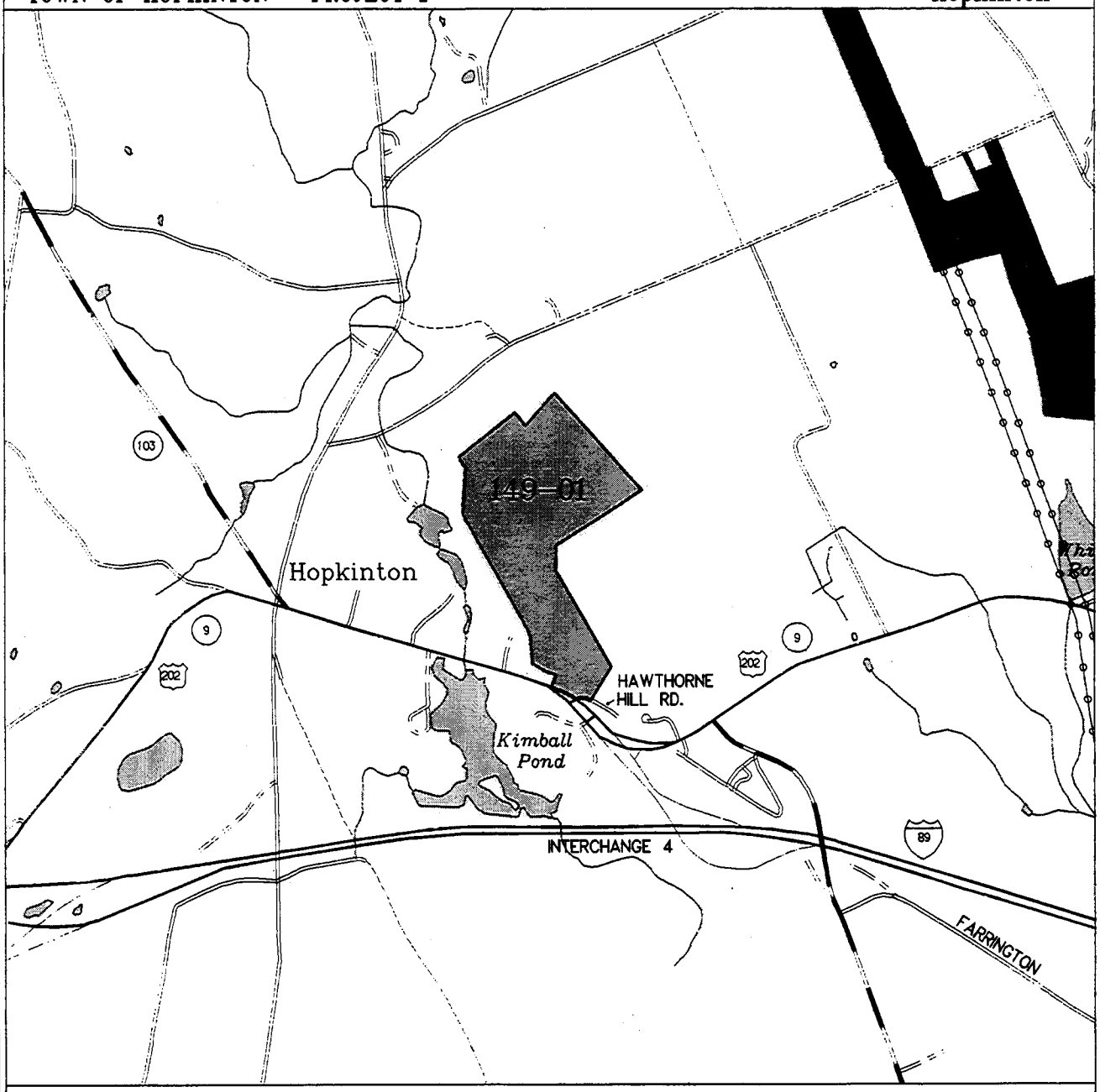
GRANTOR: Northeast Community Development Group
GRANTEE: Town of Hopkinton
ACRES: 95.52
DATE ACQUIRED: 9-21-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $35,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1846/766
PLAN RECORDED: 11802
DATE PLAN RECORDED: 9-14-90

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HOPKINTON - PROJECT 1

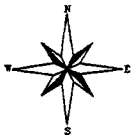
Hopkinton



PARCEL ID	ACREAGE	GRANTOR
149-01	92.5	JOHNSON

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

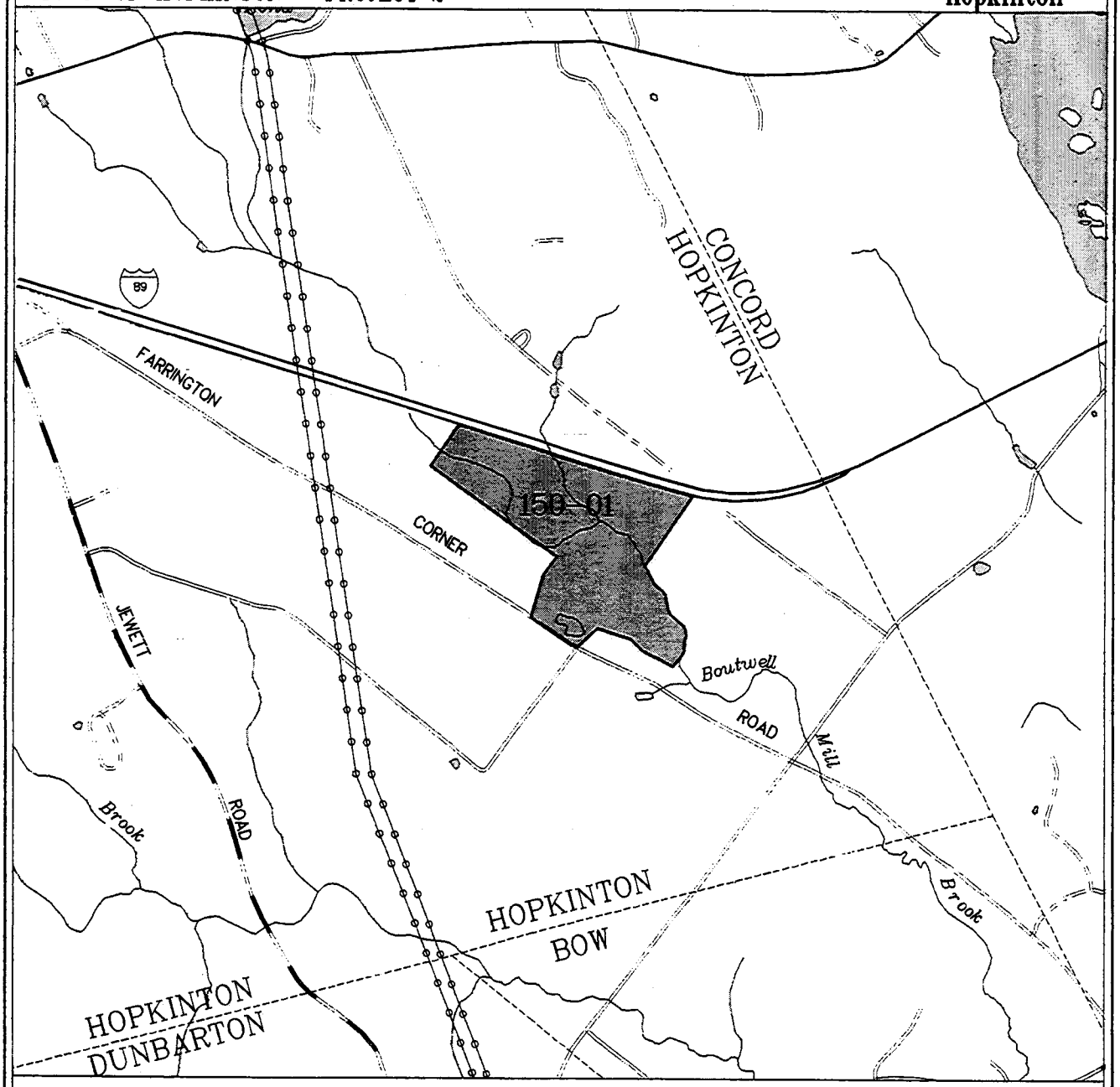
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HOPKINTON - PROJECT 2

Hopkinton



PARCEL ID	ACREAGE	GRANTOR
150-01	95.5	NORTHEAST COMMUNITY DEV GROUP

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

BEECH HILL FARM EASEMENTS

HOPKINTON

On September 3, 1992, the Kimball family of Beech Hill Farm completed their long-time goal of protecting Beech Hill Farm with permanent conservation easements. Two generations were involved: Frank and Dorothy Kimball placed an easement on 177.5 acres of the farm, and their son Robert Kimball placed an easement on 62.1 acres. Together, these easements protect the majority of Beech Hill Farm, a New Hampshire Bicentennial Farm now in its eighth generation of family ownership.

Beech Hill Farm is a 100-head dairy operation, regionally recognized for its excellence in the dairy industry. The farm was awarded the Weeks Dairy Producer of the Year award in 1989, and Robert was awarded the soil Conservation Farmer of the Year award that year as well. Approximately 100 acres of productive farmland, together with nearly 140 acres of managed woodland, wetland, and productive wildlife habitat are protected by the easements.

The farm's scenic views along Beech Hill and Currier Roads are widely known, and the Town of Hopkinton has recognized Beech Hill Farm as a Community Cornerstone in its Cornerstones of Hopkinton Program. Under the terms of the easement, the property will remain open to the public for walking, hunting, fishing, and the like.

The sale of these conservation easements has enabled the Kimball family to reduce the farm debt load and make needed improvements for the farm operation. The LCIP purchased the Frank and Dorothy Kimball easement for $120,000 and the Robert Kimball easement for $80,000. The $200,000 acquisition cost represents a bargain sale on the part of the landowners; together, the easements were appraised at $240,000. The NH Department of Agriculture is responsible for monitoring the easements.

SUMMARY INFORMATION

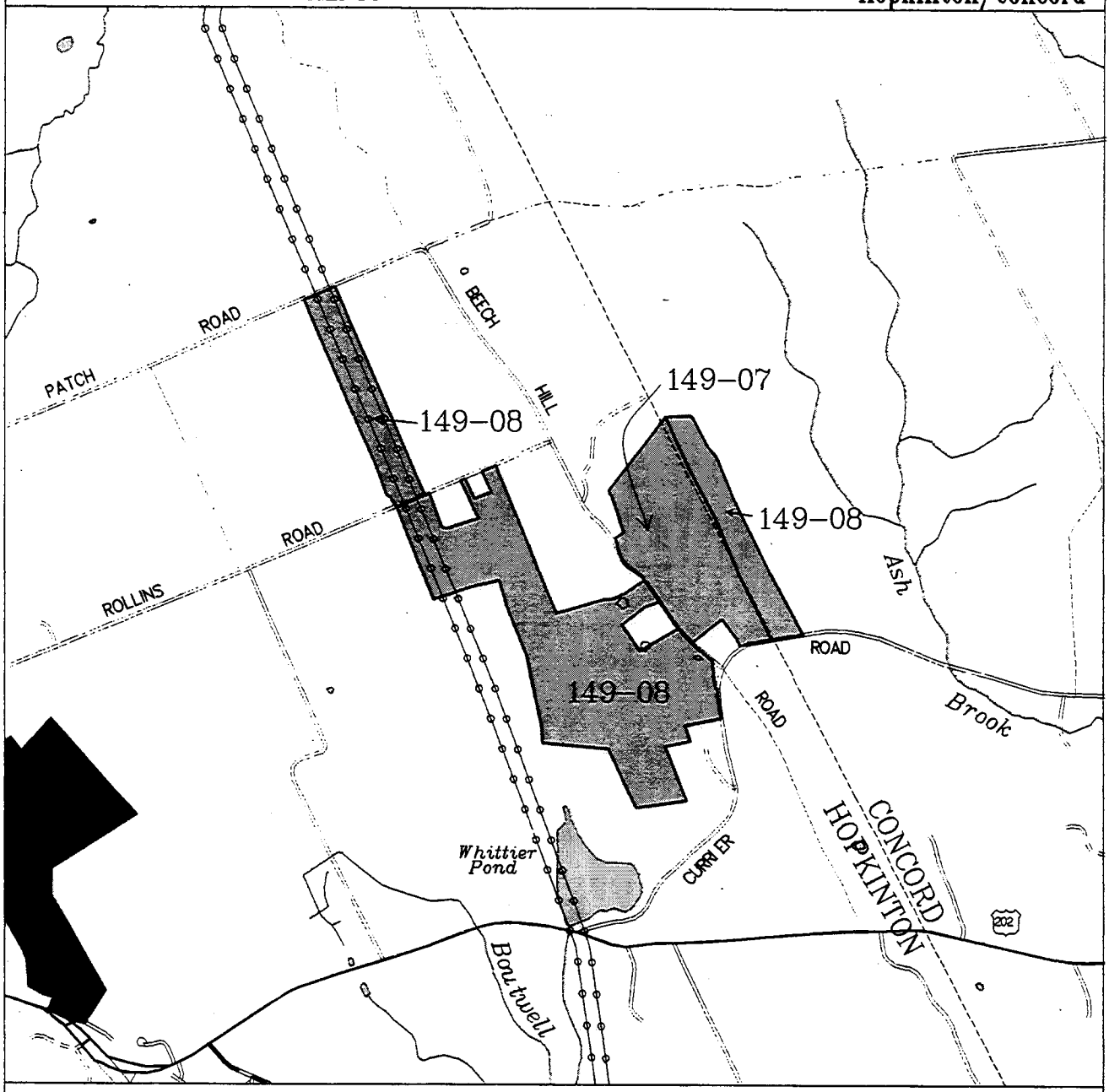
GRANTOR: Frank M. & Dorothy H. Kimball
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 177.5
DATE ACQUIRED: 9-3-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $120,000
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1892/1898
PLAN RECORDED: 12495-6-7

GRANTOR: Robert M. Kimball
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 61.8
DATE ACQUIRED: 9-3-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $80,000.
BOOK & PAGE NUMBER OF DEED CONVEYED: 1892/1915

LAND CONSERVATION INVESTMENT PROGRAM

BEECH HILL FARM EASEMENTS

Hopkinton/Concord



PARCEL ID	ACREAGE	GRANTOR
149-07	61.8	KIMBALL, R (ESMT)
149-08	177.5	KIMBALL, F & O (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

HUDSON LOCAL LAND CONSERVATION GRANT

On December 16, 1991, the Town of Hudson purchased nearly 392.5 acres of woodland and marsh from the Hamblett and Nash families, protecting a corridor nearly two miles in length along Musquash Brook. This acquisition includes a 203.5 acres purchased from Gerald and Lucille Nash and an abutting 189 acres purchased from Peter, Stephen, and David Hamblett. These properties protect outstanding open space which is important for its recreational opportunities and exceptional natural habitat.

Nash Parcel

Gerald and Lucille Nash sold their parcel of undeveloped backland located off Musquash Road to the Town of Hudson for $137,500, a bargain price. The parcel is crossed by a Public Service Company utility line easement. Topography varies from steep slopes to wetlands and open ponds. Tree cover is a mix of white pine and various hardwoods.

A string of wetland meadows extend the length of Musquash Brook, attracting beaver and other furbearers, and providing brook habitat for a variety of waterfowl. A network of deer trails lace the property, interconnected with old farm and logging roads that are locally used for hiking.

The land supports several threatened and endangered species, including Rue Anemone, Skydrop Aster, Prostrate Tick-trefoil, Hairy Bedstraw, Slender Bush-clover, Smooth-forked Chickweed, Bird's Foot Violet, and Eastern Box Turtle.

Hamblett Parcel

Three brothers, David, Peter and Stephen Hamblett, sold their 189-acre parcel on Musquash Road to the Town in a generous bargain sale using LCIP grant funds in the amount of $137,500.

The parcel fronts the easterly side of Musquash Road and is cut in half lengthwise by a Public Service Company transmission line right-of-way. It contains an estimated 20 acre portion of Musquash Pond. Upland portions of the parcel are mostly wooded with a mix of hardwoods and white pine.

The Town of Hudson plans to manage this as a natural area to protect the rare species. These properties enhance other Town land, including conservation land abutting the wetland portion of the Nash land and the "First Town Meeting House Site." The Town plans to build recreational and interpretive nature trails and to manage the existing Musquash Pond boat access site, located on the Hamblett land.

The LCIP enabled the Town of Hudson to permanently protect nearly 400 acres at a cost of $275,000.

SUMMARY INFORMATION

HUDSON

NASH PARCEL

GRANTOR: Lucille P. & Gerald Q. Nash
GRANTEE: Town of Hudson
ACRES: 203.5
DATE ACQUIRED: 12-16-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $137,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5301/654
PLAN RECORDED: 25293

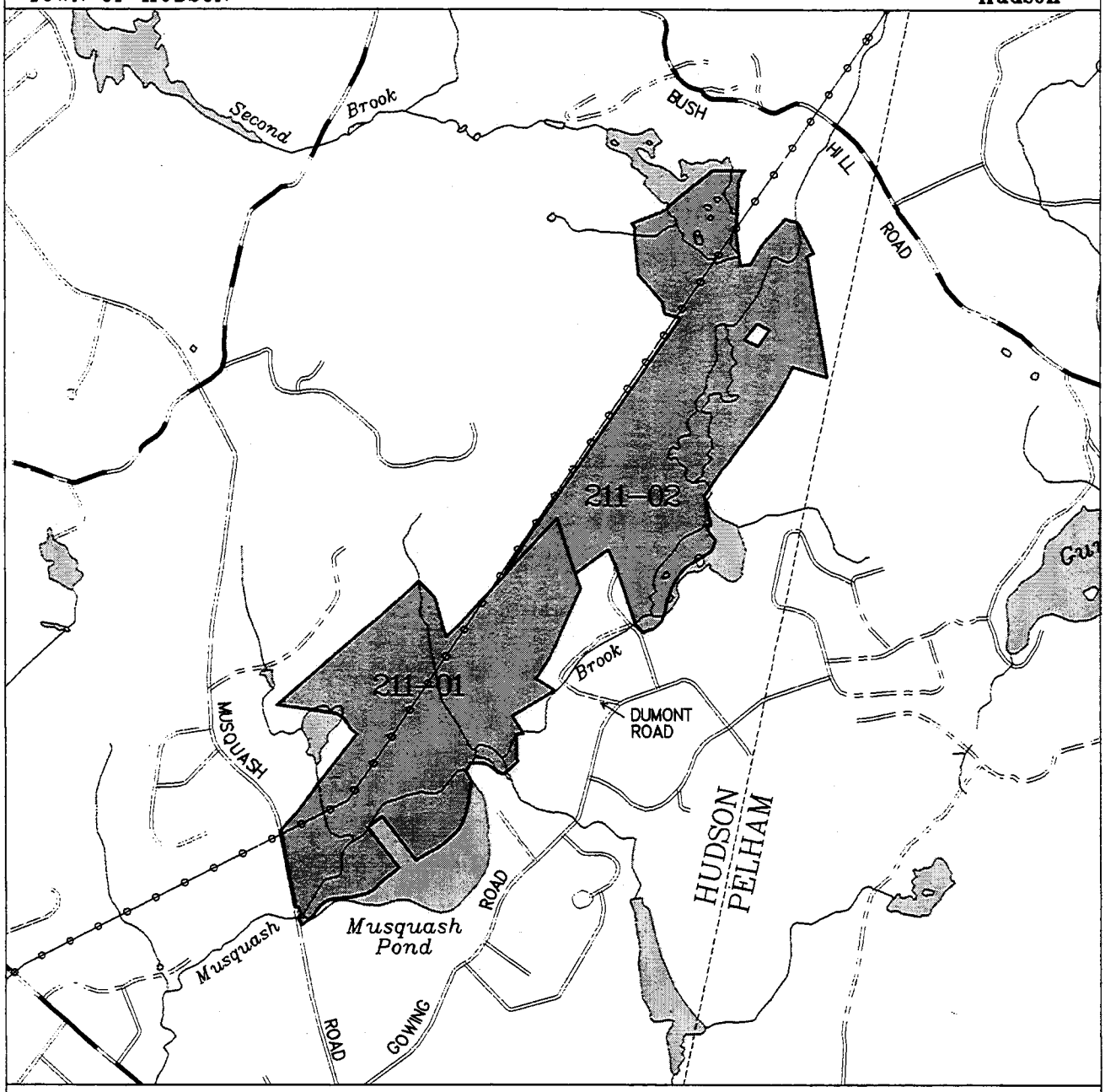
HAMBLETT PARCEL

GRANTOR: David, Peter & Stephen Hamblett
GRANTEE: Town of Hudson
ACRES: 189.
DATE ACQUIRED: 12-16-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $137,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5301/648
PLAN RECORDED: 25532

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF HUDSON

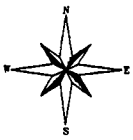
Hudson



PARCEL ID	ACREAGE	GRANTOR
211-01	189.0	HAMBLETT
211-02	203.5	NASH

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

JEFFERSON LOCAL LAND CONSERVATION GRANT

The Town of Jefferson was able to protect by conservation easement 39.97 acres of scenic agricultural land using Land Conservation Investment Program funds in June, 1990.

Hartley Parcel

Situated along the south side of Route 115 in Jefferson, this parcel formerly owned by Herbert V. Hartley, has exceptional views of the Presidential Range. The property is located just west of the intersection of NH Route 115 and the Cherry Mountain Road. The tract is rectangular in shape and is divided into a front field area consisting of approximately 12 acres and a back area which is forestland of approximately 30 acres.

The topography is gently sloping downward in a west to east direction. Throughout the interior the topography is basically level to undulating. The parcel is bisected throughout its central and southerly portions by a brook, running in a southeast to northwest direction, and natural drainage area. The brook area is overgrown with alders and is presently swamp-like in character.

Cover throughout the site is mixed. The front section is principally field and lawn. The central and southern portions are principally softwood (spruce, hemlock, and pine); the central portion is accessible via a network of roadways cut and maintained by the owner. The easement provides for public access to the trail network.

The project resulted from a significant bargain sale by Mr. Hartley. The easement, appraised at $25,500, was sold to the Town at a cost of $4,000.

SUMMARY INFORMATION

JEFFERSON

HARTLEY PARCEL

GRANTOR: Herbert V. Hartley
GRANTEE: Town of Jefferson
ACRES: 39.97
DATE ACQUIRED: 6-15-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $4,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 766/574
PLAN RECORDED: #438A
DATE PLAN RECORDED: 11/15/89

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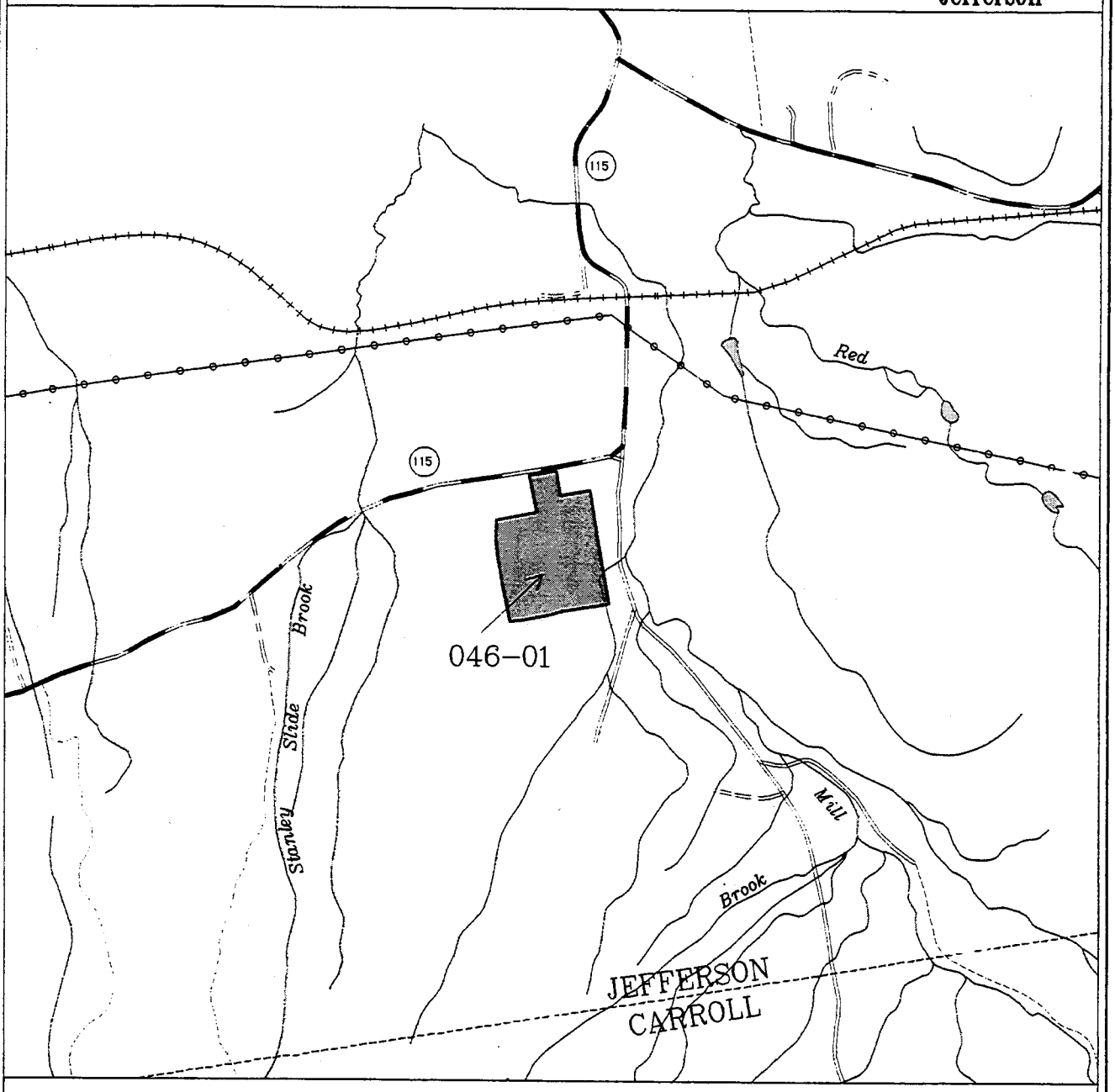
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF JEFFERSON

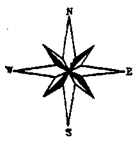
Jefferson



PARCEL ID	ACREAGE	GRANTOR
046-01	40.0	HARTLEY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

KEENE LOCAL LAND CONSERVATION GRANT

The City of Keene protected a total of 51.9 acres through its local LCIP project. Combining two target properties, Bauer and Shaw, and one match property, Roberts, the project provides public access and protects natural resources.

Bauer Parcel

The 9.8 acre Bauer property provides an entrance and natural gateway to the City's Goose Pond Conservation Area. The parcel contains a mature stand of white pine and a beaver flowage. It is located on the easterly side of East Surry Road and on the northerly side of Goose Pond Road. The two acres along East Surry Road are moderately rolling, wooded, and above road grade, then slope down toward a swampy area formed by beaver activity. This area contains significant wildlife habitat. Land toward the eastern boundary is forested, primarly by immature pine, oak, and birch. This parcel from Christina Bauer was a $50,000 acquisition.

Shaw Parcel

The 17-acre Shaw property includes frontage along the Ashuelot River, prime agricultural lands, and a boat launch site by an 1840 stone-arch bridge. An endangered species, the dwarf wedge mussel, is believed to live in this stretch of the River. The land consists of two tracts--a 16-acre parcel of prime farmland on Court Street and the Ashuelot River; and a 1-acre triangular parcel with frontage on Court Street and the Ashuelot River near the stone arch bridge. Both tracts are in a designated flood zone. The City plans to manage the one-acre portion of this conservation easement property as a public picnic area and hand-carried boat access point. The conservation easement on the property was purchased from Herbert B. Shaw, III, and Emily Thurston Shaw for $12,000 with LCIP funds.

Roberts Parcel

This 25.1 acre parcel is a wooded wetland area, abutting Ash Swamp Brook. It consists of two tracts of land fronting on the easterly side of Base Hill Road and south

SUMMARY INFORMATION
KEENE

BAUER PARCEL

GRANTOR: Christina Bauer
GRANTEE: City of Keene
ACRES: 9.8
DATE ACQUIRED: 6-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $50,000
BOOK/PAGE NUMBER OF DEED CONVEYED: 1373/461
PLAN RECORDED: Cab11,Dr5,597

SHAW PARCEL

GRANTOR: Herbert B. Shaw, III & Emily Thurston Shaw
GRANTEE: City of Keene
ACRES: 17.0
DATE ACQUIRED: 6-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $12,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1373/464
PLAN RECORDED: Cab11,Dr5,600

ROBERTS PARCEL

GRANTOR: E. James & Dorothy M. Roberts
GRANTEE: City of Keene
ACRES: 25.1
DATE ACQUIRED: 6-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1335/409
PLAN RECORDED: Cab11,Dr5,596

of Route 9. The area is gently rolling and slopes toward the brook. The southern boundary of Tract One is a gravel right of way for abutting water and electric lines. A second right of way for sewer lines runs through the property from Route 9 parallel to the Brook toward the southerly abutting property. Both tracts are covered by immature mixed tree growth and underbrush. Land along the brook falls within flood zones. James and Dorothy Roberts donated a fee simple interest in this parcel as local match for LCIP funds. Future uses include a portion of trail corridor connecting Keene and Swanzey.

The total value of this project, closed June 26, 1991, was $131,000. The LCIP purchase price was $62,000--matched by donations in land value of $2,000 from the Shaw bargain sale and $67,000 from the Roberts donation.

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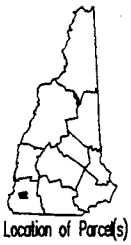
LAND CONSERVATION INVESTMENT PROGRAM

CITY OF KEENE

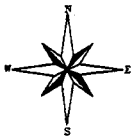
Keene

PARCEL ID	ACREAGE	GRANTOR
174-03	25.1	ROBERTS
174-04	9.8	BAUER
174-05	17.0	SHAW (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

KINGSTON LOCAL LAND CONSERVATION GRANTS

The Town of Kingston completed two local land conservation projects using funds available through the Land Conservation Investment Program. The focus of both was the Pow Wow River system, a major priority for protection in this town. The river is a favorite haven for canoeists and anglers. The river can be accessed from the boat launch on New Boston Road.

The first project involved two parcels of land (Mayhew the target and Bakie the match) which were protected from future development by conservation easements. The second project involved four additional parcels (Manuel the target and Bakie, Bake, and Russman the match properties) and was completed in December, 1991. The two projects combine to protect a total of 363.91 acres for a total cost to LCIP of $254,000.

PROJECT 1

Kingston's first project targeted 82.80 acres owned by David and Edna Mayhew. The match for the project was provided by an easement on 184 acres sold at a bargain price by John Bakie to the State of New Hampshire.

Mayhew Parcel

An easement on land off Webster Road in Newton and Country Pond Road in Kingston owned by the Mayhews was appraised in May, 1990, at $154,000. The 900 feet of Powwow River frontage form the key feature of the property. The parcel, located in a rural residential area, straddles the south eastern edge of the Kingston town line--42.6 acres in Kingston and 40.2 acres in Newton. The property is located in close proximity to Country Pond, with a major portion of the land in Newton being a wet area feeding the pond.

The irregularly shaped parcel is split in two by Country Pond Road, a Class six road. On the southeast side of the property, the B&M railroad track runs with the property line. The property provides views of the river and the surrounding grasslands.

Topography is generally level, with a small cedar swamp at the northeast corner. Remaining soils are well drained.

Bakie Parcel

The State purchased an easement on the John Bakie farm, one of the town's last farms. The easement provides permanent protection for 25 acres of open field, over a mile of undeveloped frontage on Pow Wow Pond, and a rare Atlantic White Cedar Swamp.

The Pow Wow River corridor is one of the state's

SUMMARY INFORMATION

KINGSTON

PROJECT ONE

MAYHEW PARCEL

GRANTOR: David E. & Edna D. Mayhew
GRANTEE: Town of Kingston
ACRES: 82.8
DATE ACQUIRED: 11-7-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $154,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 2857/1943
PLAN RECORDED: D-19928

BAKIE PARCEL

GRANTOR: John J. Bakie
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 184.0
DATE ACQUIRED: 8-10-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $350,000 (State Program)
BOOK / PAGE NUMBER OF DEED CONVEYED: 2803/2432
PLAN RECORDED: D-19601

most unique natural areas, with many small pockets of Atlantic White Cedar, as well as extensive marshlands. The area provides habitat for a variety of waterfowl and upland species. The Bakie easement preserves a large segment of the corridor. It also allows public use of the woodlands on the property for pedestrian recreational activities.

The farm has been in the Bakie family for over 150 years. Mr. Bakie sold the easement for $350,000, under the LCIP Statewide Grant Program. The Town used the value of his donation as local match in this local project.

PROJECT 2

The second LCIP project targeted one parcel owned by Barry Manuel, appraised at $114,000 (August, 1991) and local match came from six sources--including a donated easement from John Bakie, donated fee simple interests in land from Ralph Bake, et al, and Richard Russman, a town appropriation, and donated survey and appraisal costs.

Manuel Parcel

This parcel is located to the northwest side of Country Pond on Green Road east of the Kingston Fairgrounds. It is located in and around the area known as Websters Grove and near the Kingston Fairgrounds. The key feature of this parcel is its water frontage on Country Pond and associated wetlands, a valuable part of the Pow Wow River System. Country Pond is a relatively shallow pond with cottages and homes.

This parcel is accessed via Green Road which is a private right-of-way passing through the fairgrounds. Webster Grove Road, a private right-of-way, passes through it. The parcel is within 1/2 mile of Route 125. The land is mostly level low land with an esker running through the center. The area is wooded on the upland sections and in portions of the low wetland areas. The wetland areas comprise between 65 and

SUMMARY INFORMATION

KINGSTON

PROJECT TWO

MANUEL PARCEL

GRANTOR: Dr. Barry M. Manuel
GRANTEE: Town of Kingston
ACRES: 67.99
DATE ACQUIRED: 12-19-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $100,000
BOOK/PAGE NUMBER OF DEED CONVEYED: 2902/2119
PLAN RECORDED: D-21448

BAKIE PARCEL

GRANTOR: John J. Bakie
GRANTEE: Town of Kingston
ACRES: 12.86
DATE ACQUIRED: 12-19-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK /PAGE NUMBER OF DEED CONVEYED: 2902/2109
PLAN RECORDED: D-21449

BAKE PARCEL

GRANTOR: Ralph R. Bake; Marilyn Bartlett & Norma Jervis
GRANTEE: Town of Kingston
ACRES: 5.47
DATE ACQUIRED: 12-19-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK / PAGE NUMBER OF DEED CONVEYED: 2902/2103
PLAN RECORDED: D-21181

RUSSMAN PARCEL

GRANTOR: Richard L. Russman
GRANTEE: Town of Kingston
ACRES: 10.79
DATE ACQUIRED: 12-19-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 2902/2100
PLAN RECORDED: D-21182

80% of the parcel.

Dr. Barry Manuel sold a fee simple interest on his 67.99 acres to the Town of Kingston. The property was appraised at $114,000 in August, 1991. A portion of the value of the land ($14,000) was donated as part of the local match for this project.

Both the Manuel and the Bake parcels abut the Forest Society's Webster Wildlife & Natural Area.

Bakie Parcel

John J. Bakie of Kingston donated a 12.86 acre conservation easement valued at $69,000 on land abutting his previous conservation easement land and other town land as part of the match. This land is located on the south side of Route 107A and has good access due to the long frontage on state highway. The parcel has mostly level terrain and is forested with swamp maple. The parcel is 50-55% wet with some island areas of upland. This parcel abuts the 184 acre conservation easement granted by Mr. Bakie.

Bake Parcel

Ralph R. Bake, Marilyn Bartlett, and Norma Jervis donated a a 5.47 acre fee simple interest in a backland parcel in Kingston valued at $3,500 as part of the local match. The property is located southeast of the Kingston Fairgrounds. Access to the property is via Cedar Swamp Pond Road, a class VI road.

The Bake parcel has sloping terrain. Wetland soils are estimated to be between 40-60% of the parcel.

Russman Parcel

Richard L. Russman of Kingston donated a 10.79 fee simple interest in land in Kingston valued at $7,500 as part of the match. The property is on the east side of Route 125 just south of the intersection of Route 125 and Route 107 and abuts the 184 acre conservation easement granted by Mr. Bakie. It is mostly surrounded by conservation land to the east, north and south and completes the protection of the area.

The terrain is level and forested with swamp maple. Several species indigenous to wetlands environments are also present. Overall, the parcel is 70-80% wet, with some island areas of upland.

In addition to the above donations of land, the Town of Kingston appropriated $10,000 toward this project and $16,700 in survey and appraisal costs were counted toward match.

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LAND CONSERVATION INVESTMENT PROGRAM

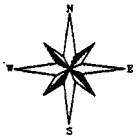
TOWN OF KINGSTON - PROJECT 1

Kingston

PARCEL ID	ACREAGE	GRANTOR
184-01	184.0	BAKIE (ESMT)
184-02	82.8	MAYHEW (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

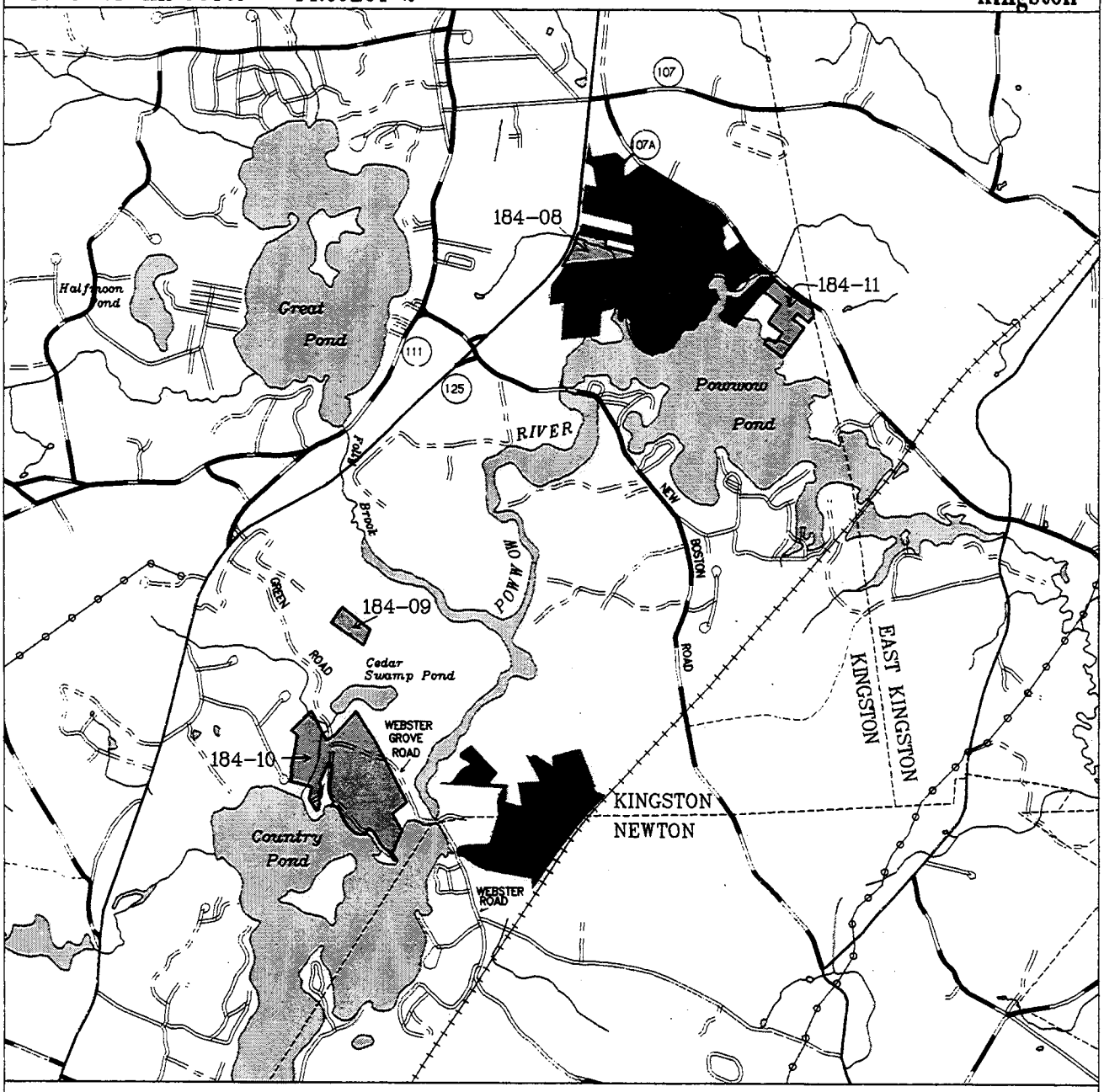
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF KINGSTON - PROJECT 2

Kingston



PARCEL ID	ACREAGE	GRANTOR
184-08	10.8	RUSSMAN
184-09	5.5	BAKE ET AL.
184-10	68.0	MANUEL
184-11	12.9	BAKIE (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

POW WOW POND EASEMENT

KINGSTON

The New Hampshire Land Conservation Investment Program enabled the State to purchase a conservation easement on the John Bakie Farm in Kingston, one of the town's last working farms. The easement provides permanent protection for 25 acres of open field, over a mile of undeveloped frontage on Powwow Pond, and a rare Atlantic White Cedar Swamp.

The Powwow River corridor is one of the state's unique natural areas, with many small pockets of Atlantic White Cedar, as well as extensive marshlands. The area provides habitat for a variety of waterfowl and upland species. The Bakie easement preserves a large segment of the corridor. The easement also allows pedestrian use of the woodlands on the Bakie property.

The farm has been in the Bakie family for over 150 years. Mr. Bakie sold the easement for $350,000 on August 10, 1989, making a generous charitable sale to secure the protection of the farm.

Powwow River and Powwow Pond can be accessed from the boat launch on New Boston Road, also acquired by the LCIP.

SUMMARY INFORMATION

BAKIE PARCEL

GRANTOR: John Bakie
GRANTEE: State of New Hampshire (Fish & Game Department)
ACRES: 184.0
DATE ACQUIRED: 8-10-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $350,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: Bk. 2803, Pg. 2432
PLAN RECORDED: # D19601
DATE PLAN RECORDED: 8-10-89

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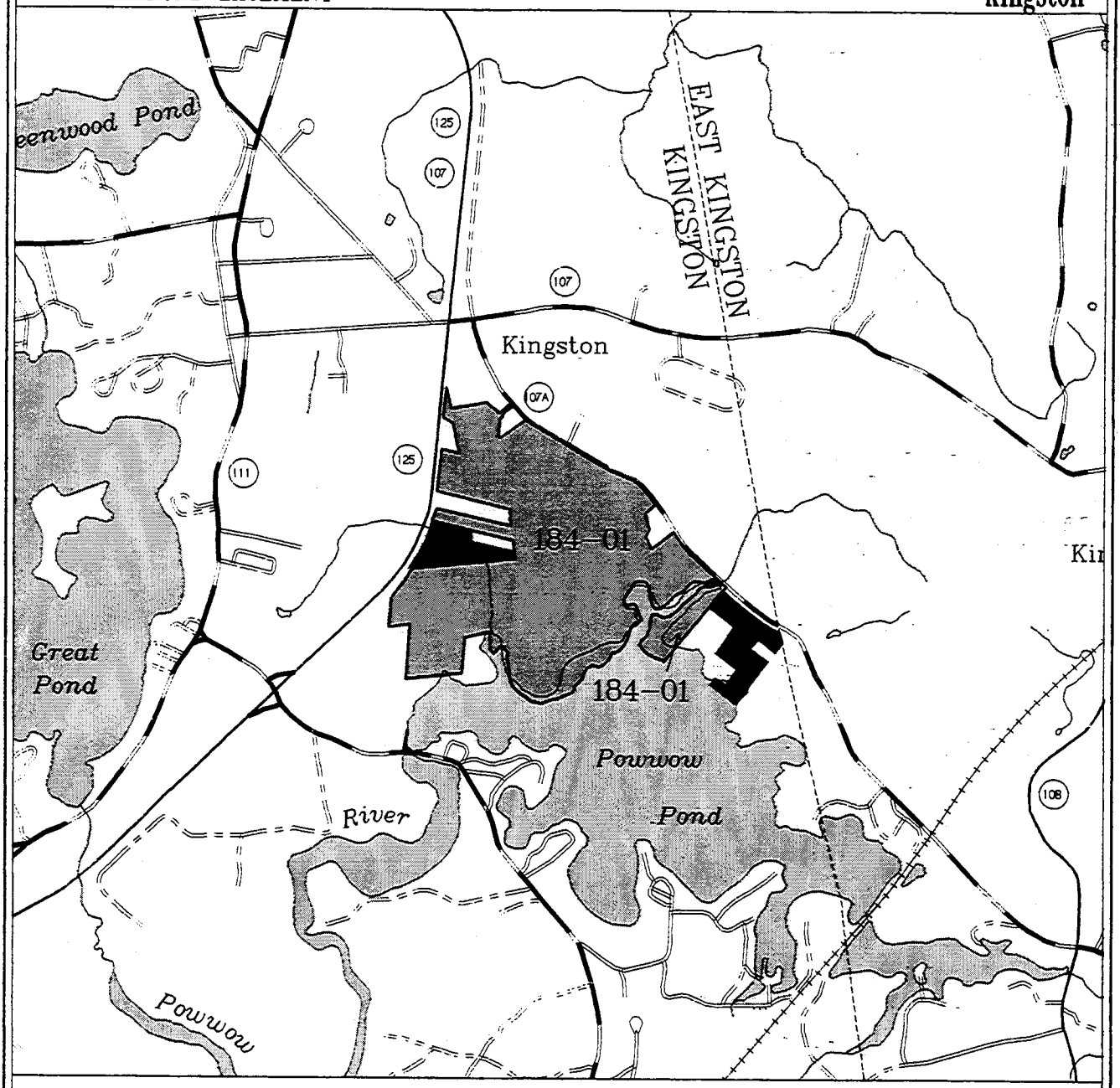
LAND CONSERVATION INVESTMENT PROGRAM

POWWOW POND EASEMENT

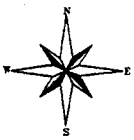
Kingston



PARCEL ID	ACREAGE	GRANTOR
184-01	184.0	BAKIE (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

TUCKER PARCEL

KINGSTON

This parcel is the primary boat access to Powwow Pond and Powwow River. It is located on the north side of New Boston Road as the road crosses the river. The property is presently used by the public as a boat access site to the pond.

The parcel has 280 feet of frontage on Powwow Pond. The parcel sets approximately 2/3 mile across the pond from the Bakie easement. The Powwow River is prized for its waterfowl habitat, peaceful canoeing, and undeveloped shores.

The parcel was sold by the heirs of Annie Tucker for $4,600. The Department of Fish and Game will manage and improve this site for public access.

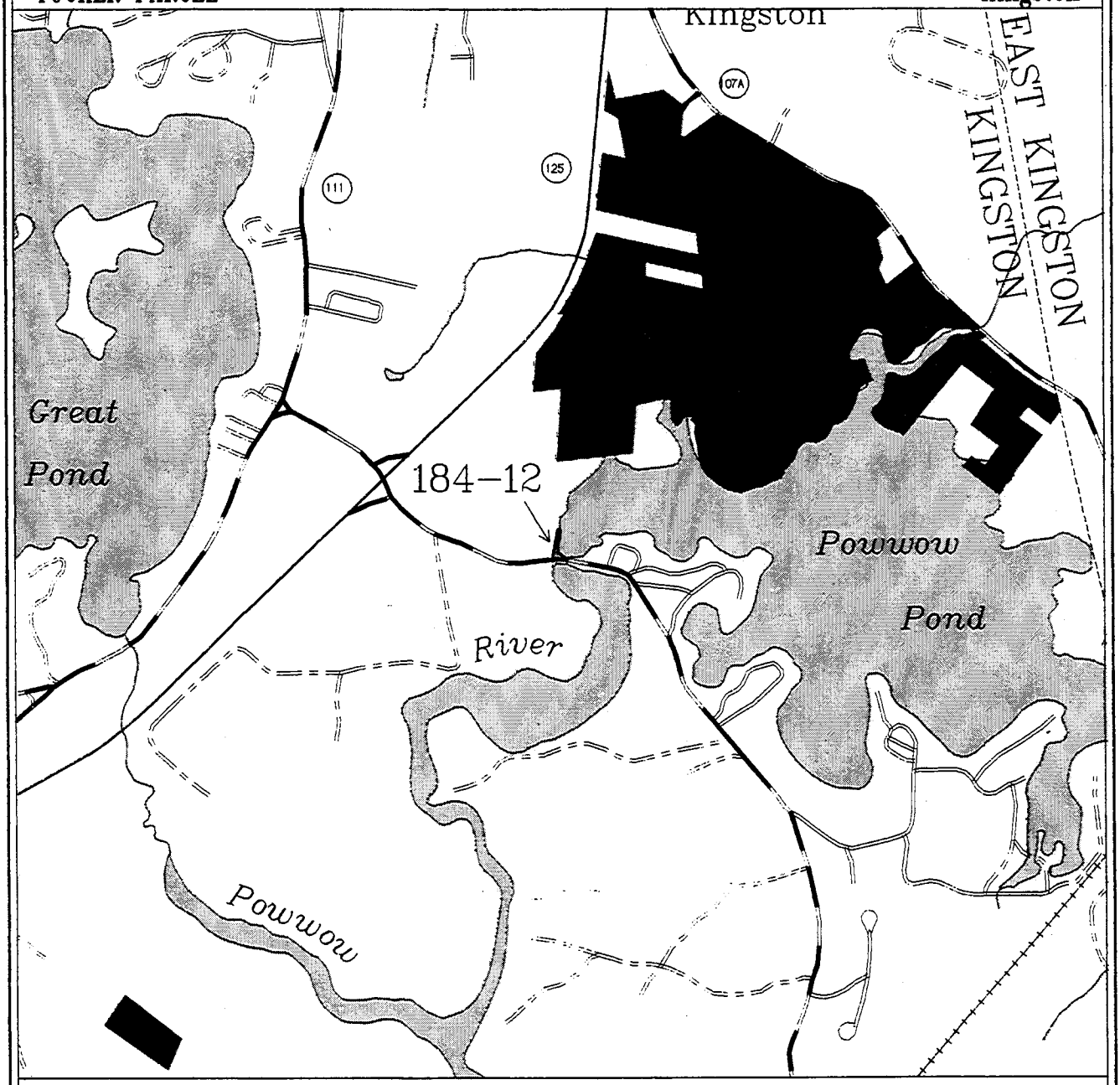
SUMMARY INFORMATION

GRANTOR: Annie F. Tucker Estate
GRANTEE: State of New Hampshire (Fish & Game Dept.)
ACRES: 0.4
DATE ACQUIRED: 4-9-93
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $4,600.
BOOK/PAGE NUMBER OF DEED CONVEYED: 2976/1060
PLAN RECORDED: D-22144

LAND CONSERVATION INVESTMENT PROGRAM

TUCKER PARCEL

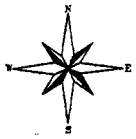
Kingston



PARCEL ID	ACREAGE	GRANTOR
184-12	0.4	TUCKER ESTATE

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:18,000
(1 inch = 1500 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LANCASTER LOCAL LAND CONSERVATION GRANT

The protection of the Town's Garland Brook watershed was the focal point of Lancaster's local land conservation grant. Four properties encompassing 290.59 acres of land were protected with conservation easements on August 10, 1990.

Smith Parcel

George Smith's 237 acre farm in Pleasant Valley is at the foot of the Pilot Range and includes substantial frontage on Garland Brook, scenic fields, mountain views, and Tekwood recreational trail. The Smith parcel abuts the White Mountain National Forest. The easement allows access to the forestland for hunting and pedestrian recreation and use of the Tekwood Trail.

The acreage consists of three tracts. The first (189.01 acres) fronts on Pleasant Valley Road and Arthur White Road and is characterized by level field along the Pleasant Valley Road frontage, with sloping wooded terrain (80%) throughout the upper elevations, interspersed with old fields (20%). This land is the source for the water supply for the Town of Lancaster. Garland Brook runs in a southeast to northwest direction through the length of this tract.

The second (28 acres) tract fronts White Road and Pleasant Valley Road and is characterized by fields (40%), woods (60%), gentle slopes and excellent views. Bunnell Brook runs through this lot from the eastern area of this parcel through the length to the western boundary.

The third (19.99 acres) Smith tract fronts Pleasant Valley Road and is characterized by field (65%) and wood lot (35%), Bunnell Brook frontage, and a small pond. It is located directly in front of the Smith homestead. George Smith's easement was appraised in March, 1990, at $188,000. His bargain sale was for $131,553.

Southworth Parcels

Easements granted by Tom and Nancy Southworth protect 16 acres and additional frontage along Garland Brook. The Southworth parcels also abut the White Mountain National Forest. The LCIP paid the Southworths a total of $6,000 for the easements on their parcels, appraised at $19,000 in February, 1990.

The first tract of 13.86 acres is mostly rectangular with frontage on the south side of Pleasant Valley Road and the east side of Garland Road. It is located about 5 miles from the village of Lancaster.

Its level or gently sloping wooded terrain is located at the eastern extreme along Pleasant Valley Road and to the south of Garland Brook where it crosses under Garland Road. The forest is densely stocked conifers, mostly spruce. The forest growth south of Garland Brook appears to be mostly saplings, indicative of past meadowland in transition to forest.

The open areas of the parcel encompass a majority of the Pleasant Valley Road frontage from the intersection with Garland Road continuing easterly. This area is tillable and is maintained as a hayfield. There are exceptional views of the surrounding mountains.

The second Southworth parcel, located about one mile from the first parcel, is a 2.33 acre mostly rectangular lot with some mature hardwood. Garland Brook flows through the parcel and there is a diversion dam on the site for the village water supply. There is no road frontage, however the parcel is accessed by two seasonal roads--one off Pleasant Valley Road and one off Arthur White Road.

The property is surrounded on three sides by lands of George Smith and on the fourth side by land owned by the Town.

Christie Parcel

The fourth property is owned by Robert Christie on North Road. This 37.4 acre easement protects farmland, forestland and scenic views. The LCIP paid Dr. Christie $6,000 for the easement on his land.

The Christie property is located on both the east and west sides of North Road in Lancaster, approximately two miles south of the village. The value of the easement, appraised February, 1990, was $66,000. The mostly rectangular parcel has gentle to moderately sloping land. The majority of the land area is open pasture land, with a large section south of the residence maintained as tillable cropland. The open areas are bounded by hedge rows and stone walls. The pasture land is active, as the owner is currently raising sheep on the property. The balance of the land is wooded. Forest inventory is that of very densely stocked conifers, mostly spruce and fir.

The open terrain throughout the property affords excellent views of the surrounding hills and the White Mountains, as well as the distant hills of Vermont to the west.

By making substantial bargain sales, the Southworths and Dr. Christie provided the local match necessary to leverage the $143,553 in LCIP funds. The total value of this project was $273,000.

SUMMARY INFORMATION

SMITH PARCEL

GRANTOR: George M. Smith
GRANTEE: Town of Lancaster
ACRES: 237.0
DATE ACQUIRED: 8-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $131,553.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 768/577
PLAN RECORDED: #460A

SOUTHWORTH PARCEL #1

GRANTOR: Thomas R. & Nancy Southworth
GRANTEE: Town of Lancaster
ACRES: 13.86
DATE ACQUIRED: 8-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $5,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 768/553
PLAN RECORDED: #461A

SOUTHWORTH PARCEL #2

GRANTOR: Thomas R. & Nancy Southworth
GRANTEE: Town of Lancaster
ACRES: 2.33
DATE ACQUIRED: 8-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $1,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 768/562
PLAN RECORDED: #460A

CHRISTIE PARCEL

GRANTOR: Robert W. Christie
GRANTEE: Town of Lancaster
ACRES: 37.4
DATE ACQUIRED: 8-10-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $6,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 768/569
PLAN RECORDED: #460B
DATE PLAN RECORDED: 8-10-90

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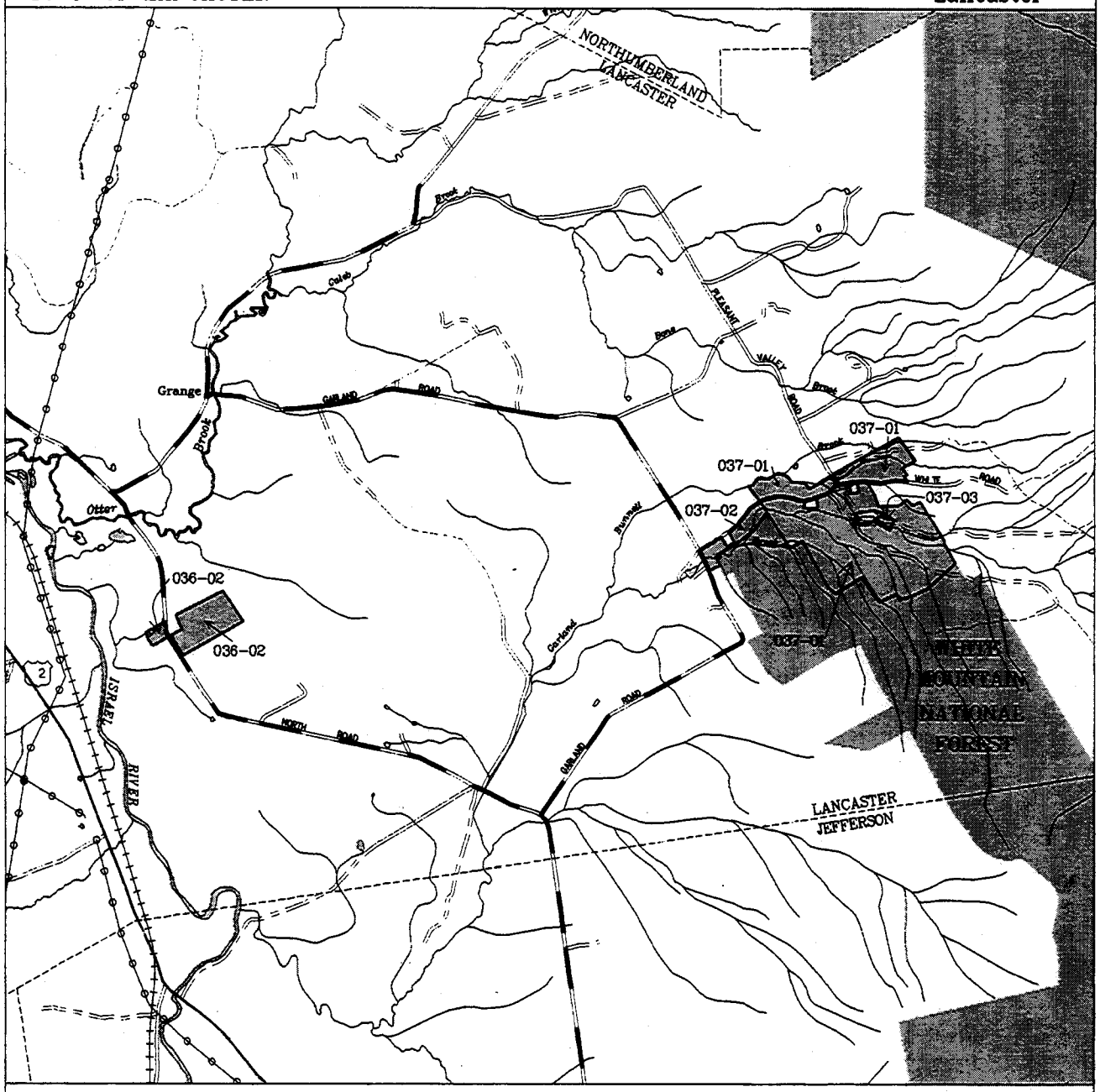
LAND CONSERVATION INVESTMENT PROGRAM

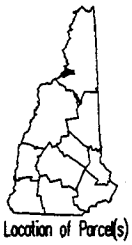
TOWN OF LANCASTER

Lancaster

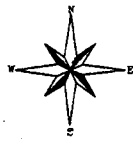


PARCEL ID	ACREAGE	GRANTOR
036-02	37.4	CHRISTIE (ESMT)
037-01	237.0	SMITH (ESMT)
037-02	13.9	SOUTHWORTH (ESMT)
037-03	2.3	SOUTHWORTH (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

NADEAU EASEMENT

LANCASTER

Over 339 acres owned by John E. and Marceline M. Nadeau support a working dairy farm on the prime agricultural soils of the Connecticut River floodplain. A conservation easement was placed on the property under terms of the Land Conservation Investment Program in October, 1990, at a cost to the State of $85,000. The appraised value of the conservation easement was $222,000.

The Nadeau fields front on the Connecticut River for over a mile and provide outstanding opportunities for hiking, fishing, and hunting. The terms of the conservation easement allow for canoe-access camping in a designated area on the river bank. A small pond provides nesting and resting habitat for migratory waterfowl. Beaver Brook is ideal habitat for beaver, muskrat and other furbearers. Extensive alder flats provide cover for woodcock and the open fields and brushy hedgerows attract rare northern harriers which hunt and nest on the property. The Brackett Log cabin was built on the present-day Nadeau Farm in 1779, and a stone marks the location of one of Lancaster's earliest settlers.

The NH Department of Agriculture monitors the Nadeau easement.

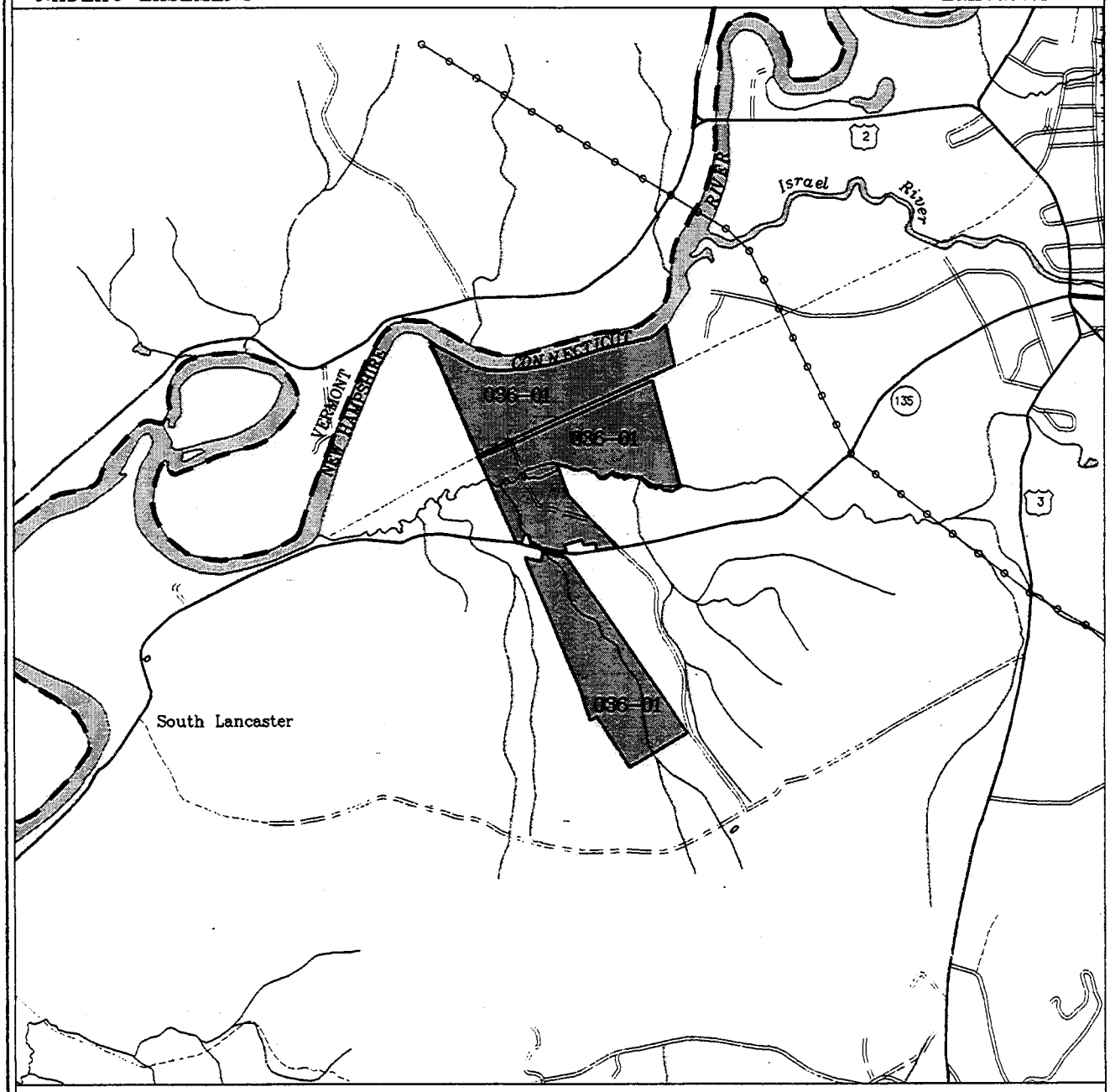
SUMMARY INFORMATION

GRANTOR: John E. & Marceline M. Nadeau
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 339.84
DATE ACQUIRED: 10-26-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $85,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 771/452
PLAN RECORDED: #476A, 476B
DATE PLAN RECORDED: 10-26-90

LAND CONSERVATION INVESTMENT PROGRAM

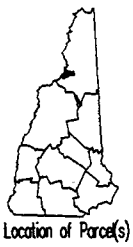
NADEAU EASEMENT

Lancaster

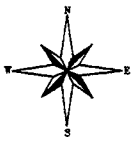


PARCEL ID	ACREAGE	GRANTOR
036-01	339.8	NADEAU (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LANDAFF LOCAL LAND CONSERVATION GRANTS

The Town of Landaff completed a land protection project through the state's Land Conservation Investment Program, resulting in the acquisition of three conservation easements covering 388 acres of productive farm and forest land.

Jockey Hill Farms Parcel

The 364-acre Jockey Hill Farm, owned by David and Brenda Clement, is protected as a result of this effort. This easement conserves the farm's scenic fields and establishes permanent pedestrian access to the farm's woodlands and snowmobile access to the State snowmobile trail that crosses the property.

The property consists of land located on the east side of Jockey Hill Road. There is also frontage on Hodge Hill Road, a maintained gravel road. It is estimated that 90% of the road frontage was developable, with the remaining 10% being steep or wetland. The combination of open fields and woods, along with the sparsely developed neighborhood, provide classic local scenery. In the middle distance are the largely undeveloped hills and valleys of Landaff. The long distance view to the west extends well into Vermont and to the south are dramatic views of Mount Moosilauke and surrounding mountains. Much of the viewshed is of protected National Forest lands.

The topography varies from gentle to moderate hillside along the roads to steep terrain toward the rear of the property. There is a pond behind the farm buildings about 3/4 acre in size and a small stream bisects the property from northeast to southwest. Approximately 96 acres are open land, of which 54 acres are cropland and hayfield and 42 acres are pasture.

The woodlands are a mixture of northern hardwoods and white pine. There is a small sugarbush at the north end of the land.

The easement on the Jockey Hill Farm parcels was appraised at $297,849 (June, 1990) and purchased by the LCIP at a cost of $167,298.

SUMMARY INFORMATION

LANDAFF

JOCKEY HILL FARMS PARCEL

GRANTOR: Jockey Hill Farms, Inc.
GRANTEE: Town of Landaff
ACRES: 364.4
DATE ACQUIRED: 4-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $167,298.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1962/594
PLAN RECORDED: 7174

CLEMENT PARCEL

GRANTOR: David W. Clement & Brenda J. Clement
GRANTEE: Town of Landaff
ACRES: 4.21
DATE ACQUIRED: 4-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1962/611
PLAN RECORDED: 7175

KNAPP PARCEL

GRANTOR: Robert Knapp
GRANTEE: Town of Landaff
ACRES: 19.8
DATE ACQUIRED: 4-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $6,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1962/620
PLAN RECORDED: 7176

Clement Parcel

David and Brenda Clement also donated a 4.21 acre conservation easement on either side of their homestead as part of this project. This parcel is situated on the east side of Jockey Hill Road near the intersection of King Hill Road.

Knapp Parcel

The 19.8 acre Tree Farm owned by Robert Knapp was also protected as part of this project. Situated down King Hill Road from the Jockey Hill Farm and located on Mill Brook Road, the Knapp Tree Farm contains an exemplary stand of managed white pine and includes an important wildlife corridor along its extensive Mill Brook frontage.

The Knapp property is reached by travelling south on Mill Brook Road (also called the Landaff Road) from Route 302 for approximately one and two-thirds miles. The property is found on the west or right hand side of the road, beginning just beyond the intersection of Mill Brook Road with Rabbit Path Road. The property is separated from Mill Brook Road by Mill Brook, a picturesque year-round stream. There is frontage on Rabbit Path Road, a gravel road, and Moses Clark Road, a Class VI road which is maintained and passable to a point within a few hundred feet of the subject's northerly boundary.

The topography varies from moderate slope to steep hillside.

The easement on the Knapp parcel was appraised at $28,000 (May, 1991) and purchased by the LCIP at a cost of $6,000.

In this project, the local match was assembled through generous bargain sales on the part of the landowners. A total of $173,298 of state funds was invested in the easements, which had an appraised value in excess of $325,849.

