

CITY OF PORTSMOUTH, NH

APPLICATION FOR RESTORATION OF INVOLUNTARILY MERGED LOTS

PURSUANT TO RSA 674:39-aa

Name of Property Owner(s): Todd A. Buttrick 603-303-7212

Mailing Address: 14 Karlin Rd Fremont N.H. 03044

Telephone Number: 603-303-7212

Email Address: tvtb@comcast.net

Street Location of Parcels Affected by the Requested Restoration:  
900 Middle Rd Portsmouth N.H.

**Properties Requested to be Restored (attach additional sheet if needed):**

Parcel 1

Current Deed Reference: Book 5345 Page 2869 Date Recorded July 30, 2012  
~~Book 5210 Page 1010 Date Recorded November 5, 2011~~

Tax Map \_\_\_\_\_ Lot Number 33, 34, 35, 60

Parcel 2

Current Deed Reference: Book \_\_\_\_\_ Page \_\_\_\_\_ Date Recorded \_\_\_\_\_

Tax Map \_\_\_\_\_ Lot Number \_\_\_\_\_

Parcel 3

Current Deed Reference: Book \_\_\_\_\_ Page \_\_\_\_\_ Date Recorded \_\_\_\_\_

Tax Map \_\_\_\_\_ Lot Number \_\_\_\_\_

Please state when you believe the involuntary merger took place:  
I do not know

Signature(s) of Property Owner(s):

Signature: [Handwritten Signature] Name: Todd A Buttrick Date: 1/15/2021

Signature: \_\_\_\_\_ Name: \_\_\_\_\_ Date: \_\_\_\_\_

KATHRYN S. WILLIAMS, ESQ.  
K.S.W. LAW  
57 Main Street, P.O. Box 836  
Epping, New Hampshire 03042  
(603) 679-5223  
[kwilliams@ksw-law.com](mailto:kwilliams@ksw-law.com)

August 27, 2012

Todd Buttrick  
14 Karlin Road  
Fremont, NH 03044

**Re: Transfer of Real Estate  
Property in Portsmouth, NH**

Dear Mr. Buttrick:

Enclosed is the original Fiduciary Deed for the above referenced property that was recorded on July 30, 2012 at Book 5345, Page 2869 in the Rockingham County Registry of Deeds. You should retain and store this document in a safe place for later use as needed.

The Declaration of Consideration and Inventory of Property Transfer forms that you previously signed have been completed and mailed for filing in the appropriate town and state offices.

Very truly yours

  
Kathryn S. Williams

KSW:vab

M

Return to:  
Kathryn S. Williams  
57 Main Street  
Box 836  
Epping, NH 03042



**FIDUCIARY DEED**

**Kathryn S. Williams as Successor Trustee of The Barbara H. Buttrick Revocable Trust of 2003, u/d/t dated July 30, 2003, of 57 Main Street, Epping, New Hampshire, for good and valuable consideration, grants to Todd Buttrick,\* with Fiduciary Covenants, the real property described as follows:**

\* with a mailing address of 14 Karlin Road, Fremont, NH 0304

Four (4) certain lots of land with the buildings thereon situate on Middle Road and Woodworth Avenue in Portsmouth, County of Rockingham, State of New Hampshire, and being Lots No. 33, 34, 35 and 60 on Plan of Prospect Park, Portsmouth, N.H. recorded in Rockingham County Registry of Deeds Book 527, Page 481, and more particularly bounded as follows:

Beginning at a point in the Southeasterly side of Middle Road at the westerly side of Woodworth Avenue and running Southeasterly by the Westerly sideline of said Woodworth Avenue 148.6 feet more or less to land of Charles F. Caswell being Lot No. 59 on said Plan; thence turning and running Southwesterly by said Lot No. 59 80 feet more or less to a corner at land of Paul and Rose Gammon; thence turning and running Northwesterly by said land of Gammon, being Lots No. 36 and 37, 56 feet to a corner; thence turning and running Westerly by other land of said Gammons 40.8 feet more or less to a corner at land of Joseph and Mildred Markey, being Lot No. 32; thence turning and running Northwesterly by said land of Markeys 102.1 feet more or less to Middle Road; thence turning and running Northeasterly by Middle Road 122.4 feet more or less to the point of beginning.

This is not homestead property of the Grantor.

Barbara H. Buttrick's death certificate is on record at the Rockingham County Registry of Probate, 10<sup>th</sup> Circuit Court, Probate Division.

Meaning and intending to convey the same property described in the deed of Barbara H. Buttrick to Barbara H. Buttrick, Trustee of The Barbara H. Buttrick

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ROCKINGHAM COUNTY  
REGISTRY OF DEEDS

Revocable Trust of 2003, u/d/t dated July 30, 2003, dated November 5, 2011, and recorded at the Rockingham County Registry of Deeds, at Book 5260, Page 1861.


***Trustee's Certificate***

The undersigned trustee is the Successor Trustee under the Trust created by Barbara H. Buttrick, as grantor under trust agreement dated July 30, 2003, and thereto has full and absolute power in said trust agreement to convey any interest in real estate and improvements thereon held in said trust, and no purchaser or third party shall be bound to inquire whether the trustee has said power or is properly exercising said power or to see to the application of any trust asset paid to the trustee for a conveyance thereof.

