

QUITCLAIM DEED WITH COVENANT  
Maine Statutory Short Form

Know all Persons by these Presents,

That MARY A. RYBAK AND PETER RYBAK

of \_\_\_\_\_, County of \_\_\_\_\_, State of \_\_\_\_\_,

for consideration paid, grant to MARILYN L. HEIGL AND JAMES J. HEIGL

of Middleburg \_\_\_\_\_, County of \_\_\_\_\_, State of Virginia \_\_\_\_\_,

whose mailing address is P.O. Box 1852  
Middleburg, VA 22117

with quitclaim covenant, the land in Portland \_\_\_\_\_, County of Cumberland \_\_\_\_\_,

State of Maine, described as  follows: or  on the attached: Exhibit A

Being the same premises conveyed to the Grantors herein by deed from the City of Portland dated November 9, 1966 and recorded in the Cumberland County Registry of Deeds in Book 2980, Page 720.

MAINE REAL ESTATE TAX PAID

Witness our hands and seals this 12th day of the month of November, 1993.

Signed, Sealed and Delivered

in presence of

*[Handwritten signatures of witnesses]*

*Mary A. Rybak*  
.....  
MARY A. RYBAK  
*Peter Rybak*  
.....  
PETER RYBAK

State of Maine, County of Cumberland ss. November 12, 1993.

Then personally appeared the above named Mary A. Rybak and Peter Rybak and acknowledged the foregoing instrument to be their free act and deed.

Before me,

*[Handwritten signature of Notary Public]*  
.....  
Attorney at Law Notary Public

.....Donnelly-S. Douglas.....  
Printed Name

## EXHIBIT A

A certain lot or parcel of land, with any buildings thereon, situated on the southeasterly side of Island Avenue on Peaks Island, in the City of Portland, County of Cumberland and State of Maine, and being the northeasterly part of lot numbered 15 as shown on Plan of the Skillings Farm recorded in the Cumberland County Registry of Deeds in Plan Book 11, Page 99, and being further bounded and described as follows:

Beginning on the southeasterly side of Island Avenue at the most northerly corner of land conveyed by Lincoln Skillings to Annie M. Burns and later of Amelia H. Stevens; thence northeasterly by said Island Avenue sixty-two (62) feet to lot numbered 16 on said plan; thence southeasterly by said lot numbered 16 one hundred six (106) feet, more or less, to land conveyed by Lincoln Skillings to Walter W. Cobb by deed dated June 12, 1929 and recorded in the Cumberland County Registry of Deeds in Book 1321, Page 472; thence southwesterly by said Cobb land sixty-one (61) feet, more or less, to said Burns-Stevens land; thence northwesterly by said Stevens land one hundred five (105) feet to said Island Avenue at the point of beginning.

Said premises are shown on the City of Portland Assessors' Maps as Plan 90-P-8.

Recorded  
Cumberland County  
Registry of Deeds  
11/15/93 10:53:16AM  
John E. O'Brien  
Register