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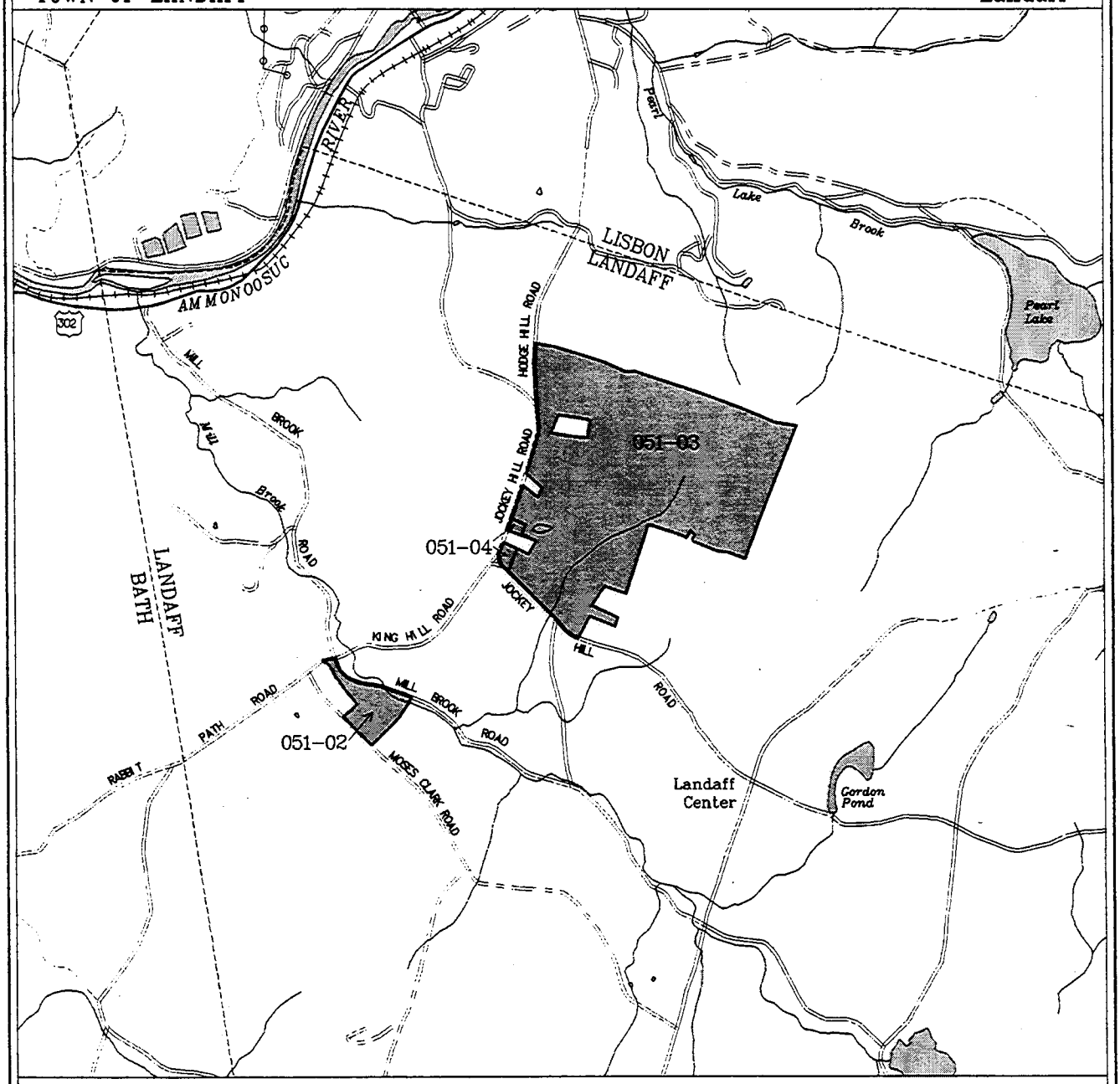
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF LANDAFF

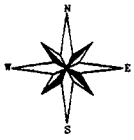
Landaff



PARCEL ID	ACREAGE	GRANTOR
051-02	19.8	KNAPP (ESMT)
051-03	364.4	JOCKEY HILL FARMS INC (ESMT)
051-04	4.2	CLEMENT (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LEBANON LOCAL LAND CONSERVATION GRANT

Cole Revocable Trust Parcel

The City of Lebanon purchased the 16 acre parcel owned by the Cole Revocable Trust using funds from the Land Conservation Investment Program. The tract, located in the northern part of Lebanon near the Hanover town line, was one of the last remaining undeveloped parcels of land along the Connecticut River in Lebanon.

The site is elevated approximately 10-20 feet from the river. It becomes level as it moves away from the river's edge. The topography of the site steeply increases approximately 200 feet from the river's edge. The rear portion of the site ends along a steep bank. Access is from East Wilder Road along a Class IV road.

The City plans to use the tract as a park for picnicking and river access. Together with adjacent Chambers Park (a parcel owned by the Connecticut River Watershed Council), the Cole parcel helps protect nearly one mile of Connecticut River frontage. The Cole tract contains many outstanding natural resource features as well, including plants which are considered "of special concern."

The tract also contains a prime example of a segmented esker, a geological formation characterized by major deposits of sand and gravel left by streams running underneath glaciers.

The riverbluff forest is comprised primarily of mature hardwood, with red oak being dominant. The property overlays a high yield aquifer and will provide protection to the quality of the groundwater.

The Connecticut River Watershed Council was instrumental in bringing this project to the State's LCIP program. That organization and the City raised funds from several sources to purchase the land ($21,500 from a City appropriation; $35,764 in private donations; $30,500 in Federal funding from the Land & Water Conservation Fund; $38,000 from the Lebanon Conservation Commission), and were successful in obtaining $180,000 from the LCIP in December, 1989.

SUMMARY INFORMATION

LEBANON

COLE REVOCABLE TRUST PARCEL

GRANTOR: Alana J. Cole Revocable Trust
GRANTEE: Town of Lebanon
ACRES: 16.0
DATE ACQUIRED: 12-15-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $305,764 (LCIP FUNDS SPENT: $180,000)
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1837/617
PLAN RECORDED: 5938

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LAND CONSERVATION INVESTMENT PROGRAM

CITY OF LEBANON

Lebanon

PARCEL ID	ACREAGE	GRANTOR
091-01	16.0	COLE REVOCABLE TRUST

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LEE LOCAL CONSERVATION GRANTS

The Town of Lee completed two local land conservation projects under the Land Conservation Investment Program. The first involved the Foster Properties parcel; the project closed in May, 1991. The second project, completed in April, 1991, involved two target properties--the Keniston and Claridge parcels. A total of 184.66 acres were protected at a cost to the LCIP of $247,000.

PROJECT 1

Foster Properties, Ltd. Parcel

The 60.14 acre parcel owned by Foster Properties Limited is located on Route 155 in Lee and Durham. As of May, 1990, the conservation easement was appraised at $200,000. The easement was sold for a bargain price of $95,000.

The parcel is bounded on the north by Route 155, on the east by an unimproved gravel road subject to gates and bars, and on the south by the Oyster River.

Approximately one-third of the area is wooded, one-third is open field and pasture and one-third is apple orchard. Most of the wooded land is along Route 155 and consists of mature white pine and mixed northern hardwoods. The orchard occupying the western portion of the property has a total of nine varieties of apples. The open pasture and fields are located around the farm buildings in the center of the property and to the east between the buildings and the river.

PROJECT 2

A $50,000 grant from the Department of Agriculture and a municipal appropriation combined with the local LCIP grant in the amount of $152,000 to purchase conservation easements on three target parcels in Lee. The easements on the Claridge and Keniston properties help protect a 300-acre corridor of historic agricultural land near the center of town.

Keniston Parcels

Robert and Euna Keniston protected their farm by conveying a conservation easement to the town. The $81,000 in LCIP matching funds and $19,000 in town funds went to purchase an easement on the 48.74 acre parcel. The Department of Agriculture purchased an easement on the 24.37 acre balance of the farmland for $50,000.

The farm has been in the Keniston family for eight generations; the highly visible open fields along Route 155 are a familiar landmark to Lee residents. The farm also has a long common boundary with the Earle farm, a 150-acre tract of farmland on Cartland Road on which the Society for the Protection of NH Forests holds a conservation easement. The Kenistons presently raise beef cattle.

Claridge Parcel

Harriett Claridge protected her 75.78 acre property with a conservation easement through the LCIP. The Claridge easement con-

SUMMARY INFORMATION

LEE

PROJECT ONE

FOSTER PROPERTIES, LTD. PARCEL

GRANTOR: Foster Properties, Ltd.
GRANTEE: Town of Lee
ACRES: 60.14
DATE ACQUIRED: 5-9-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $95,000
BOOK/PAGE NUMBER OF DEED CONVEYED: 1552/680
PLAN RECORDED: 32A-48

serves the scenic setting for an imposing brick federal style home set on 20 acres of open fields. The easement also protects Lee Hill, which has a population of flowering dogwood. Because the species is at the northern end of its range here, the dogwood are of great botanical interest, so the population will be monitored by the Town of Lee in the process of monitoring the easement provisions.

The property fronts three roads--Bennett Road, Lee Hill Road, and Route 125. Topography is varied, ranging from low land that is wet to the top of the hill, which is ledge. Approximately 50% is somewhat level and forms a gentle plateau. The parcel is approximately two thirds forested and one third scenic open field.

The Claridge easement was purchased with a $71,000 LCIP grant through the generosity of the landowner. The easement was appraised at $140,000 in August, 1990.

PROJECT TWO

KENISTON PARCEL #1

GRANTOR: Robert & Euna Keniston
GRANTEE: Town of Lee
ACRES: 48.74
DATE ACQUIRED: 4-12-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $100,000 (LCIP FUNDS SPENT: $81,000)
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1548/637
PLAN RECORDED: 38A-93

KENISTON PARCEL #2

GRANTOR: Robert & Euna Keniston
GRANTEE: Town of Lee
ACRES: 24.37
DATE ACQUIRED: 4-12-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $50,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1548/632
PLAN RECORDED: 38A-93

CLARIDGE PARCEL

GRANTOR: Harriett B. Claridge
GRANTEE: Town of Lee
ACRES: 75.78
DATE ACQUIRED: 4-12-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $71,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1548/646
PLAN RECORDED: 38A-91, 92

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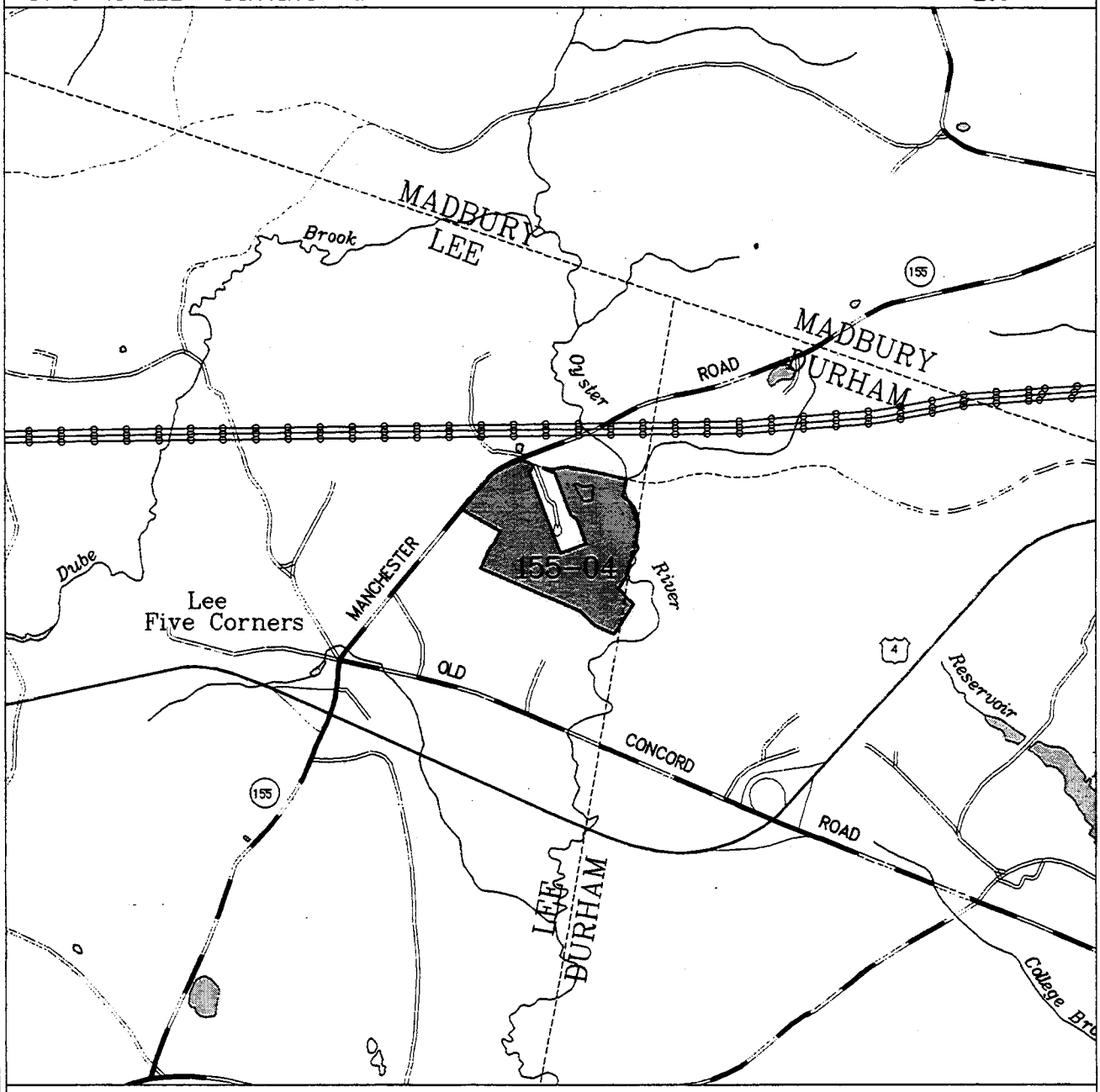
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF LEE - PROJECT 1

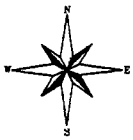
Lee



PARCEL ID	ACREAGE	GRANTOR
155-04	60.1	FOSTER PROPERTIES LTD (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

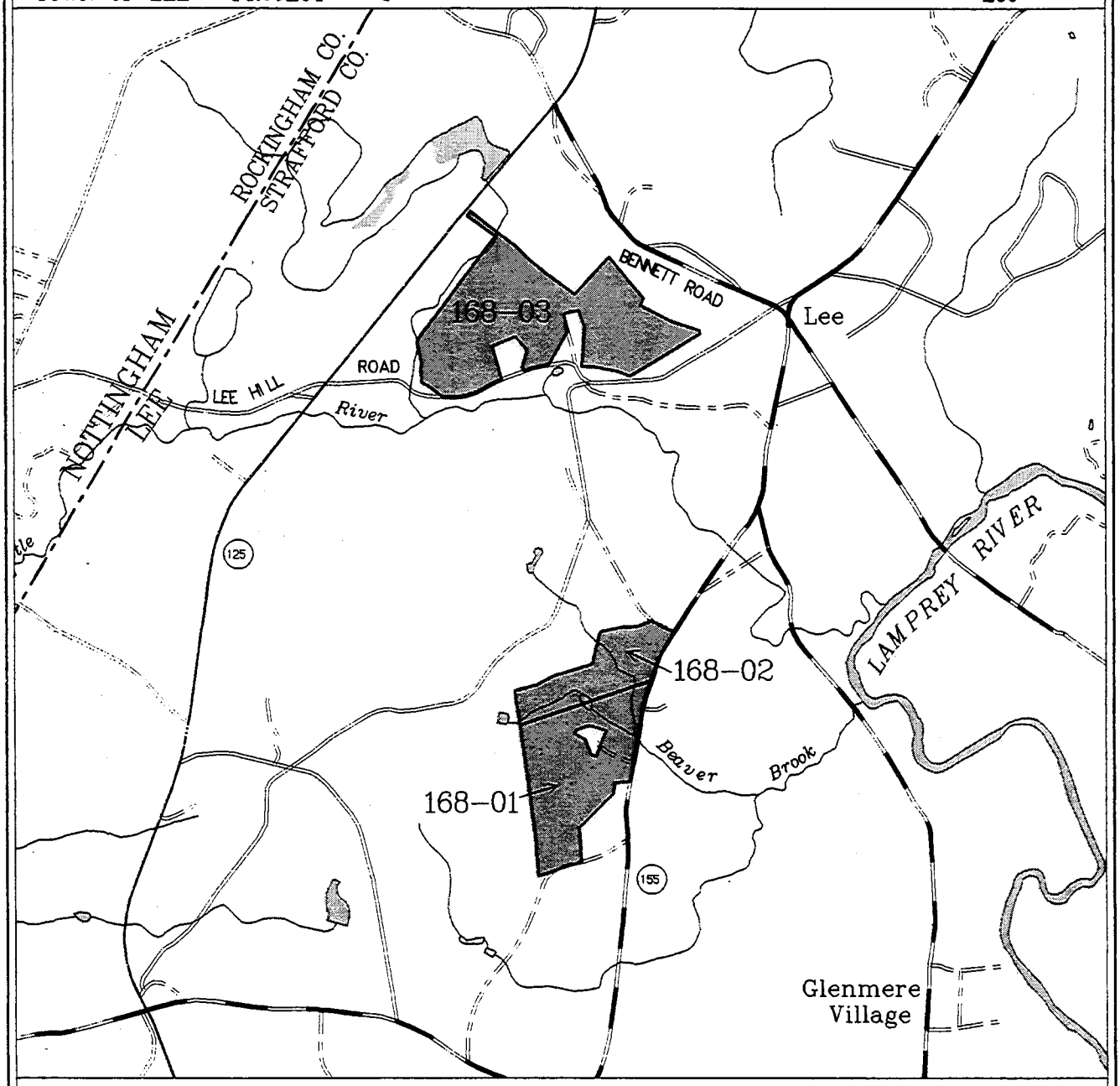
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

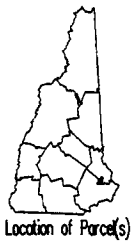
TOWN OF LEE - PROJECT 2

Lee

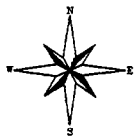


PARCEL ID	ACREAGE	GRANTOR
168-01	48.7	KENISTON (ESMT)
168-02	24.4	KENISTON (ESMT)
168-03	75.8	CLARIDGE (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
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University of New Hampshire
March, 1993

NEW HAMPSHIRE

LEACH PARCEL

LITCHFIELD

Fronting on the Merrimack River for about 700 feet, the 6.9 acre Leach parcel provides easy access to the riverfront directly from NH Route 3-A. Located a short walk from the old Litchfield village, this parcel's farm field views also contribute to the open, small-town character of that village. Its prime agricultural soil has been farmed, most recently in corn, for several generations. The river frontage is buffered by a band of aspen trees which provide habitat for beaver and other small mammals, migrating waterfowl, and even the occasional bald eagle travelling along the river. The property's strategic location may also provide a segment of the NH Heritage Trail.

Planned for the land is a pedestrian and hand-carried boat access point, to be developed and managed by NH Fish and Game. A small access ramp and parking lot will be created on part of the parcel, while the remainder will be used for wildlife planting or other agricultural purposes. Since the nearest Merrimack River public access points are 5-8 miles away in Hudson and in Manchester, this boating, walking and fishing spot fills a real need for the region. The Litchfield Selectmen and Conservation Commission have supported the concept of developing this land for river access and open space uses.

The Land Conservation Investment Program and the NH Fish and Game Department each contributed $100,000 toward the June, 1990, acquisition, for a total purchase price of $200,000. New Hampshire Fish and Game provided their part using Federal Aid matching funds and will use additional matching funds to cover site planning, engineering, and development costs for all the access point work.

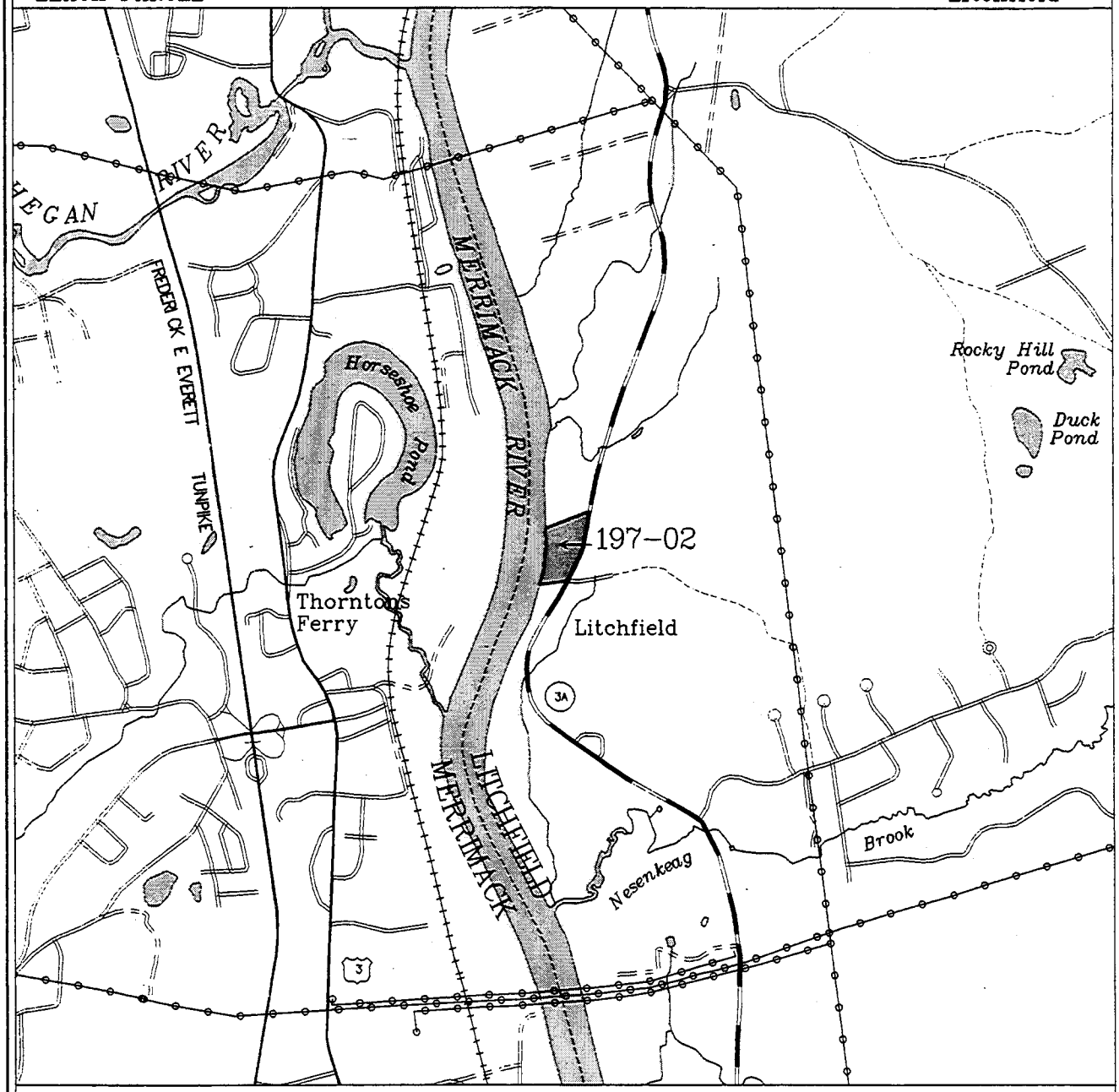
SUMMARY INFORMATION

GRANTOR: Shirley Leach (through Trust for NH Lands)
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 6.9
DATE ACQUIRED: 6-21-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $200,000. (LCIP COST: $100,000)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 5195/68; 5159/1327)
PLAN RECORDED: 24109 Dr. 100
DATE PLAN RECORDED: 12-28-89

LAND CONSERVATION INVESTMENT PROGRAM

LEACH PARCEL

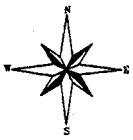
Litchfield



PARCEL ID	ACREAGE	GRANTOR
197-02	6.9	LEACH (TNHL)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LONDONDERRY LOCAL LAND CONSERVATION GRANT

A parcel containing 87.6 acres of forest land owned by Nathan Plummer was protected by conservation easement through the Land Conservation Investment Program in March, 1989. The appraised value of the easement on the Plummer parcel was $518,000 (February, 1989).

Plummer Parcel

The forest land, which is owned by Nathan Plummer and is situated on the westerly side of High Range Road, provides a key upland buffer to the 530-acre town conservation area. The Musquash Conservation Area was purchased by the Town in the 1970's and is part of a more extensive wetland system. The Musquash has one of the state's heron rookeries and also provides habitat for moose and deer. The protection of the Plummer land will help maintain the deer and moose populations by providing a large upland area in close proximity to the wetland.

The land has a stream running through it. There are several wood roads running through the parcel. Growth includes a section of good quality mature oak covering the northwest quarter of the parcel. In wet areas, the growth is generally sapling to pole sized hardwood/softwood mixture. About one-half the area is a mixture of oak, interspersed with white pines. In addition, there is an attractive 2 to 3 acre pine grove in the east-central portion of the parcel. The parcel has an aesthetically pleasing natural atmosphere throughout.

The Plummer property is a managed woodlot that has been in the family for over one hundred years. The easement will remove the development potential of the land in perpetuity, but allow Mr. Plummer and his family to continue owning and managing the forest land. In addition, the easement allows for a variety of public recreational uses of the property, which has a network of foot trails and logging roads.

The cost to the State for this easement was $225,000. The town was eligible for the LCIP funding because Mr. Plummer was willing to sell the conservation easement for less than half of its appraised value. The Londonderry Conservation Commission also committed $25,000 toward the $250,000 total purchase price. The total project value was $518,000.

SUMMARY INFORMATION
LONDONDERRY

PLUMMER PARCEL
GRANTOR: Nathan B. Plummer
GRANTEE: Town of Londonderry
ACRES: 87.6
DATE ACQUIRED: 3-23-89
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $225,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 2785/1560
PLAN RECORDED: D-18888

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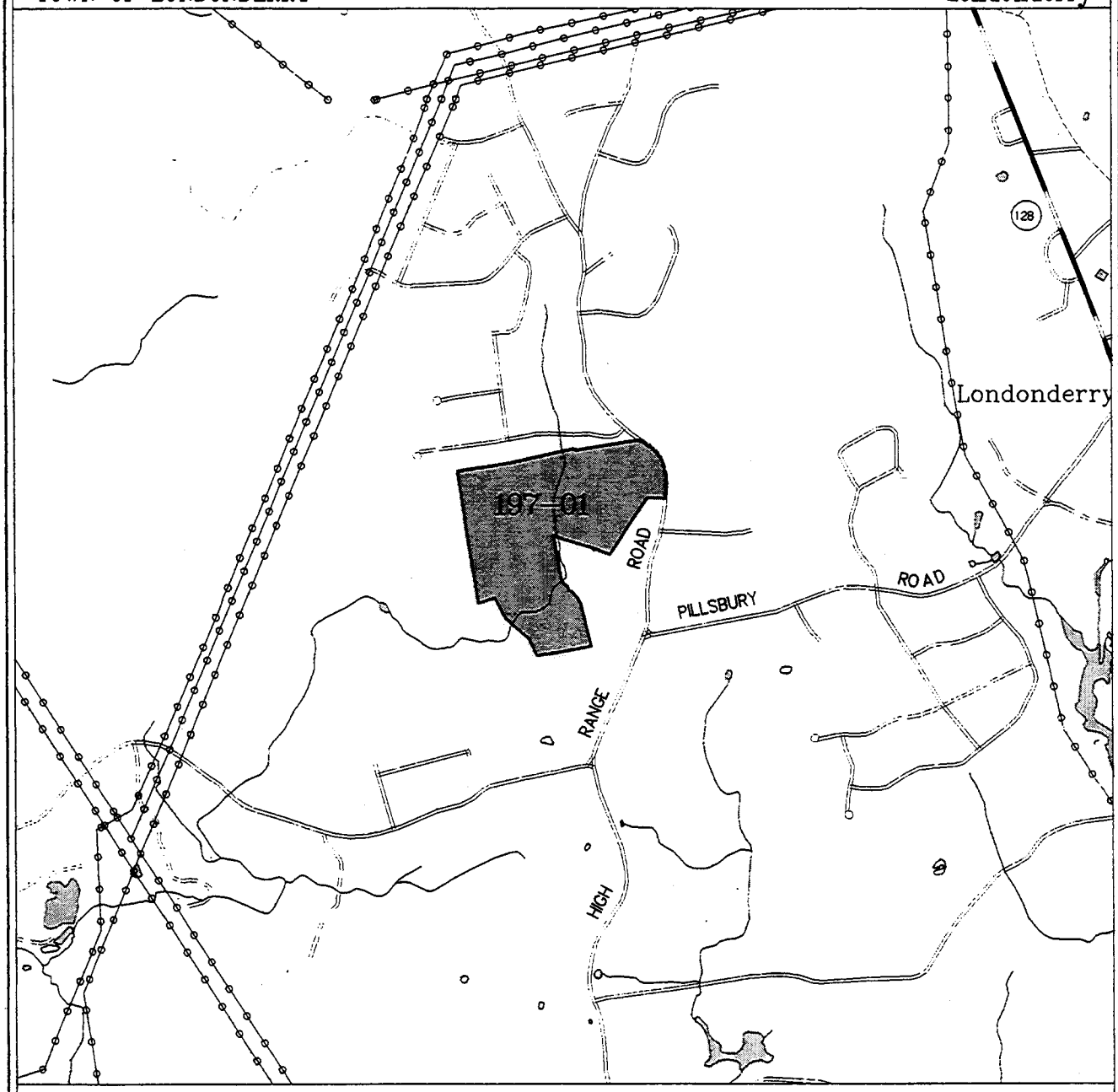
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF LONDONDERRY

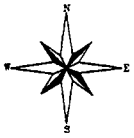
Londonderry



PARCEL ID	ACREAGE	GRANTOR
197-01	87.6	PLUMMER (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LOUDON LOCAL LAND CONSERVATION GRANT

Six landowners were involved in the Town of Loudon's local project. The project was completed in stages. The 1,243 acre total, located in the northeast section of town, abuts, as a block, the Osborne and Bergeron easements (LCIP state projects). The easements protect over 260 acres of highly productive farmland surrounding Sanborn Pond, scenic views unmatched anywhere in this part of the state, very productive and well-managed forestland, and extensive wildlife habitat already identified as critical by the NH Fish and Game Department.

The Bachelder and Sanborn farms have been in the same families for over 200 years.

Bachelder Parcels

The Town acquired two conservation easements on the farm owned by Albert Bachelder located on Pittsfield Road and Route 129.

One parcel is on Young Hill Road. The meadows of the Bachelder farm also surround the historic family homestead, one of the earliest homes in town, as well as the original Loudon Post Office. The land extends down to the shores of Sanborn Pond. Across from the homestead on Rt. 129 and Young Hill Road is a 34 acre meadow. Mr. Bachelder sold his conservation easements at a bargain price of $109,000 in February of 1992.

One hundred fifty-two acres of Bachelder's land was purchased in January, 1992, at a cost to LCIP of $6,500. This fee donation along Bumfagon Brook contains one of only a few upland heron rookeries in the state. The Town plans to develop a forestry management plan for the area.

SUMMARY INFORMATION

LOUDON

R. MERRILL PARCEL

GRANTOR: Richard Merrill
GRANTEE: Town of Loudon
ACRES: 272.6
DATE ACQUIRED: 9-11-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $127,600
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1894/67
PLAN RECORDED: 12513-4

J. MERRILL PARCEL

GRANTOR: Joseph Merrill
GRANTEE: Town of Loudon
ACRES: 189.4
DATE ACQUIRED: 9-11-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $50,300
BOOK / PAGE NUMBER OF DEED CONVEYED: 1894/79
PLAN RECORDED: 12515-6

BACHELDER PARCEL #1

GRANTOR: Albert B. Bachelder
GRANTEE: Town of Loudon
ACRES: 35.0
DATE ACQUIRED: 2-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $55,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1877/1575
PLAN RECORDED: 12347

BACHELDER PARCEL #2

GRANTOR: Albert B. Bachelder
GRANTEE: Town of Loudon
ACRES: 34.0
DATE ACQUIRED: 2-21-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $54,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1877/1564
PLAN RECORDED: 12346

Sanborn Family Trust Parcel

A 332.4 acre parcel owned by the Sanborn Family Trust was placed under conservation easement in July, 1992. The appraised value of the easement was $350,000; the purchase price was a bargain sale of $179,200. The farm is known for its antique water-powered sawmill at the outflow of Sanborn Pond. Approximately 35 acres of hayfield surround the historic homestead and mill area, and the balance of the farm is in mixed northern hardwoods and white pine.

The easement provides for pedestrian access to the forest lands and prevents any further residential development. To the east, the property is abutted by the Osborne Farm (also protected through the LCIP), and to the west, along the pond frontage, the Sanborn farm joins the Albert Bachelder farm. Together with the Richard Merrill and Bachelder parcels, this easement protects the majority of frontage on beautiful Sanborn Pond.

BACHELDER PARCEL #3

GRANTOR: Albert B. Bachelder
GRANTEE: Town of Loudon
ACRES: 152.0
DATE ACQUIRED: 1-10-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $6,500
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1874/2327
PLAN RECORDED: 12315

SANBORN FAMILY TRUST PARCEL

GRANTOR: Sanborn Family Trust
GRANTEE: Town of Loudon
ACRES: 332.4
DATE ACQUIRED: 7-28-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $179,200
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1889/1464
PLAN RECORDED: 12462

GREEN PARCEL

GRANTOR: Esther Green
GRANTEE: Town of Loudon
ACRES: 98.0
DATE ACQUIRED: 3-16-93
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $40,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1910/1757
PLAN RECORDED: 12657

YEATON PARCEL

GRANTOR: Bruce Yeaton
GRANTEE: Town of Loudon
ACRES: 129.3
DATE ACQUIRED: 3-16-93
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $68,800.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1910/1768
PLAN RECORDED: 12658

R. Merrill Parcel

Richard Merrill sold a conservation easement on his 272.6 acres of farmland located on Route 129 and Capt. French Road in Loudon at a price of $127,600 in September, 1992. This parcel contributes to the protection of Sanborn Pond and provides significant habitat for turkey, deer, and beaver. The Merrill parcel is located adjacent to the Sanborn Farm and Green easements.

J. Merrill Parcel

Joseph L. Merrill sold a conservation easement on his 189.4 acres on Ring Road in Loudon and on Class VI Green and Colony Roads in Pittsfield at a price of $50,300. This scenic farmland has views to distant hills and abuts the Yeaton farm.

Green Parcel

Esther Green sold a conservation easement on 98 acres of farmland for $40,000 through the Land Conservation Investment Program in March, 1993. The land is located on Blake

Road and Loudon Ridge Road. The property includes productive agricultural fields, pine and hardwood forests, and valuable wetland habitats.

Yeaton Parcel

Bruce Yeaton sold the town a conservation easement on his 129.3 acre Ring Road farm in March, 1993, for $68,800. The property is productive agricultural land, forested, and has valuable wetland habitat.

Overall, the Loudon project conserves 1242.7acres of contiguous land, including the majority of the frontage on Sanborn Pond and substantial scenic views along Route 129. The mixture of fields, forest and wetlands on these properties render them superlative wildlife habitat. Under the easement provisions, these lands are open to hunting and respectful pedestrian use.

This land conservation project helps preserve the significant historical value of this area of town. The Sanborn and Bachelder farms have been in the same families for over 200 years. The other farms have also been passed down in the same families for many generations. Two abutting farms that were conserved by the Osborne and Bergeron families through the LCIP's statewide program are also bicentennial farms--purchased by these families prior to 1776.

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LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF LOUDON

Loudon

PARCEL ID	ACREAGE	GRANTOR
137-07	152.0	BACHELDER
137-09	35.0	BACHELDER (ESMT)
137-10	34.0	BACHELDER (ESMT)
137-11	332.4	SANBORN FAMILY TRUST (ESMT)
137-12	272.6	MERRILL, R (ESMT)
137-13	98.0	GREEN (ESMT)
138-04	189.4	MERRILL, J (ESMT)
138-05	129.3	YEATON (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

OSBORNE AND BERGERON EASEMENTS

LOUDON, PITTSFIELD, BARNSTEAD

This Upper City Road locale is well known for its sweeping views of the Bergeron and Osborne farm fields and the surrounding hills. The Town of Loudon recognizes these scenic farms as a historic agricultural area in its zoning ordinance. The Town protected additional land in this historic area with an ambitious local LCIP project which placed conservation easements on six additional abutting historic farms. The entire protected area now totals 2055 acres.

Osborne Parcel

David and Louise Osborne sold an easement on their 738 acre farm in August, 1990, to help protect habitat for wild turkey, waterfowl and deer. The farm is located in Loudon, Pittsfield, and Barnstead. The easement also protects panoramic views of Mt. Kearsarge and Pat's Peak (Craney Hill). The Osborne family raises hay, corn, and beef cattle.

The wildlife habitat here and the educational programs held here every year made protection of this parcel a high priority for the NH Fish and Game Department. The Town of Loudon also supported protecting this bicentennial farm as development is encroaching rapidly in the area. The cost to the State for this outstanding easement was $510,000.

The Osborne easement allows public access for hiking, hunting, and cross-country skiing. Several unmaintained town roads offer attractive trail routes.

Bergeron Parcel

Harvey Bergeron of Loudon concluded several years of effort to protect his 81-acre Upper City Road, Loudon, property by granting a conservation easement to the State. The easement permanently protects the farm's rear woodlands and agricultural fields. The land is currently used by the Bergerons to support horses and a small herd of beef cattle. The Bergeron easement abuts the 738 acre Osborne conservation easement, and together, these easements protect outstanding habitat for a variety of upland wildlife, in particular deer and turkey. The Bergeron land is one of the NH Dept. of Fish and Game's original transplant sites for turkey, and it includes a deer wintering area.

The Bergeron farm itself has been in the family for nine generations. Mr. Bergeron plans to continue farming the land with his son.

The LCIP purchased the Bergeron easement on May 6, 1992, for $80,000. The easement is held by the NH Department of Fish and Game.

SUMMARY INFORMATION

OSBORNE PARCEL

GRANTOR: David and Louise Osborne
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 738.0
DATE ACQUIRED: 8-3-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $510,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1843/1041 (MCRD); 1144/16 (BCRD)
PLAN RECORDED: 3827

BERGERON PARCEL

GRANTOR: Harvey J. Bergeron
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 81.0
DATE ACQUIRED: 5-6-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $80,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1883/1404
PLAN RECORDED: 12389

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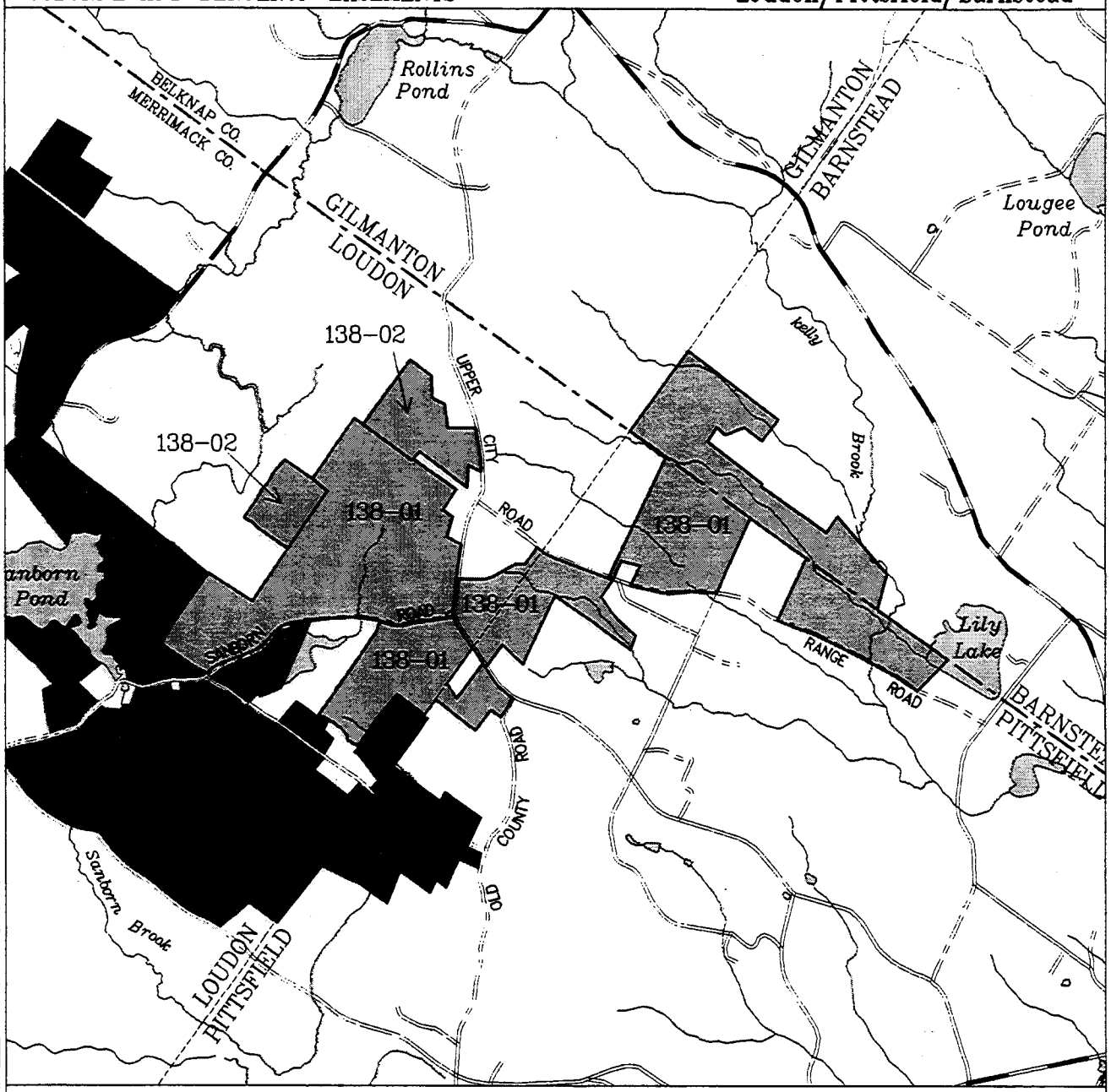
LAND CONSERVATION INVESTMENT PROGRAM

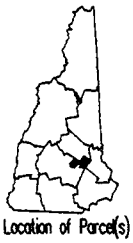
OSBORNE AND BERGERON EASEMENTS

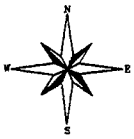
Loudon/Pittsfield/Barnstead



PARCEL ID	ACREAGE	GRANTOR
138-01	738.0	OSBORNE (ESMT)
138-02	81.0	BERGERON (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line


Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LYME LOCAL LAND CONSERVATION GRANTS

Two local projects were completed by the Town of Lyme in June, 1989, and April, 1991, protecting a total of 14 different parcels of land for conservation purposes at a total cost to LCIP of $416,200.

PROJECT 1

On June 2, 1989, the Town of Lyme successfully closed a land protection project that resulted in the permanent protection of over 370 acres of land, valued at $931,032, including the Recordridge Farm, a scenic farm perched on the edge of Lyme's historic town common.

Record Parcel

The Recordridge Farm, owned by Walter Record, is considered Lyme's foremost scenic asset. Its open meadows and apple orchard are visible from East Thetford Road and partially visible from State Highway Route 10, both gateways to Lyme village. The farm includes a section of a snowmobile trail that will continue to be used and maintained by a local snowmobile club.

Due to the faltering dairy economy, Mr. Record sold his dairy herd and equipment in July, 1988. He subsequently placed part of his farmland on the market for sale. The importance of the land to the Town caused townspeople to move quickly to reach an agreement with Mr. Record on the disposition of his real estate. This agreement, facilitated by the Lyme Hill and Valley Association, included the sale to the Town of a conservation easement on 70 acres of open land and the creation of three woodland housesites for sale on the open market. The Association, working closely with town officials and the Trust for NH Lands, helped to submit an application to the LCIP.

Conservation easements on ten separate parcels of land, five of which adjoin the Recordridge Farm, provided the necessary local match. The Records now raise a diversity of livestock on their permanently conserved land.

Beal Parcels

Katherine Beal donated easements on 73.71 acres of her land. Along with other parcels, this land, located on Brick Hill Road (a gravel town-maintained road), adds to the significant stretch of permanently protected land on this town-designated scenic road. The Beal property is located near the westerly boundary of the Town of Lyme in an area consisting of rural estates and farms. The parcels are a combination of open pasture and hay land, wooded land, and wooded hillsides, some with road frontage and some without. There are excellent views to the east and south from at least one of the open parcels. One parcel has frontage on North Thetford Road.

McIntyre Parcels

O. Ross and Jean McIntyre donated a conservation easement on 38.5 acres of their land, consisting of two parcels, appraised at $94,802 (1/89). The terrain is widely varied and predominantly wooded by white pine. There are also steep rocky pastures and well-drained fields. There is an area of sand and gravel deposits deeply cut by a small stream and an area with a picturesque fifteen foot waterfall. There are streams and wetland areas, southwestern exposure, and views of the Connecticut River Valley and the village of East Thetford.

A second 8.1 acre McIntyre parcel is located about 2000 feet to the north of the East Thetford Road. Wooded, the rectangular parcel is on a south facing hillside. There is a small pond on the property.

Smith Parcels

Stuart and Jean Smith donated conservation easements on 47 and 65 acre parcels as part of the match for this project. The 47-acre parcel abuts the Record

property. The appraised value of the two easements was $114,000 (1/89). The acreage is predominantly wooded with timber suitable for harvesting. Some of the land is too steep for logging. Pine is predominant in the southeast corner, with hemlock and hardwoods on the steeper slopes. Hillside exposure is east, south, and west. Much of the land is very steep with numerous outcroppings of ledge. The wooded land is surrounded by open pasture land facing south, which has excellent views of the village of Lyme and surrounding hills and mountains.

The second Smith parcel is also wooded with white pine and northern hardwoods. The terrain is unusual because part of the property is the remains of an ancient volcano, forming a bowl surrounded by a ring of steep slopes. Exposure is varied and there is a wet area of about five acres. Views are limited from most of the property.

Cooke Parcel

Jennifer Cooke donated a conservation easement on 32 acres. Appraised value of the donated easement was $82,652 (1/89). The Cooke property is located near the westerly boundary of the Town of Lyme and consists of two rectangular areas. One tract is mostly open rolling fields, except for a wooded area near the rear of the parcel, which fronts on River Road. Access from River Road is excellent and there are good views of the Connecticut River. The second tract abuts the first but has no road frontage. There is a 3 to 4 acre hayfield near River Road with good agricultural soils. The terrain forms a bowl which generally faces south and has excellent views facing down the Connecticut River Valley.

SUMMARY INFORMATION

LYME

PROJECT ONE

RECORD PARCEL

GRANTOR: Walter L. Record
GRANTEE: Town of Lyme
ACRES: 70.6
DATE ACQUIRED: 6-2-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000; (LCIP FUNDS SPENT: $241,200.)
BOOK/PAGE NUMBER OF DEED CONVEYED: 1806/461
PLAN RECORDED:

BEAL PARCELS #1 & #2

GRANTOR: Katherine P. Beal
GRANTEE: Town of Lyme
ACRES: 11.91, 62.0
DATE ACQUIRED: 12-30-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEEDS CONVEYED: 1783/236 & 1783/245
PLAN RECORDED: 3978

MCINTYRE PARCELS #1 & #2

GRANTOR: Ross & Jean McIntyre
GRANTEE: Town of Lyme
ACRES: 8.1, 30.4
DATE ACQUIRED: 6-2-89; 12-30-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEEDS CONVEYED: 1806/478 & 1783/270
PLAN RECORDED: 5517, 5631

SMITH PARCELS #1 & #2

GRANTOR: Stuart V. & Jean Smith
GRANTEE: Town of Lyme
ACRES: 47.0, 65.0
DATE ACQUIRED: 6-2-89; 12-30-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK / PAGE NUMBER OF DEEDS CONVEYED: 1806/470 & 1783/279
PLAN RECORDED: 5517

Schmitt Parcel

An additional conservation easement, valued at $146,892 (12/88) was donated by Annette Schmitt on 25.1 acres located on the easterly side of Brick Hill Road and abutting other conservation easement land. The terrain is gently sloped along the road and mid portions of the property, but fairly steep in the rear. Predominantly wooded with white pine, there are a few clearings of rocky pasture. Exposure is mainly east and west with views of the Connecticut River Valley and of Smarts Mountain.

Hewitt Parcel

Katherine Hewitt, Bayne Stevenson, and Mary Ann Lewis donated a 17.7-acre easement on land they owned along the Connecticut River in north Lyme, along the Orford town line. The parcel is bounded on the east by River Road, on the south by conservation easement lands belonging to Stevenson, on the west by the Connecticut River, on the north by land of Ryan, and on the east by River Road. The property is near the Clay Brook Covered Bridge and was suitable for development.

Also included were unofficial match donations from William Nichols (140 acres), Elizabeth Ladd (104.74 acres), Geneva Menge (4.3 acres), and John Nemiah (104.74 acres). All these parcels are located in the East Hill area of Lyme.

PROJECT 2

On April 17, 1991, the Town of Lyme closed its second local land protection project, protecting 501.45 acres from future development. In total, seven parcels of land were involved in this project and all were placed under conservation easements which protect timberland and significant wildlife habitat. The properties are located off Route 10, Baker Hill Road, and East Street, extending in a northeasterly direction from Route 10 at the Hanover town line. The lands protected are productive lands which are threatened by development and which are the focus of concern by abutting landowners.

Menge Parcels

The centerpiece of this project is the 154.4 acre Maple Leaf Farm owned by John Menge. The property consists of two parcels located on Route 10 and Goose Pond Road in Lyme. Mr. Menge has managed this property over the past 30 years as a Tree Farm with a strong emphasis on wildlife habitat enhancement. The property was awarded NH Tree Farm of the Year in 1980. The property includes a major deeryard identified by the NH Fish &

COOKE PARCEL

GRANTOR: Jennifer Cooke
GRANTEE: Town of Lyme
ACRES: 32.2
DATE ACQUIRED: 5-10-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1802/989
PLAN RECORDED: 5632

SCHMITT PARCEL

GRANTOR: Annette Schmitt
GRANTEE: Town of Lyme
ACRES: 25.1
DATE ACQUIRED: 5-10-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1802/980
PLAN RECORDED:

HEWITT PARCEL

GRANTOR: Katharine Hewitt, Bayne Stevenson, Mary Ann Lewis
GRANTEE: Town of Lyme
ACRES: 17.7
DATE ACQUIRED: 12-31-87
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK /PAGE NUMBER OF DEED CONVEYED: 1718/107
PLAN RECORDED: 5569

Game Department, 34 acres of actively managed hayland, and extensive frontage on Hewes Brook.

The first tract is located on the west side of Route 10 and south of Goose Pond Road. Access to the parcel is from Route 10. There are two hayfields of approximately 10 acres and 7 acres with a wooded bluff that slopes down to Hewes Brook, a year round stream. The second tract is located on the northerly side of Goose Pond Road, is irregular in shape, and primarily wooded. A ten-acre clear cut at the top of the low hill just north of the road was made in the 1980's and replanted to pine.. The conservation easement on the Menge land was appraised at $276,000 (December, 1990) and Mr. Menge received $175,000 from the LCIP grant.

Stockmayer Parcel

Sylvia Stockmayer donated a conservation easement on her 26.5 acres located on the northwesterly side of Baker Hill Road in Lyme as part of the local match for this project. This tract extends the protection of Maple Leaf Farm to the (north or east), providing mature hardwood forest cover and additional deer yarding habitat.

The property is approached from the Green in Hanover by taking Route 10 north 7.1 miles to the intersection of Goose Pond Road, which is found on the right or east side. After 4/10ths of a mile, Goose Pond Road forks to the left. About 1.3 miles along Goose Pond Road is a four way intersection, with Baker Hill Road found to the left. The property is found on the left hand or north side of the road 6/10ths of a mile along Baker Hill Road.

SUMMARY INFORMATION

LYME

PROJECT TWO

MENGE PARCEL

GRANTOR: John A. Menge
GRANTEE: Town of Lyme
ACRES: 154.4
DATE ACQUIRED: 4-17-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $175,000
BOOK/PAGE NUMBER OF DEED CONVEYED: 1905/522
PLAN RECORDED: 6913

STOCKMAYER PARCEL

GRANTOR: Sylvia Stockmayer
GRANTEE: Town of Lyme
ACRES: 26.5
DATE ACQUIRED: 2-13-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1898/189
PLAN RECORDED: 6429

CRARY PARCEL

GRANTOR: Alexander, Jonathan, & David Crary
GRANTEE: Town of Lyme
ACRES: 73.0
DATE ACQUIRED: 4-17-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1905/504
PLAN RECORDED: 6445

HEWITT PARCEL

GRANTOR: Katherine Hewitt
GRANTEE: Town of Lyme
ACRES: 33.77
DATE ACQUIRED: 1-20-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK /PAGE NUMBER OF DEED CONVEYED: 1840/50
PLAN RECORDED: 6444

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The donated Stockmayer easement was appraised at $78,000.

Hewitt Parcel

Also protected in this project is the 33.77 acre Katherine Hewitt parcel, located off Baker Hill Road. This tract also extends the protection of Maple Leaf Farm and provides mature hardwood forest cover and additional deer yarding habitat. The property is approached from Hanover by taking Route 10 to the intersection of Goose Pond Road. Proceed along Goose Pond Road for approximately 2 miles to the intersection of Baker Hill Road. Take a left onto Baker Hill Road and proceed approximately 1.5 miles to the Hewitt homestead, found on the left.

Land at the base of the valley is generally open pasture land. Woodlands are younger growth, the result of a clear cut thirty years ago. The sloped hillsides reach a plateau on the westerly side, offering views of Holts Ledge, Bear Mountain, and Moose Mountain.

The donated Hewitt easement was appraised at $42,000. (12/89)

Crary Parcel

A conservation easement, appraised at $60,000, was placed on the 73-acre Crary property located on East Street in Lyme. The property is owned by Alexander Crary, Jonathan Crary, and David Crary. This tract also extends the protection of Maple Leaf Farm, providing mature hardwood forest cover and additional deer yard habitat. A number of trails weave through the Stockmayer, Hewitt, Crary, and Menge properties to and from a set of Class VI roads on which the protected lands front.

The property is approached from Route 10 by taking Goose Pond Road two miles west to the intersection of Baker Hill Road. Proceeding left on Baker Hill Road, the Y intersection with Goodell Road is found several hundred yards on the left. Goodell Road changes to unmaintained road after several hundred feet. Goodell Road intersects with East Street after a quarter of a mile, with East Street bearing to the right in an easterly direction. The Crary property begins about three to four hundred yards on both sides of the road. East Street is a discontinued road, quite scenic and lined with large maples.

The property is entirely wooded. There are areas of several old clearcuts interspersed with stands of very good quality mature pine. Good middle distance views of Holts Ledge, Bear Mountain, and Moose Mountain are possible.

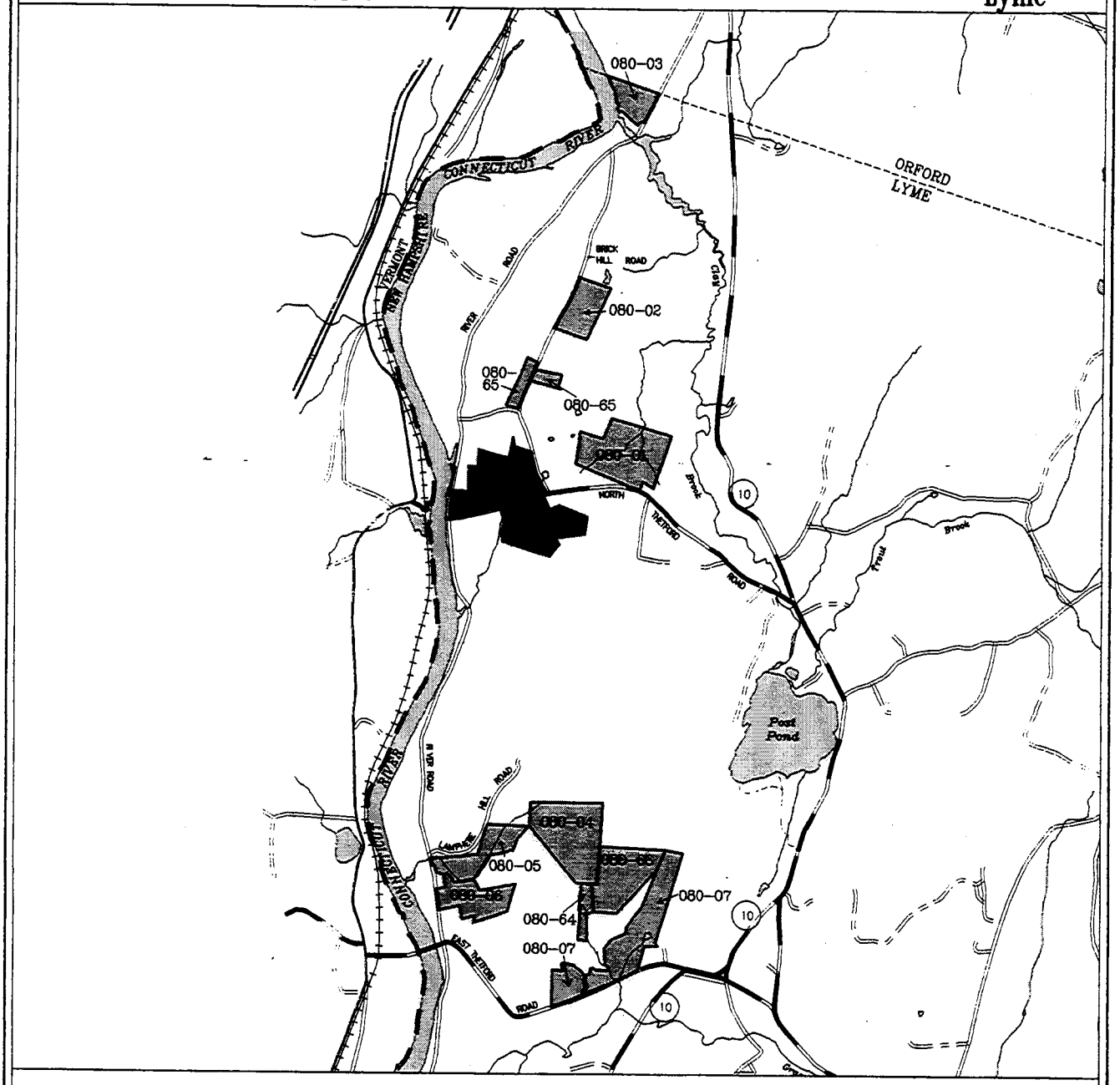
With adjoining protected parcels, the total corridor of contiguous land protected is approximately 635 acres. The conservation easements will ensure that the properties will remain forever as open space and will not be subdivided. Public access will be allowed on the Maple Leaf Farm easement land. "Unofficial" matching conservation easements for this project were donated by Nichols, John Nemiah, Elizabeth Ladd, and Geneva Menge.

The LCIP invested $175,000 for this project which resulted in the conservation of land worth $456,000.

LAND CONSERVATION INVESTMENT PROGRAM

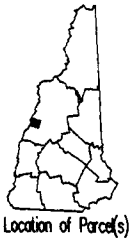
TOWN OF LYME - PROJECT 1

Lyme

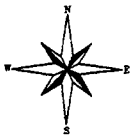


PARCEL ID	ACREAGE	GRANTOR
080-01	62.0	BEAL (ESMT)
080-02	25.1	SCHMITT (ESMT)
080-03	17.7	HEWITT ET AL. (ESMT)
080-04	65.0	SMITH (ESMT)
080-05	30.4	MCINTYRE (ESMT)
080-06	32.2	COOKE (ESMT)
080-07	70.6	RECORD (ESMT)
080-64	8.1	MCINTYRE (ESMT)
080-65	11.9	BEAL (ESMT)
080-66	47.0	SMITH (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

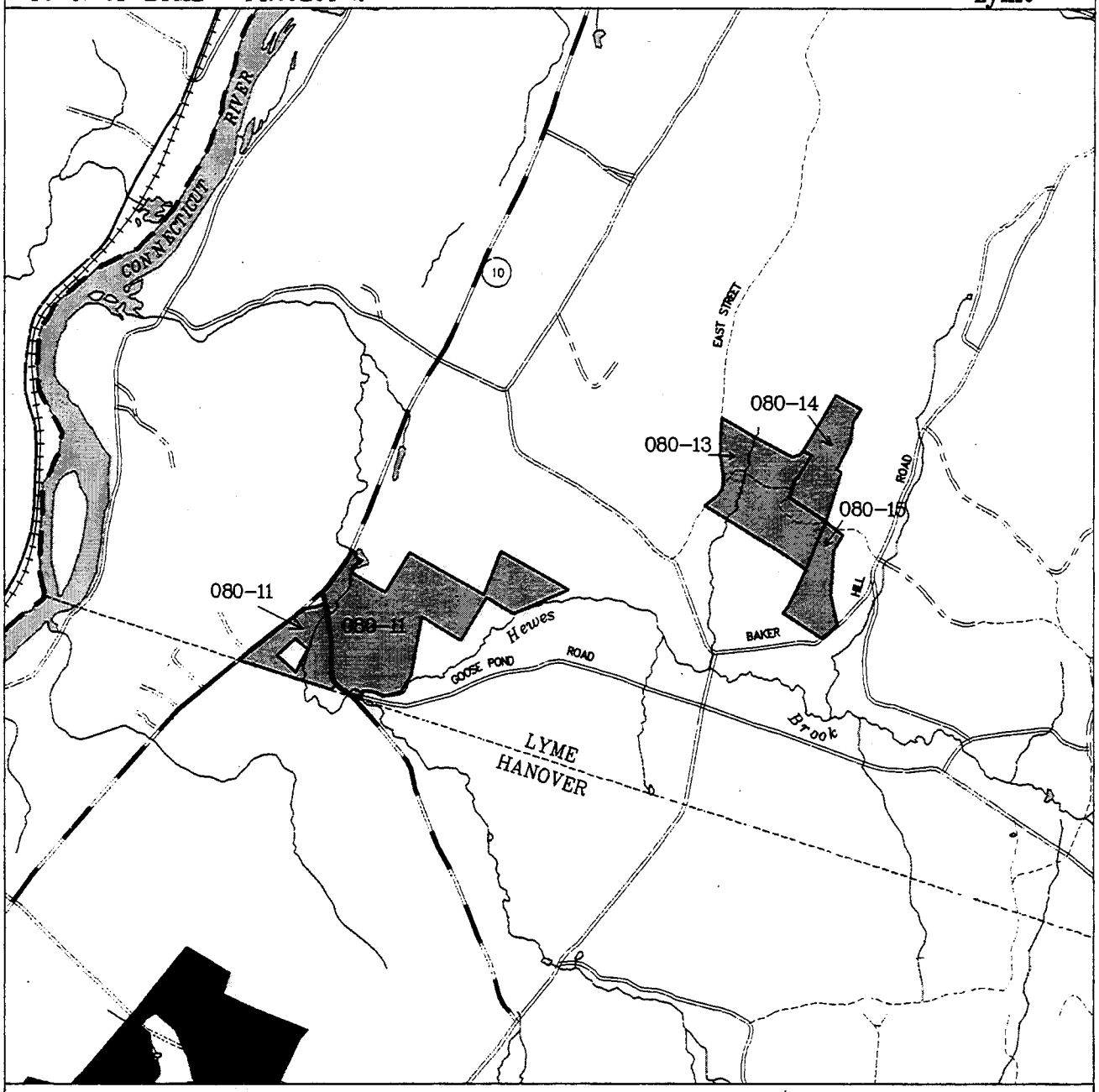
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

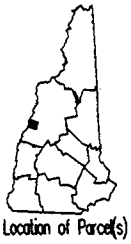
TOWN OF LYME - PROJECT 2

Lyme

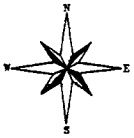


PARCEL ID	ACREAGE	GRANTOR
080-11	154.4	MENGE, J (ESMT)
080-13	73.0	CRARY (ESMT)
080-14	33.8	HEWITT (ESMT)
080-15	26.5	STOCKMAYER (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

TULLAR EASEMENTS

LYME

The State's Land Conservation Investment Program purchased two conservation easements in October, 1990, on 91.8 acres of prime agricultural land located on the Connecticut River in the Town of Lyme. The Berway Dairy Farm, owned by Bernard, Frances, and Wayne Tullar, is on Lyme's scenic River Road, North Thetford Road, and Brick Hill Road and lies adjacent to other tracts of permanently protected agricultural land.

The NH Department of Agriculture monitors the Berway Farm conservation easements. The easements ensure that the land will remain undeveloped and available for agricultural production.

In the vicinity of the Tullar properties, the Society for the Protection of NH Forests holds conservation easements on over 150 acres of land on Brick Hill Road and along the Connecticut River, to the north and east of Berway Farm. In addition, the Connecticut River Watershed Council (CRWC) holds a conservation easement on a 13 acre field on the Connecticut River nearby.

The LCIP paid $250,000 for the Berway Farm conservation easements. An additional 18.3 acre parcel was simultaneously protected by the purchase of an Agricultural Preservation Restriction by the Department of Agriculture for $50,000, bringing the total Berway Farm protected acreage to 110.1 acres.

SUMMARY INFORMATION

GRANTOR: Frances Tullar & B. Wayne Tullar, Jr.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 18.3
DATE ACQUIRED: 10-15-90
INTEREST ACQUIRED: Conservation Easement
DEPT. OF AGR. FUNDS SPENT: $50,000.
BOOK/ PAGE NUMBERS OF DEED CONVEYED: 1883/518
PLAN RECORDED: 6592

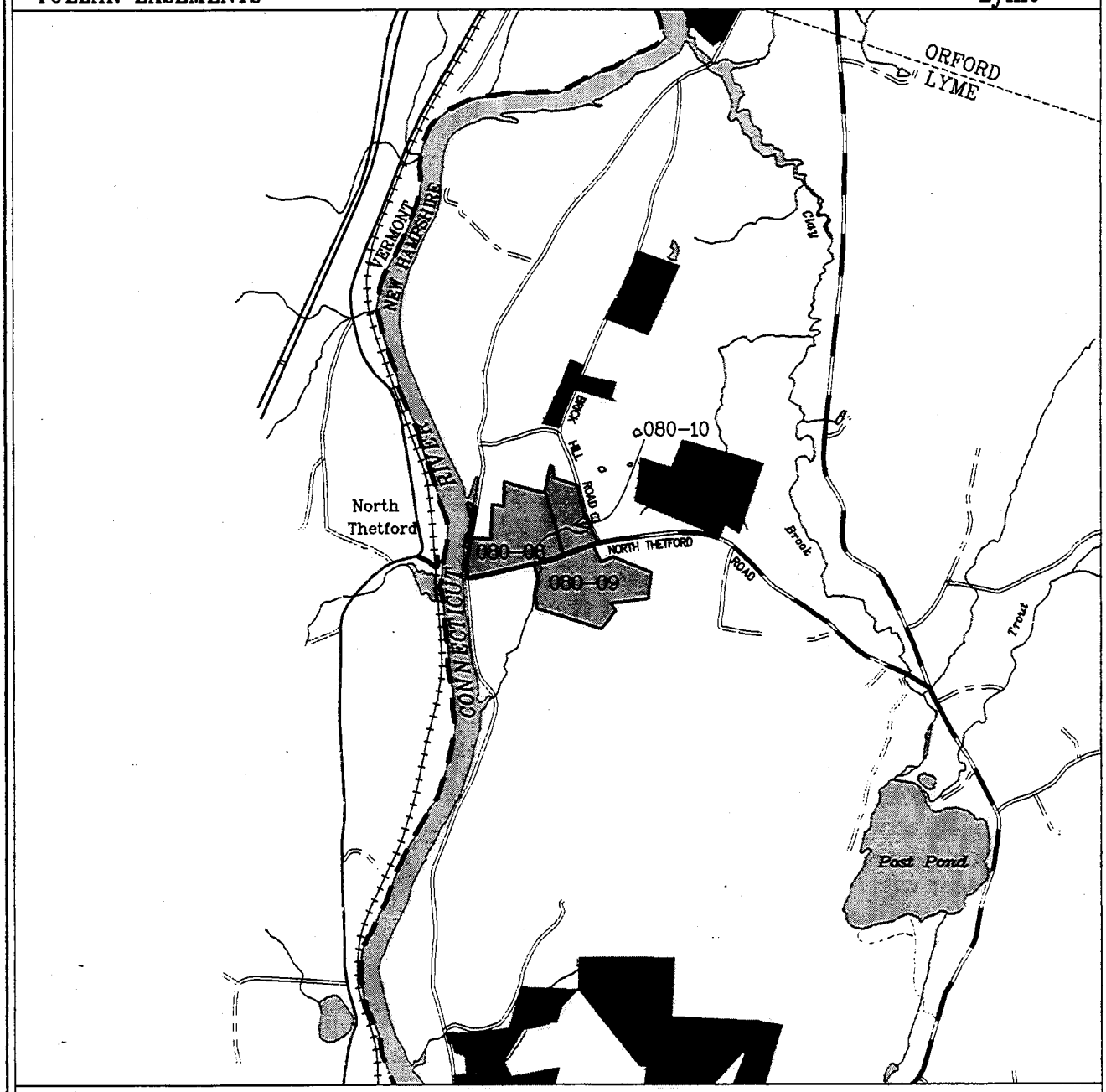
GRANTOR: Frances Tullar & Bernard Tullar, Sr.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 45.7
DATE ACQUIRED: 10-15-90
INTEREST ACQUIRED: Conservation Easement
LCIP FUNDS SPENT: $124,455.
BOOK / PAGE NUMBERS OF DEED CONVEYED: 1883/525
PLAN RECORDED: 6592

GRANTOR: Bernard Tullar, Sr. & B. Wayne Tullar, Jr.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 46.1
DATE ACQUIRED:10-15-90
INTEREST ACQUIRED: Conservation Easement
LCIP FUNDS SPENT $125,545.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1883/534
PLAN RECORDED: 6592

LAND CONSERVATION INVESTMENT PROGRAM

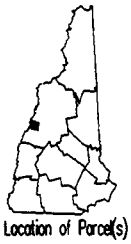
TULLAR EASEMENTS

Lyme

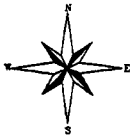


PARCEL ID	ACREAGE	GRANTOR
080-08	45.7	TULLAR, F & B (ESMT)
080-09	46.1	TULLAR, B & W (ESMT)
080-10	18.3	TULLAR, W & F (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

MADBURY LOCAL LAND CONSERVATION GRANT

A total of 149.77 acres was protected at a total cost of $152,100 in Madbury's local project. Madbury, with its above-average school system and attractive rural environment, will witness increasing residential development with a pressing need to plan and protect the remaining scenic open land and natural resources that make the town attractive. The total value of the project was appraised at twice the cost and was completed in October, 1989.

Fernald Parcel

The parcel containing 123.8 acres formerly owned by John Fernald is located on Nute Road in Madbury. There is approximately 2,260 feet of frontage on Nute Road. The property is an attractive combination of fields, woodland and freshwater wetland. The woodlands are a mixture of white pine, hemlock and mixed hardwood. There is extensive freshwater wetland on the Bellamy River. The topography is level to slightly rolling. Protection of this parcel helps ensure protection of the City of Portsmouth's water supply, the Bellamy Reservoir.

Wentworth Parcel

An 8-acre parcel abutting protected land around the town hall was donated by Dorothy and Carlton Wentworth as local match. The value of the donated Wentworth land was appraised in July, 1989, at $200.

The parcel is located approximately 700 feet north of a point on Rt. 155 that is approximately 1,000 feet east of the intersection of Town Hall Road and Rt. 155. The property abuts on the westerly boundary other Town-owned land. The parcel is wooded with a mixture of hardwoods.

Cragin Parcel

An 18-acre tract abutting protected land around the Bellamy Reservoir was donated as local match by Patrick Cragin. The parcel is located off Old Stage Road in Madbury, and it has approximately 565 feet of frontage on Fern Way. The property is wooded. The donated Cragin property was appraised in July, 1989, at $49,000.

