

**WARRANTY DEED**  
Maine Statutory Short Form

**KNOW ALL BY THESE PRESENTS**, that we, **Doris B. Sears** of the City of Portland, **Warren D. Sears, III** of the Town of Windham and **Judy D. Kopetski** of the Town of Lyman, for consideration paid, **GRANT** to **Louise Bugeau** and **Paul Bugeau** whose mailing address is, 75 Dover Road, Longmeadow, MA 01106 with **WARRANTY COVENANTS**, as joint tenants all of the Grantors' interest in real property commonly known as 13 Fernald Terrace, and located in the City of Portland, County of Cumberland and State of Maine, described as follows:

**SEE SCHEDULE A ATTACHED HERETO AND MADE A PART HEREOF.**

Meaning and intending to convey the same premises as described in a deed from Warren D. Sears, Jr. and Doris B. Sears to Warren D. Sears, Jr., Doris B. Sears, Warren D. Sears, III and Judy D. Kopetski dated July 16, 2002 and recorded in the Cumberland County Registry of Deeds in Book 17864, Page 201. Upon information and belief, Warren D. Sears Jr. died on or about September 18, 2008, leaving Doris B. Sears, Warren D. Sears, III and Judy D. Kopetski as the surviving joint tenants.

WITNESS my hand and seal this 22 day of June, 2017.

**SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF WITNESS**

Brenda Garcia  
Witness Print Name:

Doris B. Sears  
Doris B. Sears

**STATE OF MAINE**  
**COUNTY OF CUMBERLAND, ss.**

June 22, 2017

Then personally appeared the above named Doris B. Sears and acknowledged the foregoing instrument to be her free act and deed, before me,


Kathy Apon  
Notary Public/Attorney at Law

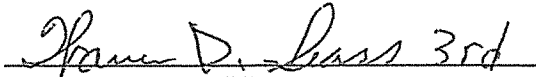


**KATHY APON**  
Notary Public - State of Maine  
My Comm. Expires Feb. 13, 2024

WITNESS my hand and seal this 23<sup>rd</sup> day of June, 2017.

**SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF WITNESS**


  
Witness Print Name: ELEANOR L. DOMINGUEZ

  
Warren D. Sears, III

**STATE OF MAINE  
COUNTY OF CUMBERLAND, ss.**

June 23<sup>rd</sup> 2017


Then personally appeared the above named Warren D. Sears, III and acknowledged the foregoing instrument to be his act and deed, before me,

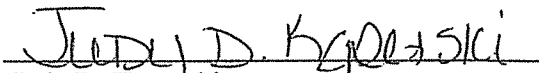
  
Notary Public/Attorney at Law

**Eleanor L. Dominguez**  
Maine Attorney at Law  
MAINE BAR NO. 4612

WITNESS my hand and seal this 23<sup>rd</sup> day of June, 2017.

**SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF WITNESS**

  
Witness Print Name: ELEANOR L. DOMINGUEZ

  
Judy D. Kopetski

**STATE OF MAINE  
COUNTY OF CUMBERLAND, ss.**

June 23, 2017

Then personally appeared the above named Judy D. Kopetski and acknowledged the foregoing instrument to be her act and deed, before me,

  
Notary Public/Attorney at Law

**Eleanor L. Dominguez**  
Maine Attorney at Law  
MAINE BAR NO. 4612

## SCHEDULE A

A certain lot or parcel of land, with the buildings thereon, situated on the northeasterly side of Front Street, in the City of Portland, being numbered 23 as shown on Plan of Fernald Park, dated September 1943, and recorded in Cumberland County Registry of Deeds, in Plan Book 30, Page 42, to which plan reference is hereby made for a more particular description.