

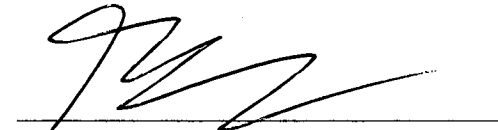
QUITCLAIM DEED
(with Covenant)

KNOW ALL MEN BY THESE PRESENTS, that **SPURWINK SERVICES INCORPORATED, (f/k/a The Spurwink School)**, a Maine non-profit corporation with a mailing address of 901 Washington Avenue, Suite 100, Portland, ME 04103 ("Grantor") in consideration of one dollar (\$1.00) and other valuable consideration paid by **BISHOP HOLDINGS, LLC**, a Maine limited liability company with a mailing address of as 446 Main Street, Plymouth, NH, 03264 ("Grantee) the receipt whereof is hereby acknowledged, does hereby grant unto the said Grantees, their successors and assigns forever, with Quitclaim Covenant, the parcels of land, with any and all buildings and improvements thereon and all appurtenances thereto, situated in the City of Portland, County of Cumberland and State of Maine, all as more particularly described in Exhibit A attached hereto and incorporated herein by this reference.

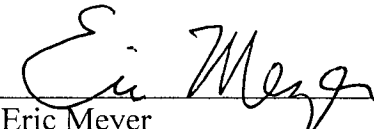
IN WITNESS WHEREOF, Spurwink Services Incorporated has caused this instrument to be signed and sealed this 3rd day of October, 2017.

MAINE REAL ESTATE TAX PAID

SPURWINK SERVICES
INCORPORATED



Witness

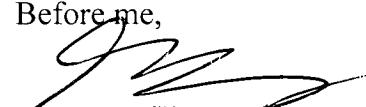
By: 

Eric Meyer
President and Chief Executive Officer

State of Maine
Cumberland, ss.

October 3, 2017

Personally appeared the above-named Eric Meyer, duly authorized President and Chief Executive Officer of Spurwink Services, Incorporated and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said corporation.

Before me,


Notary Public/Attorney-at-Law
Scott Herrick

Printed Name

EXHIBIT A
LEGAL DESCRIPTION

17 & 12 BISHOP STREET, PORTLAND, MAINE

A certain lot or parcel of land with the building thereon situated on the northerly side of Bishop Street in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at a point on the northerly sideline of Bishop Street at the southwesterly corner of the first parcel of land described in the conveyance by The Plasmine Corporation to Fred M. Forsley by deed recorded in the Cumberland County Registry of Deeds in Book 6543, Page 114, said point being distance 137.62 feet as measured along said sideline of Bishop Street from a drill hole in the sidewalk on the westerly sideline of Forest Avenue; THENCE, North 9° 21' 00" East along said land conveyed to Forsley by a line passing two feet West of the westerly side of the brick building located on said Forsley land, 98.10 feet to an iron rod found on the southerly side of the Portland Terminal Company right-of-way; THENCE, westerly by a curve to the left (radius 1,223.5 feet) along said right-of-way 77.28 feet to an iron rod found at the easterly corner of other land now or formerly owned by the Plasmine Corporation; THENCE, South 87° 40' 28" West across land conveyed to The Plasmine Corporation by Maine Turnpike Authority by deed recorded in Book 6361, Page 129, 87.30 feet to a point; THENCE South 9° 25' 28" West across land conveyed in Book 6361, Page 129, 83.10 feet to a point on the northerly sideline of said Bishop Street as is shown on a plan for the Maine Turnpike Authority by Daniel Harriman dated November 1983, and recorded in said Registry in Plan Book 140, Page 42; THENCE, South 80° 35' 22" East along said sideline of Bishop Street 162.82 feet to the point of beginning; containing 15,581 square feet.

Also, another lot or parcel of land, with any improvements thereon, located on the southerly side of Bishop Street in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at a point on the southerly sideline of Bishop Street located on the southerly extension of the easterly boundary of the parcel described above, said point also being the northwesterly corner of the second parcel of land described in a deed from The Plasmine Corporation to Fred M. Forsley dated August 23, 1984, and recorded in Book 6543, Page 114; THENCE, South 9° 21' 00" West along said extension and by land conveyed to said Fred M. Forsley 63.85 feet to a drill hole found in the northerly boundary of land now or formerly owned by Casco Bank & Trust Company; THENCE, North 71° 39' 46" West along said Bank land 186.59 feet to an iron rod found; THENCE, North 12° 14' 14" East along said Bank land 34.93 feet to an iron rod found on the southerly sideline of Bishop Street; THENCE, South 80° 35' 22" East along said sideline of Bishop Street 182.51 feet to the point of beginning; containing 9,067 square feet, and being shown on a plan entitled Plan of Land in Portland, Maine, Bishop Street, for The Plasmine Corporation, dated August 18, 1986, by Owen Haskell, Inc.

Received
Recorded Register of Deeds
Oct 03, 2017 02:05:59P
Cumberland County
Nancy A. Lane