

WARRANTY DEED
(Maine Statutory Short Form)

KNOW ALL MEN BY THESE PRESENTS

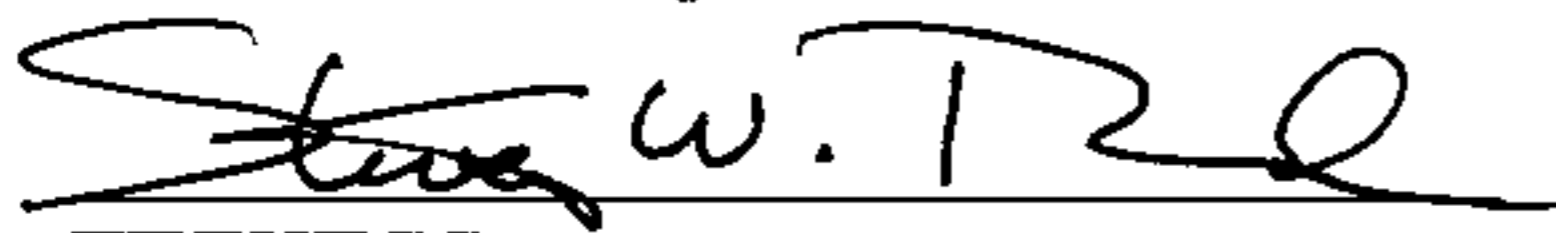
THAT I, ROBERT B. LIGHTFOOT (f/k/a Robert W. Lightfoot), of Whitefield, Maine, for consideration paid, grant to **SUMMIT REAL ESTATE, LLC, a Maine Limited Liability Company**, whose mailing address is 143 Summit St., Portland, Maine 04103, **with Warranty Covenants**, a certain lot or parcel of land, with any buildings thereon, situated in Portland, County of Cumberland, State of Maine, and being more particularly described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO
MADE A PART HEREOF AND INCORPORATED BY REFERENCE HEREIN**

Being a portion of the premises conveyed in a deed from Guilford F. Pendexter to Robert W. Lightfoot dated September 25, 1979 and recorded in the Cumberland County Registry of Deeds in Book 4500, Page 168.

IN WITNESS WHEREOF, I, ROBERT B. LIGHTFOOT, have caused this instrument to be executed on this 2nd day of November, 2012.

SIGNED, SEALED AND DELIVERED
in presence of


WITNESS


ROBERT B. LIGHTFOOT

STATE OF MAINE
COUNTY OF CUMBERLAND

Personally appeared before me on this 2nd day of November, 2012, the above named **ROBERT B. LIGHTFOOT** and acknowledged the foregoing instrument to be his free act and deed.

Before me,


Notary Public/Attorney at Law

Printed Name: _____

COMMISSION EXPIRES: N/A

STEVEN W. RAND
ATTORNEY AT LAW, STATE OF MAINE
(AUTHORIZED TO TAKE ACKNOWLEDGMENTS
PURSUANT TO 4 M.R.S.A. 1056)

MAINE REAL ESTATE TAX PAID

EXHIBIT A

0 East Kidder St., Portland

A certain lot or parcel of land situated on the Northwesterly side of Kidder Street in the City of Portland, County of Cumberland and State of Maine being more particularly described as follows:

Beginning at a 5/8" capped rebar (#1328) set in the ground at the Northerly corner at the Northeasterly end of Kidder Street on the Southwesterly side line of *Townhomes at Ocean East Condominium* as shown on a plan recorded in the Cumberland County Registry of Deeds in Plan Bok 204 on Page 49;

Thence S 61°48'39" W along the Northwesterly side line of the said Kidder Street 50.00 feet to a 5/8" capped rebar (#1328) set in the ground;

Thence N 14°34'49" W across land of the Grantor 14.50 feet to a 5/8" capped rebar (#1328) set in the ground;

Thence N 27°57'08" W continuing across land of the Grantor 26.39 feet to a 5/8" capped rebar (#1328) set in the ground;

Thence N 78°30'30" W continuing across land of the Grantor 30.58 feet to a 5/8" rebar found set flush in the ground at the Easterly corner of land now or formerly of Caroline J. Archambeau (3395/285);

Thence N 28°10'39" W along land of the said Archambeau 60.00 feet to a 5/8" rebar found buried 2" in the ground at the Northerly corner of land of the said Archambeau on the Southeasterly boundary of land now or formerly of James M. Davis and Tim Fredheim (22,898/201);

Thence N 61°48'39" E along land of the said Davis and Fredheim 70.00 feet to a 5/8" capped rebar (#1328) set in the ground at the Easterly corner of land of the said Davis and Fredheim on the Southwesterly boundary of land of the said *Townhomes at Ocean East*;

Thence S 28°11'21" E along land of the said *Townhomes at Ocean East* 120.00 feet to the point of beginning. Containing 7,246 square feet.

All bearings are Magnetic of the Year 1997.

Meaning and intending to convey a portion of the premises conveyed to this Grantor by a deed recorded in the Cumberland County Registry of Deeds in Book 4500 on Page 168.