



MAINE REAL ESTATE TAX

DEED

EDWARD A. HOBLER and DAVID J. GARRITY of Portland, County of Cumberland, and State of Maine, for consideration paid, grant, convey and forever quitclaim to KEVIN DOWLING and VICTORIA DOWLING, as joint tenants, of Portland, County of Cumberland, and State of Maine, with quitclaim covenant, a certain lot or parcel of land situated in the City of Portland, County of Cumberland, and State of Maine, more particularly bounded and described as follows:

See Exhibit A attached hereto and made a part hereof

Also hereby conveying all rights, easements, privileges, and appurtenances, belonging to the premises hereinabove described.

IN WITNESS my hand and seal this 28<sup>th</sup> day of July, 2016

Witness *Sela Jimenez*

*E A Hobler*  
EDWARD A. HOBLER

Witness *Sela Jimenez*

*David J Garrity*  
DAVID J. GARRITY

State of *New Mexico*  
County of *New Mexico* ss.

Personally appeared before me Edward A. Hobler and David J. Garrity and acknowledged the foregoing instrument to be their free act and deed on *July 28<sup>th</sup>, 2016*



Before me,  
*Sela Jimenez*  
Notary Public (Attorney at Law)  
My commission expires: *11/21/19*



Doc#: 40286 Bk:33343 Pg: 226

**EXHIBIT A**  
(174 Danforth Street)

A certain lot or parcel of land with the buildings thereon in the City of Portland, County of Cumberland and State of Maine, situated on the corner made by the southerly line of Danforth Street and westerly line of Tate Street, bounded and described as follows: Beginning at said corner and running thence westerly in said southerly line of Danforth Street to the line of the middle of wall (as extended to said street), which divides the two tenements forming the brick block on said corner; thence along said last mentioned line sixty-five and nine-tenths (65.9) feet as far as the present buildings extend; thence to a point on the back sideline of the lot hereby conveyed, (which back line is parallel with Danforth Street and ninety-eight and four tenths (98.4) feet southerly from it) which point is, measuring in said back line one and five tenths (1.5) feet easterly from the place where said line of the middle wall (produced or extended) strikes said back side line; thence on said back side line to Tate Street; thence along the westerly sideline of Tate Street to the point or corner begun at.

Also an exclusive easement for parking purposes and including the right to maintain, improve and construct a barrier around said easement, said easement being bounded and described as follows: Beginning at a point on the westerly sideline of Tate Street at the southeasterly corner of the above parcel herein described; thence in a southwesterly direction along the westerly sideline of Tate Street thirteen (13) feet to a point; thence in a westerly direction parallel with Danforth Street twenty-four and four tenths (24.4) feet to a point; thence northerly parallel with said Tate Street thirteen (13) feet to the southwesterly sideline of the hereinabove described parcel; thence in an easterly direction along the southerly sideline of the hereinabove described parcel twenty-four and four tenths (24.4) feet to the point of beginning.

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said EDWARD A. HOBLER and DAVID J. GARRITY, as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

AND we do covenant 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.

Meaning and intending to convey the same premises conveyed to Edward A. Hobler and David J. Garrity by Deed dated December 31, 1996 and November 27, 1996, from Edward A. Hobler, David J. Garrity and Wells A. Hobler recorded in the Cumberland County Registry of Deeds in Book 12884, Page 112, on December 31, 1996.

*turn to:  
Kevin S. Keenan, Daulton  
174 Danforth St  
Portland, ME*

Received  
Recorded Register of Deeds  
Aug 08 2014 02:55:07P  
Cumberland County  
Nancy A. Lane

