

Know all Men by these Presents,

That The City of Portland, a body politic and corporate, and located at Portland, in the County of Cumberland and State of Maine, in consideration of one dollar and other valuable considerations paid by Francis P. Drake

of Portland, in the County of Cumberland and State of Maine, the receipt whereof it does hereby acknowledge, does hereby remise, release, bargain, sell and convey, and forever quit-claim unto the said Francis P. Drake, his

Heirs and Assigns forever, all its right, title and interest in and to the following described real estate situated in Portland in the County of Cumberland and State of Maine and more

particularly described as, viz:

Taft Avenue, Porter Avenue, Eastman Avenue. Assessors Plan 272-G-15 to 22.

Being the same premises acquired by tax deed dated February 28, 1961, recorded in Cumberland County Registry of Deeds Book 2760 Page 193, assessed to John S. & Constantine Patrinely and sold February 6, 1961 for non-payment of the 1960 tax.

Also another certain lot or parcel, Porter Avenue (formerly Wilson Avenue) Lots 323, 324, 325, 326, Rec Plan Portland Gardens. Assessors Plan 272-G-23 to 26.

Being the same premises acquired by tax deed dated February 28, 1933, recorded in Cumberland County Registry of Deeds Book 1767 Page 305, assessed to Patience Small and sold February 6, 1933 for non-payment of the 1932 tax.

Also another certain lot or parcel Porter Avenue (formerly Wilson Avenue) Lots 327-328, Rec Plan Portland Gardens. Assessors Plan 272-G-27-28.

Being the same premises acquired by tax deed dated February 28, 1948 recorded in Cumberland County Registry of Deeds Book 1955 Page 497, assessed to Frank L. Adkins and sold February 2, 1948 for non-payment of the 1947 tax.

Also another certain lot or parcel Porter Avenue (formerly Wilson Avenue) Lots 329, 330 Rec Plan Portland Gardens. Assessors Plan 272-G-29-30.

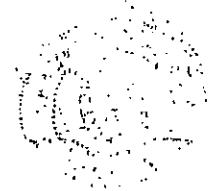
Being the same premises acquired by tax deeds dated February 23, 1928 and February 23, 1929 recorded in Cumberland County Registry of Deeds Book 1383 Page 19 and 101, assessed to George Lamproupoulos and sold February 6, 1928 for non-payment of the 1927 tax. It was again sold February 4, 1929 for non-payment of the 1928 tax.

Meaning and intending to convey the same lands and building
which the said grantee acquires by tax deed dated

The deed of the said grantee is recorded in the County of
County Registry Book of Deeds Tax Book Page

This property is situated

and is subject to the non-payment of
the tax. It was sold to the
for the purpose of paying the tax.



At each tax sale the City of Portland was the Purchaser.

Said premises are hereby conveyed subject to taxes thereon
for the year 1972, and said grantee assumes and agrees to pay said
taxes as part of the consideration for this conveyance.

On have and to hold the same, together with all the privi-
leges and appurtenances thereunto belonging to the said
Francis P. Drake, his

Heirs and Assigns, forever.

3.19

110

In Witness Whereof, the said City of Portland has caused this instrument to be executed and its corporate seal affixed by John G. DePalma - Director of Finance, thereunto duly authorized, this 31st day of October A. D. 1972 .

Signed, Sealed and Delivered in presence of

City of Portland

Lucy M. Boggs

By John G. DePalma
Director of Finance



State of Maine,
Cumberland,

} ss.

October 31st, 1972 .

Then personally appeared the above named John G. DePalma and acknowledged the foregoing instrument to be his free act and deed in his said capacity, and the free act and deed of said City of Portland.

Before me,

Janet P. Kelley
Notary Public
MY COMMISSION EXPIRES
JULY 29, 1975
MAINE
Register

NOV 2 1972
REGISTRY OF DEEDS, CUMBERLAND COUNTY, MAINE
Received at 9 434 A.M. and recorded in
BOOK 3320 PAGE 108

3.20

30

7646
(122)

Know all Men by these Presents,

That I, ANDREW PATRINELIS, of Portland, County of Cumberland and State of Maine

in consideration of One Dollar (\$1.00) and other valuable considerations

paid by FRANCIS P. DRAKE, of Portland, County of Cumberland and State of Maine

and whose mailing address is 19 Birchvale Drive, Portland, Maine 04102

the receipt whereof I do hereby acknowledge, do hereby renew, release, bargain, sell and convey, and forever quit-claim unto the said

Francis P. Drake, his heirs and assigns forever,

~~xxxxxx~~
certain lots or parcels of land situated on Porter Avenue, Eastman Avenue and Taft Avenue in the City of Portland, County of Cumberland and State of Maine and being more specifically described as follows:

Lots shown on City of Portland Assessor's Plan, Book 272-G-15 to 22. Said lots also being Lots Nos. 315, 316, 317, 318, 319, 320, 321 and 322, as shown on Plan of Portland Gardens recorded at the Cumberland County Registry of Deeds in Plan Book 12, Page 23, to which plan reference is made for a more particular description.