FERNALD PARCEL

GRANTOR: John Fernald
GRANTEE: Town of Madbury
ACRES: 123.8
DATE ACQUIRED: 10-13-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $152,100.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1475/226
PLAN RECORDED: 37-151

WENTWORTH PARCEL

GRANTOR: Carleton M. & Dorothy L. Wentworth
GRANTEE: Town of Madbury
ACRES: 7.97
DATE ACQUIRED: 1-25-89; 11-22-89 corr.
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1432/162 & 1481/719
PLAN RECORDED: 32-71

CRAGIN PARCEL

GRANTOR: Patrick Cragin
GRANTEE: Town of Madbury
ACRES: 18.0
DATE ACQUIRED: 6-7-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1453/755
PLAN RECORDED: 34A-114

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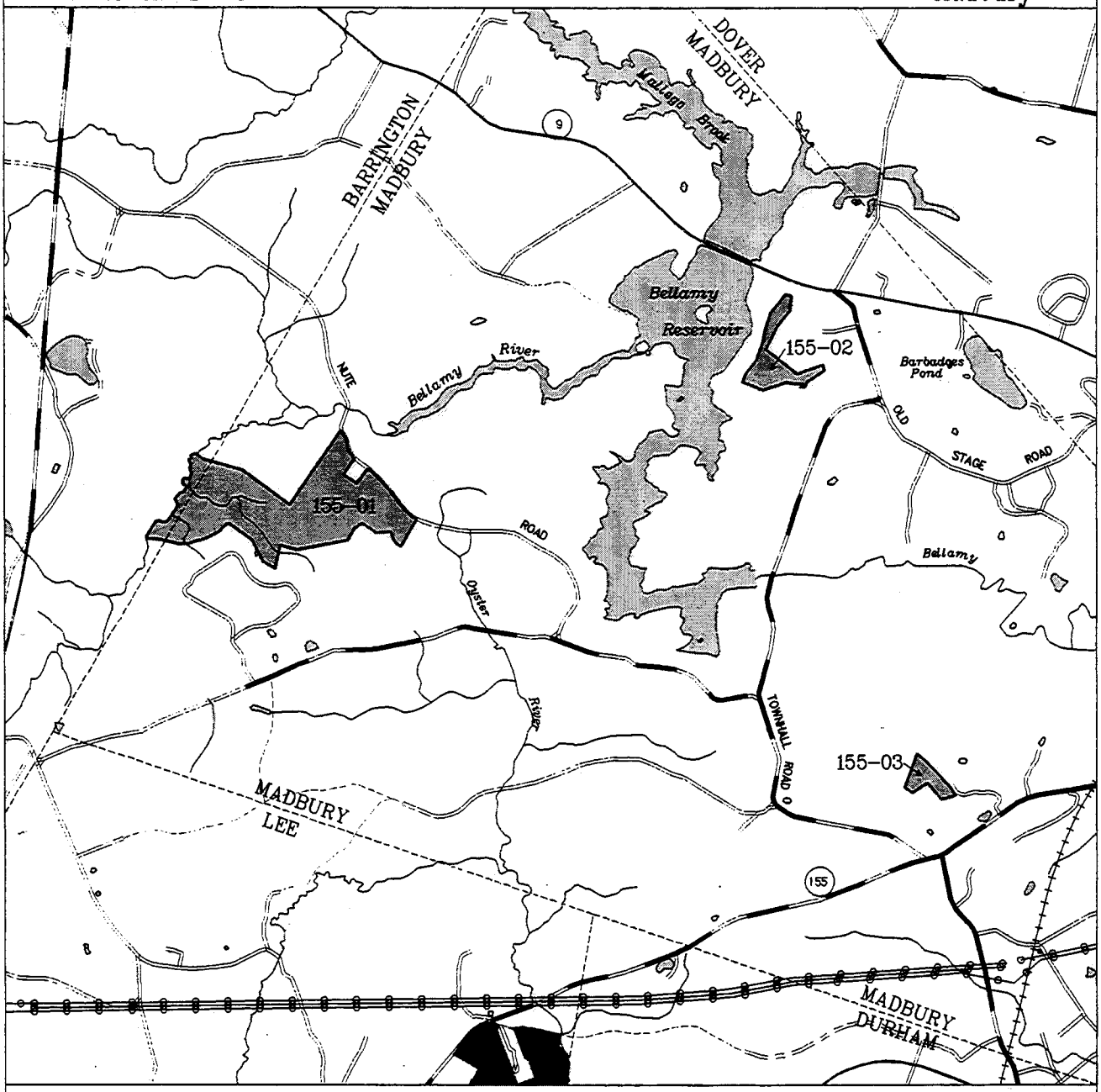
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF MADBURY

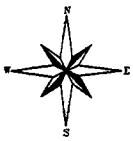
Madbury



PARCEL ID	ACREAGE	GRANTOR
155-01	123.8	FERNALD (ESMT)
155-02	18.0	CRAGIN
155-03	8.0	WENTWORTH

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

THE NATURE CONSERVANCY EASEMENT

MADISON

The pine barrens in Ossipee and Madison are a rare ecological community. In 1988, the Nature Conservancy located one of the best remaining examples of pine barrens. The property is 341 acres of pine forest on Route 41 in Madison. It is bounded by the West Branch River, along which the town owns a protective strip of riverbank. A class six town road winds through the property and is used as a snowmobile trail.

The Conservancy reached an agreement with the owner, Kennett Corporation, to secure the land so that private funds could be raised and LCIP funds could be sought for its permanent protection. In August, 1989, the Land Conservation Investment Program acquired a conservation easement on the property for the State at a cost of $250,000. The appraised value of the easement was $463,000. The Department of Resources and Economic Development monitors the easement. The Nature Conservancy purchased the property and will continue to manage it to perpetuate the exemplary pitch pine-scrub oak community and its associated rare butterflies.

The snowmobile trail through the property is secured by the easement, as is general pedestrian access.

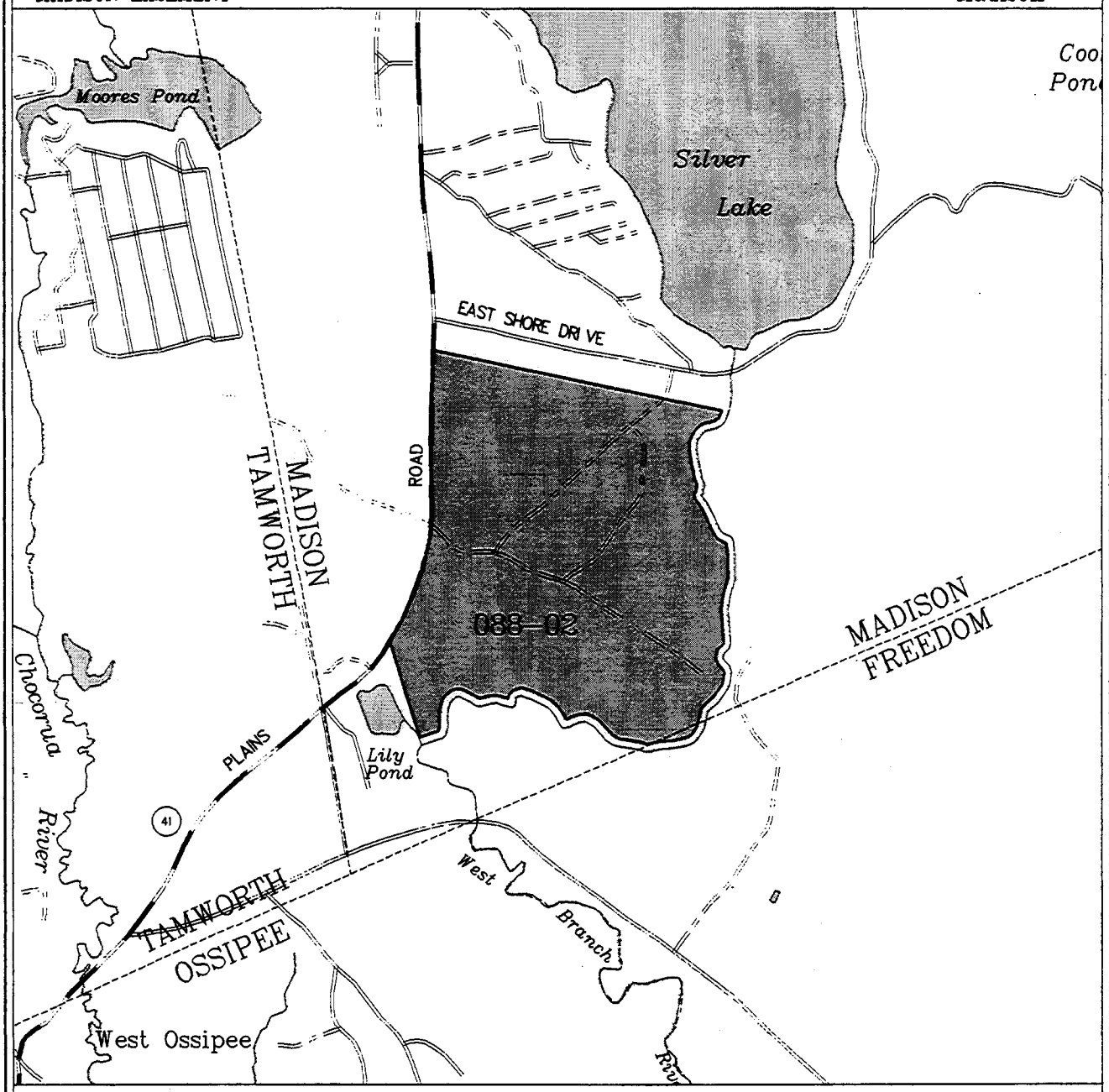
SUMMARY INFORMATION

GRANTOR: The Nature Conservancy
GRANTEE: State of NH (D.R.E.D.)
ACRES: 341.01
DATE ACQUIRED: 8-23-89
INTEREST ACQUIRED: Conservation Easement
LCIP FUNDS SPENT: $250,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1387/416& 418
PLAN RECORDED: CAB11 - 026
DATE PLAN RECORDED: 8-23-89

LAND CONSERVATION INVESTMENT PROGRAM

THE NATURE CONSERVANCY
MADISON EASEMENT

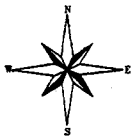
Madison



PARCEL ID	ACREAGE	GRANTOR
088-02	341.0	THE NATURE CONSERVANCY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

MANCHESTER LOCAL LAND CONSERVATION PROJECT

The focus of Manchester's local project was access to the Merrimack and Piscataquog Rivers. This downtown one-acre parcel located on Bass Island is at the confluence of the two rivers. It provides a boat launch suitable for hand-carried boats and an exceptional view of the Piscataquog channel, which is otherwise obscured by development.

This parcel ties in with Piscataquog River Park, which the city would like to extend and connect to the Merrimack River, providing needed greenspace for this neighborhood.

Previously used as a tire warehouse and retread facility, the buildings previously located on the parcel were destroyed by fire. The site required additional clean-up and was restored for conservation uses by the City. Local match was provided by municipal funds.

SUMMARY INFORMATION

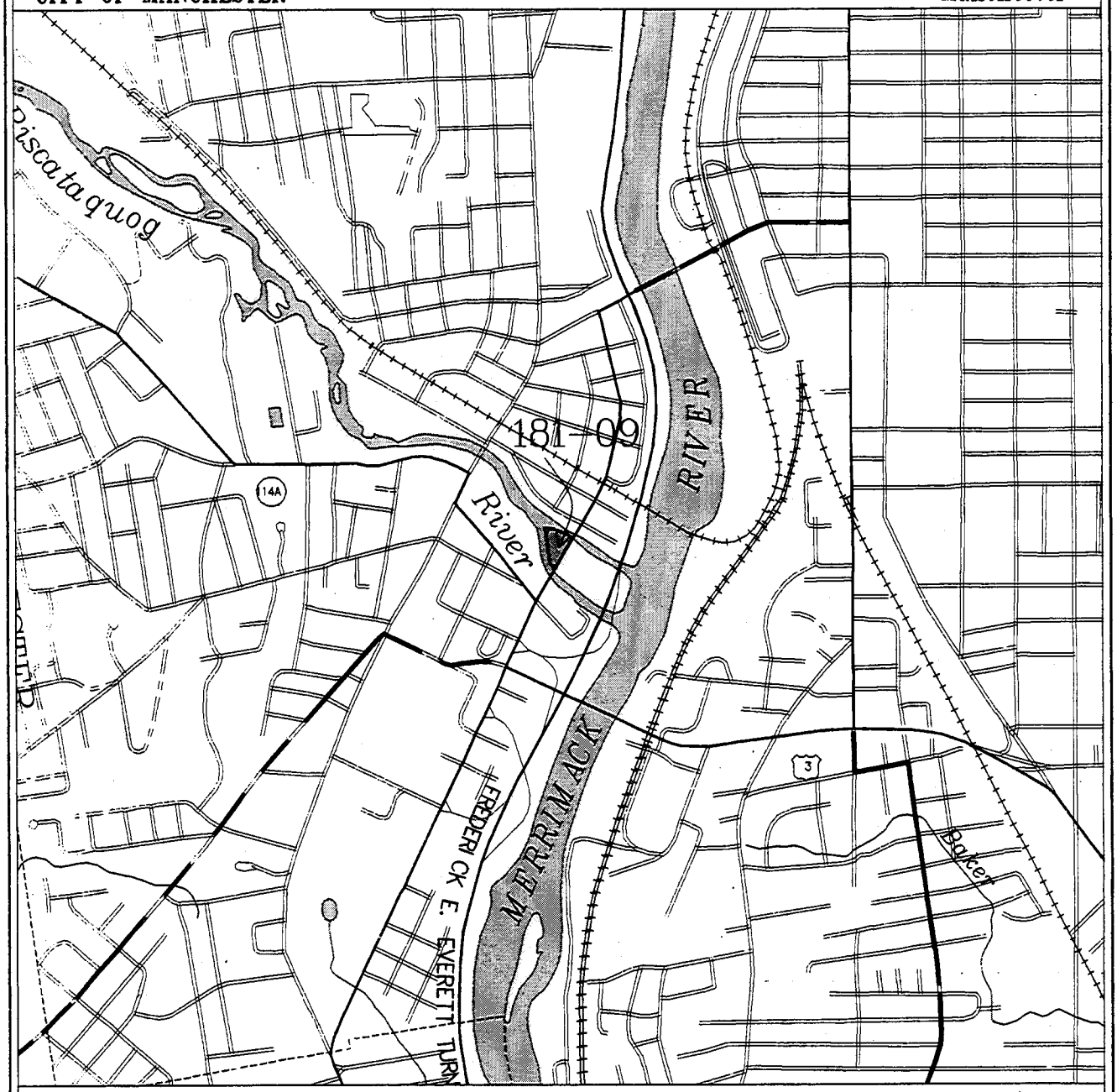
GRANTOR: Marcelle L. Connare
GRANTEE: City of Manchester
ACRES: 1.08
DATE ACQUIRED: 6-25-93
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $160,000. (LCIP PRICE: $80,000)

Printed by the Land Conservation Investment Program,
2 1/2 Beacon Street, Concord, NH 03301 - June, 1993

LAND CONSERVATION INVESTMENT PROGRAM

CITY OF MANCHESTER

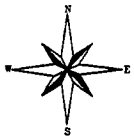
Manchester



PARCEL ID	ACREAGE	GRANTOR
181-09	1.1	CONNARE

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:18,000
(1 inch = 1500 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

MOORE'S FALLS CORPORATION PARCEL

MANCHESTER

On May 7, 1992, the Land Conservation Investment Program purchased 17.1 acres of Merrimack riverfront property on the south side of Manchester from Moore's Falls Corporation. This outstanding conservation land fronts on the Merrimack River for over half a mile, and is forested with a handsome stand of mature white pine. It includes numerous footpaths from decades of local use for hiking and fishing access to the river. Located between a large forested cemetery owned by the City of Manchester and forested Carthagina Island, owned by the State, the Moore's Falls parcel has a protected and remote feel unmatched by any other riverfront land in Manchester. This protected quality also creates a haven for plentiful riverfront wildlife, including bald eagles, which are known to use the pine stand on this site for winter perching while fishing the river.

Moore's Falls Corporation held this property for over 70 years. Originally the corporation purchased the property, along with other land and flowage rights along the Merrimack, in anticipation of building a hydropower dam. More recently, the property was targeted for residential development.

The NH Department of Resources and Economic Development manages the property for its conservation values and public use. The City of Manchester is developing a cooperative agreement with the State to manage the property on a day-to-day level. The City plans to include the Moore's Falls parcel as part of the Heritage Trail, which will stretch the City's length along the eastern riverbank. As part of the Moore's Falls acquisition, the City of Manchester donated an easement to the LCIP for access to the land from Smith Ferry Road over land owned by the City. For the immediate future, this access will serve as the major entry to the Moore's Falls land. Eventually, the City hopes to create another access point to the southerly end of the Moore's Falls land from Crescent Drive.

The LCIP paid $451,500 for the Moore's Falls land.

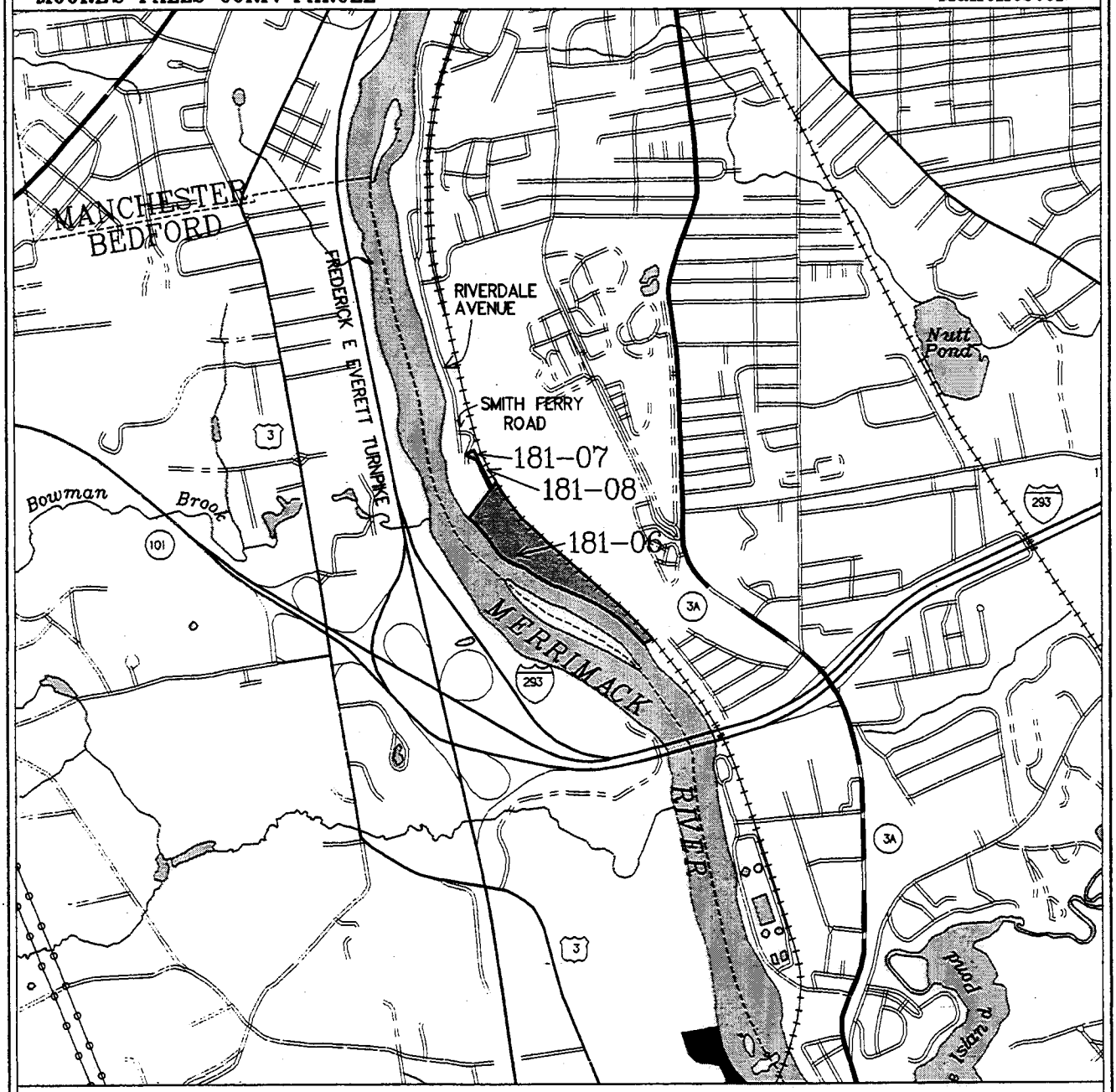
SUMMARY INFORMATION:

GRANTOR: Moore's Falls Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 17.1
DATE ACQUIRED: 5-7-92
INTEREST ACQUIRED: Fee Simple
LCIP FUNDS SPENT: $451,500.
BOOK/PAGE NUMBER OF DEED CONVEYED: 5337/817
PLAN RECORDED: 25533
DATE PLAN RECORDED: 12-16-91

LAND CONSERVATION INVESTMENT PROGRAM

MOORE'S FALLS CORP. PARCEL

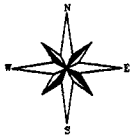
Manchester



PARCEL ID	ACREAGE	GRANTOR
181-06	17.1	MOORE'S FALLS CORP
181-07	0.2	CITY OF MANCHESTER
181-08	0.2	CITY OF MANCHESTER

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

MARLBOROUGH LOCAL LAND CONSERVATION GRANT

The Town of Marlborough protected two very scenic conservation properties in its local Land Conservation Investment Program project, which closed on May 8, 1992.

Harding/Hoff Parcel

The Town purchased 6 acres of property with frontage on Meetinghouse Pond situated on Underwood Road from Dean Harding, Joann Hoff, and Jonathan Hoff. This was a major step toward the Town's long-term goal to protect the entire shorefront of Meetinghouse Pond, an undeveloped shallow pond with a floating bog and excellent waterfowl habitat.

Portions of the property are affected by seasonal wetness. Ground cover consists of mixed hard and softwood growth. The soil is very stony.

Much of the pond is already protected by the Audubon Society's Meetinghouse Pond Wildlife Sanctuary, abutting the Harding/Hoff parcel, and by the Town of Marlborough's ownership which touches on the pond and nearly surrounds the Harding/Hoff parcel. In fact, the Harding/Hoff parcel has traditionally been the main foot and boat access to Meetinghouse Pond, and as such, is a key holding for the Town. The Town plans to manage it for walking, picnicking, and for continued access to Meetinghouse Pond.

The Harding/Hoff parcel, the targeted parcel was appraised at $35,000 in October, 1991. The parcel was purchased outright with $20,000 in LCIP funds and the owners donated the difference.

Society for the Protection of NH Forests Parcel

A donation of a conservation easement by the Society for the Protection of New Hampshire Forests to the Town of Marlborough supplied the local match for this project. The easement protects 5.5 acres of scenic, productive, farmland on the west side of Roxbury Road. The most outstanding feature of this parcel is the excellent south-facing view of Mount Monadnock.

This excellent hayfield has long been used by a local farmer, but was purchased by a developer in the mid 1980's. Neighbors John Lecraw and Ernest Taves purchased the land from the developer and donated it to SPNHF in 1987, with instructions for SPNHF to later donate it to the Town for use as local match in the LCIP.

The easement donation on this lot was appraised at $51,500. The total project value was $86,500.

SUMMARY INFORMATION

MARLBOROUGH

HARDING PARCEL

GRANTOR: Dean Harding; Joann Hoff & Jonathan Hoff
GRANTEE: Town of Marlborough
ACRES: 6.0
DATE ACQUIRED: 5-8-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $20,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1407/295
PLAN RECORDED: Cab11 Dr3 285

SPNHF (TAVES/LECRAW) PARCEL

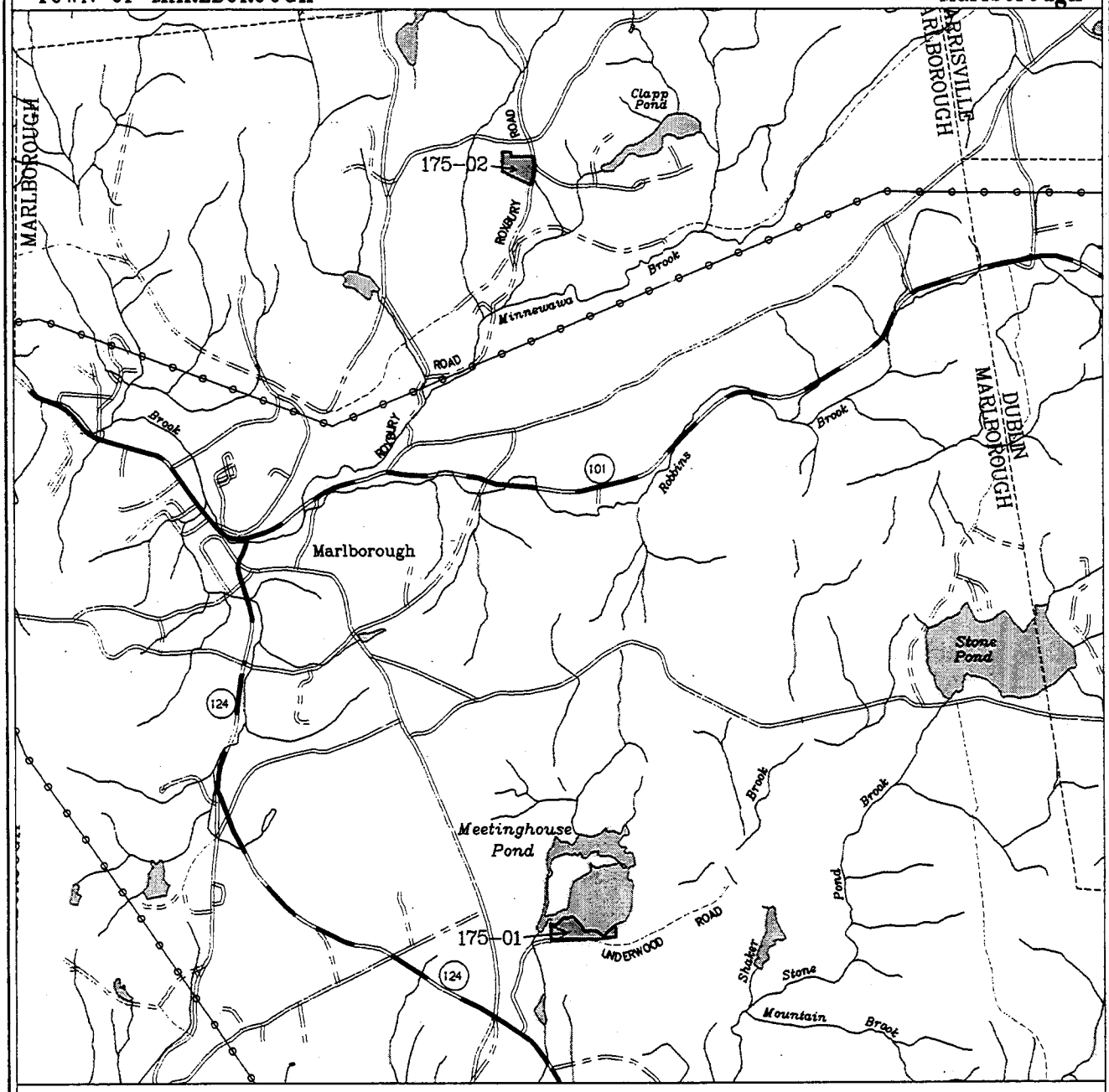
GRANTOR: SPNHF
GRANTEE: Town of Marlborough
ACRES: 5.5
DATE ACQUIRED: 5-8-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1407/299
PLAN RECORDED: Cab11 Dr3 286

Printed by Land Conservation Investment Program, 2 1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

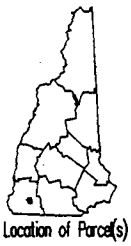
TOWN OF MARLBOROUGH

Marlborough

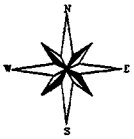


PARCEL ID	ACREAGE	GRANTOR
175-01	6.0	HARDING ET AL.
175-02	5.5	SPNHF (TAVES/LECRAW) (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

MASON LOCAL LAND CONSERVATION GRANT

Three parcels were protected in the Town of Mason's local land conservation project: Fletcher property was targeted for protection and parcels owned by Doonan and Stewart provided local match. In total, 247.6 acres of land in Mason were protected at a cost to LCIP of $146,000 in December, 1991. These three properties protect important scenic, habitat, and recreational resources in town.

H.E. Fletcher Liquidating Trust Parcel

The 163.3 acre Fletcher land helps to protect Spaulding Brook Pond, a 20 acre beaver flowage area and neighboring downstream wetlands. The land is located on the eastern side of Starch Mill Road and the western side of Mitchell Hill Road approximately 5 miles northeast of the center of Mason. The parcel consists of undeveloped wooded land. Woodland trails on the Fletcher land lead to the pond, providing access to this very scenic and productive wildlife habitat area. The property has a history of careful woodlot stewardship and sustains fine pine and mixed hardwood timber stands.

The Town of Mason has named the Fletcher property the Spaulding Brook Pond Conservation Land, because of the large beaver pond on Spaulding Brook, which is the outstanding natural feature of the property. They also plan to manage the property for timber and wildlife habitat. For access, the Town plans to build a small parking area by the road on the Fletcher land and to maintain and sign foot trails through the property.

Because of this project, new opportunities to create greenways and to link existing trails now exist.

The parcel was appraised at $150,000 (July, 1991). The Town contributed $4,000 and the LCIP contributed $146,000 toward the purchase price of this parcel.

Doonan Parcel

Kenneth Doonan donated a conservation easement on 12.5 acres of woodland on Starch Mill Road in Mason. Located approximately 5 miles northeast of the center

SUMMARY INFORMATION

MASON

FLETCHER PARCEL

GRANTOR: H.E. Fletcher Company Liquidating Trust
GRANTEE: Town of Mason
ACRES: 163.3
DATE ACQUIRED: 12-16-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $146,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5301/868
PLAN RECORDED: 25534

STEWART PARCEL

GRANTOR: Theodore Stewart, Jr.
GRANTEE: Town of Mason
ACRES: 71.8
DATE ACQUIRED: 12-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5301/883
PLAN RECORDED: 25535

DOONAN PARCEL

GRANTOR: Kenneth Doonan
GRANTEE: Town of Mason
ACRES: 12.5
DATE ACQUIRED: 12-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5301/874
PLAN RECORDED: 25534

of Mason, this parcel helps to protect Spaulding Brook Pond and the abutting Fletcher parcel. The topography of the site is mostly gently rolling with some steep slopes. The parcel contains 250' frontage on Starch Mill Road and the rear half of the site abuts the pond. There is a electrical transmission easement which runs through the site and over Starch Mill Road. The parcel has been maintained for timber.

The Doonan easement, valued at $15,000, helped to make the Town's matching contribution for LCIP funds.

Stewart Parcel

The 71.8 acre parcel owned by Theodore Stewart, Jr., is located on a designated Town scenic road. The easement helps protect the scenic, undeveloped frontage along this road, as well as over 1000 feet of frontage on the abutting Town-owned Railroad Trail. Mr. Stewart donated the easement on this property, valued at $113,000, as part of the match.

Located about 5 miles north of the Townsend, MA, town line and 3 miles south of the center of Mason, it is located off Route 123 (Valley Road), the main road through Mason. The 71.8 acres consist of two tracts--roughly one-third on the south side of Jackson Road and two-thirds on the north side of Jackson Road.

Topography is sloping toward the railroad trail. The property is wooded with some wetlands along the northern boundary.

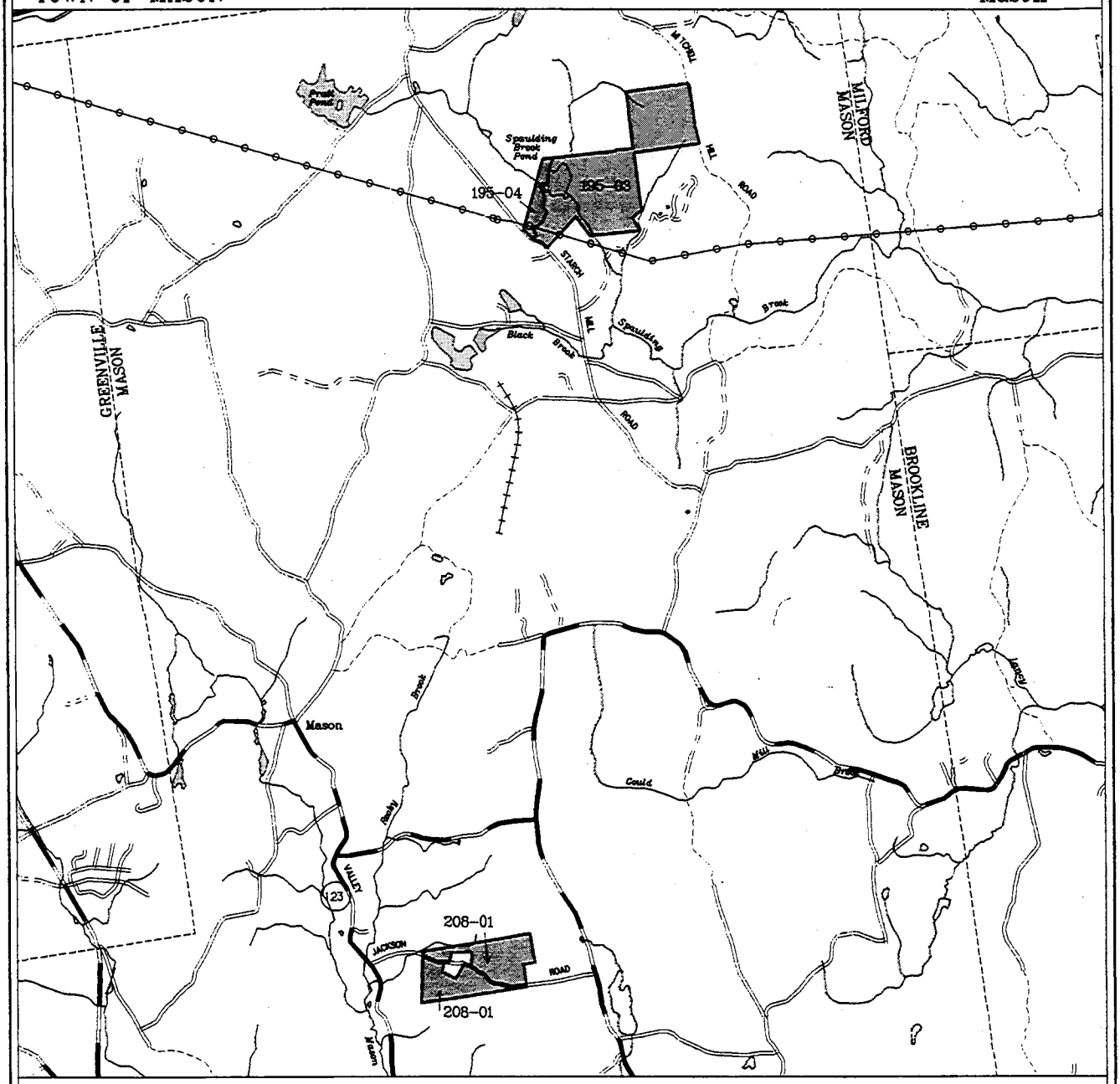
In addition to the Town's $4,000 toward this project, $15,000 was raised to cover appraisal and survey costs .

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF MASON

Mason



PARCEL ID	ACREAGE	GRANTOR
195-03	163.3	H E FLETCHER LIQUIDATING TRUST
195-04	12.5	DOONAN (ESMT)
208-01	71.8	STEWART (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

MEREDITH LOCAL LAND CONSERVATION GRANT

The conservation easements on two targeted Meredith parcels protect productive farmland, waterfowl habitat, a deer travel corridor, scenic views of open land along Route 25 and scenic views of the Ossipee Mountain Range.

Moulton Parcel

A parcel containing 88.4 acres and owned by John Moulton was placed under conservation easement in April, 1990, at a cost to LCIP of $150,000. This is a highly productive vegetable farm with a farm stand that receives extensive local patronage.

The easement area is located on the east side of Quarry Road, along Route 25, and along Snell Road in the town of Meredith. The property has approximately 60 acres in fields, which add to the neighborhood's rural character. The rectangular parcel has varied terrain. The land east of Quarry Road slopes eastward, while the land west of Quarry Road is fairly level with a large wetland area. Beyond the wetland the land slopes up to Snell Road. The land east of Quarry Road is open field planted with cultivated crops, except for a few acres of woodland.

Corn and hay fields run along Route 25, with a small pond in the center of the field. The Moulton easement was appraised at $300,000 (10/89).

Bushnell Parcel

An additional 22 acres of highly scenic land in Meredith owned by Stuart Bushnell and Daniel Bushnell was protected by conservation easement at a cost to LCIP of $36,000. The Bushnell easement was appraised at $72,000 (10/89). The parcel has prominent road frontage on Route 25 and is basically rectangular in shape, with a very gentle southerly slope. The land is about half field, half wooded, with most of the bounds marked by stone walls. Tree growth occurs in the eastern third of the property and along the rear boundary, where there are also wet soils. The field is used for hay, however, there are poorly draining soils in some areas.

The Town of Meredith appropriated $186,000, the entire 50 percent matching portion of this $372,000 project. The LCIP contributed funding in the amount of $186,000.

SUMMARY INFORMATION

MOULTON PARCEL

GRANTOR: John Moulton
GRANTEE: Town of Meredith
ACRES: 88.4
DATE ACQUIRED: 4-12-90
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $150,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1132/541
PLAN RECORDED: L10--86

BUSHNELL PARCEL

GRANTOR: Stuart C. & Daniel S. Bushnell
GRANTEE: Town of Meredith
ACRES: 22.0
DATE ACQUIRED: 4-12-90
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $ 36,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1132/531
PLAN RECORDED: L10-85

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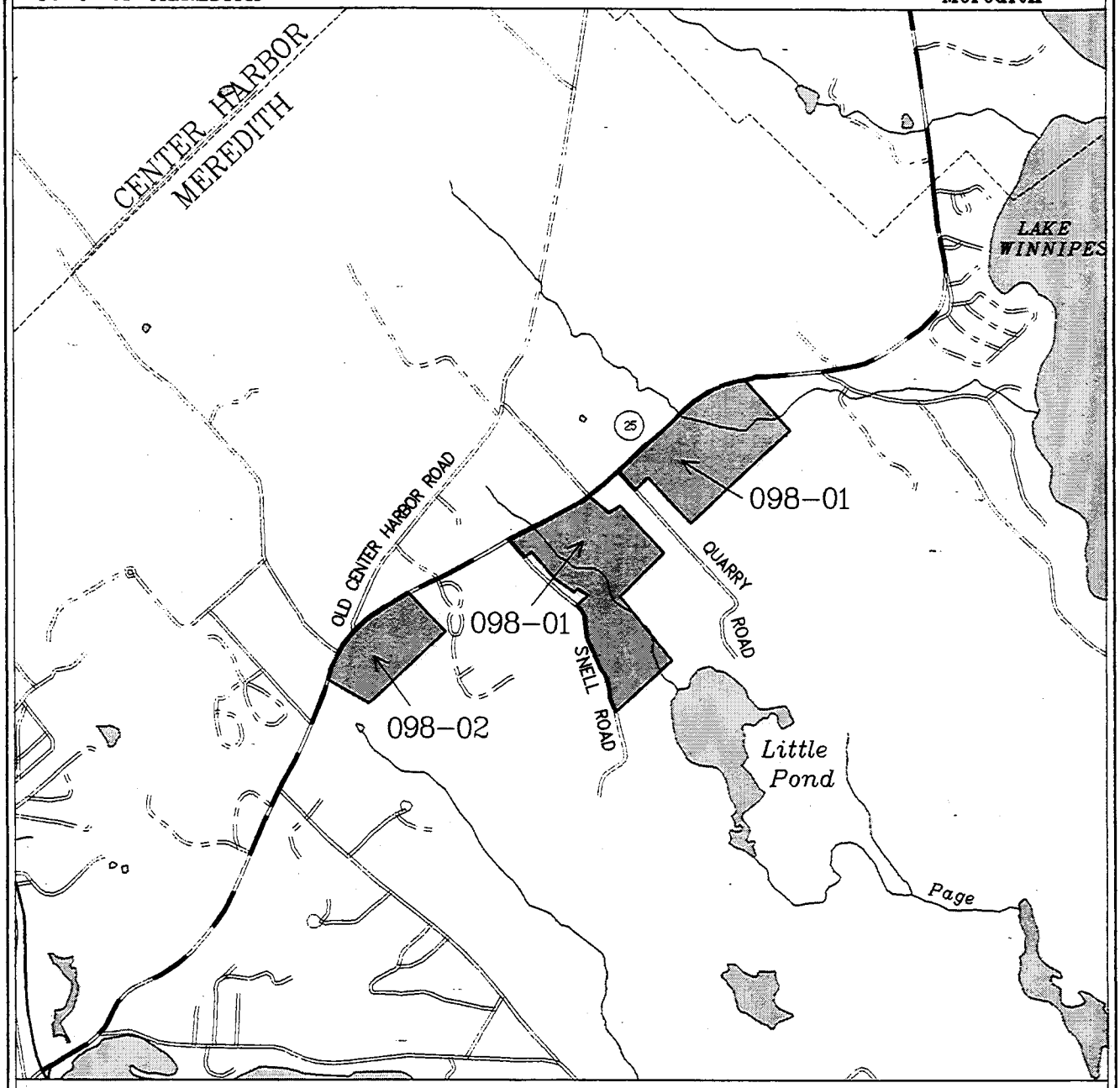
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF MEREDITH

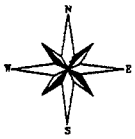
Meredith



PARCEL ID	ACREAGE	GRANTOR
098-01	88.4	MOULTON (ESMT)
098-02	22.0	BUSHNELL (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

MERRIMACK LOCAL LAND CONSERVATION GRANT

Naticook Camp Parcel

Camp Naticook, a former children's summer camp on Naticook Lake, has long been one of Merrimack's most treasured open spaces. In 1989 the entire camp was purchased for permanent protection by the town, in cooperation with the Land Conservation Investment Program. The LCIP supported the purchase of the camp's undeveloped land, 87.72 acres of gently rolling woodland including frontage on Naticook Road, Naticook Lake, Naticook Brook, and Greens Pond. The Town concurrently acquired the camp's remaining acreage, including a sandy beach on Naticook Lake, playing fields, swimming pool, and other camp facilities.

The LCIP funded portion of the land includes numerous trails which traverse the woodlands and follow along Naticook Lake and Naticook Brook to Greens Pond. A small woodland open-air chapel on the property, sheltered by stately pines, overlooks Naticook Lake. Overlying an aquifer, the open space helps protect the neighboring Merrimack Village Water District wellhead sites and water supply. The parcel's shorefront on Greens Pond, which is completely undeveloped and serves this public water supply, also provides excellent wildlife habitat for blue heron and other waterfowl.

The Town of Merrimack plans to use the parcel for skiing and hiking, demonstration forest management for timber, wildlife and aesthetics, and nature-oriented passive recreational purposes. Its proximity to the abutting developed camp facilities guarantees that many people will enjoy visits to this natural area every year. In addition, its gentle terrain lends itself to handicapped access, which the Town hopes to further improve in the future.

The Wasserman family, which owned and operated Camp Naticook for several decades, decided to offer this special property to the Town at a greatly reduced cost. They wished to see the camp forever enjoyed by the public for recreation, education, and cultural opportunities. Though the entire 124 acres was appraised in excess of $2.5 million, the total acquisition cost for the property was $1.65 million. The camp is named "Wasserman Park," in memory of their daughter Debbie Wasserman Bilowit. Tremendous support for this acquisition came from Merrimack residents, who approved a $1.7 million bond issue toward purchase of the whole camp property and associated costs. The 87 acre undeveloped portion of the property, appraised at $960,000 was awarded $480,000 in funding by the Land Conservation Investment Program. The Town's cash appropriation made up the required match to receive LCIP funds.

SUMMARY INFORMATION

MERRIMACK

NATICOOK CAMPS PARCEL

GRANTOR: Naticook Camps of New Hampshire, Inc.
GRANTEE: Town of Merrimack
ACRES: 87.72
DATE ACQUIRED: 7-1-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $480,000.
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5143/890; 5210/172
PLAN RECORDED: 23877

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

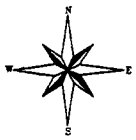
TOWN OF MERRIMACK

Merrimack

PARCEL ID	ACREAGE	GRANTOR
196-02	87.7	NATICOOK CAMPS OF NH INC

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

MILFORD LOCAL LAND CONSERVATION GRANT

Burns Parcel

With over one quarter mile of frontage on Tucker Brook, the 45.12 acre parcel owned by Harlan Burns, Jr., was acquired for the Town of Milford through the Land Conservation Investment Program in July, 1990. The land is situated along the south side of Savage Road and the west side of Whitten Road in Milford and protects a key link in the Town's protected Tucker Brook corridor and has been added to the Tucker Brook Town Forest. Its mature woodland of hemlock, pine, and hardwood are well-suited to forest management for timber, wildlife habitat, and aesthetics. The property's winding footpaths, proximity to Tucker Brook Falls, and outstanding summertime display of mountain laurel all make this an especially attractive parcel for town recreational uses.

The Town plans to use the parcel as a place for hiking, skiing, nature walks, and similar activities. Trails already existing on the property, including a snowmobile trail, will be maintained. The Town tentatively plans to construct a trail along Tucker Brook, connecting this parcel with the other town conservation lands in the 2-mile protected Tucker Brook corridor. Mr. Burns retains the right to cut limited amounts of timber during his lifetime. Thereafter, the Town will manage the forest within the Tucker Brook Forest Management Plan.

Rotch Parcel

Mr. William Rotch donated his 9.65 acre parcel on the northerly side of Perkins Street on Mayflower Hill on the northerly edge of Milford Center as part of this project. This forested land abuts town conservation land atop the hill which previously lacked usable public access. The Rotch parcel provides an entrance for people to walk up and enjoy Mayflower Hill's outstanding views to the west.

The parcel is irregular in shape and rises sharply from the street, then begins a more gradual upward slope. Tree cover consists primarily of white pine.

The Town voted to appropriate $150,000 towards the purchase of the Burns land, appraised at $475,000 (March, 1990). Mr. Burns donated $100,000 in property value as part of the local match. The LCIP funded $225,000, bringing the total purchase price to $375,000. The donated Rotch land was appraised at $135,000, to complete the match requirement.

SUMMARY INFORMATION

BURNS PARCEL

GRANTOR: Harlan E. Burns, Jr.
GRANTEE: Town of Milford
ACRES: 45.12
DATE ACQUIRED: 7-18-90
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $225,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 5200/705
PLAN RECORDED: 24571 Dr W104

ROTCH PARCEL

GRANTOR: William B. Rotch
GRANTEE: Town of Milford
ACRES: 9.65
DATE ACQUIRED: 3-14-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK / PAGE NUMBER OF DEED CONVEYED: 5092/122
PLAN RECORDED: 24572 Dr W104

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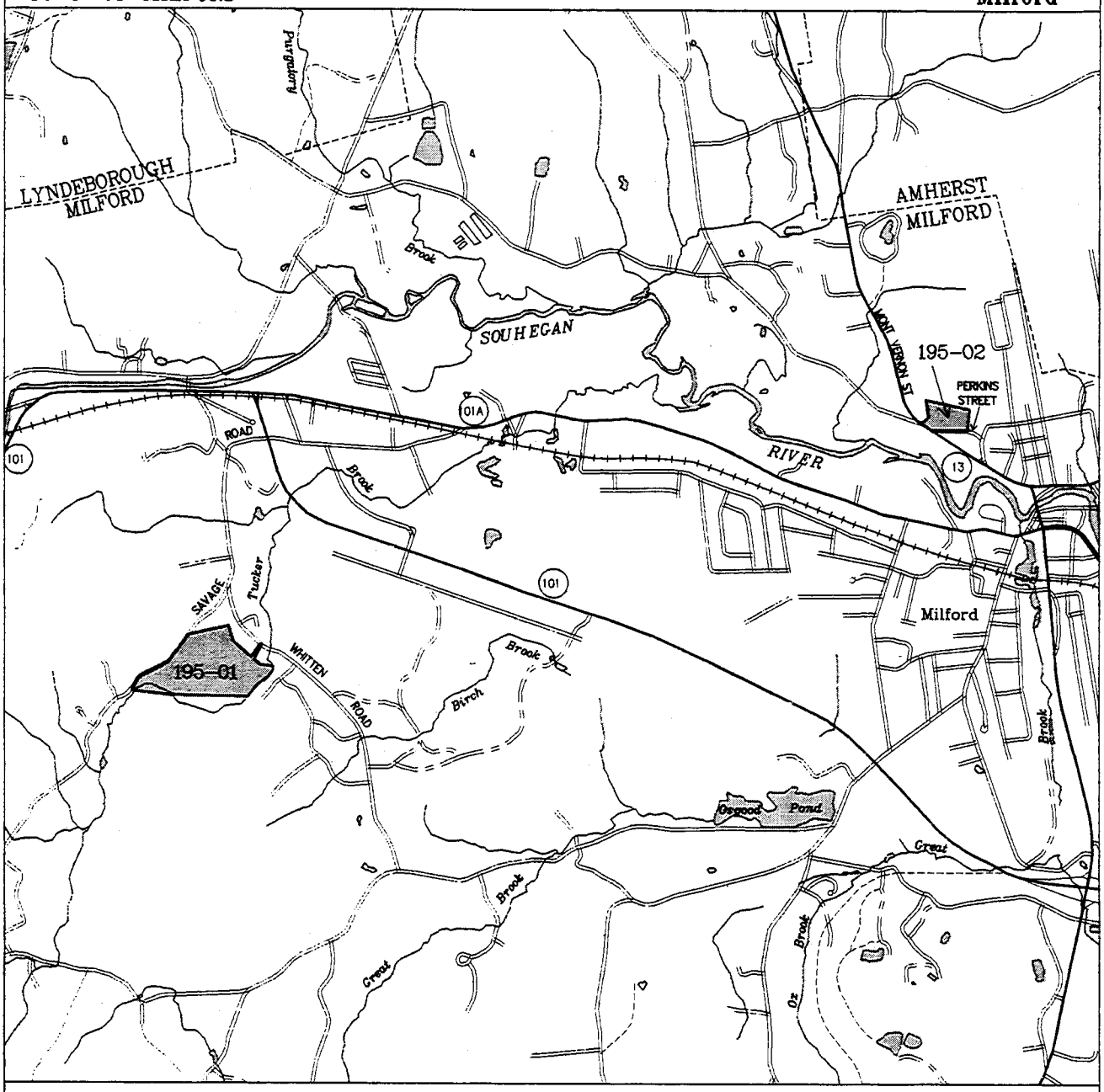
LAND CONSERVATION INVESTMENT PROGRAM

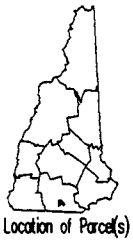
TOWN OF MILFORD

Milford

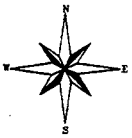


PARCEL ID	ACREAGE	GRANTOR
195-01	45.1	BURNS
195-02	9.7	ROTCH

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1995

NEW HAMPSHIRE

NEW HAMPSHIRE FARM MUSEUM EASEMENT

MILTON

Eighteen acres of historic farmland in Milton was protected when the NH Farm Museum, Inc., sold a conservation easement to the State of New Hampshire through the Land Conservation Investment Program.

The NH Farm Museum, which owns and operates a 27.24 acre historic farm and set of buildings, purchased and concurrently sold an easement on a neighboring parcel, known as the Plummer Farm, which was owned by Martha Verville. The abutting NH Farm Museum property is also subject to conservation restrictions held by the Society for the Protection of NH Forests.

The Plummer Farm consists of open farmland surrounding an historic homestead, which is a candidate for listing in the National Register of Historic Places. The Jones Farm, currented listed on the Register and owned by the NH Farm Museum, and the Plummer Homestead are two excellent examples of agricultural, connected architecture from the 18th and 19th centuries.

The Plummer property provides a critical scenic backdrop operating farmland for this historic complex.

North and west of the Farm Museum is the Forest Society's 227 acre Jones Forest.

This farm site has provided an excellent example of New Hampshire's agricultural heritage for the past twelve years to more than 10,000 visitors who go there annually.

SUMMARY INFORMATION

GRANTOR: NH Farm Museum
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 18.6
DATE ACQUIRED: 6-11-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $36,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1451/197
PLAN RECORDED: Cab11Dr8 #945,946

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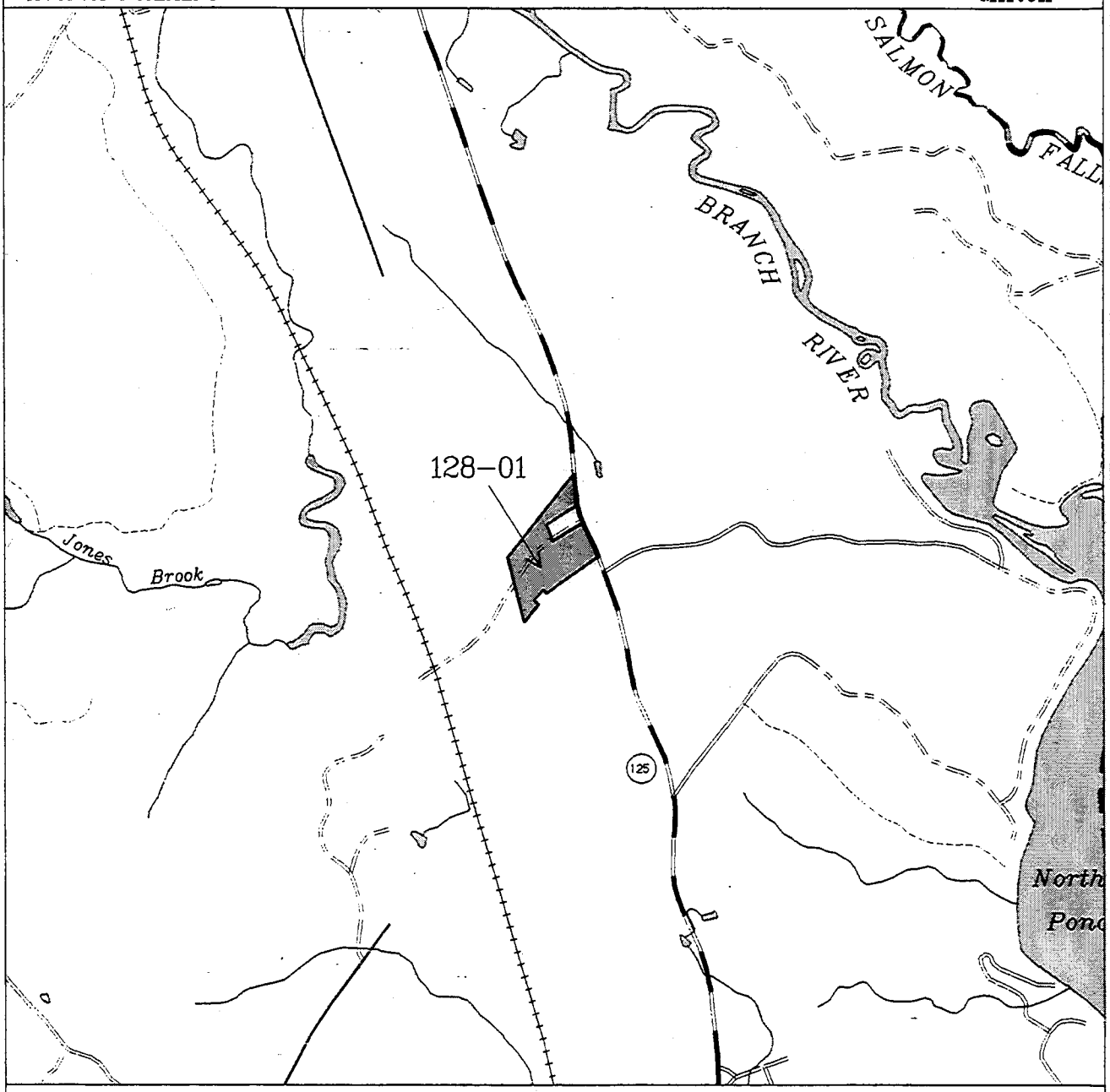
LAND CONSERVATION INVESTMENT PROGRAM

NEW HAMPSHIRE FARM MUSEUM EASEMENT

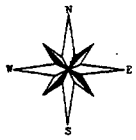
Milton



PARCEL ID	ACREAGE	GRANTOR
128-01	18.6	NH FARM MUSEUM, INC. (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

NEW BOSTON LOCAL LAND CONSERVATION GRANTS

The Town of New Boston completed two local land conservation projects through the Land Conservation Investment Program. The two projects combine to protect 55.34 acres at a total cost of $117,000.

PROJECT 1

Kingsbury Timber Parcel

The 13.36 Kingsbury Timber Corporation parcel was purchased by the Town of New Boston through the LCIP to secure a traditional riverfront recreation and conservation area in the center of town. Situated south of the village, this wooded property has approximately 650 feet of frontage on the Piscataquog River Mill Pond. The irregularly shaped parcel is located off the southernmost section of Mill Street in New Boston. There is no direct frontage on Mill Street, but there is a right of way along a narrow woods road. The peaceful riverfront trail that crosses the parcel is well-used for fishing and walking. Abutting the property to the south is the Marden easement, held by the Piscataquog Watershed Association, on which this riverfront trail continues. Protection of this parcel is a major accomplishment toward the Town's long-term goal of protecting its Piscataquog River frontage.

This parcel came to the Town's attention through its former owners, Governor John King and Anna King. They wished the parcel to be permanently protected and sold it to Kingsbury Timber with the understanding that it was to be sold to the Town of New Boston under the LCIP.

The Town contributed $27,000 toward the purchase, matching LCIP funds in the same amount toward the total purchase price of $54,000.

PROJECT 2

Townes Parcels

For New Boston's second local land conservation project, the Town purchased

SUMMARY INFORMATION

NEW BOSTON

PROJECT ONE

KINGSBURY TIMBER PARCEL

GRANTOR: Kingsbury Timber Corporation
GRANTEE: Town of New Boston
ACRES: 13.36
DATE ACQUIRED: 6-6-91
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $27,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 5260/1723
PLAN RECORDED: Dr105 #24835
DATE PLAN RECORDED: 11-5-90

PROJECT TWO

TOWNES PARCEL #1

GRANTOR: Charles H. & Frances Townes
GRANTEE: Town of New Boston
ACRES: 21.08
DATE ACQUIRED: 10-18-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $51,250 (LCIP FUNDS SPENT: $45,000.)
BOOK / PAGE NUMBER OF DEED CONVEYED: 5289/1422
PLAN RECORDED: 25436

TOWNES PARCEL #2

GRANTOR: Charles H. Townes
GRANTEE: Town of New Boston
ACRES: 20.9
DATE ACQUIRED: 10-18-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $51,250 (LCIP FUNDS SPENT: $45,000.)
BOOK/ PAGE NUMBER OF DEED CONVEYED: 5289/1426
PLAN RECORDED: 25436

41.98 acres on the Piscataquog River in 5 tracts.

A 12.3 acre irregularly-shaped lot containing field and old field growth is located in the southernmost section of Lyndeborough Road close to Mill Road. An abutting 8.76 acre lot has pine growth and slopes slightly toward the river. These parcels were purchased from Charles and Frances Townes.

Three additional lots abutting each other on Lyndeborough Road and the river were purchased from Charles Townes. Much of the area is located in flood zones, however, some areas were potentially developable as house lots.

This lovely riverfront property protects nearly one mile of scenic wooded and wetland waterfront along the Piscataquog. Along much of its course, the river is rapid and is a well-known cold-water fishery. This section of the river also has extensive conservation lands, including land and easements held by the Society for the Protection of NH Forests, the New England Forestry Foundation, and the Piscataquog Watershed Association. These properties provide excellent riparian habitat for aquatic mammals and waterfowl.

Riverfront footpaths grace the Townes property, as local people have traditionally used parts of the property for fishing and recreational access to the river. A spectacular esker rises next to the river on the most westerly part of the property, also a local walking destination. The Town of New Boston plans to manage the property for continued low-impact riverfront recreational uses. Wildlife and timber management may be included in the long-term management as well. This parcel is one of several key riverfront parcels now owned by the Town of New Boston and managed by the conservation commission for riverfront conservation purposes.

The Townes generously sold this property, appraised at $273,500, to the Town of New Boston on October 18, 1991, for $102,500. The LCIP provided $90,000 and the Town provided $12,500. The bargain sale provided the remaining local match for the project.

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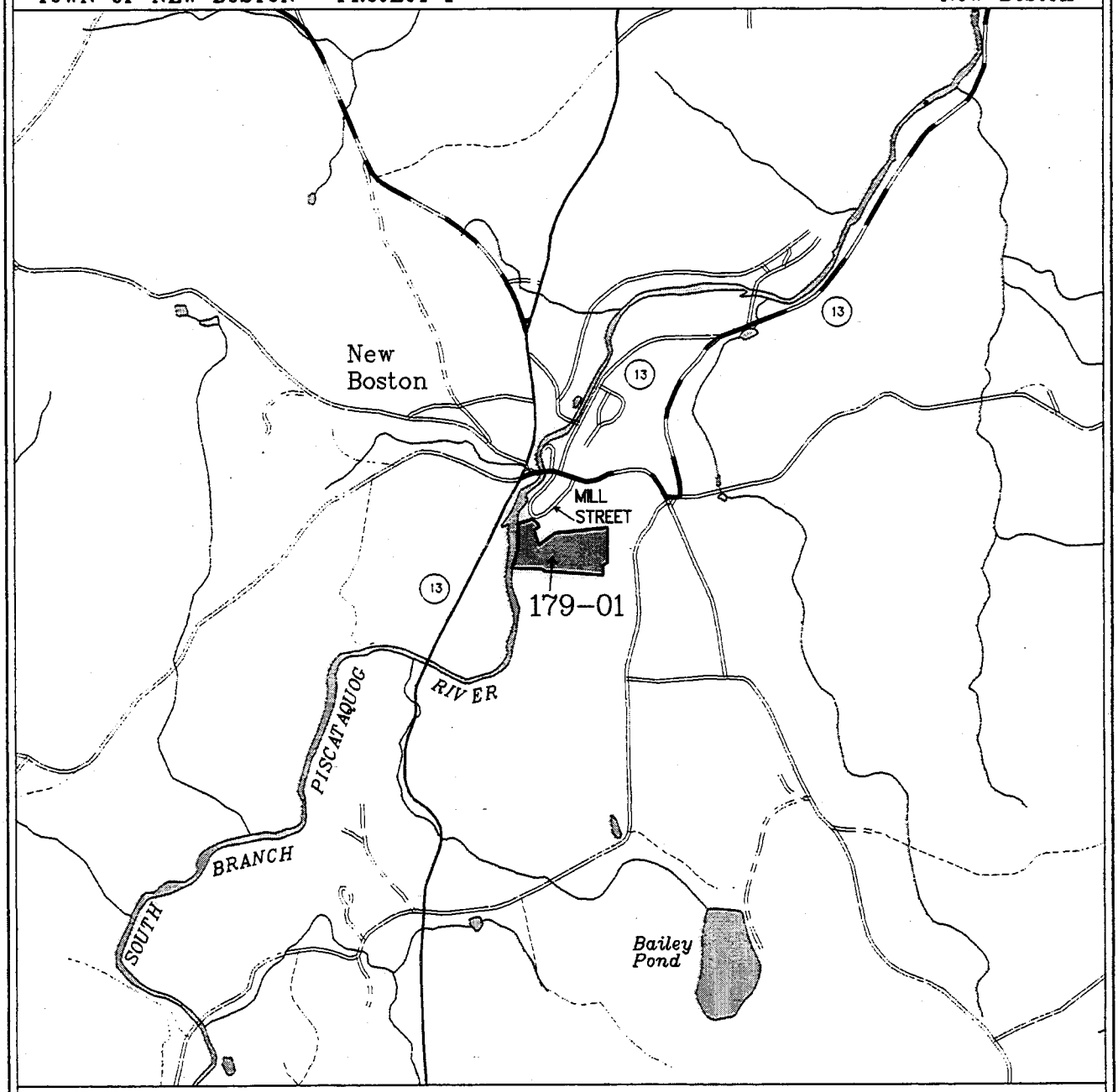
LAND CONSERVATION INVESTMENT PROGRAM

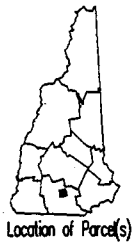
TOWN OF NEW BOSTON - PROJECT 1

New Boston

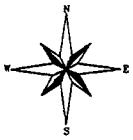


PARCEL ID	ACREAGE	GRANTOR
179-01	13.4	KINGSBURY TIMBER CORP

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

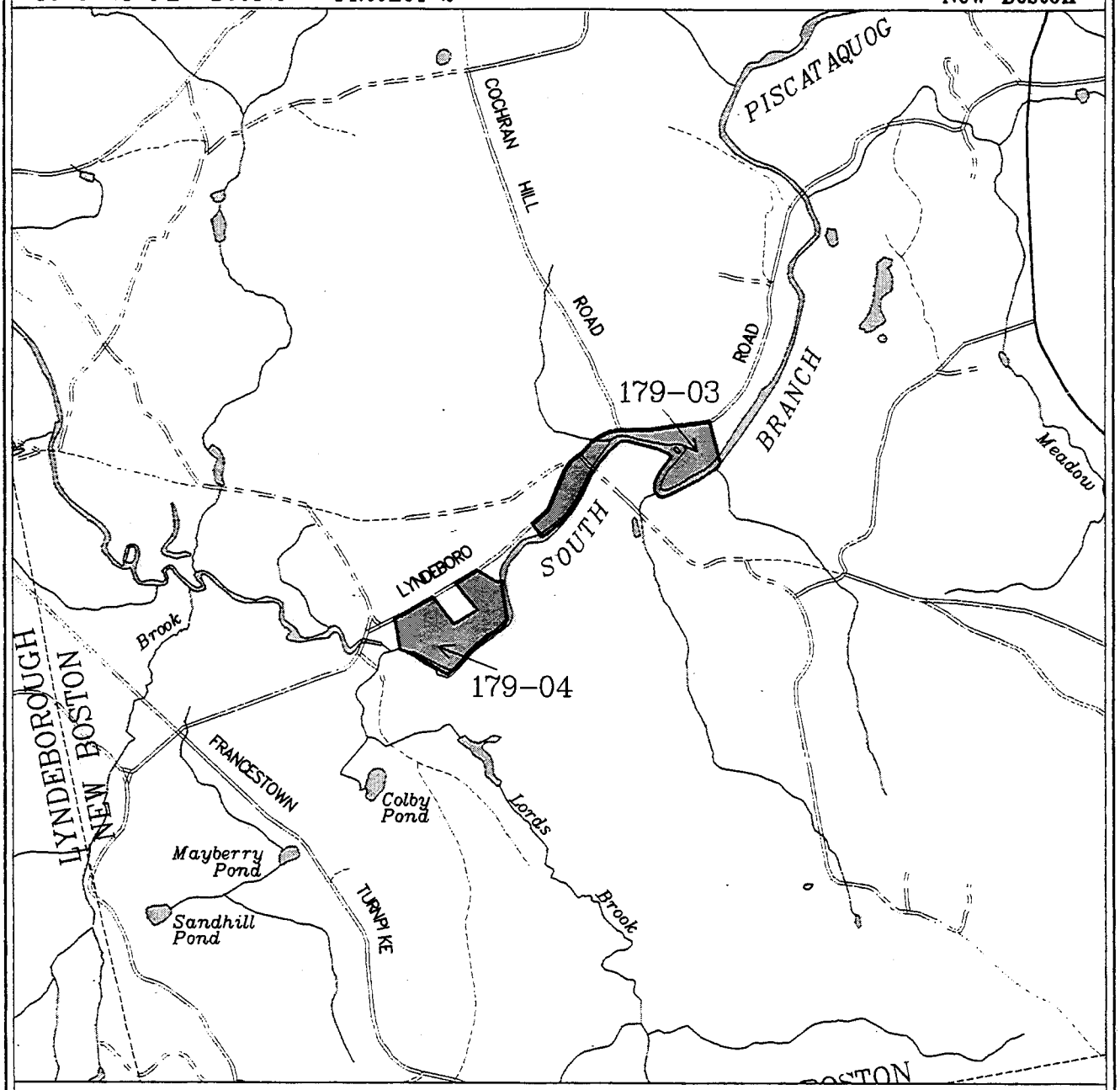
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF NEW BOSTON - PROJECT 2

New Boston



PARCEL ID	ACREAGE	GRANTOR
179-03	20.9	TOWNES, C
179-04	21.1	TOWNES, C & F

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

PISCATAQUOG RIVER PARCEL (CONTINUITY TRUST)

NEW BOSTON

The Continuity Family Trust property encompasses several miles of undeveloped river frontage, including the confluence of the Piscataquog River and Middle Branch Piscataquog River. The property's dramatic hilly relief results from extensive gravel and sand eskers, now forested with mature white pine and oak stands.

Informal footpaths along the river are used by local anglers and pedestrians. The land borders the Middle Branch of the Piscataquog River for over two miles. Major sections of this property are utilized as travel corridors for area wildlife.

The historic significance is well documented in local references. The state's acquisition surrounds the historic Gregg Mill Homestead and mill dam formerly owned by the Gregg family in the 1700's. The original settlers in New Boston located on the easterly extremities of the property where a number of original foundations can be found today, which date to the 1720s.

Both high and medium yield aquifers underlie much of the property.

Upstream and downstream from the property, the Piscataquog and Middle Rivers are already graced with extensive protected riverfront lands. This is the result of several decades of concentrated effort by the Piscataquog Watershed Association and numerous conservation investments by the state and town. Two local LCIP projects are upstream in New Boston, and on the abutting land is a 5-mile-long NH Route 13 scenic easement held by the NH Department of Transportation and a 6-mile-long New Boston Conservation Trail.

The state acquired 226 acres of land, a 16.4 acre conservation easement along the Middle Branch, and covenants on the riverbed for fishing access.

This property is a keystone addition in the overall protection of these rivers.

SUMMARY INFORMATION

GRANTOR: Continuity Family Trust
GRANTEE: State of NH (D.R.E.D.)
ACRES: 226.0
DATE ACQUIRED: 6-25-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $388,000.

