

Know all Men by these Presents, That

I, Walter W. Cobb of Portland, in the County of Cumberland and State of Maine

in consideration of one dollar and other valuable consideration paid by Mary A. Riley and Florence E. Riley, both of Portland in said County and State

the receipt whereof I do hereby acknowledge, do hereby, give, grant, bargain, sell and convey unto the said Mary A. Riley and Florence E. Riley as joint tenants, and not as tenants in common, their assigns, and the survivor of them, and the heirs and assigns of such survivor forever, a certain parcel of land with the buildings thereon situated near Trefether's Landing on Peaks Island in said Portland, bounded and described as follows:

Beginning at an iron marker in the northwesterly side line of Pleasant Avenue and at the corner of land now or formerly owned by Lewis W. Skillings; thence northwesterly by the side line of the land of said Lewis W. Skillings one hundred and ten (110) feet more or less to a stone and iron marker in the side line of land now or formerly owned by Annie Margaret Burns; thence northeasterly by the side line of the land of the said Annie Margaret Burns, and land now owned by Lincoln Skillings, one hundred and twenty-three (123) feet more or less to a point in the side line of land now or formerly owned by Florence McDonald; thence southeasterly by the side line of the land of the said Florence McDonald, one hundred and five (105) feet more or less to a point in the northwesterly side line of Pleasant Avenue; thence southwesterly by the side line of said Pleasant Avenue, one hundred and twenty-two and five tenths (122.5) feet more or less to point of beginning.

Being a part of lot Numbered 15 on a plan of land formerly known as the Skillings Farm and belonging to the heirs of Harriet N. Skillings and recorded in Cumberland County Registry of Deeds, Plan Book 11, Page 99, and the same premises conveyed to me by Lincoln Skillings by deed dated June 12, 1929 and recorded in said Registry of Deeds in Book 1321, Page 472.

Also another certain lot or parcel of land with any buildings thereon, situated on Peaks Island in the said City of Portland, bounded and described as follows:

Beginning at an iron marker in the northwesterly side line of Pleasant Avenue at the corner of land owned by the said Walter W. Cobb; thence northwesterly by the side line of the land of the said Cobb and land now or formerly owned by Annie G. Skillings one hundred seven (107) feet, more or less, to a point; thence northeasterly by a line parallel to the southeasterly side line of Island Avenue sixty-two and three-tenths (62.3) feet, more or less, to a point; thence southeasterly by a line parallel to the southwesterly side line of Belvidere Road one hundred four and five-tenths (104.5) feet, more or less, to a point in the northwesterly side line of Pleasant Avenue; thence southwesterly by the northwesterly side line of Pleasant Avenue sixty-one and five-tenths (61.5) feet, more or less, to the point of beginning; being a part of Lot Numbered Sixteen (16) on a Plan of the Skillings Farm, recorded in Cumberland County Registry of Deeds in Plan Book 11, Page 99, and being the same premises conveyed to me by Della F. Skillings by deed dated September 3, 1942 and recorded in said Registry of Deeds in Book 1693, Page 399.

U.S.I.R.
\$3.85
W.W.C.
8/19/49

~~To Have and in Hold~~ the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Mary A. Riley and Florence E. Riley as joint tenants, and not as tenants in common, their assigns, and the survivor of them, and the heirs and assigns of such survivor, to them and

their use and behoof forever. And I do covenant with the said Grantees, as aforesaid, heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all incumbrances;

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

In Witness Whereof, I, the said Walter W. Cobb and Maud A. Cobb wife of the said Walter W. Cobb joining in this deed as Grantor, and relinquishing and conveying all right by descent and all other rights in the above described premises,

our hands and seals this 19th day of August in the year of our Lord one thousand nine hundred and forty-nine.

Signed, Sealed and Delivered in presence of

C. A. Brown

Walter W. Cobb

Seal

C. A. Brown

Maud A. Cobb

Seal

State of Maine, CUMBERLAND, SS.
the above named Walter W. Cobb

August 19, 1949

Personally appeared

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

Before me, Clarence A. Brown Justice of the Peace

Received August 19, 1949, at 9 o'clock 45 m. A.M., and recorded according to the original.