

**AFTER RECORDING, PLEASE RETURN TO:**

Nancy and Steven Hamilton  
90 Washington Ave.  
Waltham, MA 02453

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0213 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094810**

**DECLARATION AND ACCEPTANCE**

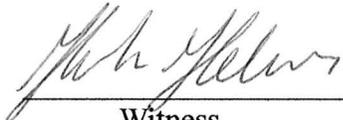
KNOW ALL PERSONS BY THESE PRESENT that Steven A. Hamilton and Nancy Hamilton, married (hereinafter, "Grantors"), of 90 Washington Avenue, Waltham, Massachusetts, 02453, hereby declare that certain real property located at 54 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 9, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated 9/6/2023 and recorded in the Carroll County Registry of Deeds at Book 3740 Page 0007

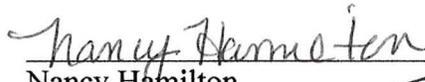
MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated September 11, 2015 and recorded in the Carroll County Registry of Deeds on September 11, 2015 at Book 3221, Page 0097.

WITNESS our hands and seal this 25<sup>th</sup> day of September, 2023.

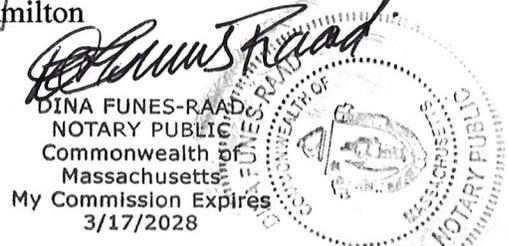
  
Lilit Baghdasaryan  
Witness

  
Steven A. Hamilton

  
Hannah Helmes  
Witness

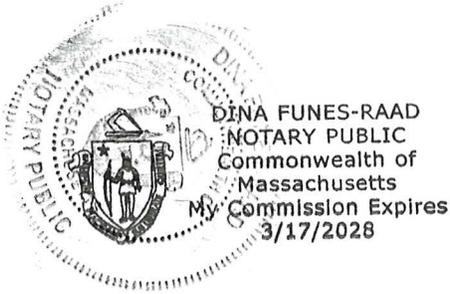
  
Nancy Hamilton

STATE OF MA  
COUNTY OF Mid



On this 25 day of Sept, 2023 appeared the above-named Steven A. Hamilton and Nancy Hamilton, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



*Dina Funes-Raad*

Notary Public/Justice of the Peace

Dina Funes-Raad

Print Name

My Commission Expires: 3/17/2028

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: Oct. 2nd 2023

*Michael S. Thurston*

By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



*Brittany N. Bergeron*  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name

My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

George C. Correia and Valerie Marchand  
46 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0211 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094800**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that George C. Correia and Valerie Marchand, married (hereinafter, "Grantors"), of 46 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declare that certain real property located at 46 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 11, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated August 5, 2016 and recorded in the Carroll County Registry of Deeds on August 8, 2016 at Book 3276, Page 646.

WITNESS our hands and seal this 24<sup>th</sup> day of October, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
George C. Correia

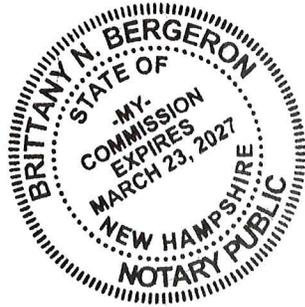
  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Valerie Marchand

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named George C. Correia and Valerie Marchand, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Albert Solomon and Susan L. Solomon  
26 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0209 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094790**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that Albert Solomon and Susan L. Solomon, married (hereinafter, "Grantors"), of 26 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declare that certain real property located at 26 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 13, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated April 13, 2021 and recorded in the Carroll County Registry of Deeds on April 20, 2021 at Book 3584, Page 287.