GRANTOR: Continuity Family Trust
GRANTEE: State of NH (D.R.E.D.)
ACRES: 16.4
DATE ACQUIRED: 6-25-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: -0-

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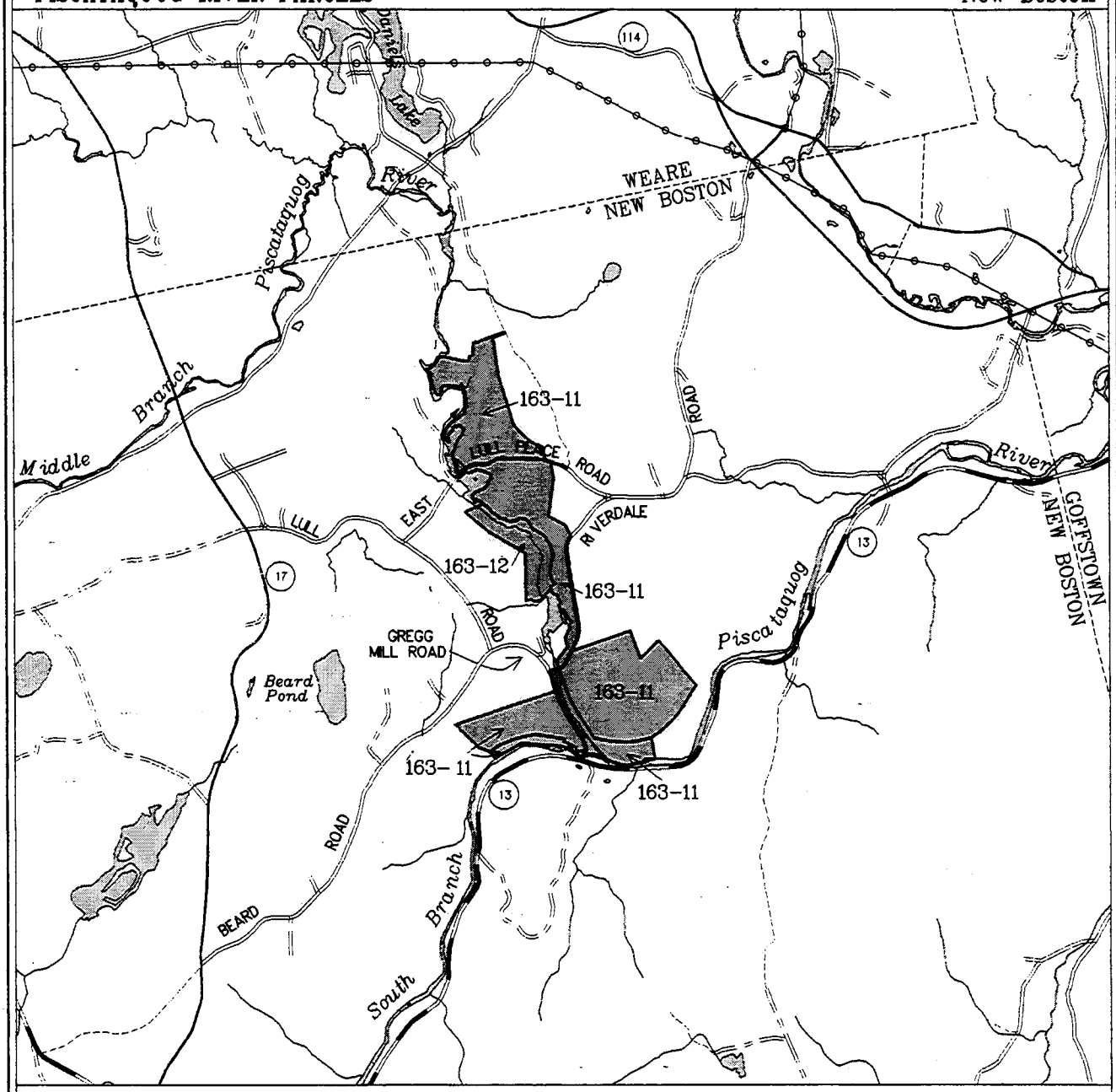
LAND CONSERVATION INVESTMENT PROGRAM

PISCATAQUOG RIVER PARCELS

New Boston



PARCEL ID	ACREAGE	GRANTOR
163-11	226.0	CONTINUITY FAMILY TRUST
163-12	16.4	CONTINUITY FAMILY TRUST (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

SUNAPEE RIDGE EASEMENT

NEWBURY & GOSHEN

New Hampshire's Land Conservation Investment Program invested in conservation easements on 2549.5 acres of upland woodland in the Towns of Goshen and Newbury. O'Connell Management Co., of Quincy, Massachusetts, conveyed the conservation easements to the State.

The property straddles the Monadnock-Sunapee Greenway, a foot trail that runs 50 miles from Mount Monadnock to Mount Sunapee. A narrow corridor along the trail had previously been acquired by the state where the Greenway connects the 5,500+ acre Pillsbury State Park with the 2700+ acre Sunapee State Park. The O'Connell conservation easement further links these two parks together, with the trail as a central corridor, resulting in over 10,000 acres of contiguously protected land.

Historically, the O'Connell property has been used for mining and timber management. The property is dotted with old cellar holes. The many road beds running throughout the parcel are lined with stonewalls, indications of past occupation on the slopes of Mount Sunapee.

Under the terms of the conservation easement the property may continue to be used for timber management. General public access to the parcel for hiking and hunting is allowed. The large and remote nature of the property, in combination with the two large state parks to its north and south, create ideal habitat for bear, moose and bobcat.

The State paid $400,000 in June, 1990, for the conservation easement on the property. In addition to the large easement, the landowner donated two 25 acre easements on contiguous mountainside parcels. A single family dwelling is allowed on each. The Department of Resources and Economic Development monitors the easements.

SUMMARY INFORMATION

O'CONNELL MANAGEMENT PARCEL #1

GRANTOR: O'Connell Management Co., Inc.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 2,549.5
DATE ACQUIRED: 6-25-90
LCIP FUNDS SPENT: $400,000.
INTEREST ACQUIRED: Conservation Easement
BOOK & PAGE NUMBERS OF DEED CONVEYED: 915/568 (SCRD) & 1840/1549 (MCRD)
PLAN RECORDED: 11680 MCRD

O'CONNELL MANAGEMENT PARCEL #2

GRANTOR: O'Connell Management Co., Inc.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 25.1
DATE ACQUIRED: 6-25-90
LCIP FUNDS SPENT: -0-
INTEREST ACQUIRED: Conservation Easement
BOOK & PAGE NUMBERS OF DEED CONVEYED: 915/583 (SCRD)
PLAN RECORDED: 11680 MCRD

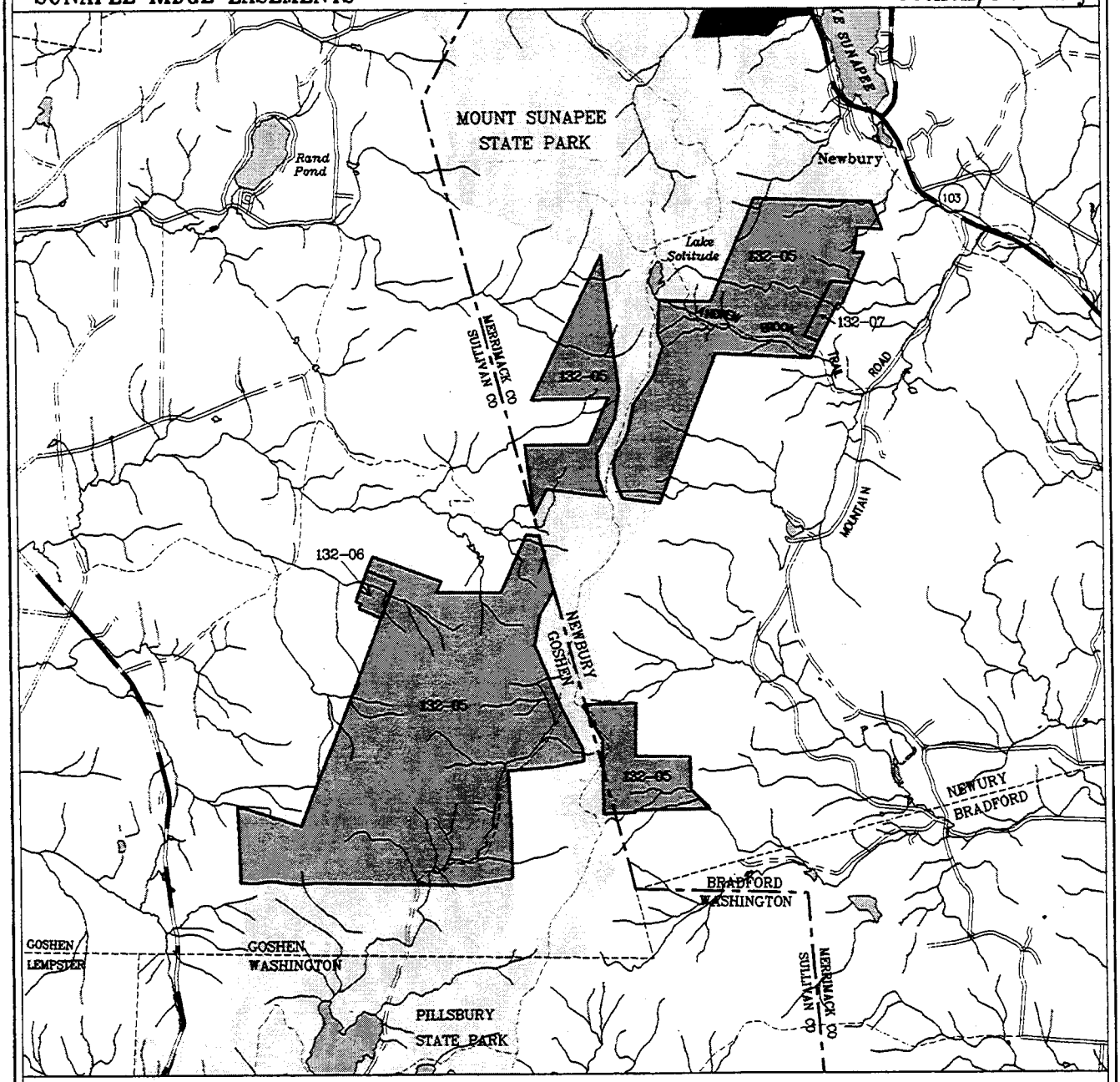
O'CONNELL MANAGEMENT PARCEL #3

GRANTOR: O'Connell Management Co., Inc.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 25.2
DATE ACQUIRED: 6-25-90
LCIP FUNDS SPENT: -0-
INTEREST ACQUIRED: Conservation Easement
BOOK & PAGE NUMBERS OF DEED CONVEYED: 1840/1563 (SCRD)
PLAN RECORDED: 11680 MCRD

LAND CONSERVATION INVESTMENT PROGRAM

SUNAPEE RIDGE EASEMENTS

Goshen/Newbury

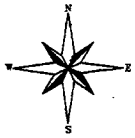


PARCEL ID	ACREAGE	GRANTOR
132-05	2549.5	O'CONNELL MANAGEMENT CO INC (ESMT)
132-06	25.1	O'CONNELL MANAGEMENT CO INC (ESMT)
132-07	25.2	O'CONNELL MANAGEMENT CO INC (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

WILD GOOSE PARCEL

NEWBURY

This 133.34 acre Lake Sunapee property in Newbury was purchased for the State of New Hampshire at a real estate foreclosure auction in November, 1990 at a cost of $603,614. The land is managed by the Department of Resources and Economic Development and the Fish and Game Department.

The property is two parcels. One is a 3.3 acre parcel situated between Route 103 and Lake Sunapee and has 1000 feet of frontage on the lake. The lakefront tract provides a boat landing that will be developed into the primary State boat access to one of the state's largest lakes. New Hampshire Fish and Game will provide funds to develop the boat access. This new boat access site should help alleviate severe parking problems and conflicts with swimmers at the existing access site, located at the Mt. Sunapee State Park beach.

The second (130 acres) parcel is an upland tract situated immediately across Route 103 up a steep slope that sits in the Lake's southwestern viewshed. This woodland tract abuts Mt. Sunapee State Park and is suited for hiking trail development and cross country skiing. It has dramatic views of the lake from several vantage points and provides important buffering to the Park.

The property was slated for an ambitious development and had received a conditional 80 lot subdivision approval in March, 1989. Design problems, coupled with the slowdown in the real estate market, put the development plans on hold and eventually brought the property to foreclosure. The State was the high bidder for the two parcels. An appraisal done within a month of the auction indicated a value of $900,000 for the two parcels.

SUMMARY INFORMATION

WILD GOOSE PARCEL

GRANTOR: Bank Five for Savings
GRANTEE: State of New Hampshire (D.R.E.D. & F.& G.)
ACRES: 133.34
DATE ACQUIRED: 11-19-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $603,614.26
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1849/1735
PLAN RECORDED: 9765

WILD GOOSE PARCEL

NEWBURY

This 133.34 acre Lake Sunapee property in Newbury was purchased for the State of New Hampshire at a real estate foreclosure auction in November, 1990 at a cost of $603,614. The land is managed by the Department of Resources and Economic Development and the Fish and Game Department.

The property is two parcels. One is a 3.3 acre parcel situated between Route 103 and Lake Sunapee and has 1000 feet of frontage on the lake. The lakefront tract provides a boat landing that will be developed into the primary State boat access to one of the state's largest lakes. New Hampshire Fish and Game will provide funds to develop the boat access. This new boat access site should help alleviate severe parking problems and conflicts with swimmers at the existing access site, located at the Mt. Sunapee State Park beach.

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SUMMARY INFORMATION

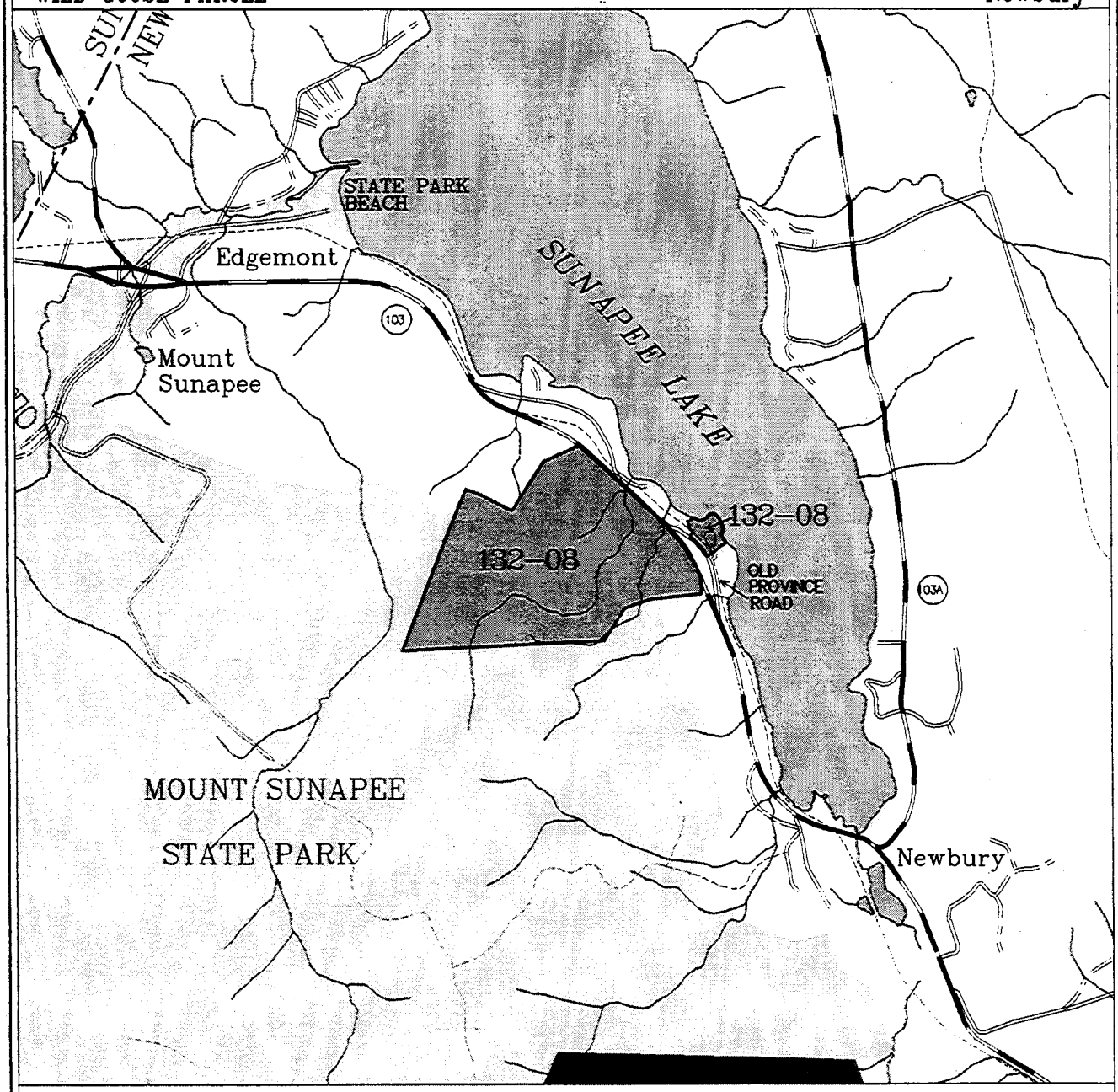
WILD GOOSE PARCEL

GRANTOR: Bank Five for Savings
GRANTEE: State of New Hampshire (D.R.E.D. & F.& G.)
ACRES: 133.34
DATE ACQUIRED: 11-19-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $603,614.26
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1849/1735
PLAN RECORDED: 9765

LAND CONSERVATION INVESTMENT PROGRAM

WILD GOOSE PARCEL

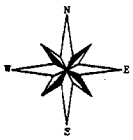
Newbury



PARCEL ID	ACREAGE	GRANTOR
132-08	133.3	BANK FIVE FOR SAVINGS

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

NEW LONDON LOCAL LAND CONSERVATION GRANT

A total of 89.86 acres of highly scenic land in New London was protected at a cost to the LCIP of $165,000 through this project. Three parcels of land--Sargent, Cleveland - Kidder, and Clough--were protected with conservation easements in December, 1991.

Clough Parcel

The 53.06 acre Clough parcel was the target property in this local project. The Town of New London and the Ausbon Sargent Land Preservation Trust cooperated to complete the acquisition. Spring Ledge Farm, owned by John and Ruth Clough, is an important asset to New London. Situated on Main Street at the corner of Little Sunapee Road on the westerly side of the village, the property lies on the edge of the town's downtown commercial area. The farm provides a convenient outlet for fresh farm produce. The Cloughs have created a prosperous farm stand business on their property. The terms of the easement provide for trail access across the back part of the farm. The trail, now being blazed by local conservationists, will link with a trail on the abutting Cleveland-Kidder property. This trail system is further complemented by trails originating at the New London Middle School, creating a very accessible system leading to field and wood from the downtown area.

The farm has 4 acres in vegetable production, including strawberries and sweet corn. The best agricultural soil is located at the southerly end of the property. A 20 acre wooded tract is situated on the northern portion of the property.

The conservation easement on the Clough property was appraised at $214,500 (May, 1991). The cost to the LCIP was $165,000. The town contributed $49,500.

Cleveland-Kidder Parcel

A portion of the match for this project was provided by the donation of an easement on the abutting 16.2 acre parcel jointly owned by James Cleveland and William Kidder, Sr. The easement was appraised at $36,800.

The parcel is located on

SUMMARY INFORMATION

NEW LONDON

CLOUGH PARCEL

GRANTOR: John F. & Ruth I. Clough
GRANTEE: Town of New London
ACRES: 53.06
DATE ACQUIRED: 12-9-91
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $165,000.
BOOK / PAGE NUMBER OF DEED CONVEYED: 1872/1097
PLAN RECORDED: #12268

SARGENT PARCEL

GRANTOR: Murray & Rachel Sargent
GRANTEE: Town of New London
ACRES: 20.6
DATE ACQUIRED: 3-24-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1779/527

CLEVELAND/KIDDER PARCEL

GRANTOR: James C. Cleveland & William F. Kidder, Sr.
GRANTEE: Town of New London
ACRES: 16.2
DATE ACQUIRED: 12-9-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1872/1085
PLAN RECORDED: #12283

Pleasant Street near the center of the Village of New London. It is bordered by land of Kearsarge Regional School District on the west. The topography is level. Red Brook flows through the property. One half of the parcel near the street is scenic grassland and the remainder is wooded with sections of wetland.

Sargent Parcel

Additional match was provided for this project through a gift of an easement on 20.6 acres of land.

The Sargent property is a scenic and productive farmland parcel located on Great Brook approximately 500' upstream from the brook's outlet into Pleasant Lake. The conservation easement gift by Murray Sargent and his late wife, Rachel, complements the project well as the property has been leased to the Cloughs for growing sweet corn.

The parcel is located on the southeasterly side of Lake Shore Drive. The property is adjacent to other conservation land but is in an area of significant development. Approximately 10 acres of the land have been in active agricultural use for several years and have a heavy organic topsoil. About 6 acres are wet land near the lake shore and along the Great Brook. Southeasterly exposures afford a scenic view across Pleasant Lake to Mt. Kearsarge.

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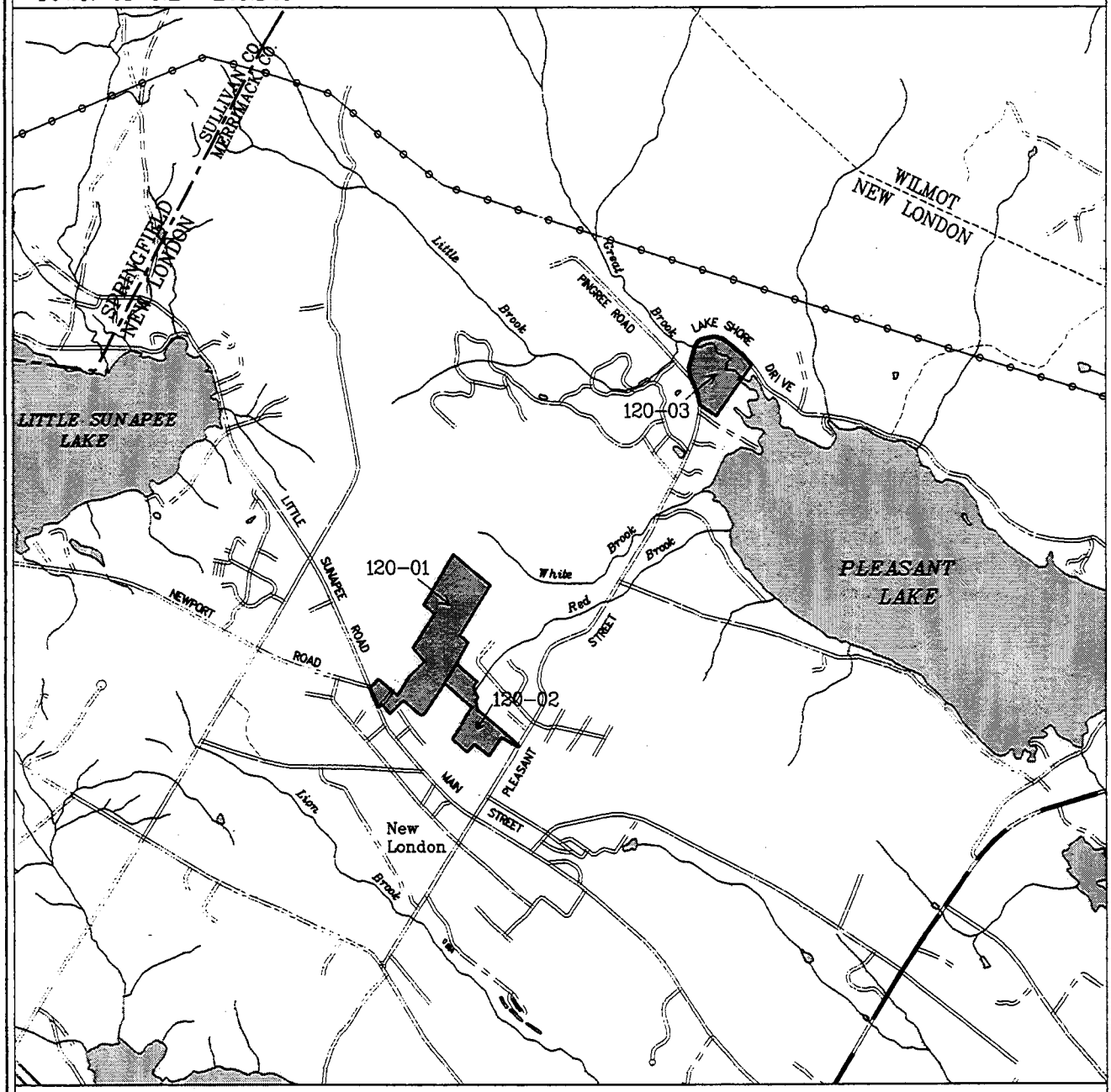
LAND CONSERVATION INVESTMENT PROGRAM

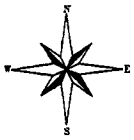
TOWN OF NEW LONDON

New London



PARCEL ID	ACREAGE	GRANTOR
120-01	53.1	CLOUGH (ESMT)
120-02	16.2	CLEVELAND & KIDDER (ESMT)
120-03	20.6	SARGENT (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

SMAS EASEMENT

NEWMARKET

The State's Land Conservation Investment Program (LCIP) purchased in May, 1989, a conservation easement on 29.41 acres of open field and marshland belonging to Frank Smas of Newmarket. From Bay Road, this land provides sweeping views of Lubberland Creek, one of the largest salt marshes on Great Bay. The creek also provides habitat for a number of endangered plant species, a variety of waterfowl, and is an important breeding ground for shellfish and other marine life.

The Lubberland Creek area is one of three key upland areas within the boundary of the Great Bay National Estuarine Research Reserve, a federally-funded, state-administered program for land acquisition, research, and education on Great Bay. Federal funds have been used in combination with LCIP funding in the amount of $110,000 to purchase the easement on Mr. Smas' property, at a total cost of $252,500.

The Smas easement provides for a variety of recreational uses by the public, as well as for research and education activites associated with the Research Reserve. The NH Fish & Game Department is responsible for monitoring the conservation easement.

SUMMARY INFORMATION

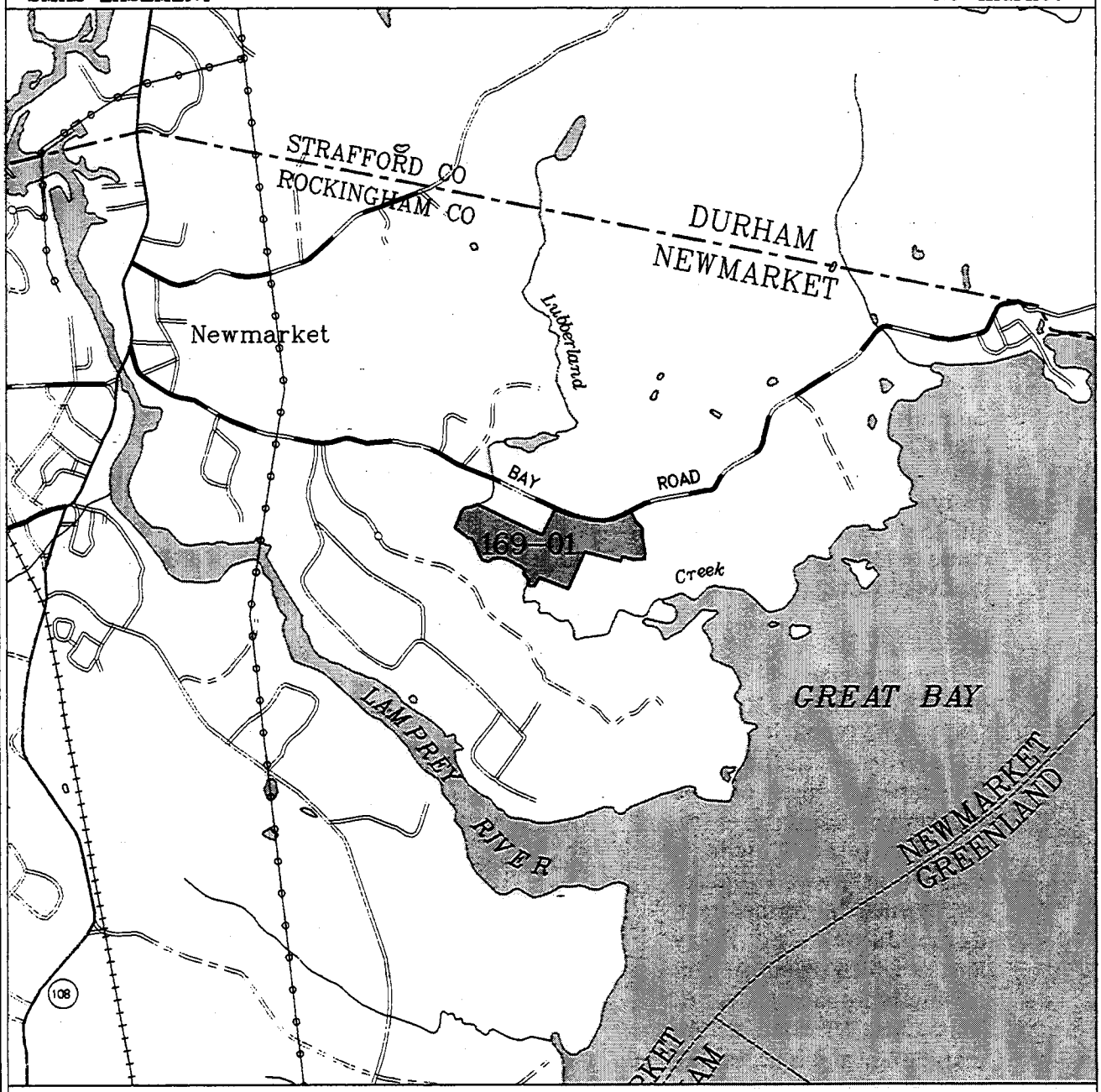
SMAS EASEMENT

GRANTOR: Frank Smas
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 29.41
DATE ACQUIRED: 5-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $252,500 (LCIP PRICE: $110,000.)
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 2790/1744
PLAN RECORDED: D-19276
DATE PLAN RECORDED: 4-21-89

LAND CONSERVATION INVESTMENT PROGRAM

SMAS EASEMENT

Newmarket



PARCEL ID	ACREAGE	GRANTOR
169-01	29.4	SMAS (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRNI

NEWPORT LOCAL LAND CONSERVATION GRANT

In July, 1991, the Town of Newport completed a project protecting 243.15 acres of land through a combination of acquisition and easement. The total cost to LCIP was $109,000. The two targeted properties, owned by Barton and Johnson, were matched by donated easements from Yeomans and Wells. The Conservation Commission targeted the Pinnacle and Johnson properties because of their proximity to the village center and the Town Forest and because of their important recreational value.

Barton Parcel

The centerpiece of the parcel is known as the Pinnacle. The Pinnacle itself is an open area at the height of the property which provides southern views of the entire valley around Newport. This 76 acre wooded property owned by former residents James and Mary Barton which fronts on Coit Mountain Road in Newport. This Class VI road is unmaintained and is accessible by foot. Most of the 3214' frontage is a gradual up-hill climb; however, there is a stretch in the central portion of the property where the grades are quite steep. The Pinnacle is adjacent to the Newport Town Forest and High School land.

The Pinnacle adds 76 acres to the 85 acre Town Forest. The Town plans to manage the Pinnacle lot for long-term sustained yield forestry and for recreation. The scenic overlook will require vista maintenance to ensure that the view to Newport's village center and beyond is preserved. Soils are generally well-drained and shallow to bedrock at higher

SUMMARY INFORMATION
NEWPORT

BARTON PARCEL
GRANTOR: James & Mary Barton
GRANTEE: Town of Newport
ACRES: 76.0
DATE ACQUIRED: 7-16-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $95,500.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 943/177
PLAN RECORDED: P13 F2#1 PF02
DATE PLAN RECORDED: 10-1-87

WELLS PARCEL
GRANTOR: Ben H. & Katherine G. Wells
GRANTEE: Town of Newport
ACRES: 47.65
DATE ACQUIRED: 7-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 943/159
PLAN RECORDED: 01-02-45-4
DATE PLAN RECORDED: 7-16-91

JOHNSON PARCEL
GRANTOR: Doddridge & Jolyon Johnson
GRANTEE: Town of Newport
ACRES: 94.00
DATE ACQUIRED: 7-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $13,500.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 943/168
PLAN RECORDED: 01-02-46-04
DATE PLAN RECORDED: 7-16-91

YEOMANS PARCEL
GRANTOR: Barbara Yeomans
GRANTEE: Town of Newport
ACRES: 25.5
DATE ACQUIRED: 7-16-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 943/150
PLAN RECORDED: 01-02-43-04
DATE PLAN RECORDED: 7-16-91

elevations.

The Barton property, appraised at $152,000, was acquired for the Town of Newport with LCIP funds in the amount of $95,500.

Additional value of $56,500 from this purchase was used as match.

Johnson Parcel

Lying to the north of the Pinnacle is the 94 acre parcel owned by Doddridge and Jolyon Johnson. The parcel is part of a larger 425-acre tract located on the west side of Sand Hill Road and north of Summer Street in Newport. The property is the site of several former farmsteads--remains of several foundations and a few acres of cleared land are evident. This heavily wooded tract has been protected by a conservation easement and is under active forest management. It will remain as open space under the terms of the easement, which also allow for public access to the property.

The topography varies from rolling to moderate hillside to steep. There are good to excellent views of the town of Newport and distant hills from many locations on the property. A woods road bisects the property from southwest to northeast.

The Johnson easement, appraised at $25,000 (2/91) was acquired for the Town of Newport at a cost to LCIP of $13,500. Additional value of $11,500 was used as match in this project.

Yeomans Parcel

Barbara Yeomans and her late husband David donated a conservation easement on a 25.5 acre parcel. The parcel consists of two tracts located on the scenic Blueberry Ridge Road in North Newport. The first is located at the intersection of Blueberry Ridge and Hurd Roads; the second is located on the north side of Blueberry Ridge Road. Both are heavily wooded, the first with level to gently rolling topography and the second with moderately steep slopes. The second tract has significant frontage on Kimball Brook, which flows year round. Both properties are just over two miles from the center of Newport. Beaver and mink are known to frequent this brookfront portion of the property. The parcel provides important habitat for a number of wildlife species. A portion of the parcel is in northern hardwoods and white pines and there are some small fields and orchard areas.

The easement on this property was appraised at $42,500 and was used as part of the match for this project.

Wells Parcel

Katherine and Ben Wells donated a conservation easement on their 47.65 acre property adjacent to the Yeomans parcel. The parcel consists of two tracts, one a heavily wooded 46 acre tract located on the north side of Blueberry Ridge Road, and the second a 1.65 acre tract located on the south side of Blueberry Ridge Road across from the Wells residence. The first tract has frontage along Kimball Brook and there is part of an old mill pond which has been taken over by beaver. The second tract is partially open pasture, with the remainder wooded. Both tracts are about three miles from the village center.

The easement on this property was appraised at $46,500 and was used as part of the match for this project.

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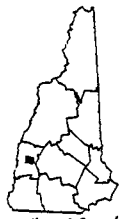
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF NEWPORT

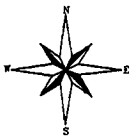
Newport

PARCEL ID	ACREAGE	GRANTOR
118-01	25.5	YEOMANS (ESMT)
118-02	47.7	WELLS (ESMT)
118-03	76.0	BARTON
118-04	94.0	JOHNSON (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

CAPE HORN PARCELS

NORTHUMBERLAND

Diamond International Cape Horn Parcel

In conjunction with protection of the Nash Stream Forest, the Land Conservation Investment Program acquired an additional parcel from Diamond International Corporation to create Cape Horn State Forest. The Cape Horn parcel consists of 1,940 acres acquired in 1988.

Cape Horn is a prominent feature of the upper Connecticut River Valley, overlooking the Town of Groveton and the Connecticut River directly below. Its rocky ridge, an excellent example of a ring dike, is concentric about a center in the northern part of the Pilot Range. It has been an historical nesting site for both bald and golden eagles. Occurrences of fragrant fern and slender cliff-brake, both rare in New Hampshire, are found on the steep upper slopes of the ridge.

Access is from Lost Nation Road, just south of the Groveton Fish and Game Club.

Sullivan Parcel

The State of New Hampshire acquired 122.3 acres from Gregory P. Sullivan on Lost Nation Road in Northumberland. The property was purchased to provide much improved access to Cape Horn State Forest.

The property is forestland and the rear portions have recently been harvested extensively. A logging road crosses the property, providing access from Lost Nation Road to the state forest.

The purchase took place on January 11, 1993. The sales price was $30,000. Funds were provided by the NH Land Conservation Investment Program. The land will be managed by the New Hampshire Department of Resources and Economic Development.

SUMMARY INFORMATION

CAPE HORN

DIAMOND INTERNATIONAL (NORTHUMBERLAND) PARCEL:

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 1940.0
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined - See "Nash Stream Watershed")
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

SULLIVAN PARCEL

GRANTOR: Gregory P. Sullivan
GRANTEE: State of NH (D.R.E.D.)
ACRES: 122.3
DATE ACQUIRED: 1-11-93
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $30,000.

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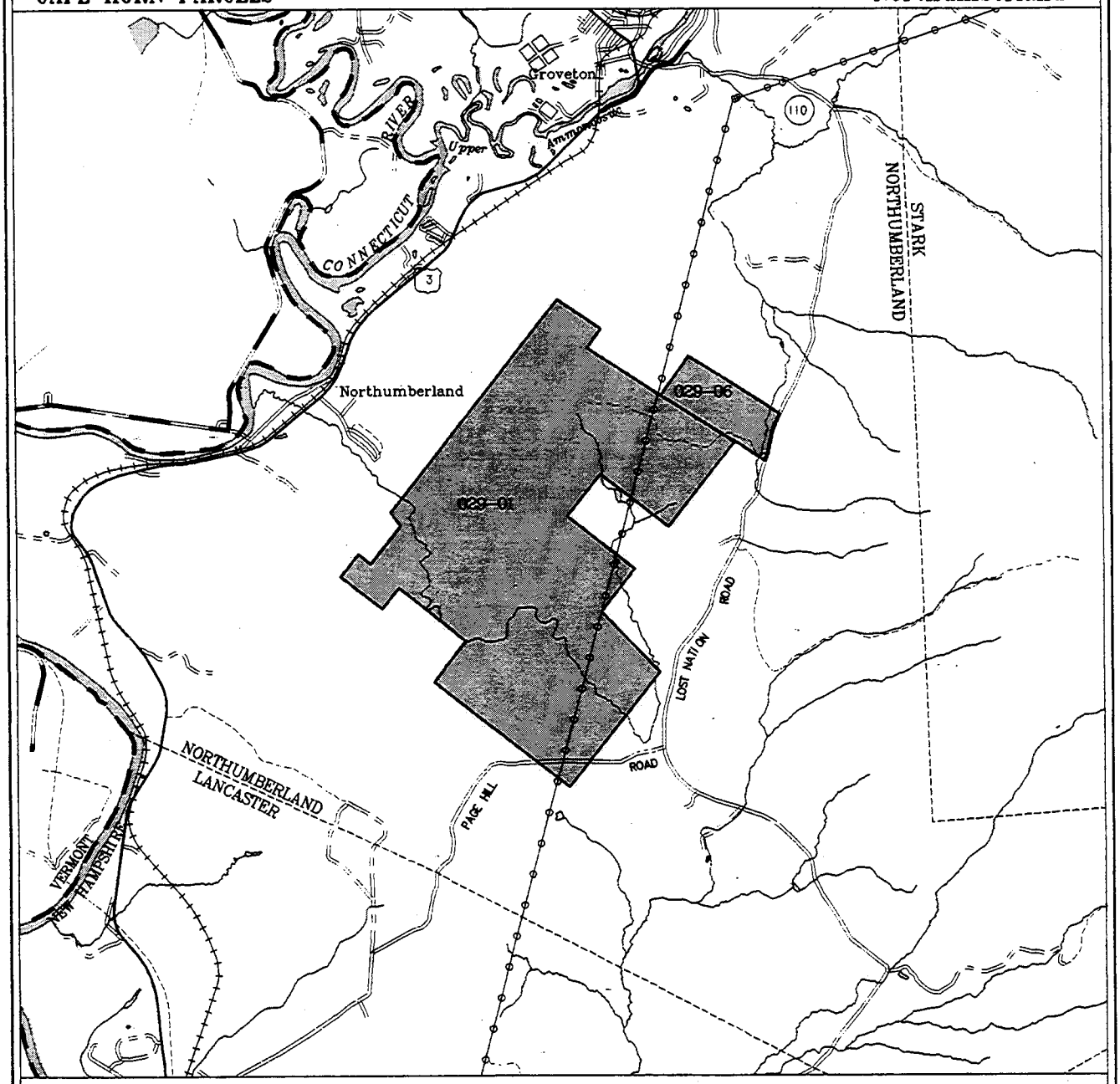
LAND CONSERVATION INVESTMENT PROGRAM

CAPE HORN PARCELS

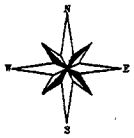
Northumberland



PARCEL ID	ACREAGE	GRANTOR
029-D1	1940.0	DIAMOND INTERNATIONAL CORP
D29-06	122.3	SULLIVAN

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

FOREST PETERS WILDLIFE MANAGEMENT AREA

NORTHWOOD

On September 10, 1991, the state acquired 456 acres of prime wildlife habitat in Northwood from Pearl I. Peters and Seth F. Peters. The property consists of forestland, deeryards, and wetlands that form the headquarters of the Lamprey River. The Peters land is an important addition to this block of over 2000 acres of protected land. The land was purchased in fee simple and is managed by the Department of Fish and Game as the "Forest Peters Wildlife Management Area". The owners made a substantial bargain sale of this property by selling it to the State for $170,000.00.

The Peters property abuts the LCIP-acquired Burtt parcel and another 300 acres of town conservation land in Northwood and Deerfield, as well as more than 200 acres of University of New Hampshire land on Saddleback Mountain. A local LCIP project in Deerfield protecting over 700 contiguous acres lies between the Burtt and Peters tracts and Pawtuckaway State Park, nearly linking them. This network of outstanding conservation land is all within 30 miles of Concord and provides excellent wildlife habitat as well as tremendous passive recreation opportunities.

SUMMARY INFORMATION

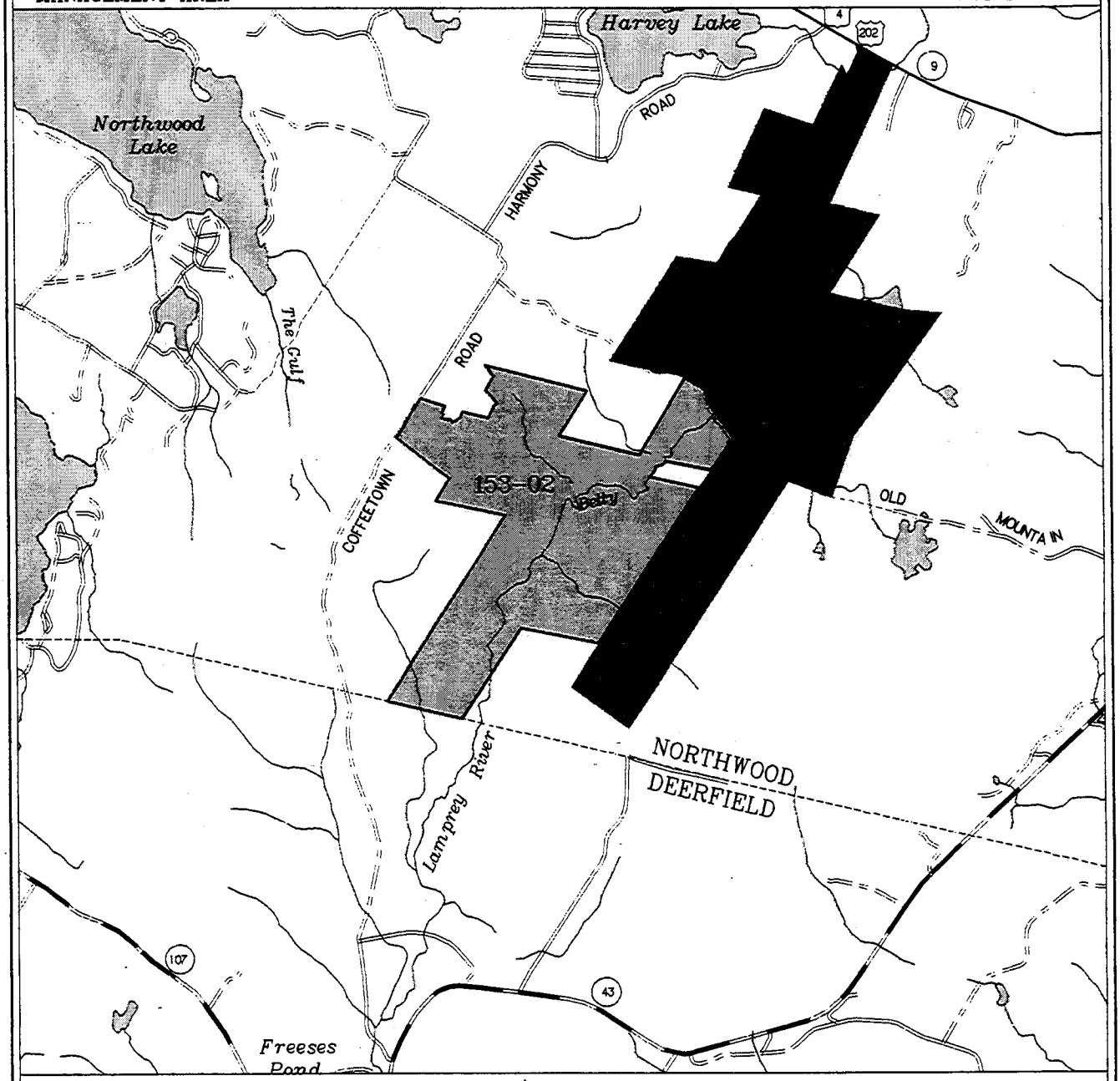
PETERS PARCEL

GRANTOR: Pearl I. and Seth F. Peters
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 456.0
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $170,000.
DATE ACQUIRED: 9-10-91
BOOK /PAGE NUMBERS OF DEED CONVEYED: 2890/1080
PLAN RECORDED: # D-21225

LAND CONSERVATION INVESTMENT PROGRAM

FOREST PETERS WILDLIFE MANAGEMENT AREA

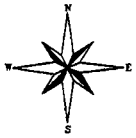
Northwood



PARCEL ID	ACREAGE	GRANTOR
153-02	456.0	FOREST PETERS

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

NORTHWOOD MEADOWS

NORTHWOOD

In August, 1990, the LCIP completed the purchase of a 662-acre tract of forest and marshland in Northwood. The property, purchased from M. Edward and Ann P. Burtt, is over two miles in length and encompasses the headwaters of the Lamprey River.

The Burtt property abuts the LCIP-purchased 456 acre Peters parcel, assigned to the Fish & Game Department, and another 300 acres of town conservation land in Northwood and Deerfield, as well as more than 200 acres of University of New Hampshire land on Saddleback Mountain. A local LCIP project in Deerfield protecting over 700 contiguous acres lies between the Burtt and Peters tracts and Pawtuckaway State Park, nearly linking them. This network of outstanding conservation land is all within 30 miles of Concord and provides excellent wildlife habitat corridors as well as tremendous passive recreation opportunities.

The Burtt property has great potential as a state park is due to the 5 miles of gravel road which provide access to and around 25-acre Meadow Lake in the center of the tract. Towering pines line the shore of the man-made lake; below the earthen dam creating it, the Lamprey River meanders through marsh and around tiny islands. The property extends up the slopes of Saddleback Mountain.

The property was purchased for $899,999, plus back taxes, and it is managed by the Department of Resources and Economic Development, Division of Parks and Recreation.

SUMMARY INFORMATION

BURTT PARCEL

GRANTOR: M. Edward & Ann P. Burtt
GRANTEE: State of NH (D.R.E.D.)
ACRES: 662.07
DATE ACQUIRED: 8-30-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $899,999.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 2917/515 & 2850/121
PLAN RECORDED: D-11863
DATE PLAN RECORDED: 9-22-83

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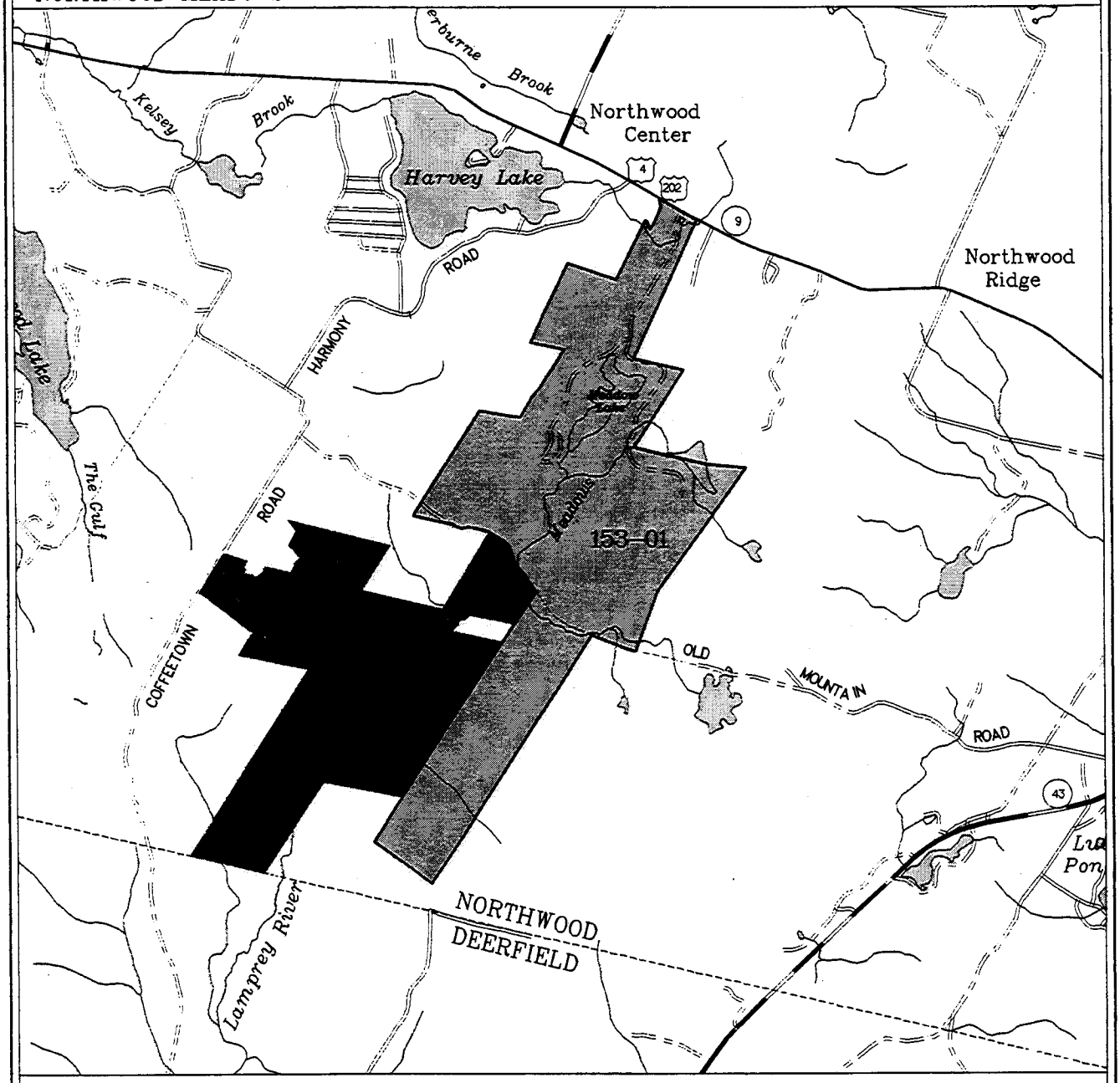
LAND CONSERVATION INVESTMENT PROGRAM

NORTHWOOD MEADOWS

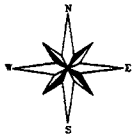
Northwood



PARCEL ID	ACREAGE	GRANTOR
153-01	662.1	BURTT

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

NASH STREAM FOREST

ODELL, COLUMBIA, STRATFORD, STARK

The 39,601 acres of former Diamond International holdings in the Nash Stream drainage are located in the towns of Columbia, Stratford, Odell, and Stark. This tract is by far the largest of all LCIP acquisitions. It is also unique nationally in that the land is owned by the State of New Hampshire (managed by the Department of Resources & Economic Development), with a conservation easement held by the federal government (USDA Forest Service).

The impetus for this project arose from the proposed sale of large landholdings of Diamond International to a developer. Conservation groups formed a coalition to identify and protect this tract, the core of the NH holdings, for permanent conservation use. The Nash Stream Forest is a complete ecosystem which has abundant wildlife habitat and recreational opportunities. Future management will be through cooperative efforts of the State of New Hampshire and the USDA Forest Service. The area holds much potential as an environmental education living laboratory and interpretive center; in addition, it promises to be a model for sustainable timber harvesting and possible future revenue for the State of New Hampshire.

The land in the Nash Stream drainage is hilly and remote. Elevations range from about 1500 feet above sea level in the valleys to about 3700 feet on top of Sugarloaf Mountain. Two striking mountains, the Percy Peaks, stand one mile east of Nash Stream and are visible from many parts of Coos County.

The headwaters of Nash Stream are located on the southeast slopes of Whitcomb Mountain. Surrounding hills are ribboned with perennial brooks which augment the flow of Nash Stream into the Upper Ammonoosuc River, one of the main northern tributaries for the Connecticut River. In addition to the brooks and streams, several ponds lie in the valleys--Whitcomb, Little Bog, and Trio Ponds. Long Mountain Pond is located at about 3400 feet at the head of a dramatic glacial cirque. The largest of all the waterbodies, Nash Bog Pond, was man-made but washed out in the mid-1970s when heavy spring flooding destroyed the dam. These hills, streams, and ponds are the principle features which support abundant wildlife and afford this land its special character of remote wildness.

A little over fifty percent of this land is forested in typical northern hardwood stands, comprised mostly of sugar maple, yellow birch, white birch, and American beech. Other hardwood species frequently associated with this type are white ash, aspen, red maple, and on the south-facing lower slopes, northern red oak. The hardwood stands occupy the drier, better drained soils at middle elevations.

In the low lying wet areas

SUMMARY INFORMATION

DIAMOND INTERNATIONAL (STARK, ODELL, STRATFORD, COLUMBIA) PARCEL:

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 39,601.0
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $7,986,933.
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

and on the tops of ridges and mountain plateaus, thick stands of softwood grow very well. These boreal softwood stands are made up of balsam fir, red spruce and white spruce, and comprise about nine percent of the total cover. Occasional small stands of hemlock can be found on moist sideslopes above brook beds. Many large white pine can be identified over much of the property where individual pines on well drained soils tower over a lower understory.

Predictably, in the transition zones between the hardwood and softwood types, stands of mixed hard- and softwood occur. This type accounts for about twenty-six percent of the total cover. The remaining twenty percent of the forest in this Nash Stream valley falls into the categories of wetlands, ledges or alder swamps and inaccessible places such as steep hillsides and remote mountain tops.

This land was optioned by Nashua developer Claude Rancourt. The state had to act fast to secure a purchase and sale agreement on the property. A loan by The Nature Conservancy and the Society for the Protection of NH Forests made the acquisition possible, pending the receipt of funds from the federal government for their portion of the purchase price.

The scope and the size of this project sparked much interest at the local, state, regional, and national levels. As a result of the public interest and awareness stimulated by this project, the federal government commissioned a study of similar land trends and their impact on forest economies entitled "The Northern Forest Lands Study." Subsequently, the Northern Forest Lands Council was created to help retain the region's working forests.

The state's purchase price for the Nash Stream parcel also covered the acquisition of 2615.5 acres in five additional parcels, which are now owned by the State of New Hampshire.

For further information regarding the other Diamond lands, see descriptions entitled, "Diamond International Parcels," and "Cape Horn Parcels," which were part of this transaction.

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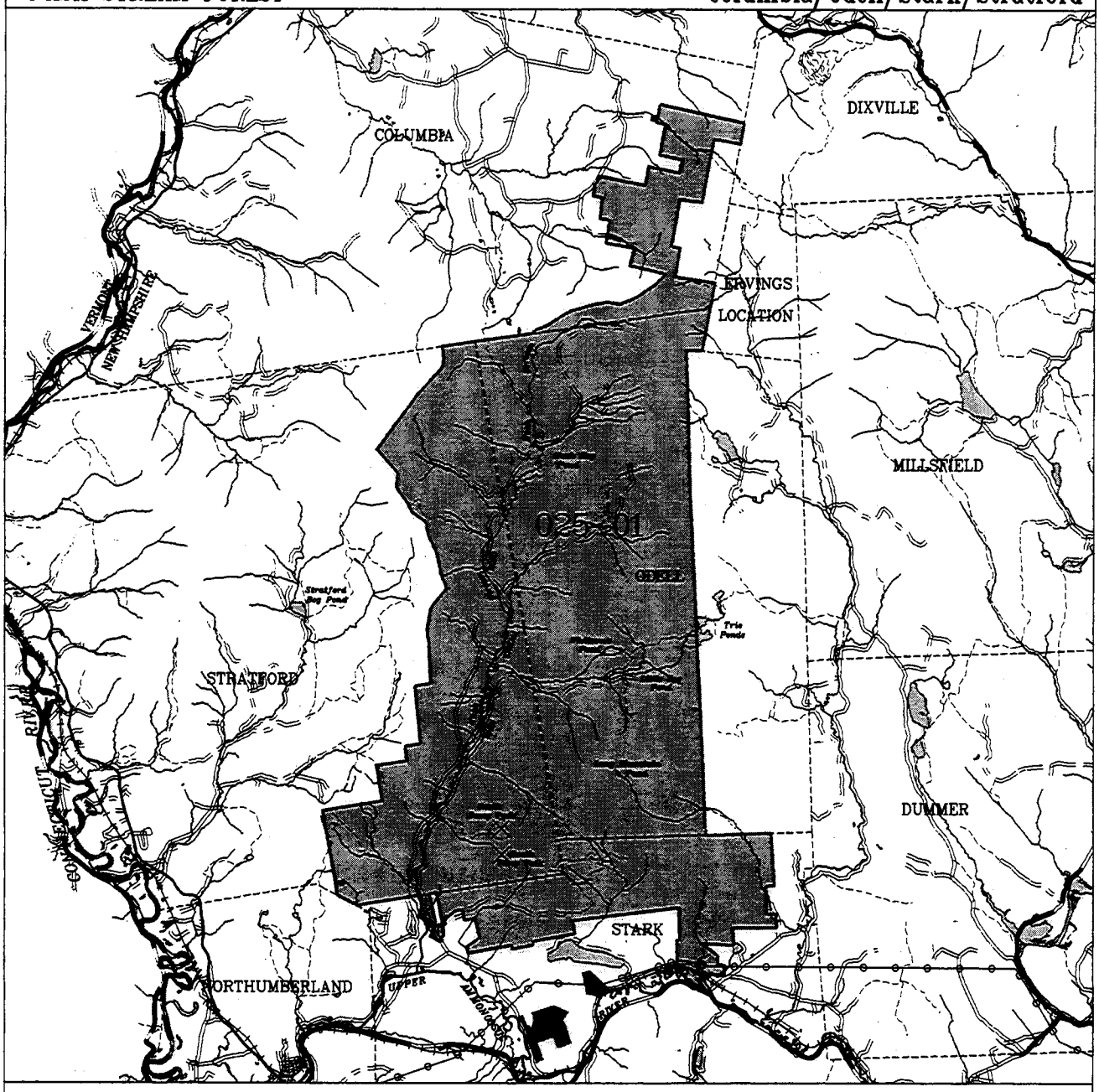
LAND CONSERVATION INVESTMENT PROGRAM

NASH STREAM FOREST

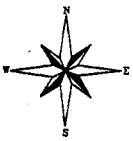
Columbia/Odell/Stark/Stratford



PARCEL ID	ACREAGE	GRANTOR
025-01	39601.0	DIAMOND INTERNATIONAL CORP

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:180,000
(1 inch = 15000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

A. WILSON, BUNTEN, G. WILSON EASEMENTS

ORFORD

Three farm projects completed in February, 1989, protect over 300 contiguous acres and 5500 feet of Connecticut River frontage in Orford. All three farms are located on Route 10.

A. Wilson Parcel

The Land Conservation Investment Program purchased a conservation easement on 17.25 acres of prime river bottom soil, part of the Cottonstone Farm, owned and managed by Alfred and Alma Wilson. The Wilsons are former dairy farmers who now, with their children and grandchildren, operate a successful year-round flower-wreath-vegetable business. The highly productive river meadow is an essential part of their farm's success.

The conservation easement specifies that the land will remain in its undeveloped state, open for productive agricultural uses. This is particularly important in this heavily agricultural region of the State where dairy and vegetable farming are still viable. In addition, the easement specifies terms of public access along the property's 1000 foot Connecticut River frontage. The New Hampshire Department of Agriculture monitors compliance with the conservation easement.

The Wilsons made a substantial bargain sale of the conservation easement to the State. While the easement was appraised at over $58,000, it was sold for $24,000. This parcel is the southern-most property of the three farm protection project supported by the LCIP.

Bunten Parcel

A second conservation easement was purchased on a 183.5 acre Connecticut River farm owned by Forrest and Evelyn Bunten and located on Route 10. The property includes 57 acres of prime agricultural soil and over 1700 feet of frontage along the Connecticut River. The farm is the northern-most of the three farms protected. In addition to the farmland and riverfront, the project protects over 130 acres of well- managed woodland, part of which provides the northern terminus for a whitetail deer wintering yard identified by the New Hampshire Fish & Game Department.

SUMMARY INFORMATION

A. WILSON PARCEL

GRANTOR: Alfred E. and Alma H. Wilson
GRANTEE: State of NH (Department of Agriculture)
ACRES: 17.25
DATE ACQUIRED: 2-28-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $24,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1792/0263
PLAN RECORDED: # 6137

BUNTEN PARCEL

GRANTOR: Forrest and Evelyn Bunten
GRANTEE: State of NH (Department of Agriculture)
ACRES: 183.5
DATE ACQUIRED: 2-9-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $130,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1789/0935
PLAN RECORDED: # 5540

G. WILSON PARCEL

GRANTOR: George A. and Mildred Wilson
GRANTEE: State of NH (Department of Agriculture)
ACRES: 86.05
DATE ACQUIRED: 2-9-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $175,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1789/0918
PLAN RECORDED: # 5511

The Buntens, who moved to Orford from Dunbarton in 1956, have worked hard to make their farm a showplace. The Bunten Farm homestead is situated amidst its expansive fields, which provide the pastoral backdrop to the beautiful 1830s brick cape and associated farm buildings. The farm's scenic attributes have been the object of many a photographer.

The conservation easement ensures that the land will never be developed and thus will remain open for productive agricultural and conservation purposes. In addition, the easement allows pedestrian access to a riverside trail that connects with similar trails on the Wilson lands to the south. The New Hampshire Department of Agriculture monitors this conservation easement as well.

The Buntens received $130,000 for the conservation easement to their property. This represents a substantial bargain sale, as the appraised value was $198,000.

G. Wilson Parcel

The Land Conservation Investment Program also purchased a conservation easement on the 86.05 acre Connecticut River farm of George and Mildred Wilson in Orford. The easement permanently protects over 2500 feet of frontage along the Connecticut River and over 70 acres of prime farmland . The George Wilson farm is in the middle of the Orford three-farm protection project.

The New Hampshire Department of Agriculture monitors the conservation easement on the Wilson property. The easement is geared primarily toward protecting productive farmland and scenic open views from Route 10, but includes important public recreation benefits as well. The Wilson easement secures a recreation area accessible from the Connecticut River to be used by the public for picnicking and camping. In addition, hunting, fishing, and trail access rights are secured in the agreement with the Wilsons.

The Wilsons sold their easement to the state for $175,000. This reflects a charitable donation on the part of the Wilsons in excess of $88,000, as the appraised value of the easement was $263,220.

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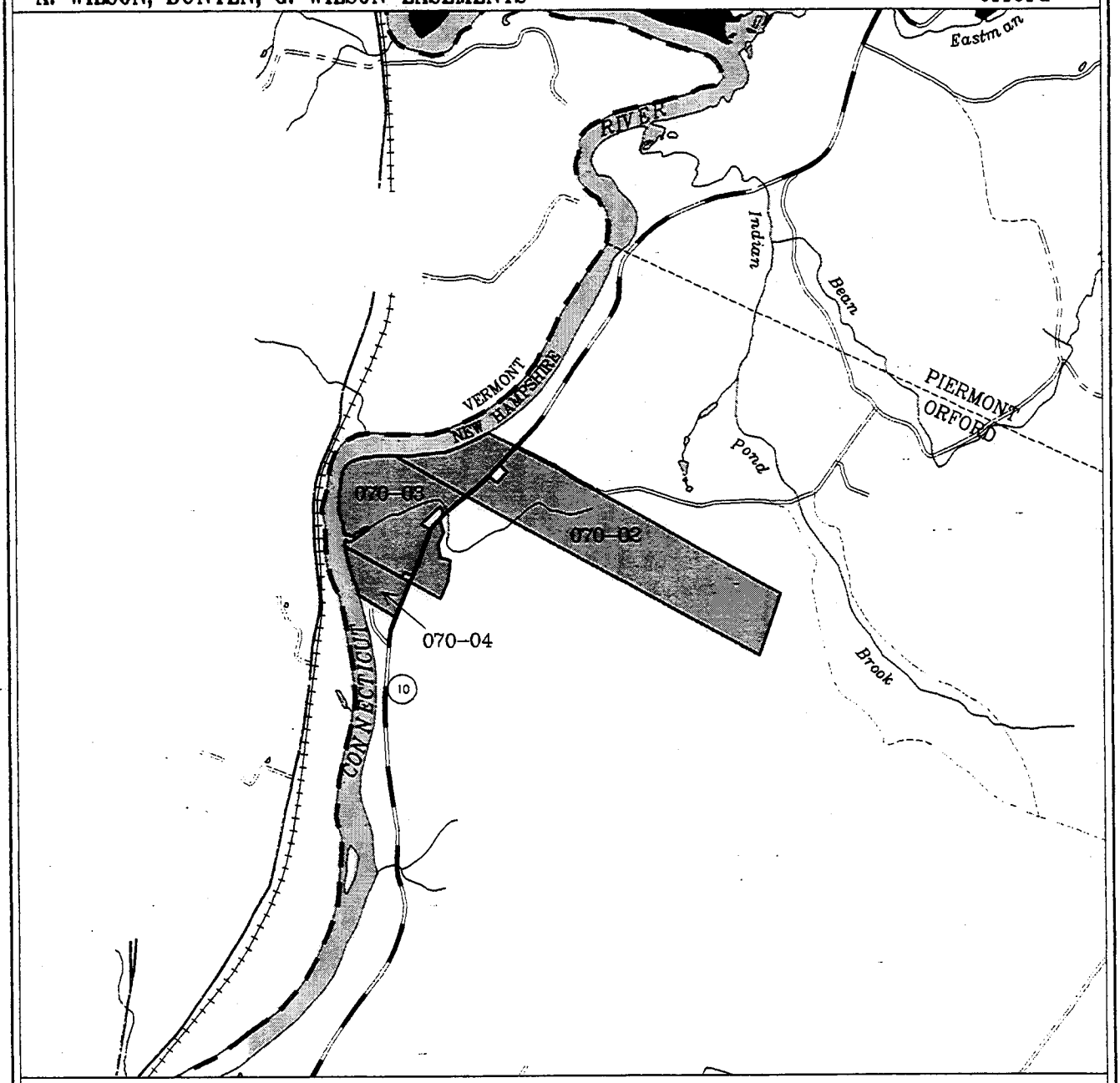
LAND CONSERVATION INVESTMENT PROGRAM

A. WILSON, BUNTEN, G. WILSON EASEMENTS

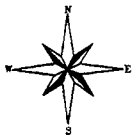
Orford



PARCEL ID	ACREAGE	GRANTOR
D70-02	183.5	BUNTEN (ESMT)
070-03	86.1	WILSON, G (ESMT)
070-04	17.3	WILSON, A (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRNI

PINE RIVER PARCELS

OSSIPEE & EFFINGHAM

The Department of Resources and Economic Development has had a long-standing goal of protecting the Pine River corridor between Pine River State Forest and Ossipee Lake. The river is valued for its fishing, wildlife habitat, associated wetlands, and canoeing. This project combines several state projects to protect key lands in this area near Pine River and Ossipee Lake State Park.

Currier Parcel

On December 6, 1991, the LCIP brought the State closer to this goal with the purchase of 17 acres from Lester and Elizabeth Currier for $5,100.

The property has approximately 2400 feet of frontage on the Pine River. On the east, it abuts Ossipee Lake State Park. The land is primarily forested wetland. It is located across the Pine River from the Marston Industries property which was acquired by the LCIP in early 1991.

Marston Industries, Inc. Parcel

Several thousand feet of frontage on the Pine and Beech Rivers made this property a high priority for DRED in their long term goal of protecting the Pine River. The property includes pine upland with a right-of-way from Route 16 as well as wetland habitat along the rivers. The property lies near Ossipee Lake State Park and across the Beech River from another LCIP acquisition from Fleet Bank. The land was purchased for $65,000 from the owner, who had contemplated commercial and residential development.

Fleet Bank of NH Parcel

Fleet Bank sold 106 acres on the Pine River in Ossipee to the State of New Hampshire on April 30, 1992. The property had been subdivided into 32 lots which were marketed as Pine River Landing. A boat basin with 42 slips had been dredged as part of the development.

Fleet Bank foreclosed on the property and withheld it from auction so that the state would have an opportunity to purchase it. The parcel, through the boat basin on Pine River, provides needed access to Ossipee Lake, less than a

SUMMARY INFORMATION

CURRIER PARCEL

GRANTOR: Lester and Elizabeth Currier
GRANTEE: State of NH (D.R.E.D.)
ACRES: 17.0
DATE ACQUIRED: 12-6-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $5,100.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1467/934

MARSTON INDUSTRIES PARCEL

GRANTOR: Marston Industries, Inc.
GRANTEE: State of NH (D.R.E.D.)
ACRES: 60.0
DATE ACQUIRED: 2-1-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $65,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1438/839
PLAN RECORDED: 132/32

FLEET BANK OF NH PARCEL

GRANTOR: Fleet Bank of NH
GRANTEE: State of NH (D.R.E.D.)
ACRES: 106.0
DATE ACQUIRED: 4-30-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $245,030.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1484/89

PLAN RECORDED: 129/25
DATE PLAN RECORDED: 5-2-90

mile downstream. Previously there was no state controlled access to the lake. The property fronts on Route 25 just east of Route 16 in Ossipee.

The land also has significant conservation values. Frontage on the Pine River is 1400 feet and on the Beech River is 4600 feet. It includes wetlands and pine forest and overlies a large high-yield aquifer. The property abuts the 17 acre Currier property and the 60 acre Marston Industries parcel. All of these Pine River parcels have been added to abutting Ossipee Lake State Park.

The purchase price from Fleet Bank was $245,030. In addition, the state purchased two boat slip easements which had been conveyed before the development went under. These purchases were from Francis and Joanne Stelter for $18,000 and from Ralph Siefert for $16,400.

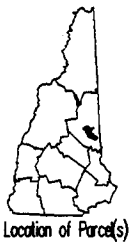
LAND CONSERVATION INVESTMENT PROGRAM

PINE RIVER PARCELS

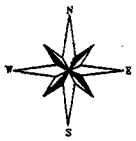
Ossipee

PARCEL ID	ACREAGE	GRANTOR
D88-03	60.0	MARSTON INDUSTRIES INC
D88-04	17.0	CURRIER
088-08	106.0	FLEET BANK - NH

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

OSSIPEE AGGREGATES CORPORATION PARCELS

OSSIPEE

This was the most significant remaining unprotected property in the Pine River corridor. It abuts Pine River State Forest. This dramatic glaciated landscape includes eskers, kettle hole bogs, and the remaining unprotected frontage on the two "Lost Ponds."

There is over a mile of frontage on the Pine River which provides important habitat and a recreational corridor. This riparian corridor along the Pine River connects the Lost Ponds area to the adjacent upland area of the Pine River State Forest. The Pine River is an important trout fishery and the habitat here supports aquatic furbearers and deer. It provides an ideal breeding area for migratory birds.

