

**QUITCLAIM DEED**  
**With Covenant**

KNOW ALL MEN BY THESE PRESENTS, that, G&L ENTERPRISES, LLC, a Maine limited liability company with a place of business in Portland, Maine, for consideration paid, grants to 19 SOUTH STREET DEVELOPMENT, LLC, a Maine limited liability company with a mailing address of P.O. Box 491, Portland, Maine 04112, with QUITCLAIM COVENANT, the land in Portland, County of Cumberland and State of Maine, described below:

MAINE REAL ESTATE TAX PAID

A certain lot or parcel of land, with the buildings thereon, situated on the northeasterly side of South Street, in said Portland, County of Cumberland, State of Maine, bounded and described as follows:

Beginning on the northeasterly sideline of South Street at the westerly corner of land conveyed by Emma O. Nelson to Annie E. Flaherty by deed dated June 6, 1922, and recorded in the Cumberland County Registry of Deeds in Book 1108, Page 406; thence northwesterly by the northeasterly sideline of South Street fifty-eight (58) feet, more or less, to a point situated eighty-four (84) feet southeasterly from the southeasterly sideline of Spring Street; thence northeasterly by land of Harry E. Johnson, now or formerly, eighty-five (85) feet, more or less, to the southwesterly sideline of land conveyed by Harriet P. Kilbourn to Edward T. Burrowes by deed dated September 16, 1902, and recorded in the said Registry of Deeds in Book 723, Page 147, at a point eighty (80) feet southeasterly from the southeasterly sideline of Spring Street; thence southeasterly by said Burrowes land eleven (11) feet, more or less, to the southerly corner thereof; thence northeasterly by said Burrowes land twelve (12) feet, more or less, to the southwesterly sideline of land of the City of Portland, now or formerly, being the Staples School lot; thence southeasterly by said land of the City of Portland forty-five (45) feet, more or less, to the northerly corner of said Flaherty land; thence southwesterly by said Flaherty land one hundred seventeen and five tenths (117.5) feet, more or less, to the point of beginning.

For source of title see deed of Mary E. Gaziano, dated January 29, 1999 and recorded in the Cumberland County Registry of Deeds in Book 14539, Page 58.

Also conveying a certain lot or parcel of land in the City of Portland, County of Cumberland and State of Maine and more specifically described as:

A certain lot or parcel of land situated on the northeasterly side of South Street and southeasterly side of the Spring-Middle arterial in the City of Portland, County of Cumberland, State of Maine and being bounded and described as follows:

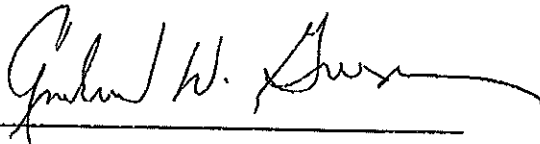
Beginning at the intersection formed by the northeasterly sideline of South Street and the southeasterly sideline of the Spring-Middle arterial in said City; thence, by said sideline of South Street on a course of South 44E 20' 30" East a distance of thirty-one and eighty-three one hundredths (31.83) feet to a spike set at the northwesterly corner of the parcel of land conveyed by deed of Harry E. Johnson to John J. O'Toole, dated April 30, 1970 and recorded in

Cumberland County Registry of Deeds in Book 3125, Page 214; thence by land, now or formerly of said O'Toole on a course of North 38E 50' East, more or less, a distance of eighty-five (85) feet, more or less, to and conveyed by deed of Casco Bank & Trust Co. to said City dated March 19, 1971 and recorded in said Registry of Deeds in Book 3163, Page 796; thence by land of said City southeasterly eleven (11) feet, more or less, to land now or formerly of said O'Toole; thence by land of said O'Toole northeasterly twelve (12) feet, more or less, to land now or formerly of 78 Center Street Condominium; thence by land of said Condominium and through land of said City of Portland northwesterly a distance of twenty-four (24) feet, more or less to said Spring-Middle arterial; thence by said arterial on a course of South 47E 24' 20" West a distance of ninety-six (96) feet, more or less, to the point of beginning. The above-described courses refer to Magnetic North of the year 1967.


For source of title, see deed of the City of Portland, dated October 21, 1999 and recorded in said Registry of Deeds in Book 15185, Page 353.

Being the same premises conveyed to the Grantor herein by deed from Three Crows, Inc., dated February 27, 2007 and recorded in the Cumberland County Registry of Deeds in Book 24891, Page 275.

IN WITNESS WHEREOF, the said G&L Enterprises, LLC has caused this instrument to be executed by Linda Bancroft-Norden, its Manager thereunto duly authorized, this 10<sup>th</sup> day of July, 2015.

  
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G&L ENTERPRISES, LLC

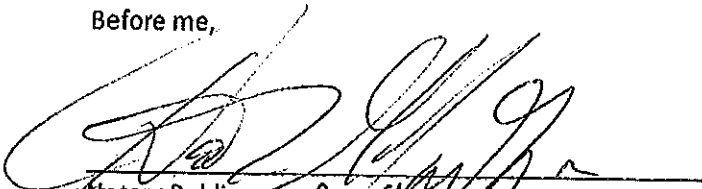
By   
Linda Bancroft-Norden  
Its Manager

STATE OF MAINE  
COUNTY OF CUMBERLAND

July 10, 2015

Then personally appeared the above-named Linda Bancroft-Norden, in her capacity as Manager of G&L Enterprises, LLC, and acknowledged the foregoing instrument to be her free act and deed and the free act and deed of G&L Enterprises, LLC.

Before me,

  
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Notary Public

Printed Name:

DAVID L. GALGAY JR.  
Attorney at Law

My Commission Expires:

SAR # 003643

Received  
Recorded Register of Deeds  
Jul 15, 2015 12:21:38P  
Cumberland County  
Nancy A. Lane