WITNESS our hands and seal this 2<sup>nd</sup> day of OCTOBER, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Albert Solomon

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Susan L. Solomon

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named Albert Solomon and Susan L. Solomon, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

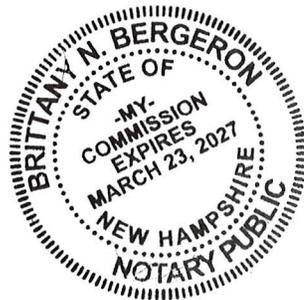
COLONIAL DRIVE SEWER ASSOCIATION

Dated: Oct. 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Robert C. Landry and Theresa L. Landry  
61 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0207 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094780**

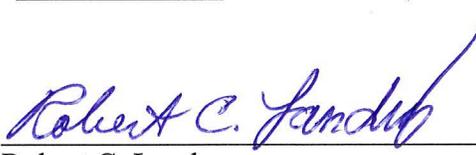
**DECLARATION AND ACCEPTANCE**

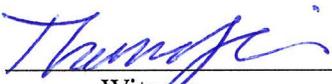
KNOW ALL PERSONS BY THESE PRESENT that Robert C. Landry and Theresa L. Landry, married (hereinafter, "Grantors"), of 61 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declare that certain real property located at 61 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 5, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated September 7, 2018 and recorded in the Carroll County Registry of Deeds on September 10, 2018 at Book 3406, Page 1019.

WITNESS our hands and seal this 2<sup>nd</sup> day of OCTOBER, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Robert C. Landry

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Theresa L. Landry

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named Robert C. Landry and Theresa L. Landry, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

James Vocell and Paula Sheehan  
55 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0205 Page 1 of 2**

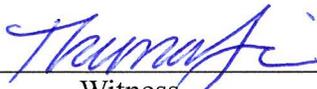
**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094770**

**DECLARATION AND ACCEPTANCE**

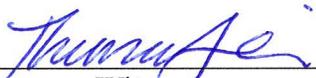
KNOW ALL PERSONS BY THESE PRESENT that James Vocell and Paula Sheehan, unmarried (hereinafter, "Grantors"), of 55 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declare that certain real property located at 61 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 4, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated October 2, 2014 and recorded in the Carroll County Registry of Deeds on October 3, 2014 at Book 3166, Page 092.

WITNESS our hands and seal this 2<sup>nd</sup> day of OCTOBER, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
James Vocell

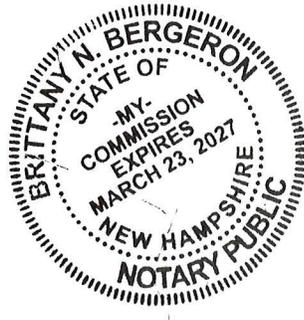
  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Paula Sheehan

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named James Vocell and Paula Sheehan, personally known to me (or satisfactorily proven) to be the persons whose names

appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

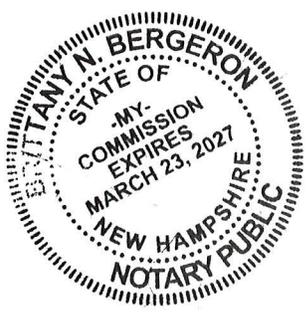
COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Jason Ray  
64 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0203 Page 1 of 2**

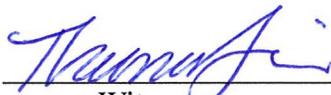
**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094760**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that Jason Ray (hereinafter, "Grantor"), of 64 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declares that certain real property located at 64 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 6, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantor that was acquired by Warranty Deed dated December 19, 2014 and recorded in the Carroll County Registry of Deeds on December 19, 2014 at Book 3180, Page 246.

WITNESS my hand and seal this 2<sup>nd</sup> day of OCTOBER, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Jason Ray

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named Jason Ray, personally known to me (or satisfactorily proven) to be the person whose name appears on the within

instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.