4196
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Being a portion of the premises conveyed in deed of Andrew Patrinelis to John S. Patrinelis, George Patrinelis and Constantine Patrinelis, dated July 1, 1930 and recorded at the Cumberland County Registry of Deeds in Book 1351, Page 223. By said conveyance, each grantee received a 1/4 interest in said premises, the said Andrew Patrinelis retaining a 1/4 interest to himself. The said George Patrinelis, by deed dated August 29, 1934, recorded at said Registry in Book 1442, Page 389, conveyed his interest in said premises to the said Constantine Patrinelis and John S. Patrinelis.

The said John S. Patrinelis died intestate, his estate being administered by the Cumberland County Probate Court, Probate Docket No. 57606. The sole heirs-at-law of the said John S. Patrinelis were his wife Nacita P. Patrinelis, and his brothers, the said Andrew S. Patrinelis and said Constantine Patrinelis, who is now known as Charles Parnell.

The aforesaid premises were the same premises acquired by the City of Portland by tax deed dated February 28, 1961, recorded at said Registry in Book 2760, Page 193, and at the time of the taking, were assessed to the said John S. Patrinelis and Constantine Patrinelis and the same were sold for non-payment of the 1960 tax on February 6, 1961.

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32

7647

(122)

Know all Men by these Presents,

That I, CHARLES PARNELL, a/k/a CONSTANTINE PATRINELIS, of San Rafael, County of Marin and State of California

in consideration of One Dollar (\$1.00) and other valuable considerations

paid by FRANCIS P. DRAKE, of Portland, County of Cumberland and State of Maine

and whose mailing address is 19 Birchvale Drive, Portland, Maine 04102

the receipt whereof I do hereby acknowledge, do hereby renounce,

release, bargain, sell and convey, and forever quit-claim unto the said

Francis P. Drake, his

heirs and assigns forever,

~~xxxxxx~~
certain lots or parcels of land situated on Porter Avenue, Eastman Avenue and Taft Avenue in the City of Portland, County of Cumberland and State of Maine and being more specifically described as follows:

Lots shown on City of Portland Assessor's Plan, Book 272-G-15 to 22. Said lots also being Lots Nos. 315, 316, 317, 318, 319, 320, 321 and 322, as shown on Plan of Portland Gardens recorded at the Cumberland County Registry of Deeds in Plan Book 12, Page 23, to which plan reference is made for a more particular description.

Being a portion of the premises conveyed in deed of Andrew Patrinelis to John S. Patrinelis, George Patrinelis and Constantine Patrinelis, dated July 1, 1930 and recorded at the Cumberland County Registry of Deeds in Book 1351, Page 223. By said conveyance, each grantee received a 1/4 interest in said premises, the said Andrew Patrinelis retaining a 1/4 interest to himself. The said George Patrinelis, by deed dated August 29, 1934, recorded at said Registry in Book 1442, Page 389, conveyed his interest in said premises to the said Constantine Patrinelis and John S. Patrinelis.

The said John S. Patrinelis died intestate, his estate being administered by the Cumberland County Probate Court, Probate Docket No. 57606. The sole heirs-at-law of the said John S. Patrinelis were his wife Nacita P. Patrinelis, and his brothers, the said Andrew S. Patrinelis and said Constantine Patrinelis, who is now known as Charles Parnell.

The aforesaid premises were the same premises acquired by the City of Portland by tax deed dated February 28, 1961, recorded at said Registry in Book 2760, Page 193, and at the time of the taking, were assessed to the said John S. Patrinelis and Constantine Patrinelis and the same were sold for non-payment of the 1960 tax on February 6, 1961.

