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KATHI L. GUAY, CPO, REGISTER

MERRIMACK COUNTY REGISTRY OF DEEDS	
RECORDING	\$ 30.00
SURCHARGE	\$ 2.00
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Book 2965 Page 1714

30.63
2.00
CORRECTIVE WARRANTY DEED

CONSOLIDATED REALTY, INC., a New Hampshire corporation having a mailing address of 25 Sandquist Street, Concord, New Hampshire 03301, and **MAX COHEN & SONS, INC.**, a New Hampshire corporation having a mailing address of 25 Sandquist Street, Concord, NH 03301, for consideration paid, grant to **PROLERIZED NEW ENGLAND COMPANY LLC**, a Delaware limited liability company with a mailing address of 3200 N.W. Yeon Street, Portland, OR 97210, with **WARRANTY COVENANTS**;

Those certain tracts or parcels of land, with the buildings and improvements thereon, situated in the City of Concord, County of Merrimack, State of New Hampshire, bounded and described as Parcel I and Parcel II on Exhibit A attached hereto and made a part hereof (the "Property").

Meaning and intending to describe and convey all and the same premises conveyed to Consolidated Realty, Inc. by (a) Warranty Deed from Paul M. Cohen dated March 20, 1989 and recorded in the Merrimack County Registry of Deeds at Book 1780, Page 405; and (b) Quitclaim Deed from Steven J. Cohen and Release of Rights from Cohen Steel Company, Inc., a New Hampshire corporation dated March 10, 1998 and recorded in said Registry at Book 2093, Page 734 and to convey all the right, title and interest of Max Cohen & Sons, Inc. in and to the buildings and improvements on the property herein conveyed as described in the Bill of Sale of Paul M. Cohen to Max Cohen & Sons, Inc. dated July 30, 1989 and recorded at Book 1802, Page 855 in the Merrimack County Registry of Deeds.

The purpose of this Corrective Warranty Deed is to include Max Cohen & Sons, Inc. in the granting clause for the purpose of conveying its interest in the buildings and improvements on the property herein described and conveyed. By error, mistake and misfortune, Max Cohen and Sons, Inc. was omitted from the granting clause in the Warranty Deed of Consolidated Realty, Inc. to Prolerized New England Company, LLC dated December 13, 2006 and recorded at Book 2952, Page 490 in the Merrimack County Registry of Deeds. The transfer stamps affixed on said deed in the amount of \$11,625.00 included the value of the buildings and improvements herein conveyed. **This deed is exempt from transfer stamps as a corrective deed pursuant to RSA 78-B:2,V.**

The Property is conveyed subject to Permitted Encumbrances as set forth on Exhibit B

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attached hereto.

Dated this 9th day of JANUARY, 2007

CONSOLIDATED REALTY, INC. a New
Hampshire corporation

By: Steven J. Cohen
Print Name: Steven J. Cohen
Title: President

MAX COHEN & SONS, INC.

By: Steven J. Cohen
Print Name: Steven J. Cohen
Title: President

STATE OF NEW HAMPSHIRE
COUNTY OF MERRIMACK, SS

The foregoing instrument was acknowledged before me this 9th day of JANUARY, 2007, by Steven J. Cohen, as the President of Consolidated Realty, Inc., a New Hampshire corporation, and as the President of Max Cohen & Sons, Inc., so authorized, on behalf of both corporations.



Ronald Beaulieu
Notary Public/Justice of the Peace
Printed Name: RONALD BEAULIEU
My Commission Expires: JUNE 28, 2009

EXHIBIT A**Tract I:**

A certain tract or parcel of land situated on the easterly side of Sandquist Street, Concord, Merrimack County, New Hampshire, as set forth on plan entitled "Resubdivision Plat prepared for Paul M. Cohen," dated January 17, 1989, and recorded in the Merrimack County Registry of Deeds as plan number 10923, further described as follows:

Beginning at a stone bound set on the southerly side of Sandquist Street and thence running S 10° 22' 50" E a distance of 128.93 feet to a concrete bound set; thence

turning and running N 80° 20' 50" E a distance of 200.01 feet to a concrete bound set; thence

turning and running S 10° 22' 50" E a distance of 314.15 feet to a concrete bound set; thence

turning and running N 80° E +/- a distance of 368.2 feet to a point at the shoreline of the Merrimack River, to a point; thence

turning and running N 14° W +/- a distance of 637.6 feet, more or less, along the shoreline of the Merrimack River, to a point; thence

turning and running S 78° 44' 50" W a distance of 485.40 feet to an iron pipe found; thence

turning and running S 10° 22' 50" E a distance of 127.89 feet to an iron pipe found on the northerly side of Sandquist Street; thence

turning and running N 79° 38' 25" E a distance of 21.71 feet to a concrete bound; thence

turning and running N 10° 12' 40" W a distance of 9.98 feet to a concrete bound; thence

turning and running N 79° 47' 40" E a distance of 30.00 feet to a point; thence

turning and running S 10° 24' 05" E a distance of 69.89 feet to a point; thence

turning and running S 79° 34' 05" W a distance of 30.00 feet to a point; thence

turning and running N 10° 25' 55" W a distance of 10.02 feet to a point; thence

turning and running S 79° 39' 10" W a distance of 27.76 feet to the point of beginning.