Brittany N. Bergeron  
Notary Public/Justice of the Peace



Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Michael and Heidi Thurston  
47 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0201 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM**

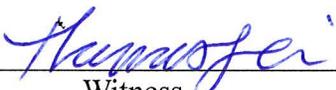
**TID: 4268809 Doc # 202300094750**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that The Thurston Family 2021 Trust, (hereinafter, "Grantor"), Michael S. Thurston and Heidi B. Thurston, Trustees, of 47 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declares that certain real property located at 47 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 2, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated 22 November 2004, and recorded on January 12, 2006 in the Carroll County Registry of Deeds as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantor that was acquired by Warranty Deed dated April 21, 2021 and recorded in the Carroll County Registry of Deeds on April 22, 2021 at Book 3584, Page 0804.

WITNESS my hand and seal this 2<sup>nd</sup> day of OCTOBER, 2023.

  
Witness

  
Michael S. Thurston

  
Witness

  
Heidi B. Thurston

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named Thurston Family 2021 Trust, Michael S. Thurston and Heidi B. Thurston, Trustees, personally known to me (or

satisfactorily proven) to be the persons whose names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.

Brittany N. Bergeron  
Notary Public/Justice of the Peace



Brittany N. Bergeron  
Print Name  
My Commission Expires: March, 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: Oct 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Thomas and Jerelyn Moreau  
51 Colonial Drive  
Moultonborough, NH 03254

**Carroll County New Hampshire Registry of Deeds**  
**Book 3745 Page 0199 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM**  
**TID: 4268809 Doc # 202300094740**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that Thomas Moreau and Jerelyn Moreau, married (hereinafter, "Grantors"), of 51 Colonial Drive, Moultonborough, New Hampshire, 03254, hereby declare that certain real property located at 51 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 3, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated June 22, 2015 and recorded in the Carroll County Registry of Deeds on June 24, 2015 at Book 3206, Page 0788.

WITNESS our hands and seal this 2<sup>nd</sup> day of October, 2023.



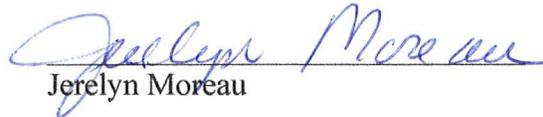
Witness



Thomas Moreau



Witness



Jerelyn Moreau

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

On this 2<sup>nd</sup> day of October, 2023 appeared the above-named Thomas Moreau and Jerelyn Moreau, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 2nd 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on October 2nd, 2023 by Michael S. Thurston as President of Colonial Drive Sewer Association.



Brittany N. Bergeron  
Notary Public/Justice of the Peace

Brittany N. Bergeron  
Print Name  
My Commission Expires: March 23, 2027

**AFTER RECORDING, PLEASE RETURN TO:**

Douglas Keith Bell and Karen Lynn Bell  
334 Davisville Road  
North Kingston, RI 02852

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0195 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094720**

**DECLARATION AND ACCEPTANCE**

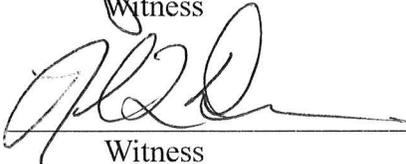
KNOW ALL PERSONS BY THESE PRESENT that Douglas Keith Bell and Karen Lynn Bell, married (hereinafter, "Grantors"), of 334 Davisville Road, North Kingston, Rhode Island, 02852, hereby declare that certain real property located at 62 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 7, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated November 22, 2004, and recorded in the Carroll County Registry of Deeds on January 12, 2006 as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007, subject to the terms and conditions contained in the Articles of Agreement of Colonial Drive Sewer Association and Bylaws of Colonial Drive Sewer Association.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed dated July 25, 2016, and recorded in the Carroll County Registry of Deeds on July 27, 2016 at Book 3274, Page 287.

WITNESS our hands and seal this 14<sup>th</sup> day of October, 2023.

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Douglas Keith Bell

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Karen Lynn Bell

STATE OF RHODE ISLAND  
COUNTY OF WASHINGTON

On this 14<sup>th</sup> day of October, 2023 appeared the above-named Douglas Keith Bell and Karen Lynn Bell, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.

