

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

**BUILDING INSPECTION
PERMIT**

Permit Number: 030295

Please Read
Application And
Notes, If Any,
Attached

This is to certify that Martin Gregory S /Applicant
has permission to Construct a 5' 6" x 18' Garden shed
AT 25 Cleeve St City ID 013 E008001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission is procured before this building or part thereof is started or otherwise closed-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

PERMIT ISSUED

OTHER REQUIRED APPROVALS

Fire Dept. _____
Health Dept. APR 09 2003
Appeal Board _____
Other _____

Department Name **CITY OF PORTLAND**

[Handwritten Signature]
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-0295	Issue Date: APR 09 2003	CBL: 013 E008001
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Location of Construction: 25 Cleeve St	Owner Name: Martin Gregory S	Owner Address: 29 Cleeve St CITY OF PORTLAND	Phone: 415-1587
Business Name:	Contractor Name: Applicant	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-5

Past Use: Vacant Land/Yard	Proposed Use: Garden Shed	Permit Fee: \$30.00	Cost of Work: \$750.00	CEO District: 1
		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: OU Type: SB BOCA 99	

Proposed Project Description: Construct a 5' 6" x 18' Garden Shed	Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature:		Date:

Permit Taken By: gad	Date Applied For: 04/04/2003	Zoning Approval	
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<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work.. 	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: 4/9/03	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: 4/9/03
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CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

... Handwritten text ...

... Handwritten text ...



City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

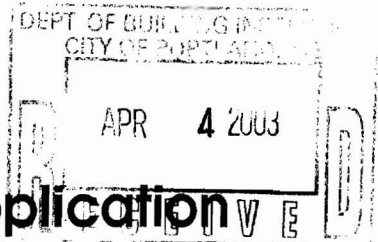
Permit No: 03-0295	Date Applied For: 04/04/2003	CBL: 013 E008001
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Location of Construction: 25 Cleeve St	Owner Name: Martin Gregory S	Owner Address: 29 Cleeve St	Phone: () 415-1587
Business Name:	Contractor Name: Applicant	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Garden Shed	Proposed Project Description: Construct a 5' 6" x 18' Garden Shed
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Dept: Zoning	Status: Approved	Reviewer: Tammy Munson	Approval Date: 04/09/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved	Reviewer: Tammy Munson	Approval Date: 04/09/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>

03-0295



All Purpose Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>2931 CLEEVE ST.</u>		
Total Square Footage of Proposed Structure <u>99 SQ FT.</u>	Square Footage of Lot <u>6000+</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>013 E 008 148</u>	Owner: <u>GREGORY S. MARTIN</u>	Telephone: <u>415-1587</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>GREGORY S. MARTIN</u> <u>31 CLEEVE ST. #3</u> <u>04101</u>	Cost Of Work: \$ <u>750.00</u> Fee: \$ <u>30.00</u>
Current use: <u>YARD.</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: <u>50+ YEARS.</u>		
Proposed use: <u>GARDEN SITE), YARD TOOLS & KAYAK STORAGE.</u>		
Project description: <u>5'6" x 18' SITE).</u>		
Contractor's name, address & telephone: <u>SAME.</u>		
Who should we contact when the permit is ready: <u>GREGORY S. MARTIN</u>		
Mailing address: <u>31 CLEEVE ST. #3.</u> <u>PORTLAND 04101</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>207-415-1587</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: <u>[Signature]</u>	Date: <u>4/2/03</u>
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This is NOT a permit, you may not commence ANY work until the permit is issued.
 If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

31 Cleeve St.
Garden Shed

18' x 5.5', 99 Sq. feet

Materials-

Material	Quantity
Floor-	
2" x 6" x 12',	20
5/8" CDX	4
Joist Hangers	26
Walls-	
2" x 4" x 8'	42
2" x 6" x 12'	2
T1-11	11
Doors & windows,	salvage
Roof-	
2" x 4" x 10'	16
5/8" CDX	7
Tar paper	1 roll
Drip edge	40'
shingles	5 bundles

OXFORD STREET

CONCRETE SIDEWALK

50' +/-

DWELLING

82' +/-

42' +/-

17' 8"

APPARENT R/W
PAVED SIDEWALK

CLEAVES STREET

GRAVEL PARKING

33'

