

**SUGGESTED LANDSCAPING EASEMENT
ACROSS LAND OF
CHABAD LUBAVITCH OF MAINE INC.
POMEROY STREET
PORTLAND, MAINE**

**June 28, 2013
Revised August 12, 2013**

The Grantor conveys unto _____ and their assigns a certain landscaping easement to use, maintain and replace vegetation and landscaping to preserve the existing vegetation as a visual buffer with a right of entry on foot to a certain strip of land located southwesterly of, but not adjacent thereto, the southwesterly sideline of Pomeroy Street, so-called, in the City of Portland, County of Cumberland and State of Maine and shown on the plan titled "Site Plan, Level I – Minor Residential Dev., Level II – Road Improvements, Land of Chabad Lubavitch of Maine, Inc., Pomeroy Street, Portland, Maine" dated January 2012 as revised through 6/19/13 by Berry Huff McDonald Milligan, Inc.; said landscaping easement being more particularly described as follows:

Beginning at a point on the northwesterly property line of land of Chabad Lubavitch of Maine Inc. (Grantor) and the southeasterly sideline of land now or formerly of Kriston Briggs; said point of beginning being S 60°-18'-30" W a distance of 75.00 feet from a 1/2" iron rod found on the southwesterly sideline of said Pomeroy Street at the northeasterly corner of land of said Chabad Lubavitch of Maine Inc. and the southeasterly corner of land of said Briggs;

thence from said point of beginning S 29°-41'-30" E across the land of said Chabad Lubavitch of Maine Inc. a distance of 12.00 feet to a point;

thence S 60°-18'-30" W across the land of said Chabad Lubavitch of Maine Inc. a distance of 70.00 feet to a point;

thence N 29°-41'-30" W across the land of said Chabad Lubavitch of Maine Inc. a distance of 12.00 feet to a point and the southeasterly sideline of land now or formerly of Jean E. Gilpatrick;

thence N 60°-18'-30" E along the land of said Gilpatrick and along the land of said Briggs a distance of 70.00 feet to the point of beginning.

The above described landscaping easement encompasses 900 s.f.. All bearings refer to magnetic north as observed in 1986.

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