4196
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34

7648
(122)

Know all Men by these Presents,

That I, Nacita P. Coewey, of Keene in the County of Cheshire, and State of New Hampshire, formerly known as Nacita P. Patrinellis,

in consideration of one dollar and other valuable considerations,

paid by Frances F. Drake, of Portland, County of Cumberland and State of Maine, and whose mailing address is 19 Birchvale Drive, Portland, Maine, 04102;

the receipt whereof I do hereby acknowledge, do hereby remise, release, bargain, sell and convey, and forever quit-claim unto the said

Francis F. Drake, his heirs and assigns forever, certain lots or parcels of land situated on Porter Avenue, Eastman Avenue and Taft Avenue in the City of Portland, County of Cumberland and State of Maine and being more specifically described as follows:

Lots shown on City of Portland Assessor's Plan, Book 272-0-15 to 22. Said lots also being Lots Nos. 215, 216, 217, 218, 219, 220, 221, and 222, as shown on Plan of Portland Gardens recorded at Cumberland County Registry of Deeds in Plan Book 12, Page 23, to which plan reference is made for a more particular description.

Being a portion of the premises conveyed in deed of Andrew Patrinellis to John S. Patrinellis, George Patrinellis and Constantine Patrinellis, dated July 1, 1920 and recorded at the Cumberland County Registry of Deeds in Book 1751, Page 223. By said conveyance, each grantee received a 1/4 interest in said premises, the said Andrew Patrinellis retaining a 1/4 interest to himself. The said George Patrinellis by deed dated August 29, 1924, recorded at said Registry in Book 1442, Page 309, conveyed his interest in said premises to the said Constantine Patrinellis and John S. Patrinellis.

The said John S. Patrinellis died intestate, his estate being administered by the Cumberland County Probate Court, Probate Docket No. 57666. The sole heirs-at-law of the said John S. Patrinellis were his wife Nacita P. Patrinellis, and his brothers, the said Andrew S. Patrinellis and said Constantine Patrinellis, who is now known as Charles Farnell.

The aforesaid premises were the same premises acquired by the City of Portland by tax deed dated February 28, 1961, recorded at said Registry in Book 2760, Page 193, and at the time of the taking, were assessed to the said John S. Patrinellis and Constantine Patrinellis and the same were sold for non-payment of the 1960 tax on February 6, 1961.

4196
34

323

14846

Know all Men by these Presents,

169 07

That The City of Portland, a body politic and corporate, and located at Portland, in the County of Cumberland and State of Maine, in consideration of one dollar and other valuable considerations paid by Francis P. Drake

P.O. Box 1378
Portland, Maine 04101

of Portland, in the County of Cumberland and State of Maine, the receipt whereof it does hereby acknowledge, does hereby renter, release, bargain, sell and convey, and forever quit-claim unto the said Francis P. Drake and his

Heirs and Assigns forever, all its right, title and interest in and to the following described real estate situated in Portland in the County of Cumberland and State of Maine and more

particularly described as, viz: Real Estate, Portland, Maine, Assessors' Plans on file in City Hall, Plan 372-G-31 to 36, Porter Ave. & Bower St., 17,100 SF, Val. \$910.

4440
169

3.25

171

In Witness Whereof, the said City of Portland has caused this instrument to be executed and its corporate seal affixed by John G. DePalma Director of Finance, thereunto duly authorized, this Fifth day of June A. D. 19 79 .

Signed, Sealed and Delivered in presence of

City of Portland

Maurice Upham

By *John G. DePalma*
Director of Finance.

State of Maine,
Cumberland.

} ss.

June 5 19 79 .

Then personally appeared the above named John G. DePalma and acknowledged the foregoing instrument to be his free act and deed in his said capacity, and the free act and deed of said City of Portland.

Before me,

James O. Kelley
Justice of the Peace
Notary Public
MY COMMISSION EXPIRES
JULY 19, 1979
MAINE

JUN 19 1979

REGISTRY OF DEEDS CUMBERLAND COUNTY, MAINE
Received at 11 R 53 N 4 W, and recorded in
BOOK 4440 PAGE 169 *Leah J. Tibbitts* Deputy Registry

NO CORP.
SEAL

July 19
1979

326

14847

172

Know all Men by these Presents,

That The City of Portland, a body politic and corporate, and located at Portland, in the County of Cumberland and State of Maine, in consideration of one dollar and other valuable considerations paid by Francis P. Drake, P.O. Box 1378, Portland, Maine 04101

of Portland, in the County of Cumberland and State of Maine, the receipt whereof it does hereby acknowledge, does hereby release, bargain, sell and convey, and forever quit-claim unto the said Francis P. Drake and his

Heirs and Assigns forever, all its right, title and interest in and to the following described real estate situated in Portland in the County of Cumberland and State of Maine and more particularly described as, viz: Real Estate, Portland, Maine, Assessor's Plans on file in Assessor's Office, City Hall, 272-G-1 to 6, Taft Ave. & Bover St. 17100 SF, Val. \$910.