52



Lot cov. 40% } OK

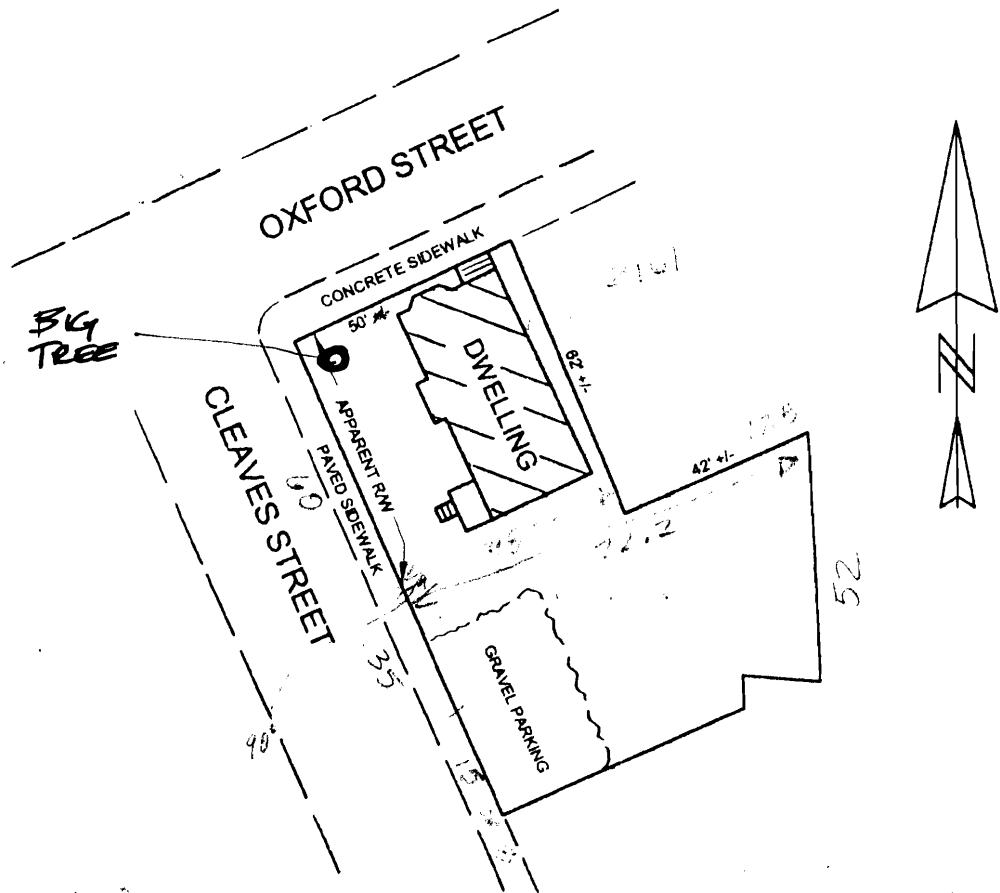
99 SF Shed } OK

Front - 10'
Sides/Rear - 5'

Garage (7' x 11')

AGE LOAN INSPECTION PLAN

ie of construction.



MORTGAGE LOAN INSPECTION PLAN

The dwelling does conform to local zoning at the time of construction.

The dwelling is not in a special flood zone as defined by flood insurance rate map 230051-0014 dated 12-8-1998.

THIS IS NOT A STANDARD BOUNDARY SURVEY. Information shown on this plan is for mortgage purposes only. Property lines shown on this plan are based on current lines of occupation, current deed information (referenced below), and tax map information (referenced below).

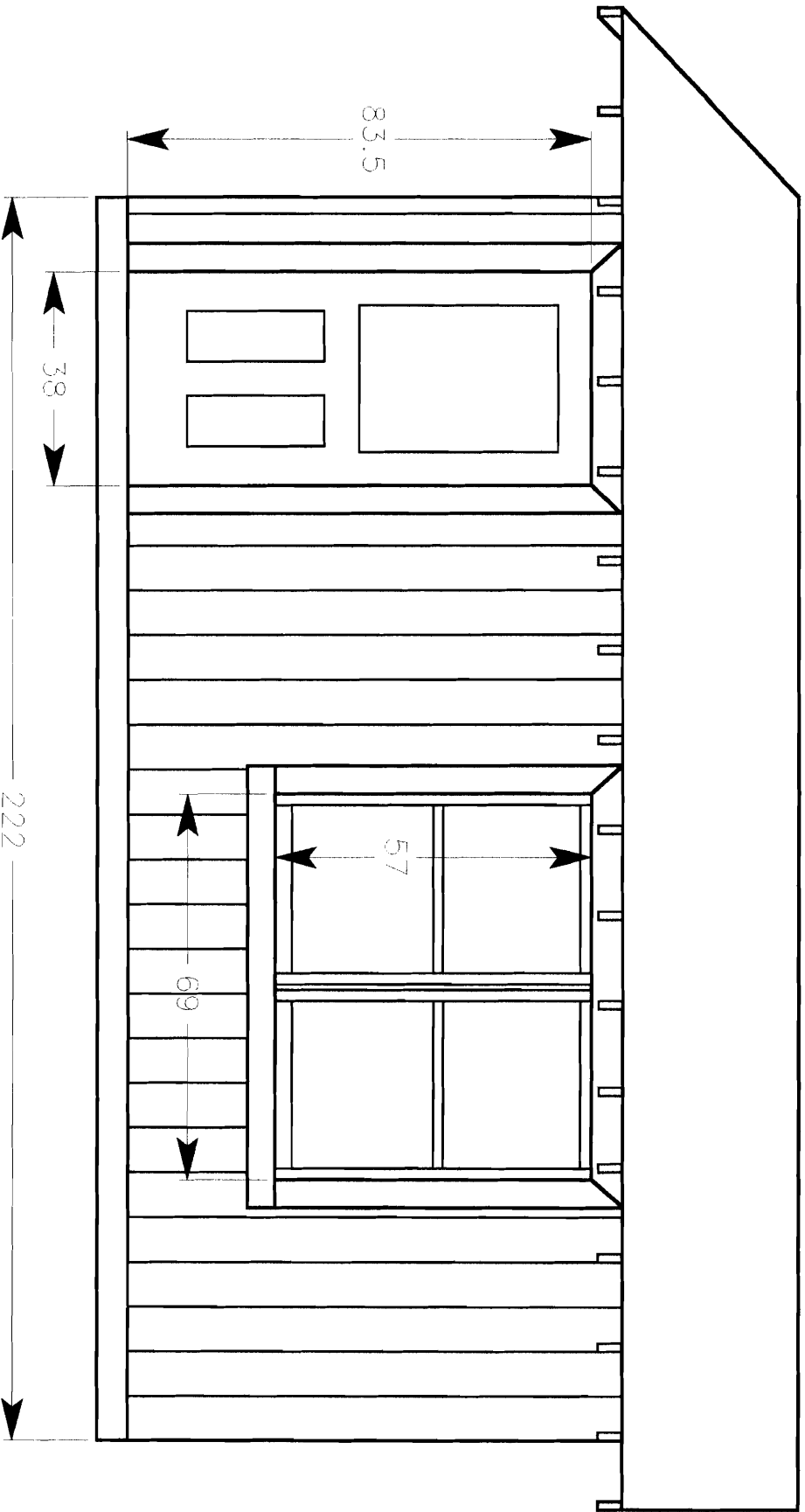
A STANDARD BOUNDARY SURVEY IS SUGGESTED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN. Any one using this plan for anything other than mortgage loan purposes does so at their own risk. This plan may not be recorded of used for any land divisions. The property shown on this plan may be subject to easements, covenants, and restrictions of record, which may or may not be shown on this plan.