[Signature]

Notary Public/Justice of the Peace

SHELDON CORREIA ID-#769570  
NOTARY PUBLIC  
STATE OF RHODE ISLAND  
MY COMMISSION EXPIRES  
10/27/2026

Sheldon J. Correia

Print Name

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

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: 10/19 2023

[Signature]

By: Michael S. Thurston

Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on 10/19, 2023 by MICHAEL THURSTON as President of Colonial Drive Sewer Association.

10/19 <sup>(19)</sup>  
~~10/14~~, 2023 by MICHAEL THURSTON as



[Signature]

Notary Public/Justice of the Peace

Valerie Galvin

Print Name

My Commission Expires: June 2, 2026

**AFTER RECORDING, PLEASE RETURN TO:**

Cheryl and Blaise Winter  
3083 Whispering Oaks Drive  
Highland Village, TX 75077

**Carroll County New Hampshire Registry of Deeds  
Book 3745 Page 0197 Page 1 of 2**

**Recorded on 10/25/2023 at 03:02 PM  
TID: 4268809 Doc # 202300094730**

**DECLARATION AND ACCEPTANCE**

KNOW ALL PERSONS BY THESE PRESENT that Blaise L. Winter and Cheryl L. Winter (hereinafter, "Grantor"), husband and wife, of 3083 Whispering Oaks Drive, Highland Village, Texas, 75077, hereby declare that certain real property located at 39 Colonial Drive, Moultonborough, New Hampshire, more particularly described as Lot Number 1, as shown on a plan entitled "Subdivision Plan – Lands of Center Harbor Christian Church (Tax Map 40 Lots 38 & 38F) Bean Road Moultonborough Carroll County, NH 22 November 2004" prepared by David M. Dolan Associates, P.C., dated 22 November 2004, and recorded on January 12, 2006 in the Carroll County Registry of Deeds as Book 213, Page 27 and 28, where a more particular description of said lot may be found as if set forth herein at length, shall henceforth and forever be subject to a Declaration of Covenants and Restrictions of the Colonial Drive Sewer Association dated September 6, 2023 and recorded in the Carroll County Registry of Deeds on September 19, 2023 at Book 3740, Page 0007.

MEANING AND INTENDING to benefit and burden the real property of the Grantors that was acquired by Warranty Deed from Kenneth Troy Vanhorn and Kiersten Marie Vanhorn dated August 15, 2018 and recorded in the Carroll County Registry of Deeds on August 17, 2018 at Book 3403, Page 193.

WITNESS our hand and seal this 9<sup>th</sup> day of October, 2023.

*Theresa J. Ci...*  
Witness

*Blaise L. Winter*  
Blaise L. Winter

*Theresa J. Ci...*  
Witness

*Cheryl L. Winter*  
Cheryl L. Winter

STATE OF New Hampshire  
COUNTY OF Belknap

On this 9<sup>th</sup> day of October, 2023 appeared the above-named Blaise L. Winter and Cheryl L. Winter, personally known to me (or satisfactorily proven) to be the persons whose

names appear on the within instrument and acknowledged that they executed the same for the purposes herein contained.



Valle hee  
Notary Public/Justice of the Peace

Valerie Galvin  
Print Name  
My Commission Expires: June 2, 2026

The undersigned, as a duly authorized officer of the Colonial Drive Sewer Association, hereby acknowledges receipt of and accepts the Declaration of Acceptance as hereinabove set forth.

COLONIAL DRIVE SEWER ASSOCIATION

Dated: October 9 2023

Michael S. Thurston  
By: Michael S. Thurston  
Its Duly Authorized President

STATE OF NEW HAMPSHIRE  
COUNTY OF CARROLL

This instrument was acknowledged before me on 9<sup>th</sup> Oct, 2023 by Michael Thurston as President of Colonial Drive Sewer Association.



Valle hee  
Notary Public/Justice of the Peace

Valerie Galvin  
Print Name  
My Commission Expires: June 2, 2026