

339-K-5-6-3-4
Zoning Division
Marge Schmuckal
Zoning Administrator



Department of Urban Development
Joseph E. Gray, Jr.
Director

CITY OF PORTLAND

January 7, 1998

Kathryn J. Rogan, Asst. Vice Pres.
c/o Peoples Heritage Bank
PO Box 1377
Lewiston, ME 04243-1377

RE: 26 Ninth Street - 339-K-5-6-3-4 : R-3 Zone

Dear Ms Rogan,

I have been shown a new lot division from Paul E. Brennan concerning his property located at 26 Ninth Street. This standard boundary survey was prepared by BH2M and dated December, 1997. Both lots appear to meet the present zoning requirements and are conforming to the present ordinances. Please note that this letter does not imply any tacit approvals for any future proposal on the newly created lot. A separate review is required for any new construction and compliance will be based upon the zoning ordinance in effect at that time.

If you have any questions regarding this matter, please do not hesitate to contact me.

Very Truly Yours,

Marge Schmuckal
Zoning Administrator

cc: File

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cc: File

November 5, 1997



Oxford Bank & Trust
a division of Peoples Heritage Bank

Paul E. Brennan
26 Ninth Street
Portland, Maine 04103

339-K-5-6-3-4

19,002⁷

1932-

RE: Account # 21-4013769

Dear Mr. Brennan:

Thank you for contacting us regarding the release of a portion of our security.

Pursuant to that, we will need the following in order to begin processing:

1. A letter of request, signed by all parties on the note, to include the reason for the request, the proposed use of the parcel to be released, any consideration to be received in exchange (if to be gifted, please state) and your proposed disposition of the proceeds if applicable. Please also indicate if you have previously conveyed any portion of your property.
2. Copy of the Sales agreement, if applicable.
3. Survey or sketch of the entire mortgaged parcel detailing the location of all existing improvements as well as the dimensions of the parcel to be released.
4. Legal description of the parcel to be released.
5. Letter from the Town Code Enforcement Officer stating that the remaining security constitutes a legal, conforming lot.
6. Bank Fee \$500.00 Deed preparation \$75.00 (estimate).
7. Appraisal Fee \$275.00 (estimate).

Review of the requested items as well as the loan file and any applicable investor requirements will determine the need for a new appraisal of the remaining security and reduction in the loan balance in order to maintain an acceptable loan to value ratio.

Please do not hesitate to contact us with any questions or concerns you may have.

Sincerely yours,


Kathryn J. Rogan
Assistant Vice President

rfd

SUGGESTED DEED DESCRIPTION
PROPOSED LOT
FARRAGUT AND BROADWAY
PORTLAND, MAINE

December 17, 1997

A certain lot or parcel of land located on the southeasterly sideline of Farragut Street, so-called, and on the southwesterly sideline of Broadway, so-called, in the City of Portland, County of Cumberland and State of Maine, being more particularly described as follows:

Beginning at a 1" iron pipe found on the southeasterly sideline of said Farragut Street at the northerly corner of land now or formerly of William C. Bowden Jr., and Gail L. Bowden;

thence N 61°-21'-53" E along the southeasterly sideline of said Farragut Street a distance of 95.00 feet to a capped iron rod set (PLS #2190) and the southwesterly sideline of Broadway;

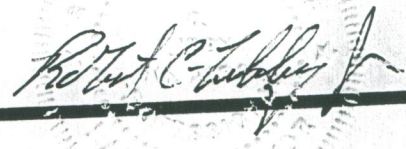
thence S 26°-27'-07" E along the southwesterly sideline of said Broadway a distance of 77.00 feet to a capped iron rod set (PLS #2190) and the remaining land of Paul Brennan;

thence S 61°-21'-53" W along the remaining land of Paul Brennan a distance of 95.00 feet to a capped iron rod set (PLS #2190) and the land of said Bowden;

thence N 26°-27'-07" W along the land of said Bowden a distance of 77.00 feet to the point of beginning.

The above described parcel contains 7,310 s.f.. All bearings refer to magnetic north as observed in 1997.

C:\WPDOCS\DD97\FARRAGUT.LOT



Robert C. Tubley

PERRAGUT

N 191° 21' 53" E
89.00'

AREA OF PROPOSED LOT 7310 S.F.

N 61° 21' 53" E
95.00'

LAND OF
PAUL BRENNAN
BOOK 3087, PAGE 165

BROADWAY

200.10'
123.10'

TOTAL AREA OF PARCEL = 18,996 S.F.
AREA OF REMAINING LAND 11686 S.F.

N/F
KEITH & MARY
ROBINSON
BOOK 2510, PG. 218

NINETH STREET

N 95° 01' 53" E
95.00'

104
CL. 9TH ST.

107
COR FENCE
108
COR FENCE
BEG FENCE

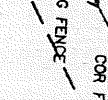
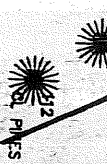
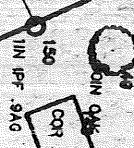
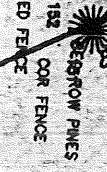
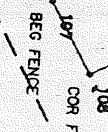
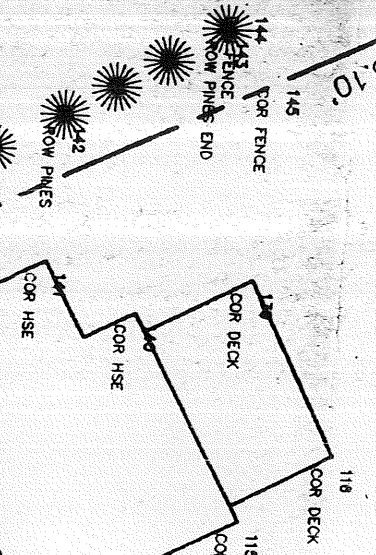
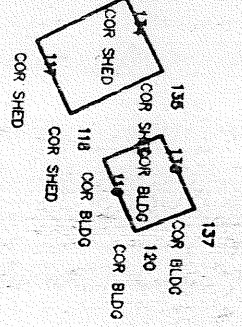
106
Up-2
CL. 9TH ST.

105
CL. 9TH ST.

S 26° 27' 07" E
7.00'

S 26° 27' 07" E

135
Up-7



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