PROPERTY INFORMATION:

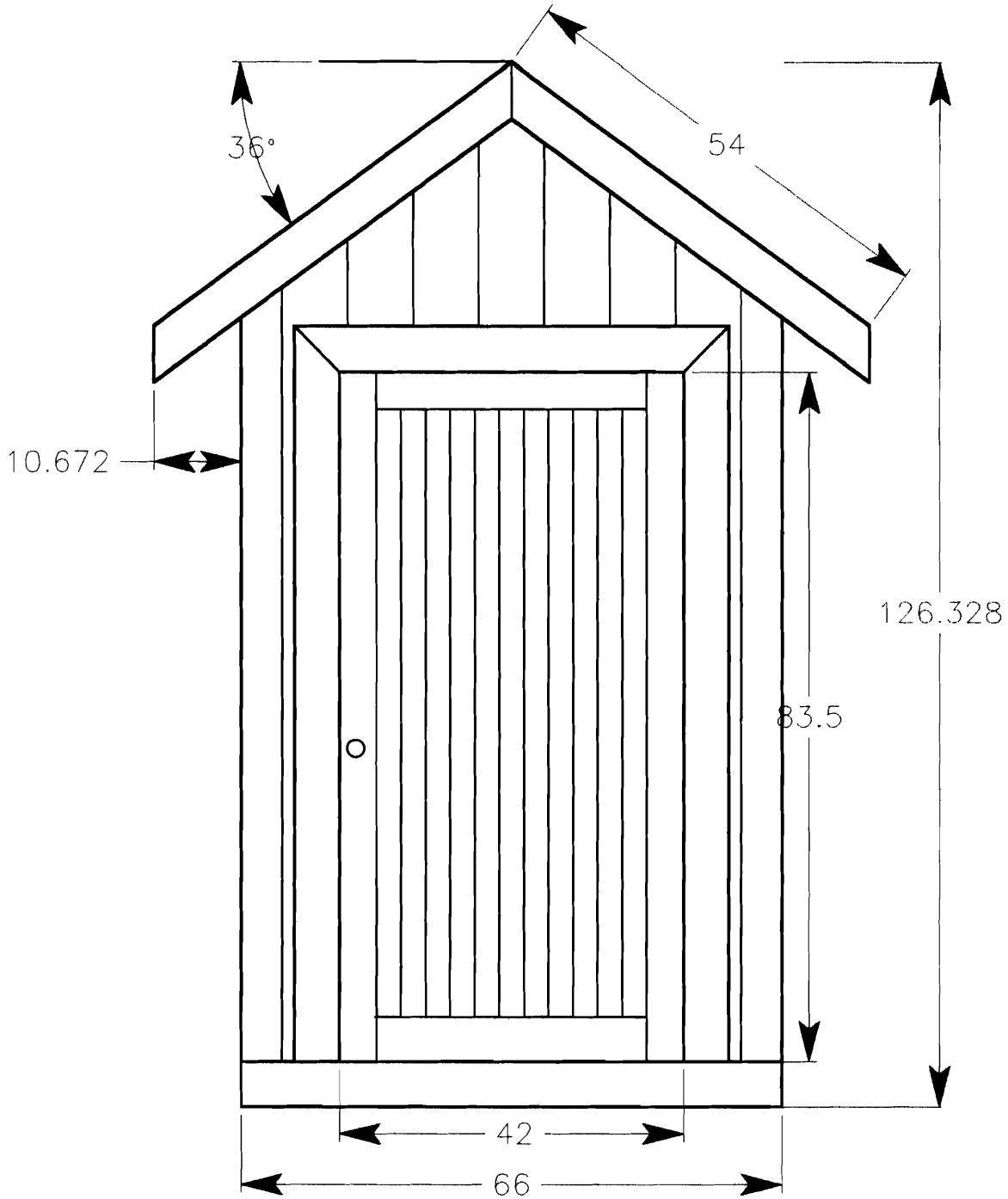
Street: 29 CLEAVE STREET City / Town: PORTLAND County: CUMBERLAND, Maine
 Buyer: GREGORY MARTIN
 Owner: CHARLES YOUNG & MARY PAPAEORGIU
 Deed Reference: book 7617 page 35
 Plan Reference: book page lot
 Tax Map #13 Lot 1 & 8 Block E
 Lending Institution: BANKNORTH
 Scale: 1 Inch = 40 Feet Date: JULY 16, 2001
 ATC FILE #2001-1351