The property provides unspoiled views to users of the Pine River as well as the publicly owned portion of the northernmost Lost Pond.

Ossipee Aggregates Corporation, and its subsidiary Rosenfeld Concrete, owned the parcel for its high sand and gravel deposits, but no mining had occurred at the time when land protection efforts began.

Access to the property is provided by a right of way from Hodgdon Mill Road through the Pine River State Forest to the property.

The 105.5 acre parcel was sold to the State of NH through the LCIP in June of 1993 at a cost of $300,000.

Also conveyed was a conservation easement, which parallels the Pine River along the top of one of the eskers. This buffers the Pine River State Forest from neighboring development activities.

SUMMARY INFORMATION

GRANTOR: Rosenfeld Concrete Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 105.5
DATE ACQUIRED: 6-25-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $300,000.

GRANTOR: Ossipee Aggregates Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 14.2
DATE ACQUIRED: 6-25-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: -0-

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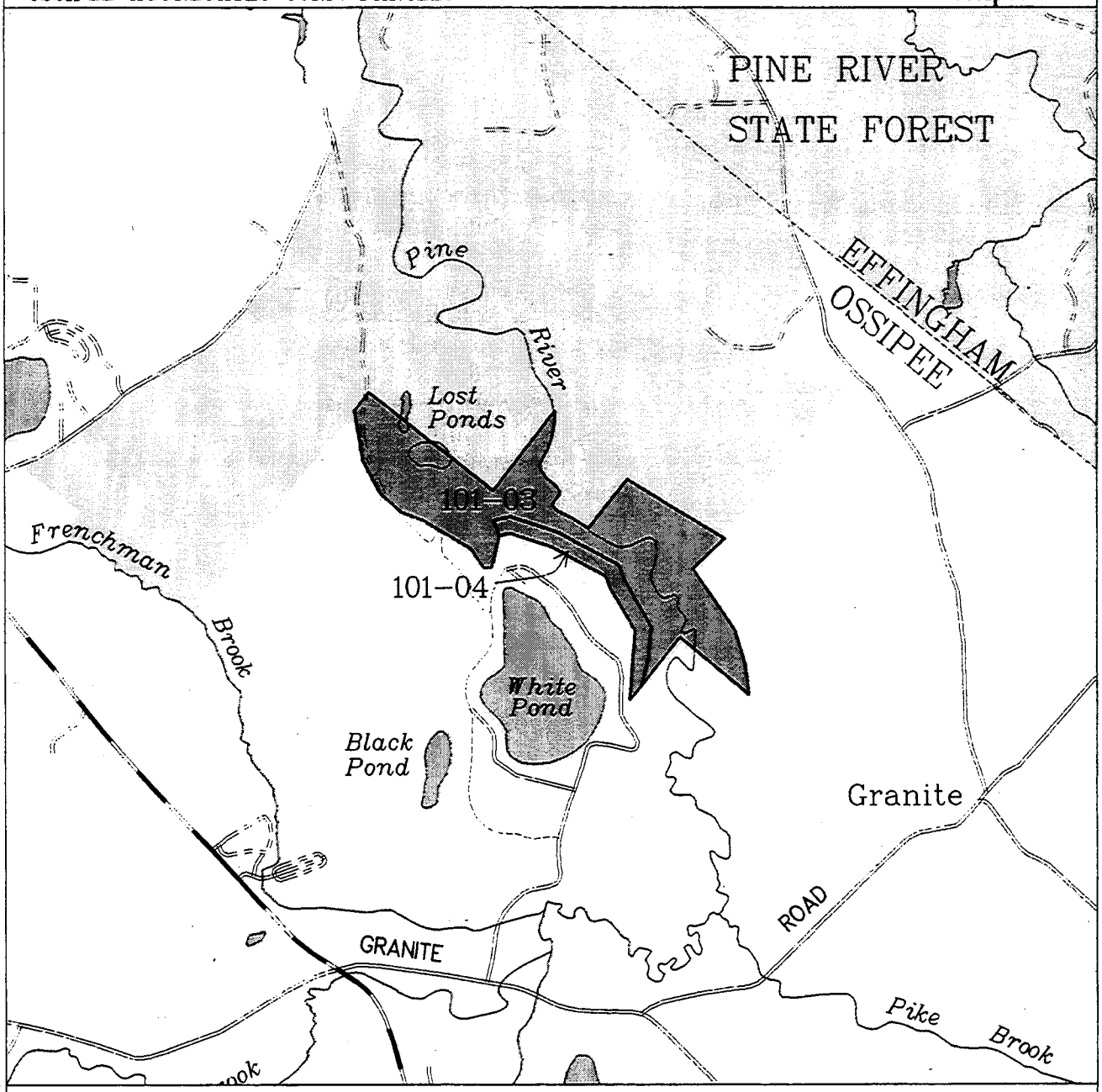
LAND CONSERVATION INVESTMENT PROGRAM

OSSIPEE AGGREGATES CORP. PARCELS

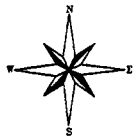
Ossipee



PARCEL ID	ACREAGE	GRANTOR
101-03	105.5	OSSIPEE AGGREGATES CORP (ESMT)
101-04	14.2	OSSIPEE AGGREGATES CORP (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

PEMBROKE LOCAL LAND CONSERVATION GRANT

Anderson Parcel

Edward Anderson sold 26.62 acres situated on the Third Range Road in Pembroke to the Town of Pembroke utilizing funds from the Land Conservation Investment Program. The land was appraised at $24,000 in March, 1990. The total cost to LCIP was $12,000.

The property has frontage on the west side of Third Range Road in Pembroke, a Class VI unmaintained town road. Much of the road has the appearance of a woods path. The frontage is located 1200' from the Beacon Hill Road to the north, and 850' from Brickett Hill Road to the south. Access to Brickett Hill Road is inhibited by a beaver pond located near the southern end of the property's road frontage.

The area is excellent habitat for wildlife, including the spotted turtle, fox, woodcock, deer, raccoon, and many other species. Bragfield Pond, located within the property, and its associated wetlands and beaver dams are very secluded and natural. The pond is accessible by foot with several areas of dry land at the shore line.

Topography throughout most of the parcel is level to moderately sloping, with well drained soils. Ninety percent of the parcel is covered with sapling to pole-sized hardwood. There is a mature white pine stand in the vicinity of the pond.

SUMMARY INFORMATION

PEMBROKE

ANDERSON PARCEL

GRANTOR: Edward H. Anderson
GRANTEE: Town of Pembroke
ACRES: 26.62
DATE ACQUIRED: 8-17-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $12,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1844/492
PLAN RECORDED: 11639

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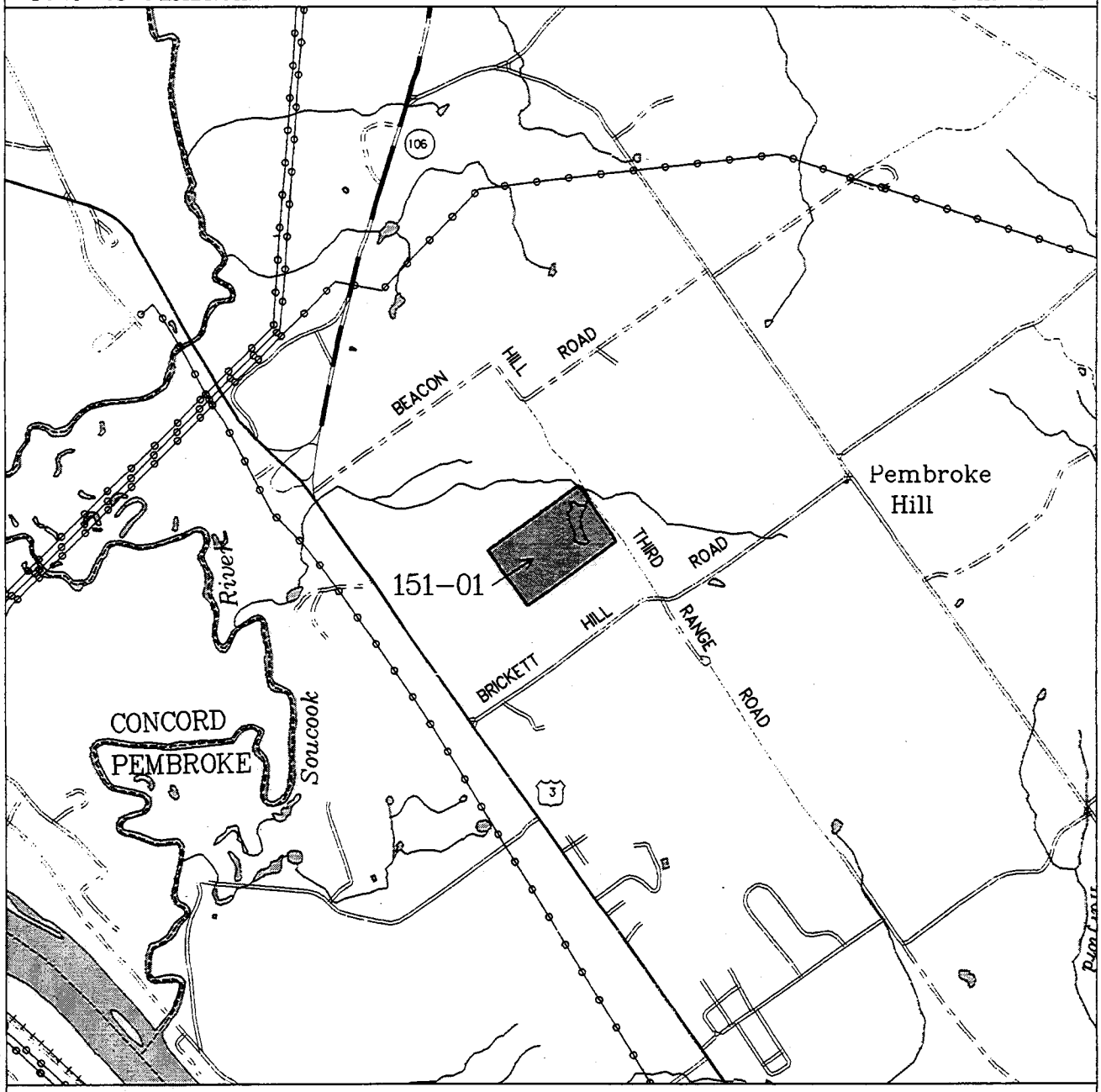
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF PEMBROKE

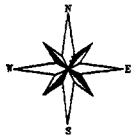
Pembroke



PARCEL ID	ACREAGE	GRANTOR
151-01	26.6	ANDERSON

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

PETERBOROUGH LOCAL LAND CONSERVATION GRANT

The Town of Peterborough closed its local project on September 30, 1991, protecting the conservation values of four parcels of land in town.

Cutter Parcel

The 151-acre David Cutter property, purchased in fee simple by the Town with LCIP funds, is part of the historic farm area of southwest Peterborough. This purchase protects the old "Fremont Farm," a locally-known scenic field and forested area along Old Jaffrey Road. In addition to the fields, the Cutter parcel includes approximately 140 acres of rear woodland, the Schoolhouse Brook drainage, and beaver flowages along it. Horse and foot trails crisscross the property and link with undeveloped town roads and trails on neighboring properties. The Cutter property and the surrounding area are well used for hiking, skiing, and hunting.

As part of the project, covenants were placed on two large adjoining scenic frontage lots that limit further subdivision.

Land Parcel

Local match for the Cutter purchase was provided in part by the donation of an easement on 198.19 acres owned by Edwin and Helen Land. This very scenic farmland is located in the Upland Farm area of Peterborough. The easement was appraised at $313,000 (August, 1990) and constituted a significant portion of the

SUMMARY INFORMATION
PETERBOROUGH

CUTTER PARCEL

GRANTOR: Cutter Construction Co. , Inc.
GRANTEE: Town of Peterborough
ACRES: 151.0
DATE ACQUIRED: 9-30-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $179,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5285/1637
PLAN RECORDED: 25400
DATE PLAN RECORDED: 9-30-91

LAND PARCEL

GRANTOR: Helen Land
GRANTEE: Town of Peterborough
ACRES: 198.19
DATE ACQUIRED: 9-30-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5211/1420; 5285/1630
PLAN RECORDED: 25399
DATE PLAN RECORDED: 9-30-91

MONAHON PARCEL #1

GRANTOR: Mary E. Monahon
GRANTEE: Town of Peterborough
ACRES: 40.5
DATE ACQUIRED: 9-30-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5285/1662

PLAN RECORDED: 25402
DATE PLAN RECORDED: 9-30-91

MONAHON PARCEL #2

GRANTOR: Mary E. Monahon
GRANTEE: Town of Peterborough
ACRES: 70.5
DATE ACQUIRED: 9-30-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5285/1651

PLAN RECORDED: 25401
DATE PLAN RECORDED: 9-30-91

match for this project. The parcel fronts on four roads: Old Sharon Road, Cross Road, Sharon Road, and Spaulding Road. The Spaulding Road bisects the subject tract and is an unmaintained Class VI road and provides a pleasant footpath. All others are paved town-maintained roads.

The eastern portion of the property fronting Old Sharon Road consists of open hayfield and some tree growth, with the balance of the land being tree covered. From the eastern boundary, the land slopes moderately to the west.

A back-up interest in this easement is held by the Society for the Protection of New Hampshire Forests.

Monahon Parcels

Two parcels owned by Mary (Duffy) Monahon and abutting the Cutter parcel were placed under conservation easements and became part of the local match for this project. The first parcel--a 40.5 acre forest and wetland tract--has frontage on Four Winds Farm Road, a gravel town-maintained road. The front of the lot is elevated above road grade and has a level to gently rolling terrain with a southerly decline from the road to the central interior of the tract. A large pond encompasses the middle area of the tract and is estimated to be about 10 acres in size. Beyond this pond the land begins a southerly incline to the rear property line. Ground cover consists of mixed tree growth and underbrush. An old road/trail enters the property from Four Winds Farm Road and travels southerly through the property.

The second Monahon parcel, containing 70.5 acres of woodland, is located on the south side of the Four Winds Farm Road (Class 6). The property is situated along the Hillsborough/Cheshire County boundary where the town boundaries of Peterborough, Dublin and Jaffrey meet. The land has a generally rolling terrain. There are two small hilltops located on the property, the first near the northern boundary and the second near the southern boundary. Ground cover consists of mixed tree growth and dense underbrush.

The first donated Monahon easement was appraised at $62,000 and the second at $50,000.

The LCIP awarded the Town of Peterborough $179,000 to purchase the Cutter parcel. The three donated easements totalled $425,000, providing more than enough match for the Town's purchase of the Cutter land with LCIP funds.

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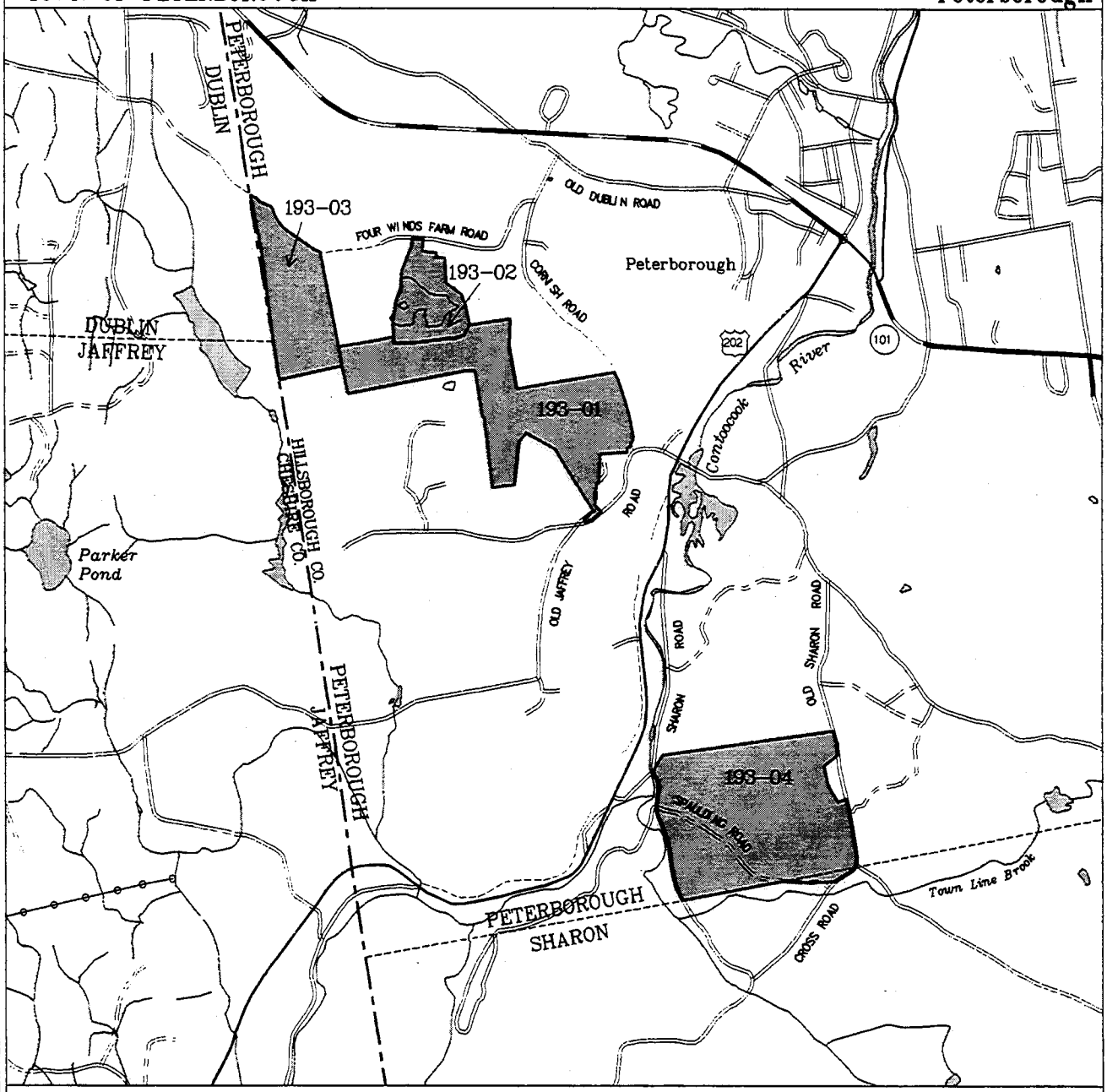
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF PETERBOROUGH

Peterborough

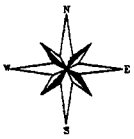


PARCEL ID	ACREAGE	GRANTOR
193-01	151.0	CUTTER CONSTRUCTION CO INC
193-02	40.5	MONAHON (ESMT)
193-03	70.5	MONAHON (ESMT)
193-04	198.2	LAND (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

BATCHELDER/HAHN EASEMENT

PIERMONT

The Land Conservation Investment Program acquired this conservation easement on 101 acres of Connecticut River farmland in Piermont. The property, owned by Verne Batchelder and Jeanie Hahn, is situated on the scenic River Road, amidst a broad stretch of some of the State's best farmland. It offers open field vistas and views of well-managed New Hampshire farms.

The Batchelder/Hahn property contains 3500 feet of frontage on the Connecticut River and approximately 50 acres of prime agricultural soil, an important feature in this rural town where farming is the main occupation. The productive soil provides the basis for the Batchelder/Hahn family farm enterprise: raising and training sport horses.

The agreement with the landowners contains important public access provisions, including an access point to the Connecticut River for car-top boats and a riverside hiking and skiing trail. The river access is especially significant as it is located equidistant from two existing boat access points in Newbury, VT, to the north and in Orford, NH, to the south.

Combining two facets of conservation--farming and outdoor recreation--is an important goal of the landowners. According to Mr. Batchelder, "This parcel offers a prime opportunity to make land as agriculturally productive as possible and incorporate some public opportunities for recreational use of productive farmland. Encouraging the cooperative use of land by farmers and the recreational public is just a super logical case of getting two jobs done for the price of one."

The family made a bargain sale of the conservation easement to the State. The easement ensures that no residential, commercial, or industrial development takes place on their land and that it stays open for productive purposes. The New Hampshire Department of Agriculture is charged with monitoring compliance with the terms of the conservation easement.

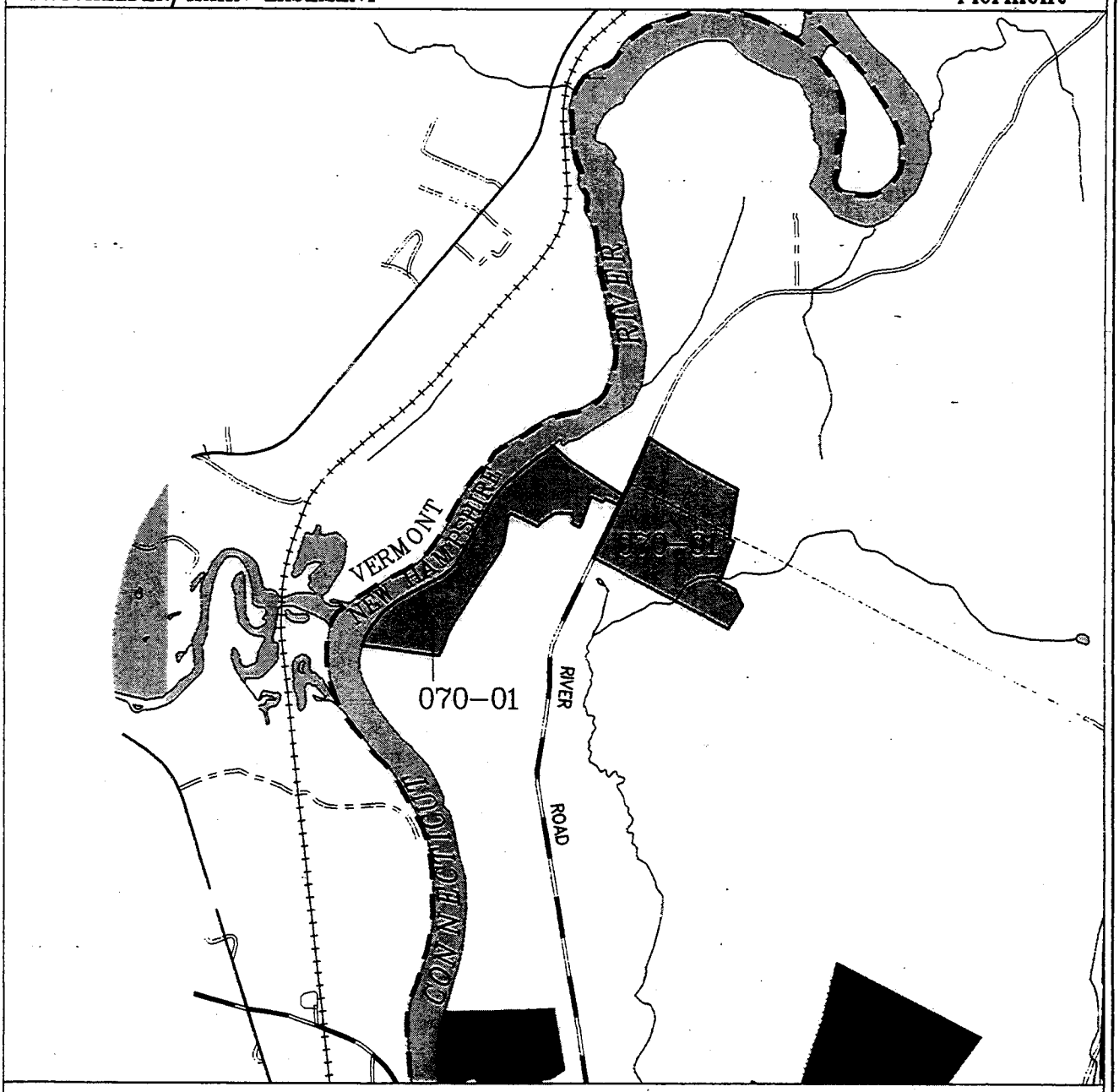
SUMMARY INFORMATION

GRANTOR: Verne E. Batchelder and Jeanie Hahn
GRANTEE: State of New Hampshire, Department of Agriculture
ACRES: 100.9 a.
DATE ACQUIRED: 1-12-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $211,114.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1785/0348
PLAN RECORDED: # 5512

LAND CONSERVATION INVESTMENT PROGRAM

BATCHELDER/HAHN EASEMENT

Piermont



PARCEL ID	ACREAGE	GRANTOR
070-01	100.9	BATCHELDER & HAHN (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

PIERMONT FARM EASEMENTS

PIERMONT

The agricultural community of the Connecticut River valley sees the protection of critical productive river farmland as a key ingredient to long-term agricultural viability in this region, the state's most important farming area.

Underhill Parcel

The Underhill Farm of Piermont conveyed a conservation easement on 209.47 of 301 acres. A productive and scenic Connecticut River farm, the Underhill property fronts on both sides of Route 25 west of the Piermont village center.

The property's 118 acres of fields are some of New Hampshire's most fertile open lands. Formerly a dairy farm, the Underhills now manage the property for a diversity of livestock, most notably fallow deer.

The Connecticut River frontage includes an extensive riparian wetland at the confluence of Eastman Brook, which provides important nesting and stopover habitat for waterfowl. The conservation easement provides for a canoe campsite on the riverbank overlooking this wetland area. The property's upland, southern-aspect woodland, in combination with the farm's fields, provide important habitat for deer and grouse.

The Underhill farm is protected along with the neighboring Putnam Farm. In the vicinity of this project are four other LCIP farm projects--Batchelder, G. Wilson, A. Wilson, and Bunten.

Putnam Farm Parcels

The 127.14 acre Putnam Farm was a protection priority of the NH Department of Agriculture. The Farm is one of western New Hampshire's gateway properties, its agricultural fields lining both sides of the road entering the state from Vermont.

The Putnams conveyed a standard LCIP conservation easement, with the inclusion of a riverside trail and a parking area. An additional 15.9 acre meadow situated on Route 25C east of Piermont village was conveyed.

The property is almost entirely open and its fields are highly fertile. The farm is one of Grafton County's most viable dairy farms, given its productive base and clear successorship to two sons who are continuing the farm family tradition.

SUMMARY INFORMATION

UNDERHILL PARCEL

GRANTOR: Lawrence & Nancy Underhill
GRANTEE: State of New Hampshire (Dept. of Ag.)
ACRES: 209.47
DATE ACQUIRED: 12-31-92
LCIP PURCHASE PRICE: $201,000.
INTEREST ACQUIRED: Conservation Easement
BOOK/PAGE NUMBER OF DEED CONVEYED: 2006/675
PLAN RECORDED: 7276

PUTNAM FARM PARCEL #1

GRANTOR: Putnam Farm of Piermont
GRANTEE: State of New Hampshire (Dept. of Ag.)
ACRES: 127.14
DATE ACQUIRED: 12-31-92
LCIP PURCHASE PRICE: $180,000.
INTEREST ACQUIRED: Conservation Easement
BOOK/PAGE NUMBER OF DEED CONVEYED: 2006/600
PLAN RECORDED: 7277

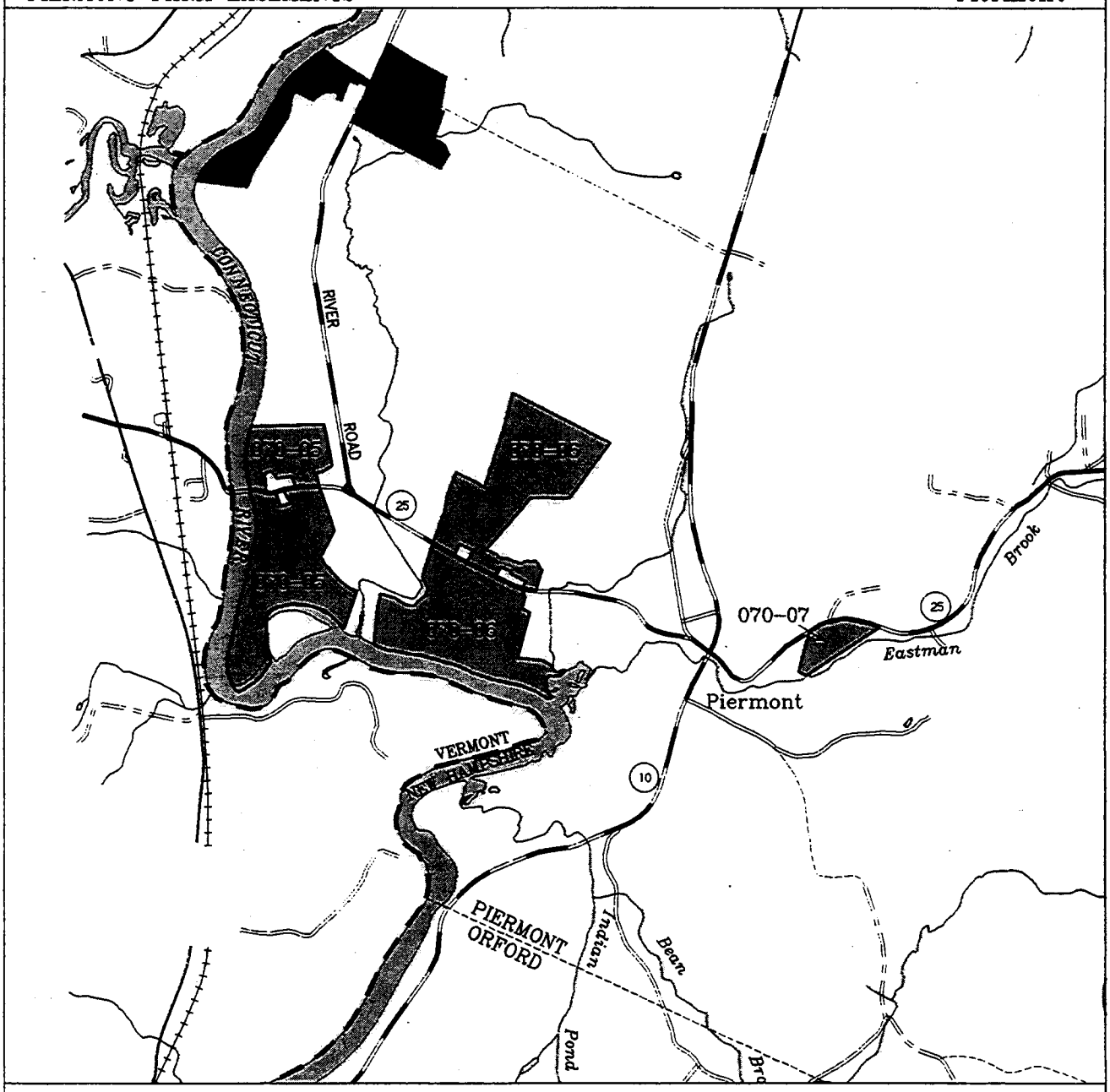
PUTNAM FARM PARCEL #2

GRANTOR: Putnam Farm of Piermont
GRANTEE: State of New Hampshire (Dept. of Ag.)
ACRES: 15.9
DATE ACQUIRED: 12-31-92
LCIP PURCHASE PRICE: -0-
INTEREST ACQUIRED: Conservation Easement
BOOK/PAGE NUMBER OF DEED CONVEYED: 2006/592
PLAN RECORDED: 7420

LAND CONSERVATION INVESTMENT PROGRAM

PIERMONT FARM EASEMENTS

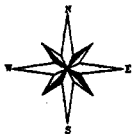
Piermont



PARCEL ID	ACREAGE	GRANTOR
070-05	127.1	PUTNAM FARM OF PIERMONT (ESMT)
070-06	209.5	UNDERHILL (ESMT)
070-07	15.9	PUTNAM FARM OF PIERMONT (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

AMEY EASEMENTS

PITTSBURG

D. Amey Parcel

The Dorothy Amey property stands in two tracts which total 347.76 acres. Both parcels are adjacent to the ownership of John and Nancee Amey, whose land is also protected through a conservation easement. Dorothy Amey's land has approximately one-third mile of frontage on Tabor Road, including a few acres of prime farmland. The rear land is mostly wooded and hilly; many of the hardwood stands have been harvested in the past five years.

J. Amey Parcel

The John and Nancee Amey Farm is situated at the intersection of Tabor Road and U.S. Route 3, approximately three miles west of the village of Pittsburg. The land owned by the Ameys totals 1,263 acres; of this area, 1,246.7 acres are protected with a conservation easement purchased by the Land Conservation Investment Program. The area protected is made up of forested hills, Connecticut River and Indian Stream frontage, hillside pasture, and tillable fields on prime agricultural soils. The Indian Stream meanders through the Amey Farm and joins the Connecticut River just west of the farm.

Of interest in this ownership is that it contains evidence still of the "Old Hereford East Line," a south-south-west bearing which formerly marked the international boundary between Canada and the United States.

In addition to the scenic importance of this land, the farm and woodlands provide important habitat for a number of mammals and birds. Many animals use this land for forage, browse, brood-rearing, migration, wintering and travel. Indian Stream, and particularly the Connecticut River, are blue ribbon trout streams in this area.

The Amey family has been working the land in Pittsburg for several generations. Part of the log-driving history of northern Coos County, the family acquired several tracts of farm and woodland, finally settling on Tabor Road where the farm presently stands. John and Nancee feel strongly that they are stewards of their property and are responsible for passing it on to their children in a condition which will continue to support agricultural use. They presently milk about 60 head of Holstein cattle, raise a small herd of sheep for wool and meat and run a maple sugar operation, tapping about 700 sugar maples from the sugarbush just west of the house and barns. With its open fields, impressive post and beam barns, cattle-grazed pastures and wooded hillsides, this farm stands as the scenic threshhold to Pittsburg and the Connecticut Lakes Region.

SUMMARY INFORMATION

DOROTHY AMEY PARCEL

GRANTOR: Dorothy Amey
GRANTEE: State of NH (Department of Agriculture)
ACRES: 347.76
DATE ACQUIRED: 4-18-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $26,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 746/103
PLAN RECORDED: # 55B
DATE PLAN RECORDED: 12-15-88

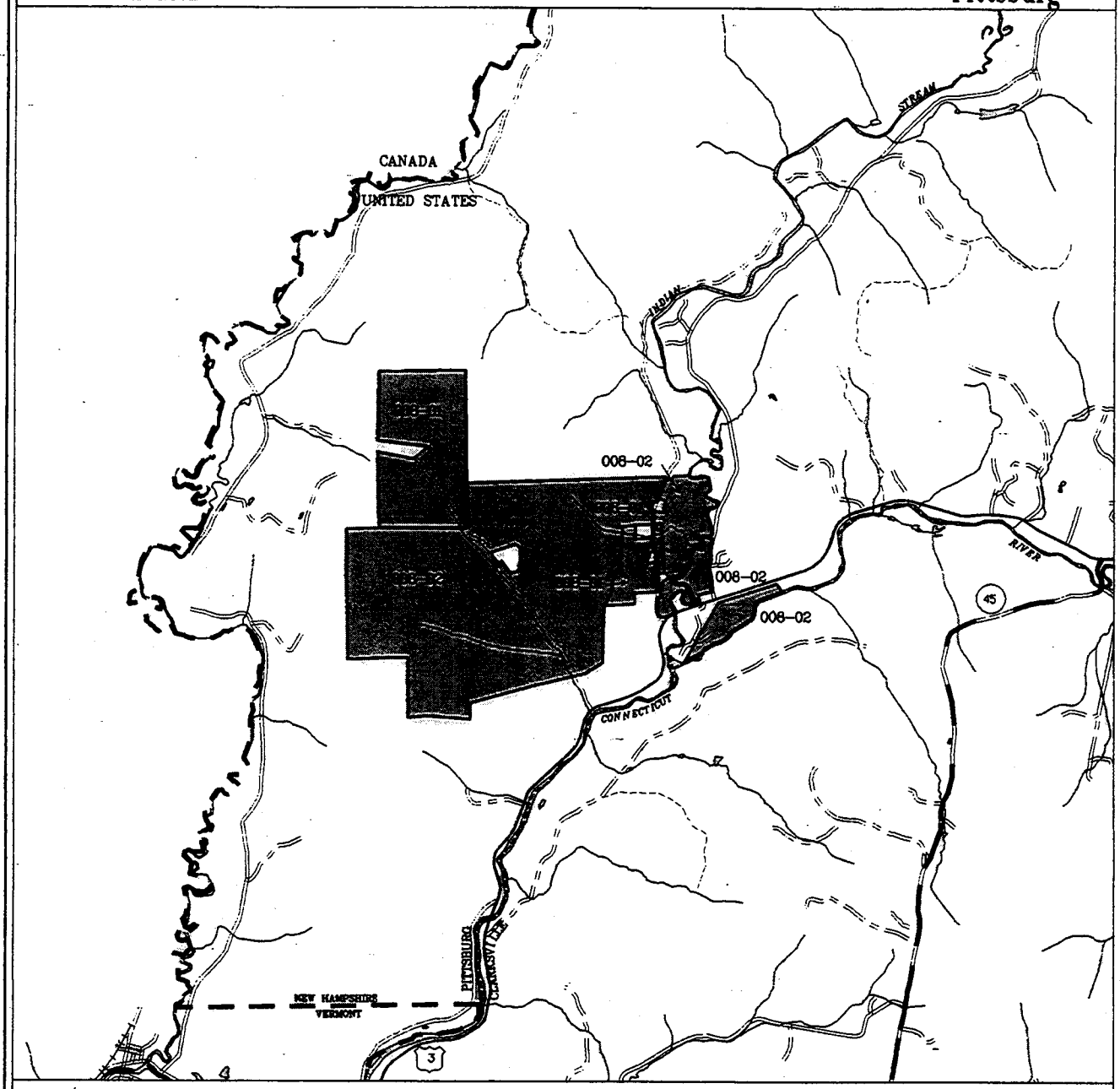
JOHN AND NANCEE AMEY PARCEL

GRANTOR: John and Nancee Amey
GRANTEE: State of NH (Department of Agriculture)
ACRES: 1,246.7
DATE ACQUIRED: 12-15-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $194,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 740/644
PLAN RECORDED: 55B - 56A
DATE PLAN RECORDED: 12-15-88

LAND CONSERVATION INVESTMENT PROGRAM

AMEY EASEMENTS

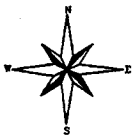
Pittsburg



PARCEL ID	ACREAGE	GRANTOR
008-01	347.8	AMEY, D (ESMT)
008-02	1246.7	AMEY, J (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:60,000
(1 inch = 5000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

PLAINFIELD LOCAL LAND CONSERVATION GRANTS

In its two projects, Plainfield protected over 1,148 acres of land at a cost to the Land Conservation Investment Program of $225,000.

PROJECT 1

The Town of Plainfield acquired two conservation easements protecting 520 acres of farm, forest, and wetland in the sparsely developed town's mid-section. The Town received a grant to purchase an easement on the 216 acre Walker Farm and received a donation of an easement on the 306 Goodwin property on Mud Pond.

Walker Parcel

A target property in this first local project, the Walker Farm, owned by Helen Walker and her son Jim, contains a section of French's Ledge, a prominent landmark overlooking the Plainfield grammar school and the Village of Meriden. This 216 acre parcel contains approximately 60 acres of open fields used for hay production, 35 acres of pasture, and the remainder in woodland. The parcel is located close to the Village of Meriden and Kimball Union Academy at the end of Sanborn Road. There is more than a mile of road frontage on Sanborn Road and Stage Road.

The topography is quite hilly with many scenic views. A portion of the parcel on the south side of Stage Road is low and wet and is bordered by Penniman Brook.

The conservation ease-

SUMMARY INFORMATION

PLAINFIELD

PROJECT ONE

WALKER PARCEL

GRANTOR: James & Helen Walker
GRANTEE: Town of Plainfield
ACRES: 216.0
DATE ACQUIRED: 12-21-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $160,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 902/226
PLAN RECORDED: 11-12
DATE PLAN RECORDED: 7-7-89

GOODWIN PARCEL

GRANTOR: Edmond & Dorothy Goodwin
GRANTEE: Town of Plainfield
ACRES: 304.0
DATE ACQUIRED: 12-9-87
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 837/492
PLAN RECORDED: 7-17
DATE PLAN RECORDED: 7-28-87

PROJECT TWO

BENSON PARCEL

GRANTOR: David & Marjorie Benson
GRANTEE: Town of Plainfield
ACRES: 113.64
DATE ACQUIRED: 8-29-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 892/602

GOSLOVICH PARCEL

GRANTOR: Stanley & Mariann Goslovich
GRANTEE: Town of Plainfield
ACRES: 515.0
DATE ACQUIRED: 9-12-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $65,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 947/582
PLAN RECORDED: Poc1Fo13#43-4
DATE PLAN RECORDED: 12-29-91

ment permits the construction and maintenance of a trail accessing French's Ledge from a parking area located on Sanborn Road. The property's forests also provide important buffering to the aquifer lying below the property that serves as Meriden village's water supply. The easement allows pedestrian access to the property as well. The Walker easement was appraised at $168,500 (April, 1989), and the purchase price was $160,000.

Goodwin Parcel

This parcel, owned by Edmond and Dorothy Goodwin, is located north of the Walker Farm. The 304 acres provide critical habitat for deer and also provide important wetland habitat for great blue heron.

The land is woodland and includes 26-acre Mud Pond. Old stone walls and foundations around the property are evidence of the small farms which existed many decades ago. The parcel is accessible by Porter Road. The easement on the Goodwin parcel was appraised at $161,000 and was used as match in this project.

PROJECT 2

Goslovich Parcel

On September 12, 1991 the Town of Plainfield acquired a conservation easement on a 515 acre Tree Farm owned by Stan and Mariann Goslovich. This property was the target for Plainfield's second local project. The protected property is in the north-central section of Plainfield on the Lebanon city line. Morgans Hill and Batcheldor's Hill lie on the southern border of the property and provide long-range views. A year-round stream runs east/west in the northwest corner of the property. A 2 acre beaver pond is associated with this stream. The easternmost acreage is known as Gray Hollow, a very steep and remote wooded hillside.

The property supports a variety of wildlife, including deer, coyote, fox, black bear, and turkey. Tree cover includes white and yellow birch, red maple and red and white pine. A network of logging roads has been maintained throughout the property.

The Goslovich Tree Farm will remain forever undeveloped and open for pedestrian access. The property has been under active forest management since the Goslovich's acquired the land in 1964. Of special interest on the property is an abandoned 10 acre apple orchard that provides a critical food source for wildlife. In addition, the conservation easement includes the right of pedestrian access to a trail that extends across rights-of-way held by the Goslovich's from True Road in Plainfield to Poverty Lane Road in Lebanon.

The Goslovich's donated over 45% of the value of the conservation easement toward the town's matching share.

Benson Parcel

The 113.64 acre Benson Forest was given to the town by David and Marjorie Benson and is situated to the south of the Goslovich conservation easement. The gift was valued at $59,100.

The tract is in two parcels bisected by Cram Hill Road. The entire tract is wooded and has a mix of hard and softwoods, some of it harvestable timber. The property contains beaver ponds forming the headwaters of Cole Brook. It is a scenic area, visible from many surrounding points. It is important for watershed protection, wildlife habitat, and recreational use. The soils are well suited for forestry purposes.

Protection of the Goslovich and Benson tracts continues to expand upon Plainfield's past efforts, many of which have focussed on protecting land within the largely undeveloped north-south central axis of the Town. Here, large forested tracts separate Meriden Village and Plainfield Village.

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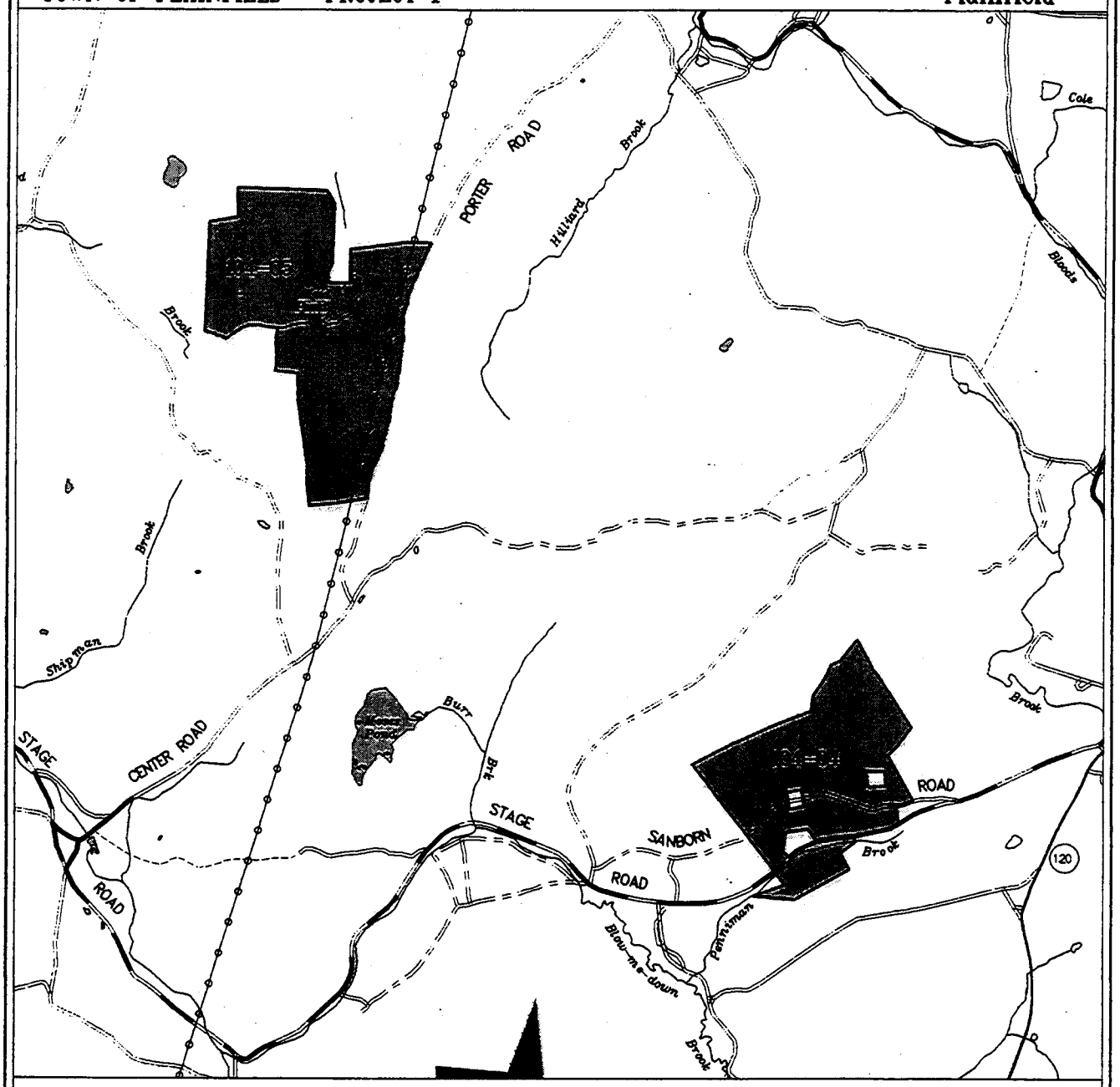
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF PLAINFIELD - PROJECT 1

Plainfield



PARCEL ID	ACREAGE	GRANTOR
104-04	216.0	WALKER (ESMT)
104-05	304.0	GOODWIN (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

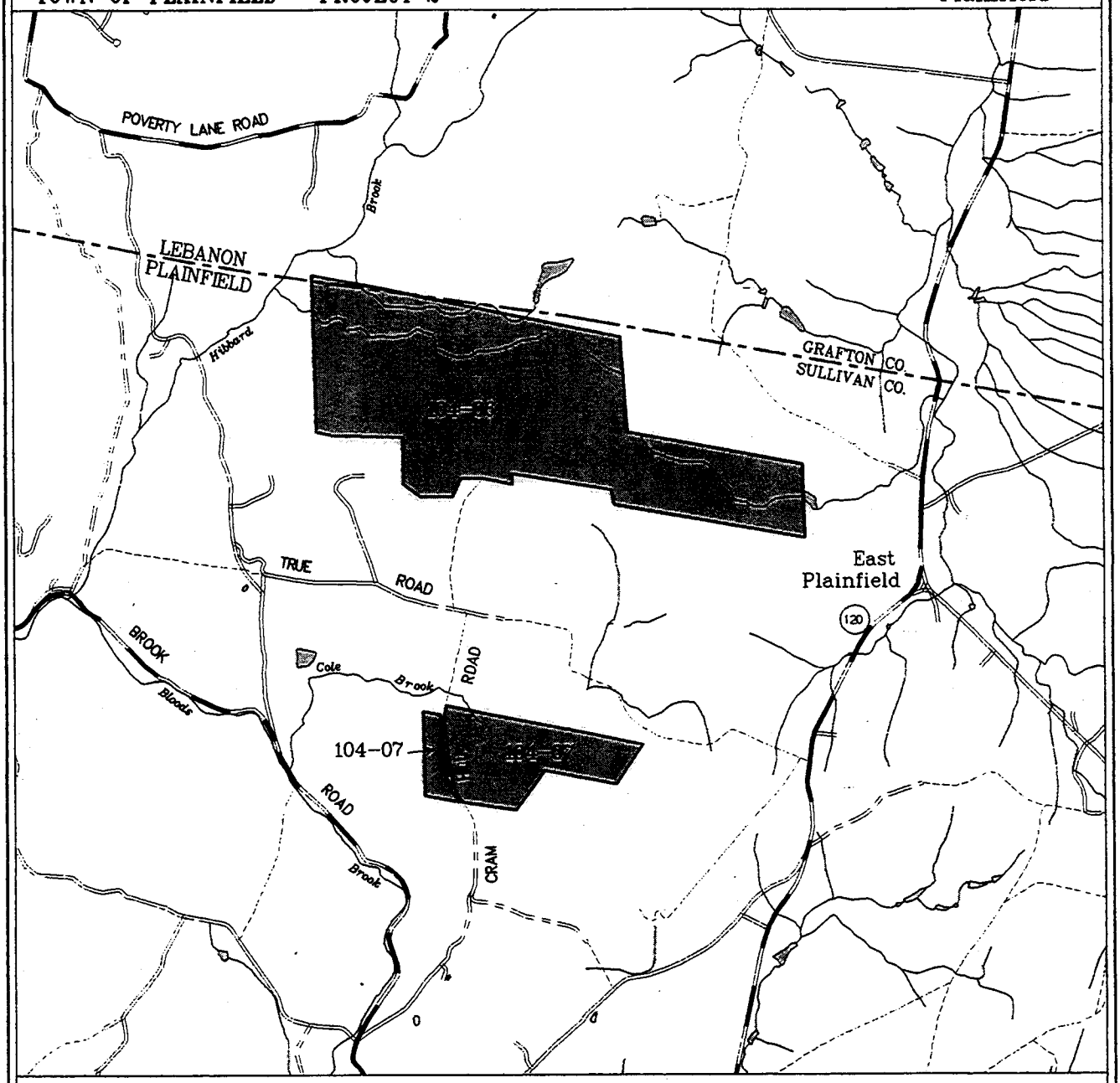
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

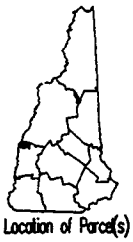
TOWN OF PLAINFIELD - PROJECT 2-

Plainfield



PARCEL ID	ACREAGE	GRANTOR
104-06	515.0	GOSLOVICH (ESMT)
104-07	113.6	BENSON

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

PLYMOUTH LOCAL LAND CONSERVATION GRANT

Participating in the Land Conservation Investment Program, the Town of Plymouth acquired a conservation easement on a 1,100 acre woodland tract known as the Plymouth Mountain tract, owned by Green Acre Woodlands, Inc. Donations involving three other properties in the Town of Plymouth leveraged state funds to purchase a conservation easement on the Plymouth Mountain property.

Green Acres Woodlands, Inc. Parcel

The Plymouth Mountain tract is located in the southwest quadrant of town and is accessible from the Texas Hill Road. The Plymouth Conservation Commission targeted the property for its size, forest productivity, important wildlife habitat, and recreational opportunities.

Timber management has taken place from 1980 to the present. Timber stock is a mixture of 90% hardwood, with the remaining 10% being softwood. Timber inventory includes beech, sugar maple, red maple, yellow and white birch, white ash, pine and spruce. The parcel has abundant steep terrain. Plymouth Mountain (ele. 2,937) is the major physical feature of the property. There is a right of way which runs from Texas Hill Road, a town road, a distance of 2600 feet to the property.

The conservation easement established on the property will ensure that it remains undeveloped and open for pedestrian recreation. Two trails leading to

SUMMARY INFORMATION
PLYMOUTH

GREEN ACRES WOODLANDS PARCEL
GRANTOR: Green Acres Woodlands, Inc. & Robet Marcalus
GRANTEE: Town of Plymouth
ACRES: 1099.8
DATE ACQUIRED: 6-13-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $200,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1914/599
PLAN RECORDED: 6966
DATE PLAN RECORDED: 6-13-91

WALTER PARCEL
GRANTOR: Ruth & Henry Walter
GRANTEE: Town of Plymouth
ACRES: 87.0
DATE ACQUIRED: 6-13-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1914/564
PLAN RECORDED: 6965
DATE PLAN RECORDED: 6-13-91

FAUVER PARCEL
GRANTOR: Alfred Fauver
GRANTEE: Town of Plymouth
ACRES: 104.6
DATE ACQUIRED: 12-31-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1838/488
PLAN RECORDED: 5947
DATE PLAN RECORDED: 5-31-91

NEWTON PARCEL
GRANTOR: Suzanne Newton
GRANTEE: Town of Plymouth
ACRES: 76.0
DATE ACQUIRED: 6-13-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1914/562
PLAN RECORDED: 6965
DATE PLAN RECORDED: 6-13-91

the summit of Plymouth Mountain have been established for public use. The Conservation Commission manages these trails and has the right to maintain vistas along the trail at several identified sites. Green Acre Woodlands owns the property and manages it as a long-term woodland investment.

The easement on the Green Acres parcel was appraised at $209,000 (May, 1990). The conservation easement was sold for $200,000 in June, 1991.

Walter Parcel

A fee simple interest in the 87-acre parcel formerly owned by Henry and Ruth Walter was donated by the Walters as match for this project. It is located off Cummings Hill Road about a mile northeasterly from the Plymouth Mountain site. It is wooded and encompasses a portion of a large wetland centered on Glove Hollow Brook. The Walter parcel was appraised at $99,000 (March, 1990).

Newton Parcel

The 76-acre Suzanne Newton land was also donated as match for this project. It is adjacent to the Walter parcel. The parcel is located on Thurlow Street Extension, approximately one mile east of US Route 3. It is most easily accessible from Cummings Hill Road.

The parcel is forested and encompasses several acres of wetland on Glove Hollow Brook. This brook defines the southern boundary. The topography of the parcel slopes toward the wetland. Timber stock is a mixture of hard and soft wood. The northern bound of the parcel abuts a large lot subdivision of Summit Park.

One of the main amenities to this parcel is "Rainbow Falls," a rather spectacular waterfall well known in the area and approximately 2,800 feet from Cummings Hill Road.

The appraised value of the Newton parcel was $86,000 (March, 1990).

Fauver Parcel

Alfred Fauver donated a 104.6 acre conservation easement on two tracts of his land appraised at $160,000 (December, 1989). The land is located on both the east and west sides of Texas Hill Road, with additional frontage on Old Hebron Road. All of the parcel is forested, with varying degrees of species and stock. Several stonewalls define boundary lines.

The Town of Plymouth plans to manage the Walter and the Newton parcels for long-term sustained yield forestry, with an emphasis on wildlife habitat enhancement. The Plymouth local project protected over 1,367 acres of land at a total cost to LCIP of $200,000. The appraised value of all protected land in the project is $465,000.

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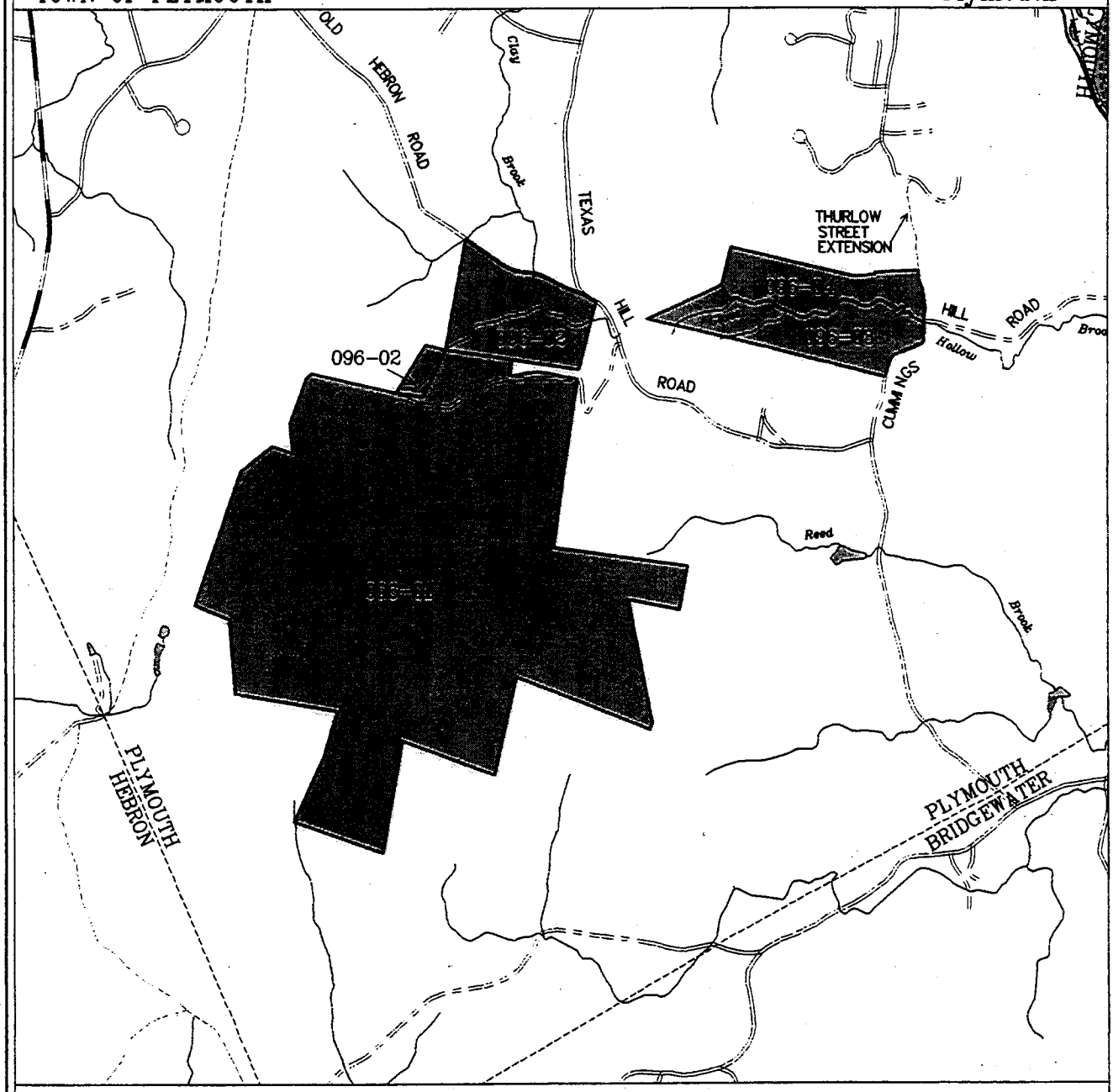
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF PLYMOUTH

Plymouth



PARCEL ID	ACREAGE	GRANTOR
096-01	1099.8	GREEN ACRES WOODLANDS INC
096-02	104.6	FAUVER (ESMT)
096-03	87.0	WALTER
096-04	76.0	NEWTON

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

PORTSMOUTH LOCAL LAND CONSERVATION GRANT

Hett Parcel

The City of Portsmouth completed its effort to secure permanent protection for the Hett farm, the last working farm in Portsmouth, on May 26, 1989. The City purchased a conservation easement on 55.4 acres owned by John and Maud Hett utilizing a grant from the Land Conservation Investment Program in the amount of $218,000.

The land is mainly pasture and forestland. It was part of the "Walford Plantation," established in 1647 by Thomas Walford and one of the first three farms in Portsmouth. Although the farm has been surrounded by development on Peverly Hill Road, the stately farmhouse still stands on the crest of the hill, surrounded by 115 of the original 200 acres owned by Walford. The easement protects roughly one-half of the remaining acreage. The LCIP provided approximately one-third of the cost of the easement, the City provided an additional one-third, and the Hetts made a charitable contribution of the final one-third of the easement value. The total project value was $635,000; total cost to LCIP was $218,000.

The protection of this farm helps safeguard two important wetland systems: Sagamore Creek to the east, and the Great Bog to the west. The city hopes to secure additional lands in this area to provide a greenbelt for wildlife, and to protect water quality.

SUMMARY INFORMATION
PORTSMOUTH

HETT PARCEL
GRANTOR: John & Maud Hett
GRANTEE: City of Portsmouth
ACRES: 55.4
DATE ACQUIRED: 5-26-89
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $218,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2794/683
PLAN RECORDED: C-19399
DATE PLAN RECORDED: 5-26-89

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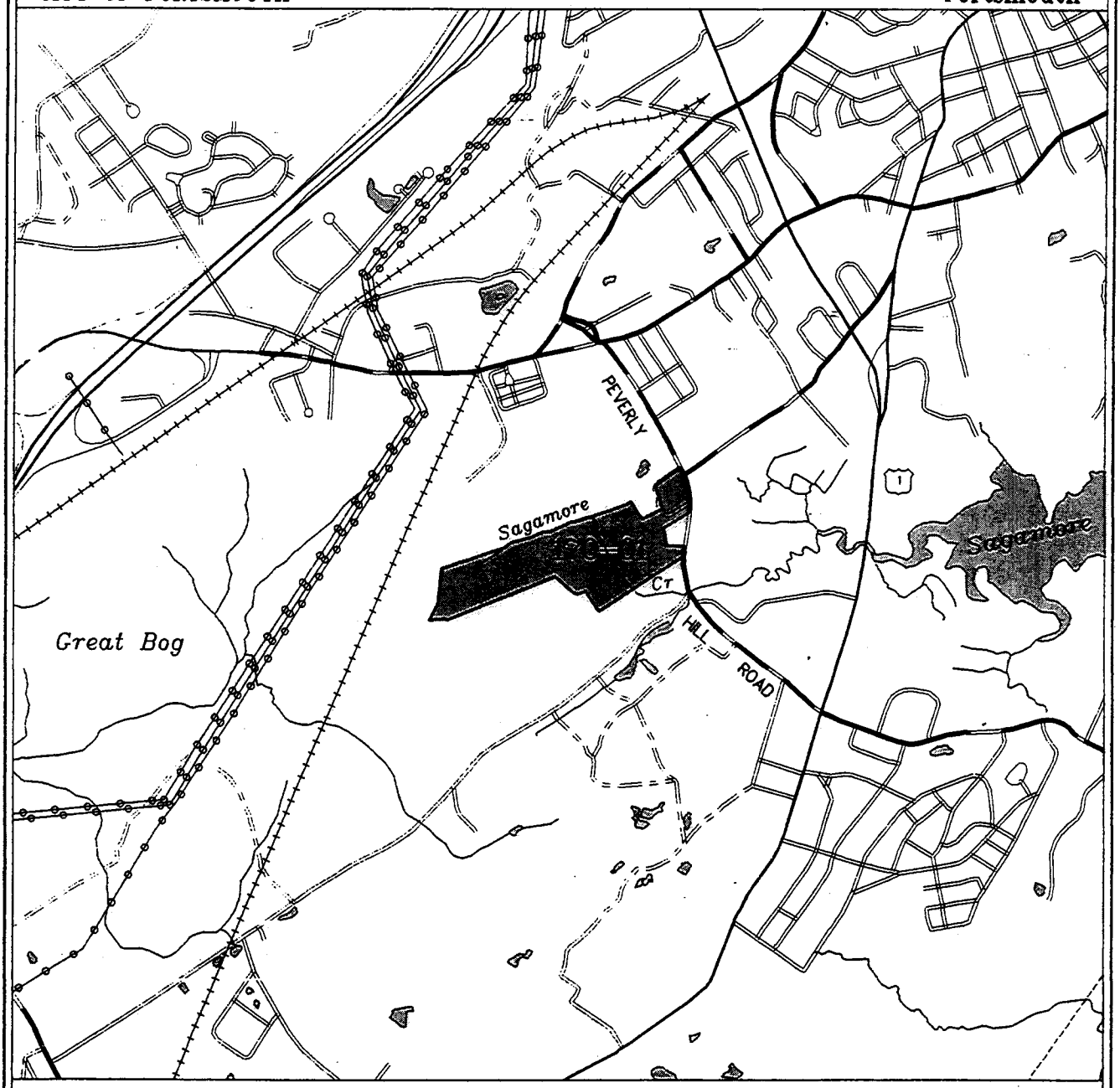
LAND CONSERVATION INVESTMENT PROGRAM

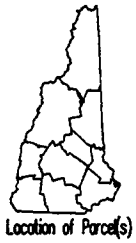
CITY OF PORTSMOUTH

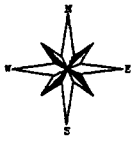
Portsmouth



PARCEL ID	ACREAGE	GRANTOR
170-01	55.4	HETT (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line





SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

KIRSCHNER PARCEL & LITTLE MONADNOCK FOREST EASEMENT

RICHMOND, TROY, FITZWILLIAM

Kirschner Parcel

Located atop Little Monadnock Mountain in Troy, the 153.8 acre Kirschner property provides spectacular views of the surrounding countryside. From exposed rocky knobs, Gap Mountain and Mt. Monadnock dominate the views to the north and east. To the west, the Green Mountains of Vermont and beyond are visible. Hikers frequent the mountain by walking up from Rhododendron State Park, which the property abuts at its southern boundary.

The trail leading from the park meets the Kirschner property just north of the mountain's wooded summit. From there, the park trail links with the Metacomet-Monadnock Trail, which traverses the north-south length of the property along the bony ridgeline of the mountain. The addition of this property to the park protects the nicest overlooks on the mountain for public enjoyment, as well as substantially increasing the park's protected acreage for remote woodland wildlife.

The Trust for New Hampshire Lands was prompted to action when this property was listed for sale in 1987. The owners, The Little Monadnock Development Trust (a Kirschner family trust), were eager to sell and unable to wait through the LCIP application process. In June 1988, TNHL secured a purchase and sale agreement which was later assigned to the State, and immediately made application to the Land Conservation Investment Program. The New Hampshire Division of Parks and Recreation of DRED manages the property. Under state ownership, the property is well-suited for recreation, trail development, and potential timber management.

The Land Conservation Investment Program paid $65,000 for the property. The owners donated the $9,000 difference between this and the full appraised value, $74,000.

SUMMARY INFORMATION

KIRSCHNER PARCEL

GRANTOR: : Little Monadnock Development Trust
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 153.8
DATE ACQUIRED: 12-16-88
INTEREST: Fee Simple
LCIP COST: $65,000
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1273/0218
PLAN RECORDED: #CAB 10-118
DATE PLAN RECORDED: 9-7-88

LITTLE MONADNOCK FOREST EASEMENT PARCEL #1

GRANTOR: Tree Growers, Inc.
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 1,253.4
DATE ACQUIRED: 12-30-88
INTEREST: Conservation Easement
LCIP COST: $527,637.77
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1274/0733
PLAN RECORDED: #CAB 11596

LITTLE MONADNOCK FOREST EASEMENT PARCEL #2

GRANTOR: Tree Growers, Inc.
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 565.1
DATE ACQUIRED: 3-24-89
INTEREST: Conservation Easement
LCIP COST: (Combined above)
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1283/0535
PLAN RECORDED: #CAB 11596

Little Monadnock Forest Easement

Known as Little Monadnock Forest, this 1818.5 acre property encompasses the western flank of Little Monadnock Mountain in Fitzwilliam and Troy. From the ridgeline of the mountain, the parcel stretches west through the Tully Brook valley, then up and over Grassy Hill in Richmond. Forested primarily with oak and other hardwoods, these highly productive woodlands have been managed for commercial timber production by Tree Growers, Inc. for over 20 years. Periodic timber harvests have created patches of heavily timbered land interspersed among older growth forest, creating a mix of wildlife habitat over the tract's extensive acreage. This management, together with the property's existing wetland and deeryard areas, provides locally essential habitat for remote woodland wildlife such as deer, fisher, and bobcat.

The property abuts over 700 acres of land already protected, including Rhododendron State Park. This parcel also protects over one mile of the Metacomet-Monadnock Trail, a public footpath which leads over Little Monadnock Mountain and links with trails on State Park land. The conservation easement conveyed by Tree Growers, Inc., allows the State to manage the trail, ensuring that it can remain open for hikers in perpetuity. In addition, the owner must keep the property open for traditional recreational uses by the public, including hunting. The owners will continue to manage the property for timber production, using sound forest management practices, as provided for in the conservation easement.

The Land Conservation Investment Program funded $527,637.77 to purchase the conservation easement, held by the Department of Resources and Economic Development. The acquisition occurred in two steps, on the Richmond/Fitzwilliam tract (1253.4 acres) in December 1988, and the Troy tract (565.1 acres) in March 1989. Tree Growers donated the difference between the purchase price and the full appraised value, $581,000.00.

Printed by the Land Conservation Investment Program, 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

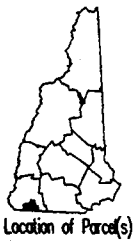
LAND CONSERVATION INVESTMENT PROGRAM

KIRSCHNER PARCEL AND LITTLE MONADNOCK FOREST EASEMENT

Troy/Richmond/Fitzwilliam

PARCEL ID	ACREAGE	GRANTOR
191-01	153.8	LITTLE MONADNOCK DEV TRUST (KIRSHCNER)
191-02	1253.4	TREE GROWERS INC (ESMT)
191-03	565.1	TREE GROWERS INC (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CAMBRIDGE COUNCIL (BSA) EASEMENT

RINDGE

Camp Quinapoxet borders Hubbard Pond, which overlies the largest aquifer in Rindge, and this property is one of two properties that surround the pond's shoreline. The other property is Annett State Forest. The purchase of a conservation easement on the BSA's 158.1 acres protects the entire pond from future development.

The property is located on both sides of Old New Ipswich Road in Rindge. Access to the property is from Route 124 to the north and Route 119 to the south, via Old New Ipswich Road and Cathedral Road.

This property is the premiere camp for the Cambridge Boy Scouts, who use the property in the summer and weekends year round. It has over one mile of frontage on Hubbard Pond. Footpaths crisscross the property and are informally used by the public for access to the state forest and Hubbard Pond.

The parcel contains important waterfowl habitat, as the sheltered coves of Hubbard Pond provide areas for ducks to brood and develop.

Areas of the property offer views of Mount Monadnock and Temple Mountain. The parcel also has managed stands of hemlock, pine, and hardwoods. The last managed cut occurred in 1973.

The LCIP easement allows continued operation of the camp, with limited areas set aside for buildings and camping.