9440
172

174

NO CORP.
SEAL

In Witness Whereof, the said City of Portland has caused
this instrument to be executed and its corporate seal affixed by
John G. DePalma Director of Finance, thereunto duly authorized,
this Fifth day of June A. D. 1979 .

Signed, Sealed and Delivered
in presence of

City of Portland

Maureen Lephane

By *John G. DePalma*
Director of Finance.

State of Maine,
Cumberland, } ss.

June 5 1979 .

Then personally appeared the above named John G. DePalma
and acknowledged the foregoing instrument to be his free act and
deed in his said capacity, and the free act and deed of said City
of Portland.
Before me,

Gary L. [Signature]
Notary Public
MY COMMISSION EXPIRES
JULY 1979

July 19
1979

JUN 19 1979

REGISTRY OF DEEDS CUMBERLAND COUNTY, MAINE
Received at 11:53 AM, and recorded in
BOOK 4460 PAGE 172 *Leah S. [Signature]* Deputy Register

(122)

QUITCLAIM DEED
Without Covenant
Release

187

Know all Men by these Presents,

That I, William L. Snook, of the Town of Leesburg, County of Lake, and State of Florida

in consideration of One Dollar (\$1.00) and other valuable considerations

paid by Francis P. Drake, of City of Portland, County of Cumberland, and State of Maine

and whose mailing address is 19 Birchvale Drive, Portland

the receipt whereof I do hereby acknowledge, do hereby remise,

release, bargain, sell and convey, and forever quitclaim unto the said Francis

P. Drake, his

heirs and assigns forever,

a certain lot or parcel of land with the buildings thereon situated in the City of Portland, being lots Nos. 301, 302, 303, 304, 305, 306, 331, 332, 333, 334, 335 and 336, as shown on Plan of Portland Gardens, recorded in the Cumberland County Registry of Deeds in Plan Book 12, Page 23. Said lots also being described by the City of Portland as land on East side of Taft Avenue and South side Bower Street lots 301 to 306, recorded in Plan Portland Gardens Assessors Plan 272-G-1 to 6 Area 17100 Sq. Ft. and land West side Wilson Avenue and S side Bower Street Lots 331 to 336 Record Plan Portland Gardens Assessors Plan 272-G-31 to 36 approximate area 17100 square feet.

Being the same premises conveyed to Francis P. Drake by the City of Portland by deeds dated June 5, 1979, and recorded in said Registry of Deeds in Book 4440, Page 169 and Book 4440, Page 172.

The purpose of this deed is to release any interest I may have as beneficiary under section four of the Last Will and Testament of Jefferson Snook, whose estate was duly probated in the Lincoln County Probate Court Docket #34-1975. The said Jefferson Snook lost the above described property for nonpayment of 1943 taxes, as described in Book 1865, Page 241 and Book 1865, Page 243, as recorded in the Cumberland County Registry of Deeds.

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187

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188

To have and to hold the same, together with all the privileges and appurtenances thereunto belonging, to the said Francis P. Drake, his

heirs and assigns, to him and their own use and behoof forever.

In Witness Whereof, the said William L. Snook and Anne Snook wife of the said

William L. Snook joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have herunto set our hands and seals this eighth day of December in the year of our Lord one thousand nine hundred and eighty-two.

Signed, Sealed and Delivered in presence of

Cheryl E. Sutton
Harold [unclear]
L. [unclear]
Irene Dougherty

William L. Snook
William L. Snook
Anne Snook
Anne Snook

State of Florida
County of Lake

Dec. 8 1982

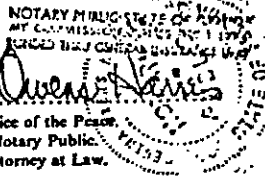
Personally appeared the above named William L. Snook

and acknowledged the above

instrument to be his free act and deed.