Atlantic Title Company
 76 Atlantic Place
 South Portland, Maine 04106

William G. Austin
 State of Maine
 Professional Land Surveyor # 2174



31 Cleeve St.
Garden Shed
Side Elevation

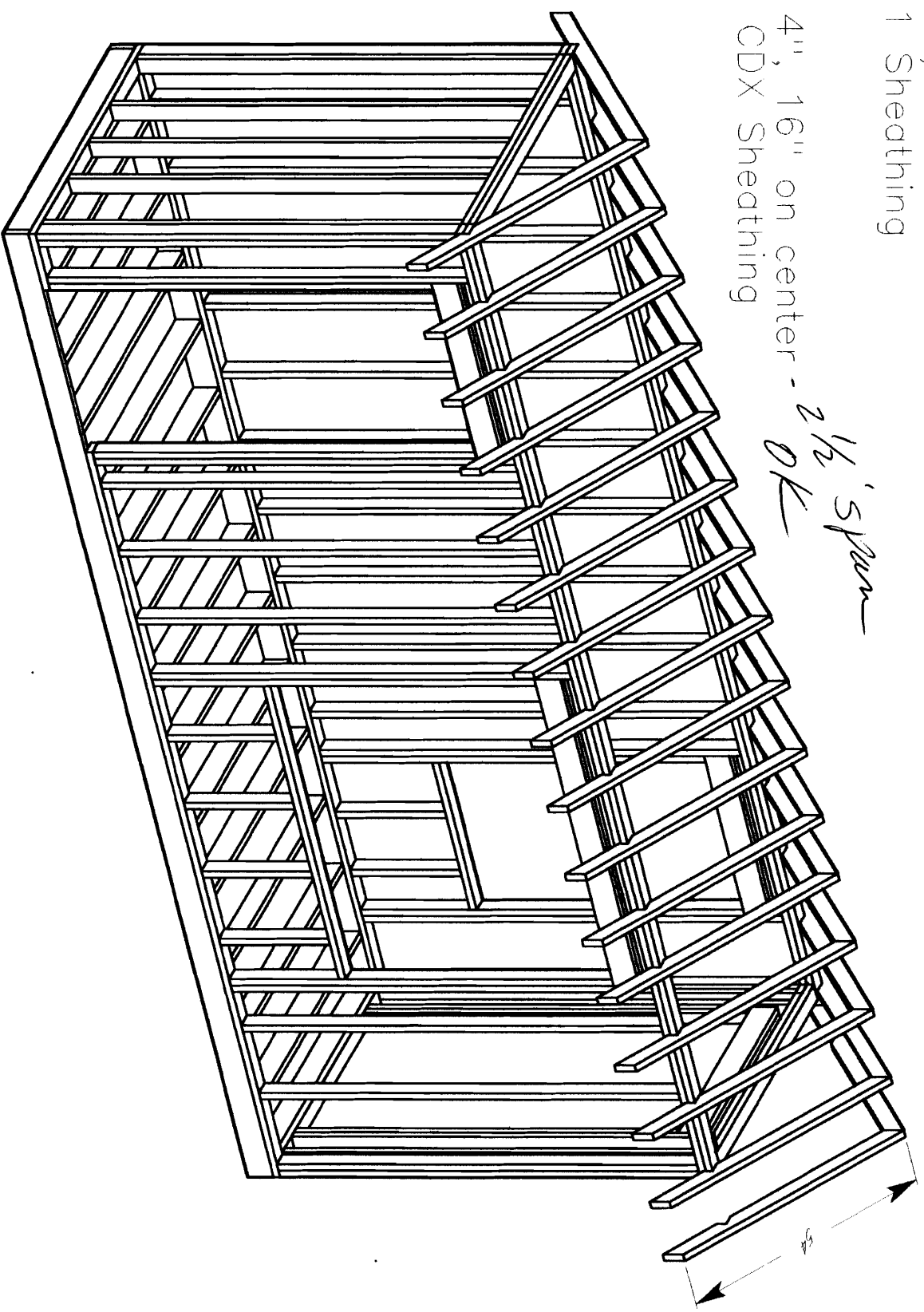


31 Cleeve St.
Garden Shed
Front Elevation

Walls
✓ 2" x 4", 16" on center
✓ T1-11 Sheathing

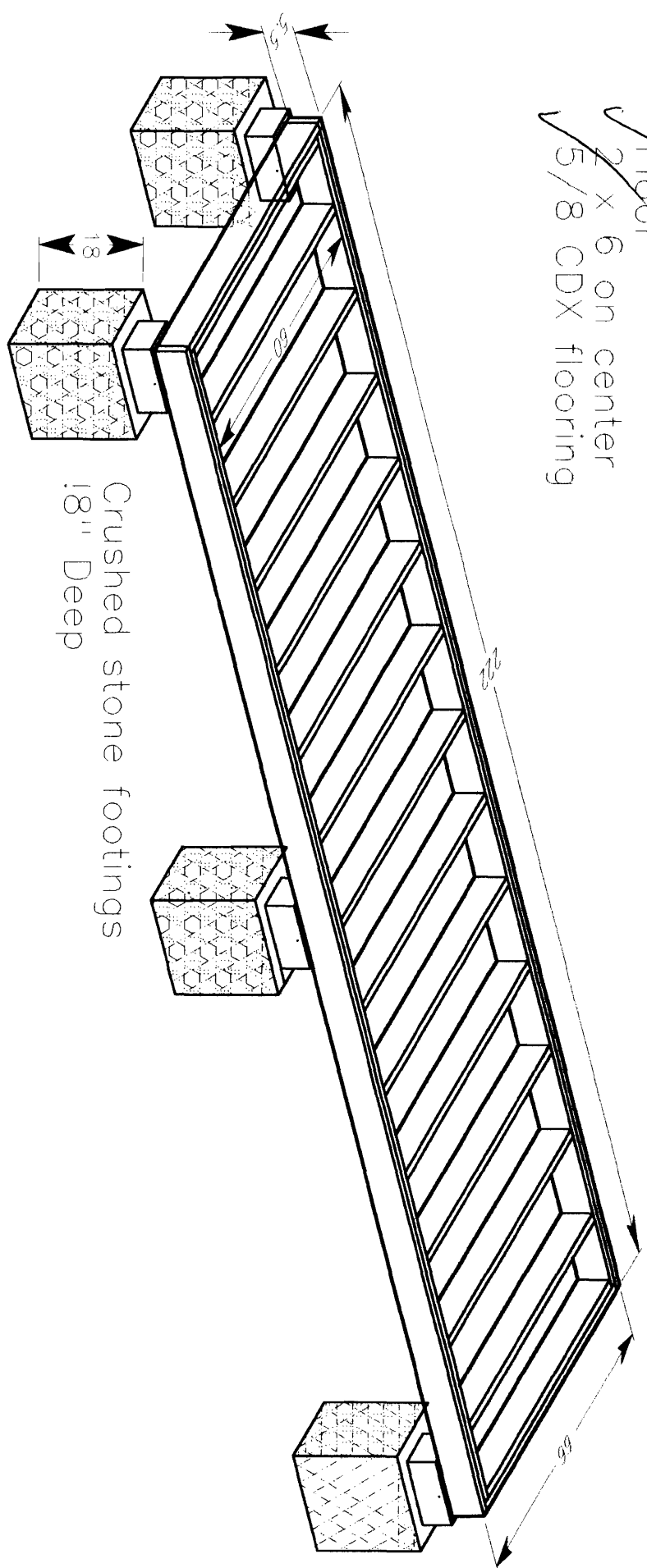
Roof
✓ 2" x 4", 16" on center -
✓ 5/8" CDX Sheathing

