

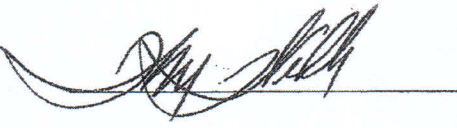
**QUITCLAIM DEED**  
Maine Statutory Short Form

**CREATIVE WORKS F/K/A YORK-CUMBERLAND ASSOCIATION FOR HANDICAPPED PERSONS D/B/A CREATIVE WORK SYSTEMS**, a Maine non-profit corporation, organized and existing under the laws of the State of Maine, with a place of business at 443 Congress Street, Portland, Maine (the "Grantor"), for consideration paid, grants to **DOBKOWSKI BIRSEN, LLC**, a Maine limited liability company with a mailing address of 625 Main Street, Westbrook, Maine 04092 (the "Grantee"), a certain lot or parcel of land, together with any improvements thereon, situated in the City of Portland, County of Cumberland, State of Maine and being more particularly described in **Exhibit A** attached hereto and made a part hereof.

IN WITNESS WHEREOF, Creative Works f/k/a York-Cumberland Association for Handicapped Persons d/b/a Creative Work Systems has caused this instrument to be executed by Heidi Howard, Executive Director, thereunto duly authorized, as of this 22 day of June, 2017.

WITNESS:

**CREATIVE WORKS F/K/A  
YORK-CUMBERLAND ASSOCIATION FOR  
HANDICAPPED PERSONS  
D/B/A CREATIVE WORK SYSTEMS**



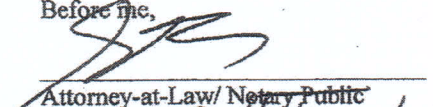
By Heidi Howard  
Heidi Howard, Executive Director

STATE OF MAINE  
COUNTY OF CUMBERLAND

June 22 2017

Personally appeared the above-named Heidi Howard, Executive Director of Creative Works f/k/a York-Cumberland Association for Handicapped Persons d/b/a Creative Work Systems as aforesaid, and acknowledged the foregoing instrument to be her free act and deed in her said capacity and the free act and deed of said Creative Works f/k/a York-Cumberland Association for Handicapped Persons d/b/a Creative Work Systems.

Before me,

  
\_\_\_\_\_  
Attorney-at-Law/ Notary Public  
Print Name: Scott Herrick  
Commission Expires:

## EXHIBIT A

A certain lot or parcel of land, together with any improvements thereon, lying northerly of Brighton Avenue, in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at a drill hole in the concrete sidewalk at the intersection of the northerly sideline of Brighton Avenue and the easterly sideline of Edgeworth Street, said drill hole lying S 86 degrees 02 minutes 30 seconds E a distance of 4.13 feet from a bronze plug set in a granite monument marking the intersect of the three foot offset lines of Brighton Avenue and Edgeworth Street; thence S 42 degrees 35 minutes E along the northwesterly sideline of Brighton Avenue a distance of 200.28 feet to an iron pipe set in the ground at the intersection of the northerly sideline Brighton Avenue with the westerly sideline of Westminster Street; thence N 50 degrees 30 minutes E along the westerly sideline of Westminster Street a distance of 134.25 feet to an iron pipe set in the ground at the southeasterly corner of land now or formerly of one Carl L. Howe; thence N 39 degrees 30 minutes W along the southerly line of land now or formerly of said Howe a distance of 100.00 feet to an iron pipe set in the ground for a corner; thence N 50 degrees 30 minutes E along the westerly line of land now or formerly of said Howe a distance of 17.00 feet to an iron pipe set in the ground at the southeasterly corner of land now or formerly of one Peter W. Panagakos; thence N 39 degrees 18 minutes 45 seconds W along the southerly line of land now or formerly of said Panagakos a distance of 100.00 feet to the easterly sideline of Edgeworth Street and an iron pipe set in the ground; thence S 50 degrees 30 minutes W along the easterly sideline of Edgeworth Street a distance of 162.35 feet to the point of beginning.

ALSO RELEASING, all right, title and interest in and to the parcels described below, if any, to the extent not already described in the historical description set forth above (the "Survey Description"):

A certain lot or parcel of land, together with buildings located thereon, situated on the northerly side of Brighton Avenue, in the City of Portland, County of Cumberland, State of Maine, bounded and described as follows:

Beginning at the intersection of the northerly sideline of Brighton Avenue and the easterly sideline of Edgeworth Street; thence S 46° 10' E along the northeasterly sideline of Brighton Avenue 200.28 feet to the intersection of the northerly sideline of Brighton Avenue with the westerly sideline of Westminster Street; thence N 46° 55' E along the westerly sideline of Westminster Street 134.25 feet to land now or formerly of Carl L. Howe; thence N 43° 05' W along the southerly line of land of said Howe 100.00 feet; thence N 46° 55' E along the westerly line of said Howe 17.00 feet at the southeasterly corner of land now or formerly of Peter W. Panagakos; thence N 42° 53' 45" W along the southerly line of said Panagakos 100.00 feet to the easterly sideline of Edgeworth Street; thence S 46° 55' W along the easterly sideline of Edgeworth Street a distance of 162.35 feet to the point of beginning.

The above described parcel contains 29,642 square feet or 0.68 Acres.