Before me,

Regina Owens
Justice of the Peace
Notary Public
Attorney at Law



DEC 15 1982

REGISTRY OF DEEDS CUMBERLAND COUNTY, MAINE
Received at 3:52 PM, and recorded in

BOOK 5082 PAGE 187 Edward J. [unclear] Registrar

(122)
QUITCLAIM DEED
Without Covenant
Release

275

35455

Know all Men by these Presents,

That I, Patricia Danie, of Concord, County of Merrimack,
and State of New Hampshire,

in consideration of One Dollar (\$1.00) and other valuable considerations

paid by Francis P. Drake, of City of Portland, County of Cumberland
and State of Maine

and whose mailing address is 19 Birchvale Drive, Portland

the receipt whereof I do hereby acknowledge, do hereby remise,
release, bargain, sell and convey, and forever quit claim unto the said Francis

P. Drake, his

heirs and assigns forever.

a certain lot or parcel of land with the buildings thereon situated in the
City of Portland, being lots Nos. 301, 302, 303, 304, 305, 306,
331, 332, 333, 334, 335 and 336, as shown on Plan of Portland
Gardens, recorded in the Cumberland County Registry of Deeds in
Plan Book 12, Page 23. Said lots also being described by the City
of Portland as land on East side of Taft Avenue and South side
Bower Street lots 301 to 306, recorded in Plan Portland Gardens
Assessors Plan 272-G-1 to 6 Area 17100 Sq. Ft. and land West side
Wilson Avenue and S side Bower Street Lots 331 to 336 Record Plan
Portland Gardens Assessors Plan 272-G-31 to 36 approximate area
17100 square feet.

Being the same premises conveyed to Francis P. Drake by the City
of Portland by deeds dated June 5, 1979 and recorded in said
Registry of Deeds in Book 4440, Page 169 and Book 4440, Page 172.

The purpose of this deed is to release any interest, I may have
as beneficiary under the Last Will and Testament of Jefferson Snook
whose estate was duly probated in the Lincoln County Probate Court
Docket No. 34-1975. The said Jefferson Snook lost the above
described property for nonpayment of 1943 taxes, as described in
deed recorded in the Cumberland County Registry of Deeds in Book
1865, Page 241, and Book 1865, Page 243.

5885
775

276

To have and to hold the same, together with all the privileges and appurtenances thereunto belonging, to the said Francis P. Drake, his

heirs and assigns, to him and their own use and behoof forever.

In Witness Whereof, the said Patricia Danie and Arthur Danie W/H/ husband of the said

Patricia Danie joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have herunto set OUR hand and seal this 8th day of December in the year of our Lord one thousand nine hundred and eighty-two.

Signed, Sealed and Delivered in presence of

Alexander M. Bell
Gloria Seis

Patricia J. Danie
Patricia Danie
Arthur Danie
Arthur Danie

State of ~~Maine~~ New Hampshire } ss.
County of Merrimack

December 8 1982

Personally appeared the above named Patricia Danie

and acknowledged the above

instrument to be her free act and deed.

Before me,

Susan M. Reilly
Justice of the Peace
Notary Public
Attorney at Law

SUSAN M. REILLY, Notary Public
My Commission Expires October 1, 1983

DEC 21 1982 DEC 21 1982

REGISTRY OF DEEDS CUMBERLAND COUNTY, MAINE
Received at 10H 22 AM, and recorded in

BOOK 5085 PAGE 275 *Edward J. Austin* Register

3.30

120

(122)
QUITCLAIM DEED
Without Covenant
Release
36302

Know all Men by these Presents,

That I, Sharon R. Stark, residing at 4320 North Washington Street, Columbus, Indiana

is consideration of One Dollar (\$1.00) and other valuable consideration

paid by Francis P. Drake, of Portland, County of Cumberland and State of Maine

and whose mailing address is 19 Birchvale Drive, Portland, Maine

the receipt whereof I do hereby acknowledge, do hereby remise, release, bargain, sell and convey, and forever quitclaim unto the said Francis P.

Drake, his

heirs and assigns forever,

a certain lot or parcel of land with the buildings thereon situated in the City of Portland, being lots Nos. 301, 302, 303, 304, 305, 306, 331, 332, 333, 334, 335 and 336, as shown on Plan of Portland Gardens, recorded in the Cumberland County Registry of Deeds in Plan Book 12, Page 23. Said lots also being described by the City of Portland as land on East side of Taft Avenue and South side Bower Street lots 301 to 306, recorded in Plan Portland Gardens Assessors Plan 272-G-1 to 6 Area 17100 Sq. Ft. and land West side Wilson Avenue and South side Bower Street Lots 331 to 336 Record Plan Portland Gardens Assessors Plan 272-G-31 to 36 approximate area 17100 Sq. Ft.

Meaning and intending hereby to release all my right, title and interest to the aforementioned real estate as conveyed to me, the grantor herein, from the City of Portland by Quitclaim deed dated June 10, 1969 and recorded in said Registry of Deeds in Book 3089, Page 587.

