

61574

WARRANTY DEED  
(Maine Statutory Short Form)

MAINE REAL ESTATE TAX PAID

SAINT ANTHONY BY THE SEA, a corporation organized and existing under the laws of the State of Maine, for consideration paid, GRANTS to MOTHER OF THE GOOD SHEPHERD MONASTERY BY THE SEA, a corporation organized and existing under the laws of the State of Maine, whose mailing address is 235 Pleasant Avenue, Peaks Island, Portland, Maine 04108, with WARRANTY COVENANTS, the land situated on Peaks Island in Portland, Cumberland County, Maine, all as more particularly described in Schedule A attached hereto and made a part hereof.

IN WITNESS WHEREOF, SAINT ANTHONY BY THE SEA has caused this instrument to be executed by St. Therese J. Fitzmaurice, its President, thereunto duly authorized, this 11th day of October, 1996.

WITNESS:

SAINT ANTHONY BY THE SEA

Marie Wilson et al

BY: St. Therese J. Fitzmaurice  
Its President

St. Therese J. Fitzmaurice S.M.  
Print name

St. Therese J. Fitzmaurice  
~~COMMONWEALTH OF MASSACHUSETTS~~  
COUNTY OF Hamilton, ss.

October 10, 1996

Then personally appeared the above-named St. Therese J. Fitzmaurice President of Saint Anthony by the Sea, and acknowledged the foregoing instrument to be his/her free act and deed in his/her said capacity and the free act and deed of said Saint Anthony by the Sea.

Before me,

Carol Lichtenberg  
Notary Public

Carol Lichtenberg S.M.  
Type or print name



CAROL LICHTENBERG  
Notary Public, State of Ohio  
Commission Expires Apr. 16, 2000

SCHEDULE A

Two certain lots or parcels of land with the buildings and improvements thereon, if any, situated on Peaks Island in the City of Portland, County of Cumberland and State of Maine, being more particularly bounded and described as follows:

Parcel One

A certain lot or parcel of land with the buildings thereon, situated on Peaks Island, in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at an iron monument in the angle formed by the intersection of the southeasterly side line of Pleasant Avenue with the southwesterly side line of Belvidere Road, so-called; thence southeasterly by said Belvidere Road, Two Hundred fifty-two and twenty-five hundredths (252.25) feet to an iron monument; thence southerly ninety-four and eight tenths (94.8) feet to an iron monument in the division line between land now or formerly of William H. Sargent and the lot hereby conveyed; thence westerly by said Sargent land one hundred eighty (180) feet to an iron monument; thence northwesterly by land now or formerly belonging to Lincoln Skillings, two hundred and eight tenths (200.8) feet to an iron monument in the southeasterly side line of Pleasant Avenue; thence northeasterly by said Pleasant Avenue, one hundred fifty-one (151) feet to the iron monument and point of beginning. The house on said premises is known as Oak Cottage.

Meaning and intending to convey and hereby conveying the same premises conveyed to Saint Anthony By The Sea by deed of Clyde H. Goff and Ellen L. Goff acknowledged November 12, 1963 and recorded in the Cumberland County Registry of Deeds in Book 2787, Page 307.

Parcel Two

A certain lot or parcel of land with the buildings thereon, situated on Peaks Island in said Portland, and being more particularly bounded and described as follows:

Beginning at an iron marker at the intersection of the southwesterly side line of Belvidere Road with the northwesterly side line of Pleasant Avenue; thence southwesterly by the side line of Pleasant Avenue sixty-one (61) feet, more or less, to a point; thence northwesterly 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; thence northeasterly by a line parallel to the southeasterly side line of Island Avenue sixty-one (61) feet more or less to a point in the southwesterly side line of Belvidere Road; thence southeasterly by the side line of Belvidere Road one hundred

three (103) feet, more or less, to the point of beginning. Being a part of lot numbered 16 on a Plan of the Skillings Farm recorded in Cumberland County Registry of Deeds in Plan Book 11, Page 99.

Meaning and intending to convey and hereby conveying the same premises conveyed to Saint Anthony By The Sea by deed of Ruby M. McDonald acknowledged August 24, 1964 and recorded in said Registry of Deed in Book 2847, Page 224.

The premises described above are subject to certain rights and easements granted the Portland Water District by deed of Saint Anthony By The Sea dated July 1, 1986 and recorded in the Cumberland County Registry of Deeds in Book 7250, Page 26.

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RECEIVED  
CUMBERLAND COUNTY REGISTRY OF DEEDS  
03 OCT 17 PM 1:25  
CUMBERLAND COUNTY  
*John B. O'Brien*