2 1/2' span
OK



31 Cleeve St.
Garden Shed
Framing

Floor
2 x 6 on center
5/8 CDX flooring

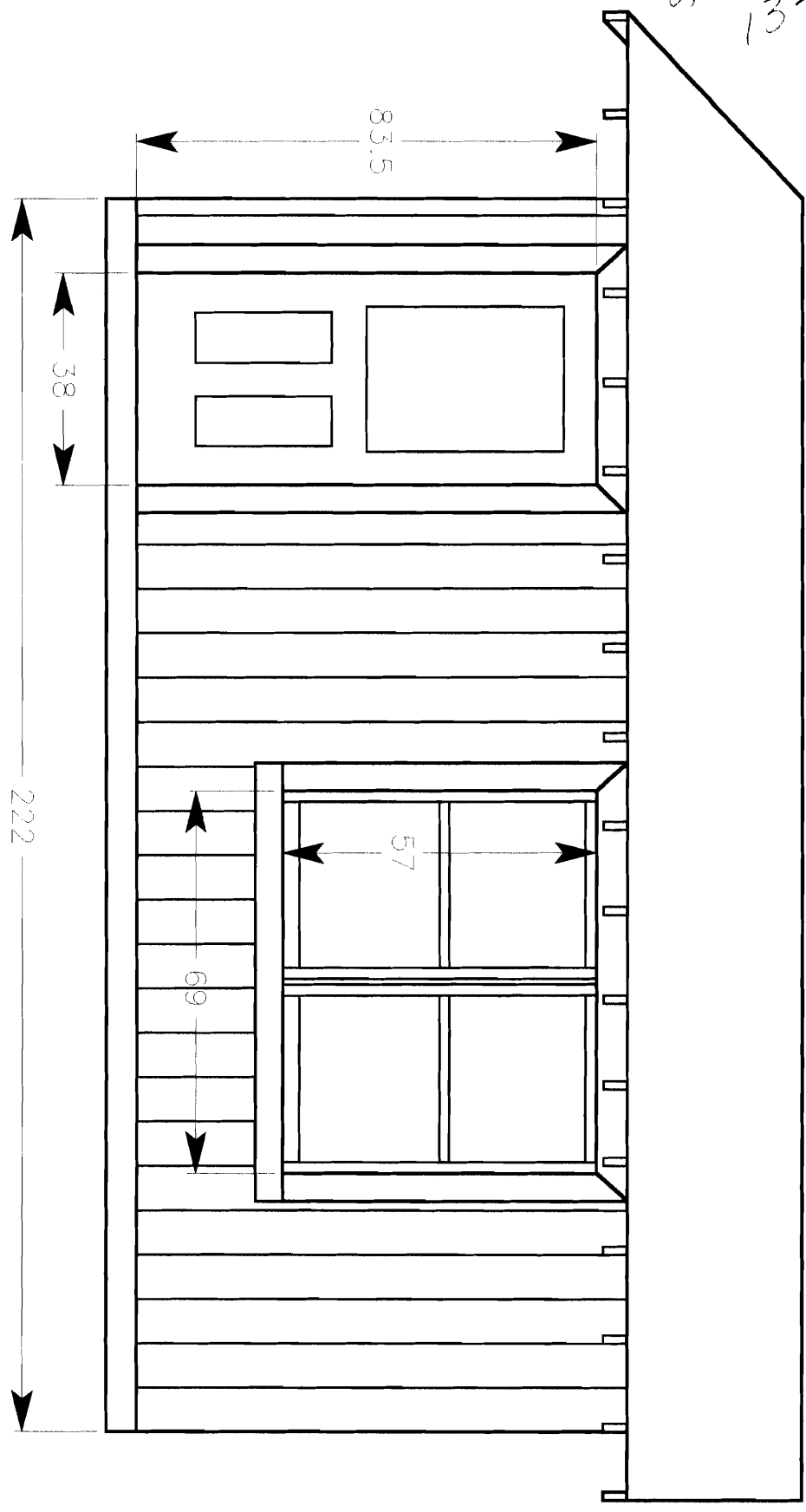


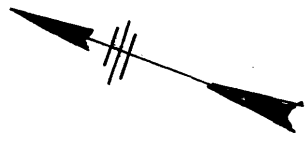
Crushed stone footings
18" Deep

31 Cleeve St.
Garden Shed
Floor Construction

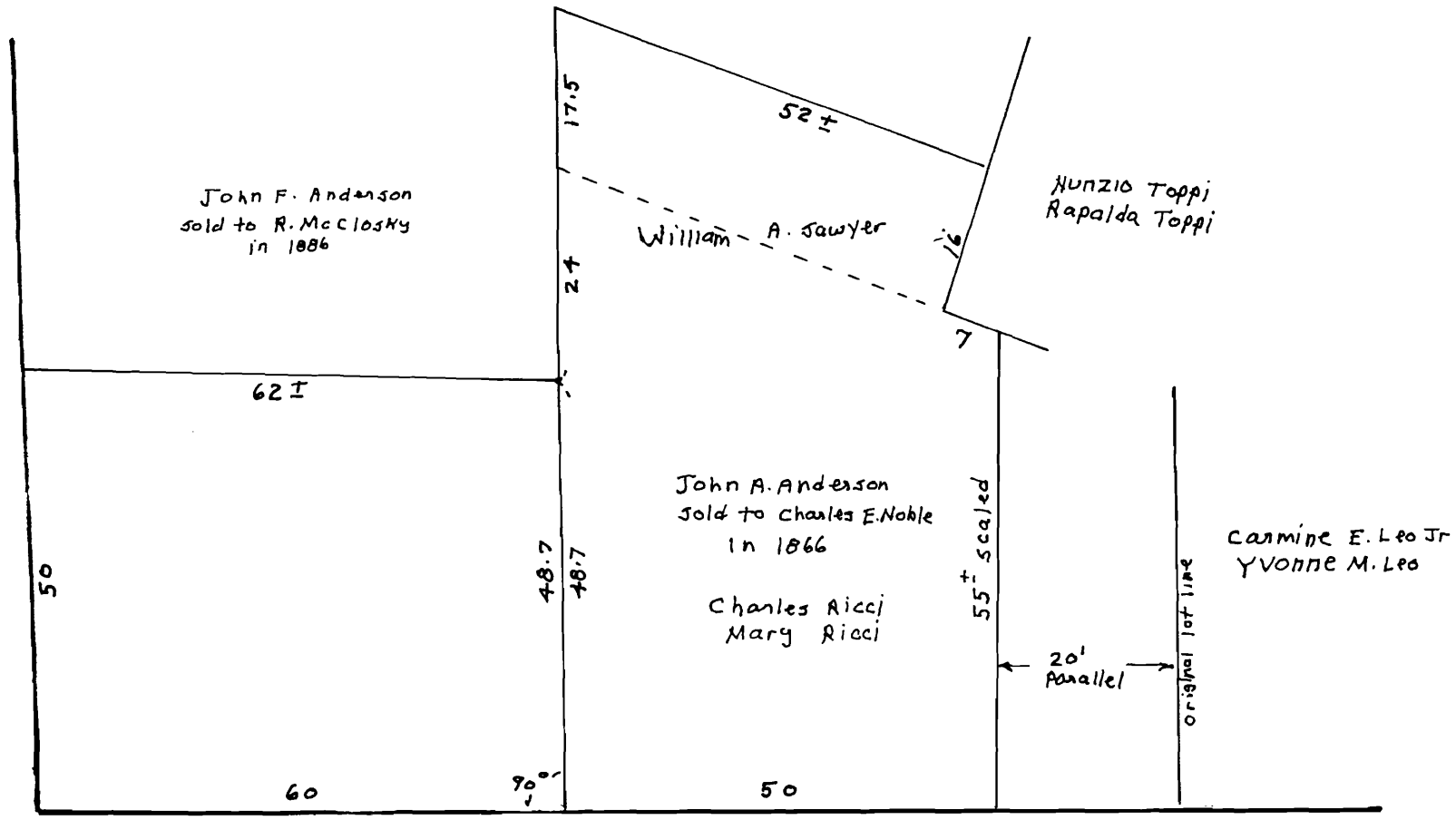
25 Cleene
13-E-008

6-2-2011
11:00 AM
30-11





OXFORD STREET