Sharon R. Stark, the grantor herein, lost the above-described property to the City of Portland for nonpayment of 1975 taxes, as described in Book 4381, Page 1, and Book 4380, Page 350, as recorded in the Cumberland County Registry of Deeds.

5791
/ (20)

121

To have and to hold the same, together with all the privileges and appurtenances thereunto belonging, to the said Francis P. Drake, his

heirs and assigns, to them and their own use and behoof forever.

In Witness Whereof, the said Sharon R. Stark and James P. Stark, her husband of the said

joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set their hand and seal this 22nd day of December in the year of our Lord one thousand nine hundred and eighty-two.

Signed, Sealed and Delivered in presence of

Erin Stark
.....
Jackie Nelson
.....
.....

Sharon R. Stark
SHARON R. STARK
James P. Stark
JAMES P. STARK

STATE OF INDIANA } ss. December 22, 1982
County of Bartholomew, Personally appeared the above named Sharon R. Stark and acknowledged the above

instrument to be her free act and deed.

Before me,
Becky M. [Signature]
Justice of the Peace
Notary Public
Attorney at Law

DEC 29 1982

REGISTRY OF DEEDS CUMBERLAND COUNTY, MAINE
Received at 3 429 PM, and recorded in
BOOK 5091 PAGE 120 *Edward J. [Signature]* Registrar

BOOK 6369 PAGE 310

SHORT FORM QUIT-CLAIM DEED WITHOUT COVENANT

01221

THE AMERICAN CANCER SOCIETY, MAINE DIVISION, INC., whose address is 52 Federal Street, Brunswick, Maine 04011, FOR CONSIDERATION PAID, grants to FRANCIS P. DRAKE, whose address is 19 Birchvale Drive, Portland, Maine 04102, the real property located in Portland, Cumberland County, Maine, described on Exhibit A attached hereto.

IN WITNESS WHEREOF, THE AMERICAN CANCER SOCIETY, MAINE DIVISION, INC. has caused this instrument to be executed by Janice D. Emerson, its Executive Vice President, thereunto duly authorized, this 3rd day of January, 1984.

Witness: AMERICAN CANCER SOCIETY, MAINE DIVISION, INC. By: Janice D. Emerson, Executive Vice President

State of Maine, County of Cumberland, ss. January 3, 1984.

PERSONALLY APPEARED the above-named Janice D. Emerson, Executive Vice President of the American Cancer Society, Maine Division, Inc., as aforesaid, and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of said American Cancer Society, Maine Division, Inc.

Before me, Rita C. Bailey, Notary Public, COMMISSION EXPIRES JANUARY 25, 1985

SEAL

6369 / 310



SPINNEY

TITLE SERVICES, INC.

3.8

927 FOREST AVE. ■ PORTLAND, ME 04103 ■ P: 207-828-6700 ■ F: 207-828-6700 ■ STS@SPINNEYTITLE.COM

TITLE SUMMARY

TITLE RUN: October 31, 1972 through March 9, 2011 at 10:18 a.m.

RECORD OWNER:

1. Francis P. Drake by Quitclaim Deed with Covenant from Donna M. Drake, dated April 22, 1998 and recorded in Book 13795, Page 209 on May 5, 1998.

Also:

- Abstract of Divorce Agreement between Donna M. Drake and Francis P. Drake, dated May 7, 1998 and recorded in Book 13802, Page 179 on May 7, 1998.

Also:

- Municipal Quitclaim Deed to Francis P. Drake from the City of Portland, dated October 31, 1972 and recorded in Book 3320, Page 108 on November 2, 1972. (Map 272, Block G, Lots 15-30.)
 - Quitclaim Deed without Covenant to Francis P. Drake from Andrew Patrinelis, dated March 30, 1978 and recorded in Book 4196, Page 30 on April 7, 1978. (Map 272, Block G, Lot 15-22.)
 - Quitclaim Deed without Covenant to Francis P. Drake from Charles Parnell and Constantine Patrinelis, dated March 22, 1978 and recorded in Book 4196, Page 32 on April 7, 1978. (Map 272, Block G, Lot 15-22.)
 - Quitclaim Deed without Covenant to Francis P. Drake from Nacita P. Goewey formerly known as Nacita P. Patrinelis, dated March 24, 1978 and recorded in Book 4196, Page 34 on April 7, 1978. (Map 272, Block G, Lot 15-22.)
- Municipal Quitclaim Deed to Francis P. Drake from the City of Portland, dated June 5, 1979 and recorded in Book 4440, Page 169 on June 19, 1979. (Map 272, Block G, Lot 31-36.)
 - Quitclaim Deed without Covenant to Francis P. Drake from William L. Snook, dated December 8, 1982 and recorded in Book 5082, Page 187 on December 15, 1982.
 - Quitclaim Deed without Covenant to Francis P. Drake from Patricia Daine, dated December 8, 1982 and recorded in Book 5082, Page 275 on December 21, 1982.
 - Quitclaim Deed without Covenant to Francis P. Drake from Sharon R. Stark, dated December 22, 1982 and recorded in Book 5091, page 120 on December 29, 1982.

