

Meoli,Deed,NVT.1
2.16.2016
DLN: 1001640006426

QUIT-CLAIM DEED WITH COVENANTS

MAINE REAL ESTATE TAX-Paid

KNOW ALL PERSONS BY THESE PRESENTS, that the PORTLAND WATER DISTRICT, a quasi- municipal corporation organized and existing under the laws of the State of Maine, with a mailing address of 225 Douglass Street, Portland, Maine 04104-3553 ("Grantor") in consideration of one dollar (\$1.00) and other valuable consideration paid by 291 SUMMIT STREET, LLC, with a mailing address of 138 West Grand Avenue, Old Orchard Beach, Maine 04064 ("Grantee"), the receipt whereof is hereby acknowledged, does hereby remise, release, bargain, sell and convey and forever quitclaim with quitclaim covenants, to the said 291 Summit Street, LLC, its successors and assigns, a certain lot or parcel of land located northerly of Summit Street in the City of Portland, County of Cumberland and State of Maine and described in Schedule A, attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Portland Water District has hereunto caused this instrument to be signed by Ronald Miller, it's duly authorized General Manager, this 23rd day of February, 2016.

Donna M. Katsifias
Witness

PORTLAND WATER DISTRICT
By: Ronald Miller
Ronald Miller
General Manager

STATE OF MAINE
CUMBERLAND, ss.

February 23, 2016

Personally appeared the above-named Ronald Miller in his capacity as the General Manager of the Portland Water District, and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of the Portland Water District.

Before me,

Donna M. Katsifias
Notary Public/Attorney at Law

DONNA M. KATSIKAS
Printed Name

SCHEDULE A

Beginning at an iron at the easterly corner of land now or formerly of Cindy Lou Meoli Living Trust by deed dated August 10, 2010 and recorded in the Cumberland County Registry of Deeds in Book 27985, Page 6;

Thence N 35°-46' W by said Meoli land 128.68 feet to a point;

Thence N 57° - 4' E 98.47 feet to an iron pipe marking the southwesterly corner of land now or formerly of Carol R. Paulding by deed dated and recorded in the Registry of Deeds in Book 17378, Page 222;

Thence S 29° - 18' - 04" E 10.02 feet to the southwesterly corner of land conveyed by the Grantor to said Carol A. Paulding by deed dated March 5, 2013 and recorded in Book 30441, Page 185;

Thence N 57° - 4' E 100.66 feet to a point;

Thence S 35° - 46' E 180 feet, more or less, to a corner;

Thence S 57° - 4' W 198 feet to a corner;

Thence N 35° - 46' W 62 feet to the point of beginning.

Being a portion of the premises conveyed to the Grantor by deeds of Robert S. Gass et. al. dated June 1, 1979 and of Nancy Sawyer dated June 18, 1979 recorded in Book 4432, Page 108 and Book 4442, Page 298 respectively.