CLEAVES STREET

PLAN OF LAND
 IN PORTLAND, MAINE
 OWNED BY GREGORY S. MARTIN
 BASED ON MORTGAGE LOAN INSPECTION PLAN
 BY ATLANTIC TITLE COMPANY 7/16/2001
 AND DEED IN BOOK 7617, Page 0036-37

OXFORD STREET

CLEAVES STREET

CONCRETE SIDEWALK

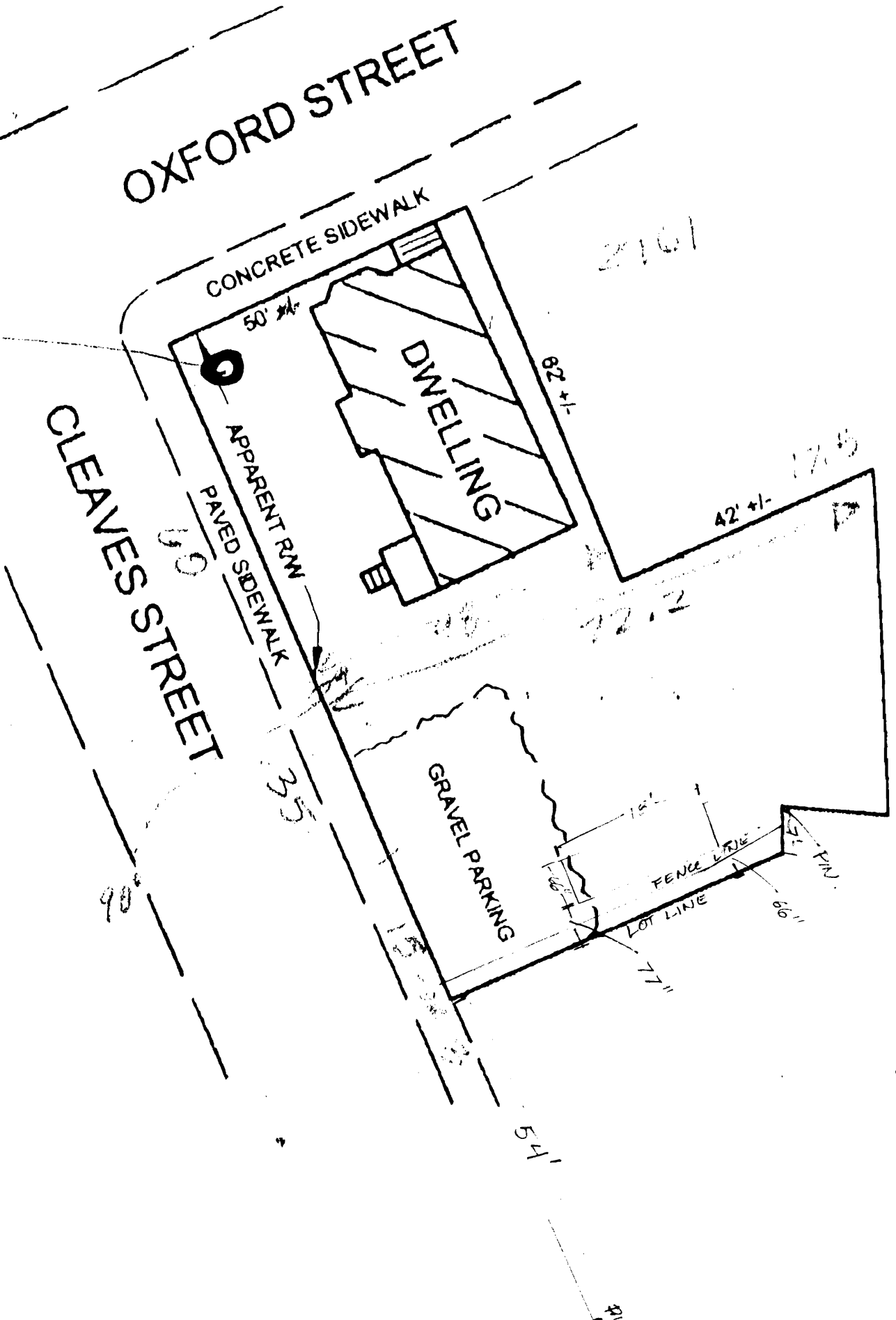
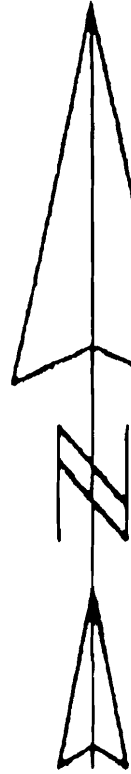
PAVED SIDEWALK
APPARENT R/W