- Municipal Quitclaim Deed to Francis P. Drake from the City of Portland, dated June 5, 1979 and recorded in Book 4440, Page 172 on June 19, 1979. (Map 272, Block G, Lot 1-6.)
 - o Quitclaim Deed without Covenant to Francis P. Drake from William L. Snook, dated December 8, 1982 and recorded in Book 5082, Page 187 on December 15, 1982.
 - o Quitclaim Deed without Covenant to Francis P. Drake from Patricia Daine, dated December 8, 1982 and recorded in Book 5082, Page 275 on December 21, 1982.
 - o Quitclaim Deed without Covenant to Francis P. Drake from Sharon R. Stark, dated December 22, 1982 and recorded in Book 5091, Page 120 on December 29, 1982.
- Municipal Quitclaim Deed to Francis P. Drake from the City of Portland, dated March 26, 1997 and recorded in Book 13018, Page 17 on April 3, 1997. (Map 272, Block G, Lot 9-10.)
- 2. Warranty Deed to Francis P. Drake from Frances L. Pizzo, dated July 26, 1999 and recorded in Book 14935, Page 90 on July 28, 1999. (Map 272, Block G, Lot 7-8 and 11-14)

OUT PARCEL:

1. Quitclaim Deed with Covenant from Francis P. Drake to Drake Equipment Co., Inc., dated April 15, 2005 and recorded in Book 22596, Page 243 on May 4, 2005. (Map 272, Block G, Lot 15-18.)
2. Quitclaim Deed with Covenant from Francis P. Drake to Drake Equipment Co., Inc., dated July 5, 2005 and recorded in Book 22908, Page 297 on July 19, 2005. (Map 272, Block G, Lot 15-18.)

LOCUS: 7 Robin Street, Portland, Cumberland County, Maine

MORTGAGES:

1. Mortgage from Francis P. Drake, aka Jim Drake to First Financial Mortgage Corp., in the amount of \$126,400.00, dated December 21, 2000 and recorded in Book 15928, Page 208 on December 28, 2000.
 - Assignment from First Financial Mortgage Corp. to Ohio Savings Bank, dated December 21, 2000 and recorded in Book 15928, Page 219 on December 28, 2000.
2. Mortgage from Francis P. Drake to Bank of America, N.A., in an amount up to \$216,400.00, dated May 15, 2008 and recorded in Book 26094, Page 169 on May 30, 2008.

ENCUMBRANCES: This property is subject to any notes and facts as shown on plan entitled "Portland Gardens", dated July 1, 1912 and recorded in Plan Book 12, Page 23.

LIENS/BANKRUPTCIES: None of record in Cumberland County Registry of Deeds.

REMARKS: The City of Portland has questioned whether the developer had any interest in the paper streets of Portland Garden and Sunset Heights. Based on the review of all plans and documents on record at the Cumberland County Registry of Deeds, it appears that the documents do not support the idea that the developers retained any interest or rights to the streets that appear on the plans.

J.W. Wilbur Co., Inc. was the developer of Portland Gardens, a 500+ lot subdivision as shown on a plan dated July 1, 1912 and recorded in Plan Book 12, Page 23 in the Cumberland County Registry of Deeds. There are no notes on this plan and as the lots were deeded out of the subdivision, they contained the following language concerning the roads: "Together with the fees in so far as the grantor (J.W. Wilbur Co, Inc.) has the right so to convey the same, of all the streets and ways shown on said plan (Portland Garden, Plan Book 12, Page 23), in common with the owners of the other lots shown on said plan, and subject to the right of all the said lot owners to make any customary use of said streets and ways."