SUMMARY INFORMATION

GRANTOR: Cambridge Boy Scout Camp, Inc. & Cambridge Council, Boy Scouts of America
GRANTEE: State of NH (D.R.E.D.)
ACRES: 158.1
DATE ACQUIRED: 6-10-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $125,000.
BOOK/PAGE NUMBER OF DEED CONVEYED: 1678/160
PLAN RECORDED: 42-25

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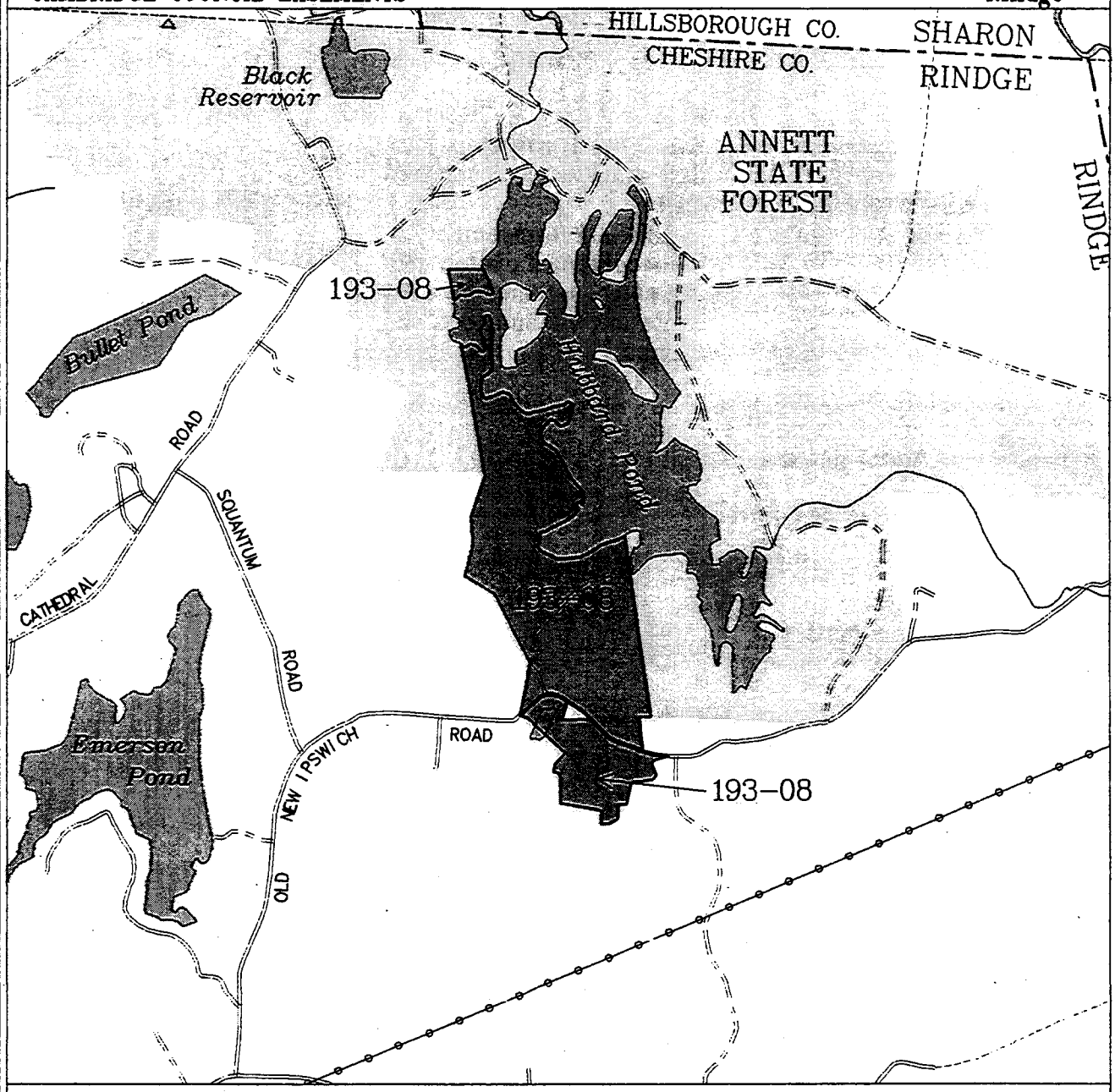
LAND CONSERVATION INVESTMENT PROGRAM

CAMBRIDGE COUNCIL EASEMENTS



PARCEL ID	ACREAGE	GRANTOR
193-08	158.1	CAMBRIDGE BOY SCOUT CAMP INC (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

RYE LOCAL LAND CONSERVATION GRANTS

First Essex Savings Bank Parcel

A 58.7 acre parcel owned by the First Essex Savings Bank of New Hampshire was the target parcel in this project. The property is located south of Pioneer Road and east of Brackett Road. It is wooded with a mixture of white pine, hemlock, and mixed hardwoods. The parcel has a 50' town-owned right-of-way from Berry Brook Lane. The topography is rolling and uneven with several small wet areas in the central portion of the property.

The property has significant frontage on Berry's Brook and contains about a mile of the Old Carriage Road trail and intersecting logging roads. The area along Berry Brook and Seavey Creek is part of an important corridor of land near Odiorne State Park and is the most recognized area for wildlife habitat in the Town of Rye. This environmentally sensitive area is situated where the incoming salt water changes to brackish as it mixes with fresh water flowing from the Berry Brook watershed. This greenbelt provides an outstanding habitat for a diversity of wildlife and waterfowl, including shore birds, raptors, and upland game.

Seavey Creek is also habitat for stocked sea-run brown trout. The views across the open marshes of Seavey Creek are highly scenic. The marshes are also visible from Pioneer Road and Brackett Road.

The parcel was purchased by the Town of Rye with $80,000 in LCIP funds and $120,000 in town funds. Ralph Brown donated his 80 acre saltmarsh on Seavey Creek in support of this project.

SUMMARY INFORMATION

RYE

FIRST ESSEX SAVINGS BANK PARCEL

GRANTOR: First Essex Savings Bank of New Hampshire
GRANTEE: Town of Rye
ACRES: 58.7
DATE ACQUIRED: 3-24-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $200,000 (LCIP FUNDS SPENT: $80,000)
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2912/2232
PLAN RECORDED: D-21489
DATE PLAN RECORDED: 2-26-92

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LAND CONSERVATION INVESTMENT PROGRAM

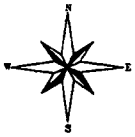
TOWN OF RYE

Rye

PARCEL ID	ACREAGE	GRANTOR
171-08	58.7	FIRST ESSEX SAVINGS BANK OF NH

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

BROWN PARCELS

RYE

With this purchase the State has added 64 acres to Odiorne Point State Park, increasing the park size to 325 acres. The acquisition of the land, from Ralph L. Brown, protects sweeping views of the Seavey Creek marshes from Route 1A, protects important wildlife habitat, and enhances the recreation and education potential of the park. The land also provides an important link to the State's early history, as it includes remnants of one of the first settlements in the State, called Pannaway.

The Brown land lies directly across Route 1A from the entrance to Odiorne Point State Park. Both the D.R.E.D. Division of Parks and Recreation and Mr. Brown are realizing longstanding goals through the sale. Mr. Brown's property has been the number one acquisition priority of the Division of Parks and Recreation since the Division's acquisition of the original parkland in 1961. Mr. Brown is an avid naturalist and longtime park supporter and has long hoped that the State would secure the funds needed to purchase the land.

Mr. Brown purchased over 120 acres and his 188-year-old farmhouse from the United States Government in 1949. The land and homestead had been taken by the Government in 1941 for Fort Dearborn, part of a chain of coastal defenses protecting Portsmouth Harbor and the Naval Shipyard during World War II. Before the war, some of the park land and Mr. Brown's land still belonged to the Odiorne family, whose members had lived on Odiorne Point since 1660.

Subsequent to his 1989 sale of 64 acres, Mr. Brown donated an abutting 79.8 acres of salt marsh to the Rye Conservation Commission. He has retained his house and barns.

SUMMARY INFORMATION

GRANTOR: Ralph L. Brown
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 64
DATE ACQUIRED: 1-13-89
INTEREST: Fee Simple
LCIP COST: $1,000,000
BOOK/ PAGE NUMBERS OF DEED CONVEYED: 2777/1354
PLAN RECORDED: # D-18729

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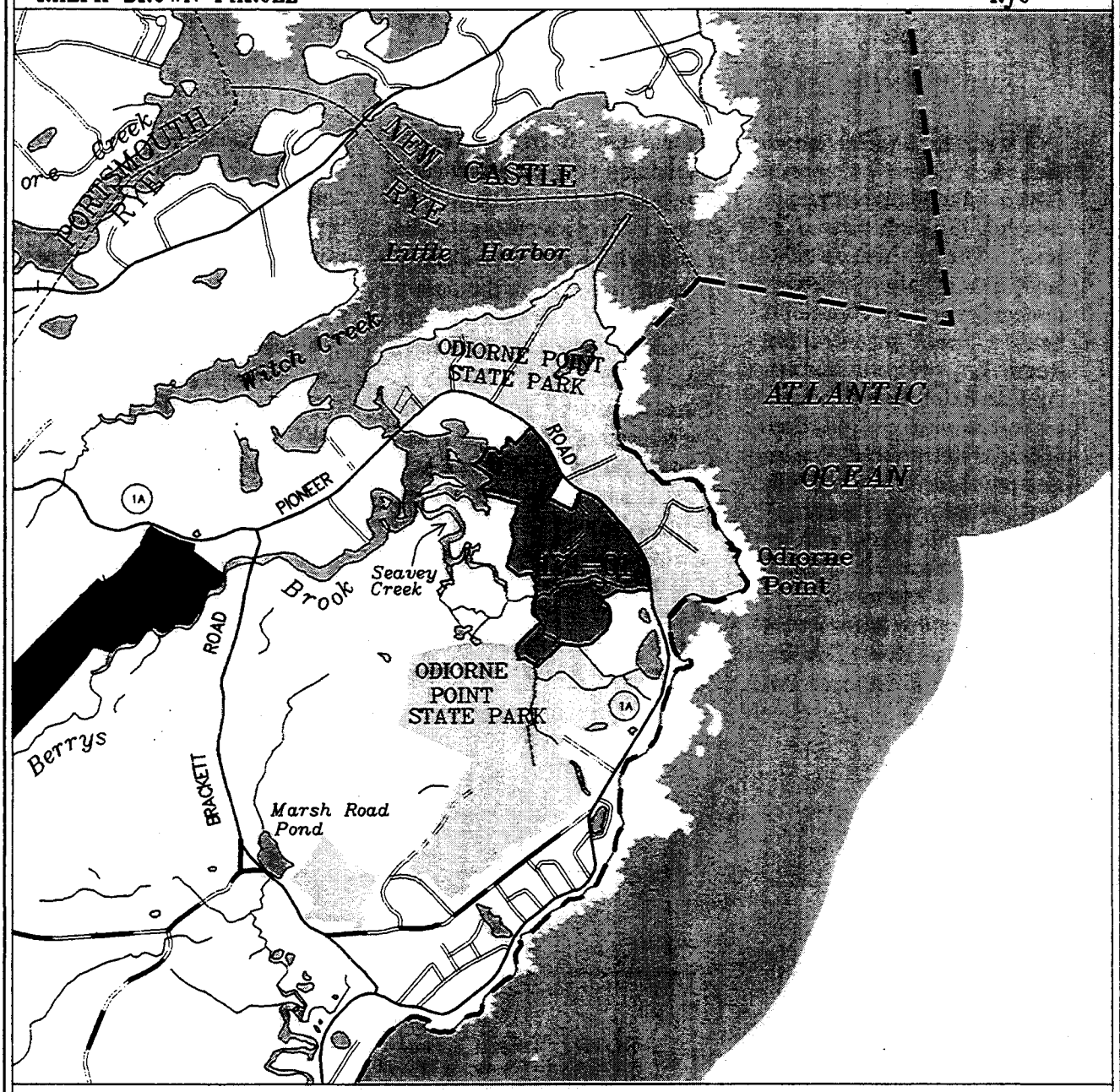
LAND CONSERVATION INVESTMENT PROGRAM

RALPH BROWN PARCEL

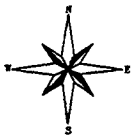
Rye



PARCEL ID	ACREAGE	GRANTOR
171-01	64.0	BROWN

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

SANBORNTON LOCAL LAND CONSERVATION GRANT

Meader Parcel

Ralph and Olive Meader conveyed to the town a conservation easement on their scenic Calef Hill Farm. Previously, the Meaders took action to conserve two nearby farms threatened by development. They bought both of them, deeded conservation easements to the Society for the Protection of NH Forests, and re-sold the properties with their restrictions.

Their rectangular-shaped parcel fronts on Burleigh Hill Road and on Calef Hill Road. The majority of the land is heavily wooded, the major species being pine, white and yellow birch, red oak, poplar, and hemlock.

This conservation easement covers 30 acres of very productive agricultural soils now in hay production. Scenic views across the fields to the north include views of Mt. Cardigan and the mountains in the southern White Mountain National Forest, as well as the Pemigewasset River valley.

The woodland has been managed for years as a Certified Tree Farm. The combination of distant views, neighboring restored farms, stone walls, tree-lined roads, open hayfields, and well managed woodlands make the area highly unusual. The property also protects part of the watershed for the City of Franklin.

The cost to the LCIP for protecting this land was $95,783. The property was appraised at $187,500. A bargain sale by the Meaders and survey and appraisal costs constituted the match for this project.

SUMMARY INFORMATION

SANBORNTON

MEADER PARCEL

GRANTOR: Ralph G. Meader & Olive R. Meader
GRANTEE: Town of Sanbornton
ACRES: 86.33
DATE ACQUIRED: 3-15-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $95,783.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1164/452
PLAN RECORDED: #57 Dr# L13
DATE PLAN RECORDED: 3-15-91

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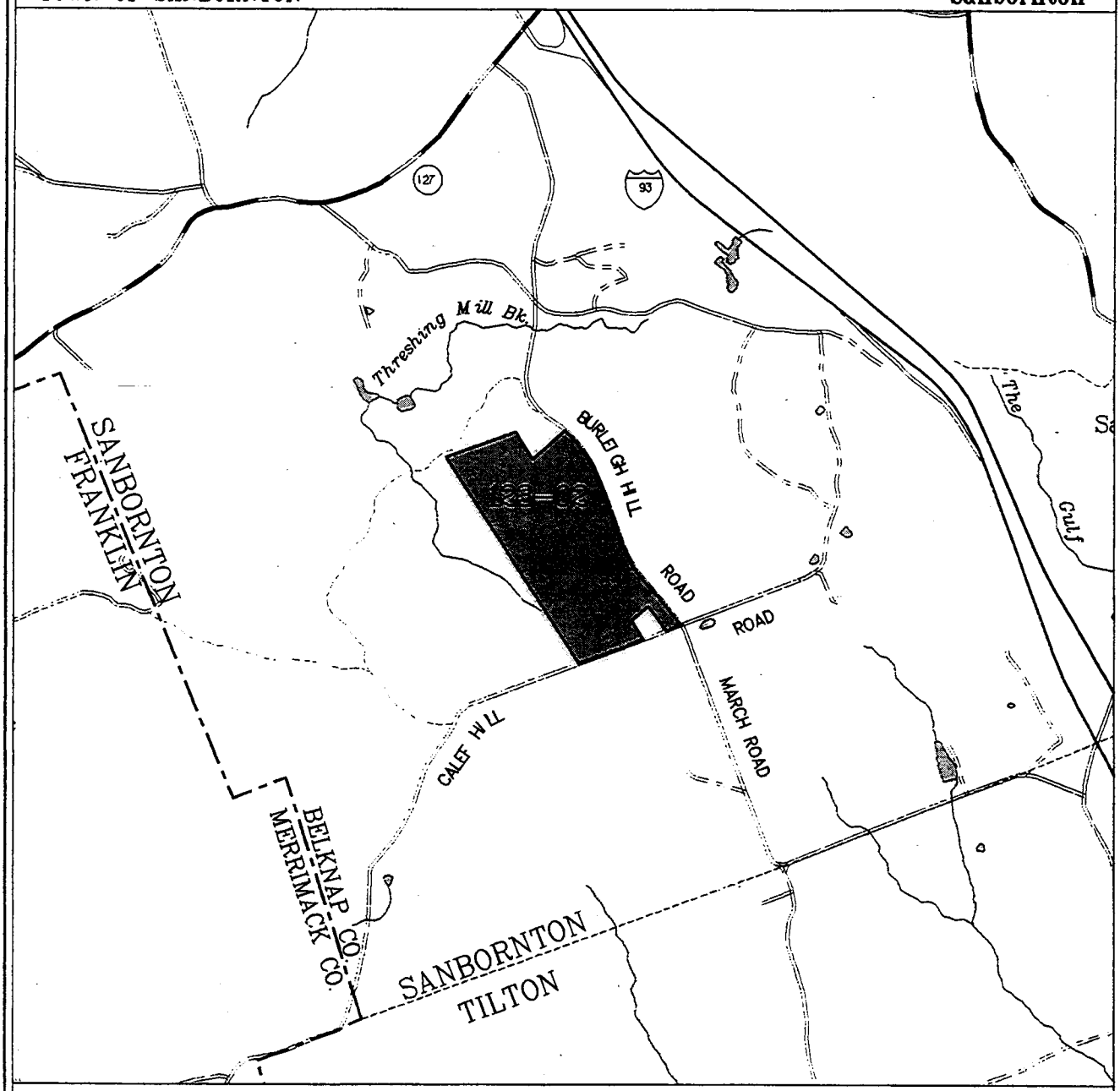
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SANBORNTON

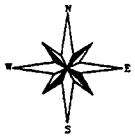
Sanbornton



PARCEL ID	ACREAGE	GRANTOR
123-02	86.3	MEADER (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

SANDWICH LOCAL LAND CONSERVATION GRANTS

The Town of Sandwich completed three local land conservation grants through the Land Conservation Investment Program. The first two projects were completed in December, 1989, and a third was closed in December, 1991.

PROJECT 1

Red Hill Pond, a 99 acre pond and prime wetlands system, was protected from future development as a result of this project. The shoreline of Little Pond, frequently used by local fishermen, was also protected. In all, approximately 846 acres in five contiguous ownerships were placed under conservation easement.

The conservation easements are held and monitored by the Town of Sandwich. The easement area secures the land from future development so that its extraordinary watershed protection, scenic, and habitat values can endure.

Emerson Parcel

A parcel of land containing 609.23 acres owned by Denley W. Emerson was the target property in this project. The value of the easement was appraised at $689,000 (November, 1989). The Town purchased a conservation easement from him for $250,000. The easement lands encompass 584.93 acres on the north side of Route 109 and 24.3 acres on the south side, known as the Wentworth tract. Of the total acreage, nearly one third is prime wetland.

The property is prominently located on Wentworth Hill on the approach to the village of Center Sandwich from the south along Route 109. Views of the Sandwich Range can be seen across the sloping hayfields.

The property also has significant water frontage. Little Pond is a pristine 11-acre pond wholly encompassed by the property. There is also frontage along Red Hill Pond and Red Hill Mill Pond. There are several small islands included in the acreage. Red Hill Pond is a highly scenic pond with a nearly undeveloped shoreline and the Sandwich Range and Red Hill. The easement provides for permanent public boating access to Little Pond and two footpaths from the village and Route 113 to the "Mill Pond," an extension of Red Hill Pond.

Henry Parcel

Grace Henry donated an easement on 198 acres lo-

SUMMARY INFORMATION

SANDWICH

PROJECT ONE

EMERSON PARCEL

GRANTOR: Denley W. Emerson
GRANTEE: Town of Sandwich
ACRES: 609.23
DATE ACQUIRED: 12-27-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $250,000
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1401/4
PLAN RECORDED: 127/31
DATE PLAN RECORDED: 12-27-89

HENRY PARCEL

GRANTOR: Grace Henry
GRANTEE: Town of Sandwich
ACRES: 198.00
DATE ACQUIRED: 12-30-88
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1363/49 & 1490/44
PLAN RECORDED: 49/13;115/43
DATE PLAN RECORDED: 12-30-88

cated on Red Hill Pond Road (also known as Top of the World Road). The property protects half of Red Hill Pond's frontage and abuts the Emerson parcel.

Her generous gift of $195,500 in easement value helped leverage the funds for the Emerson purchase.

Three additional landowners abutting Red Hill Pond or the associated wetlands system donated conservation easements to the town in support of the LCIP project. Charles and Elizabeth Crooker donated an easement on 16.85 acres located north of Red Hill River.

John N. Dyer donated an easement on 6.16 acres of the wetland system.

Barbara and Vanderpoel Adriance donated an easement on 15.43 acres also as "unofficial match" for this project.

The Town of Sandwich created this innovative project after months of work by its LCIP Task Force to identify Red Hill Pond as its first priority. Next the town worked with landowners to craft effective conservation easements and bounds. Funds were raised locally to help defray survey and appraisal costs. The total value of this project was $884,500.

PROJECT 2

Two popular trails and 695 acres surrounding them have been protected by conservation easements in the Town of Sandwich. Both properties provide an important buffer to the White Mountain National Forest and secure trail access to it.

Bates Parcel

Using funds from the NH Land Conservation Investment Program, the Town purchased a conservation easement on 264.2 acres from George and Nancy Bates. The Bates easement extends from Whiteface Intervale along a mile of the Whiteface River and up to the White Mountain National Forest.

The parcel has frontage on Whiteface Intervale Road. Public access is secured by a related trail easement donation to the US Forest Service to the popular Flat Mountain Pond Trail and McCrillis Trails, which run through the property and to Flat Mountain Pond and Whiteface Mountain in the national forest.

A 30-acre wetland is found in the middle of the property, where there is evidence of deer and moose. Tree cover and soils are diverse.

The Bates made a bargain sale of the easement, appraised at $120,000 (November, 1989), to the town at $100,000.

Mutter Parcel

Rudolph and Letitia Mutter and their children donated a conservation easement to the town on their 430 acres of forestland. This donation served as the local match needed to

SUMMARY INFORMATION

SANDWICH

PROJECT TWO

BATES PARCEL

GRANTOR: George & Nancy Bates
GRANTEE: Town of Sandwich
ACRES: 264.2
DATE ACQUIRED: 12-27-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $100,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1400/948
PLAN RECORDED: 127/29

MUTTER PARCEL

GRANTOR: Rudolph & Letitia N. Mutter & their children
GRANTEE: Town of Sandwich
ACRES: 430.0
DATE ACQUIRED: 3-23-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1371/68
PLAN RECORDED: 118-61,112-70

leverage the state LCIP funds for the Bates purchase. The Mutter easement protects the side of Young Mountain, Bennett Brook, extensive wildlife habitat, and several popular hiking trails that lead into the White Mountain National Forest.

The tract is located on Bennett Street and has extensive frontage along the scenic Pond Brook. Dozens of trails and logging roads cross the property, including the Flat Mountain Pond and Bennett Street trails. The parcel contains the north slope of Young Mountain.

PROJECT 3

The Town's third project involved a target parcel (Cook) and a match parcel (Coolidge) and was completed on December 26, 1991 at a total cost to LCIP of $150,000. The total value of this project was $1,541,500.

Cook Parcels

A tract of 273.52 acres owned by Joan and Wilbur Cook was protected by conservation easement. Fifty acres of fields in a mountain intervale lie in the heart of the Cook property. The White Mountain National Forest borders it to the north and the town's Beede Falls Town Forest lies to the west. The popular Mt. Israel Trail leaves from Mead Base, which is just north of the Cook's Boundary. The major feature of the land is that it fronts on the Bearcamp River for over 6,200 feet. It also fronts on Sandwich Notch Road.

Under the terms of the conservation easement, a trailhead parking area and riverside trail will be open to the public. The Bearcamp River trail is being completed, segment by segment across the rest of the town and on into Tamworth, with the help of local volunteers.

The Cooks made a bargain sale of this easement, appraised at $205,000. The cost to LCIP was $150,000.

The Cooks also donated a conservation easement on an additional 9.67 acre parcel.

Coolidge Parcel

The local match for this project was supplied by Roger Coolidge through his conservation easement gift to the town on 74.5 acres. This valuable land has 4,300 feet of frontage on Squam Lake, 1,400 feet on Kusumpe Pond, and includes a 1.5 acre undeveloped island in Kusumpe. The Coolidge easement was

SUMMARY INFORMATION

SANDWICH

PROJECT THREE

COOK PARCEL #1

GRANTOR: Wilbur & Joan Cook
GRANTEE: Town of Sandwich
ACRES: 273.52
DATE ACQUIRED: 12-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $150,000
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1470/269
PLAN RECORDED: 139-6

COOK PARCEL #2

GRANTOR: Wilbur & Joan Cook
GRANTEE: Town of Sandwich
ACRES: 9.67
DATE ACQUIRED: 12-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/PAGE NUMBER OF DEED CONVEYED: 1470/261
PLAN RECORDED: 139-6

COOLIDGE PARCEL

GRANTOR: Roger Coolidge
GRANTEE: Town of Sandwich
ACRES: 74.5
DATE ACQUIRED: 12-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK/ PAGE NUMBER OF DEED CONVEYED: 1362/993
PLAN RECORDED:
DATE PLAN RECORDED:
PLAN RECORDED: 49/13;115/43

appraised at $1,336,500. One house site has been reserved on a portion of this tract.

The property comprises one of the three largest undeveloped and privately owned parcels of land on Squam Lake in the Town of Sandwich. The Sandwich Land Trust Committee determined this parcel to have high value for its scenic beauty, undeveloped shoreline and managed timberland. The conservation easement preserves and protects these attributes as well as enhances the natural habitat of Squam Lake and its environs.

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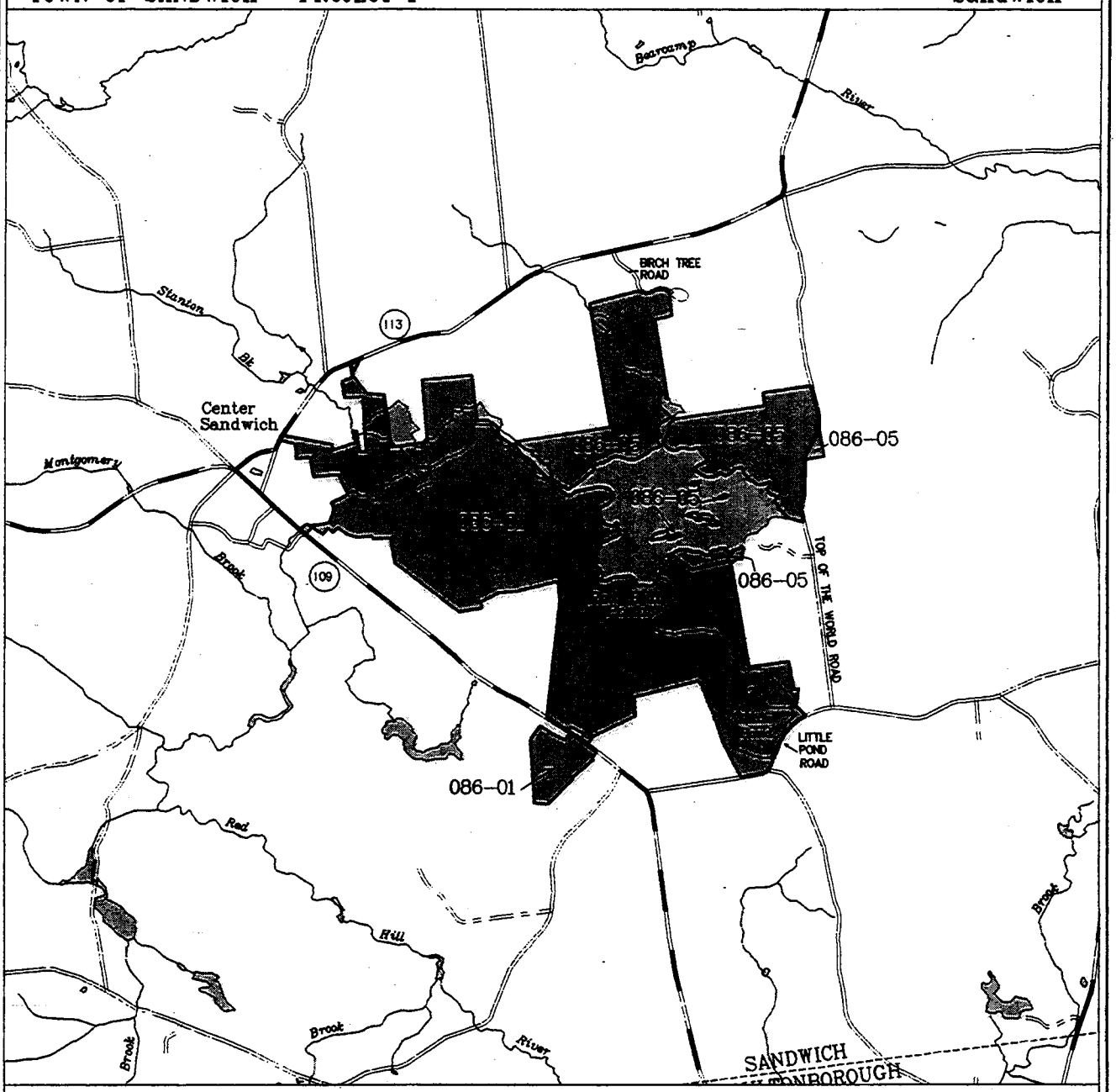
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SANDWICH - PROJECT 1

Sandwich



PARCEL ID	ACREAGE	GRANTOR
086-01	609.2	EMERSON (ESMT)
086-05	198.0	HENRY (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

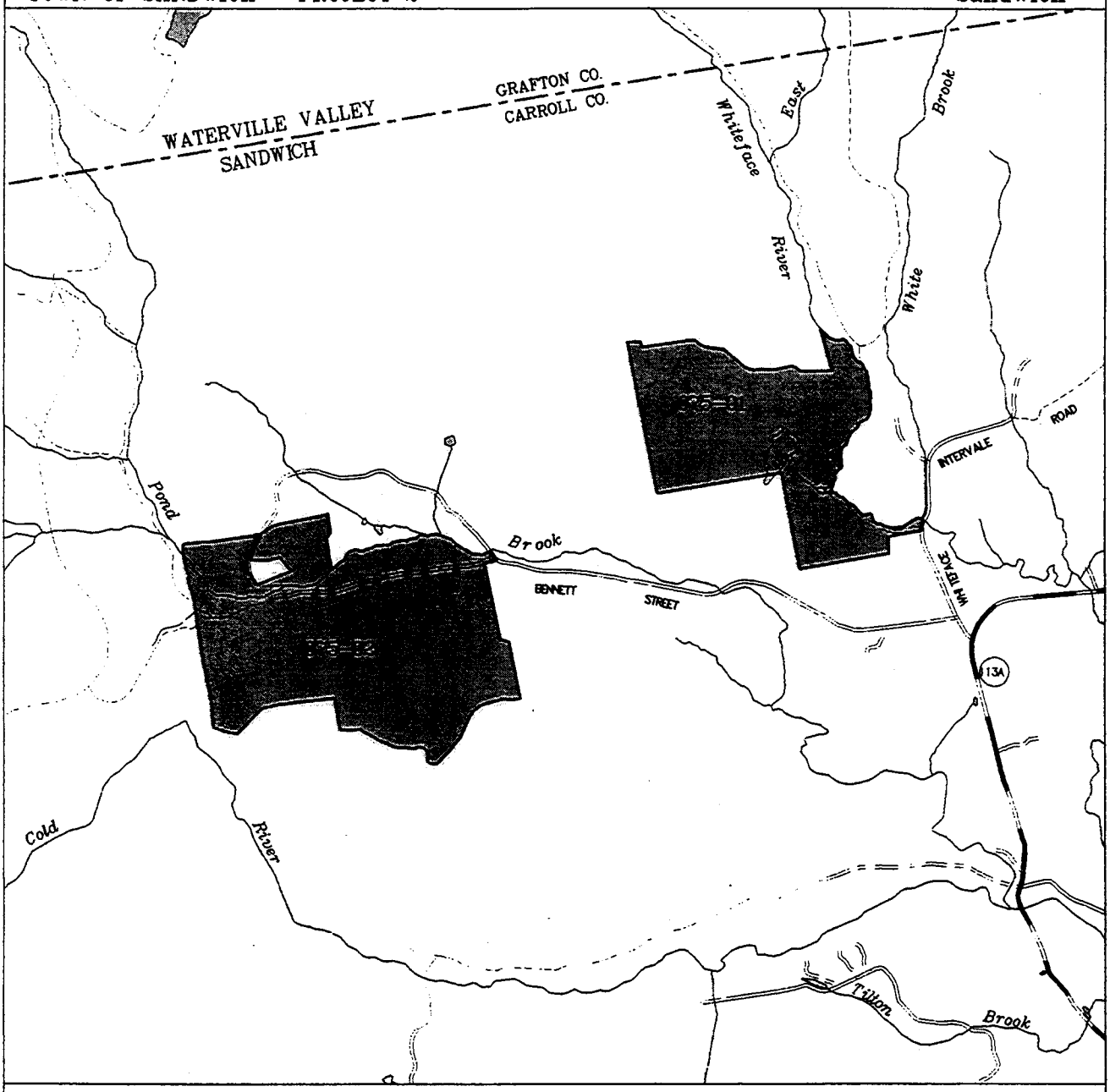
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SANDWICH - PROJECT 2

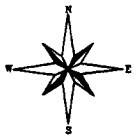
Sandwich



PARCEL ID	ACREAGE	GRANTOR
D75-01	264.2	BATES (ESMT)
D75-02	430.0	MUTTER (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

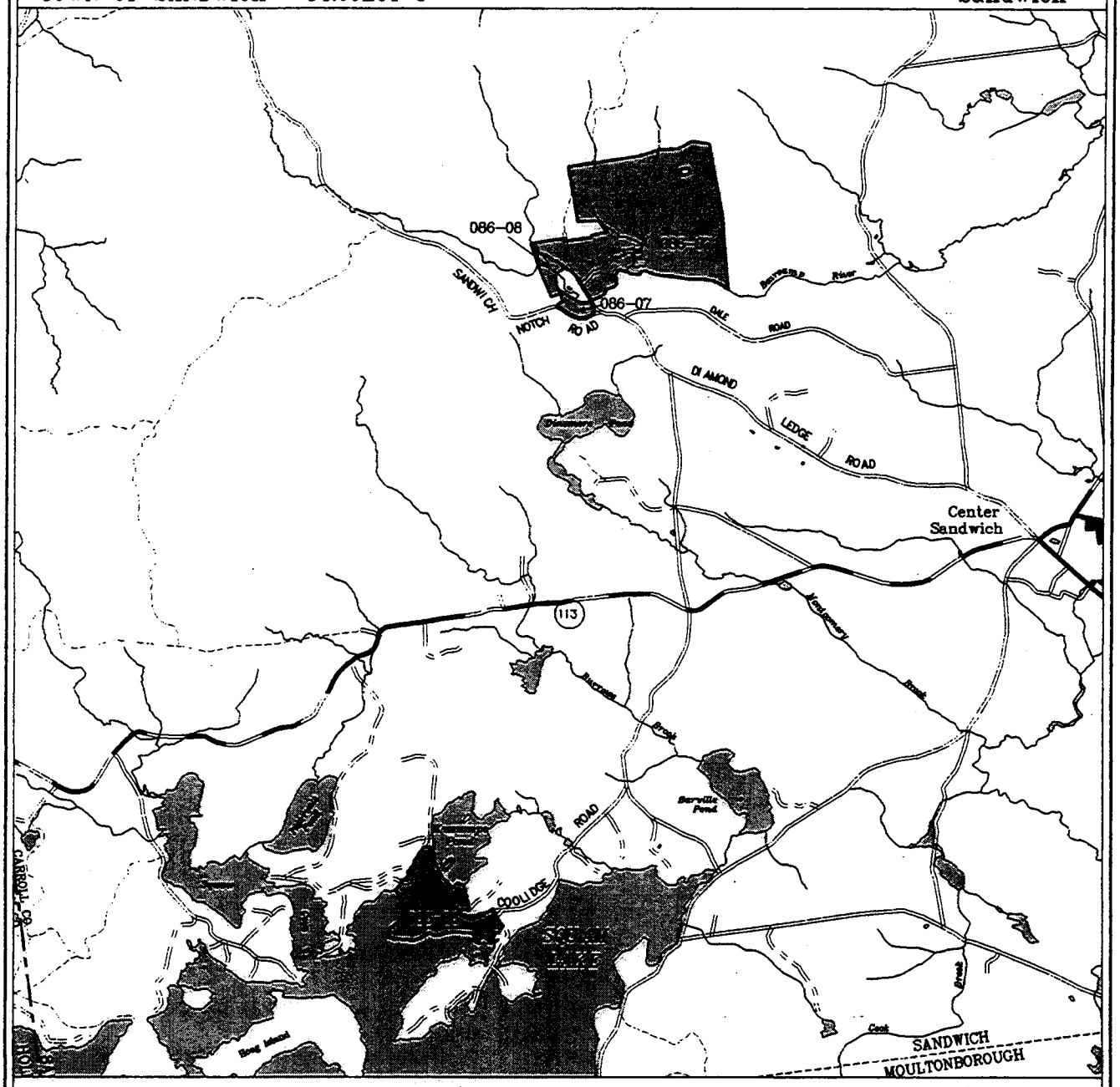
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

LAND CONSERVATION INVESTMENT PROGRAM

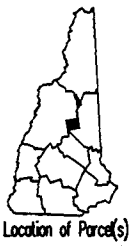
TOWN OF SANDWICH - PROJECT 3

Sandwich



PARCEL ID	ACREAGE	GRANTOR
086-06	74.5	COOLIDGE (ESMT)
086-07	273.5	COOK (ESMT)
086-08	9.7	COOK (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANT

MILLBROOK TRUST EASEMENT

Shelburne

This 279 acre conservation easement extends from the northern bank of the Androscoggin River to Mount Crag. It protects approximately 1900 feet of shorefront habitat along the river and provides fishing access to the river. Mill Brook runs from the mountainous northern boundary of the property for 2200 feet through the easement and into the Androscoggin.

Affirmative trail rights are conveyed to the Austin Brook and Yellow Trails, maintained by the Appalachian Mountain Club. Mount Crag, in the northwest corner of the property, offers extraordinary views of the Presidential Range, the Moriah Range and the Androscoggin Valley.

This property is also the historic site of the grave of Peter Poor, an early colonial settler who was shot by an Indian and buried on the property in 1781. This easement was acquired from the Millbrook Trust, of which Margaret Merrell and Edith Reed Montgomery are trustees, for $120,000 on May 13, 1991.

SUMMARY INFORMATION

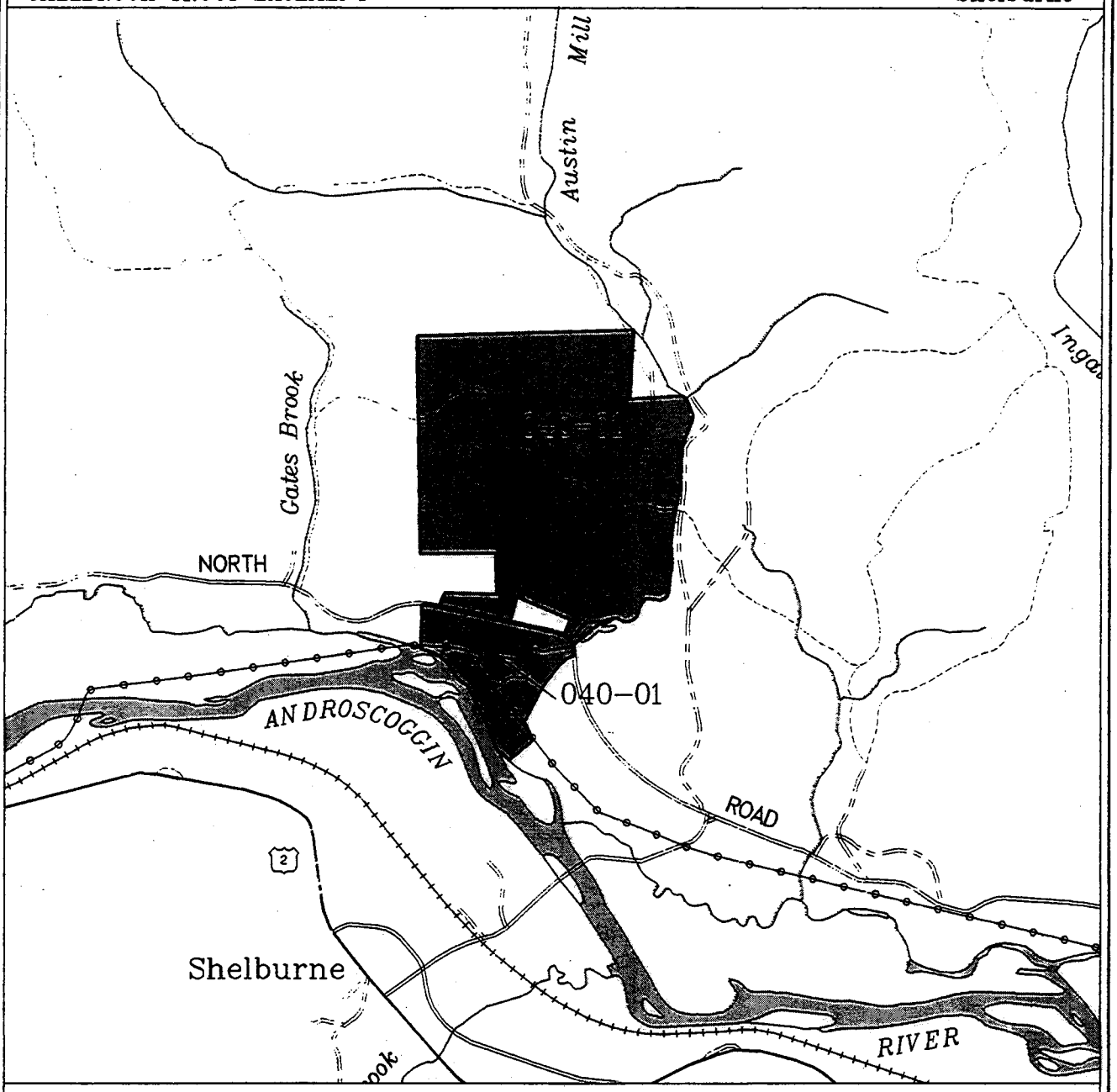
GRANTOR: Margaret Merrell and Edith Reed Montgomery, Trustees, Millbrook Trust
GRANTEE: State of New Hampshire (Fish & Game Dept.)
ACRES: 279 ac.
DATE ACQUIRED: 5-13-91
INTEREST ACQUIRED: Conservation Easement
PURCHASE PRICE: $120,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 778/53
PLAN RECORDED: #520-B

Printed by the Land Conservation Investment Program, 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

MILLBROOK TRUST EASEMENT

Shelburne



PARCEL ID	ACREAGE	GRANTOR
040-01	279.0	THE MILLBROOK TRUST (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

SOUTH HAMPTON LOCAL LAND CONSERVATION GRANT

Crosby Parcel

South Hampton targeted a parcel containing 113 acres of land owned by Henry Crosby, Jr. for their local project. The tract of woodland and wetland abuts an Audubon Society of NH Preserve. The land is on one side of Indian Ground Hill, which is part of a series of drumlins that extends northwest into Kensington. These hills are almost completely undeveloped and are an important habitat for deer. The conservation easement protects the headwaters of the Back River which lie along the northeastern boundary of the property.

The parcel is located on the north side of an abandoned road called Peak Road and to the west of Woodman Road in South Hampton. It is mostly forested with some small open areas interspersed. There are approximately 30 acres of wetland on the far back side of the parcel, with the remaining land encompassing a hilltop and two level plateaus.

Total cost to LCIP for this property was $61,914 for a conservation easement appraised at $110,000 (December, 1989). The project was completed in November, 1991. Mr. Crosby donated $48,086 in land value, and survey and appraisal costs of $13,828 were used as local match to leverage LCIP funds.

SUMMARY INFORMATION

SOUTH HAMPTON

CROSBY PARCEL

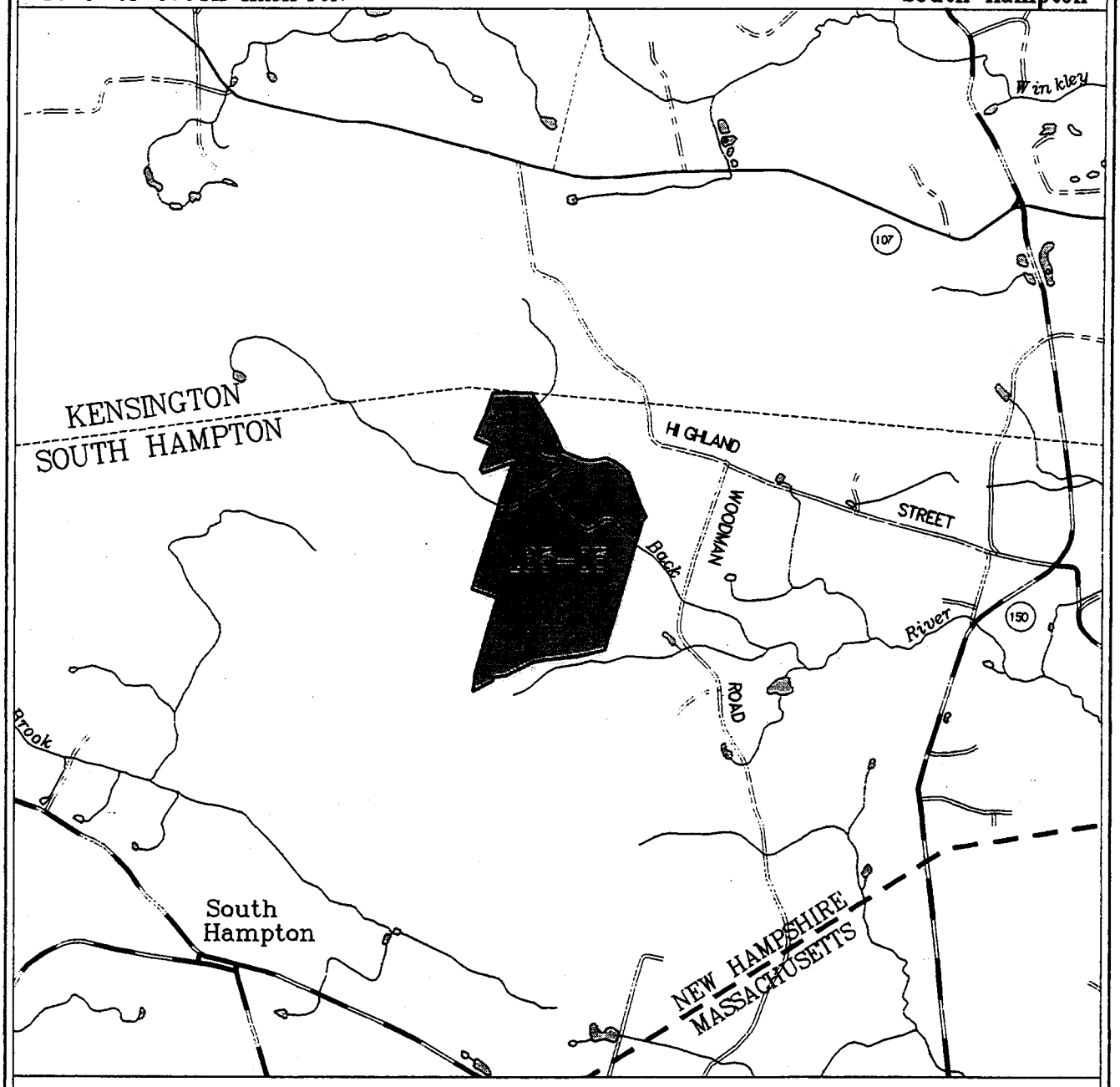
GRANTOR: Henry V. Crosby, Jr.
GRANTEE: Town of South Hampton
ACRES: 113.0
DATE ACQUIRED: 11-12-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $61,914.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2898/488
PLAN RECORDED: D-42186

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SOUTH HAMPTON

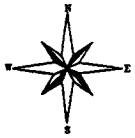
South Hampton



PARCEL ID	ACREAGE	GRANTOR
185-05	113.0	CROSBY (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

DIAMOND INTERNATIONAL PARCELS

STARK & WENTWORTH'S LOCATION

In conjunction with protection of the Nash Stream Watershed, the Land Conservation Investment Program acquired additional parcels which were formerly owned by Diamond International Corporation.

Stark Parcels

Three small parcels in Stark were acquired for the State of New Hampshire. Devil's Slide State Forest is a 290 acre parcel situated slightly more than a mile north of the Stark covered bridge on the North Side Road. It is so named because of its proximity to the high rock face seen from the covered bridge known as "Devil's Slide." The tract supports stands of large pine, spruce, and fir.

Percy State Forest is located approximately one and one-half miles east of the Stark covered bridge on the northerly side of the North Side Road. Easiest access is from a point where the eastern property line meets the road. Approximately 250 feet west of here a woods road meets the North Side Road. This woods road leads up a hill, crosses a transmission line, swings westerly, and disappears before reaching the western boundary. Several native species of berries can be found in season.

The 8 acre Ammonoosuc River tract is situated off Route 110. Approximately two miles east of Route 3, the parcel is accessed by way of Emerson Road, off Route 110. The parcel is located approximately two miles up Emerson Road on the west side of the road. This forested wetland tract is excellent rabbit habitat and has over 1,300 feet of frontage on the Ammonoosuc River.

SUMMARY INFORMATION

DIAMOND INTERNATIONAL (STARK) PARCEL #1

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 8.0
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined - See "Nash Stream Forest")
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

DIAMOND INTERNATIONAL (STARK) PARCEL #2

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 290.0
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined - See "Nash Stream Forest")
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

DIAMOND INTERNATIONAL (STARK) PARCEL #3

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 77.5
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined - See "Nash Stream Forest")
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

DIAMOND INTERNATIONAL (WENTWORTH'S LOCATION) PARCEL

GRANTOR: Diamond International Corporation
GRANTEE: State of NH (D.R.E.D.)
ACRES: 300.0
DATE ACQUIRED: 10-28-88
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: (Combined - See "Nash Stream Forest")
BOOK/PAGE NUMBER OF DEED CONVEYED: 737/840

Printed by the Land Conservation Investment Program, 2-1/2 Beacon St., Concord, NH 03301 - March, 1993.

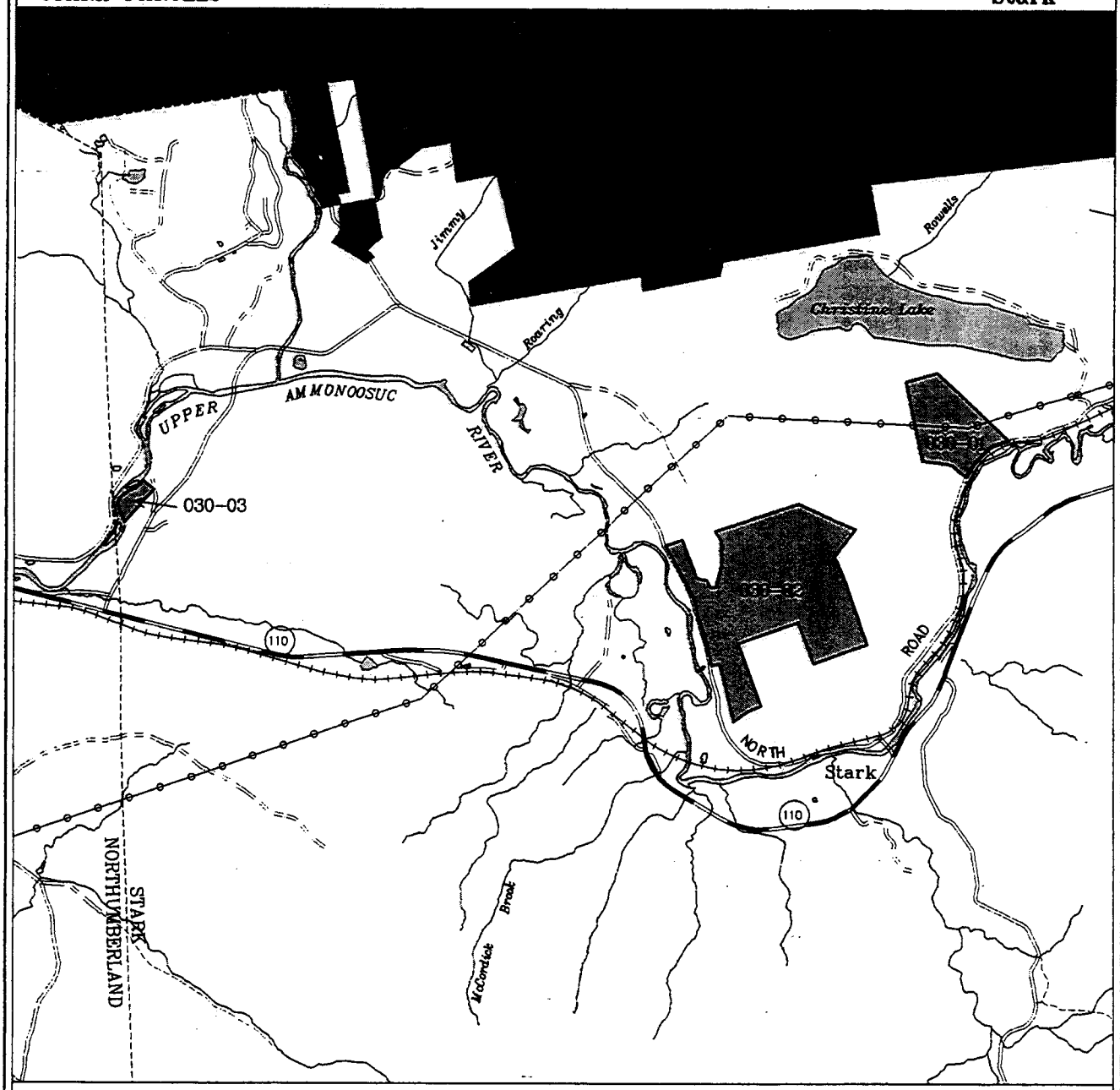
Wentworth's Location Parcel

This 300 acre Big Island State Forest parcel is situated on both sides of Route 16 in Wentworth's Location. Immediately before entering the State of Maine, a gravel road on the left leads into the Dartmouth College Grant. The northeastern corner of Big Island State Forest is marked by a blue wooden post on the left side of the road approximately 300 feet from the highway. Moose and deer abound in this remote area. A ledgey area offers excellent views of the river to the east.

LAND CONSERVATION INVESTMENT PROGRAM

STARK PARCELS

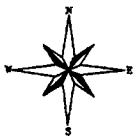
Stark



PARCEL ID	ACREAGE	GRANTOR
030-01	77.5	DIAMOND INTERNATIONAL CORP
030-02	290.0	DIAMOND INTERNATIONAL CORP
030-03	8.0	DIAMOND INTERNATIONAL CORP

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:48,000
(1 inch = 4000 ft.)

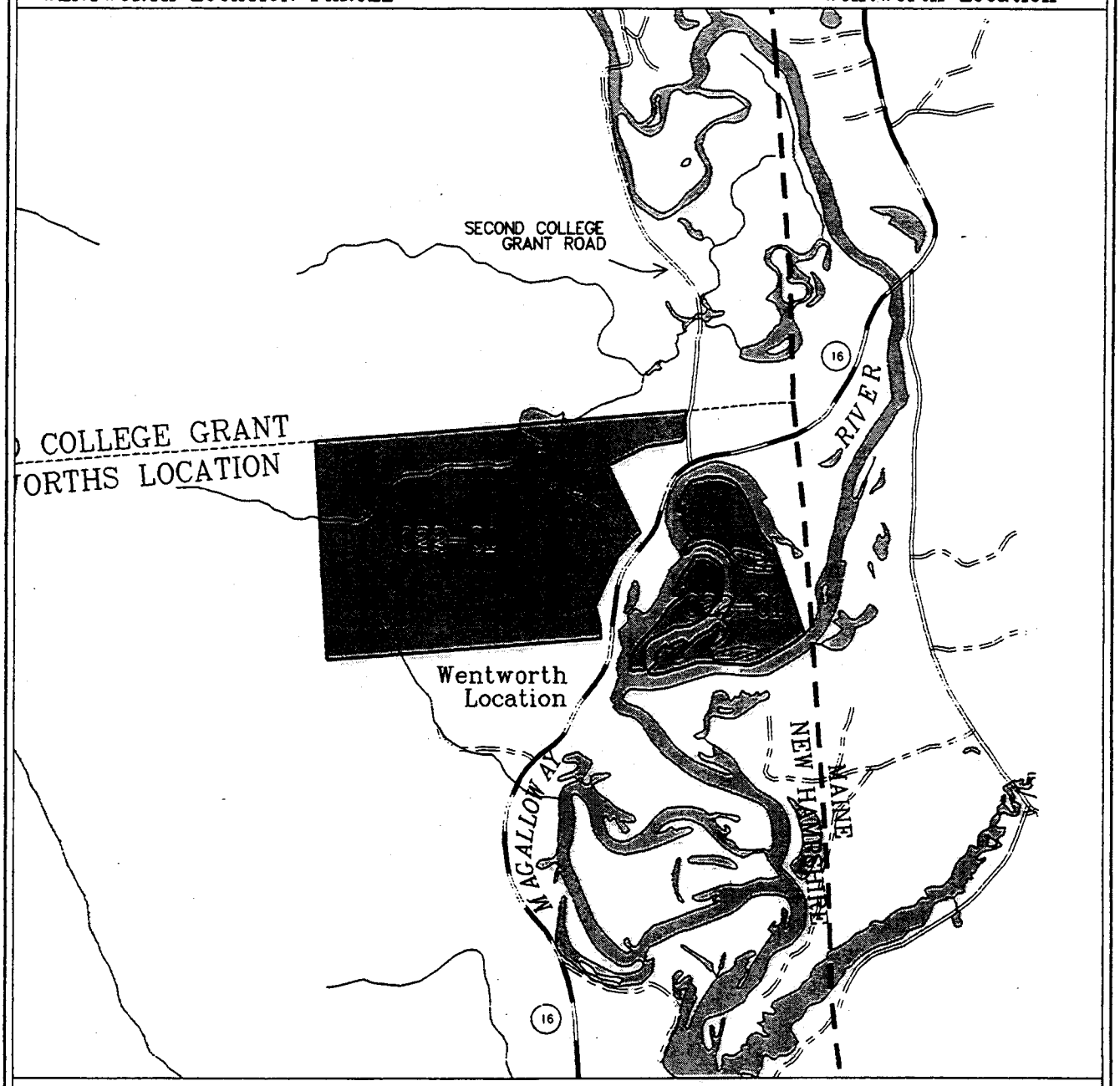
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

WENTWORTH LOCATION PARCEL

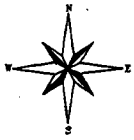
Wentworth Location



PARCEL ID	ACREAGE	GRANTOR
022-01	300.0	DIAMOND INTERNATIONAL CORP

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

DORR PARCEL

STARK

This one-third acre wooded parcel on Nash Stream Road is an inholding in the southwestern section of Nash Stream Forest. Its acquisition was important to the completion of the Nash Stream Forest parcel acquisition.

At the time of the Land Conservation Investment Program project, a primitive camp stood on this site. Acquisition by the State ensures that, in the future, there will be no permanent camp on the property. It also provides the managing agency, the Department of Resources & Economic Development, an opportunity to move a gate, if so desired, for management purposes.

A three-quarters interest in this parcel was conveyed to the State by Ellen Dorr. A one-sixth interest was donated by Robert Methot and Evelyn Dancoes.

SUMMARY INFORMATION

GRANTOR: Ellen K. F. Dorr
GRANTEE: State of NH (D.R.E.D.)
ACRES: .31
DATE ACQUIRED: 6-28-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $8,750.

GRANTOR: Robert Methot
GRANTEE: State of NH (D.R.E.D.)
ACRES: (see above)
DATE ACQUIRED: 6-28-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: -0-

GRANTOR: Evelyn Dancoes
GRANTEE: State of NH (D.R.E.D.)
ACRES: (see above)
DATE ACQUIRED: 6-28-93
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: -0-

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LAND CONSERVATION INVESTMENT PROGRAM

DORR PARCEL

Stark

PARCEL ID	ACREAGE	GRANTOR
D25-08	0.3	DORR

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

THE NATURE CONSERVANCY (HURLBERT SWAMP) EASEMENT

STEWARTSTOWN

The Nature Conservancy owns 313.1 acres of land in Stewartstown. The centerpiece of the property is the 284 acre Hurlbert Swamp, which lies west of NH Route 145 and is a classic example of an eastern white cedar swamp. The soils are acidic and mucky - ericaceous shrubs and sundews, pitcher plants and tiny orchids are found in association with the white cedar and tamarack which typify the vegetation of this unusual plant community.

A small stream, Pond Brook, runs through the northern portion of the property and is a favorite fishing destination for local residents. Many species of wildlife are associated with this important wetland. Deer take shelter in the dense softwood cover during deep-snow winters; moose forage through the muck of beaver flowages; bear, coyote, bobcat and snowshoe hare all find their niche in a complex food chain here. Raptors, ruffed grouse, woodcock and songbirds nest and raise their young in this stable and relatively untouched ecosystem.

The Hurlbert Swamp property is adjacent to approximately 45 acres owned by the Society for the Protection of NH Forests in Clarksville. The LCIP joined in partnership with The Nature Conservancy to protect this property. The LCIP agreed to purchase a conservation easement on the property soon after The Nature Conservancy acquired the land. This will ensure that regardless of whoever owns it in the future, the unusual cedar swamp will remain intact.

The property is open to public pedestrian recreation. Access to the parcel is from West Road along a gravel private road to a set of seasonal homes on Collins Hill above the preserve.

SUMMARY INFORMATION

GRANTOR: The Nature Conservancy
GRANTEE: State of NH (D.R.E.D.)
ACRES: 313.1
DATE ACQUIRED: 6-21-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $30,000.
PLAN RECORDED: 536A

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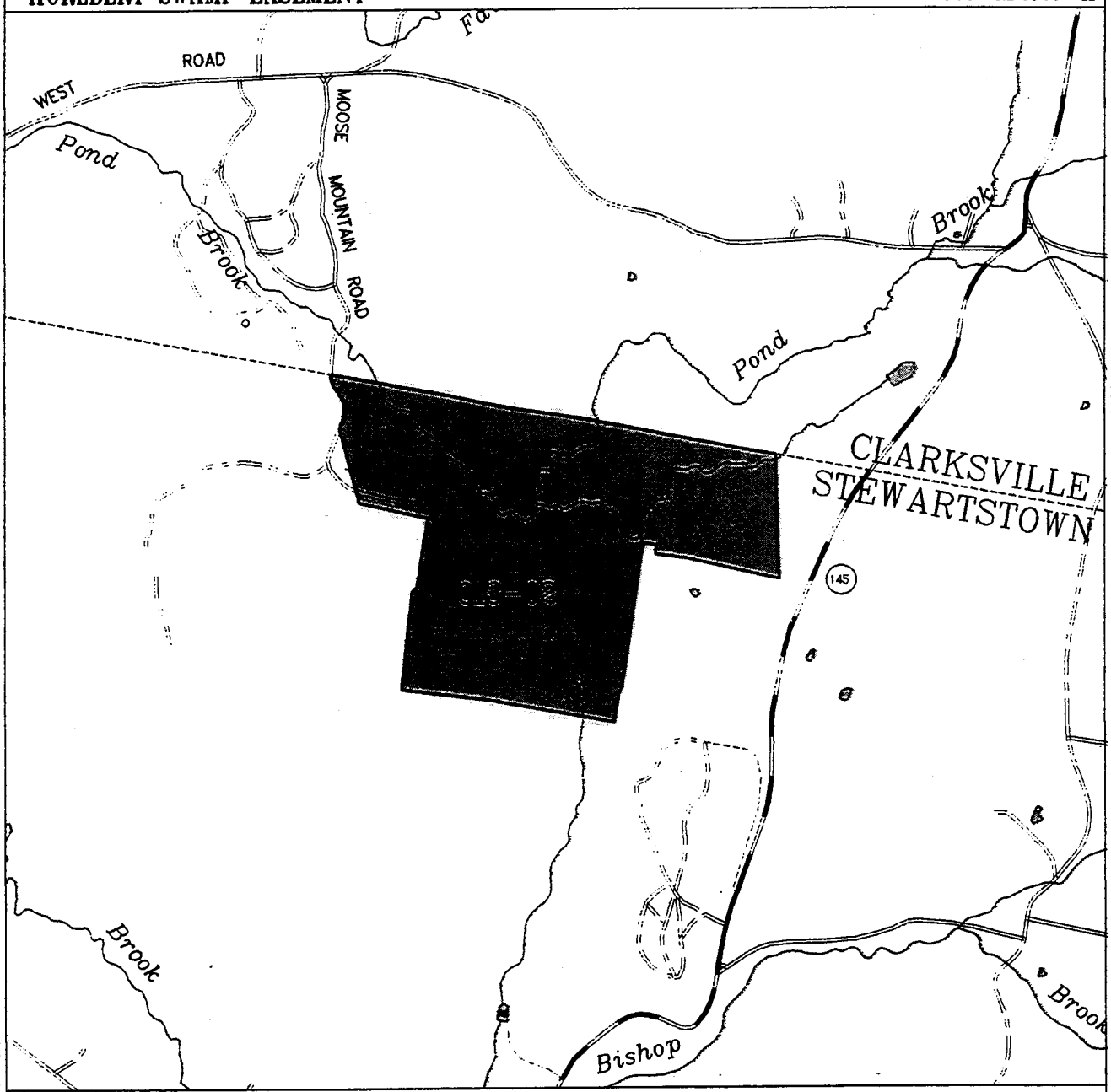
LAND CONSERVATION INVESTMENT PROGRAM

HURLBERT SWAMP EASEMENT

Stewartstown



PARCEL ID	ACREAGE	GRANTOR
013-02	313.1	THE NATURE CONSERVANCY (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

PICKEREL COVE PARCEL

STODDARD

The Land Conservation Investment Program, the Society for the Protection of NH Forests, and local citizens were instrumental in the protection of 126 acres of waterfront land on Highland Lake in Stoddard. The parcel is located on Shedd Hill Road. It is the longest undeveloped frontage remaining on Highland Lake. The LCIP purchased an easement on the property to complete the protection effort.

This property protects most of Pickerel Cove, a shallow cove of the lake known for its abundant wildlife. Pickerel Cove forms the outlet of the Pickerel Creek drainage system, the protection of which enhances the protection of over 3000 acres of nearby upland owned by the Forest Society.

Bear, moose, and other large mammals that require large undisturbed habitat are known to use this corridor, as well as heron, waterfowl, and aquatic furbearers. The area is locally well-known for its hunting, hiking, and canoeing opportunities.

The LCIP easement includes a public access/canoe launch to Pickerel Cove. The NH Fish and Game Department has the right to manage the property to benefit the wildlife and forest resources. They can maintain a pedestrian trail for boat access and may construct an associated parking area.

Public access to Pickerel Cove is by way of a gravel road from the Power Line Road to the water, which makes access available for small carry-in boats.

Pickerel Cove was slated for development in 1990. The property was secured from development due to quick action and fundraising by local citizens, which enabled the Forest Society to acquire the property.

SUMMARY INFORMATION

GRANTOR: Society for the Protection of NH Forests
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 126.85
DATE ACQUIRED: 6-24-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $36,000.

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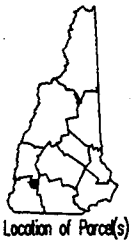
LAND CONSERVATION INVESTMENT PROGRAM

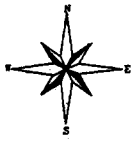
PICKEREL COVE EASEMENT

Stoddard

PARCEL ID	ACREAGE	GRANTOR
160-03	126.0	SPNHF (PICKEREL COVE) (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line


Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

STRATHAM LOCAL LAND CONSERVATION GRANT

Batchelder Parcel

David and Aurise Batchelder sold a conservation easement on 57.73 acres of their farmland in Stratham to the Town through the local grant program of the Land Conservation Investment Program. The parcel also helps protect the Winnicut River watershed.

The land is situated southeasterly of Union Road in Stratham in a residential and agricultural neighborhood. There is also frontage on Barker Lane. The land is mostly field with a scattering of woods along the southeasterly boundary, the Winnicutt River, and along Dearborn Stream. The property also borders Mill Pond.

Among the wildlife found here are beaver, deer, moose, coyote, fox, blue heron, and wood duck. The parcel is located in the flyway for Canada goose migration. Scenic views overlook a portion of the Winnicut River Valley from this property.

Nearly half of the acreage contains productive agricultural soils and is in active production for hay, vegetables, flowers, apples, and Christmas trees. This parcel plays an integral part of regional plans to protect the Winnicutt River basin from its headwaters in North Hampton to the Great Bay estuary. This parcel was targeted by the Conservation Commission to help preserve the town's rural agricultural heritage.

The easement was appraised at $259,000 (August, 1991). The Town appropriated $45,000 as a local contribution toward the purchase price and the LCIP cost was $105,000.