DWELLING

GRAVEL PARKING

2101

52



AGE LOAN INSPECTION PLAN

ie of construction.

027535

SHORT FORM WARRANTY DEED

Gregory E. Ham and Patricia A. Ham of 23 Cleaves Street, Portland, Maine 04101, FOR CONSIDERATION PAID, grants to Robert C. Huntley, Jr., of 140 Oxford Street, Portland, Maine 04101, as joint tenants and not as tenants in common, with WARRANTY COVENANTS, the following described real property located in the City of Portland, County of Cumberland and State of Maine:

A certain lot or parcel of land, with the buildings thereon, situated on the easterly side of Cleaves Street, also known as Cleeve Street, in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows, to wit:

Beginning on said easterly side of Cleaves Street at a point southerly from the southerly side of Oxford Street, a distance of one hundred and sixty-four feet (164) feet and at the a northwesterly corner of land now or formerly of Michael A. Coyne and Mary M. Coyne; thence

Easterly at right angles to Cleaves Street in a line drawn at right angles to Cleaves Street to land now or formerly of James Connellan; thence

Northerly, a distance of thirty-five and five tenths (35.5) feet by land now or formerly of James Connellan and by land now or formerly of Thomas F. McGee to a point distance at right angles to Cleaves Street, a distance of forty-six and seven tenths(46.7) feet; thence

Westerly by land formerly of Thomas C. Thomsen, a distance of forty-six and seven tenths (46.7) feet to Cleaves Street; thence

Southerly along the easterly sideline of Cleaves Street, a distance of thirty-four (34) feet to the point of beginning.

Also another certain lot or parcel of land, with any buildings thereon, situated on the easterly sideline of Cleeve Street, also known as Cleaves Street, in the City of Portland, County of Cumberland and State of Maine, adjoining the northwesterly sideline of the above described premises, and being more particularly described as follows:

Beginning at a point on the easterly sideline of Cleeve Street, a distance of one hundred thirty (130) feet southeasterly from the intersection of the easterly sideline of Cleeve Street and the southerly sideline of Oxford Street; said point also marking the northwesterly corner of the above described premises which were conveyed to Carmine E. Leo, Sr., et al., by Roscoe Phillips, et al., by warranty deed dated March 2, 1955 and recorded in Cumberland County Registry of Deeds in Book 2216, Page 474; thence

Northwesterly by the easterly sideline of Cleeve Street, a distance of twenty (20) feet to a point; thence

Northeasterly on a course parallel to and a distance of twenty (20) feet from the northwesterly sideline of the above described premises, a distance of fifty (50) feet, more or less, to the westerly sideline of land now or formerly of Nunzio and Ripalda Toppi; thence

In a general southerly direction by the westerly sideline of land of the said Toppi, a distance of twenty-two (22) feet, more or less, to the northeasterly corner of the above described premises; thence

Southwesterly by the northwesterly sideline of the above described premises, a distance of forty-eight and six tenths (48.6) feet, more or less, to the easterly sideline of Cleeve Street and the point of beginning.

MAINE REAL ESTATE TAX PAID

Also hereby conveying all right, title and interest, if any, in and to all passageways, lanes, streets or alleys adjoining, abutting and/or running with the above described premises.

The second parcel described above is conveyed subject to restrictions, covenants and agreements set forth in an indenture between Portland Renewal Authority and Carmine E. Leo, et al., dated June 17, 1969 and recorded in Cumberland County Registry of Deeds in Book 3090, Page 433, including but not limited to the following provisions:

"This conveyance is subject to all of the restrictions, covenants and agreements contained in the indenture by which said premises were conveyed to Carmine E. Leo and Yvonne Leo by Portland Renewal Authority.

The foregoing, as all the other covenants contained in the aforesaid indenture to Carmine E. Leo and Yvonne Leo from Portland Renewal Authority, shall be a covenant running with the land and shall be enforceable in the same manner as prescribed in said indenture for the enforcement of the covenants therein contained."

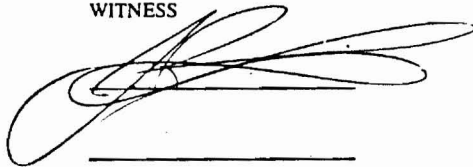
The premises are conveyed together with and subject to any and all easements or appurtenances of record, insofar as the same are in force and applicable.


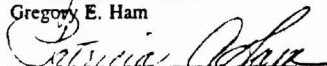
This conveyance is made subject to unpaid real estate taxes for the current tax year, if any, which the Grantees herein, by acceptance of this deed, assume and agree to pay.

Meaning and intending to convey and hereby conveying the same premises conveyed to Gregory E. Ham and Patricia A. Ham by deed of Carmine E. Leo, Sr. and Yvonne M. Leo dated July 20, 1971 and recorded in the Cumberland County Registry of Deeds in Book 4461, Page 62.