Jordan and Hammond, Inc. was the developer of Sunset Heights, Section E, a twenty lot subdivision portion of Sunset Heights as shown on a plan dated April 1967 and recorded in Plan Book 74, Page 39 in the Cumberland County Registry of Deeds. There are no notes on this plan and as the lots were deeded out of the subdivision, they contained the following language: "All other rights, easements, privileges and appurtenances belonging to the granted estate are hereby conveyed."

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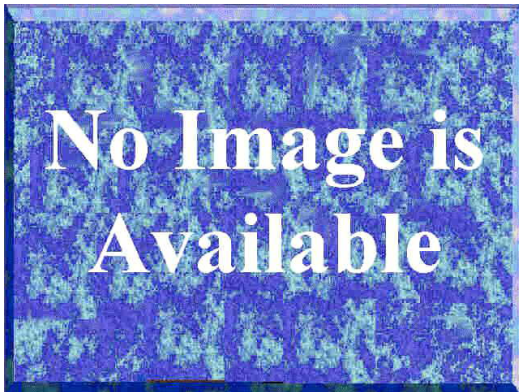
Best viewed at 800x600, with Internet Explorer

CBL 272 G007001
Land Use Type VACANT LAND
 Verify legal use with Inspections Division
Property Location 0 TAFT AVE
Owner Information DRAKE FRANCIS P
 160 PRESUMPCOT ST
 PORTLAND ME 04103
Book and Page 14935/90
Legal Description 272-G-7-8
 TAFT AVE
 5400 SF
Acres 0.124

Current Assessed Valuation:

TAX ACCT NO.	30802	OWNER OF RECORD AS OF APRIL 2015
LAND VALUE	\$4,000.00	DRAKE FRANCIS P
BUILDING VALUE	\$0.00	160 PRESUMPCOT ST
NET TAXABLE - REAL ESTATE	\$4,000.00	PORTLAND ME 04103
TAX AMOUNT	\$82.52	

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed](#).



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Sales Information:

Sale Date	Type	Price	Book/Page
7/28/1999	LAND	\$4,625.00	14935/90

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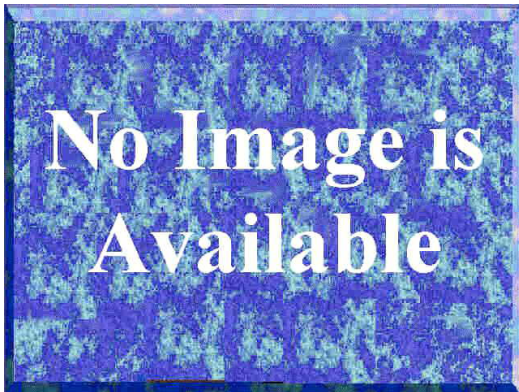
Best viewed at 800x600, with Internet Explorer

CBL 272 G009001
Land Use Type VACANT LAND
 Verify legal use with Inspections Division
Property Location 0 TAFT AVE
Owner Information DRAKE FRANCIS P
 PO BOX 1378
 PORTLAND ME 04104
Book and Page 13018/17
Legal Description 272-G-9-10
 TAFT AVE
 5400 SF
Acres 0.124

Current Assessed Valuation:

TAX ACCT NO.	30804	OWNER OF RECORD AS OF APRIL 2015
LAND VALUE	\$4,000.00	DRAKE FRANCIS P
BUILDING VALUE	\$0.00	PO BOX 1378
NET TAXABLE - REAL ESTATE	\$4,000.00	PORTLAND ME 04104
TAX AMOUNT	\$82.52	

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed](#).



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Sales Information:

Sale Date	Type	Price	Book/Page
4/3/1997	LAND	\$150.00	13018/17

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Assessor's Office | 389 Congress Street | Portland, Maine 04101 | Room 115 | (207) 874-8486

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CBL 272 G011001
Land Use Type VACANT LAND
Verify legal use with Inspections Division
Property Location 0 TAFT AVE
Owner Information DRAKE FRANCIS P
 PO BOX 1378
 PORTLAND ME 04104
Book and Page 14935/090
Legal Description 272-G-11-12-13-14
 TAFT AVE
 10800 SF
Acres 0.2479

Current Assessed Valuation:

TAX ACCT NO.	30806	OWNER OF RECORD AS OF APRIL 2015	DRAKE FRANCIS P
LAND VALUE	\$8,000.00		
BUILDING VALUE	\$0.00		PO BOX 1378
NET TAXABLE - REAL ESTATE	\$8,000.00		PORTLAND ME 04104
TAX AMOUNT	\$165.04		

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed](#).



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