SUMMARY INFORMATION

STRATHAM

BATCHELDER PARCEL

GRANTOR: David & Aurise Batchelder
GRANTEE: Town of Stratham
ACRES: 57.73
DATE ACQUIRED: 1-14-92
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $105,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2905/2858
PLAN RECORDED: D-21427
DATE PLAN RECORDED: 1-14-92

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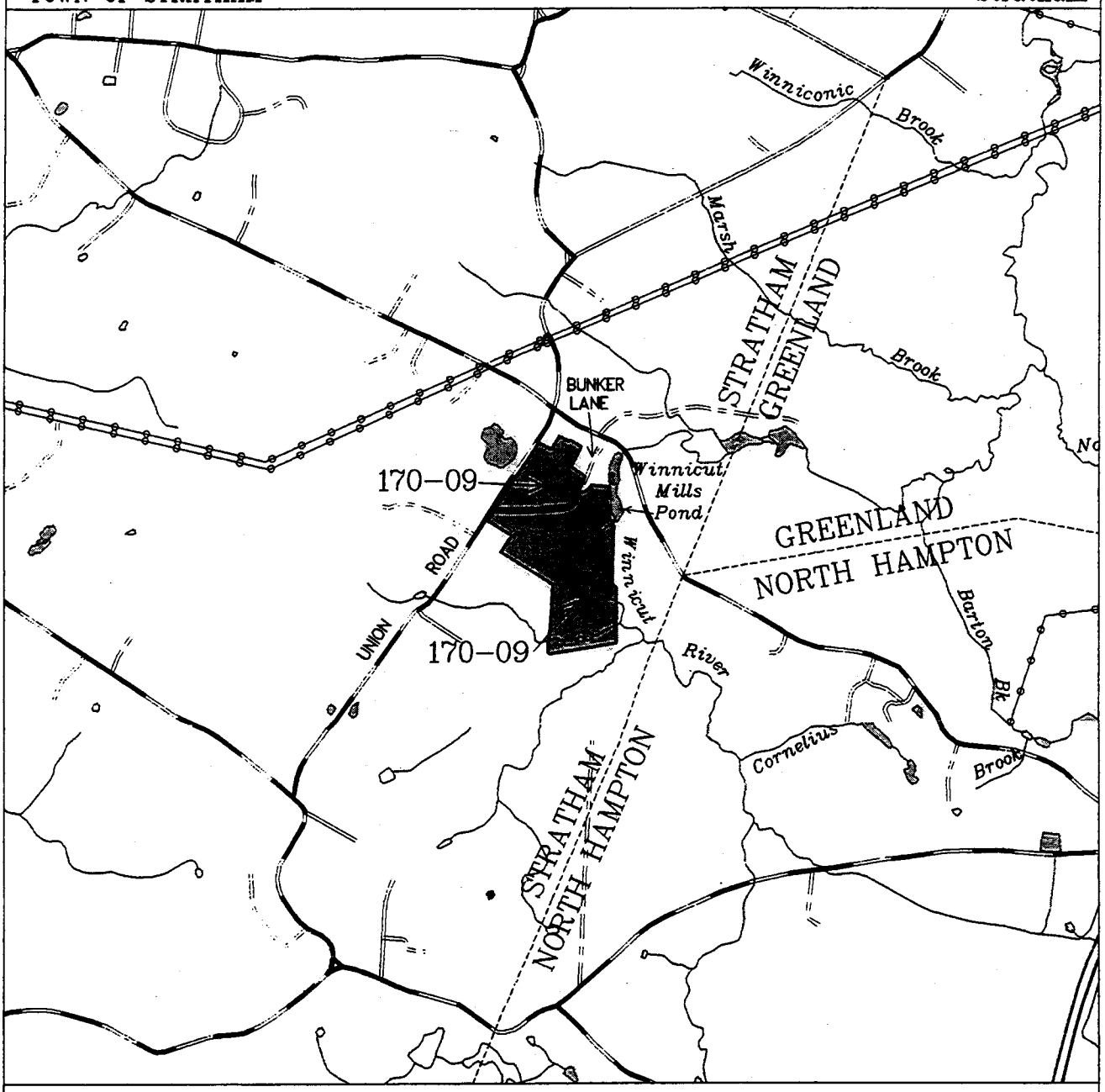
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF STRATHAM

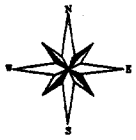
Stratham



PARCEL ID	ACREAGE	GRANTOR
170-09	57.7	BATCHELDER (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

CONWAY PARCELS

STRATHAM

New Hampshire's Land Conservation Investment Program assisted in the acquisition of lands included within the Great Bay National Estuarine Research Reserve. The LCIP committed $195,000 to help the State purchase 39 acres at the mouth of the Squamscott River from Susan J. Conway. The total purchase price was $390,000, and the balance was paid with matching federal funds available for the establishment of the Research Reserve.

The undeveloped 39-acre tract links several other protected sites along the Squamscott River and on Great Bay that are within the Reserve boundary, creating a corridor of protected forest and marsh land of more than 300 acres. The Squamscott contains 25% of all the saltmarsh on Great Bay. This marsh land provides essential habitat for all marine life on the Bay, and helps maintain the health of the entire estuary. The 39-acre tract is a combination of marsh and upland, and provides good waterfowl habitat, as well as habitat for raptors such as the threatened marsh hawk.

Also conveyed was a 2.79 acre woodland parcel across the railroad tracks from the 39 acre parcel. The Research Reserve headquarters are constructed on an abutting 7 acre tract, purchased concurrently by the State through the Research Reserve funding. A handicapped accessible trail has been built through the forest and along the saltmarsh edge.

This purchase is the first outright purchase of land within the Reserve. Five other sites have been protected through the purchase or donation of conservation easements. Two of these easements were purchased with LCIP assistance, one on the Wiggin Farm in Stratham and the other on the Smas property in Newmarket.

SUMMARY INFORMATION

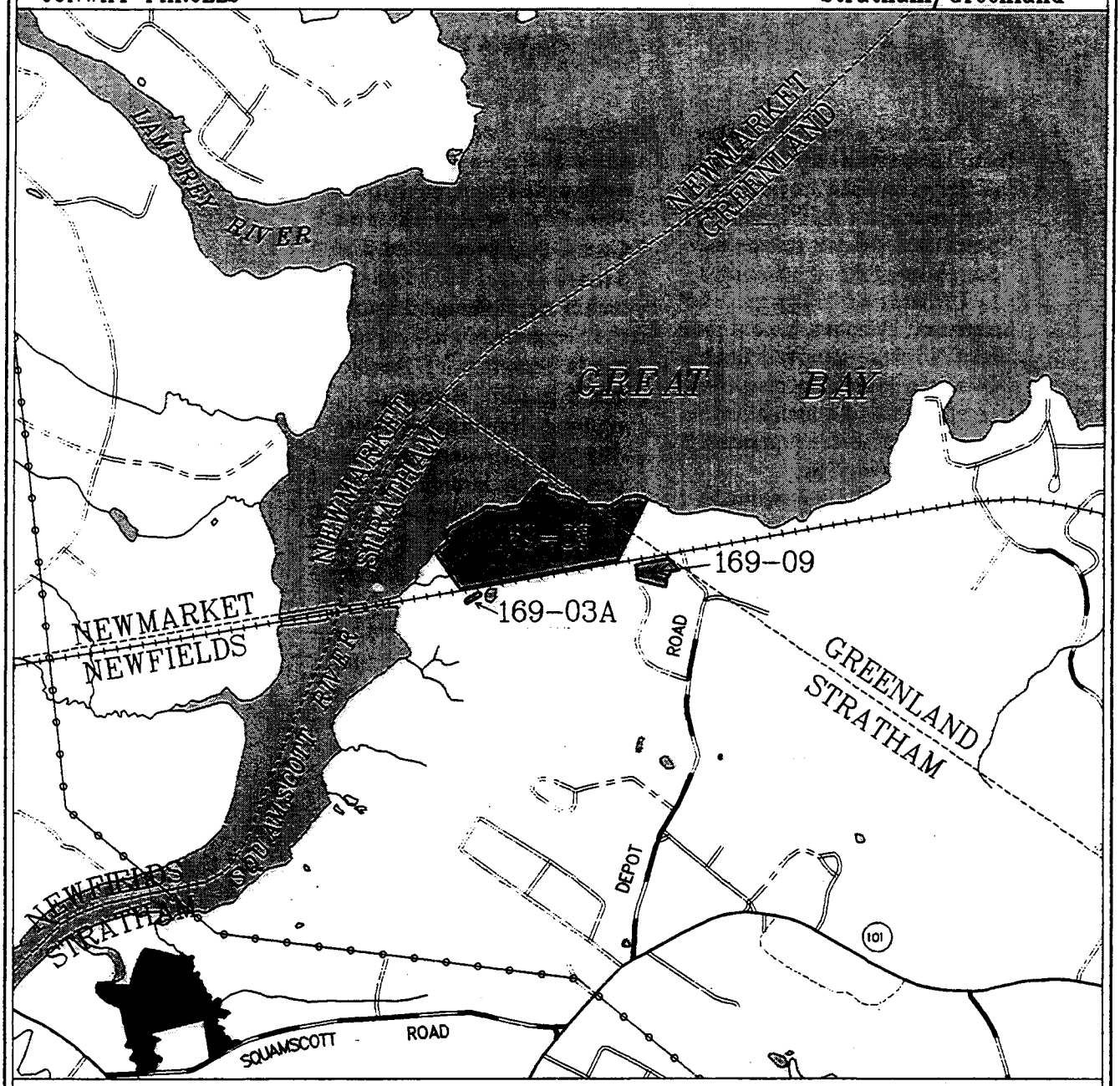
GRANTOR: Susan J. Conway
GRANTEE: The State of New Hampshire (Fish & Game Dept.)
ACRES: 39.0
DATE ACQUIRED: 11-21-89
INTEREST: Fee Simple
LCIP COST: $195,000.00
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 2817/990
PLAN RECORDED: # D19693 & D10976

GRANTOR: Susan J. Conway
GRANTEE: The State of New Hampshire (Fish & Game Dept.)
ACRES: 2.79
DATE ACQUIRED: 11-21-89
INTEREST: Fee Simple
LCIP COST: (combined above)
BOOK/PAGE NUMBERS OF DEEDS CONVEYED: 2817/987
PLAN RECORDED: # D19693 & D10976

LAND CONSERVATION INVESTMENT PROGRAM

CONWAY PARCELS

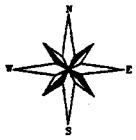
Stratham/Greenland



PARCEL ID	ACREAGE	GRANTOR
169-03	39.0	CONWAY
169-03A	---	CONWAY (ROW)
169-09	2.8	CONWAY

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WIGGIN EASEMENT

STRATHAM

The State Land Conservation Investment Program (LCIP) purchased a conservation easement on 30 acres of Squamscott River frontage on Squamscott Road belonging to Florence Wiggin of Stratham. The permanent protection of this property links a 200-acre corridor of preserved farm, forest and marshland to the mouth of the Squamscott River and Great Bay.

The $290,000 easement was purchased with a combination of LCIP and federal funds, and is part of the Great Bay National Estuarine Research Reserve, a federally-funded state administered program for land protection, research and education on Great Bay. The Research Reserve is one of 17 such areas in the country.

The Wiggin property is a highly visible tract of farmland and marsh. The open cornfield on Squamscott Road is bordered on two sides by creeks feeding the Squamscott. These winding creeks are banked by wide bands of marshland which harbor 3 endangered or threatened plant species, and which provide habitat and breeding grounds for waterfowl, shellfish and other aquatic species.

The tract is part of a larger corridor of protected land along the eastern shore of the Squamscott. To the southwest of the property lies Chapman's landing, a 7-acre boat launch and marsh area off Route 108 owned and managed by the New Hamsphire Fish and Game Department, and the Stuart Farm, 150 acres of which were protected through the Department of Agriculture's Purchase of Development Rights Program. A shoreline buffer area northeast of the Wiggin property is also protected by easement, including a 51-acre marsh/island complex that is part of the Salt River condominium development.

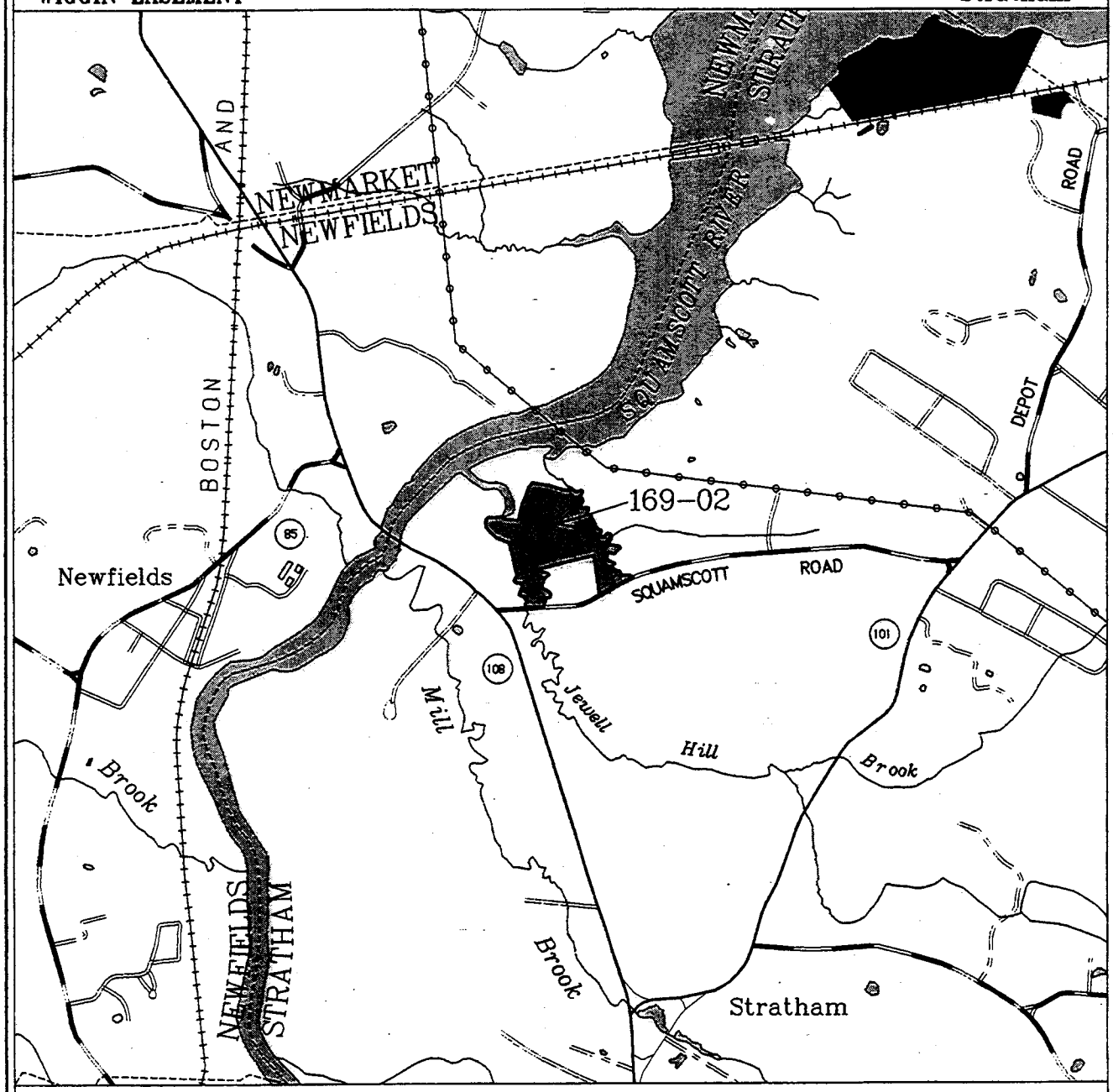
The Wiggin easement provides for a variety of public recreation uses of the marsh and fields. The easement also permits research and education activities associated with the Research Reserve.

SUMMARY INFORMATION

GRANTOR: Florence Wiggin
GRANTEE: The State of New Hampshire (Fish & Game Dept.)
ACRES: 30.0
DATE ACQUIRED: 5-26-89
INTEREST ACQUIRED: Conservation Easement
LCIP COST: $100,000.00
BOOK AND PAGE NUMBERS OF DEED CONVEYED:2794/245
PLAN RECORDED: D-19372

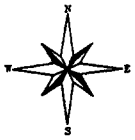
LAND CONSERVATION INVESTMENT PROGRAM

WIGGIN EASEMENT **Stratham**



PARCEL ID	ACREAGE	GRANTOR
169-02	30.0	WIGGIN (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1995

NEW HAMPSHIRE
GRANT

SUNAPEE LOCAL LAND CONSERVATION GRANT

The Town of Sunapee worked through the Land Conservation Investment Program to reach agreement among four abutting landowners to permanently protect 458.5 acres of important farm and forest land. The protected acreage includes the last remaining dairy farm in Sunapee, a two mile section of recreational trail corridor along the abandoned Claremont to Concord Railroad bed, and one of the best-managed white pine stands in the state. The protected lands are located on both sides of Route 103 between Stagecoach Road and Youngs Hill Road. They abut two previously conserved tracts of forest land to make the total of contiguously protected land greater than 900 acres.

The landowners are all long-term Sunapee residents. Two of them, the Harrisons and Jolyon Johnson, are related to original Sunapee settlers. The Sunapee Conservation Commission designated this area as their top land protection priority. The Nielsens, Harrisons, and Jolyon Johnson each sold their development rights for less than their appraised values; the Webbs made a full donation of their development rights.

Harrison Parcel

A 180 acre parcel owned by Edith Harrison, Jean Harrison Weinstein, Joel Harrison, and Joanna Harrison was one of three target properties in this project, which closed on May 1, 1989. The appraised value of the conservation easement on this parcel was $220,000 (January, 1989). Cost to the LCIP was $70,000.

The property consists of

SUMMARY INFORMATION

SUNAPEE

HARRISON PARCEL

GRANTOR: Edith Harrison; Jean Harrison Weinstein; Joel & Joanna Harrison
GRANTEE: Town of Sunapee
ACRES: 180.0
DATE ACQUIRED: 5-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $70,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 881/458
PLAN RECORDED: #5, File 3
DATE PLAN RECORDED: 5-1-89

NIELSEN PARCEL

GRANTOR: George and Jane Nielsen
GRANTEE: Town of Sunapee
ACRES: 58.5
DATE ACQUIRED: 5-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $100,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 881/477
PLAN RECORDED: B3, P1
DATE PLAN RECORDED: 5-1-89

JOHNSON PARCEL

GRANTOR: Jolyon Johnson
GRANTEE: Town of Sunapee
ACRES: 144.3
DATE ACQUIRED: 5-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $15,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 881/448
PLAN RECORDED: #4, File 3
DATE PLAN RECORDED: 5-1-89

WEBB PARCEL

GRANTOR: Richard & Elizabeth Webb
GRANTEE: Town of Sunapee
ACRES: 75.7
DATE ACQUIRED: 5-1-89
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 881/468
PLAN RECORDED: B3, P2
DATE PLAN RECORDED: 5-1-89

four tracts of land lying on both sides of Route 103 in Sunapee. The tracts contain flat, open fields and some wooded hillsides. Trask Brook runs through the property. Frontage is on Route 103, Angell Hill Road, and the old Concord to Claremont railroad right-of-way. The property borders the Newport/Sunapee town line.

Johnson Parcel

Jolyon Johnson conveyed an easement on 144.3 acres also situated along State Route 103. The easement, valued at $159,000 (January, 1989) was sold to the Town with a $15,000 LCIP grant.

The property consists of four separate parcels--two of which are flat open fields, with the balance being wooded and rising up to a knoll. These contain some of the last agricultural lands in Sunapee. Road frontage includes Paradise Road, Route 103, and the old Concord to Claremont railroad right-of-way. A boundary is the Newport/Sunapee town line. Trask Brook runs through one parcel and creates a small wetland area.

Nielsen Parcel

The third target in this project was a 58.5 acre parcel owned by George and Jane Nielsen. An easement (appraised at $110,000 (January, 1989) was purchased at a cost of $100,000.

The parcel is situated south and east of the junction of Route 103 and Young Hill Road in Sunapee. The land consists of open space, wooded hillside, and the old Concord to Claremont railroad right-of-way. The open farmland has views to the south of Mount Sunapee and to the west over the Town of Newport. A large portion is considered prime agricultural land, with the balance being wooded hillside. The open field is presently used as a hay field.

Webb Parcel

Local match for this project was provided in large part through the donation of a conservation easement on 75.7 acres on the west side of Stagecoach Road and north of Route 103 owned by Richard and Elizabeth Webb. The appraised valued of the easement was $97,500 (January, 1989). The Webb land contains woodland (including a high-quality pine stand), stone walls, open land, views to Mount Sunapee, pasture and hayfields.

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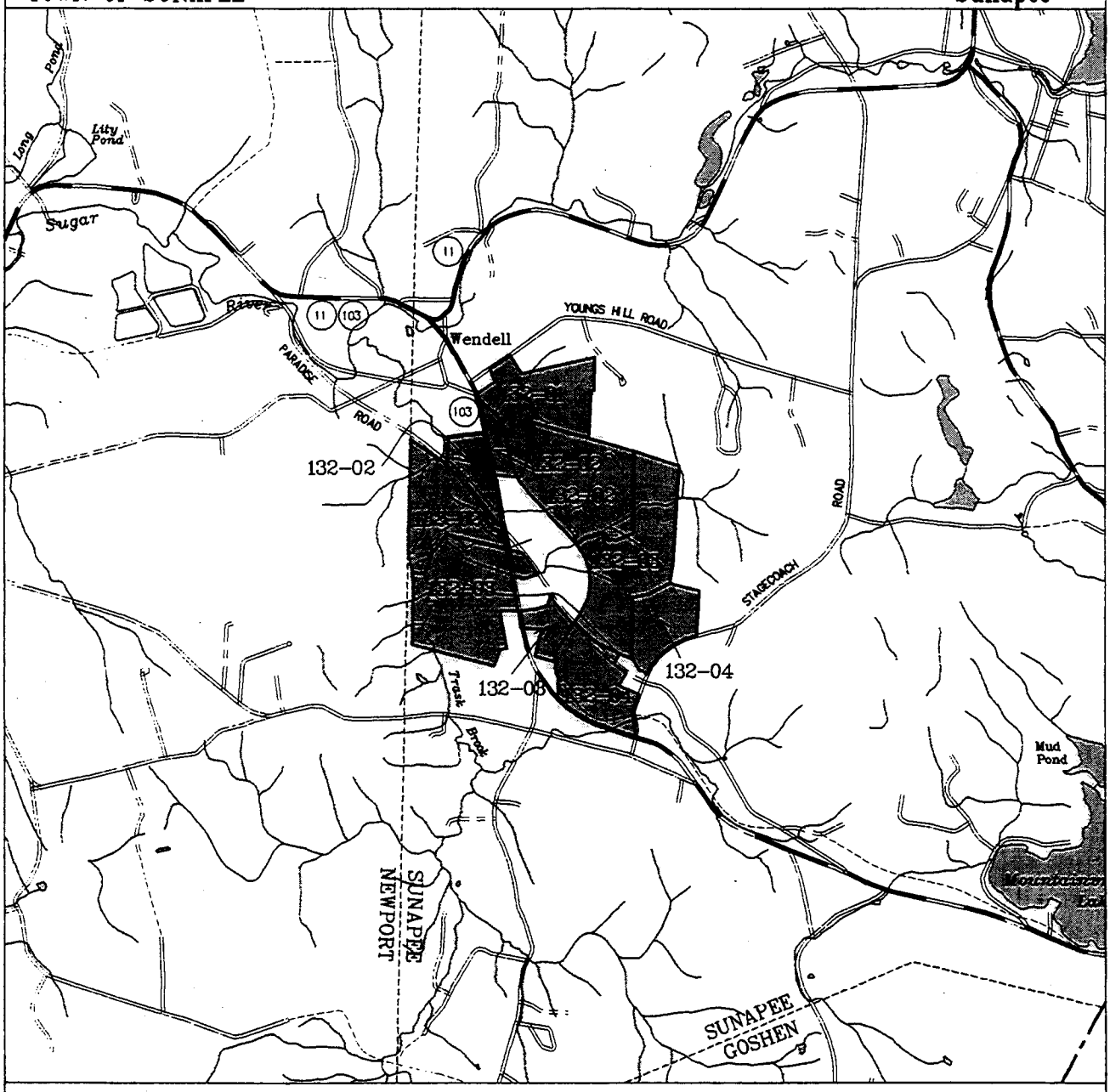
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SUNAPEE

Sunapee



PARCEL ID	ACREAGE	GRANTOR
132-01	58.5	NIELSEN (ESMT)
132-02	144.3	JOHNSON (ESMT)
132-03	180.0	HARRISON ET AL. (ESMT)
132-04	75.7	WEBB (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

CASCADE MARSH EASEMENT

SUTTON

The State's Land Conservation Investment Program acquired a conservation easement on the 118 acre Dalphond property in Sutton. A key acquisition for the New Hampshire Fish and Game Department, the Dalphond Brothers, Inc. lot is situated adjacent to the 326 acre Cascade Marsh Wildlife Management Area, one of the Department's premier waterfowl habitat areas.

This upland wooded property secures a critical buffer zone to protect the marsh's waterfowl breeding and feeding habitat.

The property, located on Cotton Road in Sutton, will be managed as a tree farm. Through the terms of the conservation easement, pedestrian access to the property is assured.

The LCIP and the Fish and Game Department invested a total of $50,000 for a conservation easement on the Dalphond property that was appraised for $75,000. The LCIP contributed $25,000 toward the total purchase price.

SUMMARY INFORMATION

GRANTOR: Dalphond Brothers, Inc.
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 117.85
DATE ACQUIRED: 12-30-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $50,000. (LCIP PRICE: $25,000)
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1874/333

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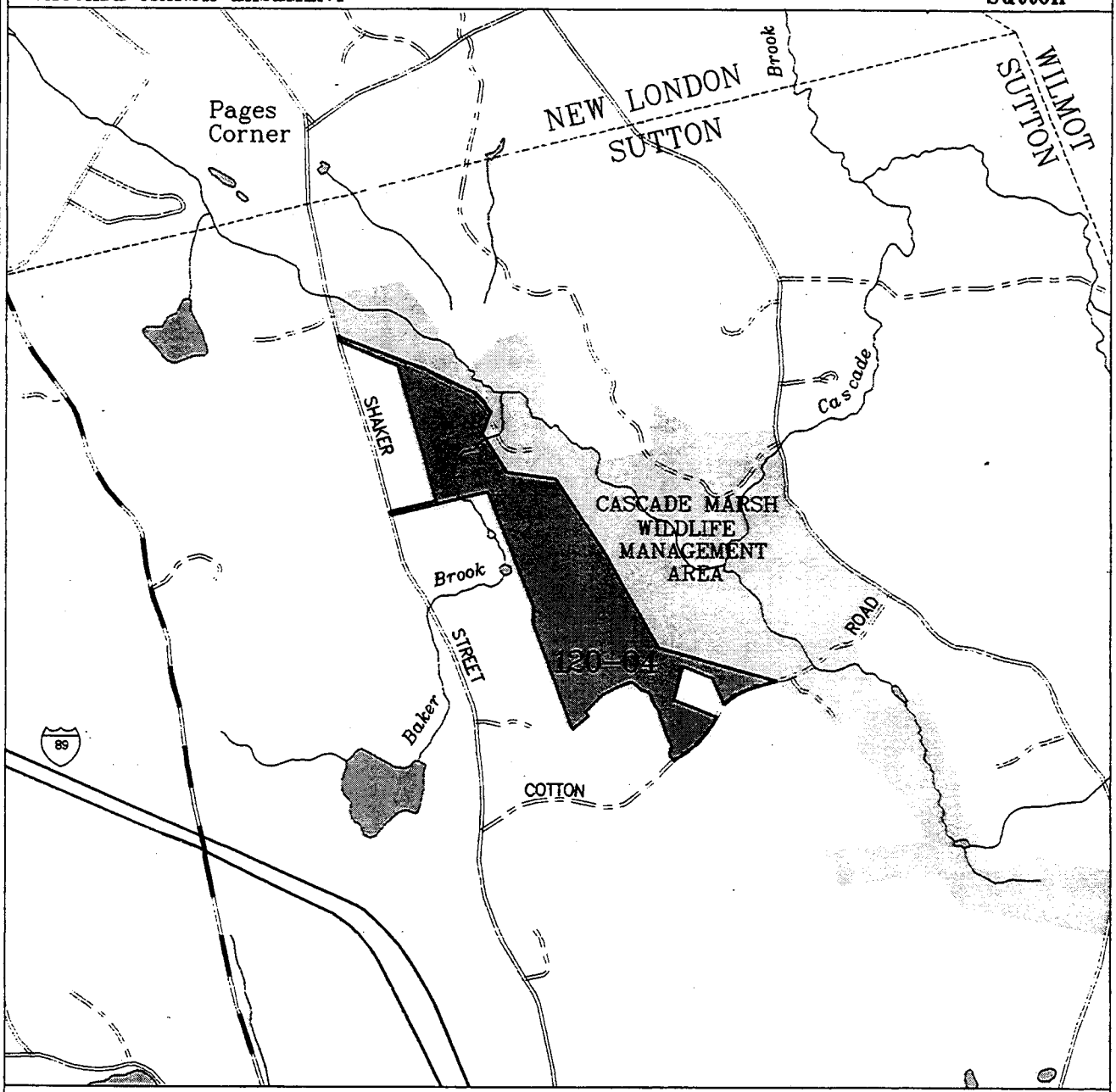
LAND CONSERVATION INVESTMENT PROGRAM

CASCADE MARSH EASEMENT

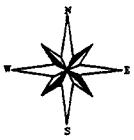
Sutton



PARCEL ID	ACREAGE	GRANTOR
120-04	117.9	DALPHOND BROS INC (ESMT)

LOP parcel
Other LOP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

SWANZEY LOCAL LAND CONSERVATION GRANT

One target property and three local match properties combine to form Swanzey's local land conservation project. The targeted parcel (Carpenter) and two match parcels (Bennett/Brown and Muster) were acquired in fee for the Town, while a conservation easement was placed on the remaining property (Stabler). This project protected a total of 279.4 acres of land in Swanzey for a total cost to LCIP of $175,000. The project was completed in April, 1991.

Carpenter Parcel

The target property in this project is a 142.8 acre parcel acquired in fee simple from Evelyn Carpenter and Virginia French. The parcel was appraised at $222,800 (October, 1990). The land is located on the west side of Matthews Road in a rural residential neighborhood of Swanzey close to the Keene line. The parcel is in an area of high development potential.

The entire parcel consists of two lots and is wooded, with white pine predominating. Topography is gently rolling with a westerly upslope from the road. There is a power line easement which bisects the property. The central part of the property, which includes Mount Cresson, has steep slopes. There is a hiking trail up to an overlook near the summit.

SUMMARY INFORMATION
SWANZEY

CARPENTER PARCEL
GRANTOR: Evelyn Carpenter & Virginia French
GRANTEE: Town of Swanzey
ACRES: 142.8
DATE ACQUIRED: 4-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $175,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1365/164
PLAN RECORDED: 601 Cabl1 Dr6
DATE PLAN RECORDED: 4-26-91

STABLER PARCEL
GRANTOR: Lois Stabler
GRANTEE: Town of Swanzey
ACRES: 122.0
DATE ACQUIRED: 4-26-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1315/337
PLAN RECORDED: 574 Cabl1 Dr5
DATE PLAN RECORDED: 2-14-91

WEST SWANZEY MUSTER PARCEL
GRANTOR: West Swanzey Muster Team Association, Inc.
GRANTEE: Town of Swanzey
ACRES: 13.0
DATE ACQUIRED: 4-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1243/547; 1365/150
PLAN RECORDED: 573 Cabl1 Dr5
DATE PLAN RECORDED: 2-14-91

BENNETT/BROWN TRUST PARCEL
GRANTOR: Robert A. & Jane D. Bennett; Gordon K. Brown 1965 Trust
GRANTEE: Town of Swanzey
ACRES: 1.6
DATE ACQUIRED: 4-26-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1292/705; 1292/702; 1365/157
PLAN RECORDED: 572 Cabl1 Dr5
DATE PLAN RECORDED: 2-14-91

Stabler Parcel

Lois Stabler donated a 122-acre conservation easement on land in Swanzey appraised at $68,000 (No-

vember, 1989) as part of the match for this project. The property is located on both sides of Honey Hill Road in a rural residential neighborhood.

Topography is varied from level to gently rolling in the north to steeply sloping in the south. Ground cover is mixed woods varying in size and species. The property has been professionally managed for timber in past years. Soil conditions are varied. There are excellent views from the top of Honey Hill, and there is a network of trails through the property which provide access for logging and recreation. Access to the two lots which make up this parcel is through abutting land of Stabler on the east and by a right of way from the south side of Honey Hill Road.

West Swanzey Muster Team Parcel

The Muster Team property which was conveyed to the Town is a 13 acre fee simple donation appraised at $20,000. The property is located in the west central area of the Town of Swanzey immediately north of the West Swanzey village. It is accessed via a right of way that extends from Pine Street to the southwest.

The land has level to rolling terrain. There are 3,101 feet of frontage along the Ashuelot River. Ground cover is primarily underbrush, open field, and scattered young tree growth. The land lies within a flood zone and is subject to periodic flooding. The land abuts the Dickinson Memorial Forest, owned by the Society for the Protection of New Hampshire Forests.

The town also donated a conservation easement on this parcel to the NH Fish and Game Department.

Bennett/Brown Trust Parcel

This parcel is a 1.6 acre fee simple donation appraised at $50,000. The parcel has frontage on East Shore Road, Swanzey Lake Road, and West Shore Road in Swanzey. Additionally, this property has shore frontage on Mill Pond, a part of Swanzey Lake and includes the dam for Swanzey Lake. The land along East Shore and Swanzey Lake Roads is open and has been used by the public as access to the Mill Pond for fishing and boating. There is a boat launch site on the property. The portion along West Shore Road is predominantly wooded with scattered stones and underbrush.

The town donated a conservation easement on this parcel to the NH Fish and Game Department, as well.

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LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF SWANZEY

Swanzey

PARCEL ID	ACREAGE	GRANTOR
174-01	142.8	CARPENTER & FRENCH
174-02	13.0	WEST SWANZEY MUSTER TEAM INC
174-02A	---	WEST SWANZEY MUSTER TEAM (ROW)
190-01	122.0	STABLER (ESMT)
190-02	1.6	BENNETT/BROWN TRUST

LOP parcel
Other LOP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1983

NEW HAMPSHIRE GRANT

TAMWORTH LOCAL LAND CONSERVATION GRANT

The Town of Tamworth completed its local land conservation project in December, 1991, protecting a total of 1,103.44 acres of land from future development. Conservation easements were placed on two targeted parcels and one local match parcel. Easements appraised at $382,500 were donated to leverage LCIP funds in the amount of $90,000. The total project value was $472,500 at closing.

Cave Parcel

The donation of a conservation easement on 742 acres located on Great Hill Road by Joan Cave made this project possible for the Town. This conservation easement protects three quarters of the shoreline of Great Hill Pond, as well as a highly productive tree farm. It abuts Hemenway State Forest and provides excellent habitat for the area.

The parcel lies to the north side of Great Hill Road, east of Pease Hill Road, and to the south of Old Locke Road in Tamworth. There is frontage on all of these roads. The topography is rolling with several high and low spots. The cover is a mixture of hard and softwoods, which have been under management for several years.

Aspinall Parcel

The Aspinall conservation easement was sold to the Town by Charles E. and Charles S. Aspinall. It is situated on Cleveland Hill Road and protects 64.43 acres along the Mill Brook. Conservation easements protecting the brook extend on either side of the Aspinall tract. The conservation of the brook and provision of a brookside trail are long-term goals of the Town. The Aspinalls sold their easement for a bargain price of $30,000 in December, 1991.

Perkins Parcel

The Town also purchased a conservation easement from Estella Perkins immediately prior to a convey-

SUMMARY INFORMATION

TAMWORTH

CAVE PARCEL

GRANTOR: Joan T. Cave
GRANTEE: Town of Tamworth
ACRES: 742.0
DATE ACQUIRED: 12-28-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1435/936
PLAN RECORDED: 133-48
DATE PLAN RECORDED: 12-28-90

ASPINALL PARCEL

GRANTOR: Charles E. & Charles S. Aspinall
GRANTEE: Town of Tamworth
ACRES: 64.43
DATE ACQUIRED: 12-6-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $30,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1468/1
PLAN RECORDED: 138/067
DATE PLAN RECORDED: 12-6-91

PERKINS PARCEL

GRANTOR: Estella B. Perkins
GRANTEE: Town of Tamworth
ACRES: 297.01
DATE ACQUIRED: 12-6-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $60,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1467/1002
PLAN RECORDED: 138/065
DATE PLAN RECORDED: 12-6-91

ance of the land to the Sandwich Community School. The 297 acres have tremendous conservation value. The land is located on Route 113 and Bunker Hill Road in Tamworth and abuts the 223 acre Hackett Hill Wildlife Management Area, previously acquired by the LCIP (A. B. Thompson Trust parcel). The Town's Jackman Pond Natural Area also abuts the Perkins land, across which boat access to the pond is now provided. The Bearcamp River flows along the property for over 9,000 feet. The school plans to bring the fields and forests on the land back into production. A trail network on the property is now open to the public. The Perkins easement was purchased for $60,000.

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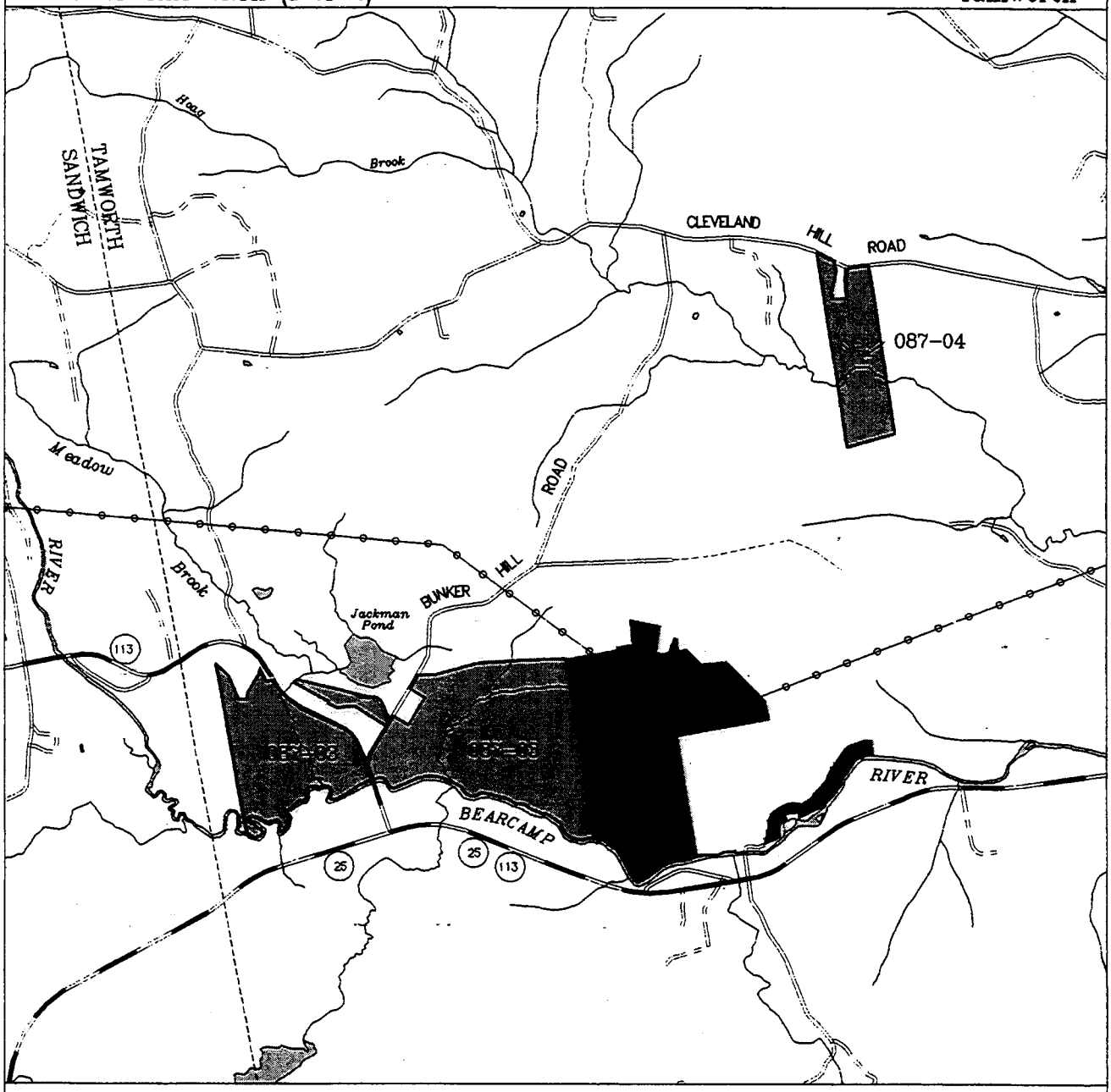
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF TAMWORTH (1 OF 2)

Tamworth



PARCEL ID	ACREAGE	GRANTOR
087-03	297.0	PERKINS (ESMT)
087-04	64.4	ASPINALL (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

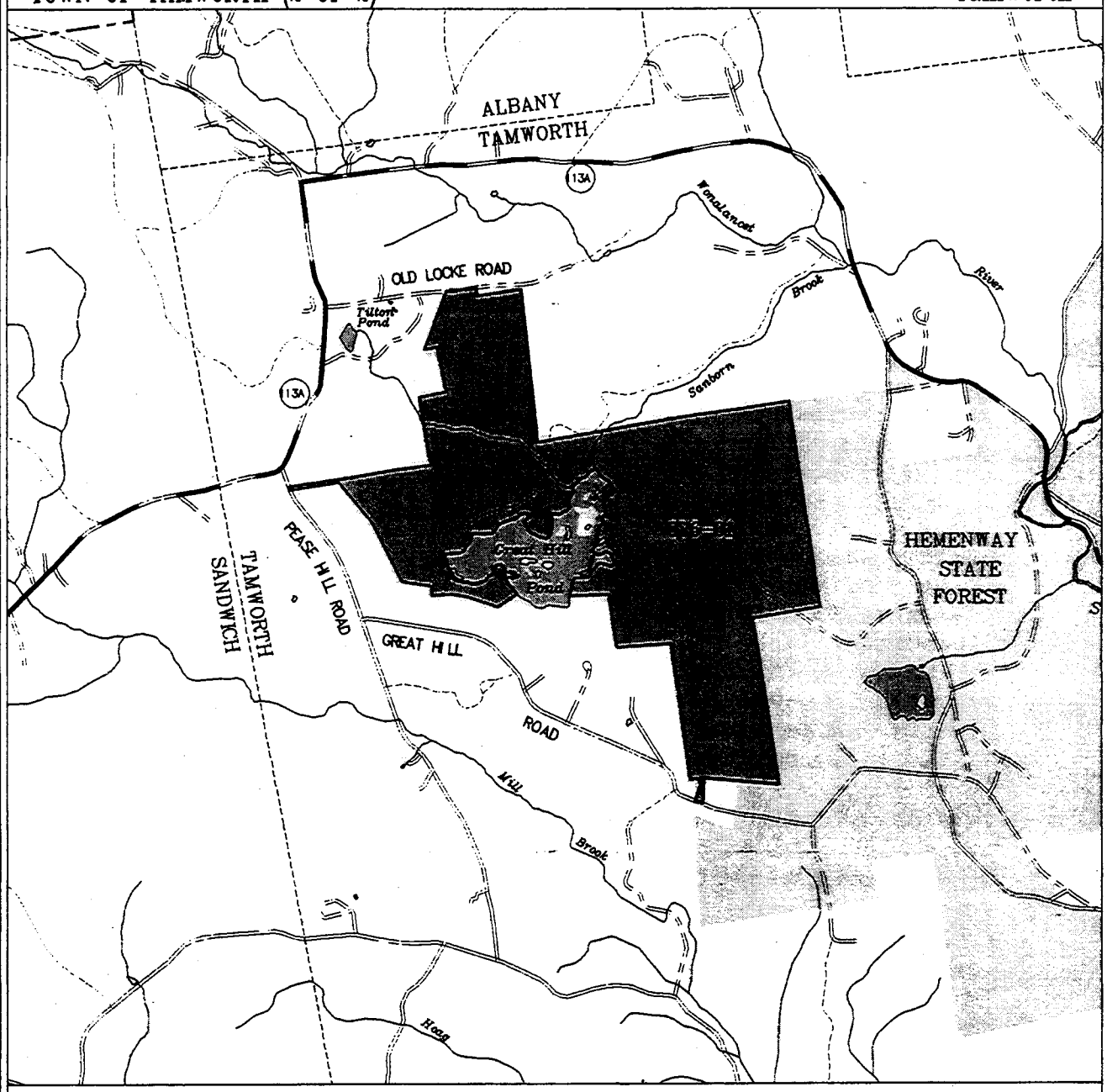
Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

LAND CONSERVATION INVESTMENT PROGRAM

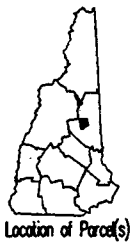
TOWN OF TAMWORTH (2 OF 2)

Tamworth



PARCEL ID	ACREAGE	GRANTOR
076-01	742.0	CAVE (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANT

BOWDITCH PARCELS

TAMWORTH

On August 5, 1991, the Land Conservation Investment Program purchased 83.13 acres near Lake Chocorua in Tamworth. The land has been added to the abutting Bowditch-Runnells State Forest. It is located along Route 16 and the Chocorua River and adds significantly to the protection of this highly scenic area. The land includes forest and wetland and extends 4500 feet along the banks of the river. It is part of a 2000 plus acre area protected through ownership and deed covenants held by the Chocorua Lake Conservation Foundation.

The Charles P. Bowditch Estate sold the land to the state at a bargain price of $85,000. The appraised value of the property was $167,000. Trustees of the Estate are Samuel I. Bowditch, Margaret K. Wheeler and Peter M. Snyder.

As a condition of the acquisition, the Estate also provided for the permanent protection of 18 acres located on the nearby shore of Lake Chocorua. This land was sold in July to the Chocorua Lake Conservation Foundation with deed restrictions limiting it to conservation uses.

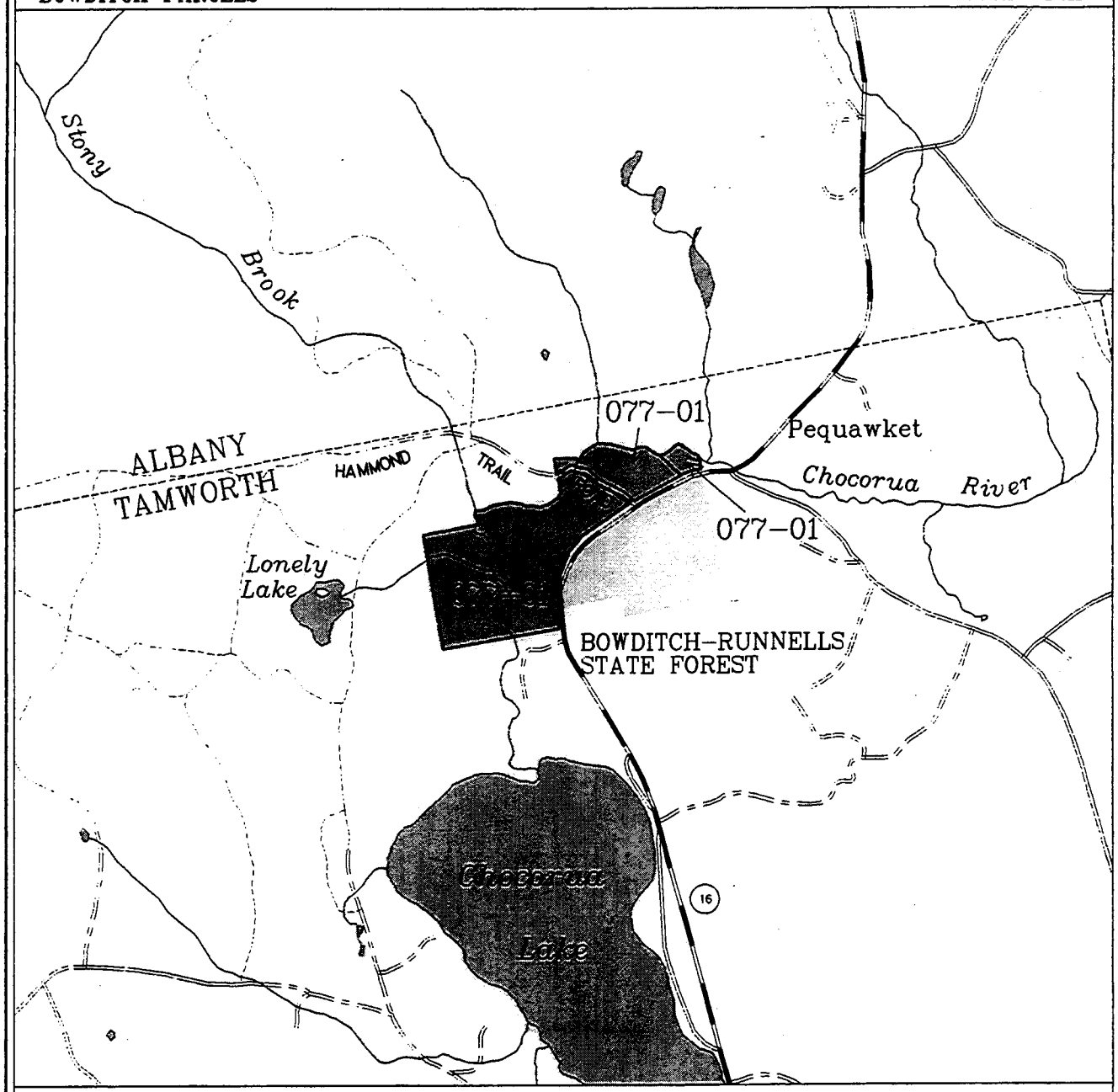
SUMMARY INFORMATION

GRANTOR: Charles P. Bowditch Estate
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 83.13
DATE ACQUIRED: August 5, 1991
INTEREST ACQUIRED: Fee Simple
LCIP COST: $85,000.00
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1455/706
PLAN RECORDED: 119/72

LAND CONSERVATION INVESTMENT PROGRAM

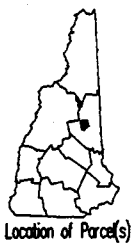
BOWDITCH PARCELS

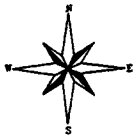
Tamworth



PARCEL ID	ACREAGE	GRANTOR
077-01	83.1	BOWDITCH ESTATE

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line





SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

REED PARCEL

TAMWORTH

The Reed land supports a classic, well-managed pine forest for which this part of New Hampshire was once well known. Located adjacent to the burgeoning Route 16 corridor, scenic and productive pine land such as this is rapidly being developed. This parcel is strategically located on Depot Road next to White Lake State Park and the Town of Tamworth's Black Spruce Pond Preserve. It is a significant shield and supplement to this protected forest, wildlife and recreation area.

If this land had been developed, it would have seriously degraded the popular public campground within the abutting park that is within sight of the property. There is now an opportunity for an expanded trail network on the state and town land. The Division of Parks and Recreation is managing the land as part of the State Park System.

This land has passed through the Damon family, longtime Tamworth residents, to Katharine Damon Reed of North Conway, Dean and Stefan Karnopp of Bartlett, and Stephanie Reed Markham also of Bartlett. The family turned down the offers of many developers with the hope that the land eventually could be conserved.

The State of New Hampshire acquired this 148.7 acre property, in fee simple, for a price of $250,000. The landowners made a "bargain" or below appraised value sale to the State.

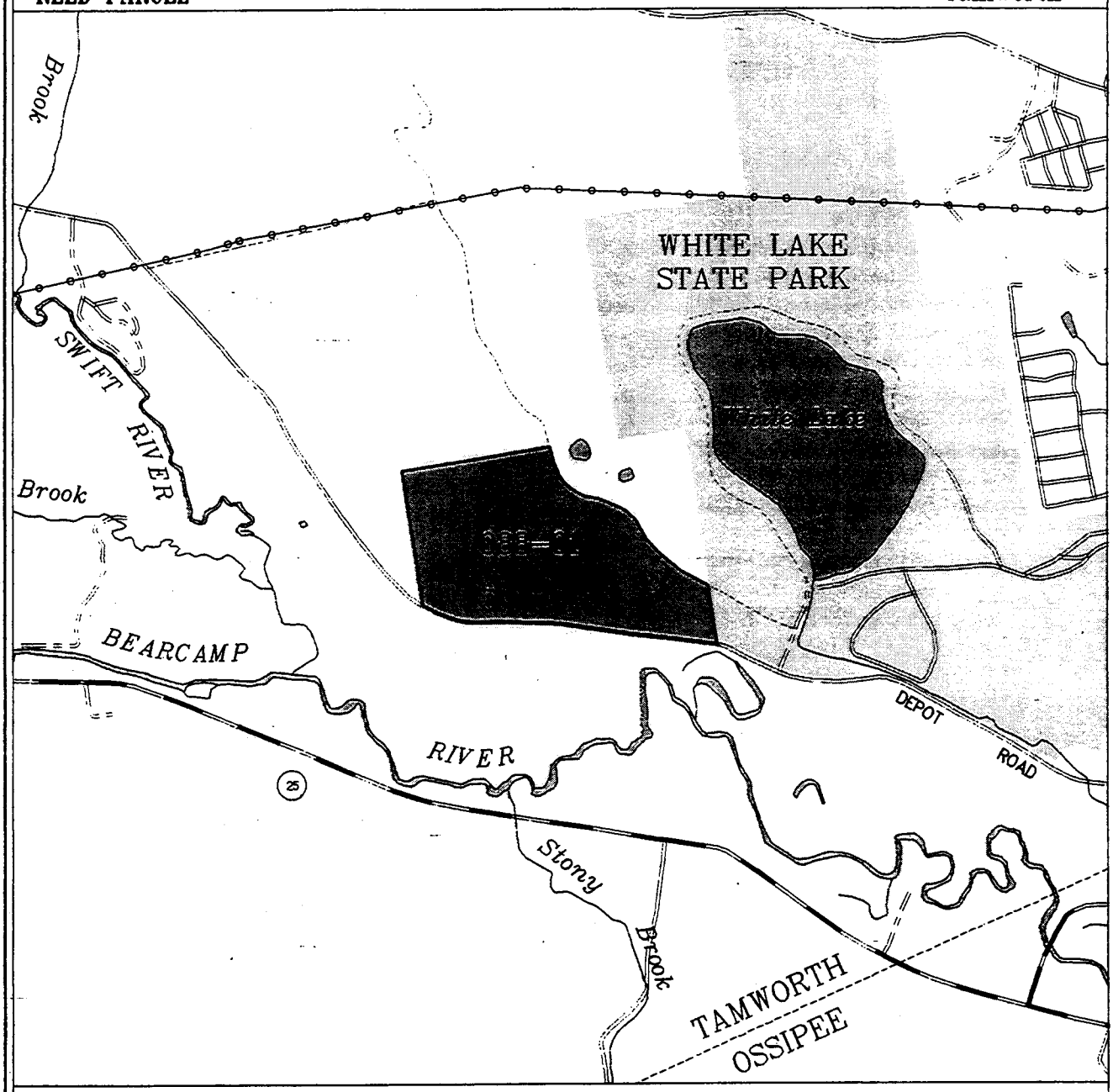
SUMMARY INFORMATION

GRANTOR: Katherine D. Reed, Stephanie Reed Markham, Dean and Stefan Karnopp
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 148.7
DATE ACQUIRED: 12-29-88
INTEREST ACQUIRED: Fee Simple
LCIP COST: $250,000
BOOK AND PAGE NUMBERS OF DEED CONVEYED: I362/0877
PLAN RECORDED: #120/18

LAND CONSERVATION INVESTMENT PROGRAM

REED PARCEL

Tamworth

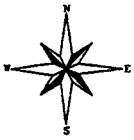


PARCEL ID	ACREAGE	GRANTOR
088-01	148.7	REED ET AL.

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

A.B. THOMPSON TRUST PARCELS

(Hackett Hill Wildlife Management Area)

TAMWORTH

The 223 acre "Hackett Hill" property lies on the north side of Bearcamp River just north of the village of South Tamworth. This fee simple acquisition is managed by the Department of Fish and Game. It provides a diversity of wildlife habitat, including deeryards, beaver ponds, and 3100 feet of frontage along the Bearcamp River. The river is prized by fishermen and whitewater enthusiasts. The purchase price was $130,000.00.

The Alice Bemis Thompson Trust, owner of the property, also donated a conservation easement on approximately 17.5 acres. This land lies in a band 300 feet deep along the Bearcamp River, just downstream from the main tract. The easement buffers the river and provides a riverfront trail for fishing and walking.

This property abuts the 297 acre Perkins Farm property, upstream on the Bearcamp. This land was protected by a conservation easement purchased by the town with an LCIP grant.

SUMMARY INFORMATION

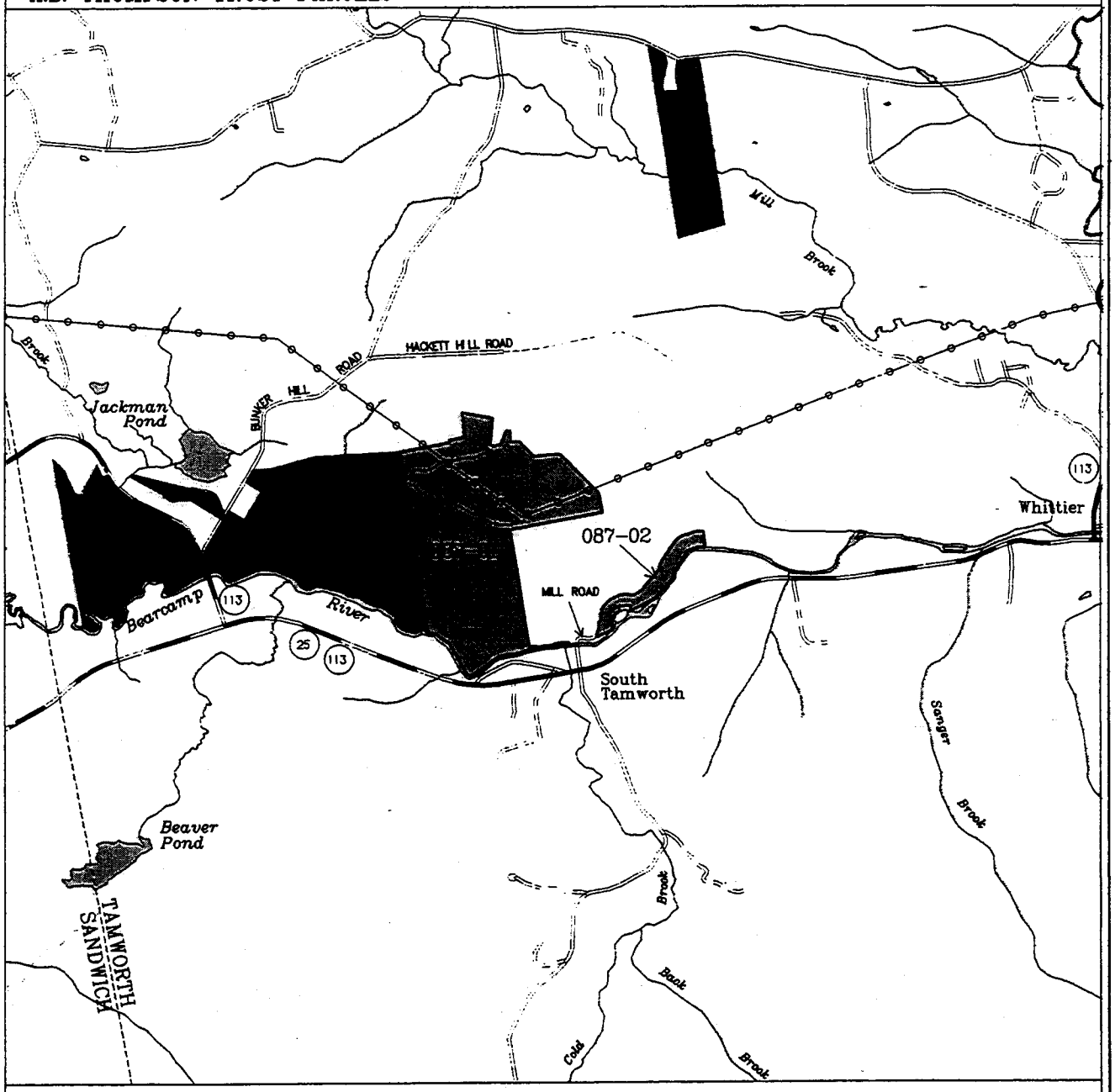
GRANTOR: Alice Bemis Thompson Trust
GRANTEE: The State of New Hampshire (Fish & Game Dept.)
ACRES: 223.0
DATE ACQUIRED: 1-14-91
INTEREST: Fee Simple
LCIP COST: $130,000.
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1437/638
PLAN RECORDED: #133/65

GRANTOR: Alice Bemis Thompson Trust
GRANTEE: The State of New Hampshire (Fish & Game Dept.)
ACRES: 17.5
DATE ACQUIRED: 1-14-91
INTEREST: Conservation Easement
LCIP COST: Donation
BOOK/ PAGE NUMBERS OF DEED CONVEYED: 1437/644
PLAN RECORDED: #133/65

LAND CONSERVATION INVESTMENT PROGRAM

A.B. THOMPSON TRUST PARCELS

Tamworth

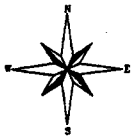


PARCEL ID	ACREAGE	GRANTOR
087-01	223.0	A B THOMPSON TRUST
087-02	17.5	A B THOMPSON TRUST (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:

Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

TEMPLE LOCAL LAND CONSERVATION GRANT

Stone Parcel

The Town of Temple's local land conservation project protects Maurice Stone's 140 acre farm, one of the Town's scenic old farms just outside the village center. Mr. Stone was raised on this farm and has farmed it ever since with dairy and other livestock. Currently its 10 to 20 acres of hayfields are used by another local farmer, and Mr. Stone tends to the balance of the land, mostly mature woodlands. This farm is the most visible of several historic farms along West Road.

The property is located along Stone Lane and West Road in Temple, commonly referred to as the Mountain Lane Farm or Stone Farm. A large portion of the land is primarily accessible backland, wooded with a mix of hardwoods, birch, hemlock and white pine. There is frontage on Old Sharon Road, an unmaintained Class VI town road. Topography varies from gently rolling/sloping to moderately steep at the rear (south slopes of Whitcomb Peak). Several small streams and old logging roads cross the property. The soils are conducive to long term forestry management. A 7 acre parcel surrounding the 1776 dwelling was excluded from this easement.

The terms of the conservation easement acquired by the Town on the farm allow public access to the land for hunting, hiking, and similar activities. As part of a large block of undeveloped land along the Wapack range of mountains, this farm provides important wildlife habitat and is a well-used hunting area.

The Town purchased the easement on May 14, 1992, with $55,000 provided by the LCIP. Mr. Stone generously sold this easement below its appraised value of $115,300, making a $60,000 bargain sale donation to provide the Town's local match.

SUMMARY INFORMATION
TEMPLE

STONE PARCEL
GRANTOR: Maurice W. Stone
GRANTEE: Town of Temple
ACRES: 140.0
DATE ACQUIRED: 5-14-92
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $55,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5339/176
PLAN RECORDED: 25764
DATE PLAN RECORDED: 5-14-92

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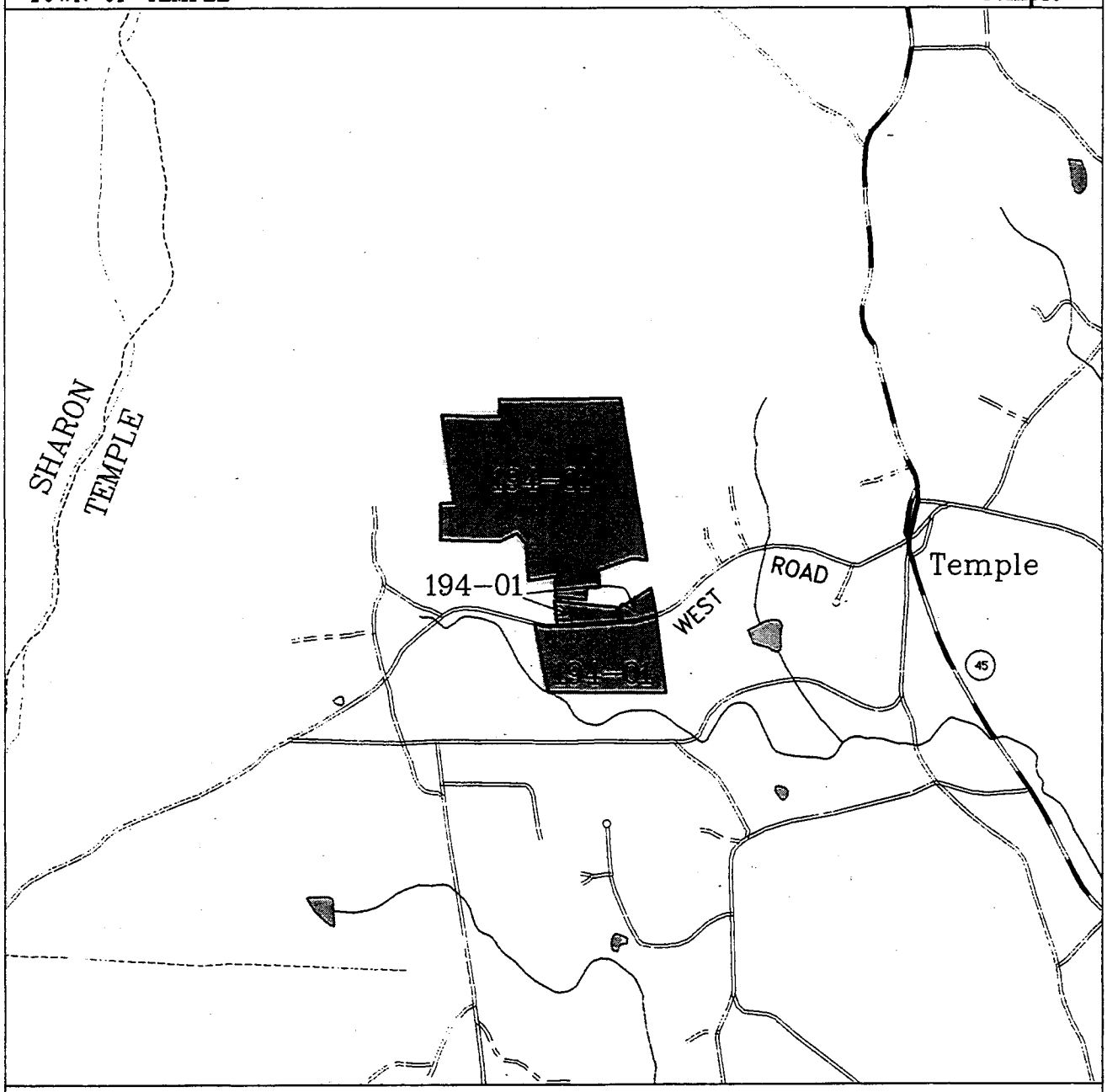
LAND CONSERVATION INVESTMENT PROGRAM

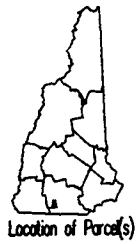
TOWN OF TEMPLE

Temple

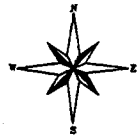


PARCEL ID	ACREAGE	GRANTOR
194-01	140.0	STONE (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

BALLOU PARCEL

THORNTON

Over 3,000 feet of frontage on the Pemigewasset River are protected with the acquisition of land from Jeraldine N. Ballou. The 23.6 acres lie next to Route 3 in Thornton between the railroad and the river. There is an 11 acre hayfield on the property, as well as floodplain forest.

The property abuts and enhances a boat access ramp to the river which is managed by the Department of Transportation. The property is a potential Heritage Trail location. The Pemigewasset River supports a coldwater fishery, and the Fish and Game Department has used the property as a stocking area for salmon.

The land was purchased on June 30, 1992, for $75,000, a bargain price.

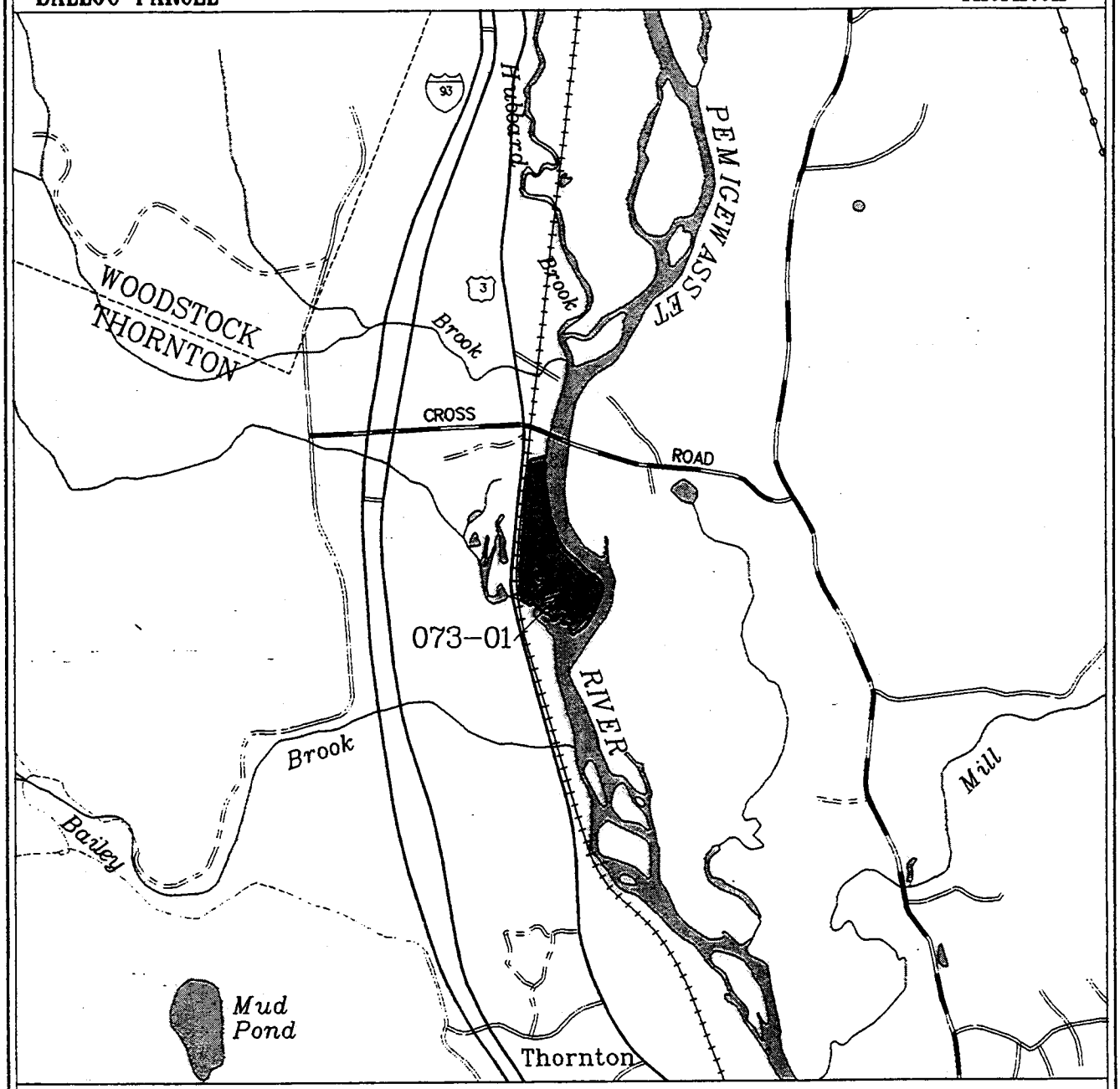
SUMMARY INFORMATION

GRANTOR: Jeraldine Ballou
GRANTEE: State of New Hampshire (Fish & Game Department)
ACRES: 23.6
DATE ACQUIRED: 6-30-92
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $75,000
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1975/571
PLAN RECORDED: 7235

LAND CONSERVATION INVESTMENT PROGRAM

BALLOU PARCEL

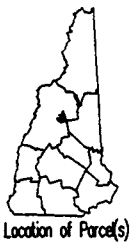
Thornton



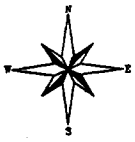
PARCEL ID	ACREAGE	GRANTOR
073-01	23.6	BALLOU

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary

Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

TUFTONBORO LOCAL LAND CONSERVATION GRANT

A total of 87 acres was protected through Tuftonboro's local project, which involved the acquisition of one target property and an easement on one match property. Twentymile Bay in Tuftonboro is a particularly scenic area on Lake Winnipesaukee. Twentymile Brook flows into the Bay and its protection is significant for the water quality, habitat and scenery of the area.

Parkhurst Parcel

The 33-acre Wayne and June Parkhurst property lies on the east side of Route 109, just across from the Bay, and borders Twenty-Mile Brook for half a mile. The land is basically level, irregular in shape, with approximately 150 feet on Route 109. The parcel is wooded but has been extensively cut over. Much of the land is low but provides excellent wildlife habitat. Twentymile Brook is a feeder stream to the lake.