  
 Kathryn S. Williams, Successor Trustee

This is a conveyance from a revocable trust pursuant to an estate planning trust. The original grantor, Barbara H. Buttrick is deceased. Kathryn S. Williams is the Successor Trustee under The Barbara H. Buttrick Revocable Trust of 2003, u/d/t dated July 30, 2003. Due to the death of Barbara H. Buttrick, the grantor under the trust, the Trust is terminated and this conveyance is a distribution of the real estate held in the Trust to the beneficiary of the Trust. The consideration paid was less than fair market value. This conveyance is subject to the minimum transfer stamps of \$40.00 as required under the New Hampshire Code of Administrative Rules, Department of Revenue Administration, Part Rev. 802.02.

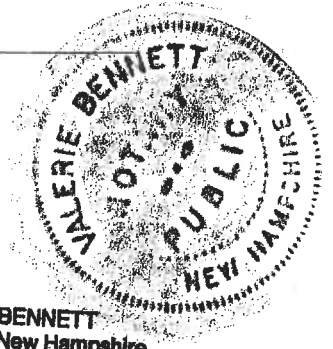
Dated this 30 day of July, 2012.

  
 Kathryn S. Williams, Successor Trustee

STATE OF NEW HAMPSHIRE  
COUNTY OF ROCKINGHAM

This instrument was acknowledged before me on the 30 day of  
July, 2012, by Kathryn S. Williams.

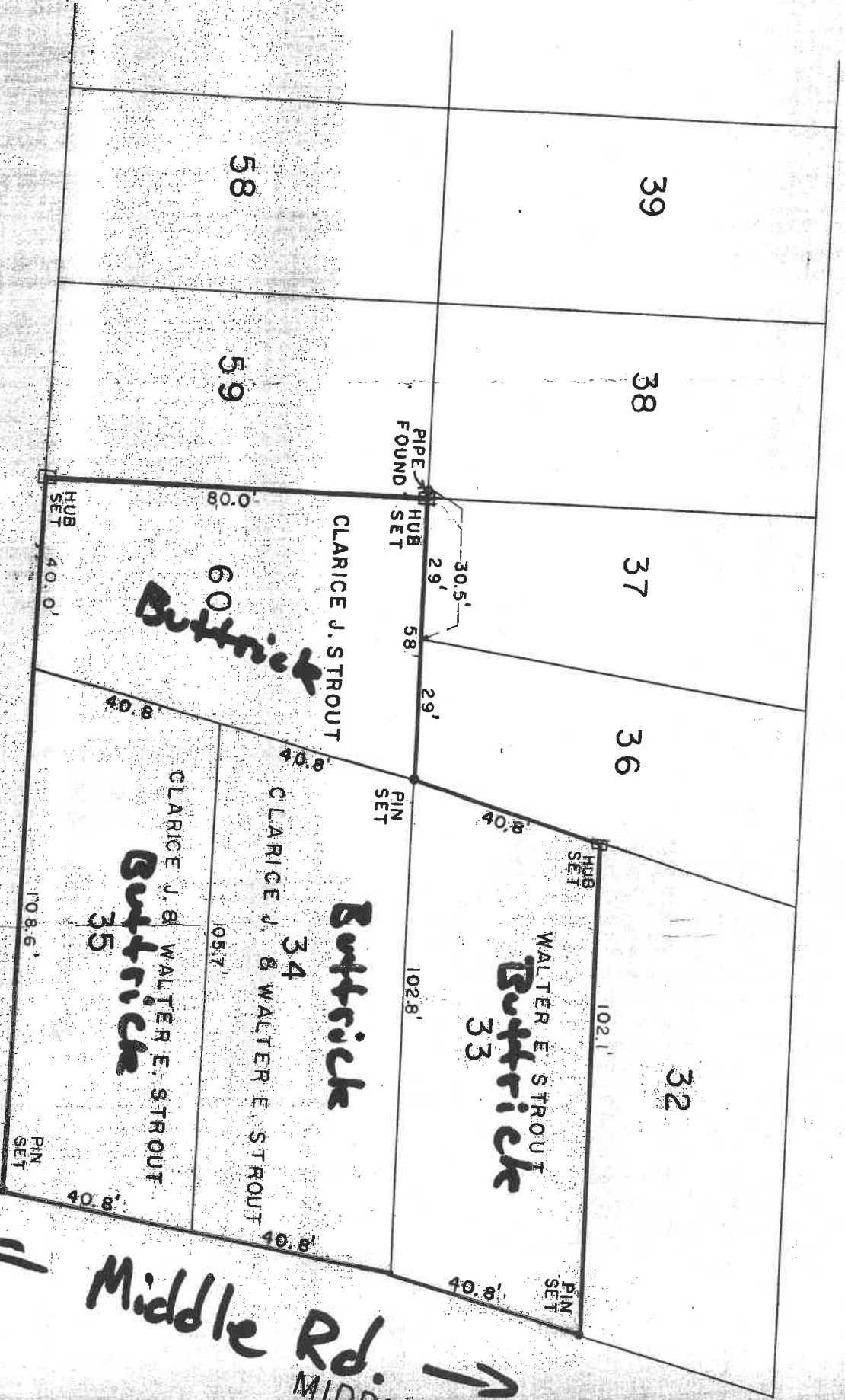
Valerie Bennett  
Notary Public  
My Commission Expires:  
Seal:



VALERIE BENNETT  
Notary Public - New Hampshire  
My Commission Expires August 10, 2016

LEAVITT AVE.

WOODWORTH AVE.



↙ Middle Rd. ↘  
 MIDDLE RD.