WITNESS our hands and seals this 30th of May, 1997

WITNESS




Gregory E. Ham

Patricia A. Ham

BK7617PG0035

WARRANTY DEED
Joint Tenancy

**Know all Men by these Presents,
005963**

That WE, PETER H. AINSWORTH and SARAH H. AINSWORTH, of the
City of Portland, County of Cumberland and State of Maine,

in consideration of One Dollar and other valuable consideration,

paid by CHARLES R. YOUNG, and MARY A. PAPAGEORGIOU, of the State of
Connecticut,

whose mailing address is 65 Dudley Lane, Madison, Ct 06443

the receipt whereof WE do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said CHARLES R. YOUNG and MARY A. PAPAGEORGIOU,

as joint tenants and not as tenants in common, their heirs and assigns forever,

Two certain lots or parcel of land with the buildings thereon
situated in the City of Portland, County of Cumberland and State
of Maine, being more particularly described on Schedule A attached
hereto and made a part hereof.

Meaning and intending to convey and hereby conveying the same
premises conveyed to the Grantors herein by deed of David Merrill
dated September 30, 1985 and recorded in the Cumberland County
Registry of Deeds in Book 6915, Page 43.

This conveyance is made subject to current real estate taxes which
the grantees, by their acceptance of this deed, hereby assume and
agree to pay.

BK7817PG0036

SCHEDULE A

A certain lot or parcel of land with the buildings thereon situated in the City of Portland, County of Cumberland and State of Maine, at the southeasterly corner of Oxford and Cleaves Streets, bounded and described as follows, viz: Beginning at the intersection of the easterly side of Cleaves Street with the southerly side of Oxford Street; thence southerly by said Cleaves Street sixty (60) feet to land John F. Anderson sold to Charles E. Noble in 1866; thence easterly at right angles with said Cleaves Street and by said Noble's lot forty-eight (48) and seven-tenths (7/10) feet to land John F. Anderson sold to R. McClosky in 1866; thence northerly by said McClosky's lot sixty-two (62) feet more or less to said Oxford Street; thence westerly by said Oxford Street fifty (50) feet to the point begun at; subject however to any existing rights in other by reason of the extension of a building onto the southeast corner of the above described lot, said building now or formerly belonging to the aforesaid Noble, and said building extending onto said lot upon a strip about four and one-half (4 1/2) feet in length in a direction easterly from said Cleaves Street; and six (6) inches in width, as set forth in the deed from Hanne Marie Lauritsen to her Trustees, dated June 16, 1928, and recorded in Cumberland County Registry of Deeds, Book 1296, Page 206.

Also a certain other lot or parcel of land on the easterly side of Cleave Street, adjoining the southeasterly sideline of land of Charles Ricci and Mary Ricci, in the City of Portland, County of Cumberland and State of Maine, being more particularly described as follows:

Beginning at the point on the easterly sideline of Cleave Street sixty (60) feet southeasterly from the intersection of the easterly sideline of Cleave Street and the southerly sideline of Oxford Street; said point also marking the southwesterly corner of land of Charles Ricci et als; thence northeasterly by the southeasterly sideline of land of Charles Ricci et als forty-eight and seven tenths (48.7) feet to the southeasterly corner thereof and land of William A. Sawyer et als; thence northeasterly by the southeasterly sideline of land of William A. Sawyer et als twenty-four (24) feet to the southeasterly corner thereof; thence northeasterly on the same course and on a projection of the southeasterly sideline of land of said William A. Sawyer et als seventeen and five-tenths (17.5) feet to a point; thence in a general southerly direction of fifty-two (52) feet, more or less, to a point on the northerly sideline of land of Nunzio Toppi and Eapalda Toppi, which point lies sixteen (16) feet easterly from the northwesterly corner of land of said Nunzio Toppi et als; thence westerly by the northerly sideline of land of said Nunzio Toppi et als sixteen (16) feet to the northwesterly corner thereof; thence in a general southerly direction by the westerly sideline of land of said Nunzio Toppi et als seven (7) feet, more or less, to a point marking the intersection of a line drawn parallel to the northwesterly sideline of land now or formerly of Catuino E. Leo, Sr. and Yvonne M. Leo and

BK7617PG0037

distant twenty (20) feet therefrom and the westerly sideline of land of said Nunzio Toppi et als; thence southwesterly on a course parallel to and distant twenty (20) feet from the northwesterly sideline of land of said Carmine E. Leo, Sr. et als to Cleave Street; thence northwesterly by the easterly sideline of Cleave Street fifty (50) feet to land of Charles Ricci et als and the point of beginning. -

Also right, title and interest, if any, in and to all passageways, lanes, streets or alleys adjoining, abutting and/or running with the above described premises.

This conveyance is subject to all of the restrictions, covenants and agreements contained in the indenture by which said premises were conveyed to Charles Ricci and Mary Ricci by Portland Renewal Authority by deed dated June 3, 1969, and recorded in said Registry of Deeds in Book 3088, Page 357. The foregoing as all other Covenants contained in the aforesaid Capital Indenture to Charles Ricci and Mary Ricci from Portland Renewal Authority, shall be a covenant running with the land and shall be enforceable in the same manner as prescribed in said Capital Indenture for the enforcement of the covenants therein contained.

B1761760058

To have and to hold the aforementioned and bargained premises, with all the privileges and appurtenances thereof, to the said Charles R. Young and Mary A. Papageorgiou, as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And we do represent with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances, except as aforesaid;

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons, except as aforesaid.

In Witness Whereof. We, the said Peter R. Ainsworth and Sarah H. Ainsworth, being husband and wife,

and

~~Witnessed by the Clerk of the Court~~

Joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set our hands and seals this 30th day of the month of January, A.D. 19 87.

Signed, Sealed and Delivered

in presence of

Richard A. Shway
to both

Peter R. Ainsworth
Peter R. Ainsworth
Sarah H. Ainsworth
Sarah H. Ainsworth

State of Maine, County of Cumberland as. January 30, 19 87.

Then personally appeared the above named Peter R. Ainsworth

and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Richard A. Shway
Notary Public
Attorney at Law

RECORDED
RECORDED REGISTRY OF DEEDS
1987 FEB -2 AM 11:44
CUMBERLAND COUNTY
James J. Walsh

Printed Name, RICHARD A. SHWAY