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**Know all Men by these Presents, That**

We, Walter E. Corey III and Mary Patricia Corey, both of Portland, in the County of Cumberland and State of Maine,

in consideration of one dollar and other valuable consideration paid by Nicholas S. Nadzo and Elaine J. Nadzo, both of Scarborough, in the County of Cumberland and State of Maine,

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said Nicholas S. Nadzo and Elaine J. Nadzo as joint tenants, and not as tenants in common, their heirs and assigns forever, a certain lot or parcel of land situated in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at an elm tree located at the southeasterly corner of land formerly of Fletcher W. Means in Portland, Maine, as shown on a plan entitled "Plan of Kings Mark" made for Janet Lane by H. I. and E. C. Jordan, Civil Engineers, dated June, 1950, and recorded in Cumberland County Registry of Deeds in Plan Book 35, Page 74; thence S 61° 25' W along land now or formerly of Arthur F. Maxfield et al. sixty-seven (67) feet to the southeasterly corner of Lot 19 of said Plan; thence N 23° 46' 30" W along Lot 19 two hundred nine (209) feet, more or less, to a point which is the extension of a line twenty-five (25) feet southerly of and parallel with a tennis court; thence northeasterly parallel to and twenty-five (25) feet southerly of said tennis court one hundred twenty-two (122) feet, more or less, to a point; thence N 8° 10' 39" E forty-seven (47) feet, more or less, to a sewer easement of the City of Portland and other land of the Grantee, said point being radial to a curve at N 27° 15' 59" E; thence right by a convex curve along other land of the Grantee, said curve having a radius of one hundred thirty-five (135) feet and an arc length of eighty-three (83) feet, more or less, to the point of tangency of the curve; thence southwesterly by other land of the Grantee two hundred thirty-five (235) feet, more or less, to the point of beginning.

The above-described parcel of land containing approximately 29,241 square feet.

Being a portion of the premises conveyed to these Grantors by deed of William G. Black, Jr. et al. dated July 16, 1973, and recorded in Cumberland County Registry of Deeds in Book 3428, Page 187.

To Have and to Hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Nicholas S. Nadzo and Elaine J. Nadzo as joint tenants, and not as tenants in common, their

heirs and assigns, to them and their use and behoof forever. And we do covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all incumbrances, that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs and assigns shall and will warrant and defend the same to the said Grantee, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, We, Walter E. Corey III and Mary Patricia Corey,

joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seal this 5th day of July in the year of our Lord one thousand nine hundred and seventy-nine.

Signed, Sealed and Delivered in presence of

*Elizabeth R. Godfrey*  
*James P. Sullivan*

*Mary Patricia Corey*  
*Walter E. Corey III*

State of Maine, Cumberland, ss.  
Personally appeared the above named  
Walter E. Corey III  
and acknowledged the foregoing instrument to be his free act and deed.

July 5 19 79.  
MY COMMISSION EXPIRES  
NOVEMBER 4, 1984

Before me, *James P. Sullivan* NOTARY PUBLIC.  
~~JUSTICE OF THE PEACE.~~

STATE OF MAINE, CUMBERLAND COUNTY, SS. REGISTRY OF DEEDS  
Received JUL 5 1979 at 11 o'clock 44 m. A M., and recorded  
in BOOK 4451 PAGE 310 Attest: *Leah B. Tibbitts* DEPUTY Register.