The land was on the market and secured by the Town with a purchase and sales agreement. The Town received an $85,000 grant from the Land Conservation Investment Program to purchase the property on February 1, 1990. The land is being managed by the Town as a nature and pedestrian recreation area. Private and municipal funds made up the balance of the $125,000 purchase price.

Bentley Parcel

The second major component of the project is the 54.1 acre Bentley property. This mixture of forest, fields and wetland lies across Twentymile Brook from the Parkhurst property. Cecily Crowe Bentley donated a conservation easement to the Town on this land, which has been in her family for two generations. The land lies east of Route 109 and is particularly scenic from the highway.

The property is fairly level, with a gentle northerly slope, and is irregular in shape. Twentymile Brook forms the northern boundary. The land is wooded except for about 7 acres of pasture, located opposite the residence. The woodland was extensively cut over some years ago. The land is good for wetland wildlife habitat.

Mrs. Bentley's easement gift served as the local match, which was needed to leverage state funds for the Parkhurst purchase.

SUMMARY INFORMATION

TUFTONBORO

PARKHURST PARCEL

GRANTOR: Wayne & June V. Parkhurst
GRANTEE: Town of Tuftonboro
ACRES: 33.0
DATE ACQUIRED: 2-1-90
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $85,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1404/618
PLAN RECORDED: 127/72
DATE PLAN RECORDED: 2-1-90

BENTLEY PARCEL

GRANTOR: Cecily C. Bentley
GRANTEE: Town of Tuftonboro
ACRES: 54.1
DATE ACQUIRED: 2-1-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1495/781 & 1404/622 & 1495/781
PLAN RECORDED: 88/6
DATE PLAN RECORDED: 1-25-52

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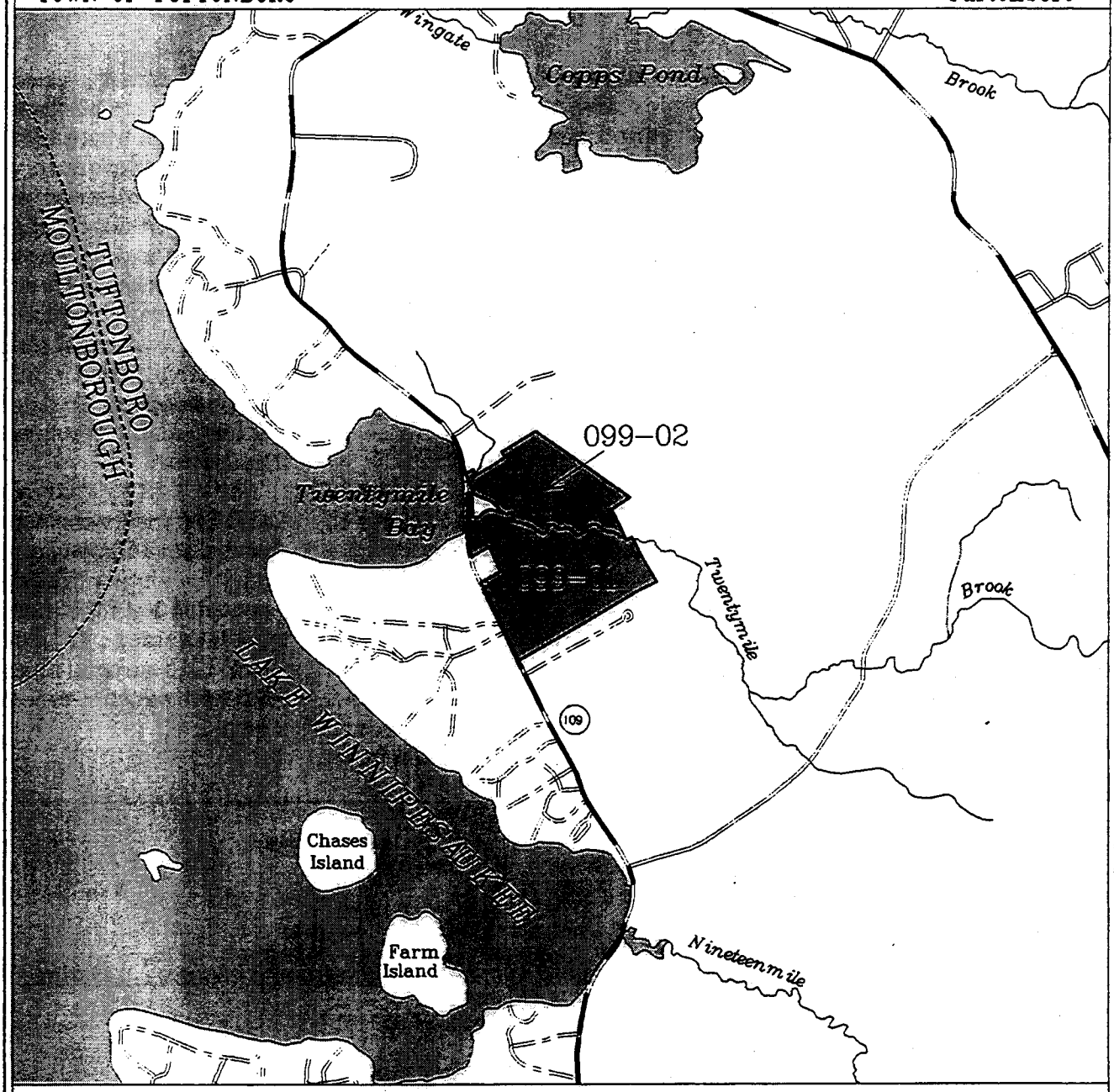
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF TUFTONBORO

Tuftonboro



PARCEL ID	ACREAGE	GRANTOR
099-01	54.1	BENTLEY (ESMT)
099-02	33.0	PARKHURST

LOP parcel
Other LOP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WALPOLE LOCAL LAND CONSERVATION GRANT

On May 10, 1989, the Town of Walpole protected 77 acres of land through the Land Conservation Investment Program, which funded the project with $25,000 from its local grant program.

Galloway Parcel

Located along the shores of Mathers Mill Pond in the central western section of the Town, the 46-acre Galloway property completes the final line of town ownership around the pond. Known as the Mill Pond Trail and Wildlife Refuge, the town manages this area for walking, nature observation, and wildlife habitat conservation. The Galloway property encompasses over half a mile of frontage along the pond, connecting the town land at each edge. Marshy and wooded wetlands on the pondshore of the Galloway parcel provide habitat for beaver and waterfowl. The balance of the property is forested and provides a buffer between the pond and the residential development of the town.

The Town plans to manage this parcel for wildlife habitat and recreation in conjunction with the existing wildlife refuge. Existing footpaths will be improved and marked, possibly adding a trail extension into the marshy area. Local school groups use the property for nature education, and classes may help to build and maintain the trails. The conservation commission will head up activities and assume management of this parcel. Located just north of Walpole center on a main road, the nature walk encircling Mill Pond will likely receive increased use in the future.

Hubbard Farms Parcel

Also protected as part of this project are 31 acres of Connecticut River land, donated by Hubbard Farms to the NH Fish and Game Department. This parcel protects over half a mile of river frontage and provides an access point for fishing and boating. A floodplain forest of silver maples graces the riverbank. The excellent bottomland agricultural soil will remain in farming, with additional management to produce wildlife forage on the fields and adjacent wetland. Turkeys, New England cottontail rabbits, and migrating waterfowl all use this parcel, which will remain available for fishing, hunting, and other recreational uses.

The LCIP provided $25,000 for the town to purchase the Galloway property. The Hubbards provided $40,000 in matching land value. In addition, the Galloways donated $2,000 toward the town match.

GALLOWAY PARCEL

GRANTORS: Robert L. & Ellis Galloway
GRANTEE: Town of Walpole
ACRES: 46.0
DATE ACQUIRED: 5-10-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $25,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1289/380 & 1289/382
PLAN RECORDED: Cab 11 3-1

HUBBARD FARMS PARCEL

GRANTOR: Hubbard Farms, Inc.
GRANTEE: State of NH (Fish & Game Dept.)
ACRES: 31.0
DATE ACQUIRED: 5-10-89
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1274/749
PLAN RECORDED: 58 Pg. 47

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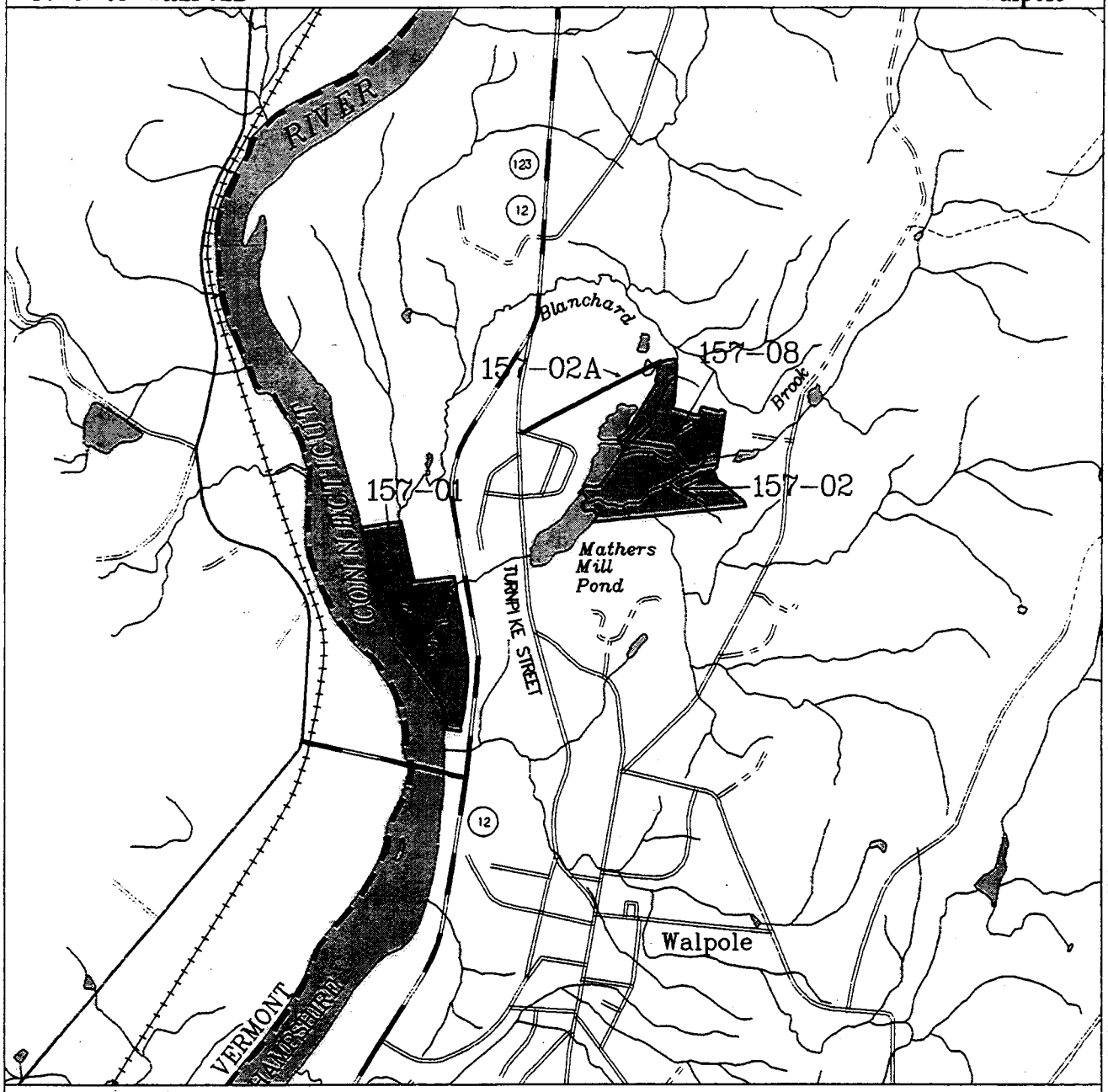
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF WALPOLE

Walpole



PARCEL ID	ACREAGE	GRANTOR
157-01	31.0	HUBBARD FARMS INC
157-02	29.4	GALLOWAY, R & E
157-02A	---	GALLOWAY (ROW)
157-08	16.6	GALLOWAY, R

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1995

NEW HAMPSHIRE

LOWELL & GOODNOW PARCELS

(KEARSARGE STATE PARK)

WARNER

Lowell Parcel

The 316 acre Lowell tract lies on a prominent ridge on Mt. Kearsarge between the toll booth at Rollins State Park and Mt. Kearsarge State Forest at the summit. It includes over 3000 feet of frontage on both side of Kearsage Mountain Road, which tourists travel to gain access to the summit.

The acquisition of this strategically located tract has been a high priority for the Division of Parks and Recreation. The Trust for New Hampshire Lands entered into a purchase and sale agreement with the owner, Stephen Lowell, to secure the property in October, 1989. The Trust purchased the land in January of 1990 for $235,000 with the help of funds raised by the people of Warner. The land was sold to the State of New Hampshire for $214,000 with a contribution of $14,000 from the Land and Water Conservation Fund and $200,000 from the LCIP.

Goodnow Parcel

The 660 acre Goodnow parcel on Gore Road, purchased in fee simple by the State of New Hampshire under the LCIP, protects key land near Kearsarge State Forest. It links Rollins State Park with Kearsarge State Forest, and complements the large acreage of land protected on the southern flank of Kearsarge, including the 316-acre Lowell Tract purchased by the LCIP.

A number of informal trails cross the property, including a snowmobile route maintained by a local club. The State plans to develop walking trails on the property, to take advantage of scenic views and to link in with the abutting state properties. Wooded with pine and hardwoods, the Goodnow parcel will be managed by the state for timber and wildlife habitat as well as recreation. Deer, moose, and animals requiring large acreage of remote woodland use this area extensively.

The Land Conservation Investment Program purchased this parcel for $200,000.00. The appraised value was $265,000.00; owners Hilda and Charlie Goodnow donated the $65,000.00 difference between the full appraised value and the purchase price.

SUMMARY INFORMATION

GOODNOW PARCEL:

GRANTOR: Charles F. & Hilda Goodnow
GRANTEE: State of New Hampshire (D.R.E.D.)
ACRES: 660.0
DATE OF REAL ESTATE CLOSING: 6-10-91
INTEREST ACQUIRED: Fee Simple
LCIP COST: $200,000
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1861/77
PLAN RECORDED: #12091

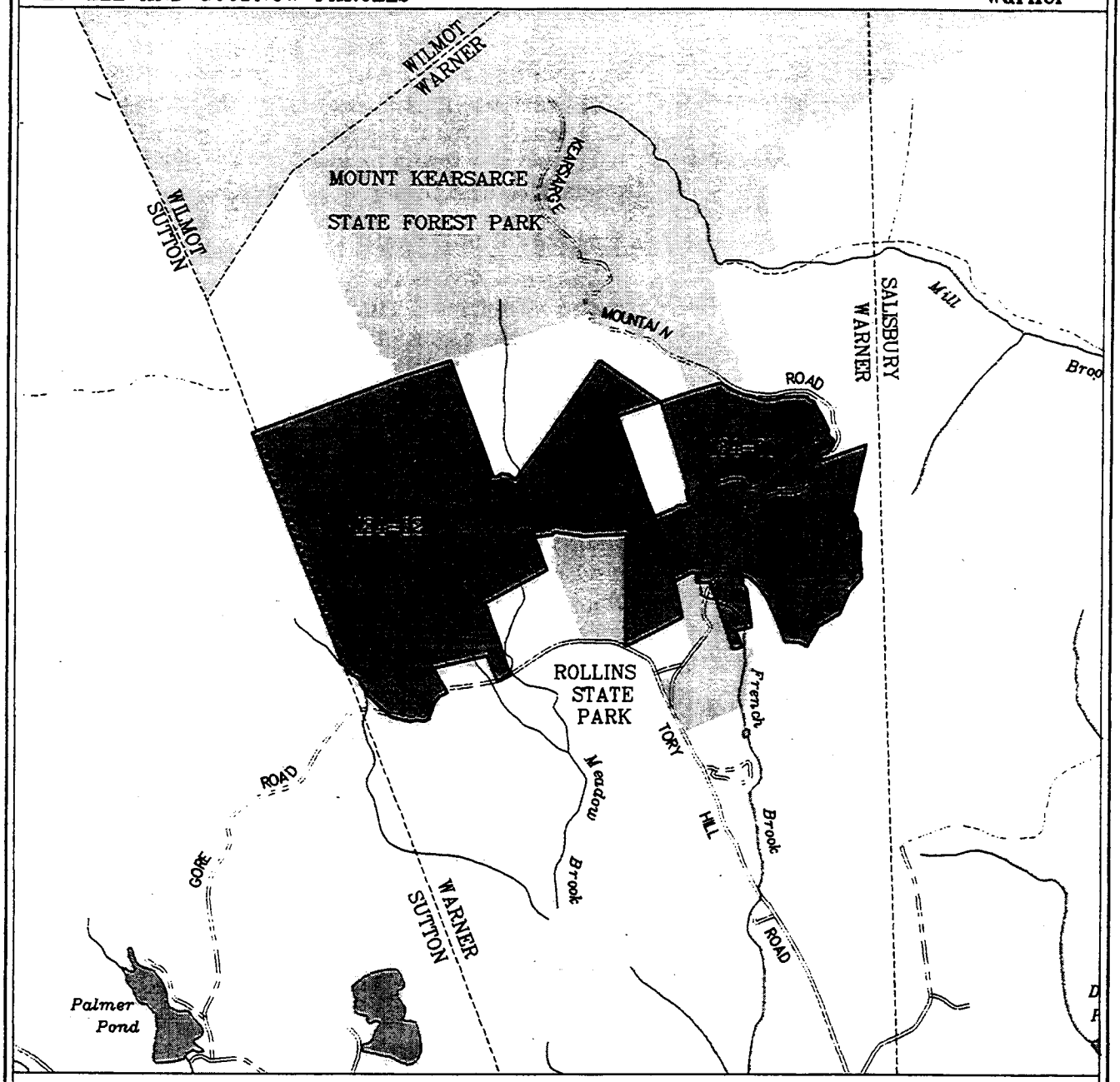
LOWELL PARCEL:

GRANTOR: Stephen Lowell (through Trust for NH Lands)
GRANTEE: The State of New Hampshire (D.R.E.D.)
ACRES: 316.1
DATE OF REAL ESTATE CLOSING: 03-15-90
INTEREST ACQUIRED: Fee Simple
LCIP COST: $200,000.
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1834/504
PLAN RECORDED: #11464

LAND CONSERVATION INVESTMENT PROGRAM

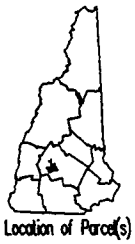
LOWELL AND GOODNOW PARCELS

Warner

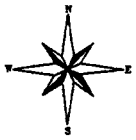


PARCEL ID	ACREAGE	GRANTOR
134-01	316.1	LOWELL (TNHL)
134-02	660.0	GOODNOW

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WEARE LOCAL LAND CONSERVATION GRANT

The Town of Weare completed its LCIP project on November 21, 1991, protecting two outstanding forests.

Alex Parcel

In this project Charles Alex, Helen Alex, and Ruth Scaltsas sold their targeted 96.1 acre family parcel to the Town of Weare to premanently protect its productive forest and scenic frontage on Ferrin Pond. The Alex parcel protects over one-third of the frontage on this pristine, remote pond, which is managed by the NH Department of Fish and Game as a cold water fishery. The Alex parcel also encompasses the state-owned access path to Ferrin Pond, ensuring that this access will remain protected from development over time.

The parcel is located on the northerly side of Mountain Road in Weare. Topography is gently rolling and cover is a mix of hardwoods and softwoods. There is approximately 1,800' of frontage along Ferrin Pond.

The Town plans to manage this parcel as part of its town forest, including wildlife management as part of the forest management plan. It will also encourage this property's traditional use as a scenic recreational access to Ferrin Pond. The existing footpath around Ferrin Pond, a new trail along Ferrin Brook, and maintenance of the small beach on the property are planned for the property.

Kingsbury Timber Parcel

To provide Weare's local match, Kingsbury Timber, Inc. donated a conservation easement on its 106.6 acre forest on Tobey Hill. This mature hardwood forest borders on a small marsh. Together with the neighboring fields and forest, this property provides excellent, diverse wildlife habitat. Public access to this property for hunting, fishing and walking is secured under the terms of the easement.

The property is located on the easterly side of Route 149 and Tobey Road in Weare. Topography is rolling and cover is a mix of softwoods and hardwoods.

To purchase the Alex property, the LCIP contributed $120,000 toward its appraised value of $130,000. The Town also contributed $12,259, bringing the total purchase price to $132,259. The appraised value of the Kingsbury Timber conservation easement donation, $146,000, provided the Town's matching contribution.

SUMMARY INFORMATION

ALEX PARCEL

GRANTOR: Charles Alex; Ruth A. Scaltsas; Helen G. Alex
GRANTEE: Town of Weare
ACRES: 96.1
DATE ACQUIRED: 11-19-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $120,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5296/1093
PLAN RECORDED: 25355
DATE PLAN RECORDED: 9-5-91

KINGSBURY TIMBER PARCEL

GRANTOR: Kingsbury Timber Corporation
GRANTEE: Town of Weare
ACRES: 106.6
DATE ACQUIRED: 11-19-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 5295/1841
PLAN RECORDED: 25356
DATE PLAN RECORDED: 9-5-91

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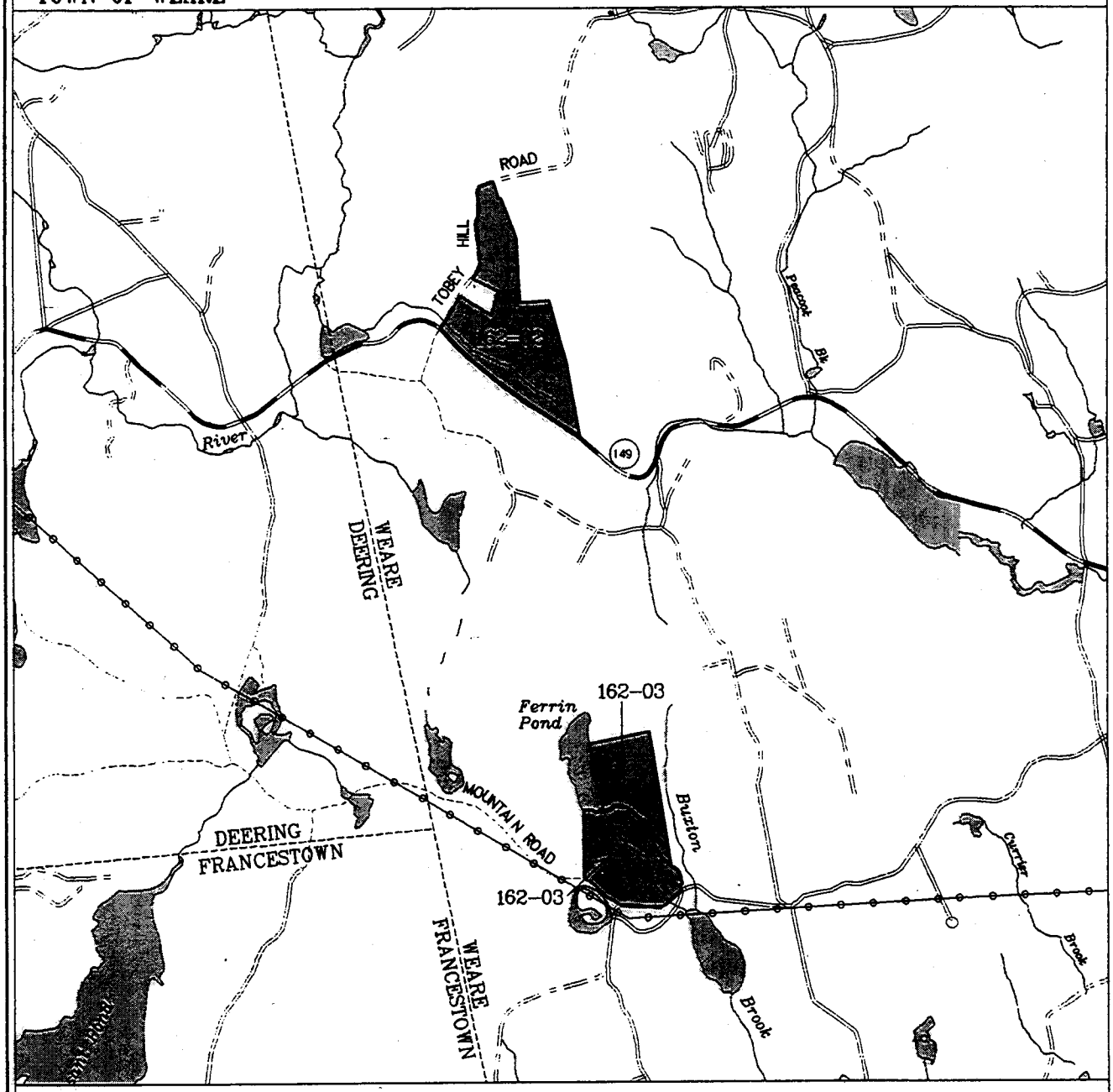
LAND CONSERVATION INVESTMENT PROGRAM

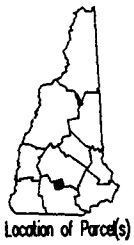
TOWN OF WEARE

Weare

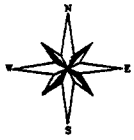


PARCEL ID	ACREAGE	GRANTOR
162-02	106.6	KINGSBURY TIMBER CORP (ESMT)
162-03	96.1	ALEX ET AL.

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
GRANIT

WEBSTER LOCAL LAND CONSERVATION GRANT

On October 24, 1991, the Town of Webster completed its three year effort to protect a total of 434 acres of land along and above the Blackwater River. The Town acquired land and conservation easements on seven parcels in six ownerships, protecting over 3 miles of undeveloped riverfront and a hilltop pasture with views. These parcels include upland forests of mixed hardwoods, white pine, and hemlock, as well as forested wetlands and floodplain along the river. Together, these parcels help establish a permanent riparian buffer zone for deer and other wildlife that move along the river corridor. Riverfront foot trails and access points to the Blackwater River are protected for public use as well. Targeted parcels were owned by Mock, Phelps, and Gaskell. All other parcels were donated conservation easements used as match.

Mock Parcel

The Town purchased 58.9 acres of land from the Winifred J. Mock Irrevocable Trust: John, Henry, and Allison Mock, Trustees. The Mock family land is located across the river from Pearson Memorial Park at the Town's center, off the easterly side of Route 127. The land is generally irregular in shape and the topography slopes down towards the Blackwater River. Cover is a mixture of young growth of hardwoods and softwoods. The Mock parcel was acquired in fee simple,

SUMMARY INFORMATION
WEBSTER

MOCK PARCEL
GRANTOR: Winifred J. Mock Irrevocable Trust
GRANTEE: Town of Webster
ACRES: 58.9
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $51,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/1996
PLAN RECORDED: 11989
DATE PLAN RECORDED: 2-22-91

PHELPS PARCEL
GRANTOR: Edward J. & William E. Phelps
GRANTEE: Town of Webster
ACRES: 13.0
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $23,500.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/1984
PLAN RECORDED: 12250
DATE PLAN RECORDED: 10-24-91

GASKELL PARCEL
GRANTOR: Theodore A. Gaskell
GRANTEE: Town of Webster
ACRES: 51.1
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $103,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/1981
PLAN RECORDED: 12249
DATE PLAN RECORDED: 10-24-91

RIGGS PARCEL
GRANTOR: Lamar W. Riggs
GRANTEE: Town of Webster
ACRES: 15.5
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/1974
PLAN RECORDED: 12247
DATE PLAN RECORDED: 10-24-91

using LCIP funds in the amount of $51,000-- the appraised value of the property.

Phelps Parcel

Next to the Mock land, Edward and William Phelps sold a conservation easement on 13 acres of their riverfront family land, including part of a small island. These adjoining parcels provide a scenic walk along a dramatic whitewater section of river that is known for its paddling and angling opportunities. The easement on the Phelps parcel was purchased at $23,500, its appraised value.

Gaskell Parcel

Downriver on a quieter stretch, Ted Gaskell sold 51.1 acres to the Town, including old fields, floodplain forest, and a woods road access to the river. The land was acquired for a purchase price of $103,000, its appraised value. The parcel is situated on the west side of Tyler Road and has over a mile of frontage along the eastern side of the Blackwater River. The land slopes gently toward the river. Cover is a mixture of hard and softwoods with some overgrown fields. Soils are well drained, except for the northwest corner where there is a low wet area.

Riggs Parcel

Across the river from the Gaskell land, Lamar Riggs donated a conservation easement on 15.5 acres of riverfront land, further protecting the undeveloped scenery on this stretch of river. The Riggs easement was appraised at $24,000 (January, 1991). The land is located south of Route 127. The property is level to rolling and has a mix of open field and woodland. The wooded area has been well maintained and a cleared path (seasonal roadway) runs along the river and throughout the wooded area. The area around the oxbow is subject to flooding, leaving the remainder of the area high and dry.

Rockefeller Parcels

Farther downstream Abby Rockefeller donated a conservation easement on three parcels totalling 268.24 acres and appraised at $74,000 (March, 1991). The parcels are accessible from Tyler Road and front the Blackwater River. The

SUMMARY INFORMATION

WEBSTER

JANEWAY PARCEL #1

GRANTOR: Harold W. & Elizabeth C. Janeway
GRANTEE: Town of Webster
ACRES: 8.39
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/2227
PLAN RECORDED: 12256
DATE PLAN RECORDED: 10-28-91

JANEWAY PARCEL #2

GRANTOR: Harold W. & Elizabeth C. Janeway
GRANTEE: Town of Webster
ACRES: 19.08
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/2236
PLAN RECORDED: 12257
DATE PLAN RECORDED: 10-28-91

ROCKEFELLER PARCEL

GRANTOR: Abby A. Rockefeller
GRANTEE: Town of Webster
ACRES: 268.24
DATE ACQUIRED: 10-24-91
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1869/2216
PLAN RECORDED: 12248
DATE PLAN RECORDED: 10-28-91

land slopes down towards the river; cover is predominately a mixture of hard and soft woods. The conservation easement will preserve the borders of the Blackwater River as open space land and restrict development, mining, or excavation. Of the three parcels, the large parcel on the west side of the river contains 239.3 acres and over a mile of frontage on the Blackwater River, as well as frontage on Ox Pond, a small undeveloped pond located in the southwestern corner of Webster. Topography is rolling to steep in certain areas.

Janeway Parcels

Harold and Betsy Janeway donated a conservation easement on 8.39 acres of riverfront land, linking the Rockfeller easement parcels and providing an uninterrupted footpath corridor on this quiet and remote section of river. Nearby, the Janeways donated a conservation easement on 19.08 acres of family farmland on Tyler and Gerrish Roads. The two easements were appraised at $63,000 (February, 1991).

The Town of Webster plans to develop an interpretive trail on the Mock property and a managed canoe access point on the Gaskell property. The Phelps, Janeway, and Rockefeller easements permit the Town to establish footpaths along the river as well. Over time, the Town hopes to build on these foundation parcels to create a footpath corridor the length of the Blackwater River within town boundaries.

The Town received a total of $177,500 in LCIP funds for this project. The donated conservation easements contributed a total of $161,000 toward the town match.

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

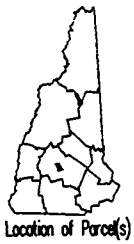
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF WEBSTER

Webster

PARCEL ID	ACREAGE	GRANTOR
135-03	51.1	GASKELL
135-04	15.5	RIGGS (ESMT)
135-05	13.0	PHELPS (ESMT)
135-06	58.9	MOCK IRREVOCABLE TRUST
135-07	19.1	JANEWAY (ESMT)
135-08	8.4	JANEWAY (ESMT)
135-09	268.2	ROCKEFELLER (ESMT)

- LCIP parcel
- Other LCIP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)

SCALE 1:48,000
(1 inch = 4000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WINDYHURST FARM EASEMENT AREA

WESTMORELAND

Windyhurst Farm Easement

Overlooking the Connecticut River Valley in Westmoreland, the Windyhurst Farm is known as one of the most attractive farms in the State. Seen from Routes 12 and 63, the farm vista sweeps over a series of hay and corn field terraces and wooded bluffs right down to the Connecticut River. Over one mile of river frontage is protected by the farm's 217 acres. The fields' excellent agricultural soils, built in part by the river's floodplain deposits, lay the foundation for the farm's high productivity and successful dairy herd operation.

Parts of the steep riverbluffs are forested with sugar maple groves, supplying Windyhurst Farm's commercial maple sugar operation. Also protected on these bluffs is the habitat for waterleaf, a plant species identified as threatened in New Hampshire by the State Natural Heritage Inventory.

Given these qualities, the farm enjoys a leading position in the regional dairy farm network, and also protects a key scenic riverfront land resource. A conservation easement, sold by The Windyhurst Farm Partnership to the State through the Land Conservation Investment Program, will ensure that the land will remain protected for agriculture, forestry, and open space uses.

Owners Roger and Eleanor Adams plan to continue running the farm much as they have since they took it over 30 years ago. They expect to eventually pass it over entirely to their children, Stuart Adams, Paula McKane, and Hope McGill, who co-own the farm with them now. Stuart Adams, who now co-manages Stuart and John's Sugar House at the farm, plans run the farm in the future.

The Adams have traditionally allowed people to enjoy their property for hunting, walking, and the like. Through the terms of the Adam's conservation easement, the land will remain open for this type of public use. The existing farm road leading down the river will provide a public footpath and boat access to the water. In addition, the conservation easement will allow the state to construct a trail along the riverfront if desired in the future. The conservation easement is monitored by the New Hamsphire Department of Agriculture.

Wingersky Easement

The 41.38 acre Wingersky parcel, on which the LCIP purchased a conservation easement monitored by the state Department of Agriculture, protects prime Connecticut River bottomland agricultural

SUMMARY INFORMATION

Windyhurst Easement

GRANTORS: Windyhurst Farm Partnership
GRANTEE: The State of New Hampshire (Dept. of Ag.)
ACRES: 216.92
DATE ACQUIRED: 12-16-88
INTEREST: Conservation Easement
LCIP COST: $550,000
BOOK/PAGE NUMBERS OF DEED CONVEYED: 1273/0248; 1273/0246; 1273/0245; 860/62
PLAN RECORDED: CAB 11/0ll, CAB/012

Wingersky Easement

GRANTOR: Marilyn S. Wingersky; Robert E. Staples; Philip A. Staples; Caroline Staples; Patricia Porter Bentrup; Charlotte S. Langer
GRANTEE: The State of New Hampshire (Dept. of Ag.)
ACRES: 41.38
DATE ACQUIRED: 6-26-91
INTEREST: Conservation Easement
LCIP COST: $25,000.00
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1373/475
PLAN RECORDED: CABLL, Dr. 6, #635

soil and abuts the Windyhurst Farm. With over 1800 feet of frontage on the river, the parcel has lovely views of the river and surrounding farmlands in Vermont and New Hampshire. The combination of wetland, corn and hay cropland, and a brook on the property make it an attractive haven for riverine wildlife and migrating waterfowl as well.

Currently, the property is leased for farming to Roger Adams, dairy farmer and owner of Windyhurst Farm. A footpath along the riverbank and foot access from River Road are provided to the public under the terms of both the Adams and Wingersky easements, so that a walking trail, when built, can link these parcels with each other and be accessed from the road. The Wingersky (like the Adams) easement provides for public access for fishing and hunting as well.

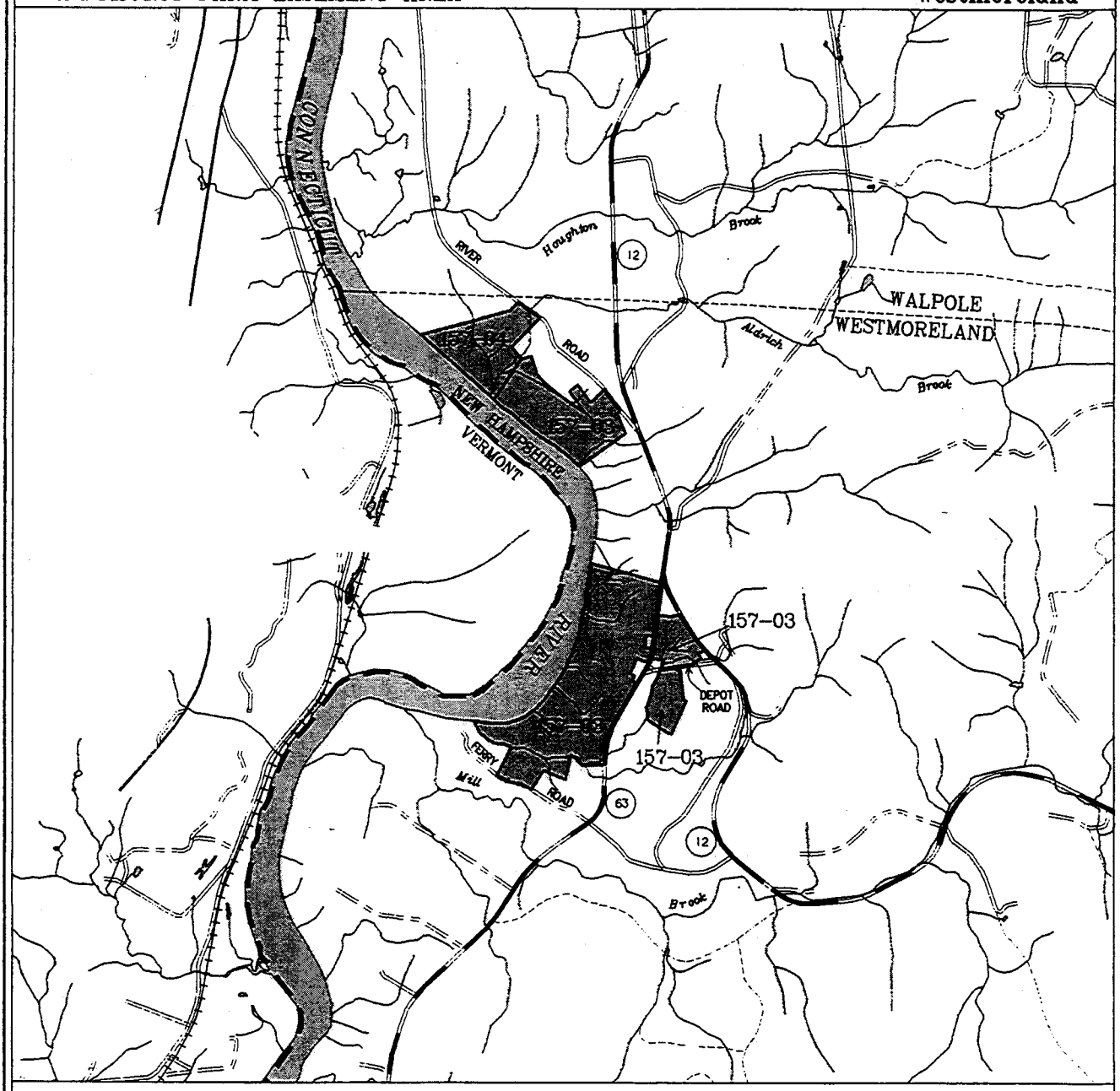
The Wingersky parel is owned by six siblings, heirs of the Aldrich estate: Robert Staples, Philip Staples, Patricia Porter, Caroline Staples, Marilyn Wingersky, and Charlotte Langer. Having grown up in Westmoreland, they are all pleased to see their family land permanently protected for farming and conservation.

The Land Conservation Investment Program purchased the Wingersky easement for $25,000.00. The landowners donated the difference between the purchase price and $85,800.00, the appraised value of the conservation easement.

LAND CONSERVATION INVESTMENT PROGRAM

WINDYHURST FARM EASEMENT AREA

Westmoreland



PARCEL ID	ACREAGE	GRANTOR
157-03	216.9	WINDYHURST FARM PARTNERSHIP (ESMT)
157-04	41.4	WINGERSKY ET AL. (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE GRANIT

BEAN/LUFKIN FARM EASEMENT

WHITEFIELD

The Lufkin and Bean Farm is situated on both sides of the Twin Mountain Road (US Route 3) approximately one mile south of the village of Whitefield. The land owned by the Beans totals approximately 350 acres; of this area, 218 acres have been permanently protected with a conservation easement purchased through the Land Conservation Investment Program. The protected land is farmland or forest land, fields, pastures and woodlots. The primary purpose of securing this easement is to ensure the scenic integrity of the major highway leading into the North Country. The views over this open land are among the finest in Coos County. Some of the peaks visible include the Franconia, Presidential, Dartmouth, Pliny, Crescent and Kilkenney Ranges, the Percy Peaks, the Dalton Ridge and the mountains of the Northeast Kingdom in Vermont. On a clear day in the North Country, there are few, if any vantage points to rival this one.

In addition to the scenic importance of this land, the farm and woodlands provide important habitat for a number of mammals and birds. Moose, deer, bear, coyote, fisher, snowshoe, hare, beaver, otter, mink, ruffed grouse, and woodcock, are just some of the animals which use this land for forage, browse, broodrearing, migration, wintering and corridor travel.

Until the summer of 1988, the Bean farm was actively milking about 65 Holsteins. Unfortunately, the returns of dairy farming became so marginal that the Beans sold their cows and are now working away from the family land. Without the State's LCIP interest in seeing the land and views protected, the spectacular knolls and meadows would have surely been subdivided and developed. As it stands now, the land will be kept in agricultural uses and the Beans will continue to raise beef, pigs, chickens and perhaps a smaller dairy herd. The land is open to the public for nature study, bird watching, hunting, cross country skiing and snowmobiling, and in its open condition will continue to provide spectacular views for everyone driving north or south on Route 3.

The grantee of this easement is the New Hampshire Department of Agriculture. The Department's responsibilities are to monitor the easement on an annual basis and to ensure that none of its terms are violated. In the event that the Beans fail to hay their fields, the Department will ensure that the nonforested land existing at the time of execution of the conservation easement deed remains as open space. This is insurance that the scenic amenities protected through this agreement will always be maintained.

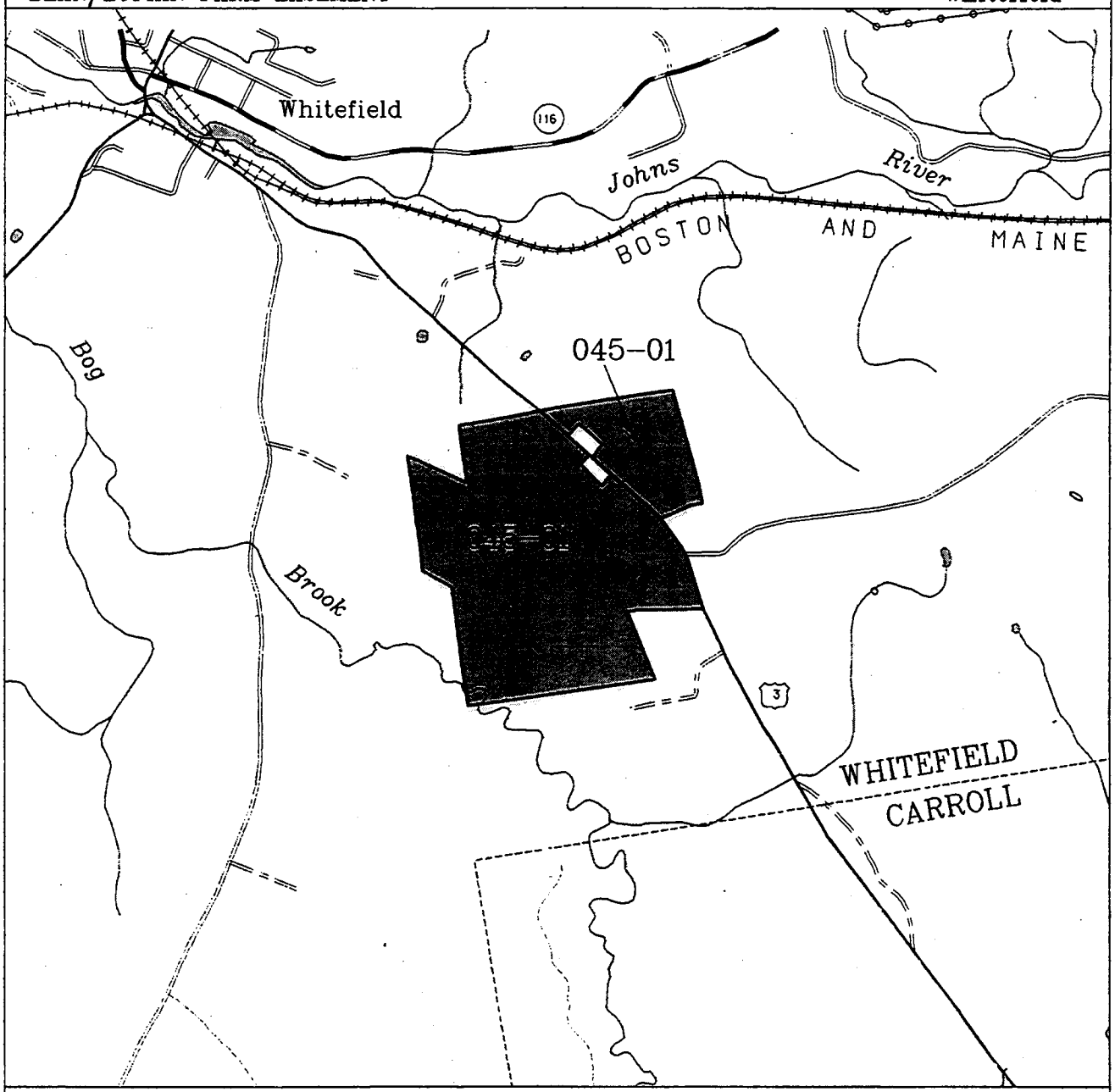
The price for the State to purchase this conservation easement was $250,000.00. The appraised value of the conservation easement equals $369,000.00. The LCIP, then, protected this land for $91,706.00 less than its full appraised value.

SUMMARY INFORMATION

GRANTOR(S): Bernard J. Bean, James G. & Ruth Bean
GRANTEE: The State of New Hampshire (Dept. of Agriculture)
ACRES: 218.7
DATE ACQUIRED: May 2, 1989
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: $277,294.00
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 746/815
PLAN RECORDED: 94B
DATE PLAN RECORDED: 5-2-89

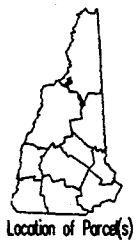
LAND CONSERVATION INVESTMENT PROGRAM

BEAN/LUFKIN FARM EASEMENT — Whitefield



PARCEL ID	ACREAGE	GRANTOR
045-01	218.7	BEAN (ESMT)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

SOCIETY FOR THE PROTECTION OF NH FORESTS (SANDS) EASEMENT

WILMOT/DANBURY

A major flank of Ragged Mountain has been permanently conserved as a result of the state's purchase of a conservation easement on the Sands property. The easement protects the scenic beauty of Ragged Mountain, as well as extensive wildlife habitat. The 695.4 acre easement is located in Wilmot and Danbury on both sides of New Canada Road. The parcel also has frontage on Rt. 4.

The land abuts the 95 acre Chamberlin conservation easement to the north. An abutting conservation easement was donated by poet Donald Hall. His gift was made to the Society for the Protection of New Hampshire Forests.

The property had been in the Sands family for 40 years. The easement was sold by the George Winthrop Sands Trust, Carolyn H. Sands, and her children Christopher, Tayo, Michael, and Jonathan Sands. The family sold the easement to the Society for the Protection of NH Forests on May 26, 1992. The Society then sold the easement for the same price of $150,000 to the state on July 13, 1992. An interim buyer was needed because the family could not wait for the state acquisition to occur.

Critical to the transaction was a simultaneous conveyance of the land from the Sands to NFTI Limited Partnership. The Partnership is managing the land for forest products over the long term.

The Sands property is a prominent parcel of land that is situated within an area of intense land protection activity spurred by local conservationists with the help of the Forest Society. The Sands land is a key parcel in the formation of the Sunapee-Ragged-Kearsarge Greenway. In the vicinity of the Sands property are 1210 acres currently under conservation easement.

This 695.4 acre parcel is entirely forested and holds great promise for long-term forest management. The conservation easement also guarantees public access for hiking and hunting.

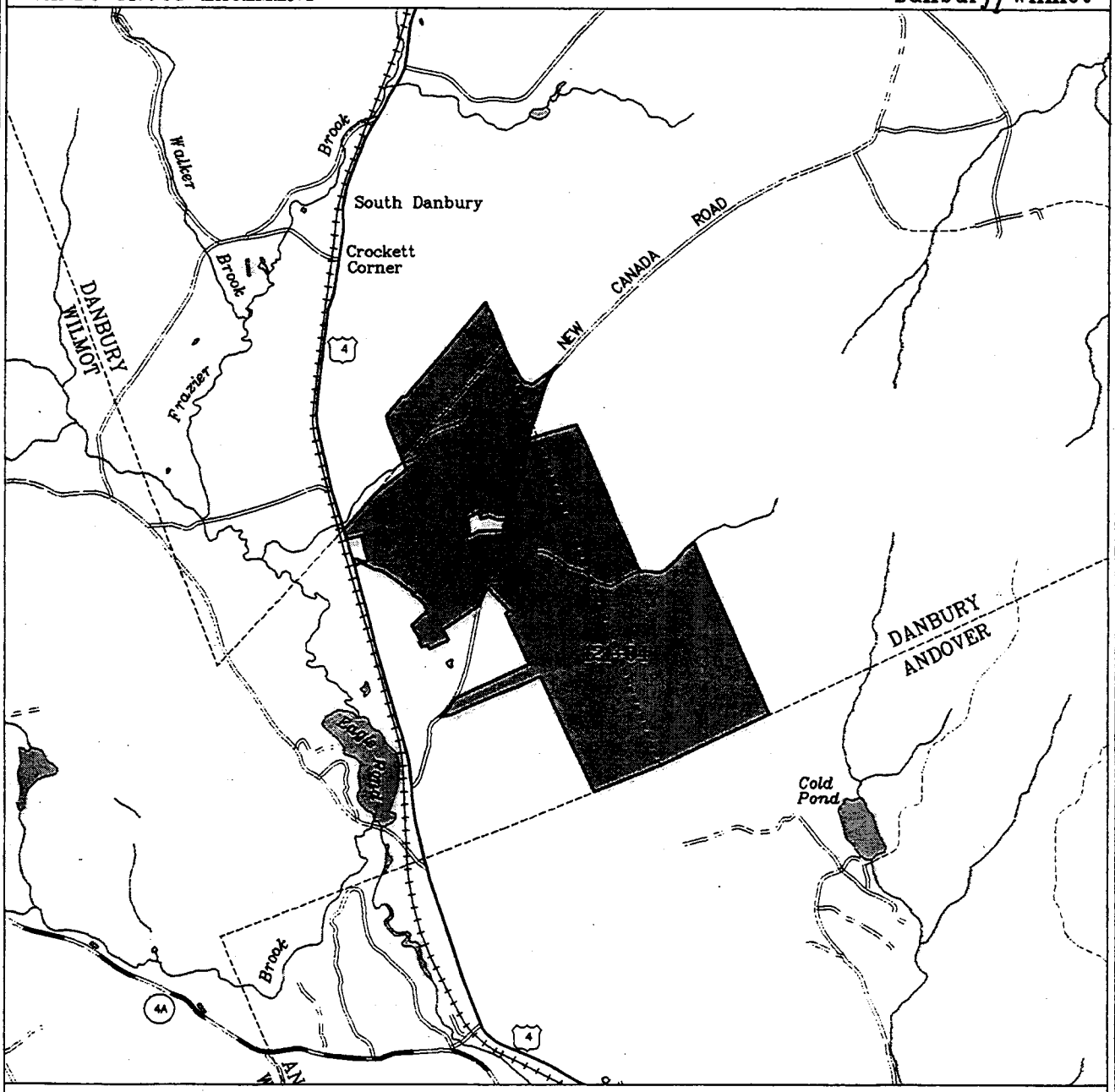
SUMMARY INFORMATION

GRANTOR: SPNHF
GRANTEE: State of NH (D.R.E.D.)
SURVEYED ACREAGE: 695.4 a.
DATE ACQUIRED: 7-13-92
INTEREST: Conservation Easement
LCIP COST: $150,000.
BOOK AND PAGE NUMBERS OF DEED CONVEYED: 1888/1392
PLAN RECORDED: 12410

LAND CONSERVATION INVESTMENT PROGRAM

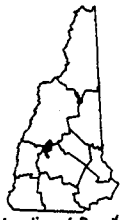
SANDS TRUST EASEMENT

Danbury/Wilmot



PARCEL ID	ACREAGE	GRANTOR
121-04	695.4	SPNHF (SANDS) (ESMT)

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line



Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

WINDHAM LOCAL LAND CONSERVATION GRANT

Morgan Parcel

The Town of Windham completed its effort to purchase 54 acres along Moeckel Pond in October, 1989. The parcel includes a dramatic rock ledge known as "Deer Leap." The land was purchased from James Morgan with the help of a $250,000 grant from the Land Conservation Investment Program. Town funds totalling $250,000 provided the required matching funds for the project, providing Mr. Morgan with his $500,000 asking price.

The town had identified the property for protection, choosing the site because of the extensive pond frontage and because of the local importance of the dramatic rock cliff. Deer Leap, which rises straight up from the pond approximately 60 feet, is a destination point along a well-used trail system in an adjacent woodland. The rock is the subject of a local Indian legend in which a brave drove a deer over the ledge to its death during a hunt. It also harbors several threatened plant and animal species. Moeckel Pond is a private pond which provides pleasant views and attracts wildlife.

The parcel, almost entirely wooded, is situated in a highly developable area in the southern portion of Windham on the Pelham Town line. It is between Marblehead Road to the southeast and Moeckel and Rock Ponds to the northwest. The southeastern and northeastern borders are formed by the Windham/Pelham Town line and the right of way known as Woodbury Road. Mr. Morgan made a donation of $80,000 from the appraised value so that the Town could purchase the land. The sale of the 54 acres includes a 30-foot right-of-way to adjacent Rock Pond, which provides the town with a small boat access.

The total project value was $580,000.

SUMMARY INFORMATION

WINDHAM

MORGAN PARCEL

GRANTOR: James Morgan
GRANTEE: Town of Windham
ACRES: 54.15
DATE ACQUIRED: 10-31-89
INTEREST ACQUIRED: Fee Simple
LCIP PURCHASE PRICE: $250,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 2814/949
PLAN RECORDED: D-19777
DATE PLAN RECORDED: 10-2-89

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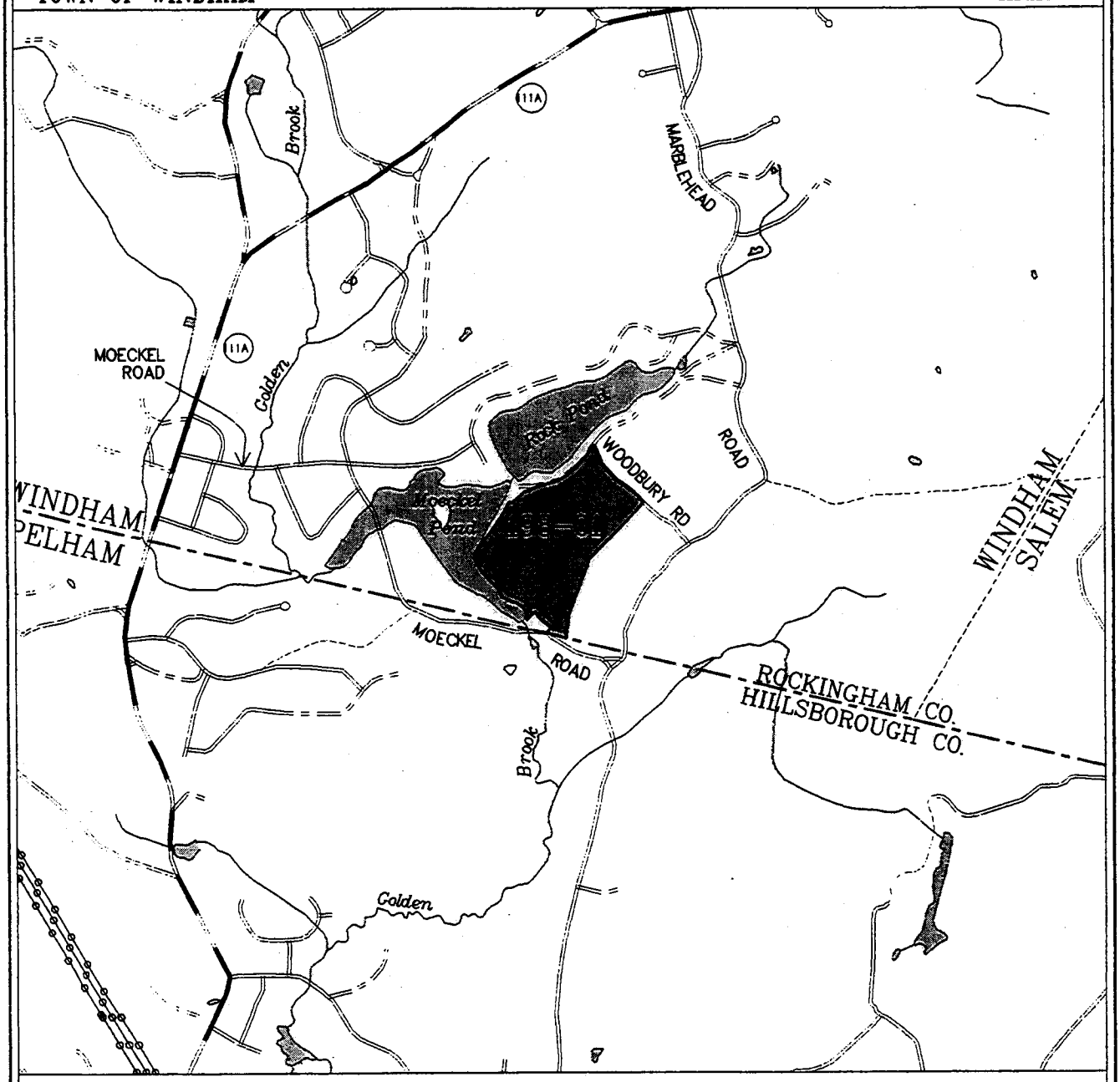
LAND CONSERVATION INVESTMENT PROGRAM

TOWN OF WINDHAM

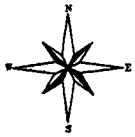
Windham



PARCEL ID	ACREAGE	GRANTOR
198-01	54.2	MORGAN

LCP parcel
Other LCP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:24,000
(1 inch = 2000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE

KELLYVIEW FARM

WINCHESTER

William, Jr. and May Kelly sold an easement on 235 acres of land in Winchester through the Land Conservation Investment Program. The property is in close proximity to Pisgah State Park. The seven parcels have over two miles of frontage along the Ashuelot River.

The property can be accessed by Old Westport Road and Route 10.

Nearly all of the land is in agricultural use. The soils are highly productive and support the Kelly's award-winning Brown Swiss dairy farm. The property is a significant natural habitat for wildlife and offers potential for nature trails or for environmental education.

The conservation easements provide for three boat launch areas on the Ashuelot.

SUMMARY INFORMATION

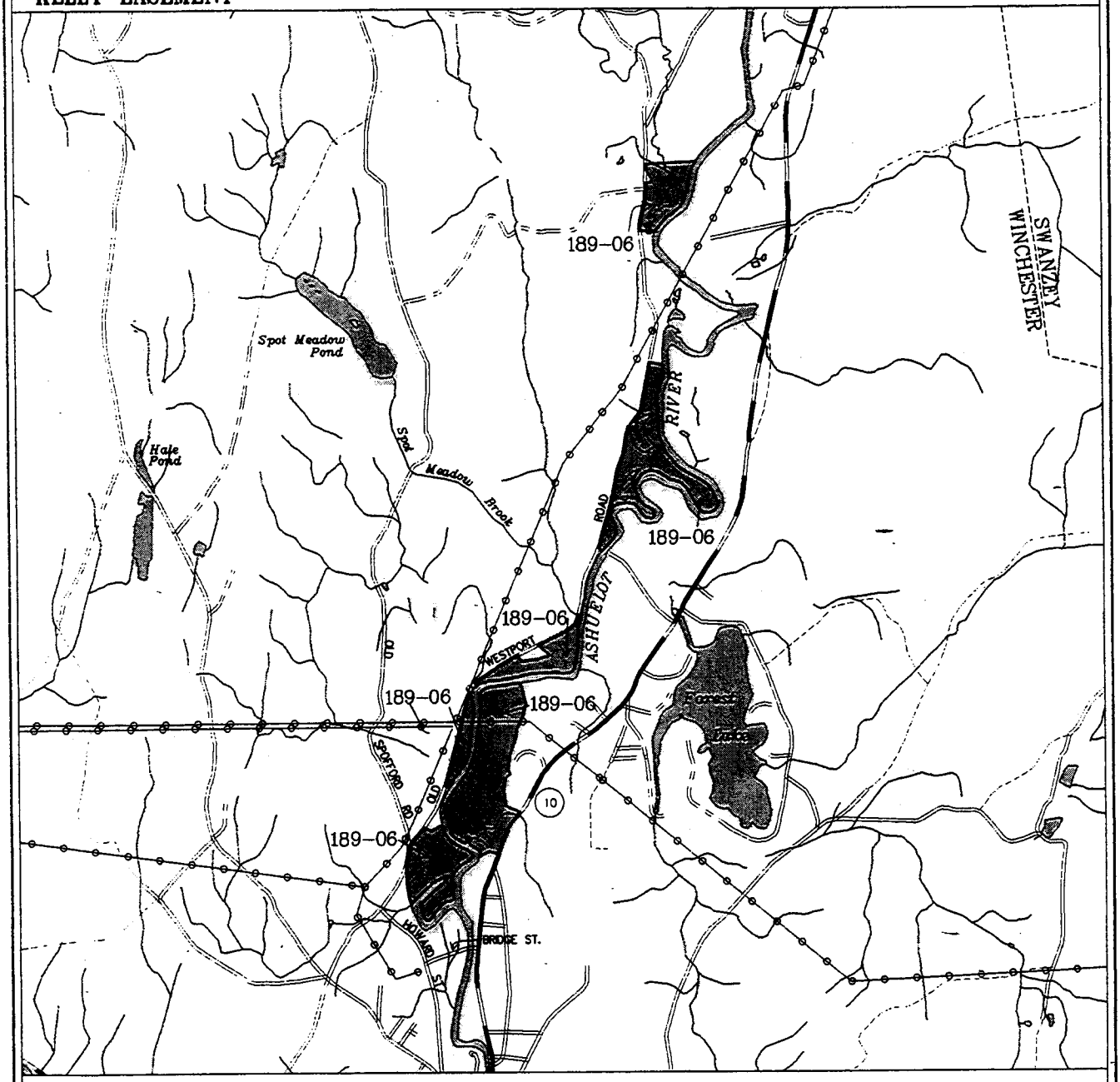
GRANTORS: William & May Kelly; Thomas Kelly II, William Kelly, Jr.
GRANTEE: State of NH (Dept. of Ag.)
ACRES: 234.73
DATE ACQUIRED: 6-24-93
INTEREST ACQUIRED: Conservation Easement
LCIP PURCHASE PRICE: $232,100.

Printed by the Land Conservation Investment Program, c/o 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

KELLY EASEMENT

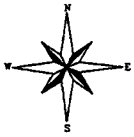
Winchester



PARCEL ID	ACREAGE	GRANTOR
189-06	234.7	KELLY (CE)

LCIP parcel
Other LCIP parcels
State-owned lands
Surface water
River or stream
Town boundary
County boundary
State boundary
Primary route
Secondary route
Road or street
Unimproved road
Other road
Trail
Railroad
Pipeline/transmission line

Location of Parcel(s)



SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
June, 1993

NEW HAMPSHIRE

WOLFEBORO LOCAL LAND CONSERVATION GRANT

Wolfeboro's local land conservation project included a targeted parcel and a local match parcel. Completed in June, 1991, the total cost to LCIP was $225,000 to protect a total of 33.71 acres, with a total appraised value of $535,000.

Back Bay Partnership Parcel

Nearly 1,000 feet of waterfront on Back Bay has been protected through this project. Back Bay is an arm of Lake Winnipesaukee. Back Bay Partnership, consisting of David Bowers and Raymond Merena, sold their 10.71 acres on the Bay to the Town at a bargain price of $225,000 on June 13, 1991. The property is forested and will be used as a natural area and trail route by the town. It is the largest parcel in the Town's long-term effort to secure a trail around Back Bay from downtown Wolfeboro.

The parcel slopes gently upward from its frontage on the Smith River to Bay Street, the highest point of land. The majority of the land is wooded. Soils and slopes are supportive of development, with the exception of approximately one acre which appears to be wetlands. Access is off Bay Street via Elm Street (Rt. 109A) via Rt. 109 from the center of Wolfeboro. Distance to the center of town is approximately one mile.

McBride Parcel

The local match necessary to leverage the state funds was supplied by a conservation easement on 23 acres that was donated to the town by Donald McBride. The McBride property fronts on Crescent Lake and The Heath on Lake Wentworth. It provides for a snowmobile trail corridor between the two water bodies and for a footpath from King's Pine Road that connects to the high school trail system. The Lakes Region Conservation Trust has an executory interest in the conservation easement.

The land is rolling terrain, with a wide variety of settings, from woods, to small hills, to shore front along the lakes, to extensive wetlands in the heath area. Views overlooking both the lakes and the heath are available from portions of the area.

SUMMARY INFORMATION

WOLFEBORO

BACK BAY PARTNERSHIP PARCEL

GRANTOR: Back Bay Partnership
GRANTEE: Town of Wolfeboro
ACRES: 10.71
DATE ACQUIRED: 6-13-91
INTEREST ACQUIRED: Fee Simple
TOTAL PURCHASE PRICE: $225,000.
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1450/373
PLAN RECORDED: 134/53
DATE PLAN RECORDED: 3-11-91

MCBRIDE PARCEL

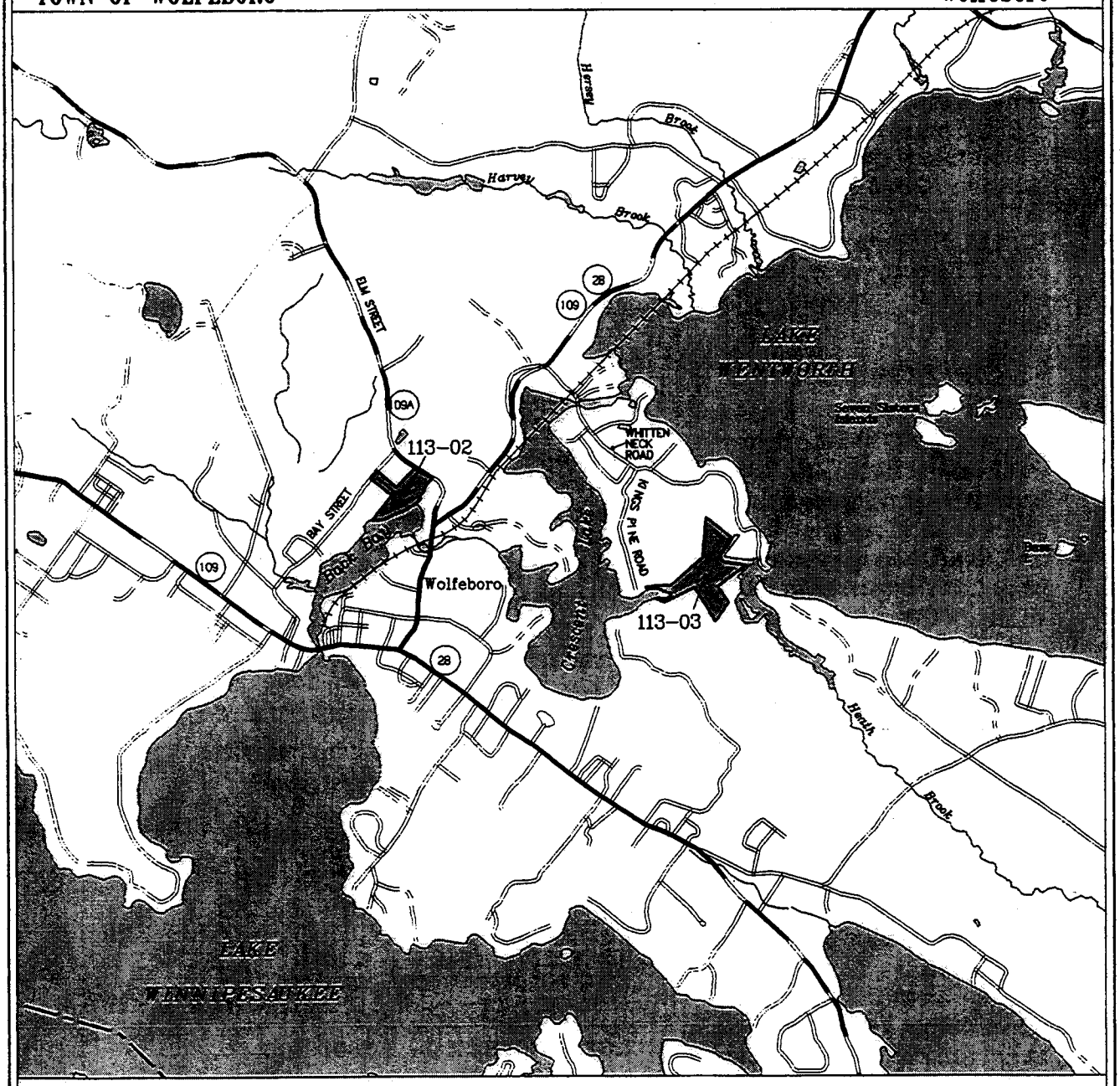
GRANTOR: Donald H. McBride
GRANTEE: Town of Wolfeboro
ACRES: 23.0
DATE ACQUIRED: 12-31-90
INTEREST ACQUIRED: Conservation Easement
TOTAL PURCHASE PRICE: Donation
BOOK AND PAGE NUMBER OF DEED CONVEYED: 1439/36
PLAN RECORDED: 134/6&7

Printed by Land Conservation Investment Program, 2-1/2 Beacon Street, Concord, NH 03301 - March, 1993

LAND CONSERVATION INVESTMENT PROGRAM

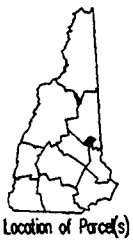
TOWN OF WOLFEBORO

Wolfeboro



PARCEL ID	ACREAGE	GRANTOR
113-02	10.7	BACK BAY PARTNERSHIP
113-03	23.0	MCBRIDE (ESMT)

- LCP parcel
- Other LCP parcels
- State-owned lands
- Surface water
- River or stream
- Town boundary
- County boundary
- State boundary
- Primary route
- Secondary route
- Road or street
- Unimproved road
- Other road
- Trail
- Railroad
- Pipeline/transmission line



Location of Parcel(s)

SCALE 1:36,000
(1 inch = 3000 ft.)

Map by:
Complex Systems Research Center
University of New Hampshire
March, 1993

NEW HAMPSHIRE
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