Tract II:

Sandquist St., Concord, New Hampshire
BUSDOS/1611772.1

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A certain parcel of land containing 27,200 square feet, more or less, annexed to Tax Map 6, Block 2, Lot 6, located easterly of Basin Street and westerly of the Merrimack River in Concord, Merrimack County, New Hampshire, as shown on a Plan of land entitled "RESUBDIVISION PLAT, LAND OF CONSOLIDATED REALTY, INC. & STEVEN COHEN, LOCATION BASIN & SANDQUIST STREETS - CONCORD, NH, MERRIMACK COUNTY, TAX MAP 6, BLOCK 2, LOT 6 & TAX MAP 5, BLOCK 2, LOT 20", scale 1 inch = 50 feet, dated August 21, 1997, last revised 9/18/97, by FWS Land Surveying, recorded in the Merrimack County Registry of Deeds as Plan #14267, and more particularly bounded and described as follows:

(To arrive at the starting point of the parcel herein conveyed, start at a concrete bound on the easterly side of Basin Street at the northerly boundary of land now or formerly of 119 Hall St. Management Group LLC [shown on the Plan as Tax Map 5, Block 2, Lot 19] and at the southerly boundary of land now or formerly of Steven Cohen [shown on the Plan as Tax Map 5, block 2, Lot 20]; thence

Run S 84° 10' 35" E along the boundary line between Tax Map 5, Block 2, Lots 19 and 20, 303.00 feet, more or less, to a concrete bound at the northerly boundaries of Tax Map 5, Block 2, Lot 19 and of land now or formerly of Everett Ashton, Inc., [shown on the Plan as Tax Map 5, Block 2, Lot 17] and at the southerly boundary of Tax Map 5, Block 2, Lot 20; thence

Turn and run N 79° 48' 40" E along the boundary line between Tax Map 5, Block 2, Lots 17 and 20, 619.77 feet, more or less, to a granite bound set at the point of beginning of the parcel herein conveyed.)

Beginning at a granite bound set at the southwesterly corner of the parcel herein conveyed and at the northerly boundary line of Tax Map 5, Block 2, Lot 17; thence

Running N 10° 22' 50" W along the new easterly boundary of Tax Map 5, Block 2, Lot 20, 74.30 feet, more or less, to a concrete bound at the southeasterly corner of land now or formerly of CFA Corporation (shown on the Plan as Tax Map 6, Block 2, Lot 2) and at the southwesterly corner (prior to this conveyance) of land now or formerly of Consolidated Realty, Inc. (shown on the Plan as Tax Map 6, Block 2, Lot 6); thence

Turning and Running N 80° 00' 00" E along the lot line to be eliminated (the former southerly boundary of Tax Map 6, Block 2, Lot 6) 368.20 feet, more or less, to a point on the westerly bank of the Merrimack River; thence

Turning and Running in a generally southerly direction along the westerly bank of the Merrimack River to another point on the westerly bank of the Merrimack River, said point being on the northerly boundary line of Tax Map 5, Block 2, Lot 17 (The tie line between the last 2 points on the westerly bank of the Merrimack River, the first being at the lot line to be eliminated for Tax Map 6, Block 2, Lot 6, and the second being at the northerly boundary line of Tax Map

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5, Block 2, Lot 17, is S 11° 52' 50" E 73.11 feet, more or less); thence

Turning and running in a southwesterly direction along the northerly boundary line of Tax Map 5, Block 2, Lot 17, 22.0 feet, more or less, to a concrete bound; thence

Running S 79° 49' 40" W along the northerly boundary line of Tax Map 5, Block 2, Lot 17, 348.11 feet, more or less, to the granite bound set at the point of beginning.

As shown on the Plan, the area of 27,200 square feet, more or less, is to be annexed to Tax Map 6, Block 2, Lot 6.

EXHIBIT B

Permitted Encumbrances

1. Terms and Provisions of and rights and easements concerning a ten foot (10') wide drainage easement reserved by Steven J. Cohen in deed of Steven J. Cohen to Consolidated Realty, Inc., dated March 10, 1998, recorded with the Merrimack County Registry of Deeds in Book 2093, Page 734.
2. Subject to light, air view easements in favor of the State of New Hampshire as described in the deed dated May 5, 1962 and recorded in said Registry in Book 899, Page 51.

MERRIMACK COUNTY RECORDS

Kath L. Gray CPO, Register