

MAINE REAL ESTATE TAX PAID

RECORDATION REQUESTED BY/RETURN TO:
QUICKSILVA TITLE, LLC
206 HOLLAND STREET
SOMERVILLE, MA 02144

SEND TAX NOTICES TO:
225 TAFT AVENUE
PORTLAND, ME 04102

DLN: 1001740012649

FOR RECORDER'S USE ONLY

WARRANTY DEED

For good consideration in the amount of \$182,500.00, I (we) **WAYNE C. BAILEY AND MELBA M. BAILEY, AS JOINT TENANTS AND NOT AS TENANTS IN COMMON, THEIR HEIRS AND ASSIGNS FOREVER**, hereby bargain, deed and convey to **JOSE ROLLIN ABREU** the following described land in **CUMBERLAND** County, State of Maine, free and clear with **WARRANTY COVENANTS; to wit:**

A certain lot or parcel of land, with the buildings thereon, situated on the southeasterly side of Taft Avenue in the City of Portland, County of Cumberland and State of Maine, being lots numbered 388, 389, 390, 391, 392, and 393 as shown on plan of lots at Portland Gardens, belonging to Jacob W. Wilbur, said plan being made by A. L. Eliot, C. E., dated July 1, 1912, and recorded in the Cumberland County Registry of Deeds in Plan Book 12, Page 23, to which plan reference is hereby made.

APN: 273-K-010-001

Property Address: 225 TAFT AVENUE, PORTLAND, ME 04102

The Grantor for itself, and its successors in interest do/does by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor(s) and not otherwise, Grantor(s) will forever warrant and defend the said described real estate.

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WITNESS my hand and seal this 28 day of February, 2017.

Wayne C. Bailey
WAYNE C. BAILEY

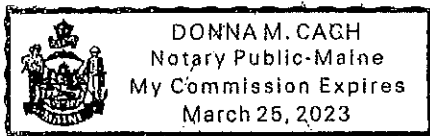
Melba M. Bailey
MELBA M. BAILEY

STATE OF MAINE)
COUNTY OF Cumberland) SS.

The foregoing instrument was acknowledged before me on this 28 day of February 2017
by WAYNE C. BAILEY AND MELBA M. BAILEY.

Donna M. Cagh
Notary Public Donna M-Cagh
My Commission Expires: _____

(Seal)



Deed Reviewed By:
NATHAN BELL, Attorney at Law
59 A CONAEFER LANE
UNITY, ME 04988